

Environmental Monitor Archives



September 3, 2013

Scoping Notices

1. Francis Clarke Industrial Park Expansion, Bethel.
2. Former Connecticut Transit Bus Facility, New Haven.

Post-Scoping Notices: Environmental Impact Evaluation (EIE) Not Required

1. Old Saybrook Shore Line East Railroad Parking Lot Expansion, Old Saybrook.
2. Housatonic River Restoration, Milford, New Milford, Seymour, Stratford, Watertown.

Environmental Impact Evaluations

No Environmental Impact Evaluation has been submitted for publication in this edition.

State Land Transfers

1. **NEW!** 326 Main Street, Newington
2. **NEW!** Russell Road (Cedarcrest Hospital), Newington and Wethersfield

The next edition of the Environmental Monitor will be published on **September 17, 2013**.

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Scoping Notices

"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.

The following Scoping Notices have been submitted for review and comment.

1. Notice of Scoping for Francis J. Clarke Industrial Park Expansion

Municipality where proposed project might be located: Bethel

Address of Possible Project Location: Trowbridge Drive, Bethel, CT

Project Description: The Town of Bethel is seeking state financial assistance for the expansion of the existing Francis J. Clarke Industrial Park by extending an existing roadway (Trowbridge Drive) southerly in order to add approximately 50 acres of town-owned land which could result in the creation of up to 10 additional lots. The additional lots would be located on land to the east of the proposed Trowbridge Drive extension. The property located on the west side of the proposed Trowbridge Drive extension will remain open space. The DECD had previously partnered with the Town of Bethel to create a Municipal Development Plan (MDP) dated August 1983 which allowed for the creation of the Francis J. Clarke Industrial Park. In addition the town is proposing to create three additional lots within the existing industrial park in areas previously classified as open space in the MDP Project Plan Report. The Town is required to abide by the Project Plan Report until it expires in August 2013. The proposed activities include roadway and utility extension and other associated project costs.

Project Maps:

[Click here to view a location map of the project area.](#)

[Click here to view a conceptual layout of the project area.](#)

Written comments from the public are welcomed and will be accepted until the close of business on: **September 6, 2013**

Any person can ask the sponsoring agency to hold a Public Scoping Meeting by sending such a request to the address below. If a 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 **August 16, 2013**.

Written comments and/or requests for a Public Scoping Meeting should be sent to:

Name: Mark Hood
Agency: Department of Economic and Community Development
Address: 505 Hudson Street, Hartford, CT 06106
Fax: 860-270-8157
E-Mail: mark.hood@ct.gov

If you have questions about the public meeting, or other questions about the scoping for this project, contact:

Name: Mark Hood
Agency: Department of Economic and Community Development
Address: 505 Hudson Street, Hartford, CT 06106
Phone: 860-270-8089
Fax: 860-270-8157
E-Mail: mark.hood@ct.gov

2. Notice of Scoping for Former CT Transit Bus Facility

Municipality where proposed project might be located: New Haven

Address of Possible Project Location: 470 James Street

Project Description: The Former CT Transit Bus Facility located at 470 James Street, New Haven, CT has been identified by the Department of Economic and Community Development (DECD) as a state-owned brownfield in accordance with the provisions of Public Act 11-1, Section 24-27. The 470 James Street parcel consists of a 6.95 acre site which includes a 194,727 square foot warehouse style building built in 1976 and formerly used by CT Transit as a bus maintenance facility. The proposed state action is to complete an environmental investigation, remedial action plan and cleanup of the site.

Project Maps: Click here to view a [location map](#) of the project area. Click here to view an [aerial photo map](#) of the project area.

Written comments from the public are welcomed and will be accepted until the close of business on: **September 20, 2013**.

Any person can ask the sponsoring agency to hold a Public Scoping Meeting by sending such a request to the address below. If a 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 **August 30, 2013**.

