

**NAUGATUCK VALLEY BROWNFIELDS PILOT COMMITTEE**  
**c/o VCOG**  
**Main St., Derby RR Stn.**  
**Derby, CT 06418**

## **MEETING NOTICE**

**Naugatuck Valley Brownfields Pilot Committee**  
**(Quarterly Meeting of the Full Committee)**  
**Thursday, December 8, 2005**  
**4:00 p.m.**  
**At**  
**Naugatuck Valley Project**  
**26 Ludlow St., Waterbury**  
**(directions attached)**

## **AGENDA**

- 1. Acceptance of Minutes of 9/8/05 NVBP Meeting (Enc.)**
- 2. Review of Financial Statement (Enc.)**
- 3. Presentation of Quarterly Project Report – Arthur Bogen (Enc.)**
- 4. Authorization of 3 Naugatuck Sites for Assessment Funding (handout)**
- 5. Authorization of 316 Park St., Bristol for Assessment Funding (handout)**
- 6. Authorization of Pin Shop, Watertown for Assessment Funding (handout)**
- 7. Review of Draft Application for EPA Hazardous Waste Assessment Funds**
- 8. Discussion and Vote to include the following in our Pilot Assessment Application: “Understand that the project will incorporate a review of Energy Efficiency and Green Building Programs.” This is similar to Smart Growth and Non-Point Pollution Best Management Practices Requirements**
- 9. Other Business**
  - (a) Naugatuck Valley Project, Brownfields/Jobs Platform (handout)**

**MINUTES OF MEETING**  
**NAUGATUCK VALLEY BROWNFIELDS PILOT COMMITTEE**  
**Thursday, December 8, 2005**  
**at Naugatuck Valley Project**

**Pilot Representatives Present:** Ed Jurzynski, Beacon Falls; Robyn Bugbee, Bristol; Dick Eigen, Newtown; Bill Kuehn, Plymouth; Adam Rinko, Waterbury; Roy Cavanaugh, Watertown; Sam Gold, COGCNV Rep.; Paul O'Sullivan, Cong. Johnson's office; Elaine LaBella, HVA; Pramod Pandey (proxy for Carl Stephani, CCRPA).

**Others Present:** Arthur Bogen, Jan Jadach, VCOG Staff; Kathy McNamara, Waterbury; Robert Halgreen, FM Design; Steve Schrag, NVP; David Prendergast, Naugatuck EDC.

The meeting was called to order by Vice-Chairman Adam Rinko at 4:13 p.m. He indicated that there was a quorum present. There were proxy letters from the following: Karen Spargo, VCOG Rep.; James Ryan, Shelton Rep; Wayne McAllister, Naugatuck Rep. (all appointed R. Bugbee as proxy); and Carl Stephani, CCRPA; (appointed P. Pandey as proxy). The Vice-Chairman then asked that all present introduce themselves.

**Minutes:** Vice-Chairman Rinko asked if there were any corrections to the September 8, 2005 minutes. There were no corrections.

**Motion:** by Ed Jurzynski - To accept the minutes of 9/8/05 as presented. **Second:** Carol Burkhardt-Lyons; **Vote:** Unanimous

**Review of Financial Statement:** Robyn Bugbee, Treasurer/Secretary, commented that the new format of the financial statement provides a lot more information, and she thanked the staff for their efforts in putting it together.

**Motion:** by Ed Jurzynski - To accept the financial statement as presented. **Second:** Carol Burkhardt-Lyons; **Vote:** Unanimous

**Presentation of Quarterly Project Report:** Arthur thanked everyone for attending today, and he briefly went over each item in the report.

**Ansonia, Cook Industrial Park:** This project is moving forward. It is a factory site on which the potential new owner plans to create approximately 45 new jobs. The contractor is submitting a QAPP to EPA for approval.

**Derby, 160 Elizabeth Street:** The assessment contract has been signed and a QAPP is being prepared.

**Naugatuck, 3 sites:** Arthur said he will discuss this later in the meeting as it is an agenda item.

**Plainville, 319 New Britain Ave.:** Arthur indicated that the Pilot approved this project and it is well underway. He showed the members a map of the site and he also had some photos of the site to pass around. He indicated the challenge is to assess the remaining unknown environmental factors in order to lower the estimated cleanup costs for the town to finance.

**Watertown, Pin Shop site:** This item is on the agenda to be discussed later in the meeting.

Bristol, Park Street: This will also be discussed later in the meeting

EPA Hazardous Waste Application: Arthur said that in 2002, the Brownfields Program changed and the grants were broken up into both petroleum and hazmat grants. We have one of each right now—a petroleum grant of \$125,000 and a hazmat grant of \$200,000. For the petroleum grant, we have one site coming through and two pending. For the hazmat grant, we have some projects ready for approval. It is possible that we could use all the hazmat money by sometime in the spring. We have to apply by December 14<sup>th</sup> for the new hazmat grant to be awarded in October of 2006. We anticipate being out of money by then; however, we may not get the grant because we are not yet out of money. Arthur said that joining with CCRPA has been a very positive move; it has given us projects and has shown that there is a need for this program. He said the draft grant application is complete. We are sending the first two pages of it to our representatives in Congress so they can show their support. Robert Lee, Town Manager of Plainville, and Jim Ryan of Shelton EDC have agreed to be our two contact people for EPA. Last year, Kathy McNamara did a great job telling EPA about how valuable the Pilot is.

Motion: by Elaine LaBella – To accept the quarterly project report; Second: Ed Jurzynski. Vote: Unanimous.

