



**January 17, 2023**

### [Scoping Notice](#)

1. **NEW!** Notice of Scoping for Durham Center Water System Main Extension, Durham and Middletown.
2. **NEW!** Notice of Scoping for Former Ames Corporate Headquarters – Redevelopment Project, Rocky Hill.

### [Scoping Notice - Post-Scoping Notice \(Need More Time\)](#)

1. Notice of Time Extension for Post-Scoping Notice for Safety Improvements on Route 82 (Phase 1), Norwich.

### [Post-Scoping Notice](#)

No Post-Scoping Notice has been submitted for publication in this edition.

### [Environmental Impact Evaluation \(EIE\)](#)

No EIE Notice has been submitted for publication in this edition.

### [Agency Record of Decision](#)

No Record of Decision Notice has been submitted for publication in this edition.

### [OPM Determination of Adequacy](#)

1. **NEW!** The Office of Policy and Management's Review of the Record of Decision for Mansfield Apartments Redevelopment at the University of Connecticut, Mansfield.

### [State Land Transfer](#)

1. Notice of Proposed Land Transfer - 7 Forest Road, Woodbridge.

The next edition of the Environmental Monitor will be published on **February 7, 2023**.

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*Notices in the Environmental Monitor are written and formatted by the sponsoring agencies and are published unedited. Questions about the content of any notice should be directed to the sponsoring agency.*

*Inquiries and requests to view or copy documents, pursuant to the Freedom of Information Act, must be submitted to the sponsoring state agency.*

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## Scoping Notice

"Scoping" is for projects in the earliest stages of planning. At the scoping stage, detailed information on a project's design, alternatives, and environmental impacts does not yet exist. Sponsoring agencies are asking for comments from other agencies and from the public as to the scope of alternatives and environmental impacts that should be considered for further study. Send your comments to the contact person listed for the project by the date indicated. [Read More](#)

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*The following Scoping Notices have been submitted for publication in this edition.*

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### 1. Notice of Scoping for Durham Center Water System Main Extension

**Addresses:** Areas to the East of Route 17 in the Southwestern corner of Middletown continuing South, and to the East and West of Route 17, in the town of Durham.

**Municipalities where proposed action might be located:** Durham and Middletown

**Project Description:** The Durham Center Water System currently services the southern portion of Durham and the Durham Fairgrounds. In 2022, construction was completed to connect the Durham Center Water System to the existing Middletown Water System along Route 17 and through an area of Durham polluted by a Superfund Site. Residual pollutants inclusive to the former Superfund Site include Methyl tertiary-butyl ether (MTBE), 1,1-Dichloroethene (1,1-D) and Chlorinated Volatile Organic Compounds (CVOC).

Due to water quality issues associated with these contaminants, during the initial planning study for the extension of water from Middletown to the Durham Center System, neighborhoods adjacent to the extension along Route 17 were evaluated and determined to be possible connections to the main system in the future. The extension of the Durham and Middletown connection to the adversely impacted communities by legacy contamination will ensure a safe and reliable supply of potable water to their residents.

**Project Map:** [Click here](#) to view a map of the project area.

Written comments from the public are welcomed and will be accepted until the close of business on: **February 17th, 2023**

Any person may ask the sponsoring agency to hold a public scoping meeting by sending such a request to the address below. If a public scoping meeting is requested by 25 or more individuals, or by an association that represents 25 or more members, the sponsoring agency shall schedule a public scoping meeting. Such requests must be made by: **January 27th, 2023.**

**Written comments and/or requests for a public scoping meeting should be sent to**

**Name:** Eric McPhee  
**Agency:** Department of Public Health, Drinking Water Section  
**Address:** 410 Capitol Avenue, MS #12DWS, PO Box 340308, Hartford, CT 06134-0308  
**E-Mail:** DPH.SourceProtection@ct.gov

**If you have questions about the scoping for this project, contact:**

**Name:** Eric McPhee  
**Agency:** Department of Public Health, Drinking Water Section  
**Address:** 410 Capitol Avenue, MS #12DWS, PO Box 340308, Hartford, CT 06134-0308  
**Phone:** 860-509-7333  
**E-Mail:** DPH.SourceProtection@ct.gov

