



TOWN OF THOMPSON

Planning & Development

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REGULAR MEETING- MSRAC

Mill Sites Redevelopment Advisory Committee (MSRAC)

Friday- April 8, 2022 – 9:00 AM

ZOOM meeting

Zoom Recording: https://us02web.zoom.us/rec/share/t238z-62YdCM6A_nv4EcQcUX-KWbYnClZayAHNbtsEiGdsM-WkdHqWsEMDw30CLw.iIPNAt4fTUcHT6C4?startTime=1649422831000

(Passcode: #Ge6mLJu)

YouTube Recording: <https://www.youtube.com/watch?v=iRyIglB235w>

MINUTES

Members Attending: J. Blanchette – Chair, B. Davis, J. Hall, C. Langlois, S. Lewis, N. O’Leary, R. Waldron
Staff Attending: T. Penn-Gesek – Director of Planning & Development, A. St Onge – First Selectman

1. CALL TO ORDER – 9:00 a.m.

2. APPROVAL OF MINUTES: March 11, 2022 Regular Meeting

S. Lewis requests a correction to item 5f – typo in the date/correct 20220 to 2022.

J. Hall moves/S. Lewis seconds to accept the minutes with the correction. Passes unanimously.

3. CORRESPONDENCE – none additional

4. CITIZEN COMMENTS – no citizens attending

5. COMMITTEE BUSINESS

a. Development of 630 Riverside Drive

No specific updates. The broker for the property, P. Lange, had reached out to T. Penn-Gesek to talk about the property, but they have not been able to reconnect after the initial request.

b. DECD CT Communities Challenge Grant – update

No specific update. Applicants have not yet been notified. Notification is anticipated some time this month

c. River Mill update

J. Blanchette discusses the FEMA flood map appeal period. The appeal period opens 21 April. Based on that information, T. Penn-Gesek has emailed WMC, the engineering

consultant to RMR LLC on this topic, to confirm what the role of the Town is in the appeal. The assumption is that WMC will author the appeal and that the Town will submit it to FEMA.

The project partners for River Mill will be meeting in person with members of EPA and DEEP to touch base on the project status, later in April. J. Blanchette will join that meeting, as will the developer for the 150 acres that includes North Grosvenordale Pond. There will be a later site visit which is more forward facing, with press & officials invited, as the project prepares to start the physical work of the grant.

The DECD contract for the Brownfield grant to the Town and RMR LLC still has not been finalized. A draft pass-through agreement needs to be drawn up by Town counsel and sent back to DECD with the proposed adjustments to the draft contract. There is also a persistent question about the Determination Letter from DoL regarding prevailing wage requirements.

d. Blain Road Intersection paving – LID grant

D. Mullins from ECCD is in process of adjusting the scope of work on their grant, to cover the pervious pavers at the library, as originally proposed; but also the LID measures at the Blain Road intersection.

A. St Onge reports that the new DPW Director will start officially on 18 April, and the Blain Rd intersection project is to be one of his first projects to address.

e. Other Committee business – none additional

6. MEMBER COMMENTS

T. Penn-Gesek requests that she, J. Blanchette and W Bugden should meet to work up some concept plans for 630 Riverside, to share with any future developers. J. Blanchette also points out that the new FEMA maps may impact any concept plans. T. Penn- Gesek suggests that they connect to set a date for that when they have the in-person mill meeting

7. ADJOURNMENT – 9:23 a.m.

Respectfully Submitted,

Tyra Penn-Gesek, Director of Planning & Development