Acton Water District Est. 1912

Water Supply District of Acton

693 MASSACHUSETTS AVENUE
P.O. BOX 953
ACTON, MASSACHUSETTS 01720

TELEPHONE (978) 263-9107 FAX (978) 264-0148

Board of Water Commissioners Meeting Agenda

Monday, November 23, 2026 @ 7:00 PM

Due to the COVID-19 Pandemic, meetings are being held virtually via Zoom

Please click the link below to join the webinar:

https://us02web.zoom.us/j/88577412437

Phone one-tap:

+13126266799,,88577412437# US (Chicago), +16469313860,,88577412437# US

Join via audio:

+1 312 626 6799 US (Chicago), +1 646 931 3860 US, +1 929 205 6099 US (New York)

+1 301 715 8592 US (Washington DC), +1 305 224 1968 US, +1 309 205 3325 US, +1 253 215 8782 US (Tacoma)

Webinar ID: 885 7741 2437

International numbers available: https://us02web.zoom.us/u/kcwfjS2V9E

- **Call to order**
- **Comments from the public**
- **Appoint one Commissioner to sign warrants while conducting meetings virtually**

OLD BUSINESS:

- **Per- and Polyfluoroalkyl Substances (PFAS)**
  - **Current sample data, if available**
  - **Discussion of Additional PFAS Upgrades**
- **Aeration Treatment at South Acton Water Treatment Plant**
- **Drought Status and Water Use Restrictions**
- **MWRA MetroWest Expansion**

NEW BUSINESS:

- **Special Town Meeting Article 2 - Data Center Temporary Moratorium**
- **Review Draft Updated Financial Policies**
- **Meeting Schedule January-June 2027**

- **Adjourn Open Meeting**

Any agenda item(s) which did not come to the attention of the Board of Water Commissioners 48 hours prior to this meeting and were not reasonably anticipated.

Agenda posted on 11/19/2026 5:12 PM

ACTON WATER DISTRICT

Water Supply District of Acton

693 MASSACHUSETTS AVENUE
P.O. BOX 953
ACTON, MASSACHUSETTS 01720

TELEPHONE (978) 263-9107 FAX (978) 264-0148

To: Board of Water Commissioners, Finance Committee, Moderator and Clerk
From: Matthew Mostoller, District Manager
Re: Commissioners' meeting schedule for January-June 2027

Board of Water Commissioners meeting schedule
January 1, 2027-June 30, 2027

DATE	**Finance Committee Member**
January 11, 2027	Dan Groher
January 25	Ron Parenti
February 8	Bill Guthlein
February 22	Dan Groher
March 8	Ron Parenti

ANNUAL MEETING—Wednesday, March 17, 2026 @ 6:00 PM ABRSD Administration Building

March 22	Bill Guthlein
April 12	Dan Groher
April 26	Ron Parenti
May 10	Bill Guthlein
May 24	Dan Groher
June 14	Ron Parenti
June 28	Bill Guthlein

DRAFT

Article 2 Amend Zoning Bylaw to Establish a Temporary Moratorium on Data Centers *(Two-thirds vote)*

To see if the Town will vote to amend the Zoning Bylaw by adding a new Section 3.14, "Data Center Temporary Moratorium," or take any other action relative thereto:

3.14 Data Center Temporary Moratorium

3.14.1 Purposes – DATA CENTERS are a use that is not presently addressed by this Zoning Bylaw. Such facilities may present issues relating to, among other things, electrical demand, water consumption and supply, protection of groundwater and public drinking water supply resources, noise and vibration, emergency generation and associated fuel storage and air emissions, heat discharge, compatibility with surrounding neighborhoods, consistency with the Town's climate and sustainability goals, and fiscal impacts. The purpose of this Section 3.14 is to impose a temporary moratorium on DATA CENTERS in order to afford the Town sufficient time to study the use, to consult with Town boards, committees, departments, and the public, and to develop and present to Town Meeting such amendments to this Zoning Bylaw as the Planning Board determines to be appropriate for the regulation of DATA CENTERS.

3.14.2 Definition – DATA CENTER shall mean a BUILDING or STRUCTURE, or portion thereof, or a group of BUILDINGS or STRUCTURES on the same LOT or TRACT OF LAND in common ownership or control, primarily designed or used to house computer servers and related information technology infrastructure for the storage, processing, management, transmission, or distribution of electronic data, whether for the operator or third parties. A DATA CENTER may include, but is not limited to, server racks, data storage systems, cooling systems, power conditioning equipment, substations, uninterruptible power supplies, backup generators, on-site power generation systems, telecommunications equipment, security systems, on-site water wells, and associated mechanical and electrical infrastructure that primarily serve, support, or are dedicated to DATA CENTER use. A DATA CENTER shall not include computer, server, data storage, or network equipment that is ACCESSORY to a PRINCIPAL USE otherwise permitted under this Zoning Bylaw.

3.14.3 Temporary Moratorium – Consistent with the purposes set forth in Section 3.14.1 and notwithstanding any other provision of this Zoning Bylaw to the contrary, the Town hereby adopts a temporary moratorium on the use of any TRACT OF LAND, LOT, BUILDING, or STRUCTURE for a DATA CENTER. The temporary moratorium shall be in effect through May 3, 2028. During the moratorium period, the Town, in consultation with Town boards, committees, departments, and with opportunity for public input, shall undertake a planning process to study and analyze the potential impacts of DATA CENTERS on the Town, including without limitation the matters identified in Section 3.14.1 and the impacts of DATA CENTERS; shall identify appropriate locations, dimensional and performance standards, and permitting procedures for DATA CENTERS; shall identify policies and procedures for the enforcement of conditions imposed on DATA CENTERS, including the potential use of Community Benefit Agreements to the extent permitted by applicable law;

and shall consider amendments to this Zoning Bylaw to address the impacts and operation of DATA CENTERS.

Summary

This article would establish a temporary moratorium on data centers in all zoning districts through May 3, 2028. Currently, data centers are not specifically defined in the Zoning Bylaw and would be classified as warehouses under existing definitions. The article would establish data centers as a distinct land use and temporarily prohibit new applications for data centers while the Town studies their potential impacts and develops appropriate zoning regulations. The moratorium would not affect computer, server, data storage, or network equipment that is accessory to an otherwise permitted principal use.

Direct inquiries to:
Planning Director Kaila Sauer: planning@actonma.gov / (978) 929-6631
Select Board Member Pam Nourse: sb@actonma.gov / (978) 929-6611

Recommendations: Select Board, Finance Committee will take a position at Town Meeting

---

And you are directed to serve this Warrant by posting attested copies thereof fourteen days at least before the time of said meeting, in not less than six public places in Town, to be designated by the Select Board.

Hereof fail not, and make due return of this Warrant, with your doings thereon, to the Town Clerk, at or before the time of said meeting.

Given under our hands at Acton this nineteenth day of November, 2026.

Alissa Nicol, chair
David Martin, vice chair
Fran Arsenault, clerk
Dean Charter
Pam Nourse

Select Board

A true copy, Attest: Alicia Burak
Constable of Acton