**Inquiries and requests to view and or copy documents, pursuant to the Freedom of Information Act, must be submitted to the sponsoring state agency:**

**Agency:** Department of Public Health, Hearing Office  
**Address:** 410 Capitol Avenue, MS #13PHO Hartford, CT 06134-0308  
**E-Mail:** DPH.foi@ct.gov  
**Phone:** 860-566-5682

**What Happens Next:** The sponsoring agency will make a determination whether to proceed with preparation of an Environmental Impact Evaluation (EIE) or that the project does not require the preparation of an EIE under the Connecticut Environmental Policy Act (CEPA). A Post-Scoping Notice of its decision will appear in a future edition of the *Environmental Monitor*.

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## 2. Notice of Scoping for Former Ames Corporate Headquarters – Redevelopment Project

**Addresses of possible location:** 2418 Main Street and 1 Dividend Road

**Municipality where proposed action might be located:** Rocky Hill

**Project Description:** The Town of Rocky Hill has been awarded a \$999,000 grant to perform abatement and demolition of the properties located at 2418 Main Street & 1 Dividend Road. The Town is partnering with Rocky Hill Gateway, LLC to construct a mixed-use luxury apartment community with up to 213 units and approximately 21,000 square feet of retail and/or office space.

**Project Map:** [Click Here](#) to view a map of the project area.

Written comments from the public are welcomed and will be accepted until the close of business on: **February 16th, 2023**.

Any person may ask the sponsoring agency to hold a public scoping meeting by sending such a request to the address below. If a public scoping meeting is requested by 25 or more individuals, or by an association that represents 25 or more members, the sponsoring agency shall schedule a public scoping meeting. Such requests must be made by: **January 27, 2023**.

**Written comments and/or requests for a public scoping meeting should be sent to**

**Name:** Jennifer Schneider

**Agency:** Department of Economic and Community Development

**Address:** 450 Columbus Boulevard, Hartford, CT 06103

**E-Mail:** [Jennifer.Schneider@ct.gov](mailto:Jennifer.Schneider@ct.gov)

**Inquiries and requests to view and or copy documents, pursuant to the Freedom of Information Act, must be submitted to the sponsoring state agency:**

**Name:** Mark Burno

**Agency:** Department of Economic and Community Development

**Address:** 450 Columbus Blvd, Suite 5, Hartford, CT 06103

**E-Mail:** [Mark.Burno@ct.gov](mailto:Mark.Burno@ct.gov)

**What Happens Next:** The sponsoring agency will make a determination whether to proceed with preparation of an Environmental Impact Evaluation (EIE) or that the project does not require the preparation of an EIE under the Connecticut Environmental Policy Act (CEPA). A Post-Scoping Notice of its decision will appear in a future edition of the *Environmental Monitor*.

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## **Scoping Notice - Post-Scoping Notice (Need More Time)**

If an agency is unable to publish a Post-Scoping Notice within six months after the comment period for scoping, the agency will publish an update with an action status and an estimate as to when a Post-Scoping Notice will be published. Such an update will be published by the agency at six-month intervals until the Post-Scoping Notice is published. [Read More](#)

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*The following notice for additional time has been submitted for publication in this edition.*

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## **1. Notice of Time Extension for Post-Scoping Notice for Interchange Improvements to I-91, I-691, and Route 15**

**Municipalities where proposed action would be located:** Meriden and Middletown

**Connecticut Environmental Policy Act (CEPA) Determination:** On September 22, 2020, the Connecticut Department of Transportation (CTDOT) published a [Notice of Scoping](#) to solicit public comments for State project numbers 79-240, 79-245, and 79-246 in the *Environmental Monitor*. A virtual CEPA public scoping meeting was held on October 8, 2020. On [January 4, 2022](#), and [June 21, 2022](#), CTDOT published notices of time extension for a post-scoping notice since further analysis was needed prior to making a final CEPA determination. CTDOT has not yet obtained the proper level of information needed to make a final CEPA determination, therefore an additional extension is needed.

**Action Status:** CTDOT is awaiting the final results of a noise study prior to publishing a Post-Scoping Notice.

**Estimated Publication Date:** CTDOT estimates that a Post-Scoping Notice will be published in the *Environmental Monitor* on or before **June 20, 2023**.

