



December 3, 2024

[Scoping Notice](#)

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

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

[Agency Record of Decision](#)

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

[OPM Determination of Adequacy](#)

No Determination of Adequacy Notice has been submitted for publication in this edition.

[State Land Transfer](#)

1. Notice of Proposed Land Transfer in Newington.
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The next edition of the Environmental Monitor will be published on **December 17, 2024**.

Subscribe to e-alerts to receive an e-mail when the Environmental Monitor is published.

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.

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](#)

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

1. Notice of Scoping for AGI Site Remediation Project

Addresses of possible locations: 141 and 173 Stratford Avenue

Municipality where proposed action might be located: Bridgeport

Project Description: This grant will be used by the City of Bridgeport to complete the remediation of the properties located at 141 & 173 Stratford Avenue in Bridgeport. The grant funds will be used to remediate the site and enable the redevelopment as a public open space with a waterfront access area and boardwalk, a public community soccer field, and a hardscaped entryway plaza leading to the proposed sports stadium on the adjacent property at 255 Kossuth Street.

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: **December 5, 2024.**

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: **November 15, 2024.**

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, Suite 5, Hartford, CT 06103

E-Mail: 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 Boulevard, Suite 5, Hartford, CT 06103

E-Mail: 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*.

2. Notice of Scoping for CTSG Shoreline Soccer Remediation and Redevelopment

Addresses of possible locations: 255 and 363 Kossuth Street, 83 - 153 Howe Street, and 141 – 173 Stratford Avenue, and an area of land between 141 Stratford Avenue and 255 Kossuth Street

Municipality where proposed action might be located: Bridgeport

Project Description: The grant will be used by the Bridgeport Economic Development Corporation towards remediation of 20-acres of brownfield sites including the former greyhound racetrack site, and establishment of sustainable waterfront location through coastal resiliency and flood mitigation infrastructure. The remediation will support a multi-phase redevelopment project that will include a sports stadium, hotel, and mixed-use development. Access will be granted through a hardscaped entranceway located on the Stratford Avenue properties which will be redeveloped as a public open space with a waterfront access area and boardwalk, and a public community soccer field.

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: **December 5, 2024.**

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: **November 15, 2024.**

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Name: Mark Burno

Agency: Department of Economic and Community Development

Address: 450 Columbus Boulevard, Suite 5, Hartford, CT 06103

E-Mail: 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*.

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](#)

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

1. Notice of Time Extension for Post-Scoping Notice for Removal of Traffic Signals on Route 9 and Associated Improvements

Address of Possible Project Location: Route 9 between log miles 22.9 and 25.4. At the southern limit, the proposed project begins near the Eastern Drive interchange (Exit 22) and extends to the north and terminates near the Route 99 interchange (Exit 25)

Municipality where proposed action would be located: Middletown, Connecticut

Connecticut Environmental Policy Act (CEPA) Determination: On April 16, 2024, the Connecticut Department of Transportation (CTDOT) published a [Notice of Scoping](#) to solicit public comments for this action in the *Environmental Monitor*. CTDOT then published a revised [Notice of Scoping](#) on May 7, 2024, to include additional project information. A public scoping meeting was held on April 30, 2024, and CTDOT accepted public comments through the close of business on May 16, 2024. The CTDOT is unable to publish its determination regarding this action at this time since additional environmental investigations are ongoing.

Action Status: CTDOT is currently performing a noise analysis, and a cultural resources reconnaissance survey is pending.

Estimated Publication Date: The CTDOT estimates that a Post-Scoping Notice will be published in the *Environmental Monitor* on or before May 6, 2025.

If you have questions about the proposed action, contact:

Name: Mr. Stephen Hall, Project Manager

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

Address: 2800 Berlin Turnpike, Newington, CT 06131

Phone: 860-594-2591

E-Mail: Stephen.Hall@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*.

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](#)

The following Post-Scoping Notice has been submitted for publication in this edition.

1. Post-Scoping Notice for Transfer of Properties at 18-20 and 30 Trinity Street in Hartford

Addresses of Possible Project Location: 18-20 Trinity Street, and 30 Trinity Street

Municipality where it would be located: Hartford

Connecticut Environmental Policy Act (CEPA) Determination: On July 19, 2022, the Department of Administrative Services (DAS) published a [Notice of Scoping](#) to solicit public comments for this proposed action in the *Environmental Monitor*.

No public scoping meeting was held.

[Comments](#) from the Department of Energy and Environmental Protection (DEEP) were received during the public comment period. The DAS's responses to the comments are included in the Environmental Review Checklist.

After consideration of the comments received, the DAS has determined **the project does not require the preparation of an Environmental Impact Evaluation (EIE) under the CEPA**. The agency's conclusion is documented in a [Memo of Findings and Determination](#) and an [Environmental Review Checklist](#).

Agency contact:

Name: Matthew Pafford

Agency: Department of Administrative Services, Real Estate and Construction Services

Address: 450 Columbus Boulevard, Hartford, CT 06103

E-Mail: matthew.pafford@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 through the DAS Freedom of Information Records

Center portal ([https://dasct.gov/qas/WEBAPP/_rs/\(S\(3rnwoyap24csq5au0ztc44pi\)\)/SupportHome.aspx?sSessionID=](https://dasct.gov/qas/WEBAPP/_rs/(S(3rnwoyap24csq5au0ztc44pi))/SupportHome.aspx?sSessionID=)).

What Happens Next: The DAS expects the project to go forward as described in this notice. Note that the Memo of Findings and Determination indicates that the Department of Housing (DOH) is expected to contribute funding assistance for the development of this project. Should the project be modified at any time to deviate from what is described herein, the DOH will be responsible for reviewing the modified project and determining if additional CEPA review is warranted. This is expected to be DAS's final notice of the project to be published in the *Environmental Monitor*.

