



# TOWN OF THOMPSON

Mill Sites Redevelopment  
Advisory Committee (MSRAC)

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## Regular MEETING- MSRAC

Mill Sites Redevelopment Advisory Committee (MSRAC)

Friday – July 14, 2023 – 9:00 AM

Hybrid – Merrill Seney Community Room and Zoom

### Zoom Recording Link:

[https://us02web.zoom.us/rec/share/HpGLC8F7axbFLNZWsTfnujqOEqhCMx5Ct6\\_UM1ENrVx660p02zRbOq4PeuPtzWDg.beRCyncYNivrPgrj?startTime=1689340039000](https://us02web.zoom.us/rec/share/HpGLC8F7axbFLNZWsTfnujqOEqhCMx5Ct6_UM1ENrVx660p02zRbOq4PeuPtzWDg.beRCyncYNivrPgrj?startTime=1689340039000)

Passcode: e2LVwpr%

YouTube Recording link: <https://www.youtube.com/watch?v=FHzOlVpV2as>

## MINUTES

**Members Attending:** S. Lewis – Vice Chair, K. Beausoleil, J. Hall, R. Waldron

**Staff Attending:** A. St Onge – First Selectman, T. Penn-Gesek – Director of Planning & Development

1. CALL TO ORDER – 9:07 a.m.
2. APPROVAL OF MINUTES: June 6, 2023 Regular Meeting - Tabled to August meeting
3. CORRESPONDENCE - none
4. CITIZEN COMMENTS - none
5. COMMITTEE BUSINESS
  - a. **Main Street Reconstruction**  
The 90% plans have been in-hand for a while and have been used in support of 2 grant applications (LOTICIP & DECD CIF). LOTICIP funds will not be available for 4-6 years (estimated).
  - b. **CT DEDC Community Investment Fund grant application**  
An application for Round 3 was submitted on 30 June. Funding request is \$3.88-million to undertake the reconstruction of Main St roadway & sidewalks, close the renovation funding gap on 65 Main St and renovate Swanson Park. Notification is expected by the end of September.
  - c. **Swanson Park –**
    - a. **Veterans meeting date? – get ideas, reviews possible concepts, discuss shrub removal**  
Nothing has been set up yet. If the CIF application is successful, then it makes sense to arrange a meeting with the Veterans' organizations at that time.
  - d. **Ongoing Committee business**
    - a. **Riverside Drive LOTICIP Sidewalk Project**  
The last contract items are a pair of stamped crosswalks, to be completed by NC when they return for the Blain Rd intersection.
    - b. **Blain Road Intersection**

The expected timeline to start is after Labor Day, pending delivery of the granite curbing. There was an onsite meeting with the First Selectman, Director of Planning & Development, MSRAC Chair, Fire Marshal, DPW Director, Contractor and ECCD in June to consider options for the fire departments who need to draw water from the area. It was determined that the profile of the “bump out” could be reduced enough on the Blain Rd side to maintain access for the departments. The contractor will be able to make the adjustment without needing a revised drawing. T. Penn will send an email to the five fire chiefs to let them know. ECCD was also in attendance at the meeting, to coordinate with the contractor vis a vis the landscaping for the bump out.

**c. River Mill**

- **Public Presentation 19 July**

The developer, town staff and counsel are scheduled for a public presentation and Q&A for updates on the progress of the River Mill Redevelopment. The event will be a special meeting of the EDC from 6:30-8 p.m. at the Library Community Center. State and Federal officials have been invited to attend. Representatives of CT DEEP and US EPA are confirmed, with tentative responses from staffers from Rep. Courtney, Sen. Blumenthal and State Senator Flexer. The event will also be live streamed and recorded.

**d. 630 Riverside**

There was some interest from a potential buyer, but no substantive progress as of yet. R. Waldron does mention that the current owner recently called to inquire about the status of a mortgage that was taken out on the property.

**e. 65 Main Street**

Renovation construction will begin soon, starting with the roof replacement. An RFP is currently open for hazmat abatement, with bids due on 18 July. An RFP for a permaculture consultant, for the landscape design of the food forest planned for the adjacent 3.2 acre parcel, is being prepared and will be opened for bids on Monday 17 July.

- e. Other/New Committee Business – Ryan discussion on biodiesel tank farms – tabled until August meeting**

**6. MEMBER COMMENTS – none additional**

**7. ADJOURNMENT – 9:38 a.m.**

Respectfully Submitted,  
Tyra Penn-Gesek, Director of Planning & Development