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Appendix B

Main Accumulation Area Facility Comparative Site Study (on CD)

Main Accumulation Area Facility
Comparative Site Study

University of Connecticut
Storrs, Connecticut

March 26, 2013

FUSS & O'NEILL

146 Hartford Road
Manchester, CT 06040

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1 Introduction

The University of Connecticut (UConn) generates chemical, biological/medical, and low-level radioactive wastes from the University's academic research and teaching laboratories and certain facility operations on the Storrs campus. To protect public health and the environment and to ensure regulatory compliance, these wastes are managed by the UConn Department of Environmental Health & Safety (EH&S) in compliance with local, state, and federal regulations, as well as University health and safety policies and procedures. Since 1989, the University has maintained a centralized facility, known as the Main Accumulation Area (MAA), for the temporary storage of these regulated wastes.

The existing MAA facility is located within the Fenton River watershed and the drainage basin of the Willimantic Reservoir, which is a public water supply. The site is situated outside of but in close proximity to the mapped recharge area of the Fenton River Wellfield, which supplies water to the University. Although the facility has been operated safely since it was established in 1989, the University recognizes the public concern that remains about the location of the facility within the public water supply watershed.

The existing MAA facility is sufficient to serve the current needs of the University and meets or exceeds state and federal requirements for safety and environmental protection. However, space on the existing site is limited, resulting in poor circulation for waste transport vehicles, its design is inconsistent with state-of-the-art MAA facilities at other comparable research institutions, and the facility will likely not meet future needs based on planned research growth at the University.

To address these concerns, UConn has decided to evaluate alternative sites on the Storrs campus for an upgraded MAA facility that will meet the current and future needs of the University, and to prepare an Environmental Impact Evaluation (EIE) for the project in accordance with the Connecticut Environmental Policy Act. The current evaluation builds on a previous siting study performed in 2004, while considering sites that are currently available and meet the minimum requirements for an upgraded facility, including the site of the existing MAA facility.

In order to assist the University in selecting and evaluating alternative sites, UConn formed a multi-stakeholder Advisory Committee to allow participation of a broad group of University and community stakeholders. UConn also retained the consulting engineering firm, Fuss & O'Neill, Inc., to provide technical assistance to UConn and the Advisory Committee in selecting and evaluating alternative sites, as well as to prepare the subsequent EIE.

This report documents the methods, findings, and recommendations of the current siting evaluation for an upgraded MAA facility on the Storrs campus.

1.1 Background

1.1.1 Description of Existing MAA Facility

The University established a centralized waste storage facility in 1989 to store chemical, biological/medical, and low-level radioactive waste generated by the University's academic research and teaching laboratories and smaller amounts of waste from other campus operations such as UConn's motor pool. The facility is located off Horsebarn Hill Road and is known as the "Main Accumulation Area" or "MAA" since wastes are transported from various "satellite accumulation areas" (i.e., points of generation) on campus and temporarily stored or "accumulated" at this centralized location prior to off-campus disposal.

The existing MAA facility is situated near the southeast corner of Horsebarn Hill Road at the eastern limits of the Storrs campus. The site previously housed a dog kennel before the facility was converted into the University's centralized waste storage facility in 1989 and expanded over time into the current MAA facility. The existing facility consists of approximately 1,500 square feet of permanent structures, 2,700 square feet of trailer storage surrounded by perimeter fencing with barbed wire and a locked gate, and a paved area for parking, truck access, and patrols. The total site area, including the existing buildings, fenced area, and the paved area around the facility, is approximately 0.43 acres.

Figure 1. Existing Main Accumulation Area Facility

UConn EH&S personnel regularly collect regulated waste from the estimated 1,200 satellite accumulation areas on the Storrs campus and transport the waste via trucks to the MAA facility. Wastes are temporarily stored at the MAA facility and managed by EH&S to ensure environmental protection and regulatory compliance. The facility operations meet or exceed state and federal requirements for safety and environmental protection, including secondary containment, weekly inspections and documentation, contingency plans, container labeling, security, and personnel training. Since it was established in the late 1980s, the MAA facility has been operated safely, not having experienced a release, break-in, or other security threat. The existing MAA has sufficient capacity to serve the current needs of the campus.

Commercial waste haulers are hired for scheduled pick-ups at the MAA facility and transport the waste to the appropriate off-campus disposal facilities. The commercial transport trucks are regulated by the U.S. Department of Transportation and meet stringent hazardous waste transporter requirements. The storage of chemical hazardous wastes at the MAA facility is limited to 90 days or less, pursuant to state and federal hazardous waste (Resource Conservation and Recovery Act or RCRA) regulations. Chemical wastes are typically removed monthly, biological/medical wastes are typically removed weekly or bi-weekly, and low-level radioactive wastes are typically removed every 12 to 15 months.

1.1.2 Relocation and Upgrade of the MAA Facility

Public concern has existed for years about the proximity of the current MAA facility location to public drinking water supplies. The facility is located within the Fenton River watershed and the drainage basin of the Willimantic Reservoir, a public drinking water supply operated by the Windham Water Works. The site of the existing MAA facility is located approximately 3,500 west of the Fenton River and approximately 6 miles upstream of the Willimantic Reservoir. While the site is situated outside of the mapped Level A Recharge Area of the Fenton Aquifer, public concern has existed about the relative proximity of the site (approximately 400 feet) to the mapped Level A Recharge Area since the Fenton River Wellfield draws water from the Fenton Aquifer and supplies drinking water to the University.

Although the MAA facility has been operated safely since it was established in 1989, the University recognizes the public concern that remains about the location of the facility within the Fenton River watershed and the drainage basin of the Willimantic Reservoir. Furthermore, the University recognizes that the Connecticut Council on Environmental Quality (CEQ) and the Office of Policy and Management (OPM) have recommended the relocation of the MAA facility outside of the public drinking water supply watershed.

The University has therefore decided to evaluate alternative sites for the MAA facility to address the public concern about the location of the existing facility within the public drinking water supply watershed. The evaluation includes the current site as a baseline for comparison with the other alternative facility locations.

While the existing MAA facility meets or exceeds state and federal requirements for safety and environmental protection, several issues exist with the design of the existing facility. The existing MAA facility design and site configuration reflects the evolution of the site from its previous use as a dog kennel to its current use as the University's centralized waste storage facility. Waste storage has been added and the facility upgraded over time in response to changes in the quantities and types of waste generated on the Storrs campus and to enhance security and working conditions at the facility. However, space is limited on the existing 0.43-acre site, which has resulted in less-than-ideal circulation and maneuverability for waste transport trucks and other vehicles. A newly constructed or relocated facility would benefit from a larger site area (0.75 acres) for improved vehicle circulation, including vehicle turn-around, parking, and access/egress. The existing MAA facility design is also not on par with state-of-the-art MAA facilities at other comparable research institutions.

Given the approximately 4,200 square feet of existing permanent structures and trailer storage, the existing MAA facility is sufficient to handle the quantities and types of wastes that are currently being generated at the Storrs campus. However, the existing facility will likely not meet future needs based on planned research growth at the University, including the planned extension of North Hillside Road and the creation of the UConn Technology Park on the North Campus, for which a master plan was recently prepared and design of the first development is underway. The technology park and other planned research growth at the Storrs campus will increase the demand for regulated waste storage at the MAA.

To address the identified design issues with the existing MAA facility and to plan for future waste storage needs, the University is considering the construction of a new, state-of-the-art MAA facility at either the site of the existing facility or at one of four alternative facility locations. The proposed facility is envisioned to consist of an enclosed, single-story building with state-of-the-art waste storage and handling areas, laboratory space, control room, loading and unloading areas, and bathrooms (*Figure 2*). The approximately 5,700 square-foot building would require an approximately 0.75-acre site for sufficient vehicle circulation and parking. Such a facility is estimated to cost between $3 million and $5 million, which is based on a detailed cost estimate for the building prepared by EarthTech in 2007, adjusted to 2013 dollars, as well as estimated costs for site work, decommissioning of the existing MAA facility, and administrative costs (insurance, legal fees, construction management, etc.).

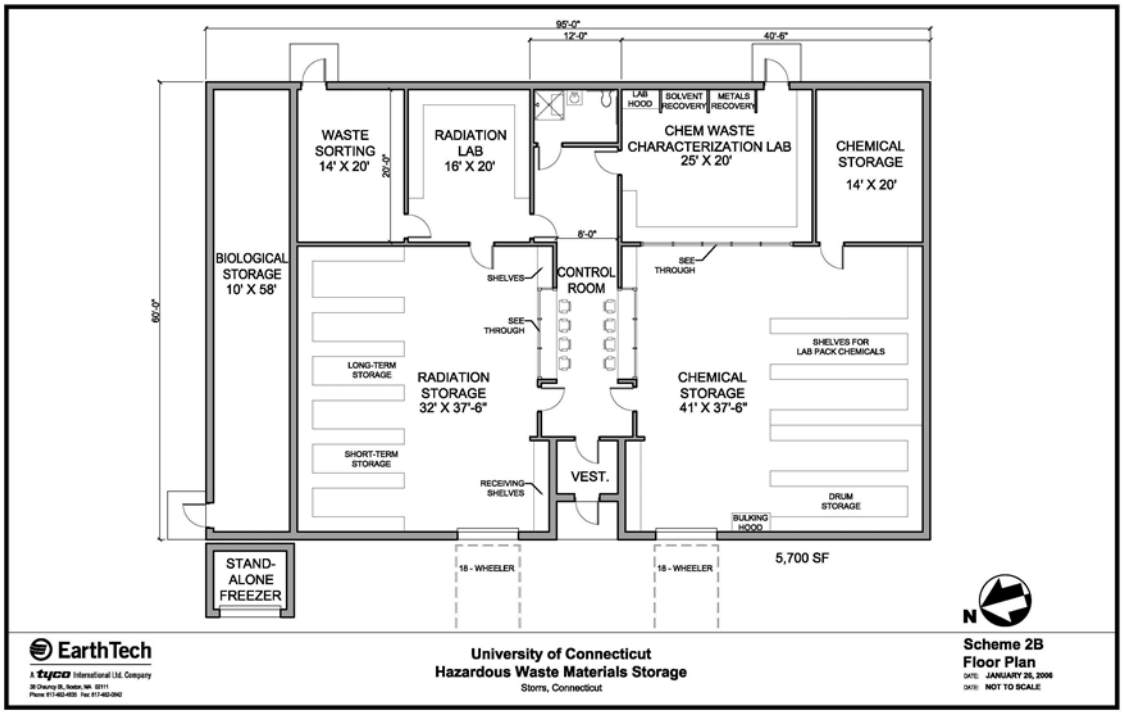

Figure 2. Typical Floor Plan for New MAA Facility

1.1.3 Previous Siting Studies

The University began evaluating options for relocating the existing MAA facility to a different on-campus site in 2003. With the help of a project advisory committee representing University and local stakeholders, UConn initially evaluated six alternative locations including the current location off Horsebarn Hill Road. The study report was completed in 2004 (SEA Consultants, Inc.) and identified a prioritized list of sites for the relocated MAA facility. Conceptual designs and layouts were prepared for the two highest-rated alternative sites: (1) adjacent to the Transfer Station and west of the WPCF, and (2) a parcel within the WPCF. The CEPA process was initiated for these sites, but the process was suspended when the sites became unavailable because a portion of the Transfer Station was being used for construction staging associated with the landfill cap construction, and plans had been developed for potential expansion of the WPCF and construction of a Reclaimed Water Facility in the area west of the WPCF.

A new preferred alternative site for the relocated MAA facility was identified in 2007/2008 to replace the two previous alternatives that had become unavailable. UConn met with OPM and the Connecticut Department of Environmental Protection (now called the Department of Energy and Environmental Protection) in June 2007 to discuss potential alternative sites near the two previous highest-rated sites and agreed to proceed with a site north of the Transfer Station. The CEPA process was initiated for the new site, but the process stalled once again because of public safety concerns. The EIE process was suspended in 2008.

The economic downturn in 2008 resulted in significant capital and operating budget cuts at the University, putting the MAA facility relocation efforts on hold. In 2012, UConn investigated the feasibility of relocating the MAA facility to the Depot Campus. However, because the Depot Campus is not contiguous with the Main Campus under RCRA, hazardous waste generated on the Main Campus cannot be transported and stored on the Depot Campus without a change in regulatory status, which would entail a significantly greater compliance burden and liability to the University. This option was therefore eliminated from further consideration.

In the spring of 2012, UConn initiated a new MAA facility siting study (and CEPA process), which is the subject of this report, following approval of the federal Environmental Impact Statement (EIS) for the North Hillside Road Extension. Approval of the EIS was an important regulatory milestone, allowing subsequent creation of a new gateway entrance to the University and development of the UConn Technology Park on the North Campus.

1.2 Advisory Committee

Similar to the 2004 study, a new advisory committee, referred to as the "Main Accumulation Area or MAA Siting Advisory Committee," was formed in May 2012 to assist UConn in identifying and evaluating potential MAA facility sites on the Storrs Campus, review and discuss the criteria that are used to evaluate each site, and recommend a preferred alternative location for the facility by ranking each alternative site according to the criteria.

The Advisory Committee members were selected to provide diverse perspectives and priorities and to promote a transparent, non-prejudicial advisory process. The MAA Siting Advisory Committee members included the following individuals:

- Patricia Bresnahan, UConn Institute of Water Resources
- David Dagon, Mansfield Fire Department
- Jean de Smet, Naubesatuck Watershed Council
- Jay Johnston, UConn Student Affairs/Residential Life
- Bill Lennon, Mansfield resident (Town Sustainability Committee)
- Mike Makuch, UConn Fire Department
- Rich Miller (Chair), UConn Office of Environmental Policy
- Linda Painter, Town of Mansfield, Director of Planning
- Ed Pelletier, Windham Water Works Commission
- Meg Reich, Willimantic River Alliance
- Hans Rhynhart, UConn Police Department

A series of five meetings were held with the Advisory Committee during the siting evaluation process. The meeting dates and objectives are summarized below. Notes prepared from the Advisory Committee meetings are provide in *Appendix A* of this report.

- Meeting #1 (June 19, 2012): Introduced the committee members, reviewed the purpose of the Advisory Committee, provided background information on the project, and introduced the site evaluation criteria
- Meeting #2 (June 27, 2012): Introduced the site evaluation criteria, reviewed the alternative site locations, and facilitated the selection of additional potential alternative sites
- Meeting #3 (July 25, 2012): Conducted site visits to each of the alternative sites under consideration
- Meeting #4 (October 18, 2012): Reviewed the scoring criteria and use of the scoring matrix in preparation for committee members to score the alternative sites following the meeting
- Meeting #5 (March 12, 2013): Reviewed and discussed the draft report, including the preferred/prioritized sites

Several other individuals, including the consultant team, interested members of the public, University staff, and a representative of CEQ attended one or more of the Advisory Committee meetings. These individuals included:

- Jason Coite, UConn Office of Environmental Policy
- Terence Monahan, UConn Environmental Health & Safety
- Kenneth Price, UConn Environmental Health & Safety
- Stefan Wawzyniecki, UConn Environmental Health & Safety
- Bill Wendt, UConn Director of Transportation and Logistical Services
- Fran Gast, UConn Office of University Planning
- Andrew Fournier, UConn Police Department
- Avery Yoshimine, Council on Environmental Quality
- Ruth Karl, Naubesatuck Watershed Council
- Erik Mas, Kristine Baker, and Philip Moreschi, Fuss & O'Neill, Inc.

2 Identification and Preliminary Screening of Alternative Sites

The UConn Office of Environmental Policy identified a preliminary list of alternative sites based on currently-available sites that had been evaluated previously in the 2004 study and subsequent evaluations in 2007/2008. Additional potential sites were discussed by the MAA Siting Advisory Committee at the first three Advisory Committee meetings. Campus-wide GIS maps were used to screen on-campus locations and identify sites with minimal physical, environmental, and public safety constraints that could potentially accommodate the proposed upgraded MAA facility, as described in *Section 1.1.2*. The following criteria were considered in the initial identification and screening of other potential sites:

- **Sites located on UConn-owned land on the main Storrs campus.** Sites located on UConn-owned land that is not contiguous with the main campus (i.e., Depot Campus, Spring Hill Farm, Spring Manor Farm) were not considered due to federal and state hazardous waste regulatory constraints associated with transport of hazardous waste between non-contiguous parcels (see the discussion under "Item 6 – Depot Campus Site" later in this section). Sites on the North Campus, which is contiguous with the main campus, were considered as viable locations (the proposed UConn Technology Park parcels, UConn Motor Pool, UConn Architectural and Engineering Services Building, UConn Water Pollution Control Facility sites including the former incinerator buildng, north of the UConn Transfer Station, F Lot, etc.).

- **Sites located outside of the core area of the campus.** Sites located within the core area of the campus were considered in the 2004 study due to the close proximity to academic and research laboratories and other waste generators. The Advisory Committee for the current study discussed potential consideration of core campus sites such as the Old Central Warehouse at the Science Quad (see the discussion under "Item 7 – Science Quad Site, Old Central Warehouse" later in this section). However, similar to the conclusions of the 2004 study, the Science Quad and other sites in or near the core campus were not recommended as suitable locations for the MAA facility due to the high population density and congestion in this area of the campus, reducing emergency response effectiveness and increasing potential for human health impacts and significant campus disruption in the event of an accidental release. For example, the I Lot adjacent to the UConn ice arena was also considered but discounted due to its close proximity to the residential neighborhood on Separatist Road, as well as existing and historical wetlands on and near the site. Sites within the core campus were therefore eliminated from further consideration.

- **Sites located outside of the public water supply watershed.** No new sites were considered within the Fenton River watershed or the drainage area associated with the Willimantic Reservoir due to public concerns about the proximity of the MAA facility location to public drinking water supplies. This criterion also eliminated much of the core campus, as well as sites east of Route 195.

The UConn Office of Environmental Policy, working closely with the Advisory Committee, University staff, and its consultant, provided information on the feasibility of alternative sites with respect to physical site constraints (e.g., slopes, wetlands, and soils), public health issues, public safety, and University planning initiatives. Site visits of the most viable alternative sites were conducted by the committee members during the third Advisory Committee meeting in July 2012.

The following alternative sites (*Figure 3*) were identified and further evaluated, with the goal of selecting up to six alternative sites, in addition to the existing MAA site, for a more detailed evaluation, as described in *Section 3* of this report.

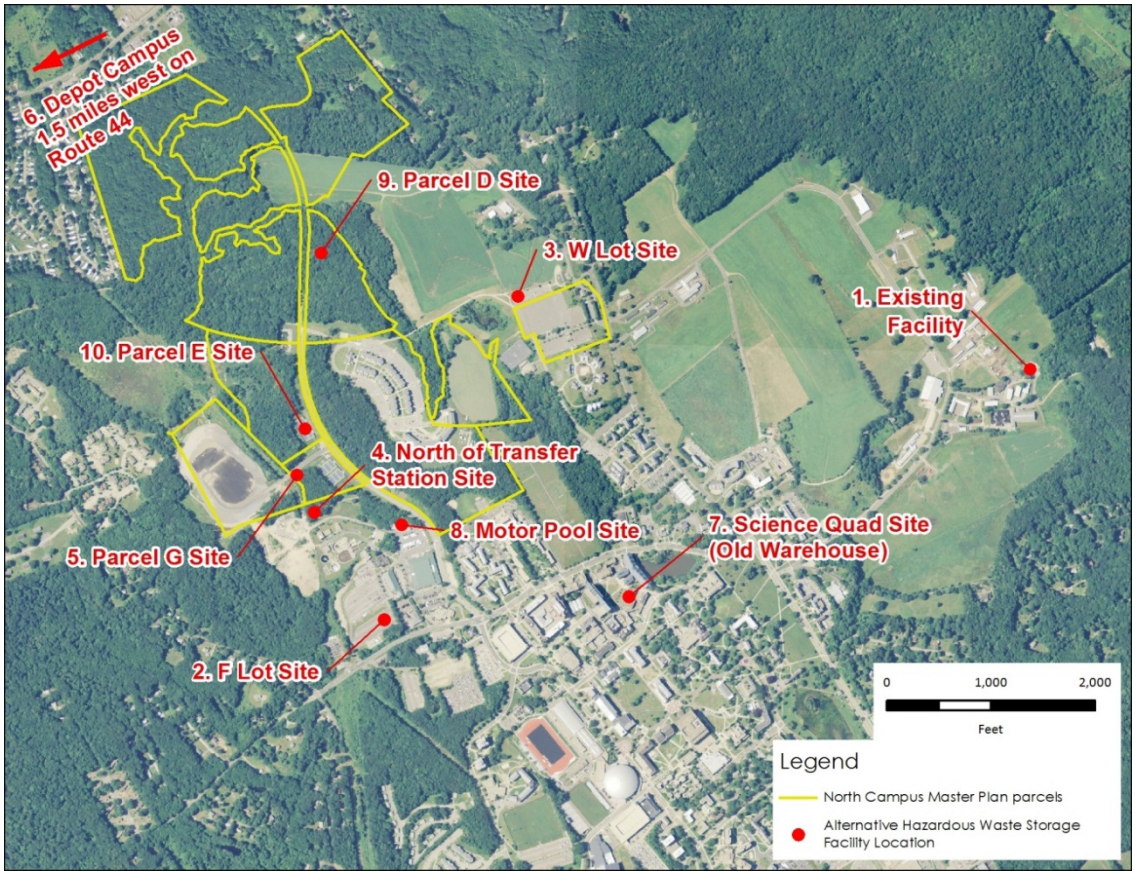

Figure 3. Preliminary Alternative Site Locations

1. Site of Existing MAA Facility

As described in *Section 1.1.1* of this report, the existing MAA facility is located near the southeast corner of Horsebarn Hill Road at the eastern limits of the Storrs campus. The existing 0.43-acre site consists of several permanent structures and trailer storage surrounded by perimeter fencing and a paved area for parking, truck access, and patrols. The facility is located within the Fenton River watershed (approximately 3,500 feet west of the Fenton River and separated from the river by the 440-acre Fenton Tract of the UConn Forest) and the drainage basin of the Willimantic Reservoir, which is located approximately 6 miles downstream of the site and is owned and operated by the Windham Water Works. The facility is also situated within approximately 400 feet of the mapped

Level A Recharge Area of the Fenton Aquifer. The Fenton River Wellfield draws water from the Fenton Aquifer and supplies drinking water to the University.

