



November 4, 2025

Scoping Notice

- Notice of Scoping for Hartford Trade School, Hartford.
- Notice of Scoping for Bacon Congregate, Hartford.
- Notice of Scoping for Army National Guard Aircraft Hangar Alteration/Addition, Groton.
- **NEW!** - Notice of Scoping for Judds Homestead, Fairfield.
- **NEW!** - Notice of Scoping for River Ridge Apartments, Hamden.

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

No notices for additional time have been submitted for publication in this edition.

Post-Scoping Notice

- Post-Scoping Notice for the Coventry Boathouse Relocation Project, Coventry.

Environmental Impact Evaluation (EIE)

- Notice of an Environmental Impact Evaluation (EIE) for Regional Composting Facility and Recycling Infrastructure, Manchester.

Agency Record of Decision

No Agency Record of Decision Notice 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

No State Land Transfer Notice has been submitted for publication in this edition.

The next edition of the Environmental Monitor will be published on **November 18, 2025**.

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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.

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.

Notice of Scoping for Hartford Trade School

Address of possible location: 110 Washington Street, Hartford, CT

Municipality where proposed action might be located: Hartford

Project Description: Arch Communities and Boston Communities seek to redevelop the former Hartford Trade School into approximately 57 homes for affordable and workforce families. Straddling the border between the historic South Green and Frog Hollow neighborhoods, the State Trade School was constructed in 1928. The building was subsequently used by several private schools and adult education courses. In the past several years, Hartford Public Schools transferred ownership of the building to the City of Hartford, who has been using the facility as a warming center for vulnerable residents during winter months. The existing building is 4-story on an approximately 68,947 square foot lot. The site is adjacent to a vacant office building to the southeast and a Connecticut judicial building and Hartford state police building to the northwest. The proposal seeks to redevelop this 4-story building into approximately 57 units of mixed-income housing for families making anywhere from 30% of Area Median Income (AMI) to 80% AMI. Classrooms will be converted into homes, and central circulation elements, including corridors with lockers and a double entry stair, will be preserved and reused. The proposal is anticipated to have 37 1-bedroom homes, 14 2-bedroom homes, and 6 studio homes, and will feature on site property management and on-site amenities such as a community room and fitness center. The Hartford Trade School building will be listed on the State and Federal Historic Register to qualify for state and federal historic tax credits. The CT State Historic Preservation Office (SHPO) has reviewed the Part 1 application, "Determination of Historic Structure Status," for the above-listed building and has determined that: The building appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places if nominated by the State Historic Preservation Officer according to the procedures set forth in 36 CFR Part 60. The CT State Historic Preservation Office has reviewed the Part 2 application, "Request for Approval of Proposed Rehabilitation Plan," for the above-listed building and has determined that: The proposed rehabilitation plan described herein meets the Standard's provided conditions are met. On July 10, 2025, SHPO letter mentioned, Contingent on the following all requirements of the above-mentioned programs, including the approval conditions listed below, the undertaking will have a conditional no adverse effect to historic resources. A Phase I ESA has been done and found 4 Recognized Environmental Conditions (RECs). Additional work will be done to investigate these RECs to ensure that there are no releases from each REC. The project area is not in any floodzone, or wetland. The area of disturbance for the site will be <1 acre.

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: **November 7, 2025.**

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: **October 17, 2025.**

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

Name: Mithila Chakraborty, Ph.D.

Agency: Connecticut Dept. of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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: Mithila Chakraborty, Ph.D.

Agency: Connecticut Dept. of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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*.

Notice of Scoping for Bacon Congregate

Address of possible location: 43 Morris Street, Hartford, CT 06105

Municipality where proposed action might be located: Hartford

Project Description: This development effort proposes the modernization of Bacon Congregate, an adaptively converted former bottling factory, built circa 1920, into apartments for the frail elderly in 1984. The project contains 20 efficiency and 3 one bedroom dwelling units as well as a super's apartment in an approximately 20,000 sf four story masonry structure with two elevators on 0.685 acres. The scope of work proposed is a moderate renovation primarily to dwelling unit and common area interior elements, including new kitchens and bathrooms, common area hallways, offices and meeting/dining spaces, paving and sidewalk replacement/repair with no changes to impervious surface, new windows and masonry repointing. No demolition is contemplated.

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: **November 7, 2025**

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: **October 17, 2025**

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

Name: Mithila Chakraborty Ph.D.

Agency: CT Department of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

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Name: Mithila Chakraborty Ph.D.

Agency: CT Department of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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*.

