

**TOWN OF SOMERS
JOINT MEETING OF THE
SOMERSVILLE MILL STRATEGIC PLANNING AD HOC COMMITTEE
AND
BOARD OF SELECTMEN
MEETING MINIUTES
Thursday, January 26, 2017
6:00pm
Selectmen's Conference Room
Town Hall**

Call to Order: First Selectman Lisa Pellegrini called the Board of Selectmen Meeting to order at 6:00pm. Chairman Brad Pellissier called the Somersville Mill Strategic Planning Ad Hoc Committee Meeting to order at 6pm.

Members Present:

Board of Selectmen members present included: First Selectman Lisa Pellegrini and Selectmen Kathy Devlin and Bud Knorr.

Somersville Mill Strategic Planning Ad Hoc Committee Members present included: Chairman Brad Pellissier and Committee Members Joe Iadarola, Tim Keeney, Erik Ness and Ralph Williams. Vice Chairman Tim Potrikus was conferenced in by phone.

Other individuals present included: Town Engineer Jeff Bord, CFO Mike Marinaccio, GEI Project Manager Steve Hawkins and GEI LEP Barry Giroux.

GEI Engineering and Bid Specification Update and Discussion:

Introductory Information:

Mr. Hawkins distributed the preliminary bid spec and demolition design drawings to the group. He stated the timeline and preliminary bid specs as being 65 % complete. This is the first review point of the preliminary design. GEI will give the groups a week to review and make comments. GEI is anticipating to be at 90% by February 17 at which the package will then be sent to the DECD for review. DECD review is hoped be completed by March 3, 2107. It is hoped to go out to bid on March 10, 2017.

General Requirements:

Mr. Hawkins explained that GEI met with the Army Corp of Engineers (ACOE) and DEEP at the site approximately three weeks ago and it appears the project will fall under a General Permit with the ACOE. Mr. Hawkins remarked that the ACOE will determine which General Permit whether it is a General Permit 2 or a 21 and or both. He believes a General Permit 2 is definite as it involves demolition. A General Permit 21 involves additional water certifications associated with water diversions. Consultant Jane Stahl is working with GEI to navigate the permitting process with both ACOE and DEEP.

Mr. Hawkins stated that he anticipates meeting with Town Inland & Wetland Commission in March for local permits and hopes for an approval at the April meeting.

He discusses Alternative Work Practice for the handling and disposing of asbestos. A review will need to be submitted to the Department of Health. This will be ready to go next week.

A letter will need to be submitted from the Building Official stating that the Structure is not safe.

Forms will need to be submitted to the State Historic Preservation. GEI believes there may be a hold up as the State Historic Preservation Office is in a backlog. They will need the DECD to intervene.

State Flood Plains certification: this will get submitted with the General permit.

Mr. Iadarola spoke about the flood Zone and future developers.

The Town is working with GEI on removal of the piers increases flow capacity, lowering of the south wall and grading with help as well.

Mr. Hawkins explained that it has been difficult to get survey evaluations in the buildings. GEI's engineers came up with the idea to use drones to get the data they needed. Mr. Hawkins showed a brief video of GEI using the drones at the Somersville Mill.

Asbestos Abatement: Mr. Giroux explained that a decon pad will be used; beams and metal will be cleaned and salvaged. Anything that is in question to have Asbestos will be shipped to a landfill that's appropriate. The Health Department will be monitoring what can be saved/cleaned and tested. There will also be testing for heavy metal and lead to determine where it will be shipped.

Demolition: Mr. Giroux stated that everything above grade will be demolished; anything below grade will be used as backfill. The walls along the river are going to remain. The walls on the North side cannot hold the backfill. Lengthy discussion involved discussion of maps and design drawings.

A discussion started with regards to development and marketing. Ms. Pellegrini explained she and the Board of Selectmen met with Courtney Hendricson and Bob Santy from the Connecticut Economic Resource Center (CERC). The Town has hired CERC to provide grant & project management as well as market the sight for future development.

A discussion began regarding the critical items, permits and historic. GEI explained other work can be done away from the water if ACOE permitting is holding things up, such as going out to bid, public notices. It was noted that informational meetings should be held for the project after the demo contract is awarded.

Next Ad Hoc Committee Meeting is Monday February 6, 2017 at 6pm.

Approval of Minutes: (For Ad Hoc Committee)

January 10, 2017 Ad Hoc Committee Meeting Minutes: Mr. Pellissier recommended tabling this item to the next Ad Hoc Committee meeting.

Mr. Williams made a motion to table the approval of the January 10, 2017 Ad Hoc Committee Meeting Minutes until the next meeting, seconded by Mr. Keeney. A unanimous vote followed.

Adjournment:

Mrs. Devlin made a motion to adjourn the Board of Selectmen Meeting at 7:39pm, seconded by Mr. Knorr. A unanimous vote followed.

Mr. Keeney made a motion to adjourn the Ad Hoc Committee Meeting at 7:39pm, seconded by Mr. Williams. A unanimous vote followed.

Respectfully Submitted,

Kim LaFleur-Recording

Minutes are not official until accepted at a subsequent meeting.