The primary advantages and disadvantages of this site that were considered by the Advisory Committee members included:

Advantages

- Facility has been operated safely by UConn at the existing site since its establishment in 1989
- Located at the eastern limits of the campus away from population centers
- Generally located downwind of population centers based on prevailing wind direction in the event of a fire or vapor cloud release

Disadvantages

- Relative close proximity of the site to public drinking water supplies, consistent with past public and agency concerns
- Limited space and poor circulation and maneuverability for waste transport trucks and other vehicles
- Distant from a majority of the points of waste generation, requiring longer transport routes and times

Two alternatives were considered for the existing site, including (1) upgrade of the existing MAA facility to a state-of-the-art facility as discussed in *Section 1.3* and (2) leaving the existing facility "as-is" in its current location, which represents the No-Action alternative as a baseline comparison.

2. F Lot Site

The UConn F Lot is located north of North Eagleville Road and west of LeDoyt Road, situated adjacent to an electrical substation and near the UConn Public Safety complex. The proposed MAA facility would be located in the southeast corner of the parking lot, outside of the limits of the former ash landfill that underlies a large portion of the F Lot, avoiding the need to disrupt the ash landfill liner system (located 18 inches below the existing ground surface) for construction of a new MAA facility.

The primary advantages and disadvantages of this site that were considered by the Advisory Committee members included:

Advantages

- Located outside public drinking water supply watershed or source area
- Located close to the UConn Public Safety complex, providing potentially short response times in the event of an incident at the MAA facility
- Located between existing waste generators on the main campus and potential waste generators at the proposed UConn Technology Park on the North Campus

Disadvantages

- Located close to the UConn Public Safety complex, potentially resulting in shutdown of the complex in the event of an incident at the MAA facility and disruption of campus-wide security
- Located relatively close to (40 to 50 feet from the southern edge of the parking lot) Eagleville Brook, although the parking lot is sloped towards the west and not directly towards Eagleville Brook
- Located in a mapped Natural Diversity Data Base (NDDB) area, which represents known locations of state listed species and significant natural communities
- A proposed underground electrical line has been re-routed around the perimeter of the parking lot to avoid the area potentially identified for the MAA facility. An existing underground telecommunications line that runs below the F Lot would have to be avoided to accommodate the MAA facility.
- Loss of some parking spaces, which are currently fully utilized
- Generally located upwind of population centers based on prevailing wind direction[1] in the event of a fire or vapor cloud release

The grassed area south of the pavement between the UConn and Connecticut Light & Power electrical substations was also considered at the suggestion of an Advisory Committee member during the site visits. This site has similar advantages and disadvantages as the southeast corner of the F Lot, in addition to the challenges of close proximity to both electrical substations as well as the intersection of the F Lot driveway and North Eagleville Road.

3. W Lot Site

The W Lot is located near the northern gateway entrance to the Storrs campus, west of Route 195 and north of Husky Village. The proposed MAA facility would be located in the northwest corner of the parking lot. Access to the site would be from the existing W Lot entrance along Route 195, across from the northern leg of Horse Barn Hill Road. The W Lot entrance and exit drives are configured to control traffic entering and exiting W Lot. A traffic light exists at the intersection of the W Lot driveway and Horsebarn Hill Road.
For the purpose of this siting evaluation, the Advisory Committee assumed that the extension of North Hillside Road to Route 44 will be completed, creating a new gateway entrance to the University and potential new waste transport routes between future waste generation sites on the North Campus and a relocated MAA facility. However, RCRA regulations restrict UConn waste collection vehicles to roadways along UConn property. Therefore, UConn waste collection vehicles would not be allowed to transport hazardous waste along Route 44 or Route 195 north of campus,

[1]Prevailing winds on the UConn, Storrs campus vary seasonally. Weather data is collected and maintained by the UConn Department of Natural Resources and the Environment (NRE) Water Resources Field Station, which is located near the existing MAA Facility off of Horse Barn Hill Road. Weather data collected at this station indicate that the annual prevailing wind direction for 2011 and 2012 is from the west and southwest. Localized wind direction also varies at different points on the campus depending on a variety of factors such as topography, tree cover, buildings, etc. Additional information regarding the prevailing wind direction is provided in the Scoring Matrix Guidance Document in *Appendix D*.

but instead would be required to use North Eagleville Road and North Hillside Road for transport of waste between future North Campus waste generation sites and a MAA facility located at the W Lot.

The primary advantages and disadvantages of this site that were considered by the Advisory Committee members included:

Advantages

- Located outside public drinking water supply watershed or source area
- Generally located downwind of population centers based on prevailing wind direction in the event of a fire or vapor cloud release

Disadvantages

- Distant from a majority of the points of waste generation, requiring longer transport routes and times. No existing or planned direct access routes to the proposed UConn Technology Park on the North Campus.
- History of accidents involving vehicles turning north onto Route 195 exiting the W Lot
- Loss of some parking spaces, which are currently fully utilized

4. North of Transfer Station Site

This site is located north of the UConn Water Pollution Control Facility and solid waste transfer station, east of the Connecticut Light & Power (CL&P) electrical utility corridor, and south of the Celeron Trail. As discussed in *Section 1.1.3*, the "North of Transfer Station Site" was the preferred site for a new hazardous waste storage facility in 2008 but was eliminated from further consideration due to concerns of UConn Public Safety given the close proximity of the site to the Celeron Trail and Lot C and heavy pedestrian traffic in this general area. Spring weekend, which has historically resulted in significant pedestrian traffic in this area, has not occurred in the last few years. As a result, public safety concerns have diminished, and the Advisory Committee chose to consider this site in the preliminary evaluation.

The primary advantages and disadvantages of this site that were considered by the Advisory Committee members included:

Advantages

- Located outside public drinking water supply watershed or source area
- Located between existing waste generators on the main campus and potential waste generators at the proposed UConn Technology Park on the North Campus
- The existing road leading to the site is used for truck access to the UConn transfer station and would provide secondary access to the UConn Reclaimed Water Facility

Disadvantages

- Would require widening of the existing access road
- Close proximity to Celeron Trail and C Lot (pedestrian traffic)
- Close proximity to CL&P overhead electrical utility lines

- Generally located upwind of population centers based on prevailing wind direction in the event of a fire or vapor cloud release

5. North Campus Parcel G Site

The proposed extension of North Hillside Road north to Route 44 will enable development of the UConn North Campus into a technology park and provide a new gateway entrance to the University. The research and technology uses that are proposed for the UConn Technology Park on the North Campus would generate regulated waste that may be stored at the UConn centralized MAA facility. Several sites on the future North Campus Technology Park were considered for a new MAA facility. North Campus Parcel G, a wooded parcel located between the existing North Hillside Road and C Lot, was identified as the most likely site for a relocated MAA facility on the North Campus as identified in the proposed Master Plan for the UConn Technology Park on the North Campus (2012). North Campus Parcels D and E were also considered in the Technology Park Master Planning process as potential locations for the MAA facility (see description of Sites 9 and 10 below).

The primary advantages and disadvantages of this site that were considered by the Advisory Committee members included:

<u>Advantages</u>

- Located outside public drinking water supply watershed or source area
- MAA facility located on the North Campus is consistent with the proposed North Campus Technology Park land use and master planning objectives
- Located between existing waste generators on the main campus and potential waste generators at the proposed Technology Park on the North Campus

<u>Disadvantages</u>

- Generally located upwind of population centers based on prevailing wind direction in the event of a fire or vapor cloud release
- Close proximity to Celeron Trail and C Lot (pedestrian traffic)
- Close proximity to CL&P overhead electrical utility lines

6. Depot Campus Site

The Depot Campus was preliminarily considered as a potential site for the MAA. As confirmed in an April 30, 2012 legal opinion provided by the Connecticut Department of Energy and Environmental Protection (CTDEEP), hazardous waste generated on the Main Campus cannot be transported and stored on the Depot Campus without UConn obtaining a RCRA treatment, storage, and disposal (TSD) permit under 40 CFR 270 and the corresponding state regulations because the two campuses do not meet the RCRA definition of "contiguous" sites (*Appendix B*). Since TSD facilities (also called TSDFs) have significantly greater regulatory compliance requirements, costs, and liability than hazardous waste generators that do not transport, store, or dispose of hazardous waste, it has been UConn's policy not to pursue TSDF status. It is also uncertain if CTDEEP would issue a TSDF permit to UConn. The Depot Campus (and other sites that are not contiguous with the main campus

such as Spring Hill Farm and Spring Manor Farm) was therefore eliminated from further consideration as a potential site for the relocated MAA facility.

7. Science Quad Site (Old Central Warehouse)

The Old Central Warehouse, located at the Science Quad on the main portion of the campus, was considered and evaluated in the 2004 siting study. The Science Quad was considered due to its close proximity to academic and research laboratories and other waste generators, but was not recommended as one of the preferred MAA facility locations since it is located in a highly congested and populated area of campus, reducing emergency response effectiveness and increasing potential for human health impacts and significant campus disruption in the event of an accidental release. After consideration in the current study, the MAA Siting Advisory Committee also dismissed the Science Quad site as a feasible alternative because the Old Central Warehouse will be demolished and replaced with a new building in the summer of 2013.

8. Motor Pool Site

The Advisory Committee identified the UConn Motor Pool (i.e., University vehicle maintenance facility), which is located on the west side of North Hillside Road and north of the Central Warehouse, as a potential site for the relocated MAA facility. Construction of a MAA facility at the Motor Pool site would require relocation of the Motor Pool operations. Because relocation of the Motor Pool is highly speculative at this time, the Motor Pool site is not considered a feasible alternative and was eliminated from further consideration. The UConn Architectural and Engineering Services Building, adjacent to the Motor Pool, was also suggested as a potential location for the MAA facility but was eliminated since it would also require relocation of the existing occupants, similar to the Motor Pool.

9 & 10. North Campus Parcels D & E Sites

As described previously, North Campus Parcels D and E were initially considered in the North Campus Technology Park Master Planning process as potential locations for the first Technology Park development (also known as the Innovation Partnership Building) and the relocated MAA facility. The North Campus Technology Park Master Planning process ultimately selected Parcel G as the preferred North Campus location for the MAA facility based on consideration of a number of factors including physical site constraints, environmental resources, and distance from the roadway to minimize vibration impacts on laboratory facilities caused by traffic along North Hillside Road. Parcels D and E were consequently eliminated from further consideration with the selection of Parcel G as the preferred North Campus location for the MAA facility.

2.1 Sites Selected for Further Evaluation

The Depot Campus, Motor Pool, Science Quad, and North Campus Parcels D and E sites were eliminated from further consideration by the Advisory Committee, as described in the previous section. The following alternative sites were therefore retained for further evaluation using the rating and ranking system described in *Section 3* of this report:

- Existing Location, As-Is (No Action)
- Existing Location, New MAA Facility
- F Lot Site
- W Lot Site
- North of Transfer Station Site
- North Campus Parcel G Site

3 Alternative Site Evaluation Methodology

The alternative MAA facility sites were evaluated in more detail following an approach similar to the evaluation method used in the 2004 siting study. A scoring matrix was developed in conjunction with the Advisory Committee as a semi-quantitative, multi-attribute rating and ranking tool designed to assist the Advisory Committee identify a ranked list of preferred sites. The scoring matrix is not a detailed risk assessment and therefore is not intended to quantify actual environmental or human health risk, which is beyond the scope of the evaluation. UConn and Fuss & O'Neill prepared and provided the Advisory Committee a guidance document on the use of the scoring matrix for evaluating alternative MAA facility sites (*Appendix C*). The following sections describe the evaluation criteria, scoring scale, and weight factors in the scoring matrix, as well as the technical and regulatory basis for the methodology.

3.1 Evaluation Criteria

The evaluation criteria from the 2004 study were selected for use in the current study, with some modifications recommended by UConn, Fuss & O'Neill, and the Advisory Committee. The following evaluation criteria and sub-criteria were considered in assessing a site's suitability for a MAA facility:

1. **Environmental/Ecological** – Proximity to plant and animal habitats, wetlands, & watercourses
2. **Public Health** – Proximity to homes, student housing, day care, academic/classroom buildings, and healthcare buildings
3. **Public Water Supplies** – Proximity to groundwater or surface water public water supplies
4. **Public Safety/Security and Accessibility** – Does the site minimize potential for accidental damage, flooding damage, vandalism or terrorist threats, and allow for timely emergency response and minimize disruption of campus activity in the event of a release?
5. **Planning Consistency and Land Use** – Is the site location in conformance with plans for future use and/or preservation and conservation, and does it complement surrounding land uses?
6. **Cost and Regulatory Considerations** – Capital costs associated with facility design and construction, including site access or utility improvements. Does the site allow for appropriate waste handling systems (e.g., loading docks), site interior circulation, cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and cost efficiencies in labor and equipment? Will the site location trigger additional permitting (e.g., wetlands, flood management) or reporting requirements?
7. **Traffic Safety/Circulation** – Does the site location minimize pedestrian/vehicle conflicts, accommodate efficient waste vendor access and egress from the campus, and minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)?

3.2 Scoring Method

The Advisory Committee members scored each site based on a numeric scale from 1 to 4 for each evaluation criterion and sub-criterion, with 1 reflecting the greatest potential impact and 4 reflecting the least potential impact. Scores could be assigned in half-point increments between 1 and 4 (i.e., 1.5, 2.5, and 3.5) for subjective evaluation criteria, at the discretion of each committee member, with the exception of the permitting sub-criterion, which was posed as a yes (1) or no (4) question.

Several of the evaluation criteria allowed for *quantitative* scoring using GIS mapping where potential impacts are associated with the proximity of the site to environmental resources, such as plant and wildlife habitat, wetlands & watercourses, and drinking water supplies or sensitive receptors, such as homes, student housing, day care, academic/classroom buildings, and healthcare facilities. GIS mapping for each of the alternative sites is provided in *Appendix C*. Recommended site-specific scores for these criteria were provided to the Advisory Committee members to assist in the scoring process. The scoring matrix guidance document in *Appendix D* contains the recommended scores and scoring basis for each alternative site.

Other evaluation criteria are inherently more subjective, and several factors were considered to determine an overall score. Advisory Committee members and staff from various UConn departments, including UConn Environmental Health & Safety, UConn Police and Fire Departments, and UConn Transportation Services identified factors to be considered by the Advisory Committee in assigning scores for some of the more subjective evaluation criteria.

Several of the evaluation criteria are comprised of sub-criteria, which were scored and weighted separately (i.e., potential risks are not averaged, which is a change from the 2004 study methodology). For example, within Criteria #1 (Environmental/Ecological), proximity to plant and animal habitats was scored and weighted separately from proximity to wetlands and watercourses, allowing greater scoring flexibility, while considering the potential impacts/risks to these types of resources independently.

3.3 Weight Factors

Weight factors were assigned to each evaluation criterion. Advisory Committee members were allowed to assign weight factors for particular evaluation criteria and sub-criteria, with several limitations:

- A minimum weight of 5% was required to be assigned to each of the 7 evaluation criteria to ensure that all criteria were factored into the scoring and to maintain the multi-attribute approach originally selected for the scoring methodology.
- The weights assigned to the 7 evaluation criteria were required to sum to 100%. Sub-criterion weights were allowed to vary between 0% and the maximum weight for that criterion.
- Once the evaluation criteria weights were determined by an Advisory Committee member, the weights were required to be used consistently for all of the sites evaluated by that Committee member.

3.4 Evaluation Criteria and Scoring Rationale

The following sections summarize the scoring rationale or thresholds for each of the evaluation criteria and sub-criteria. The basis for scoring of the quantitative evaluation criteria (e.g., distances determined from GIS mapping) is described in the scoring matrix guidance document in *Appendix D*.

3.4.1 Environmental/Ecological

Environmental and ecological considerations were evaluated based on proximity to plant and animal habitats, wetlands, and watercourses. The environmental and ecological evaluation criteria are presented in *Table 1*.

Table 1. Environmental/Ecological Evaluation Criteria

Subcategory	Criteria	Score
Natural Diversity Database (NDDB)	**Is the Site?**	
	Within a NDDB area	1
	Abutting a NDDB area	2
	<200 ft from a NDDB area	3
	>200 ft from a NDDB area	4
Wetlands and Watercourses	**Does/Is the Site?**	
	Contain wetland resources	1
	Within 150 ft buffer	2
	Less than 100 ft from buffer	3
	Greater than 100 ft from buffer	4
Notes: (1) 200 foot buffer from Natural Diversity Data Base (NDDB) area adopted from 2004 Study (2) 150 foot buffer from Wetland or Watercourse Boundary – consistent with Upland Review Area in the Town of Mansfield Inland Wetlands and Watercourses Regulations http://www.mansfieldct.gov/filestorage/1904/1932/2036/20120215_iwa_regs.pdf (3) 100 feet from wetland/watercourse buffer boundary adopted from 2004 Study, consistent with the outer 100 feet of a 250-foot riparian area associated with the wetland/watercourse		

3.4.2 Public Health

Public health considerations were evaluated based on proximity to existing or anticipated academic/classroom buildings, homes, or student housing. Proximity to homes, housing or day care facilities were considered separately from proximity to academic and healthcare buildings to allow Advisory Committee members the ability to assign different sub-criterion weights for each. The public health evaluation criteria are presented in *Table 2*. The distance thresholds were adopted from the 2004 siting study.

Table 2. Public Health Evaluation Criteria

Subcategory	Criteria	Score
Proximity to homes, student housing, or day care	**Does/Is the Site?**	
	Include a home, student housing, or day care	1
	Within 1/8 mile of homes, student housing, or day care	2
	Within 1/4 mile of homes, student housing, or day care	3
	Greater than 1/4 mile from homes or student housing, or day care	4
Proximity to academic and healthcare buildings	**Does/Is the Site?**	
	Include academic and healthcare buildings	1
	Within 1/8 mile of from academic and healthcare buildings	2
	Within 1/4 mile of from academic and healthcare buildings	3
	Greater than 1/4 mile from academic and healthcare buildings	4

3.4.3 Public Water Supplies

Potential impacts on public water supplies were evaluated based on proximity of each site to groundwater or surface water public water supplies. Level A Aquifer Recharge Area mapping for the Fenton Aquifer was used as the basis for the groundwater criterion, while proximity to the Fenton River watershed and associated surface waters/perennial streams was selected as the basis for the surface water criterion. The public water supplies evaluation criteria are presented in *Table 3*.

Table 3. Public Water Supplies Evaluation Criteria

Subcategory	Criteria	Score
Groundwater	**Is the Site?**	
	Within Level A of Public Water Supply (PWS)	1
	Within 500 ft of Level A boundary	2
	Between 500 and 1,000 ft of Level A boundary	3
	Greater than 1,000 ft from Level A boundary	4
Surface Water/Reservoir	**Is the Site?**	
	Within 250 ft of reservoir	1
	Within 1/8 mile of perennial stream in PWS watershed	2
	Within 1/4 mile of perennial stream in PWS watershed	3
	Greater than 1/4 mile or not in PWS watershed	4
Notes: (1) Level A mapping defines the land area contributing ground water to the public water supply well field. 500 feet from mapped Level A boundary is based on Guidance for the Submission of Applications to Lower Groundwater Quality Classifications to Class GB, as Provided for in the Groundwater Quality Standards, Modified August 2012, Connecticut Department of Energy and Environmental Protection, which references the 500-foot distance to the GB boundary. 1,000 feet proposed as an additional threshold for distance from the mapped Level A boundary.		

3.4.4 Public Safety/Security and Accessibility

The public safety/security and accessibility evaluation criteria were adapted from the 2004 siting study (*Table 4*). The criteria were modified to provide a more quantitative basis for scoring compared to the original criteria used in the 2004 study. The public safety/security and accessibility criteria

consider a range of issues related to the potential for natural, accidental and intentional site damage and emergency response, based on input from the UConn Police and Fire Departments. These factors are described in the scoring matrix guidance document in *Appendix D*.

Table 4. Public Safety/Security and Accessibility Evaluation Criteria

Does the site?	
(a) Minimize potential for accidental damage (b) Minimize potential for flooding damage (c) Minimize potential vandalism or terrorist threats (d) Allow for timely emergency response (e) Minimize disruption of campus activity in the event of a release	
Criteria	**Score**
Meets 1 or fewer measures for public safety/access	1
Meets 2 measures for public safety/access	2
Meets 3 measures for public safety/access	3
Meets 4 or more measures for public safety/access	4

3.4.5 Planning Consistency and Land Use

The planning and land use evaluation criteria (*Table 5*) address consistency of a MAA facility with state, local and campus planning. At the state level, the Conservation & Development Policies Plan for Connecticut, 2005-2010 was considered. The Draft Conservation & Development Policies Plan for Connecticut, 2013-2018 was not considered since the document was in draft form at the time of the evaluation. The Mansfield Plan of Conservation and Development (2006) was considered for consistency with local planning. The conservation and development priorities in the Windham Regional Land Use Plan (2010) that are applicable to siting of a MAA facility on the UConn campus are generally consistent with the policies contained in the State C&D Policies Plan and the Mansfield Plan of Conservation and Development and therefore. The Windham Regional Land Use Plan was therefore not considered in the planning and land use evaluation criterion. The following University campus planning documents were also considered:

- UConn Storrs Campus Master Plan Update (2006)
- North Campus/Depot Campus Outlying Parcels Master Plan (2000)
- East Campus Plan of Conservation and Development (2004)
- North Campus Technology Park Master Plan (2012).

Table 5. Planning Consistency and Land Use Evaluation Criteria

Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses?	
(a) State Plan (b) Local Plan (c) Campus Plans	
Criteria	**Score**
Inconsistent with state, local, and campus plans	1
Consistent with 1 of the 3 plan types	2
Consistent with 2 of the 3 plan types	3
Consistent with state, local, and campus plans	4

Applicable elements of the planning documents considered are summarized in the scoring matrix guidance document in *Appendix D*, along with the consistency of the alternative MAA facility sites with state, local, and campus planning and the associated scoring basis for each site.

3.4.6 Cost and Regulatory Considerations

Costs and regulatory issues were addressed by considering three evaluation sub-criteria including (1) capital costs associated with facility design and construction (including site access or utility improvements), (2) operational efficiency and cost, and (3) regulatory requirements (*Table 6*). Site-specific cost considerations and regulatory requirements for each site were identified by UConn and Fuss & O'Neill (*Appendix D*) to assist the Advisory Committee with the scoring process. UConn Environmental Health & Safety personnel provided input on operational-related cost considerations to further inform the scoring process.