Notice of Scoping for Connecticut Army National Guard Aircraft Hangar Alteration/Addition

Project Title: Proposed Aircraft Hangar Addition/Alteration

Address of possible location: 139 Tower Avenue

Municipality where proposed action might be located: Groton

Project Description:

The Groton-based unit is one of only four units in the U.S. Army's footprint designated for large-scale rotary-wing maintenance and covers a geographical region spanning fourteen states. The unit's state-of-the-art maintenance facility allows it the capability to repair and test nearly every component in the UH-60 Blackhawk and CH-47 Chinook helicopters. The daily work being performed by the TASMG, including soldiers, technicians,

and contractors, is focused on keeping the military’s current operational fleet in the air.

The modernization of this facility is required for the national mission of theater aviation sustainment maintenance. This facility continues to expand in mission requirements, required quantity of space, and personnel assigned. This project is to construct an addition/alteration for TASMG personnel of permanent type construction to serve the missions of the assigned units. The space will permit all personnel to perform the necessary tasks that will improve the unit’s readiness posture.

Known as the “Proposed Aircraft Hangar Addition/Alteration”, the Proposed Action to be assessed under the Connecticut Environmental Policy Act (CEPA) process consists of the following elements:

- Renovation of 33,127 square feet (SF)
- Addition of 56,579 SF

The Connecticut Army National Guard will incorporate comments from the public and evaluate the Proposed Action. Direct, indirect, and cumulative impacts associated with the Proposed Action will be assessed.

Project Map: [CTARNG Groton Scoping Notice Fig1 Site Location](#) 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: **November 20, 2025.**

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 **October 30, 2025.**

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

Name: Robert Dollak, REM, Supervising Environmental Analyst
Agency: State of Connecticut Military Department
Address: 360 Broad Street, Suite 224, Hartford, CT 06105
E-Mail: Robert.f.dollak.nfg@army.mil

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: Robert Dollak, REM, Supervising Environmental Analyst
Agency: State of Connecticut Military Department
Address: 360 Broad Street, Suite 224, Hartford, CT 06105
E-Mail: Robert.f.dollak.nfg@army.mil

What Happens Next:

The State of Connecticut Military Department will make a determination whether to proceed with the 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*.

Notice of Scoping for Judds Homestead

Address of possible location: 980 High Street, Fairfield, CT 06824

Municipality where proposed action might be located: Fairfield

Project Description: This development effort proposes the new construction of 40 multifamily dwelling units in five (5) buildings on 2.48 acres as well as the adaptively reused existing circa 1890’s farmhouse into a community room and management offices. The project is 100% affordable with projected household incomes ranging from 30% to 80% AMI in 18 one bedroom, 16 two bedroom and 6 three bedroom dwelling units. All first floor apartments will be fully accessible units. The site is located in a pedestrian friendly neighborhood and is an 8 minute walk to Holland Hill elementary school, and many retail and medical establishments on Black Rock Turnpike, and a bus stop. According to State Historic Preservation Office (SHPO) "The property located at 980 High Street does not appear eligible for listing on the National Register of Historic Places. Portions of the soil series descriptions reported for the project area are noted to be urban land, characterized by periods of filling, cutting, and other ground disturbing activities. Review of historic aerials show a period of

rapid development around the project developed between 1934 and 1949. These conditions indicate that the project area has a low potential to yield intact archaeological deposits. Based on the information provided, no historic properties will be affected". No major environmental concern was identified.

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 4, 2025.**

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 14, 2025.**

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

Name: Mithila Chakraborty, Ph.D.

Agency: Connecticut Dept. of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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: Mithila Chakraborty, Ph.D.

Agency: Connecticut Dept. of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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*.

Notice of Scoping for River Ridge Apartments

Address of possible location: 2364 State Street, Hamden, CT

Municipality where proposed action might be located: Hamden

Project Description: The proposed project contemplates the preservation of existing affordability and moderate rehabilitation of 62 dwelling units in an existing mixed-age affordable apartment complex known as River Ridge Apartments, originally constructed in 2001 and is located on 4.43 acres at 2364 State Street in Hamden, CT. The complex consists of (3) two-story buildings and (1) 3-story wood-frame buildings containing a total of sixty-two (62) dwelling units, along with a free-standing single-story Community Building which also houses the management offices. The two-story buildings are arranged as flats (49 units total), with entry from the front of the buildings at one level, and entry from the rear at another level. The three-story building consists of thirteen (13) 3 bedroom townhouse units. The scope of renovation work contemplates replacement and maintenance of existing sidewalks and asphalt parking lots, landscaping maintenance, etc. with no new or expansion of buildings or increase to impervious surfaces. Building exteriors will receive new roofs, windows, siding and trim repairs as well as accessibility-compliant levered hardware on doors. Interior improvements include but not limited to replacement with high-efficiency HVAC equipment, new flooring, cabinetry and finishes. The project area is not inside any wetland/floodzone but within Natural Diversity DataBase (NDDb) blobs.

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 4, 2025**

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 14, 2025**

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

Name: Mithila Chakraborty, Ph.D.

Agency: Connecticut Dept. of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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: Mithila Chakraborty, Ph.D.

