



TOWN OF THOMPSON

Planning & Development

815 Riverside Drive
P.O. Box 899
North Grosvenordale, CT 06255
PHONE: 860-923-9475
E-MAIL: planner@thompsonct.org
www.thompsonct.org

REGULAR MEETING- MSRAC

Mill Sites Redevelopment Advisory Committee (MSRAC)

Friday, March 11, 2022 – 9:00 AM

Hybrid In-Person & Zoom

Zoom recording:

<https://us02web.zoom.us/rec/share/6OSw2Oqc5G23NffFHOEPMq2Tiz4aU20b4fDuiMfmTrBOganDlwRJGh0iZ5xFeHG3.LitHau80RQT67zfE?startTime=1647007651000>

(Passcode: 1UcG^+L=)

Youtube recording: <https://www.youtube.com/watch?v=J48oBn3bvZQ>

Members attending: J. Blanchette – Chair, B. Davis, J. Hall, S. Lewis, N. O’Leary

Staff Attending: T. Penn-Gesek, A. St Onge

Minutes

1. CALL TO ORDER – 9:04 a.m.

2. APPROVAL OF MINUTES: January 14, 2022 Regular Meeting

Lewis moves/O’Leary 2nds to approve the minutes. Passes unanimously

3. CORRESPONDENCE - none

4. CITIZEN COMMENTS - none

5. COMMITTEE BUSINESS

a. Eastern CT Land Bank – support letter (attached)

Chair Blanchette shares a letter that she wrote on behalf of MSRAC, in support of the ECLB and their fundraising efforts. The letter has been forwarded to M. Chinatti, President of the ECLB, to use as needed.

b. Development of 630 Riverside Drive

Listing broker P. Lange requested copies of the Phase I-II-II assessments, to provide to an interested potential developer, which T. Penn-Gesek provided to him. Penn-Gesek suggests that she and Blanchette could spend some time creating hypothetical concept plans for site redevelopment, to share with any potential buyers. Blanchette also provided copies of the proposed revised floodmaps for the property, which would have implications for future development. It also needs to be determined whether the dam belongs to the mill property, or to the separate parcel under common ownership on the north side of the Blain Rd bridge.

c. DECD CT Communities Challenge Grant – update

The grant was submitted in mid-January, with notification pending.

d. River Mill update

The Town was officially awarded \$2-million by DECD for Brownfield remediation as of 6 January. The grant will be administered as a pass-through to the private developer RMR, LLC. The Town

has received the draft agreement from DECD. It will take some time before the final agreements are signed, but at least some of the work can start very soon.

e. Blain Road Intersection paving

The Town is currently without a DPW Director, but prior to his departure outgoing Director Benoit confirmed that the Blain Rd intersection is on the schedule for spring 2022. A St Onge reminds the committee that DPW is very understaffed, but also confirms that it is still on the schedule.

f. Other Committee business

ECCD 2019 CT DEEP 319 grant. J. Rondeau was awarded \$130k to install LID measures at Town Hall, the Library and the School (4 items described in S.O.W). Dan Mullins has reached out to the Town to try to re-start the project prior to the grant expiring. This may be related to an earlier conversation ECCD had with MSRAC during a meeting to install some LID infrastructure at the Blain Rd bump-out. Penn-Gesek suggests that this is an opportunity for MSRAC to work with the Conservation Commission on this project, since J. Rondeau is still an active member of that commission. N. O'Leary asks about the drainage problem from the school property onto Rte 12. That drainage problem is at least partly addressed in the plan for the sidewalk renovation. Penn-Gesek will follow up with D. Mullins at ECCD to try to push this forward.

J. Blanchette asks about the timeline for notification of the FEMA floodmap appeals period. It has not yet been noticed, but the estimated timeframe was "early 20220." D. Ifkovic at CT DEEP will notify towns when it is announced.

6. MEMBER COMMENTS - none

7. ADJOURNMENT – 9:34 a.m.

Respectfully Submitted,

Tyra Penn-Gesek

Director of Planning & Development