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](#)

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

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](#)

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

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](#)

No Determination of Adequacy Notice has been submitted for publication in this edition.

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.](#)

The following State Land Transfer Notices have been submitted for publication in this edition.

1. Notice of Proposed Land Transfer in Newington

Complete Address of Property: 525 and 555 Russell Road Newington, CT

Commonly used name of property or other identifying information: An approx. 10-acre parcel of land containing 5 cottages; numbers 14, 25, 26, 27, 28, and any improvements thereon located at 525 & 555 Russel Road, in the Town of Newington.

Number of acres to be transferred: Approx. ten (10)

[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: Former cottage housing for Connecticut State Hospital of Cedarcrest. Currently vacant/unoccupied.

The property to be transferred contains the following: [place an "x" in the appropriate cells to the left of the text]

<input checked="" type="checkbox"/> Building(s) in use	<input type="checkbox"/> Building(s) not in use	<input type="checkbox"/> No Structures
<input checked="" type="checkbox"/> Other Features:	<input type="checkbox"/> Paved areas	<input checked="" type="checkbox"/> Wooded land
<input type="checkbox"/> Non agricultural fields	<input type="checkbox"/> Active agriculture	<input type="checkbox"/> Ponds, streams, other water, wetlands
<input type="checkbox"/> Public water supply	<input type="checkbox"/> On-site well	<input checked="" type="checkbox"/> Water Supply Unknown
<input type="checkbox"/> Served by sewers	<input type="checkbox"/> On-site septic system	<input checked="" type="checkbox"/> Waste Disposal Unknown

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

[Click to view](#) photographs of property

[Click to view](#) property information/field card

Links to other available information: N/A

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

<input type="checkbox"/> Zoned	<input type="checkbox"/> Not zoned	<input type="checkbox"/> Not known	
<input type="checkbox"/> Residential	<input type="checkbox"/> Industrial	<input type="checkbox"/> Commercial	<input checked="" type="checkbox"/> Institutional
<input type="checkbox"/> Other:	[identify "other" zone]		

Is the property in an aquifer protection area and/or a public water supply watershed? No

Is the property in an area identified by the Natural Diversity Data Base as containing state-listed species and/or significant natural communities? Yes

Is the property or any buildings on the property listed on the National Register of Historic Places or designated as a National Historic Landmark? Yes

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

Value of property, if known:

<input checked="" type="checkbox"/>	If checked, value is not known.
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Type of sale or transfer:

<input checked="" type="checkbox"/>	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: Unknown

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

Comments from the public are welcome and will be accepted until the close of business on **December 5, 2024**

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: Shane P. Mallory, RPA – BOMI-HP, Administrator, Statewide Leasing and Property Transfer

Agency: Department of Administrative Services

Address: 450 Columbus Blvd., Suite 1401, Hartford, CT 06103

E-Mail: shane.mallory@ct.gov

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

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.

2. Notice of Proposed Land Transfer in Wethersfield

Complete Address of Property: 300 Russell Road Wethersfield, CT

Commonly used name of property or other identifying information: An approximately 2-acre parcel of land containing 2 cottages; number 16, number 17, and any improvements thereon located at the former Cedarcrest Hospital property.

Number of acres to be transferred: Approx. two (2)

[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.

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<input type="checkbox"/> Other Features:	<input checked="" type="checkbox"/>	<input type="checkbox"/> Paved areas	<input checked="" type="checkbox"/>	<input type="checkbox"/> Wooded land
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<input type="checkbox"/> Public water supply	<input type="checkbox"/>	<input type="checkbox"/> On-site well	<input checked="" type="checkbox"/>	<input type="checkbox"/> Water Supply Unknown
<input type="checkbox"/> Served by sewers	<input type="checkbox"/>	<input type="checkbox"/> On-site septic system	<input checked="" type="checkbox"/>	<input type="checkbox"/> Waste Disposal Unknown

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

[Click to view photographs of property](#)

[Click to view property information/field card](#)

Links to other available information: N/A

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

<input type="checkbox"/> Zoned	<input type="checkbox"/> Not zoned	<input type="checkbox"/> Not known		
<input type="checkbox"/> Residential	<input type="checkbox"/> Industrial	<input type="checkbox"/> Commercial	<input checked="" type="checkbox"/>	<input type="checkbox"/> Institutional
<input type="checkbox"/> Other:	[identify "other" zone]			

Is the property in an aquifer protection area and/or a public water supply watershed? No

Is the property in an area identified by the Natural Diversity Data Base as containing state-listed species and/or significant natural communities? Yes

Is the property or any buildings on the property listed on the National Register of Historic Places or designated as a National Historic Landmark? Yes

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

Value of property, if known:

<input checked="" type="checkbox"/>	If checked, value is not known.
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Type of sale or transfer:

<input checked="" type="checkbox"/>	Sale or transfer of property in fee
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Proposed recipient, if known: Unknown

Proposed use by property recipient, if known: Unknown

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Agency: Department of Administrative Services

Address: 450 Columbus Blvd., Suite 1401, Hartford, CT 06103

E-Mail: shane.mallory@ct.gov

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

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).
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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.

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](#).

CEQ Contact Information

All inquiries and requests of the Council should be sent electronically to: ceq@ct.gov.

The Adobe Reader might be necessary to view and print Adobe Acrobat documents, including some of the maps and illustrations that are linked to this publication. Acrobat Reader also provides several preferences that make the reading of PDFs more accessible for visually impaired and motion-impaired users. If you have an outdated version of Adobe Reader, it might cause pictures to display incompletely. To download up-to-date versions of the free Reader, click on [Download the free Acrobat Reader](#). This link will also provide information and instructions for downloading and installing the Reader.