Table 6. Cost and Regulatory Considerations Evaluation Criteria

Capital Cost	**Capital costs associated with facility design and construction, including site access or utility improvements.**	
	Does the site involve?	
	(a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building	
	Criteria	**Score**
	Involves 4 or more of the above capital cost considerations Involves 3 of the above capital cost considerations Involves 2 of the above capital cost considerations Involves 1 or none of the above capital cost considerations	1 2 3 4
Operational Efficiency and Cost	**Does the site allow for?**	
	(a) Appropriate waste handling systems (e.g., loading docks) (b) Site interior circulation (c) Cost efficiencies associated with impacts on existing infrastructure, facilities, or land use (d) Cost efficiencies in labor and equipment	
	Criteria	**Score**
	Meets 1 or fewer measures for operational efficiency and cost Meets 2 measures for operational efficiency and cost Meets 3 measures for operational efficiency and cost Meets all 4 measures for operational efficiency and cost	1 2 3 4
Regulatory Requirements	**Will the site location trigger permitting requirements (e.g., wetlands or flood management)?**	
	Criteria	**Score**
	Yes -- -- No	1 -- -- 4

3.4.7 Traffic Safety/Circulation

Traffic safety and circulation are addressed by the evaluation criteria in *Table 7*. These criteria reflect input from the UConn Police and Fire Departments and UConn Transportation Services and consider pedestrian/vehicle conflicts in the vicinity of the MAA facility and waste transport routes, waste vendor access and egress, and the distance traveled on campus roads for internal waste pickups and deliveries.

Table 7. Traffic Safety/Circulation Evaluation Criteria

Does the site Location?	
(a) Minimize pedestrian/vehicle conflicts (b) Accommodate efficient waste vendor access and egress from the campus (c) Minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)?	
Criteria	**Score**
Meets 0 measures for traffic safety/circulation	1
Meets 1 measure for traffic safety/circulation	2
Meets 2 measures for traffic safety/circulation	3
Meets all 3 measures for traffic safety/circulation	4

4 Results

As described in the previous section, the alternative MAA facility sites were independently scored by each member of the Advisory Committee using the scoring matrix and scoring matrix guidance document. The scoring matrix spreadsheets that were completed by each committee member are provided (anonymously) in *Appendix E*, along with a summary table of scores and ranks assigned by each committee member for each site. The overall results of the Advisory Committee scoring process are summarized in *Table 8*, including the average and range of scores assigned to each site. The sites are also ranked in order of priority based on their average score, with the highest average score corresponding to the highest-rated site.

Table 8. Site Scoring Results Summary

Site	Rank	Average Score	Score Range
North Campus Parcel G Site	1	362	327.5 - 390
W Lot Site	2	348	315.5 - 380
North of Transfer Station Site	3	327	212.5 - 390
F Lot Site	4	306	207.5 - 375
Existing Location, New Facility	5	261	200 - 337.5
Existing Location, As-Is	6	249	190 - 272.5

Table 9. Evaluation Criteria Weight Factors Summary

Evaluation Criteria	Average Weight	Range of Assigned Weights
1. Environmental/Ecological	**13.8%**	**5.0% - 20.0%**
NDDB	5.7%	
Wetlands and Watercourses	8.1%	
2. Public Health	**11.4%**	**5.0% - 20.0%**
Proximity to homes, student housing, or day care	6.2%	
Proximity to academic and healthcare buildings	5.2%	
3. Public Water Supplies	**23.6%**	**5.0% - 35.0%**
Groundwater	12.0%	
Surface Water/Reservoir	11.6%	
4. Public Safety/Security and Accessibility	**16.0%**	**5.0% - 40.0%**
5. Planning Consistency and Land Use	**12.2%**	**5.0% - 30.0%**
6. Cost and Regulatory Considerations	**9.8%**	**5.0% - 15.0%**
Capital Cost	3.7%	
Operational Efficiency and Cost	3.8%	
Regulatory Requirements	2.3%	
7. Traffic Safety/Circulation	**13.3%**	**9.0% - 25.0%**

As shown in *Table 8*, the North Campus Parcel G site was the highest-rated site, while the lowest-rated site was the existing MAA facility location, with the No Action alternative (Existing Location, As-Is) receiving the lowest overall score. *Table 9* summarizes the average and range of weight factors that were assigned by the Advisory Committee to the evaluation criteria and sub-criteria, which reflect the relative priorities and importance of various evaluation criteria in the Advisory Committee's decision-making process. The public water supply criterion was assigned the highest average weight (23.6%), followed by the environmental/ecological criterion (13.8%) and traffic/safety and circulation (13.3%). Cost and regulatory considerations were assigned the lowest average weight (9.8%).

Scoring for each site is discussed in the following sections.

4.1 North Campus Parcel G Site

The North Campus Parcel G site was the highest-rated site (ranked 1st), with an average score of 362 and a scoring range of 327.5 to 390. The Parcel G site was also individually scored as the highest-rated site by 10 of the 11 Advisory Committee members.

The consistently high overall scores for the Parcel G site reflect its relatively low potential for ecological, public health, and public water supply impacts. The site is located greater than 200 feet from a mapped NDDB Area and is outside of the 150-foot buffer to wetlands and watercourses. The site is located less than ¼ mile from the Charter Oak Apartments but greater than ¼ mile from academic buildings. The Parcel G Site is also located outside of a public water supply watershed and greater than 1,000 feet from the mapped Level A Recharge Area associated with the Fenton Aquifer.

The North Campus Parcel G Site received an average score of 3.5 for the public safety/security and accessibility criterion, while the other sites received scores of 2.4 to 3.5 for this criterion. Parcel G also scored favorably compared to the other sites relative to operational efficiency and costs and traffic safety and circulation since the site is removed from the main campus area and will have transportation access and egress from North Hillside Road.

4.2 W Lot Site

The W Lot site was the second-highest rated site (ranked 2nd), with an average score of 348 and a scoring range of 315.5 to 380. The W Lot site is within 200 feet of a mapped NDDB Area and is approximately 220 feet from mapped wetlands. The site is situated less than ¼ mile from single-family homes on Storrs Road and the Husky Village Residential Buildings, and greater than ¼ mile from academic buildings. The W Lot site is also located outside of a public water supply watershed or groundwater recharge area. Overall, the W Lot Site scored slightly lower than the North Campus Parcel G site on the environmental/ecological criteria. One Advisory Committee member scored the W Lot site as the highest-rated site as a result of the large percentage of weight (40%) assigned to the public safety/security and accessibility evaluation criterion and assigning a maximum score of 4 to this criterion.

4.3 North of Transfer Station Site

The North of Transfer Station site was the 3rd highest-rated site, with an average score of 327 and a scoring range of 212.5 to 390. Similar to the North Campus Parcel G site, the site is located greater than 200 feet from a mapped NDDB Area and is outside of the 150-foot buffer to wetlands and watercourses. The site is also located less than ¼ mile from the Charter Oak Apartments but greater than ¼ mile from academic buildings. The site is also located outside of a public water supply watershed or groundwater recharge area. The site received lower scores in terms of public safety/security and traffic circulation due to its proximity to the Celeron Trail and C Lot.

Six Advisory Committee members scored the North of Transfer Station site as the highest-rated site (tied with the Parcel G site). However, other committee members scored this site as one of the lowest-rated sites due to public safety/security concerns, resulting in an overall rank of 3, slightly behind the W Lot site.

4.4 F Lot Site

The F Lot site was rated 4th overall, with an average score of 306 and a scoring range of 207.5 to 375. The F Lot Site is within a mapped NDDB Area and is relatively close to Eagleville Brook and associated wetlands. The site is also approximately 0.17 miles from single-family residences on Hunting Lodge Road and the Northwest Residence Halls. The F Lot site is also located outside of a public water supply watershed or groundwater recharge area. The site scored low in terms of capital costs due to the additional costs associated with the existing underground electric and telecommunication lines. The site also scored low relative to public safety/security due to the close proximity of the site to the existing UConn Public Safety Complex and the potential disruption of campus-wide public safety services in the event of an incident at a MAA facility located at the F Lot site.

4.5 Existing Location (New Facility and As-Is)

Both of the alternatives involving the location of the existing MAA facility – an upgraded facility and leaving the existing facility "as-is" – received significantly lower average scores than an upgraded MAA facility at the other alternative sites. The primary reasons for the lower scores were the location of the site within the public drinking water supply watershed and inconsistency with state and local planning relative to public water supply issues, as well as the relatively high weights that were assigned to these factors. While several committee members scored the existing facility location higher than several of the other alternative sites due to public safety/security considerations, the majority of the committee members scored the existing facility location lower than the other sites for the previously-stated reasons.

An upgraded MAA facility at the existing site received an average score of 261 and a scoring range of 200 to 337.5, while the existing facility "as-is" alternative (i.e., No Action) received an average score of 249 and a scoring range of 190 to 272.5. The No Action alternative scored higher in terms of capital costs and regulatory requirements, although several committee members scored a new facility at the existing location higher than the No Action alternative in terms of public safety/security and accessibility and operational efficiency and cost.

5 Recommendations

Based on the results of this evaluation, the order of priority for the various site alternatives is as follows, which reflects the average ratings and rankings by the Advisory Committee:

1. North Campus Parcel G Site
2. W Lot Site
3. North of Transfer Station Site
4. F Lot Site
5. Existing Location, New Facility
6. Existing Location, As-Is (No Action)

The highest-rated alternative is a relocated, upgraded MAA facility on the North Campus Parcel G site. This alternative is recommended for further site-specific evaluation through preparation of an Environmental Impact Evaluation (EIE) pursuant to the Connecticut Environmental Policy Act (CEPA). If necessary, the other potential MAA facility sites that were evaluated in this study may be considered as alternatives to the North Campus Parcel G site, in the above order of priority, pending the findings of the EIE and future availability of the site.

Appendix A

Meeting Notes

Slide Presentations, Sign-in Sheets, and other materials referenced in the Meeting Notes can be accessed at: http://www.envpolicy.uconn.edu/eiestorage.html

FUSS & O'NEILL

MEETING NOTES

DATE: June 19, 2012 (4:30 – 6:00 PM)

SUBJECT: University of Connecticut
Main Accumulation Area EIE
Siting Advisory Committee Meeting #1

ATTENDEES: See attached sign-in sheet

Patricia Bresnahan	Rich Miller
Jason Coite	Terence Monahan
David Dagon	Linda Painter
Jean de Smet	Ed Pelletier
Jay Johnston	Kenneth Price
Bill Lennon	Meg Reich
Mike Makuch	Bill Wendt
Erik Mas	Avery Yoshimine

The following items highlight the major topics of discussion during Siting Advisory Committee Meeting #1. The objective of the meeting was to introduce the committee members, review the purpose of the advisory committee, provide background information on the project, introduce the site evaluation criteria, and facilitate open discussion by the committee members. University of Connecticut Office of Environmental Policy staff presented additional project-related information in a Powerpoint slide presentation. A copy of the slide presentation is attached.

1. Meeting Agenda

2. Introductions and Purpose of Advisory Committee

3. Project Background

    a. Main Accumulation Area (MAA)

        - The current site of the MAA was initially used as a dog kennel in the late 1980s. The facility was subsequently converted into the University's centralized waste storage facility and eventually expanded over time into the current facility.
        - The MAA has not experienced a release or any break-ins according to UConn Environmental, Health, and Safety (EHS) personnel.
        - All storage areas of the MAA have secondary or tertiary containment.
        - There is currently no secondary containment for waste loading/unloading operations. The EIE should address secondary containment for loading/unloading at the existing MAA and alternative MAA sites.

- The MAA is equipped with various security measures, including locked enclosures, perimeter fencing with barbed wire and a locked gate, and an alarm/security system connected to a central dispatch unit.
- The existing MAA has sufficient capacity to serve the current needs of the campus.
- Regulated waste stored at the MAA is transported by commercial waste haulers to licensed disposal facilities. The commercial transport trucks are regulated by the U.S. Department of Transportation and meet the stringent USDOT hazardous waste transporter requirements.
- The Storrs campus has numerous hazardous waste satellite accumulatuion areas (i.e., points of generation) throughout the campus primarily associated with UConn laboratories and other facility operations. Approximately 1,000 satellite accumulation areas are believed to exist on the campus. State and federal hazardous waste regulations limit the amount of hazardous waste stored at satellite accumulation areas (less than or equal to 55 gallons) and the maximum duration of storage, as well as impose requirements for the design of the storage area and other regulatory controls.
- Source reduction of chemicals (i.e., green chemistry) was suggested as an approach to reduce the quantity of hazardous waste generated and managed at the MAA. Centralization of chemical inventory and storage could potentially reduce the usage of certain chemicals on the campus, although research grant stipulations can be an impediment to sharing of chemicals by different research groups on campus.
- Emergency response procedures for the MAA are described in the facility's contingency plan and involve significant coordination between UConn EHS, the UConn Police Department, and both the UConn and Mansfield fire departments.
- If a release of regulated waste occurs during transport of waste to or from the MAA by UConn or commercial vehicles, the first responder responsibilities are dictated by the jurisdiction of the release location (i.e., town or University property), although the response procedures would be similar regardless of the first responder.
- The 2004 Hazardous Waste Facility Comparative Site Study considered terrorist threats in the site selection evaluation criteria. Threats associated with terrorism and malicious damage to the MAA should be considered in more detail in the current study. For example, how would fire fighting wastewater be managed in the event of a fire at the MAA?
- As part of Homeland Security requirements, UConn is required to inventory and report lists of chemicals stored and used at the University.
- Chemical hazardous wastes stored at the MAA are typically picked up for transport off-site monthly. Biological wastes are typically removed every second week, and low-level radioactive waste is typically removed once every 12 to 15 months.

b. North Campus Master Planning

- Siting the MAA on the North Campus could potentially locate the facility close to new research/technology facilities on the North Campus that would generate regulated waste. Other than the first project (Innovation Partnership Building), which would be developed

by UConn, the other North Campus parcels are anticipated to be developed by private entities through a long-term land lease with the University. A potential concern is that siting the MAA on the North Campus may make the parcels less desirable for development by outside companies, particularly those that may have strict tolerances associated with noise, vibration, truck traffic, etc., such as clean laboratories.

- The proposed partnership between Jackson Laboratory and the UConn Health Center in Farmington was discussed as an example of the type of University-private partnerships that are envisioned for the North Campus technology park.
- The future North Campus technology park may increase the demand for regulated waste storage at the MAA. Large private companies/regulated waste generators located on the North Campus would likely have their own waste management storage facilities and procedures and would not rely on the UConn MAA. These larger companies would have their own MAAs and the vibration, truck traffic issues, etc. would be present during waste pickup activities. Smaller Technology Incubation Program (TIP) companies are required to be Conditionally Exempt Small Quantity Generators (CESQG), and have no Connecticut State waste ID number. UConn would pick up their waste, store it separately, and ship it separately.
- The efforts of the MAA Siting Advisory Committee should be coordinated with the ongoing North Campus Master Planning efforts. Rich Miller sits on both committees and will reach out to the North Campus Master Plan project team to provide additional input on the feasibility of the North Campus as a viable location for the MAA.

c. Resource Mapping - Watershed Boundaries

- The watershed boundary that divides the Willimantic and Fenton River watersheds is a critical parameter in the evaluation of alternative sites for the MAA. The existing location of the MAA is within the Fenton River watershed, which is a public drinking water supply watershed, posing a potential threat to water supplies in the event of a release from the facility. A key criterion is to locate the facility outside of the Fenton River watershed. The Willimantic and Fenton River watershed boundary passes through the UConn campus. Accurate representation of this boundary is therefore critical to selection of alternative sites on the campus.
- Swan Lake, located in front of the chemistry building along North Eagleville Road, drains in two different directions via two separate outlet structures, depending on the water level in the lake. The Willimantic/Fenton River watershed boundary shown on the CTDEEP basin mapping is inaccurate because it does not reflect the actual design and operation of the Swan Lake and associated drainage system. The watershed boundary was studied and refined during development of the Eagleville Brook Total Maxmum Daily Load (TMDL). The current study and EIE should use the more accurate and correct watershed boundary in the vicinity of Swan Lake, as documented in the Eaglevile Brook TMDL study report.

d. Other Potential Alternative Sites for the MAA

- The advisory committee members asked about the feasibility of locating the MAA on the site of the current Architecture and Engineering Services/Facilities Management building, near the incinerator building and former ash landfill. UConn Office of Environmental Policy staff believe that the liner over the former ash landfill (which covers much of the F-Lot and surrounding area) restricts the development potential of this area for a new MAA facility due to cost and environmental concerns. The advisory committee questioned this restriction. UConn will further investigate the feasibility of building a new MAA facility on or in the vicinity of the F-Lot/former ash landfill.
- The advisory committee asked about the minimum land area and building footprint requirements for the MAA facility. The current study is evaluating a facility consisting of approximately 5,500 square feet on a generic ¾-acre site, used consistent with the University's existing facility.
- The advisory committee asked if there are specific state or federal regulatory siting criteria or guidelines (i.e., setbacks from buildings, property lines, compatibility with adjacent land uses, proximity to environmental resources and public health receptors, etc.) for siting a new MAA facility in Connecticut. UConn and Fuss & O'Neill will provide further information on this issue at the next advisory committee meeting.
- The Depot Campus was previously considered as a potential site for the MAA. As confirmed in a legal opinion provided by CTDEEP, hazardous waste generated on the Main Campus cannot be transported and stored on the Depot Campus without UConn obtaining a RCRA treatment, storage, and disposal (TSD) permit under 40 CFR 270 and the corresponding state regulations because the two campuses do not meet the RCRA definition of "contiguous" sites.
- The advisory committee asked if it is feasible for UConn to obtain a TSD permit, thereby allowing the MAA to be sited on the Depot Campus. TSD permits are required for commercial waste management companies that transport, store, and dispose of hazardous waste. TSD facilities (also called TSDFs) have significantly greater regulatory compliance requirements, costs, and liability than hazardous waste generators that do not transport, store, or dispose of hazardous waste. It is doubtful that CTDEEP would issue a TSDF permit to UConn. It has been UConn's policy not to pursue TSDF status. UConn will provide further information on this issue at the next advisory committee meeting.
- The 2004 study advisory committee used campus-wide property boundary mapping to help identify other portions of the UConn campus that may be suitable as alternative sites for the MAA facility. A similar screening approach using campus-wide GIS mapping will be discussed at the next advisory committee meeting.

4. Next Steps

- Several handouts (evaluation criteria, scoring matrix, etc.) were distributed to the advisory committee members for review prior to the next meeting.
- The next siting advisory committee meeting (Meeting #2) is scheduled for June 27, 2012 at 4:00 PM. The purpose of Meeting #2 will be to address questions raised during Meeting #1, review the site selection evaluation criteria, review the existing setting and conditions of the 5 remaining alternative sites, as well as discuss other potential alternative sites.
- Meeting #3, which will include site visits of the alternative sites, will be held between July 23 and August 3, 2012. The exact date for the meeting will be confirmed at the next meeting.

FUSS & O'NEILL

MEETING NOTES

DATE: June 27, 2012 (4:00 – 6:45 PM)

SUBJECT: University of Connecticut
Main Accumulation Area EIE
Siting Advisory Committee Meeting #2

ATTENDEES: See attached sign-in sheet

Kristine Baker	Terence Monahan
Patricia Bresnahan	Phil Moreschi
Jason Coite	Linda Painter
Jean de Smet	Ed Pelletier
Fran Gast	Meg Reich
Bill Lennon	Hans Rhynhart
Mike Makuch	Avery Yoshimine
Rich Miller	

The following items highlight the major topics of discussion during Siting Advisory Committee Meeting #2. The objective of the meeting was to follow-up on Meeting#1 issues, introduce the site selection evaluation criteria, review the alternative site locations, and facilitate the selection of additional potential alternative sites. Fuss & O'Neill and University of Connecticut Office of Environmental Policy (OEP) staff presented the majority of this information in a PowerPoint slide presentation. A copy of the slide presentation is attached. Information that was presented during the meeting which appears in the slides is not repeated in these meeting notes.

1. Topics Related to Meeting #1
   - The advisory committee noted that the purpose of the committee and basis for evaluation of alternative sites was not included in the meeting notes from Meeting #1. OEP staff explained that the committee purpose and evaluation of alternative sites from previous studies was covered in the slides from Meeting #1, which are incorporated into the meeting materials that are available to the committee on the Fuss & O'Neill FTP site. Information that is presented on the meeting slides is not repeated in the meeting notes.
   - The advisory committee requested that the meeting agenda be sent to the committee prior to each meeting.
   - Concerns over the Connecticut Environmental Policy Act (CEPA) process were raised regarding how many alternatives would be discussed and examined in the Environmental Impact Evaluation (EIE). The OEP staff clarified that the CEPA process will examine up to six alternatives that will be included in the EIE. Each alternative will be addressed in varying levels of detail in the EIE, commensurate with the potential environmental impacts of each alternative.
   - The advisory committee distributed copies of the May 23, 2012 letter from Karl Wagener, Executive Director, Connecticut Council on Environmental Quality (CEQ).