Written comments and/or requests for a Public Scoping Meeting should be sent to:

Name: Mark Hood
Agency: Department of Economic and Community Development
Address: 505 Hudson Street, Hartford, CT 06106
Fax: 860-270-8157
E-Mail: mark.hood@ct.gov

If you have questions about the public meeting, or other questions about the scoping for this project, contact:

Name: Mark Hood
Agency: Department of Economic and Community Development
Address: 505 Hudson Street, Hartford, CT 06106
Phone: 860-270-8089
Fax: 860-270-8157
E-Mail: mark.hood@ct.gov

Post-Scoping Notices: Environmental Impact Evaluation Not Required

This category is required by the October 2010 revision of the [Generic Environmental Classification Document](#) for State Agencies. A notice is published here if the sponsoring agency, after publication of a scoping notice and consideration of comments received, has determined that an Environmental Impact Evaluation (EIE) does not need to be prepared for the proposed project.

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

1. Post-Scoping Notice for Old Saybrook Shore Line East Railroad Parking Lot Expansion

Municipality where project will be located: Old Saybrook, CT

CEPA Determination: On November 22, 2011 the Connecticut Department of Transportation (CTDOT) published a [Notice of Scoping](#) to solicit public comments for this project in the *Environmental Monitor*. The CTDOT has received comments from the [Department of Energy and Environmental Protection](#) and from the [Department of Public Health](#). Since this time, the magnitude of the project has decreased significantly. The current scope of the project includes acquiring only 3.6 acres of the original 12 acre property on which to put 200 parking spaces rather than the 812 spaces from the original scoping announcement. Click [here](#) to view the current design concept and a map of the project area. The CTDOT has taken all comments into consideration and has concluded that the project does not require the preparation of an Environmental Impact Evaluation under CEPA. The agency's conclusion is documented in an [Environmental Assessment Checklist](#) and in a [Memo of Findings and Determination](#).

If you have questions about the project, you can contact the agency at:

Name: Mr. Mark W. Alexander, Transportation Assistant Planning Director, Bureau of Policy and Planning
Agency: Connecticut Department of Transportation
Address: 2800 Berlin Turnpike
 Newington, CT 06131
Phone: 860-594-2931
Fax: 860-594-3028
E-Mail: dot.environmentalplanning@ct.gov

What happens next: The CTDOT expects the project to go forward. This is expected to be the final notice of the project to be published in the *Environmental Monitor*.

2. Post-Scoping Notice for Housatonic River Restoration

Municipalities where projects will be located: Milford, New Milford, Seymour, Stratford, Watertown

CEPA Determination: On July 16, 2013 the Department of Energy and Environmental Protection published a [Notice of Scoping](#) in the *Environmental Monitor* to solicit public comments on projects to restore natural resources and resource services in Connecticut injured as a result of the release of PCBs from the General Electric Facility in Pittsfield, MA. The only comment received during the 30-day review period was from the Department of Public Health. [Click here to access the comment and the Department's response](#). Based on the assessment of potential impacts of the projects by the Department and the Connecticut SubCouncil of the Housatonic River Natural Resources Trustee Council, the Department has concluded that the projects do not require the preparation of Environmental Impact Evaluation under CEPA. The environmental assessment supporting this conclusion is documented in the [Amendment to the Housatonic River Basin Final Natural Resources Restoration Plan](#).

If you have questions about the project, you can contact the agency at:

Name: Robin Adamcewicz
Agency: Department of Energy and Environmental Protection
 Wildlife Division
Address: Eastern District Headquarters
 209 Hebron Road
 Marlborough, CT 06477
Phone: 860-295-9523
Fax: 860-295-8175
E-Mail: robin.adamcewicz@ct.gov

What happens next: The Department of Energy and Environmental Protection expects these projects to go forward. This is expected to be the final notice of the projects to be published in the *Environmental Monitor*.

EIE Notices

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).

No EIE has been submitted for publication in this edition.

State Land Transfer Notices

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 five-step process...](#)

1. Notice of Proposed Land Transfer, Newington

Complete Address of Property: 326 Main Street, Newington, CT

Commonly used name of property or other identifying information: N/A

Number of acres to be transferred: 5.3 acres

[Click to view map of property location](#) (5.3 MB)

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:

The property to be transferred contains the following:

Structures: Buildings in use Buildings not in use No Structures
Other Features: Wooded land Nonagricultural fields Active agriculture
 Paved areas Ponds, streams, other water, wetlands
Water Supply: Public water supply On-site well Unknown
Waste Disposal: Served by sewers On-site septic system Unknown

[Click to view aerial view of property](#) (5.5 MB)

The Locational Guide Map of the [Connecticut Conservation and Development Policies Plan](#) identifies the property as being in the following category(ies):

Regional Center Neighborhood Conservation Area Growth Area
 Rural Community Center Rural Area
 Conservation Area Preservation Area Existing Preserved Open Space

The property is in the following municipal zone(s):

Residential Industrial Commercial Institutional
 Other:
 Not zoned Not known

Special features of the property, if known: Floodplains and floodway

Value of property, if known:

If checked, value is not known.