If you have questions about the proposed action, contact:

**Name:** Mr. Sebastian Cannamela, P.E., Transportation Principal Engineer

**Agency:** Connecticut Department of Transportation, Bureau of Engineering and Construction

**Address:** 2800 Berlin Turnpike, Newington, CT 06131

**Phone:** 860-594-2698

**E-Mail:** Sebastian.Cannamela@ct.gov

**What Happens Next:** The CTDOT will make a determination whether to proceed with preparation of an Environmental Impact Evaluation (EIE) or that the project does not require the preparation of an EIE under the CEPA. A Post-Scoping Notice of its decision will appear in a future edition of the *Environmental Monitor*.

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## Post-Scoping Notice

A Post-Scoping Notice is the determination by a sponsoring agency, after publication of a Scoping Notice and consideration of comments received, whether an [Environmental Impact Evaluation \(EIE\)](#) needs to be prepared for a proposed State action. [Read More](#)

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*No Post-Scoping Notice has been submitted for publication in this edition.*

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## EIE Notice

After Scoping, an agency that wishes to undertake an action that could significantly affect the environment must produce, for public review and comment, a detailed written evaluation of the expected environmental impacts. This is called an [Environmental Impact Evaluation \(EIE\)](#). [Read More](#)

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*No EIE Notice has been submitted for publication in this edition.*

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## Agency Record of Decision

After an [Environmental Impact Evaluation \(EIE\)](#) is developed, an agency will prepare a concise public record of decision, which takes into consideration the agency's findings in the EIE, and any comments received on that evaluation. [Read More](#)

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*No Record of Decision Notice has been submitted for publication in this edition.*

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## OPM's Determination of Adequacy

After an [Environmental Impact Evaluation](#) (EIE) and record of decision are developed, the Office of Policy and Management (OPM) will determine if the EIE and the associated process are adequate. If not, OPM will specify the areas of inadequacy with reference to CEPA or the CEPA regulations and specify the corrective action required. [Read More](#)

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*The following Determination of Adequacy Notice has been submitted for publication in this edition.*

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# 1. The Office of Policy and Management's Review of the Record of Decision for Mansfield Apartments Redevelopment at the University of Connecticut

**Address of Possible Project Location:** 1 South Eagleville Road, Storrs Mansfield, CT 06268

**Municipality where proposed action will be located:** Mansfield

**CEPA Determination:** On [December 20, 2022](#) and updated on [January 3, 2023](#), the University of Connecticut published a [Record of Decision](#) in the Environmental Monitor. The Connecticut Office of Policy and Management (OPM) has reviewed the University of Connecticut's Environmental Impact Evaluation (EIE) and the associated process in accordance with Connecticut General Statutes Section 22a-1e and determined that the University of Connecticut's [Record of Decision](#) is adequate. OPM's conclusion is documented in the [Review](#) of the University of Connecticut's Record of Decision for the proposed action.

### OPM contact:

**Name:** Bruce Wittchen

**Agency:** Office of Policy and Management

**Address:** 450 Capitol Ave, Hartford, CT 06106

**Phone:** (860) 418-6323

**E-Mail:** [bruce.wittchen@ct.gov](mailto:bruce.wittchen@ct.gov)

### What happens next:

The proposed action is expected to proceed. This is the final notice for the proposed action to be published in the *Environmental Monitor*.

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## State Land Transfer Notice

Connecticut General Statutes [Section 4b-47](#) requires public notice of most proposed sales and transfers of state-owned lands. The public has an opportunity to comment on any such proposed transfer. Each notice includes an address where comments should be sent. [Read more about the process.](#)

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*The following State Land Transfer Notice has been submitted for publication in this edition.*

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### 1. Notice of Proposed Land Transfer in Woodbridge

**Complete Address of Property:** 7 Forest Road, Woodbridge, CT

**Commonly used name of property or other identifying information: Map/Block/Lot: 26026757** The property is known as Lots 17-18 in Block C on Plan entitled "Woodbridge Heights, New Haven's Finest Residential Suburb". The property is bounded North by Lot 19 in said Block on said Plan 100 feet more or less; East by Sylvan Ave., 50 feet more or less; South by Lot 16 in said Block on said Plan, 100 feet more or less; West by Lots 36-37 in said Block on said Plan 50 feet more or less.