2. Slide Presentation Discussion
    - The Fuss & O'Neill FTP site will be used to disseminate materials from the meetings by emailing a link to the FTP site as soon as possible following each meeting but typically within one week of each meeting.
    - It was agreed that the advisory committee members may share the FTP link with members of the public; however, the files will not be available through a separate project website.
    - Clarification was made that the CEPA process for this latest iteration of the project, including an early scoping process, has not yet begun. The advisory committee requested that it be made clear in the CEPA early scoping notice that the previous 2004 and 2008 CEPA processes have been abandoned, and that the CEPA process for the project is being re-started.
    - Clarification was made by OEP that although it was determined in 2003 that if the proposed MAA were to be sited outside of the Fenton River Watershed, the CEPA process would not be required, UConn has made the decision to prepare an EIE regardless of the Preferred Alternative location, within or outside of the Fenton River watershed.
    - Fran Gast from the project team developing the Technology Park Master Plan addressed the potential to site the MAA in the North Campus area. She noted that the team is currently in the "pre-design" phase and has not excluded the option to site the MAA in the North Campus area. She discussed a few issues related to the siting of the MAA in the North Campus area, including buildings proposed for the technology park that house equipment sensitive to vehicle vibration and electromagnetic interference. As shown on slide #7 in the PowerPoint presentation, the orange shading represents areas sensitive to vehicle vibration, and the blue shading represents areas sensitive to electromagnetic vibrations. She mentioned that there are many possible mitigation measures that can be used to protect the equipment to allow uses such as the MAA to co-exist in the technical park.
    - Clarifications were made regarding the definition of a contiguous property under the RCRA regulations, including the discussion of the April 30, 2012 letter from CTDEEP. The advisory committee distributed copies of the February 13, 1992 letter from CTDEEP.
    - A public safety representative noted that although siting the MAA in the center of campus would be close to waste generators, he would prefer the MAA away from population centers because of the need to evacuate numerous academic buildings and occupied buildings in the event of an emergency. He also indicated that transportation of the waste is highly regulated, minimizing the risk of a spill or release during transport to the MAA.
    - Site Selection Criteria – the proposed site selection criteria are adapted from the site selection criteria used in the 2003-2004 study. The criteria are based on the same 8 major categories used in the 2003-2004 study, with the following modifications to the selection criteria definitions, scoring, and data sources, where indicated:
        - Environmental/Ecological Impact – no changes proposed
        - Public Health Impact – propose addition of proximity to health care and day care facilities

- Public Water Supplies – for the groundwater sub-category, propose use of 500 feet rather than 400 feet from mapped Level A boundary based on the groundwater reclassification guidance to GB groundwater, which references the 500 foot distance to the GB boundary. Also propose the use of 1,000 feet as an additional threshold for distance from the mapped Level A boundary, and elimination of the Level B boundary threshold used in the previous study since Level A mapping has now replaced the former Level B preliminary boundary.
- Public Safety/Security and Accessibility – propose the addition of potential flood damage threat and more quantitative scoring thresholds
- Planning Consistency and Land Use - propose more quantitative scoring thresholds and updated planning documents
- Operational Efficiency & Cost - propose more quantitative scoring thresholds; the addition of cost efficiencies associated with impacts on existing infrastructure, facilities, or land use; and elimination of staff oversight from proximate locale since the proposed facility concept includes on-site offices regardless of location
- Traffic Safety/Circulation - propose more quantitative scoring thresholds
- Regulatory Requirements – no changes proposed

The advisory committee suggested the following additional modifications to the site selection criteria:

- Environmental/Ecological Impact - no further changes suggested
- Public Health Impact
  - Remove "future" considerations
  - Break this category up into 2 subcategories (a) residential buildings/land uses and (b) academic buildings/land uses; allow subcategory weight percentages to be decided by advisory committee in lieu of averaging the scores.
  - The infirmary should be considered an academic building since it is not a 24-hour care facility
- Public Water Supplies
  - Again, the advisory committee suggests that subcategories should have separate weighted percentages such that e.g., groundwater may be considered more than surface water (or vice versa) in lieu of averaging the scores
- Public Safety/Security and Accessibility- no further changes suggested
- Planning Consistency and Land Use
  - The advisory committee has concerns that not all of the available planning documents are being considered here – especially the 2010 Windham Regional Land Use Plan.

    - The Draft Plan of Conservation and Development (POCD) should be considered as well as the 2005-2010 POCD.
  - Operational Efficiency & Cost - no further changes suggested
  - Traffic Safety/Circulation – no further changes suggested
  - Regulatory Requirements - no further changes suggested
- Review of Alternative Sites
  - The Federal Emergency Management Agency (FEMA) Flood Zones are outdated and may unfairly discount the Science Quad alternative site location; therefore, it was decided that if one of the two highest ranked alternatives are within a floodplain, a more detailed study will be undertaken.
  - Additional sites considered include "W Lot," "F Lot," and "Motor Pool." A member of advisory committee would like to remove the Motor Pool from consideration since it is unknown if the facility will be moved to Depot Campus.
  - A paper copy of an aerial map was examined to identify additional sites. Some were discussed, although Rich Miller was able to discount several suggested sites based on his first-hand knowledge of applicable environmental site constraints or other factors.
  - The advisory committee agreed to look at the mapping before Meeting #3 to identify potential sites.

3. Next Steps
   - Fuss & O'Neill will provide the advisory committee a copy of the slide presentation, meeting notes, a PDF of the 24x36 aerial map that Jason Coite produced, and a large-scale PDF map of the main campus with resource area and land use constraints to assist the advisory committee in narrowing the potential site locations for the MAA.
   - The next siting advisory committee meeting, Meeting #3, which will include site visits of the alternative sites, will be held between July 23 and August 3, 2012. The exact date for the meeting will be confirmed via email correspondence. The meeting will begin in the Facilities conference room (same room as Meetings #1 and #2). The committee will then proceed on foot to examine the alternative sites and carpool to the current MAA location.

FUSS & O'NEILL

MEETING NOTES

DATE: July 25, 2012 (4:00 – 6:00 PM)

SUBJECT: University of Connecticut
Main Accumulation Area EIE
Siting Advisory Committee Meeting #3

ATTENDEES: See attached sign-in sheet

Patricia Bresnahan	Mike Makuch
Jason Coite	Erik Mas
David Dagon	Rich Miller
Jean de Smet	Terence Monahan
Fran Gast	Linda Painter
Jay Johnston	Ed Pelletier
Ruth Karl	Meg Reich
Bill Lennon	Bill Wendt

The University of Connecticut (UConn) Main Accumulation Area (MAA) Siting Advisory Committee Meeting #3 was held on July 25, 2012. The objective of the meeting was to allow the committee members to visit each of the alternative sites under consideration and encourage group discussion of issues (both positive and negative) associated with each site.

The committee members convened outside of the Facilities Building, and representatives of the UConn Office of Environmental Policy (OEP) and Fuss & O'Neill provided a 5-minute overview of the meeting purpose and site visit logistics. The committee members were provided with copies of GIS maps for each site and additional drawings for selected sites prior to the site visits. Copies of the maps and a meeting agenda are attached. The group then proceeded to visit each site, with transportation provided via a UConn bus.

The following notes highlight the major points of discussion for each of the sites visited. The notes do not include a detailed description of each site since the site conditions were described during previous Siting Advisory Committee Meetings.

1. F Lot

- Rich Miller of OEP gave a brief overview of the site, which is located in the southeast corner of the F Lot, outside of the limits of the former ash landfill that underlies most of the F Lot. OEP staff also distributed a map showing a proposed underground electrical line that has been re-routed around the perimeter of the parking lot to avoid the area identified for the MAA facility.
- The site has the advantage of being located close to the UConn Public Security complex.
- Eagleville Brook is located 40 to 50 feet from the southern edge of the parking lot, although the parking lot is sloped towards the west and not directly towards Eagleville Brook.

- The site is located in a mapped Natural Diversity Data Base (NDDB) area. A committee member asked about the species associated with this particular NDDB area. Information on the animal or plant species associated with a particular NDDB area is only available by filing a formal NDDB Request with the Connecticut Department of Energy and Environmental Protection (CTDEEP). UConn OEP/Fuss & O'Neill will check to see if the species information associated with the NDDB area at the F Lot site is available from a previous NDDB Request. If not, a NDDB Request will be submitted as part of the data gathering effort for the Environmental Impact Evaluation (EIE) if the F Lot site is selected as the preferred alternative for the MAA facility.
- A committee member asked about the depth of the existing ash landfill liner. UConn OEP will verify the depth of the liner. (Since the meeting, UConn OEP staff confirmed that the F Lot liner is 18 inches below the existing ground surface, with another 6 inches of compacted fill below the liner and above the ash.
- An existing underground telecommunications line that runs below the F Lot would have to be avoided to accommodate the MAA facility, and there appears to be room for construction of a 5,500 square foot building on either the north or south side of the conduit.
- A committee member indicated that there has been some discussion of a possible expansion of the CL&P electrical substation located west of the F Lot but not the UConn electrical substation located at the southern edge of the F Lot.
- A committee member suggested that the committee consider the area between the UConn electrical substation and the F Lot for the MAA facility.

2. North of Transfer Station

- Jason Coite of OEP gave a brief overview of the site (located north of the UConn wastewater treatment facility and transfer station, east of the CL&P right-of-way, and south of the Celeron Trail) and the 2008 design of a hazardous waste storage facility at this site.
- In 2008, this site was eliminated from further consideration due to public safety concerns of UConn Public Safety given the proximity of the site to the Celeron Trail and Lot C and heavy foot traffic in this general area. Spring weekend, which has historically resulted in a lot of foot traffic in this area, has not occurred in the last few years, so the previous public safety/vandalism concerns of UConn Public Safety may not be as significant as in prior years.
- The existing road leading to this site is used for truck access to the UConn transfer station (active) and would provide secondary access to the UConn reclaimed water facility. A MAA facility located at this site would require widening of the access road.
- A committee member asked about the area along the access road east of the proposed site as an alternative location for the MAA facility. UConn OEP staff indicated that the previous siting study had identified wetlands, topography, and possibly bedrock as site constraints for an MAA on this portion of the site.
- A committee member asked about the area west of the CL&P right-of-way as an alternative location for the MAA facility. UConn OEP staff indicated that this area has relatively more

constraints, including the C Lot landfill (former chemical landfill), the overhead CL&P lines, the buried sewer force main from Celeron and the edge of the UConn property boundary.

- A committee member asked if CTDEEP would allow UConn to build the MAA facility on top of the Lot C landfill. UConn OEP staff explained that the Consent Order for the Lot C landfill precludes construction of a building such as the MAA facility on the landfill cap. The committee member suggested that the Consent Order could be modified to allow construction of the MAA facility on the lined landfill. UConn agreed that such a modification could be possible, but the amount of mitigation and remediation that would have to happen at the landfill site in order to make the Consent Order modification acceptable makes this option infeasible and unrealistic compared to the other options being considered. Please refer to the attached email from the consultant for the landfill remediation regarding this issue.
- OEP clarified that surface runoff from the C Lot is not collected by the leachate collection system, but rather runoff is directed to the created wetlands at the base of the lot, and therefore the leachate collection system could not be considered a safeguard against a surface spill.

3. North Campus Parcels D and E

- Standing near the terminus of the existing North Hillside Road, Rich Miller gave a brief overview of the North Campus sites identified as Parcels C and D in the 2000 UConn Outlying Parcels Master Plan.
- The two potential sites (Parcels D and E) represent the most likely locations for Phase 1 of the UConn technology park (also known as the Innovation Partnership building), which would be developed by UConn, as opposed to the remainder of the Technology Park, which would be developed by private entities through a long-term land lease with UConn.
- Committee members suggested that the ongoing Technology Park Master Plan identify potential sites for the UConn MAA. Fran Gast indicated that the Technology Park Master Plan will identify potential MAA sites.
- UConn OEP staff indicated that the current concept layout for the Technology Park differs significantly from the concept layout evaluated in the NEPA Environmental Impact Statement for the extension of North Hillside Road and development of the North Campus. As a result, Parcel C may actually be the preferred location for Phase 1 of the Technology Park, with Parcel D potentially as parking for Phase 1. The MAA facility would have to be located somewhere on the Phase 1 parcel, or on parking for the Phase 1 parcel. The final Technology Park Master Plan, which is anticipated to be released in the next 4-6 weeks, will help to refine the potential location(s) of the MAA facility on the North Campus parcels.

4. UConn Motor Pool

- The UConn Motor Pool site had been identified in previous committee meetings as a potential alternative location for the MAA facility. However, the site was not included in the Meeting #3

site visit and will not be evaluated further because relocation of the Motor Pool is highly speculative at this time and is not seen as a viable option in the immediate future.

5. Existing MAA Site

- Terence Monahan of UConn EH&S gave a brief overview of the existing MAA facility, which is situated near the southeast corner of Horsebarn Hill Road at the eastern limits of the Storrs campus.
- A committee member asked how often waste shipments are received – daily. A committee member asked about the frequency of waste shipments from the existing MAA facility. Terence reiterated the information on waste shipments that had been provided during previous committee meetings.
- UConn OEP staff explained that the site of the existing MAA facility is located approximately 3,500 west of the Fenton River. The existing MAA facility is separated from the Fenton River by the approximately 400-acre Fenton Tract of the UConn Forest. The Windham Water Work's drinking water reservoir (Willimantic Reservoir) is located approximately 6 miles downstream of the existing MAA facility.
- UConn OEP staff explained that UConn Geology Professor Gary Robbins has a monitoring well on the site of the existing MAA facility, which he uses to train students and CTDEEP staff on groundwater monitoring techniques. UConn EH&S staff indicated that no constituents of concern have been detected in the samples collected. UConn EH&S staff also pointed out that fence and razor wire would not be needed for a newly-constructed MAA, since it would be designed and built as a secure building.
- The existing MAA site is located approximately 400 feet outside of the mapped Level A Aquifer Recharge Area associated with the Fenton Aquifer.
- A committee member asked about the definition of a Level A Aquifer Recharge Area and if a spill outside of the mapped Level A area could reach the Fenton Aquifer. UConn OEP staff explained that the Level A area is the area that ultimately recharges the aquifer; a spill outside of the mapped Level A area would not reach the aquifer.
- A committee member asked if there have been spills/releases from a similar hazardous waste storage facility anywhere else in Connecticut. The committee members were not aware of any.
- A committee member indicated that the access/egress route to the site is congested with parked vehicles and campus traffic, which is a concern for the existing site. A representative of the UConn Fire Department explained that transport of hazardous waste is highly regulated and does not pose a significant risk and that a spill or release during transport is more likely to occur off-campus, which is out of UConn's control.
- A committee member asked if the locations of waste generators on campus are mapped in GIS. Terence Monahan indicated that the waste generators are not currently mapped; there are over 1,000 satellite accumulation areas on campus. The committee member indicated that knowledge of the locations of the waste generators on campus is critical for the MAA siting decision making process and suggested that UConn compile this data from waste manifests. UConn

OEP staff suggested that the committee not over-state the importance of detailed information on the locations of waste generators since most of the waste generators are concentrated in the central portion of the campus.

- A representative of the UConn Fire Department indicated that, in his experience, handling of chemicals by students and researchers inside academic buildings/labs poses a greater risk of accidental spills, as opposed to the MAA facility, which is secure and operated by trained staff and has never experienced a spill.

6. W Lot

- Bill Wendt of UConn Transportation Services gave a brief overview of the site, which is located in the northwest corner of the W Lot, and the current usage of the W Lot (fully utilized).
- Siting the MAA facility at this location would result in the loss of parking spaces and would require access from Route 195 since there is no direct connection between W Lot and North Hillside Road.
- A concern with this site is the access and egress from Route 195. Numerous accidents have occurred involving vehicles turning left onto Route 195 exiting the W Lot. The W Lot entrance and exit drives are configured to control traffic entering and exiting W Lot. A traffic light exists at the intersection of the W Lot driveway and Horsebarn Hill Road.
- A committee member asked about siting the MAA facility off of the paved areas adjacent to W Lot (e.g., between W Lot and W Lot pond or behind the barn between Route 195 and W Lot. UConn OEP staff indicated that these areas are constrained by wetlands and areas preserved for use as farmland, as reflected in the farmland preservation commitments in the North Hillside Road EIS.

7. Science Quad (Old Central Warehouse)

- The group viewed the previously-evaluated Science Quad site (Old Central Warehouse) from the bus. UConn OEP staff explained that the Old Central Warehouse is being demolished and replaced with a new building next summer and therefore is no longer a viable alternative. The Science Quad and surronding areas are generally not considered to be a favorable location for the MAA facility due to the significant public safety issues associated with a potential release in this portion of the campus that is occupied by numerous academic and residential buildings. These concerns were reflected in the 2004 siting study, which rated the Science Quad significantly lower than other sites.
- Mike Makuch of the UConn Fire Department indicated that a hazard assessment report has been prepared for this portion of the campus. The report includes information such as evacuation routes and distances that may be helpful to the committee in the current siting evaluation. Mike will bring a copy of the hazard assessment report to the next advisory committee meeting.

8. Wrap-Up (at Facilities Building)

- UConn OEP and Fuss & O'Neill led a group discussion of the sites upon returning to the Facilities Building. Aside from the Motor Pool and Science Quad, none of the other sites visited was eliminated from further consideration, and none was a consensus favorite based on the site visits. Committee members offered the following comments:
    - One committee member had concerns with the F Lot and North Campus sites due to the proximity of these sites to and their location upwind (assuming a prevailing wind direction of west to east[1]) of population centers in the event of a fire or other vapor release. In his opinion, W Lot was more promising due to its farther distance and downwind location relative to population centers.
    - One committee member asked about the area near the Farmer Brown Lot and X Lot. Another committee member suggested areas along Alumni Road near existing athletic facilities. Concerns were raised about these areas being high traffic areas, particularly Hillside Road, North Eaglevile Road, around Gampel Pavilion, and Fairfield Road.
    - Linda Painter reminded the committee that the siting process should consider consistency with local land use planning. For example, Mansfield planning for the King Hill Road area may include commercial and high density residential uses, which could be incompatible with a MAA facility. UConn OEP staff indicated that the existing UConn "Industrial Quad" (Water Pollution Control Facility, future Reclaimed Water Facility, Facility Operations, electrical substation, etc.) may already conflict with future land use plans for the King Hill Road area. The committee needs to consider lang-term land use compatibility.
    - A committee member indicated that Lot 9 is rumored to be slated for a relocated UConn infirmary.
    - The MAA siting process and decision matrix will consider many factors.
    - A committee member indicated that siting the MAA facility in populated areas may actually deter vandalism by making the facility more visible to others.

9. Next Steps

- The next MAA Siting Advisory Committee meeting (Meeting #4) will be held in approximately 8 weeks. Meeting #4 is being delayed until publication of a draft Technology Park Master Plan or a decision on the location of the first Technology Park building site, which will help refine the North Campus location(s) and allow the committee to better evaluate the North Campus location(s) using the proposed decision matrix

[1] Prevailing winds in north-central Connecticut are generally from the north and northwest from November through March (late fall and winter) and from the south during late spring and summer. April and September/October are transition months when the prevailing wind direction is more variable. Source: published wind rose data for Bradley International Airport, Windsor Locks, CT (1961 – 1990, National Resources Conservation Service).

- Committee members who are interested in visiting any additional potential MAA sites prior to the next meeting should contact UConn OEP. UConn OEP staff is very familiar with areas on-campus and could discuss site issues and/or arrange for individual site walks. UConn OEP is open to considering additional suggested sites.
- UConn and Fuss & O'Neill are refining the draft decision matrix to incorporate feedback from various UConn departments. UConn will distribute a revised draft decision matrix (in Microsoft Excel spreadsheet format) to the committee in the coming weeks prior to the next meeting. The committee members are encouraged to review the draft decision matrix and provide UConn with comments and feedback before the next meeting. UConn and Fuss & O'Neill will review the comments and revise the draft matrix accordingly, with an explanation of the changes.
- During Meeting #4, UConn and Fuss & O'Neill will review the decision matrix and lead a group exercise with the committee to score one of the sites that was previously eliminated from consideration.
- Following Meeting #4, committee members will individually score each of the alternative sites using the decision matrix.
- During the final advisory committee meeting (Meeting #5), UConn and Fuss & O'Neill will review the site scoring with the advisory committee and present summary recommendations.

FUSS & O'NEILL

MEETING NOTES

DATE: October 18, 2012 (4:00 – 5:30 PM)

SUBJECT: University of Connecticut
Main Accumulation Area EIE
Siting Advisory Committee Meeting #4

ATTENDEES: See attached sign-in sheet

Patricia Bresnahan	Erik Mas
Jason Coite	Rich Miller
David Dagon	Terence Monahan
Jean de Smet	Linda Painter
Andrew Fournier	Ed Pelletier
Fran Gast	Meg Reich
Jay Johnston	Hans Rhynhart
Ruth Karl	Stefan Wawzyniecki
Bill Lennon	Bill Wendt
Mike Makuch	

The University of Connecticut (UConn) Main Accumulation Area (MAA) Siting Advisory Committee Meeting #4 was held on October 18, 2012. The purpose of the meeting was to review the scoring criteria and use of the scoring matrix in preparation for individual committee members to score the alternative sites following the meeting. As a result of the first three Advisory Committee meetings, including a site walk of the various alternative sites in July, the remaining sites under consideration are:

- Existing MAA Facility (As-is, No Action)
- Existing MAA Facility (New Upgraded Facility)
- F Lot Site
- W Lot Site
- North of Transfer Station Site
- North Campus/Tech Park Site (Parcel G)

During the meeting, Fuss & O'Neill reviewed the draft MAA facility scoring matrix and guidance document, as well as an example use of the matrix for scoring a site that had been previously eliminated from consideration, using a Powerpoint slide presentation and several handouts. Copies of the meeting agenda and slides are attached. Information that was presented in the meeting slides is not repeated in these meeting notes.

<u>Meeting Discussion</u>

- The committee members suggested some minor modifications and clarifications of the scoring matrix for several of the evaluation criteria. Specifically, it was clarified that ½-point increments between 1 and 4 could be used to score each site criteria.

- A committee member suggested eliminating the "within 250 feet of a reservoir" threshold associated with the Surface Water/Reservoir criterion. This recommendation was considered but not changed. The 250-foot distance threshold is still valid (close proximity of a site to a surface drinking water reservoir is an important consideration) even though none of the sites under consideration are within this area, since it reflects the relatively low potential for direct impacts to a surface drinking water reservoir.
- The matrix would be re-examined to see if it was revised to factor the minimum of two risk-based subcategories, rather the average of two risk-based subcategories.
- It was questioned if the 1-4 numerical scoring system resulted in multiplier effects that may not be representative of the relative concern. It was emphasized that the scoring matrix approach is a rating and ranking system, not a detailed risk assessment intended to quantify actual environmental or human health risk, which is not warranted for this study.
- The report documenting the matrix scoring and siting committee process will include a discussion of all the sites discussed at the committee meetings.
- In response to a committee questions regarding evacuation distances from incidents involving unknown chemicals, Public Safety responded that the initial area to be evacuated would be the distance from which the incident could be observed with binoculars. Also, the DOT guidebook would be consulted. Public Safety indicated that evacuations as well as siting must consider air-borne concerns, including wind direction. Available state data for prevailing wind direction may not be representative of prevailing wind direction on campus. An on-campus weather station exists between Wood and Infirmary buildings, and archived data may be available to inform the committee.
- Fran Gast provided an update on the master planning process for the North Campus Technology Park, identifying Parcel E as the potential Tech Park location for the MAA facility. She reassured several committee members that locating the MAA facility on the North Campus Technology Park is consistent with the proposed Technology Park land use and master planning objectives. Following the meeting, Fran confirmed that the MAA facility has been incorporated into the Master Plan on Parcel G, to the south of the existing drive to the C-lot (former landfill), to the north of the Celeron trail, and to the west of the existing tennis courts. The guidance document and matrix will be revised with the appropriate separation distances between the location on Parcel G and the distance-based considerations.
- The committee requested additional detail from Fuss & O'Neill regarding potential capital costs associated with development of an MAA facility on the alternative sites. This information will be incorporated into the revised scoring matrix and/or guidance document.
- Terry Monahan of UConn EH&S indicated that the MAA facility may need to be expanded to accommodate increased waste streams in response to planned research growth at the University. Several of the committee members questioned whether the proposed size of an upgraded/new MAA facility (5,000 square feet of building space on a ¾-acre site) is appropriate to meet the future needs of the University.
- The committee discussed how to assess site accessibility (Criterion #4). With respect to the North Campus/Tech Park location, the Committee should assume that the North Hillside Road

extension to Route 44 is complete, allowing better access for the commercial pick-ups from an MAA located there. With respect to W-lot, the committee was informed that there will be no access between W-lot and Tech Park and that EH&S collection trucks would conceivably use the new North Hillside Road extension, Route 44 east, and Route 195 south to get from some parts of campus to the MAA. Note, after the meeting it was confirmed that this route would not be consistent with the RCRA contiguity rule by which UConn collection trucks can only use roadways that are along UConn property; collection trucks coming from the main campus would have to access Route 195 and travel north to an MAA at W-lot. Likewise, waste collection trucks coming from the North Campus would have access North Eagleville Road and travel north on Route 195 to an MAA at W-Lot.