**Authorization of Three Naugatuck Sites for Assessment Funding**: Arthur noted that Dave Prendergast of Naugatuck EDC is present if anyone has questions for him. He explained the three sites that are part of the downtown plan for renewal. He also had a handout which included a signed access agreement for the Church Street parking lot site. The request for that site is to authorize \$25,000 for a combined Phase 1 and 2 and a draft RAP. The second parcel in Naugatuck is the DOT parcel adjacent to the site. It would need a Phase 1 and 2 for \$25,000 with a RAP also. The third is a parking lot on Rubber Ave. next to DataCom. We need to have an access agreement and an application from the municipality before we can submit to EPA for authorization. We have all of those on the Church Street site. For the DOT parcel, we do not have the access agreement as yet but are working on that. The property is vacant and we should get that moving. On the Rubber Avenue site, we are talking with the owner who already has a Phase 1 and 2. Our proposal is to go in and explore the area around a suspected underground tank farm. We are attempting to get an access agreement. Arthur indicated that what we require now is a motion to authorize these projects, with contingencies; Church Street-authorization to proceed with application to EPA for \$25,000; Phase 1 and 2 and draft RAP. On DOT and Rubber Avenue sites, we need a similar authorization, contingent upon the receipt of the access agreement.

Motion: by Dick Eigen – To make the authorizations as stated on the three sites, with the contingencies as presented. Second: Carol Burkhart-Lyons. Vote: Unanimous.

**Authorization of 316 Park Street, Bristol for Assessment Funding**: Arthur noted that Robyn Bugbee has been very active in moving this project forward. She has kept a dialog going and helped the owner understand the procedure. He handed out some information on this site, including a signed access agreement. The City Council and the Mayor have approved this. Arthur noted that the parcel is adjacent to a park. The City needs to know the environmental liabilities before acquiring it and adding it to the park system.

Motion: by Dick Eigen – To approve the authorization of \$25,000 for 316 Park St., Bristol. Second: Ed Jurzynski. Vote: Motion passed with Robyn Bugbee abstaining.

**Authorization of Pin Shop, Watertown for Assessment Funding:** Arthur said that the Pin Shop is a factory in Oakville. He had a handout regarding this site and indicated that Roy Cavanaugh, Watertown Public Works Director, has done an excellent job building a relationship with the owner of the site. The owner has several buildings that abut a dam. The dam is under orders to have its structural deficiencies addressed. The town engaged the Pilot to do preliminary work to try to unify the problems along Steele Brook. Arthur went on to say the best outcome we can hope for is that the owner will donate a section of land for the greenway behind the dam. If the contamination behind the dam is defined and resolved, that can take place. Watertown would receive the land for inclusion in the greenway. This potential assessment could trigger a wide reuse of this brook and its course. Arthur said that the Town Manager and Mary Barton have also been active in this issue. He indicated \$20,000 is needed for a Phase 1 and 2 with recommendation as to what to do with whatever is discovered.

Motion: by Sam Gold – To approve the authorization of \$20,000 for this site; Second: Roy Cavanaugh; Vote: Unanimous

**Review of Draft Application for EPA Hazardous Waste Assessment Funds:** Arthur reminded the members that he discussed this earlier in the meeting. All the Chief Elected Officials have received a letter about this application. It is the same partnership that was involved in the last grant which is all the Pilot communities plus the CEDS communities. The VCOG is the fiduciary.

**Discussion and Vote to Include the Following in Our Pilot Assessment Application: “Understand that the project will incorporate a review of Energy Efficiency and Green Building Programs”:** Arthur said this is similar to Smart Growth and Non-Point Pollution Best Management Practices Requirements. In the EPA application and on their website, you can see the criteria they are using to judge the quality of applications. These change from time to time. The application form shows the requirements. Each project that is funded must look at smart growth and non-point pollution. EPA now wants to include criteria about energy efficiency in the reuse of the site and attention to concerns about green building programs. Arthur then explained a little more about the criteria. He then said that in the application, it will state that we looked at this at our meeting. We need to approve this as criteria. There was then a brief discussion about these types of programs.

Motion: by Elaine LaBella – To approve this criteria as discussed; Second: Sam Gold; Vote: Unanimous.

**Other Business: Naugatuck Valley Project, Brownfields/Jobs Platform:** There was an updated handout on this topic which was passed around. Steve Schrag of NVP briefly spoke saying that NVP had previously worked with Bridgeport through a job training grant they had received. These programs provide training for individuals who can then move into a career in Brownfields remediation and other environmental clean-up projects. He noted that 14 of 16 people who attended class now have jobs doing remediation. NVP is looking towards the creation of an on-going training program based in the Valley area for area residents who want to receive training in this area. They would track people to see if they ultimately end up in the field and they would make certain there is work for those who are trained. A brief discussion then took place on this.

Arthur Bogen then informed the members that a plaque had been made to be presented to Marc Garofalo who was Chairman of the Brownfields Pilot for six years and devoted a lot of time and effort to the work of the Pilot. Arthur noted that Marc was unsuccessful in his re-election campaign in November. It is a loss for the Pilot that we do not have an advocate who truly understands the process as our Chairman. He said we would be addressing how to elect a new Chairman in the near future. He also encouraged members to contact Marc to thank him for his past efforts. Ed Jurzynski said this should go on record.

Motion: by Ed Jurzynski – To recognize Marc Garofalo with a plaque from the Pilot for his years of dedication to the NVBP. Second: Robyn Bugbee; Vote: Unanimous.

Lastly, Arthur noted that next year's Brownfields Conference will take place around November 16-18 in Boston. Both he and Robyn Bugbee encouraged members to consider attending since it will be so close to home. Robyn added that it is a great opportunity to interact and network with regional people from EPA. This is so important in building a relationship and getting grants.

There being no further business, the meeting was adjourned at 5:10 p.m.