Links to other available information

Type of Sale or Transfer:

Sale or transfer of property in fee
 Sale or transfer of partial interest in the property (such as an easement). Description of interest:

Proposed recipient, if known: N/A

Proposed use by property recipient, if known: N/A

The agency is proposing to transfer the property with the following restrictions on future uses: Due to the floodplains, it is assumed all areas containing up to the 500-year floodplain elevation would be placed under a conservation easement.

If checked, the state is not currently proposing restrictions on future uses.

Reason the State of Connecticut is proposing to transfer this property: The State has deemed the property surplus, since the property is no longer needed for State use and no re-use proposals were received by other State agencies.

Comments from the public are welcome and will be accepted until the close of business on **October 3, 2013**

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* should be sent to:

Name: Patrick O'Brien
 Agency: Office of Policy and Management
 Address: 450 Capitol Avenue MS#52 ASP
 Hartford, CT 06106-1379
 E-Mail: Patrick.Obrien@ct.gov

*E-Mail submissions are preferred. (Comments from state agencies **must** be on agency letterhead and signed by agency head. Scanned copies are preferred.)

Please send a copy of any written comments to:

Name: Shane P. Mallory, RPA
 Agency: Department of Administrative Services
 Address: 165 Capitol Avenue, G-1
 Hartford, CT 06106
 E-Mail: shane.mallory@ct.gov

What Happens Next?

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.

2. Notice of Proposed Land Transfer, Newington and Wethersfield

Complete Address of Property: 525 Russell Road, Newington and 300 Russell Road, Wethersfield

Commonly used name of property or other identifying information: Cedarcrest Hospital

Number of acres to be transferred: 88.5 total

[Click to view map of property location](#) (5.3 MB)

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: Former Cedarcrest Hospital property and other various state agency use.

The property to be transferred contains the following:

Structures: Buildings in use Buildings not in use No Structures

Other Features: Wooded land Nonagricultural fields Active agriculture

Paved areas Ponds, streams, other water, wetlands

Water Supply: Public water supply On-site well Unknown

Waste Disposal: Served by sewers On-site septic system Unknown

[Click to view aerial view of property](#) (5.5 MB)

The Locational Guide Map of the [Connecticut Conservation and Development Policies Plan](#) identifies the property as being in the following category(ies):

Regional Center Neighborhood Conservation Area Growth Area

Rural Community Center Rural Area

Conservation Area Preservation Area Existing Preserved Open Space

The property is in the following municipal zone(s):

Residential Industrial Commercial Institutional

Other:

Not zoned Not known

Special features of the property, if known: N/A

Value of property, if known:

If checked, value is not known.

Links to other available information

Type of Sale or Transfer:

Sale or transfer of property in fee

Sale or transfer of partial interest in the property (such as an easement). Description of interest:

Proposed recipient, if known: N/A

Proposed use by property recipient, if known: N/A

The agency is proposing to transfer the property with the following restrictions on future uses: Due to floodplains being located on portions of the Wethersfield parcel, it is assumed all areas containing up to the 500-year floodplain elevation would be placed under a conservation easement.

If checked, the state is not currently proposing restrictions on future uses.

Reason the State of Connecticut is proposing to transfer this property: The State has deemed the property surplus, since the property

is no longer needed for State use and no re-use proposals were received by other State agencies.

Comments from the public are welcome and will be accepted until the close of business on **October 3, 2013**

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*E-Mail submissions are preferred. (Comments from state agencies **must** be on agency letterhead and signed by agency head. Scanned copies are preferred.)

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Name: Shane P. Mallory, RPA
Agency: Department of Administrative Services
Address: 165 Capitol Avenue, G-1
Hartford, CT 06106
E-Mail: shane.mallory@ct.gov

[What Happens Next?](#)

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