- The committee members discussed whether the existing MAA facility could be temporarily moved to a location outside of the public drinking water supply watershed until a new permanent MAA facility is constructed. If the MAA facility is to be moved, a new permanent location is the preferred approach. UConn representatives explained that temporarily moving the MAA facility involves significant cost and risks of compromising the integrity of the existing storage buildings and spill containment systems. Temporarily moving the facility also pre-determines that the existing location will not be the committee's ultimate preferred location, and undermines the committee's process. Only in the event of an emergency condition would the MAA be temporarily relocated, and the committee concurred that an emergency condition is not present.
- The Committee members questioned the University's support of whichever site is eventually selected. The Committee Chair reminded the members that they were appointed at the request of the University President, who fully supports the process and is committed to pursuing the best alternatives.
- The Committee members discussed that the matrix scoring will result in a ranked list of preferred options. It is anticipated that multiple sites will be recommended in order of priority based on the scoring results.
- Several committee members reported that they did not have access to a version of MS Excel that could be used with the distributed matrix. Alternative matrices saved as previous versions of MS Excel will be made available.

Next Steps

- UConn and Fuss & O'Neill will revise the scoring matrix and guidance document to incorporate comments received during the meeting and to reflect the confirmed Tech Park location (Parcel G)
- Each individual committee member will complete the scoring matrix for each alternative site and submit the scores to Fuss & O'Neill by November 30, 2012.
- Fuss & O'Neill will compile and review the scores and rankings and prepare a summary report describing the scoring approach, process, and results

- UConn will schedule the final MAA Advisory Committee meeting (Meeting #5) during the first week of January 2013 to review and discuss the scores and reach consensus on the preferred sites.

FUSS & O'NEILL

MEETING NOTES

DATE: March 12, 2013 (4:00 – 5:30 PM)

SUBJECT: University of Connecticut
Main Accumulation Area EIE
Siting Advisory Committee Meeting #5

ATTENDEES: See attached sign-in sheet

Patricia Bresnahan	Erik Mas
Jason Coite	Rich Miller
Jean de Smet	Terence Monahan
Jay Johnston	Linda Painter
Bill Lennon	Ed Pelletier
Mike Makuch	Meg Reich

The University of Connecticut (UConn) Main Accumulation Area (MAA) Siting Advisory Committee Meeting #5 was held on March 12, 2013. The purpose of the meeting was to review the draft Main Accumulation Area Facility Comparative Site Study Report.

During the meeting, Fuss & O'Neill reviewed the MAA Facility Scoring Matrix results and the next steps of the CEPA EIE process. Copies of the meeting agenda and slides are attached. Information that was presented in the meeting slides is not repeated in these meeting notes.

Meeting Discussion

- The site with the highest average score was Parcel G within the proposed Tech Park along North Hillside Road. Specifically the site is located to the south of the access road to Lot C (former landfill), east of the electrical right-of-way, north of the Celeron trail and west of existing tennis courts. Ten of eleven committee members scored the Parcel G site the highest.
- The site with the second highest average score was the northwest corner of W-Lot. One of eleven committee members scored the W-Lot site highest.
- The remaining sites were scored from highest to lowest as follows: North of the Transfer Station, F-Lot, Existing Location (new facility), Existing Location (as is).
- The CEPA EIE is expected to start with a public scoping notice published and a public scoping meeting sometime this spring, and an EIE report available for public comment published in the fall.
- The public scoping meeting will be immediately preceded by an informal open-house where members of the public can review maps and other materials and ask questions. Committee members are welcomed and encouraged to attend the open house.
- Mike Makuch presented a memo on behalf of the UConn Public Safety Department. The memo is attached. The memo is supportive of the Siting Committee's process, acknowledges that the average scores for the two highest ranked sites are very close, and recommends that the W-lot site be the location of a new MAA for several detailed reasons. With respect to the draft report,

the map keys depicting the ¼-mile and 1/3-mile radii should be double checked. Fuss & O'Neill will revise the map keys, as needed, to address this comment.

- A Committee member, though approving of the overall outcome of the Committee's work, was dissatisfied with the siting committee's process. This member felt that the sites scored by the Committee were selected without using input from the Committee.
    - A discussion followed in which several Committee members' described how they recalled other locations on campus having been considered:
        - off-campus sites such as the Depot campus and Spring Hill could not be used due to RCRA legal requirements,
        - "core campus" sites, including the Science Quad, the parking area uphill of McMahon and the Co-op, and the "Farmer Brown" area, were undesirable locations due to population density, other planned uses (a new engineering academic building at the Science Quad site, relocating Student Health Service to the Lot 9/Farmer Brown area), or concerns about congested road/pedestrian traffic, and
        - The I-lot parking area near the ice rink was too close to off-campus residences.
    - A committee member indicated that while a majority of the members have a detailed knowledge of campus which helps them understand the feasibility of relocating the MAA to certain areas, members without this detailed knowledge were at a disadvantage.
    - A committee member indicated that the number and the locations of the sites selected for scoring were appropriate.
    - There was a discussion regarding the report's narrative about other sites that were screened but not included in the scoring. F&O will revise the report to be more descriptive about the sites that were screened by the Committee.
- A Committee member indicated that the Committee should have met more times.
- Several Committee members indicated their support and approval of the Committee's process and outcome.
- Rich Miller acknowledged the time and effort required by the Committee members, thanked them for their dedication and insight.
- Rich Miller encouraged the Committee members to attend the public availability session that will immediately precede the EIE scoping meeting.

Appendix B

Depot Campus Regulatory Opinion Letter

Connecticut Department of
ENERGY &
ENVIRONMENTAL
PROTECTION

79 Elm Street • Hartford, CT 06106-5127 www.ct.gov/deep Affirmative Action/Equal Opportunity Employ

April 30, 2012

Mr. David J. Monz
Updike, Kelly & Spellacy, P.C.
One Century Tower
265 Church Street, New Haven, CT 06510

RE: University of Connecticut
Request for Regulatory Opinion

Dear Mr. Monz:

Thank you for your April 12, 2012 request for a formal regulatory opinion concerning two hazardous waste individual generator sites at the University of Connecticut in Storrs, Connecticut ("UCONN"), namely the Main Campus and the Depot Campus. As detailed in your letter, you asked whether the two campuses would be considered contiguous under the Resource Conservation and Recovery Act ("RCRA"). If the two sites were determined to be contiguous, this would allow for hazardous wastes generated from teaching, research and support activities on the Main Campus to be temporarily stored and managed at the Depot Campus without requiring UCONN to obtain a RCRA treatment, storage, and disposal permit under 40 CFR 270 and the corresponding state regulations.

In order for the Depot Campus to receive hazardous waste generated on the Main Campus, it will need to meet the RCRA definition of "on-site". Under 40 CFR 260.10, "on-site *means on the same or geographically contiguous property which may be divided by public or private right-of-way provided the entrance or exit between the properties is at a cross-roads intersection, and access is by crossing as opposed to going along, the right-of-way. Non-contiguous properties owned by the same person but connected by a right-of-way which he controls and to which the public have no access, is also considered on-site property.*"

After careful of review of your request and consultations with our colleagues at EPA New England, we regret to inform you that the Depot Campus does not meet the definition of the term "on-site" as defined under RCRA, and it is <u>not</u> contiguous with the Main Campus. There are many privately-owned properties that lie between the two campus locations, and there has been no evidence that the university controls a right-of-way through which hazardous waste can be safely transported between the two locations. The university's control of water lines and sewer lines alone is not sufficient enough to render the two sites contiguous.

Please do not hesitate to contact me at (860) 424-3264 or Mohamed Deria of my staff at (860)424-3273 should you have any follow-up questions or concerns.

Sincerely,

Robert C. Isner, Director
Waste Engineering & Enforcement Division
Bureau of Material Management & Compliance Assurance

cc: Richard A. Miller
Kenneth W. Price
Terence Monahan

new file – MAA 2012

MERITAS LAW FIRMS WORLDWIDE

David J. Monz
(t) 203.786.8303
(f) 203.772.2037
dmonz@uks.com

April 12, 2012

VIA E-MAIL AND U.S. MAIL

Robert C. Isner, Director
Engineering and Enforcement Division
Bureau of Materials Management and Compliance Assurance
Department of Energy and Environmental Protection
79 Elm Street
Hartford, Connecticut 06106-5127

Re: University of Connecticut
Request for Regulatory Opinion

Dear Mr. Isner:

On behalf of the University of Connecticut ("UConn or the University"), thank you for taking the time to meet with us recently to discuss the issue of whether the Depot Campus may be considered to be contiguous with the Storrs Campus for purposes of hazardous waste management under the Resource Conservation and Recovery Act, 42 USC § 6901 et seq. ("RCRA"), as administered by the Connecticut Department of Energy and Environmental Protection ("DEEP" or the "Department"). As we discussed, the meeting was part of a scoping initiative to explore potentially viable alternative locations for the storage of hazardous waste generated by the teaching, research and support functions at the University.

At the Department's suggestion, we hereby request a formal regulatory opinion on whether the two campuses are contiguous under RCRA, which would allow for waste generated at the Storrs Campus to be transported to and managed at the Depot Campus without the need for the University to obtain a RCRA treatment, storage or disposal facility ("TSDF") permit for the Depot Campus under 40 CFR Part 270 (incorporated by reference by RCSA § 22a-449(c)-110)). Such an interpretation would allow the University to relocate its less than 90-day waste storage facility from its current location on Horse Barn Hill Road, which is in the Fenton River drainage basin, to the Depot Campus, which is in the less sensitive Willimantic River drainage basin, and consolidate the waste generated at both campuses at a single location.

To facilitate the Department's analysis, we have enclosed a map on which both the UConn Storrs and Depot Campuses are shown, along with the utility infrastructure that connects the two campuses, which infrastructure is owned and operated by the University. As we discussed, although the University does not own all of the land between the Storrs Campus and the Depot Campus, which unitary ownership would render the campuses classically contiguous

for RCRA purposes, there is only about 2,500 feet of intervening property that separates the campuses between Birch Road to the north and Eagleville Road to the South, and this area is traversed by both the sanitary sewer lines and water transmission lines owned and operated by the University. Under several EPA administrative law decisions in the context of RCRA corrective action, utility connections similar to those present here have been found to render what would otherwise have been non-contiguous property contiguous.

For example, in In re: Navajo Refining Company, 2 E.A.D. 835, 1989 WL 253225, RCRA Appeal No. 88-3 (June 27, 1989) (copy attached), a refinery operator challenged the application of RCRA corrective action requirements to three evaporation ponds that, although located at a distance of three miles from the main portion of the refinery, were "physically connected" to the refinery by a drainage ditch used to convey wastewater from the refinery to the ponds (and which ponds were owned by the refinery operator). The EPA Regional Office argued that the ponds were contiguous to, and thus a part of, the facility because they were physically connected to the rest of the refinery by the ditch, and the Environmental Appeals Board agreed. Although this decision arises out of RCRA corrective action requirements rather than transportation and storage of hazardous waste, the Board's reasoning can be analogized to the University's "control" of the utility infrastructure and related easements. In Navajo, the Board found that because the refinery exercised "sufficient control" over the ditch, such control made the refinery, ditch and ponds contiguous even where the refinery did not own the ditch. It is a brief decision which reads in relevant part as follows:

> By petition submitted under 40 CFR §124.19, Navajo Refining Company seeks review of a RCRA permit issued by Region VI for Navajo's oil refinery in Artesia, New Mexico. The Petition challenges certain permit conditions that require corrective action under RCRA §3004(u) for a drainage ditch and three evaporation ponds. Navajo has used these units since the 1930s to manage wastewater from its refining operations. **The ditch runs across land not owned by Navajo. With the owners' permission, Navajo has used the ditch to transport substantial amounts of wastewater and drainage on a daily basis from the rest of the facility to the evaporation ponds**. The ponds cover about eighty acres and are located on property owned by Navajo about three miles from the rest of the refinery. Navajo argues that the ditch and ponds are not part of its "facility" and therefore not subject to corrective action under RCRA §3004(u), which by its terms applies only to releases from units "at a * * * facility seeking a permit" under Subchapter III of RCRA. 42 U.S.C.A. §6924(u) (West Supp. 1988).
>
> The word "facility" is not defined in RCRA. As one might expect with such a general term, its precise meaning is not uniform throughout the statute but instead depends upon the context in which it is used. . . . As used in Section 3004(u), "facility" encompasses the broadest possible extent of the Agency's area jurisdiction under Section 3004. See 50 Fed. Reg. 28,712 (July 15, 1985). As interpreted by the Agency, "facility" in RCRA §3004(u) is not limited to those portions of the owner's property at which units for the management of solid or hazardous waste are located, but rather **extends to all contiguous property under the owner or operator's control.** Id. (emphasis added)....
>
> Applying this interpretation, **Navajo argues that the ditch is outside of its control because it does not own the ditch and has no right to exclude others from using this property. It contends that the ponds are not contiguous to its refinery because they are three miles away and separated from it by land owned by others**. The Region contends that Navajo controls the

> ditch because Navajo has used it to transport wastewater for more than fifty years. It views the ponds as contiguous to, and thus a part of, the facility because they are physically connected to the rest of the refinery by the ditch.
>
> It is beyond cavil that the ditch is contiguous to the rest of the refinery, that the ponds are contiguous to the ditch, and that Navajo owns and controls the ponds. **The issue reduces to whether Navajo exercises sufficient control over the ditch; if so, then the ditch and the adjoining ponds are contiguous land under its control and thus part of its "facility" under RCRA §3004(u).**
>
> Application of the contiguity and control criteria to define the scope of a facility under RCRA §3004(u) should be guided by the meaning of the word "facility" itself, which the criteria merely serve to explicate. "Facility" is an expansive term which generally denotes anything built, installed, or established to serve a particular purpose. Region VI found adequate control here by focusing on Navajo's longstanding ability to use the ditch as part of its overall refining operations, specifically, to transport the refinery's wastewater to its evaporation ponds. This functional and temporal application of the control criterion is entirely consistent with the meaning of "facility." Navajo's use and control of the ditch is integrally related to the overall purpose of its refinery, and it does no violence to the statutory language to consider the ditch (and adjoining ponds) part of that facility for purposes of RCRA §3004(u). Indeed, the record shows that Navajo itself has described the ponds as units "at [its] facility."
>
> Navajo does not assert, and the record before me fails to show, that Navajo's lack of legal title to the ditch will impede its efforts to remediate any releases caused by its use of the ditch. Given the narrowness of the ditch, it might become necessary to undertake corrective action beyond the precise boundaries of the facility (i.e. the ditch, the ponds, and the rest of the refinery) if on-site action is inadequate to protect human health and the environment. RCRA §3004(v) authorizes such off-site action unless Navajo, despite its best efforts, is unable to obtain the necessary permission to undertake such action. See 42 U.S.C.A. §6924(v). Requiring Navajo to address any release from the ditch, however, is no different from requiring corrective action by other non-owner operators, the propriety of which is undisputed.
>
> If, on the other hand, the scope of a "facility" were coterminous with the right to exclude (as Navajo contends), a permittee could easily circumvent RCRA §3004(u) by deliberately arranging to manage its solid waste on contiguous land owned and shared by others. This reading would undermine the broad remedial purpose of RCRA §3004(u), is inconsistent with the expansive meaning of "facility," and is therefore rejected.
>
> In re: Navajo Refining Company, 2 E.A.D. 835, 1989 WL 253225, RCRA Appeal No. 88-3 (June 27, 1989).

Additionally, in In re: Sharon Steel Corporation, 1994 WL 1048317, Docket No. RCRA-III-062-CA (February 9, 1994) (copy attached), the Administrative Law Judge determined that a trestle owned by the respondent, spanning the land of another, provided sufficient contiguity under the Navajo analysis to make two parcels of land owned by respondent contiguous. The decision stated in relevant part as follows:

> In this case, the trestle is a structure, appurtenance or improvement spanning the land of another. **Respondent owns the trestle. The trestle is contiguous to two parcels of land owned by the Respondent, separated by some two hundred feet of land owned by another.** The Respondent exercises at least as much control over the trestle as the Navajo permittee exercised over the ditch

> in that case**. I therefore find that the trestle provides the contiguity necessary under the Navajo analysis to include the steelmaking and finishing area of the Farrell Works in the RCRA corrective action facility.** Respondent's property on both sides of the Shenango, and its trestle spanning the river, comprise the facility.
>
> In re: Sharon Steel Corporation, 1994 WL 1048317, Docket No. RCRA-III-062-CA (February 9, 1994).

In light of the foregoing analyses, we believe that the University's exercise of control over the utility infrastructure between the Storrs and Depot Campuses, which are separated by only 2,500 feet of intervening property, is sufficient to establish contiguity under RCRA and allow for waste generated at the Storrs Campus to be transported to and managed at the Depot Campus without the need for the University to obtain a RCRA TSDF permit for the Depot Campus. The transportation route would be along the utility corridor. However, given the novelty of the issue, we would very much appreciate the Department's opinion on the matter.

Should you have any questions or require additional information during your review, please contact me at your convenience.

