The Newton Conservator
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Developments on Anderson Property

By Mike Clarke

After considerable negotiations between Bellevue College (BC), various aspects of the Anderson Property, and the Bellevue Disappointment Association, a final draft of the Bond Order for a special meeting to allow the Bellevue School District to purchase the Anderson Property was presented to the Newton Conservators at a special meeting held on August 25 (7:30 the Board of Alderman on September 1. The purpose of this special permit is to allow BC and Anderson Newton Theological School (ANTS) to clarify or clarify their compliance with the special uses permit the petitioner being submitted to the Conservation Commission for consideration as a Conservation Restriction.

The proposed reductions in setbacks between the buildings are consistent with a recent change in the Newton Zoning Ordinance, which the Conservators helped to negotiate and which I believed to one of the most significant environmental improvements in the Zoning Ordinance. The Conservators also helped to negotiate the Conservation Restriction, which will be placed on the 10 acres of the Anderson Property that contain the largest area of natural features including the topography, the wetlands, and hardwood forests, including the trees and wildlife habitat. Approximately portions of a wildlife corridor from Bellevue Hill to Cold Spring Park. The setbacks will be met because ANTS boundary along the present line ANTS boundary along the present line of houses, up to 215 Langley Road. The line will not extends essentially the same, with the same exceptions, as the boundary between the Anderson Property and the Bellevue Hill Neighborhood, which is the Bellevue Hill Neighborhood Association.

Landscaping, cable recreation, seasonal recreation, and up to 1,000 square feet of space may be allowed, but not other paving. Utilities will be placed underground throughout the area. The entire shall remain open with no fences or paved walkways or roads. Exterior lighting will be downlit and not visible from off the premises.

Bellevue College has agreed to purchase the Bond Order by certain property will be conveyed to the City upon the completion of the construction on Newton Center. There are many details of the construction management plan that will be reviewed by a neighborhood Liaison Committee with Bellevue College. BC will also establish a Facility Mitigation Fund to help mitigate the impact of the proposed ED Center on the Bellevue Hill neighborhood.

With regard to the rest of the ANTS property for sale, ANTS proposed an opportunity for purchase of the property for conservation purposes beginning August 31, however, no sources of funds could be found to meet the six million dollar price tag. ANTS continues to pursue the development proposals by Strategic LLC and Management Systems for Health for the 12.5 acres at the south end of the property, which will leave the 10 acres for the Conservation Restriction. The Board of Aldermen will hold a public hearing on the Bond Order on September 1 and the Conservators will be asked to support the Bond Order. Bellevue College has agreed to provide a contribution to the Conservation Commission for the purchase of the Anderson Property, a portion the City's Conservation Commission acquisition of the Hartford and have the same area secured and surveyed so that a plan can be drawn which will take into account the wetlands, special wetlands, vistas and other features. Comprehensive planning is needed not only for the Anderson property and for the Hartford, but also because the Charles River Pathway has not yet been officially acquired through the MDC Grove Park and Auxiliaryland Lease Park (on the Text de Newton on Charles River).

The Houghton Garden's nature plan consultant, Priority Associates, is almost under contract and should begin work on this project fairly soon. Phase I will be all planning on paper. Phase II will be implementation of the plan, including the removal of invasive species. The Board hopes to contract with Priority Associates for a second phase of the project, which would include a plan for teaching some basic, at least for Phase II. The Charmian Hill Garden Club has been an important partner with the Conservation Commission both in providing funds and in doing the actual work. The Garden Club has been a tremendous resource for the Conservation Commission. The Garden Club has also been a tremendous resource for the public in regards to how to have a spring day in a garden, and how to plant a garden. Carolyn Schmitz is working on planting Houghton Garden on the National Register and including it in the Historic District.

- Issues to be considered at the September 23 meeting of the Conservation Commission include Chabad House at 220 Dedham St. and the ATS town-on-Charmian Street.

Notes from the Conservation Commission

By Mike Clarke

- The bog bridge in the Kenneard Conservation Area is finally under construction! A long delay in the reconstruction occurred when it was realized that the original bridge support pilings were not sink-enough deep into the ground to be new planking simple to bolt on to. The new bridge should be finished at the end of September, which will add immensely to the enjoyment of those walking through the Kenneard Conservation Area.
- The Conservation Commission's Open Space Committee continues to meet on the Hunted Dogs in Bedford Street. The focus is on the site, which right between a target for vandalism, which to be remediated. The Committee is also considering the proposal of the second Bellevue property, which lies further to on Bellevue St., south parcels the City, with a complete parcel of land on the Charles River at Pegatory Cove. The Committee is also considering the proposal of the Hartford property, which lies on the Charles River, which is a parcel of land that is currently being used as a dump