Agency: Connecticut Dept. of Housing

Address: 505 Hudson Street, Hartford, CT 06106-7106

E-Mail: mithila.chakraborty@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](#)

No notices for additional time have been submitted for publication in this edition.

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.

Post-Scoping Notice for the Coventry Boathouse Relocation Project

Address of Possible Project Location: 44 Lake Street, Coventry, CT 06238

Municipality where it would be located: Town of Coventry

Connecticut Environmental Policy Act (CEPA) Determination: On May 20, 2025, the University of Connecticut, Department of University Planning, Design, and Construction published a [Notice of Scoping](#) to solicit public comments for the proposed UConn Boathouse Relocation Project in the *Environmental Monitor*.

A public scoping meeting was held on June 2, 2025.

Comments were received during the public comment period and at the Public Scoping Meeting. The University of Connecticut's responses to the comments received are included in the Environmental Review Checklist linked below.

After consideration of the comments received, the University of Connecticut 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: Antoaneta Fedeles, Associate Director of Design

Agency: University Planning, Design & Construction, University of Connecticut

Address: 3 Discovery Drive, U-6038, Storrs, CT 06269

Inquiries and requests to view and or copy documents, pursuant to the Freedom of Information Act, must be submitted to: publicrecords.uconn.edu/make-a-request/

What Happens Next:

The University of Connecticut, University Planning, Design & Construction, expects the project to go forward. This is expected to be the final notice of the project to be published in the *Environmental Monitor*. Additional project updates may be published at updc.uconn.edu/boathouse.

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](#)

The following EIE Notice has been submitted for publication in this edition.

Notice of an Environmental Impact Evaluation (EIE) for Regional Composting Facility and Recycling Infrastructure

Addresses of Possible Project Location: 263 & 311 Olcott Street, Manchester, CT 06040

Municipality where proposed action is to be located: Town of Manchester

Project Description: Utilizing a grant award from the State of Connecticut Department of Energy and Environmental Protection (DEEP) through its MMI Grant Program, the Town of Manchester proposes to construct a food waste receiving and processing facility to manage collected food wastes, which will be Phase I of a proposed food scrap recycling program. The facility will be sized to process food scraps from the municipal collection program as well as other municipal, institutional, residential, retail, wholesale, and commercial sources; it is anticipated that this facility will serve as a regional food waste collection point for municipalities east of the Connecticut River.

The Town also proposes the construction of an aerated static pile (ASP) composting facility to compost collected food wastes with leaves and mixed yard wastes. This facility will be Phase II of a proposed onsite food scrap recycling program. Presently, it is anticipated that the ASP facility could manage up to 2,000 tons per year of food waste, but will also be expandable to manage future demand. Finally, the Town proposes the procurement and installation of new equipment to collect and process (i.e., bale) residential plastic film collected at the municipal transfer station as well as from other municipalities in the region.

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

Scoping Notice and Post Scoping Notice: DEEP published a Scoping Notice on [May 20, 2025](#) and a Post-Scoping Notice on [July 22, 2025](#) for the proposed regional composting facility in the *Environmental Monitor*.

Comments on this EIE will be accepted until the close of business on: **December 5, 2025**.

The public can view a copy of the EIE [here](#) or at the following locations:

Manchester Town Clerk's Office
41 Center Street (Town Hall)
Manchester, CT 06045

Manchester Public Library

586 Main Street
Manchester, CT 06040

CT DEEP Headquarters
MMCA Bureau
79 Elm Street, 4th Floor
Hartford, CT 06103

If a public hearing is requested by twenty-five or more persons, or by an association having not less than twenty-five persons, DEEP will schedule a public hearing on the EIE. Such requests for a public hearing must be made by contacting the DEEP staff member identified below by **October 31, 2025**.

Other information: The EIE is also located on DEEP's "Materials Management Infrastructure Grant Program" [webpage](#).

Written comments about this EIE, questions about this EIE, or a request for a public hearing should be sent to:

Name: Michael T. Looney
Agency: Department of Energy and Environmental Protection (DEEP)
Address: 79 Elm Street, Hartford, CT 06106-5127
Phone: 860-424-3530
E-Mail: Michael.Looney@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: Michael T. Looney
Agency: Department of Energy and Environmental Protection (DEEP)
Address: 79 Elm Street, Hartford, CT 06106-5127
Phone: 860-424-3530
E-Mail: Michael.Looney@ct.gov

What happens next: DEEP will review the comments received and may conduct further environmental study and analysis or amend the evaluation. DEEP will prepare responses to the substantive issues raised in review of and comment on the EIE and any supplemental materials or amendments. Those responses and all supplemental materials and comments shall be made available in a "Record of Decision", which will appear in the *Environmental Monitor* for public inspection.

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](#)

No State Land Transfer Notice has been submitted for publication in this edition.

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.