Very truly yours,

David J. Monz

DJM/da

Enclosure

cc: Richard A. Miller
Kenneth W. Price
Terence Monahan

Appendix C

GIS Resource Maps

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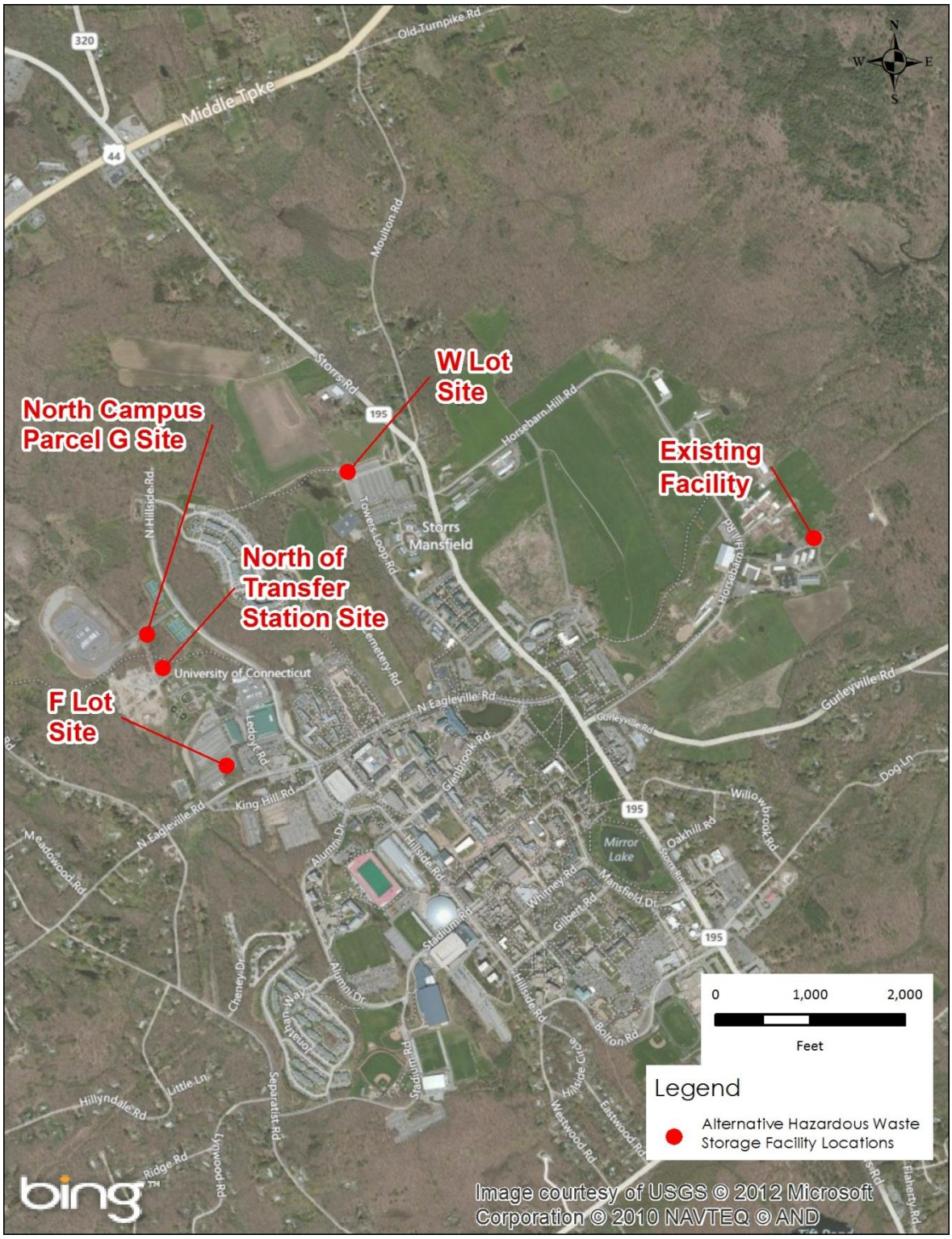
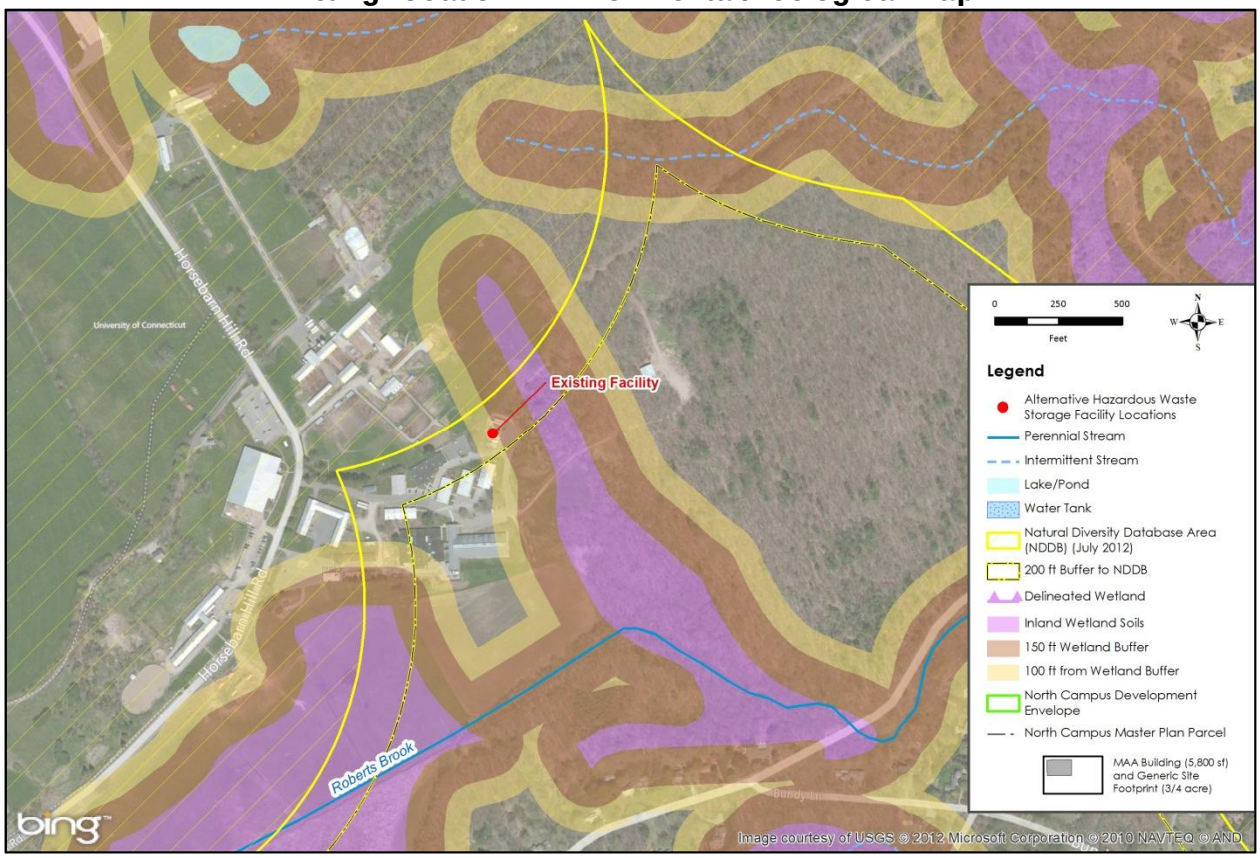
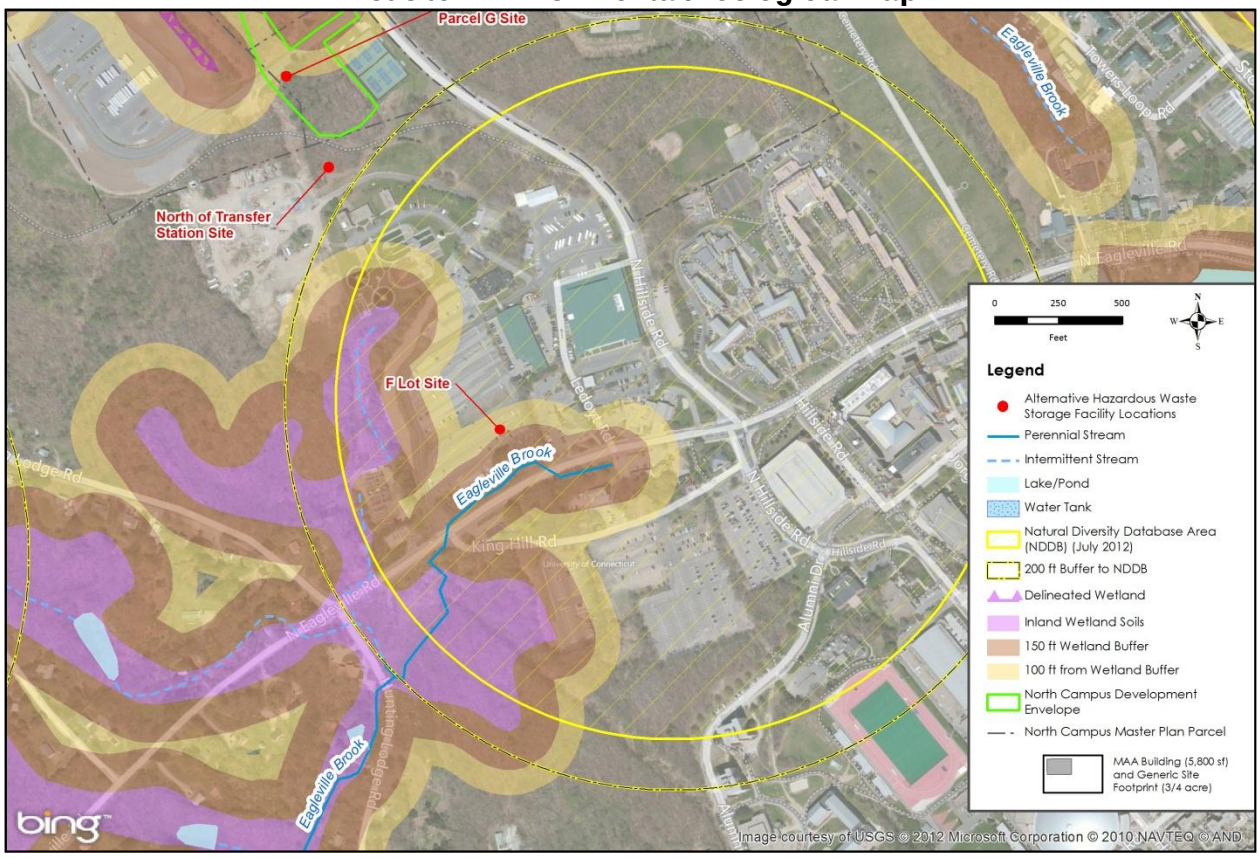
Alternative Sites Map



Existing Location - Environmental/Ecological Map

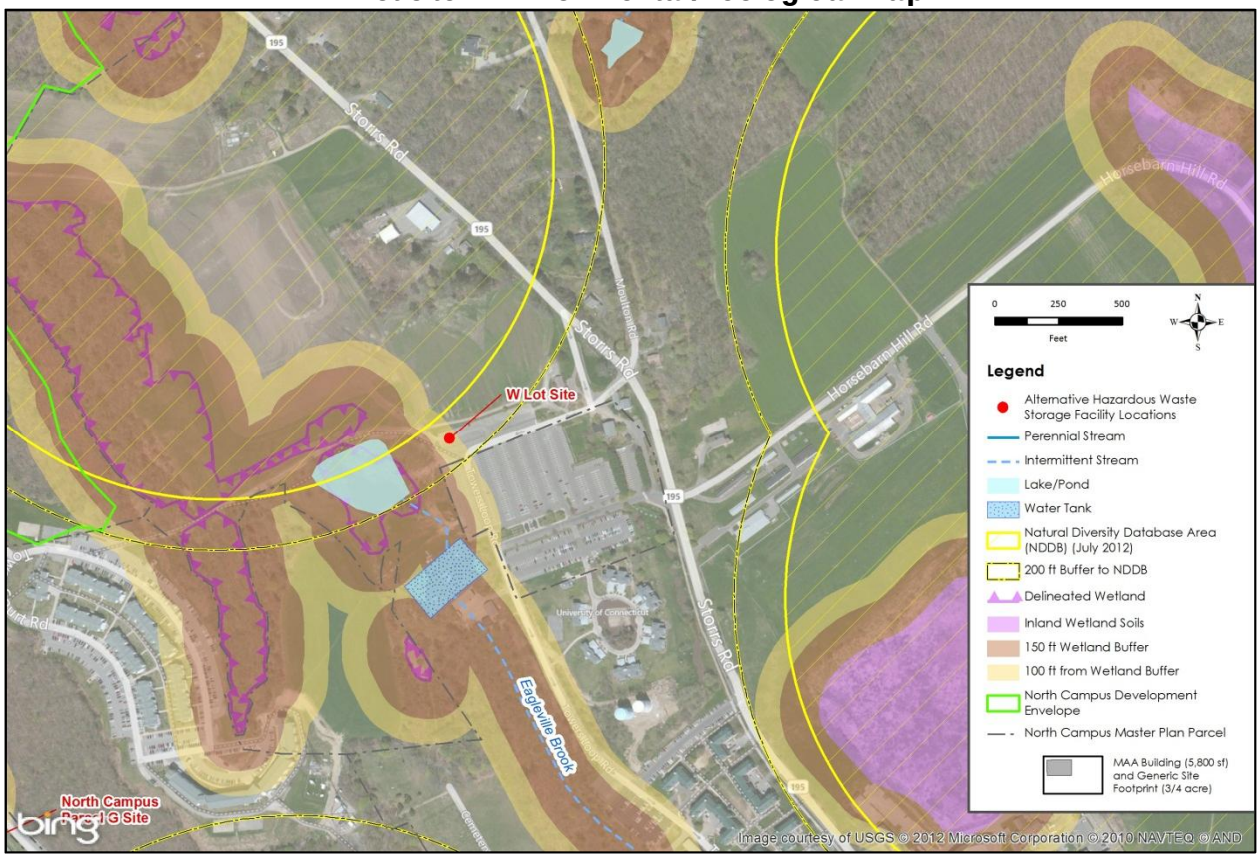


F Lot Site - Environmental/Ecological Map

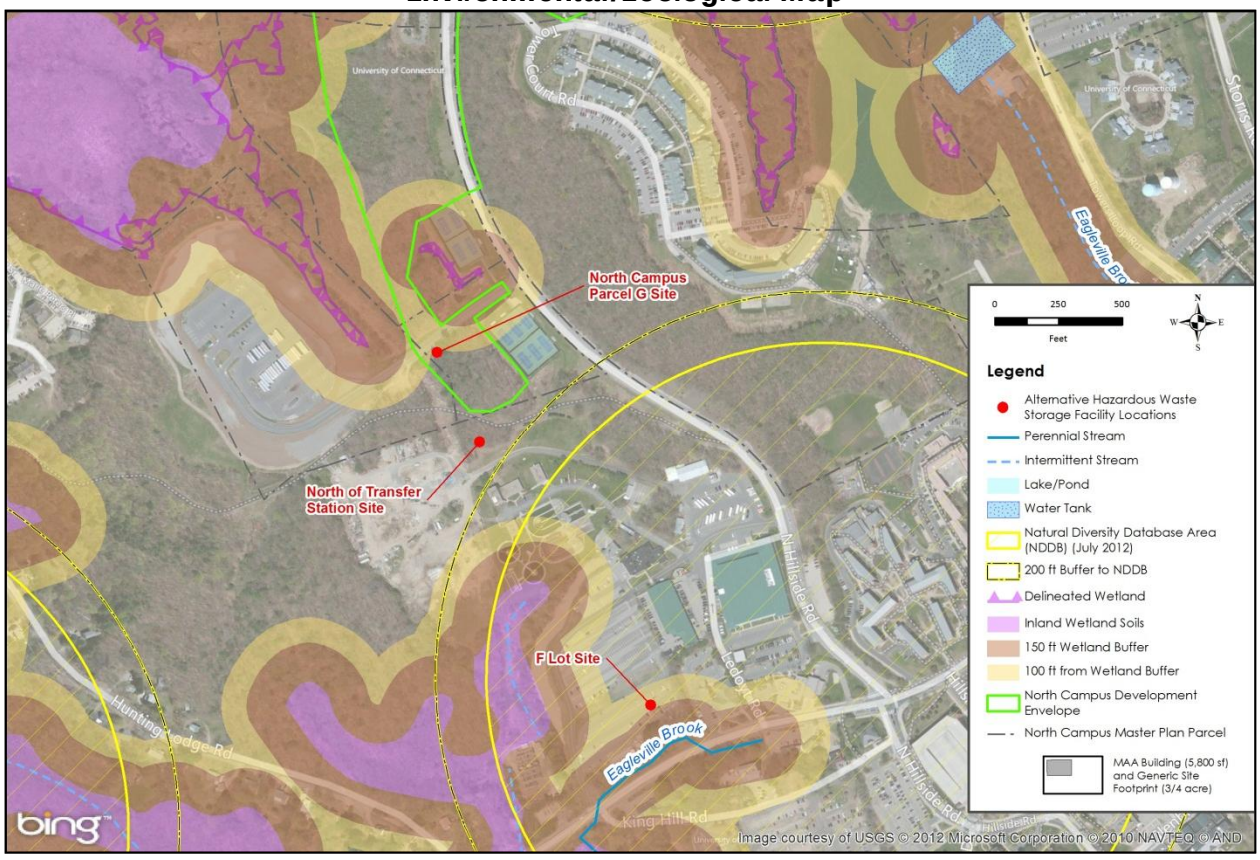


FUSS & O'NEILL

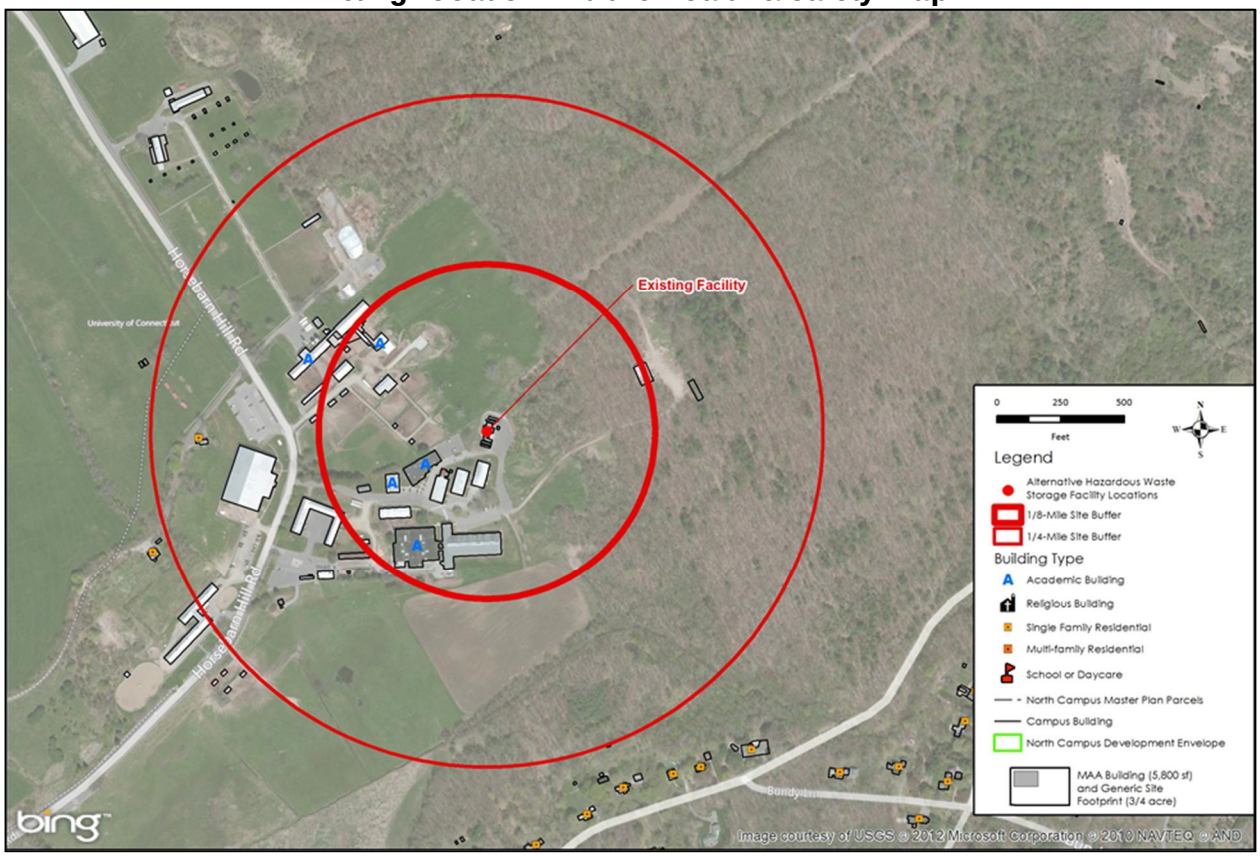
W Lot Site - Environmental/Ecological Map



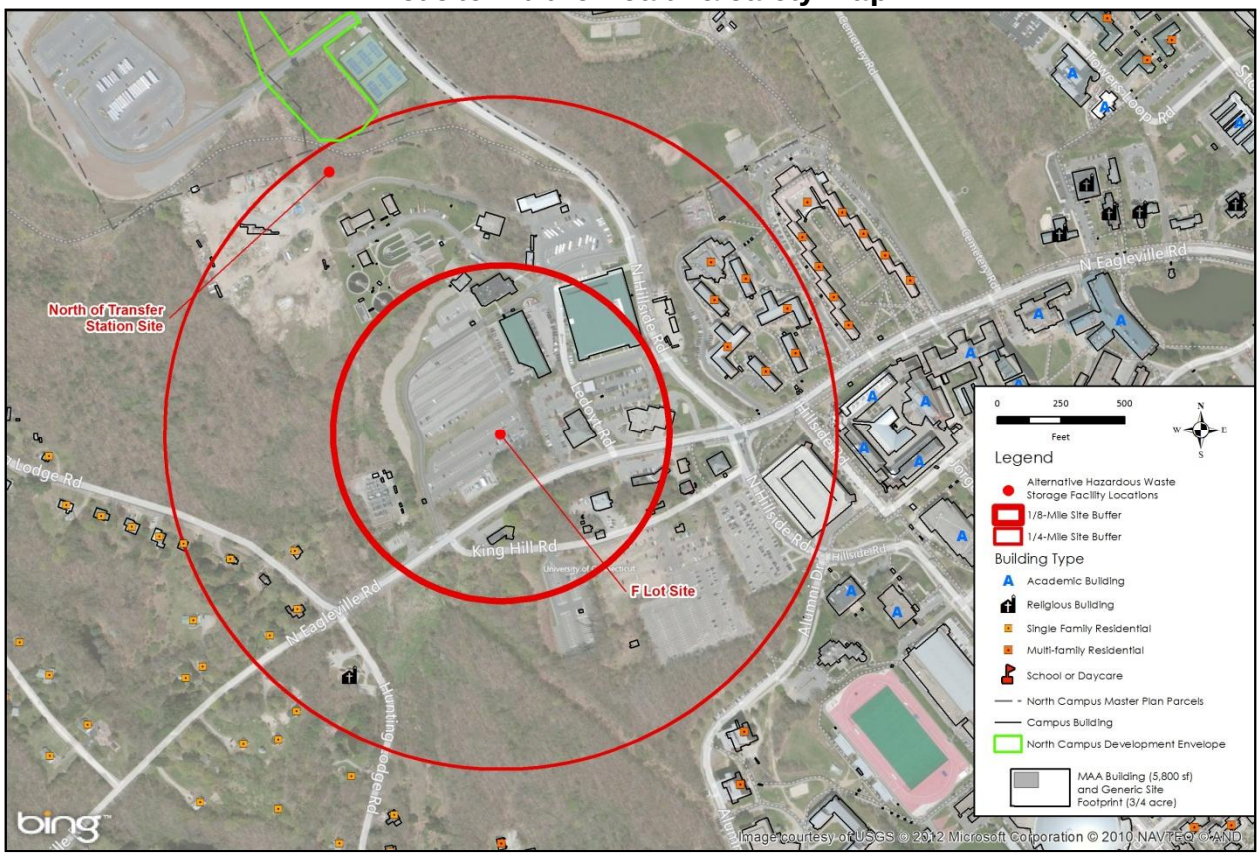
North of Transfer Station Site & North Campus Parcel G Site – Environmental/Ecological Map