**Number of acres to be transferred: 0.12**

[Click to view map](#) of property location

#### Description of Property

Below is some general information about the property. It should not be considered a complete description of the property and should not be relied upon for making decisions. If only a portion of a property is proposed for transfer, the description pertains only to the portion being transferred.

**Brief description of historical and current uses:** Vacant, unknown if the property is landlocked or if there is available access to the property.

**The property to be transferred contains the following:**

Building(s) in use	Building(s) not in use	X	No Structures
Other Features:	Paved areas		Wooded land

Non agricultural fields	Active agriculture		Ponds, streams, other water, wetlands
Public water supply	On-site well	X	Water Supply Unknown
Served by sewers	On-site septic system	X	Waste DisposalUnknown

[Aerial view of property](#)

**The property is in the following municipal zone(s):** [place an"x" in the appropriate cells to the left of the text]

X	Zoned		Not zoned		Not known		
X	Residential		Industrial		Commercial		Institutional
	Other:	Zoning A					

**Special features of the property, if known:**

**Value of property, if known: \$1200.00**

<input type="checkbox"/>	If checked, value is not known.
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**Links to other available information:** [Property Card](#)

**Type of sale or transfer:**

X	Sale or transfer of property in fee
<input type="checkbox"/>	Sale or transfer of partial interest in the property (such as an easement). Description of interest:

**Proposed recipient, if known:** Cameron Carroll, Director, Assembly Pro.

**Proposed use by property recipient, if known:** Unknown

**Is the agency imposing restrictions or conditions upon the transfer of the land or land interest?** No

**Reason the state of Connecticut is proposing to transfer this property:** Surplus State property.

Comments from the public are welcome and will be accepted until the close of business on **February 1, 2023**.

Comments may include (but are not limited to) information you might have about significant natural resources or recreation resources on the property, as well as your recommendations for means to preserve such resources.

**Written comments\* about the proposed property transfer should be sent to:**

Secretary of the Office of Policy and Management  
 c/o Paul F. Hinsch  
 Office of Policy and Management  
 Bureau of Assets Management  
 450 Capitol Avenue, Hartford, CT 06106-1379  
 paul.hinsch@ct.gov



**Please also send a copy of any comments and/or questions about the proposed property transfer to:**

**Name:** Pia M. Pyles, Staff Attorney

**Agency:** Department of Social Services

**Address:** 55 Farmington Avenue, Hartford, CT 06105

**E-Mail:** pia.pyles@ct.gov

**\*E-Mail submissions are preferred.**

Comments from state agencies must be on agency letterhead and signed by agency head.

**Additional information, if any:**

**What Happens Next:**

When this comment period closes, the proposed land transfer can take one of three tracks:

1. If no public comments are received, the sale or transfer can proceed with no further public comment and no further notices in the *Environmental Monitor*, unless the Department of Energy and Environmental Protection (DEEP) elects to conduct a review of the property (see #3).
2. If public comments are received, the Office of Policy and Management (OPM) will respond to those comments. The comments and responses will be published in the *Environmental Monitor*. Fifteen days after publication of the comments and responses, the proposed sale or transfer can proceed, unless DEEP elects to conduct a review of the property (see #3).
3. If DEEP elects to conduct a further review of the property, it may submit to OPM a report with recommendations for preserving all or part of the property. The report and recommendations will be published in the *Environmental Monitor*, and there will be a 30-day public comment period. DEEP will publish its responses to any comments received and its final recommendation about the property in the *Environmental Monitor*. OPM will then make the final determination as to the ultimate disposition of the property, and will publish that determination in the *Environmental Monitor*. Fifteen days after publication of that final determination, the sale or transfer can proceed.

To find out if this proposed transfer is the subject of further notices, check future editions of the *Environmental Monitor*. [Sign up for e-alerts](#) to receive a reminder e-mail on *Environmental Monitor* publication dates.

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## **CEPA Project Inventory**

The Office of Policy and Management (OPM) maintains a list of projects that have entered the CEPA process. It shows each project's status. The inventory can be found [here](#).

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## CEQ Contact Information

All inquiries and requests of the Council should be sent electronically to: [paul.aresta@ct.gov](mailto:paul.aresta@ct.gov).

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