Existing Location - Public Health & Safety Map



F Lot Site- Public Health & Safety Map



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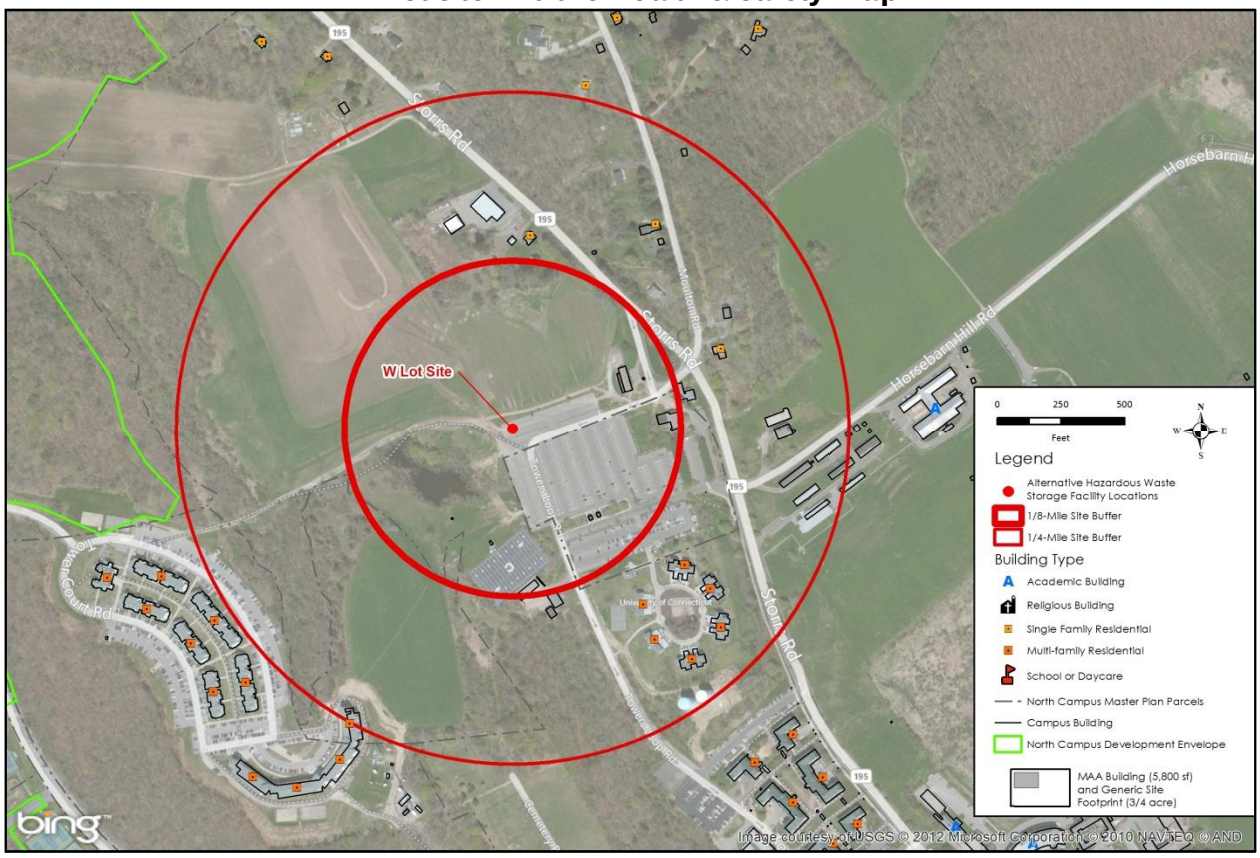
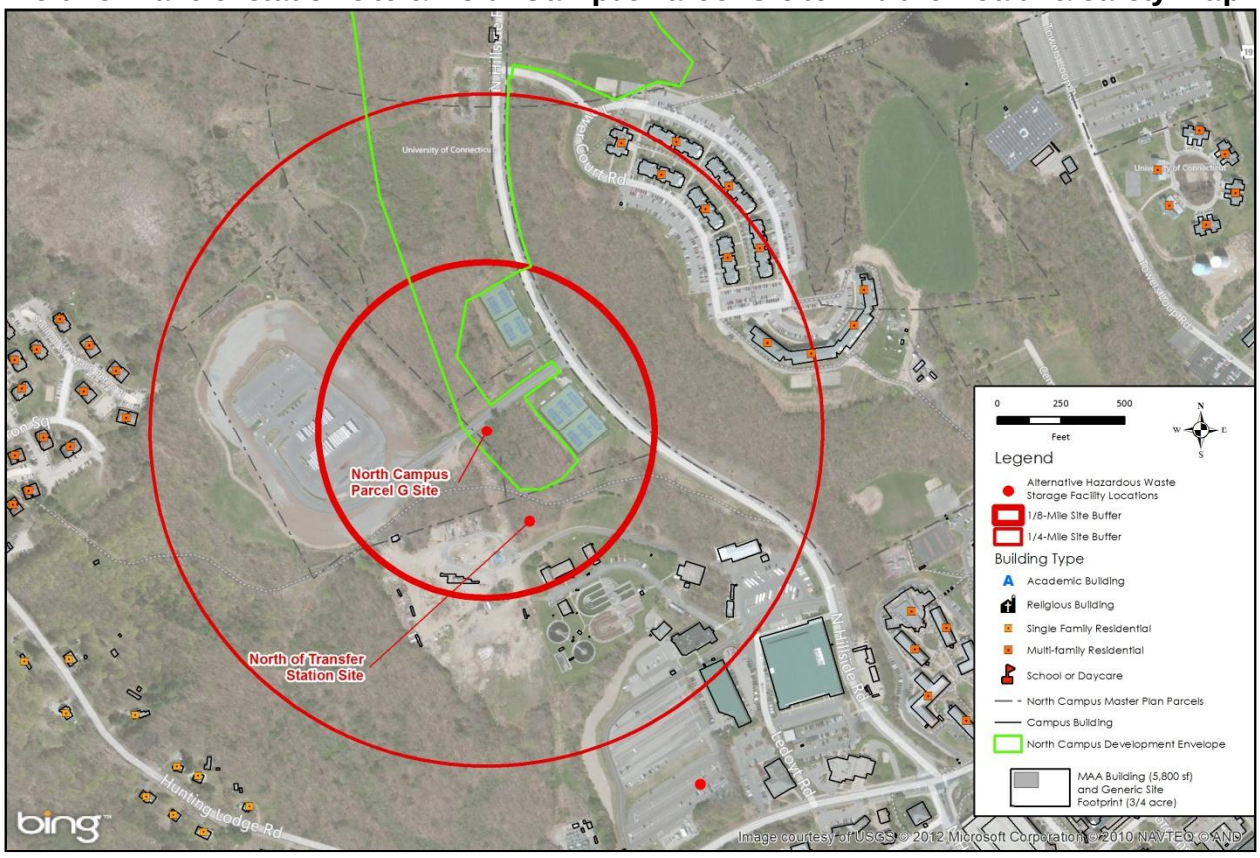
W Lot Site - Public Health & Safety Map



North of Transfer Station Site & North Campus Parcel G Site - Public Health & Safety Map



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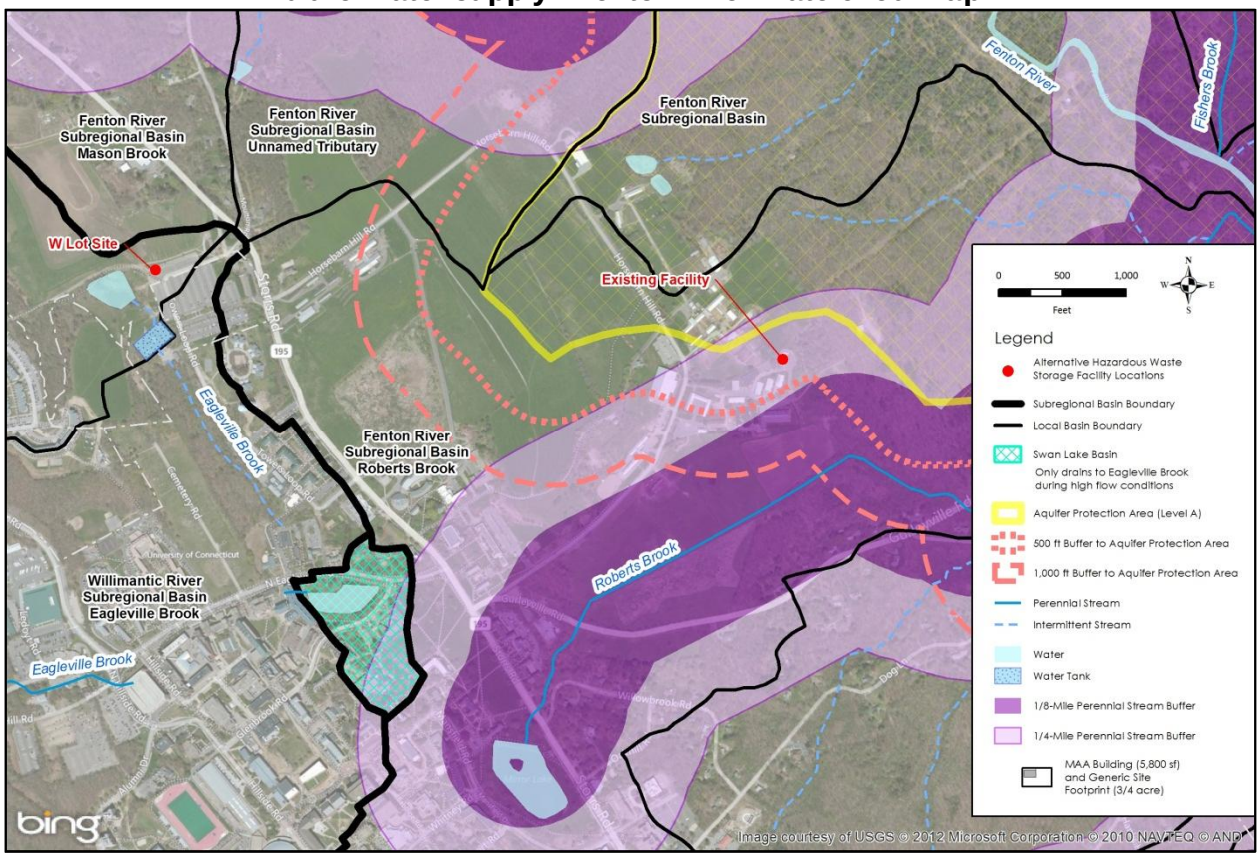
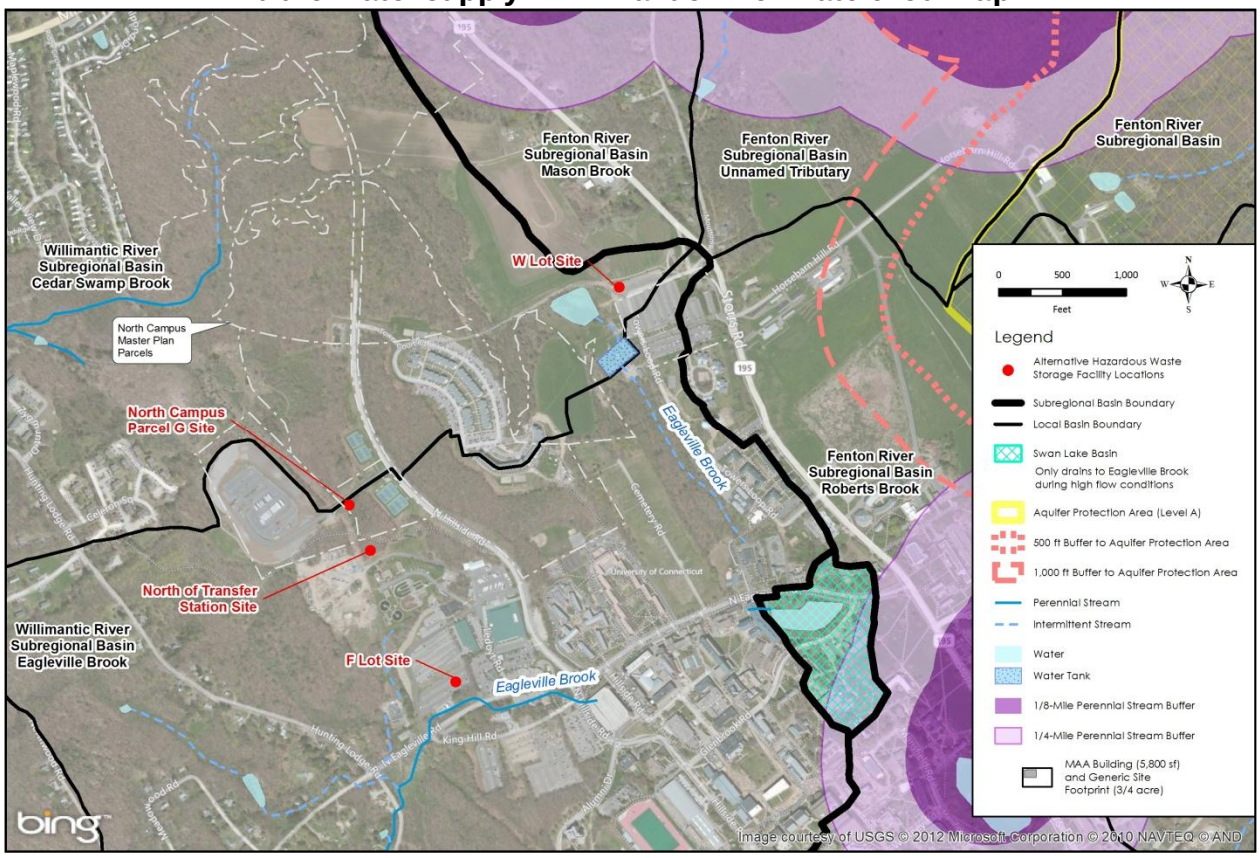
Public Water Supply - Fenton River Watershed Map



Public Water Supply - Willimantic River Watershed Map



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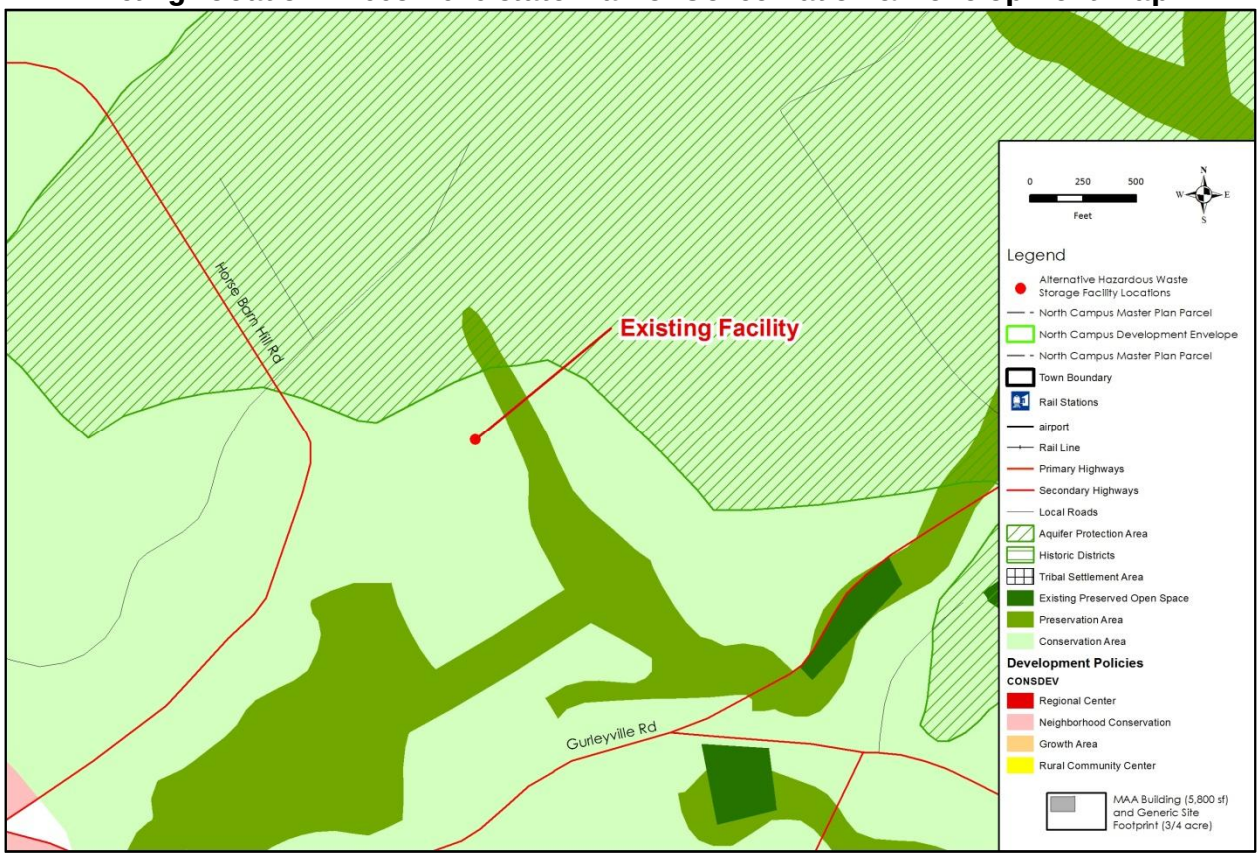
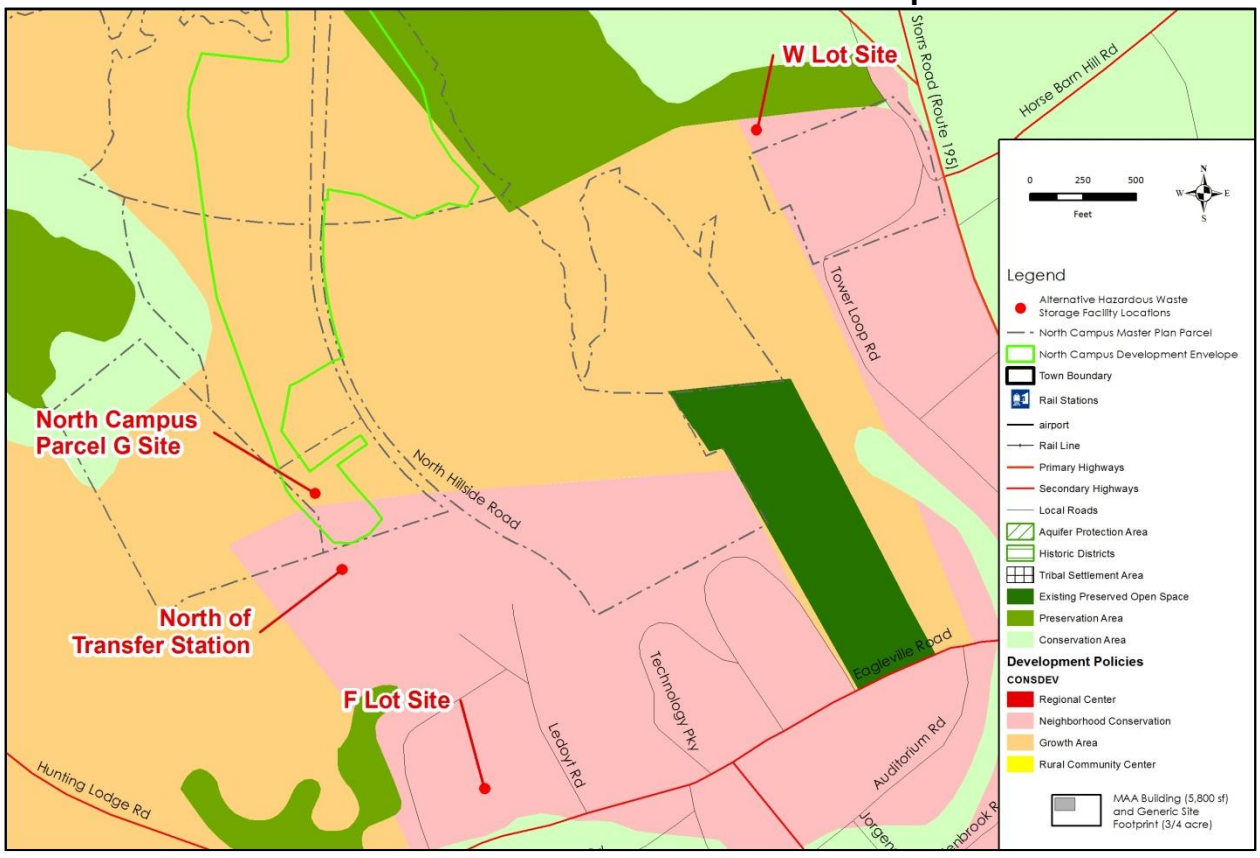
Existing Location - 2005-2010 State Plan of Conservation & Development Map



F Lot Site, W Lot Site, North of Transfer Station Site, and North Campus Parcel G Site – 2005-2010 State Plan of Conservation & Development



Appendix D

Scoring Matrix Guidance Document

FUSS & O'NEILL

UNIVERSITY OF CONNECTICUT
MAIN ACCUMULATION AREA (MAA) FACILITY
SCORING MATRIX GUIDANCE DOCUMENT
November 5, 2012

INTRODUCTION

The purpose of this document is to provide the University of Connecticut (UConn) Main Accumulation Area (MAA) Siting Advisory Committee with guidance on the use of a scoring matrix for evaluating alternative MAA facility sites on the Storrs Campus. The scoring matrix is a semi-quantitative, multi-attribute rating and ranking tool designed to assist the Advisory Committee identify a ranked list of preferred sites. The scoring matrix is not a detailed risk assessment and therefore is not intended to quantify actual environmental or human health risk, which is beyond the scope of the evaluation. This guidance document summarizes the evaluation criteria, scoring scale, and weight factors in the scoring matrix, as well as the technical and/or regulatory basis for the methodology. The guidance document also summarizes the use of the scoring matrix spreadsheet to score each alternative site.

TABLE OF CONTENTS

SCORING MATRIX PROCESS

Evaluation Criteria

The major evaluation criteria from the 2004 study were selected for use in the current study, with some minor modifications. The evaluation criteria (*Table 1*) reflect key factors to consider in assessing a site's suitability for a MAA facility.

Table 1. Site Selection Evaluation Criteria

1. Environmental/Ecological – Proximity to plant and animal habitats, wetlands, & watercourses
2. Public Health – Proximity to homes, student housing, day care, academic/classroom buildings, and healthcare buildings
3. Public Water Supplies – Proximity to groundwater or surface water public water supplies
4. Public Safety/Security and Accessibility – Does the site minimize potential for accidental damage, flooding damage, vandalism or terrorist threats, and allow for timely emergency response and minimize disruption of campus activity in the event of a release?
5. Planning Consistency and Land Use – Is the site location in conformance with plans for future use and/or preservation and conservation, and does it complement surrounding land uses?
6. Cost and Regulatory Considerations – Capital costs associated with facility design and construction, including site access or utility improvements. Does the site allow for appropriate waste handling systems (e.g., loading docks), site interior circulation, cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and cost efficiencies in labor and equipment? Will the site location trigger additional permitting (e.g., wetlands, flood management) or reporting requirements?
7. Traffic Safety/Circulation – Does the site location minimize pedestrian/vehicle conflicts, accommodate efficient waste vendor access and egress from the campus, and minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)?

Scoring Method

A numeric scale from 1 to 4 is applied for each evaluation criterion and sub-criterion, with 1 reflecting the greatest potential impact and 4 reflecting the least potential impact. Scores can be assigned in half-point increments between 1 and 4 (i.e., 1.5, 2.5, and 3.5) for subjective evaluation criteria, at the discretion of each committee member. An exception is the permitting sub-criterion, which is posed as a yes (1) or no (4) question.

Several of the criteria allow for *quantitative* scoring using GIS mapping where potential impacts are associated with the proximity of the site to environmental resources, such as plant and wildlife habitat, wetlands & watercourses, and drinking water supplies or sensitive receptors, such as homes, student housing, day care, academic/classroom buildings, and healthcare facilities.

Other criteria are inherently more subjective, and several categories are analyzed to determine an overall score. Advisory Committee members and staff from various UConn departments, including

UConn Environmental Health & Safety, UConn Police and Fire Departments, and UConn Transportation Services identified factors to be considered by the Advisory Committee in assigning scores for some of the more subjective evaluation criteria.

Several of the evaluation criteria are comprised of sub-criteria, which are scored and weighted separately (i.e., potential risks are not averaged, which is a change from the 2004 study methodology). For example, within Criteria #1 (Environmental/Ecological), proximity to plant and animal habitats is scored and weighted separately from proximity to wetlands and watercourses, allowing more flexibility for the committee, while considering the potential impacts/risks to these types of resources independently.

Weight Factors

Weight factors are assigned to each evaluation criterion. Each Committee member can assign weight factors that they feel are appropriate for particular criteria, with several limitations.

- A minimum weight of 5% is required to be assigned to each of the 7 evaluation criteria to ensure that all criteria are factored into the scoring and to maintain the multi-attribute approach originally selected for the scoring methodology.
- The weights assigned to the 7 evaluation criteria must sum to 100%. Sub-criterion weights may range between 0% and the maximum weight for that criterion.
- Once the evaluation criteria weights are determined by a Committee member, those weights must be used consistently for all of the sites evaluated by that Committee member.

EVALUATION CRITERIA, SCORING RATIONALE, AND PRELIMINARY SCORING

1. Environmental/Ecological

Table 2. Environmental/Ecological Evaluation Criteria

Subcategory	Criteria	Score
Natural Diversity Database (NDDB)	Is the Site?	
	Within a NDDB area	1
	Abutting a NDDB area	2
	<200 ft from a NDDB area[1]	3
	>200 ft from a NDDB area[1]	4
Wetlands and Watercourses	Does/Is the Site?	
	Contain wetland resources	1
	Within 150 ft buffer[2]	2
	Less than 100 ft from buffer[3]	3
	Greater than 100 ft from buffer[3]	4
Notes: (1) 200 foot buffer from NDDB area adopted from the 2004 Study (2) 150 foot buffer from Wetland or Watercourse Boundary – consistent with Upland Review Area in the Town of Mansfield Inland Wetlands and Watercourses Regulations http://www.mansfieldct.gov/filestorage/1904/1932/2036/20120215_iwa_regs.pdf (3) 100 feet from wetland/watercourse buffer boundary adopted from 2004 Study, consistent with the outer 100 feet of a 250-foot riparian area associated with the wetland/watercourse		

Table 3. Environmental/Ecological Scoring

Alternative Site	NDDB		Wetlands and Watercourses	
	Distance from NDDB Area	Score	Distance from Wetland or Watercourse	Score
Existing Location, as is	120 ft	3	167 ft	3
Existing Location, new facility	120 ft	3	167 ft	3
F Lot	Within NDDB Area	1	168 ft	3
W Lot	93 ft	3	221 ft	3
North of Transfer Station	314 ft	4	580 ft	4
North Campus Parcel G	665 ft	4	266 ft	4

2. Public Health

Table 4. Public Health Evaluation Criteria

Subcategory	Criteria	Score
Proximity to homes, student housing, or day care	Does/Is the Site?	
	Include a home, student housing, or day care	1
	Within 1/8 mile of homes, student housing, or day care	2
	Within 1/4 mile of homes, student housing, or day care	3
	Greater than 1/4 mile from homes or student housing, or day care	4
Proximity to academic and healthcare buildings	Does/Is the Site?	
	Include academic and healthcare buildings	1
	Within 1/8 mile of from academic and healthcare buildings	2
	Within 1/4 mile of from academic and healthcare buildings	3
	Greater than 1/4 mile from academic and healthcare buildings	4
Notes: 1/8 mile = 0.125 mile = 660 ft. 1/4 mile = 0.25 mile = 1320 ft.		

Table 5. Public Health Scoring

Alternative Site	Homes, Student Housing, or Day Care		Academic and Healthcare Buildings	
	Proximity/ Distance	Score	Proximity/ Distance	Score
Existing Location, as is	0.21 miles	3	0.05 miles	2
Existing Location, new facility	0.21 miles	3	0.05 miles	2
F Lot	0.17 miles	3	0.27 miles	4
W Lot	0.14 miles	3	0.32 miles	4
North of Transfer Station	0.22 miles	3	0.44 miles	4
North Campus Parcel G	0.22 miles	3	0.49 miles	4

3. Public Water Supplies (PWS)

Table 6. Public Water Supplies Evaluation Criteria

Subcategory	Criteria	Score
Groundwater[1]	Is the Site?	
	Within Level A of Public Water Supply (PWS)	1
	Within 500 ft of Level A boundary	2
	Between 500 and 1,000 ft of Level A boundary	3
	Greater than 1,000 ft from Level A boundary	4
Surface Water/Reservoir	Is the Site?	
	Within 250 ft of reservoir	1
	Within 1/8 mile of perennial stream in PWS watershed	2
	Within 1/4 mile of perennial stream in PWS watershed	3
	Greater than 1/4 mile or not in PWS watershed	4

Notes:
(1) Level A Mapping defines the land area contributing ground water to the public water supply well field. 500 feet from mapped Level A boundary is based on Guidance for the Submission of Applications to Lower Groundwater Quality Classifications to Class GB, as Provided for in the Groundwater Quality Standards, Modified August 2012, Connecticut Department of Energy and Environmental Protection, http://www.ct.gov/dep/lib/dep/water/water_quality_standards/ground_wqs_updates/guidance_gw2gb.pdf, which references the 500-foot distance to the GB boundary. 1,000 feet proposed as an additional threshold for distance from the mapped Level A boundary.

Table 7. Public Water Supplies Scoring

Alternative Site	Groundwater		Surface Water/Reservoir	
	Distance	Score	Distance	Score
Existing Location, as is	290 ft	2	922 ft/ 0.17 miles	3
Existing Location, new facility	290 ft	2	922 ft/ 0.17 miles	3
F Lot	4,853 ft	4	Not in PWS watershed	4
W Lot	2,558 ft	4	Not in PWS watershed	4
North of Transfer Station	4,914 ft	4	Not in PWS watershed	4
North Campus Parcel G	>4,500 ft	4	Not in PWS watershed	4

4. Public Safety/Security and Accessibility

Table 8. Public Safety/Security and Accessibility Evaluation Criteria

Does the site?	
(a) Minimize potential for accidental damage (b) Minimize potential for flooding damage (c) Minimize potential vandalism or terrorist threats (d) Allow for timely emergency response (e) Minimize disruption of campus activity in the event of a release	
Criteria	Score
Meets 1 or fewer measures for public safety/access	1
Meets 2 measures for public safety/access	2
Meets 3 measures for public safety/access	3
Meets 4 or more measures for public safety/access	4

Table 9. Public Safety/Security and Accessibility Scoring

Alternative Site	Does the Site?					Score
	a) Minimize potential for accidental damage	b) Minimize potential for flooding damage	c) Minimize potential vandalism or terrorist threats	d) Allow for timely emergency response	e) Minimize disruption of campus activity in the event of a release	
Example Site	*Yes*	*No*	*No*	*Yes*	*Yes*	*3*
Existing Location, as is						
Existing Location, new facility						
F Lot						
W Lot						
North of Transfer Station						
North Campus Parcel G						

Consideration Factors – Public Safety/Security and Accessibility

a) What types of site factors would influence the potential for accidental damage to an MAA facility?

- Flooding, wind/storm damage, and vehicle impact. Vehicle impact and wind/storm damage can be reduced with engineering solutions. Flooding potential is site and/or elevation sensitive. A stout facility can address potential for accidental damage in most locations. (UConn Fire Dept.)

- The most common source of accidental damage would occur during vehicle maneuvers in and around the facility, most like during delivery and pickup of material. A well-designed facility with vehicle barriers would minimize this type of damage. Proper vehicle clearances

and load zones would also help. Placing the facility in an area that is not easily accessible by the public via vehicles and/or pedestrians would also help. (UConn Police Dept.)

b) What types of site factors would influence potential for flooding damage?

The potential for flooding damage depends on the proximity and elevation of a site relative to established and verified flood hazard areas such as a 100-year or 500-year floodplain or floodway (i.e., Federal Emergency Management Agency [FEMA] Flood Zone).

c) What types of site factors would influence the potential for vandalism or terrorist threat to an MAA facility?

- Similar to the FEMA scoring system, factors that could influence the likelihood of a terrorist attack are related to public knowledge factors. Another FEMA consideration is the impact on the community if the asset is damaged – would a release threaten human health? For example, even a significant release at the current facility would have minimal impact on the day-to-day operations and would threaten very few humans. We should also consider the impact of a fast-moving plume of airborne contaminants. With the prevailing winds going roughly west to east, the current location is the only one on the east side of the population center, which is one of the biggest advantages in my mind. (UConn Fire Dept.)

- Prevailing winds on the UConn, Storrs campus vary seasonally. Weather data is collected and maintained by the UConn Department of Natural Resources and the Environment (NRE) Water Resources Field Station, which is located near the existing MAA Facility off of Horse Barn Hill Road. Weather data from for 2011 and 2012 at this station indicates the following dominant wind directions:

    - October through April – W, WSW, NW, or WNW (Westerly component)
    - May – SE or SSE (Easterly component)
    - June and July – WNW, W, or NW (Westerly component)
    - August and September – SSE and SE (Easterly component)

  The approximate percentage of the year associated with the dominant wind directions are as follows:

    - West (W) = 26%
    - West Northwest (WNW) = 13%
    - West Southwest (WSW) = 26%
    - Northwest (NW) = 9%
    - South Southeast (SSE) = 9%
    - Southeast (SE) = 17%

Overall, the annual prevailing wind direction for 2011 and 2012 at this station is from the west and southwest. Localized wind direction also varies at different points on the campus depending on a variety of factors such as topography, tree cover, buildings, etc. (UConn Office of Environmental Policy).

- Target hardening of a MAA facility would include a secure building, a camera system that is recordable and viewable by Public Safety personnel, and an intrusion alarm that is received in the Public Safety Dispatch Center. The exterior of the facility should be well lit and the perimeter fence free of debris and brush. (UConn Police Dept.)

d) What would constitute a timely emergency response (in terms of minutes) in the event of a release from an MAA? What site factors have the greatest influence on emergency response time? What site factors are most critical to disruption of campus activity in the event of a release?

Timely emergency response is possible from anywhere on the main campus. The time factor is in assessment of the site conditions, which will determine the course of action. The time crunch in responding to a hazardous material release emergency is more related to how quickly damage or threat is spreading. Remote locations provide cushion to allow for measured and efficient mitigation and later, cleanup. Although a release from the existing MAA facility has not occurred since the facility was established in 1989, imagine the leak or fume release happening in the southerly portion of the North Campus locations (near C-lot). You can expect a much quicker and higher public impact due to the proximity of larger quantities of humans (closer and larger). This increases the likely exposure in a shorter time and could increase potential business interruption. Modern technology has allowed great assessment tools for situations such as real-time camera surveillance and building-installed metering of an evolving event. This can be done while units respond and before risking the lives of responders. The time to do this might not be available in the center of our population and business areas. All of these factors increase the pressure to perform emergency mitigation faster, which is not always better. The slightly longer response time to the current location is far outweighed by the reduced impact potential (UConn Fire Dept.)

5. Planning Consistency and Land Use

Table 10. Planning Consistency and Land Use Evaluation Criteria

Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses?	
(a) State Plan (b) Local Plan (c) Campus Plans	
Criteria	Score
Inconsistent with state, local, and campus plans	1
Consistent with 1 of the 3 plan types	2
Consistent with 2 of the 3 plan types	3
Consistent with state, local, and campus plans	4

Table 11. Planning Consistency and Land Use Scoring

Alternative Site	State Plan[5]	Local Plan	Campus Plans				Score
	Conservation & Development Policies Plan for Connecticut, 2005-2010	Mansfield Plan of Conservation and Development (2006)	UConn Storrs Campus Master Plan Update (2006)	North Campus/Depot Campus Outlying Parcels Master Plan (2000)	East Campus Plan of Conservation and Development (2004)	Technology Park Master Plan (ongoing)	
Existing Location, as is	No[1]	No	N/A	N/A[4]	No	N/A	1
Existing Location, new facility	No[1]	No	N/A	N/A[4]	No	N/A	1
F Lot	Yes[2]	Yes	Yes	N/A	N/A	N/A	4
W Lot	Yes[2]	Yes	Yes	N/A	N/A	N/A	4
North of Transfer Station	Yes[2]	Yes	Yes	N/A	N/A	N/A	4
North Campus Parcel G	Yes[3]	Yes	Yes	Yes	N/A	Yes	4

Notes:
(1) Within Conservation Area (2005-2010 POCD)
(2) Within Neighborhood Conservation Area (2005-2010 POCD)
(3) Within Growth Area (2005-2010 POCD)
(4) The most recent Campus Plan document for the area including the Existing Facility is the East Campus Plan of Conservation and Development, 2004
(5) Conservation and development priorities in the Windham Regional Land Use Plan (2010) are consistent with the policies contained in the State C&D Policies Plan

State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010

Development Area Policies (In order of priority):

1) Regional Centers – Redevelop and revitalize the economic, social, and physical environment of the state's traditional centers of industry and commerce.

2) Neighborhood Conservations Areas – Promote infill development and redevelopment in areas that are at least 80% built up and have existing water, sewer, and transportation infrastructure to support such development. ***F Lot, W Lot, North of Transfer Station***

3) Growth Areas – Support staged urban-scale expansion in areas suitable for long-term economic growth that are currently less than 80% built up, but have existing or planned infrastructure to support future growth in the region. ***North Campus Parcel G***

4) Rural Community Centers – Promote concentration of mixed-use development such as municipal facilities, employment, shopping, and residential uses within a village center setting.

Conservation Area Policies (In order of priority):

1) Existing Preserved Open Space – Support the permanent protection of public and quasi-public land dedicated for open space purposes.

2) Preservation Areas – Protect significant resource, heritage, recreation, and hazard-prone areas by avoiding structural development, except as directly consistent with the preservation value.

3) Conservation Areas – Plan for the long-term management of lands that contribute to the state's need for food, water and other resources and environmental quality by ensuring that any changes in use are compatible with the identified conservation value. ***Existing Facility Site***

4) Rural Lands – Protect the rural character of these areas by avoiding development forms and intensities that exceed on-site carrying capacity for water supply and sewage disposal, except where necessary to resolve localized public health concerns.

Local Plan: Mansfield Plan of Conservation and Development (2006)

"Existing Location, as is" and "Existing Location, new facility" - Generally not consistent with the recommendations of the Mansfield POCD, which includes recommendations designed to protect the Willimantic Reservoir drainage basin and the State-designated aquifer protection areas for University of Connecticut wellfields in the Willimantic and Fenton Rivers. The Mansfield POCD recommends low-density residential development (minimum lot size of 90,000 square feet) in designated aquifer areas and most of the area within the Willimantic Reservoir drainage basin. The

existing MAA facility location is within the Willimantic Reservoir drainage basin and is therefore inconsistent with land use recommendations of the Mansfield POCD.

F Lot, W Lot, North of Transfer Station, and North Campus Parcel G – The Mansfield POCD does not have specific recommendations that pertain to alternative MAA site locations outside of the Willimantic Reservoir drainage basin, and these alternative site locations are generally consistent with the other recommendations of Plan.

Campus Plans

"Existing Location, as is" and "Existing Location, new facility" - The existing MAA facility is located in the East Campus neighborhood of the UConn campus. The East Campus Plan of Conservation and Development identifies several important objectives, including the consultation of applicable State of Connecticut guidelines for aquifer, watershed, and conservation zones. In addition, the East Campus Plan of Conservation and Development considerations include possibly relocating the existing Hazardous Waste Storage Facility. Therefore, the "Existing Location, as is" and "Existing Location, new facility" alternatives are generally inconsistent with the East Campus Plan of Conservation and Development. Planning and land use goals and objectives are not addressed for the existing facility location in the University of Connecticut Storrs Campus Master Plan Update (2006), the North Campus/Depot Campus Outlying Parcels Master Plan (2000), or the Technology Park Master Plan.

F Lot, W Lot, North of Transfer Station, and North Campus Parcel G – The focus of the University of Connecticut Storrs Campus Master Plan Update (2006) was on the Central Campus, South Campus, West Campus, Research, East Campus, and North Campus Neighborhoods. The F Lot, W Lot, North of Transfer Station, and North Campus Parcel G sites are generally consistent with the buildings and facilities, open space, and circulation goals in the UConn Storrs Campus Master Plan Update.

The North Campus/Depot Campus Outlying Parcels Master Plan (2000), East Campus Plan of Conservation and Development (2004), and Technology Park Master Plan do not include recommendations that pertain to the the F Lot Site, W Lot Site, or North of Transfer Station Site. Locating the MAA facility on the North Campus Parcel G Site is consistent with the planning recommendations of the 2000 North Campus/Depot Campus Outlying Parcels Master Plan. Locating the MAA facility within the proposed Technology Park is consistent with the research/laboratory-oriented uses of the technology park.

Planning Documents Web Links

The land use planning documents cited in this guidance document can be accessed at the following web links:

Conservation & Development Policies Plan for Connecticut, 2005-2010
http://www.ct.gov/opm/cwp/view.asp?A=2990&Q=385378

Draft Conservation & Development Policies Plan for Connecticut, 2013-2018
http://www.ct.gov/opm/cwp/view.asp?a=2990&q=467686

Mansfield Plan of Conservation and Development (2006)
http://www.mansfieldct.gov/filestorage/1904/1932/2043/20060415_final_pocd.pdf

Windham Regional Land Use Plan (2010)
http://www.wincog.org/publications/WINCOG_LandUsePlan_2010.pdf

UConn Storrs Campus Master Plan Update (2006)
http://masterplan.uconn.edu/images/6-0331storrs-small.pdf

North Campus/Depot Campus Outlying Parcels Master Plan (2000)
http://masterplan.uconn.edu/images/OPMP_5_22_2000.pdf

East Campus Plan of Conservation and Development (2004)
http://masterplan.uconn.edu/images/ecampus_web.pdf

Technology Park Master Plan (ongoing)
Not available online

6. Cost and Regulatory Considerations

Table 12. Cost and Regulatory Considerations Evaluation Criteria

Capital Cost	Capital costs associated with facility design and construction, including site access or utility improvements.	
	Does the site involve?	
	(a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building	
	Criteria	Score
	Involves 4 or more of the above capital cost considerations	1
	Involves 3 of the above capital cost considerations	2
	Involves 2 of the above capital cost considerations	3
	Involves 1 or none of the above capital cost considerations	4
Operational Efficiency and Cost	Does the site allow for?	
	(a) Appropriate waste handling systems (e.g., loading docks) (b) Site interior circulation (c) Cost efficiencies associated with impacts on existing infrastructure, facilities, or land use (d) Cost efficiencies in labor and equipment	
	Criteria	Score
	Meets 1 or fewer measures for operational efficiency and cost	1
	Meets 2 measures for operational efficiency and cost	2
	Meets 3 measures for operational efficiency and cost	3
	Meets all 4 measures for operational efficiency and cost	4
Regulatory Requirements	Will the site location trigger permitting requirements (e.g., wetlands or flood management)?	
	Criteria	Score
	Yes	1
	--	--
	--	--
	No	4

Table 13. Capital Cost Scoring

Alternative Site	Does the Site involve?					Score
	(a) Relocating existing facilities to accommodate a new MAA facility	(b) Complex site development	(c) Site access improvements	(d) Upgrade or relocation of existing utilities	(e) Construction of a new MAA building	
Existing Location, as is	No	No	No	No	No	4
Existing Location, new facility	No	No	Yes (improvements to existing traffic circulation, parking)	No	Yes	3
F Lot	No (loss of some parking, but facility relocation not required)	No (outside of landfill liner)	Yes	Yes (Telecom bisects, and new medium voltage electrical line along south and east perimeter)	Yes	2
W Lot	No (loss of some parking, but facility relocation not required)	No	Yes	Yes (storm sewer in northwest corner of lot)	Yes	2
North of Transfer Station	No (minor relocation of material storage areas)	Yes (topogrphy and bedrock site constraints from previous siting study)	Yes (requires widening of access road)	Yes (sewer force mains from landfill and Celeron)	Yes	1
North Campus Parcel G	No	Yes (moderate grading required)	No (site access provided from landfill lot driveway and Tech Park)	Yes (possible buried electrical along landfill lot driveway)	Yes	1
Notes: Suggested scores are based on available utility and GIS mapping (UConn Office of Environmental Policy).						

Table 14. Operational Efficiency and Cost Scoring

Alternative Site	Does the Site allow for?				Score
	(a) Appropriate waste handling systems (e.g., loading docks)	(b) Site interior circulation	(c) Cost efficiencies associated with impacts on existing infrastructure, facilities, or land use	(d) Cost efficiencies in labor and equipment	
Example Site	*Yes*	*No*	*No*	*Yes*	*2*
Existing Location, as is					
Existing Location, new facility					
F Lot					
W Lot					
North of Transfer Station					
North Campus Parcel G					

Table 15. Regulatory Requirements Scoring

Alternative Site	Permitting Required?	Score
Existing Location, as is	No (FMC not required)	4
Existing Location, new facility	Yes (FMC)	1
F Lot	Yes (FMC)	1
W Lot	Yes (FMC)	1
North of Transfer Station	Yes (FMC)	1
North Campus Parcel G	Yes (FMC)	1
Notes: FMC – CT DEEP Flood Management Certification		

Consideration Factors – Cost and Regulatory

a) What other types of waste handling systems or facility features could be influenced by a particular site?

- **UConn Environmental Health and Safety**
    - A loading dock which allows vehicles to back up into the loading/unloading area and is protected from the weather (e.g., covered dock, or canopy)
    - Impermeable/chemical resistant flooring
    - Built-in secondary containment
    - Exhaust ventilation
    - Laboratory facility

- Explosion-proof utilities
- Segregated area for radioactive wastes
- Sufficient vehicle turnaround
- Sufficient drum storage area to maneuver drums, possibly fork lift capability
- Sufficient storage area for expendables, empty drums, and supplies
- Consider expanding facility to accommodate Universal wastes (lamps), which is currently stored in a trailer at the transfer station
- Built-in fire suppression system and automated alarm system
- Command/Control center

b) What are the critical site interior circulation requirements/criteria for the MAA?

- **UConn Environmental Health and Safety**
  - Room sufficient for 18-wheeled tractor trailer to maneuver

c) Would a new MAA facility, regardless of location, include offices for on-site staff, such that staff oversight would be proximate to any facility regardless of the selected site? Are there any circumstances in which staff oversight would not be proximate to the facility?

- **UConn Environmental Health and Safety**
  - Offices on-site are not a requisite; because the facility is <90-day, volumes stored do not require on-site staff. Permanent/archival record-keeping should be maintained off-site.

d) Would selection of a particular site influence cost efficiencies in labor and equipment to operate the facility, or would labor and equipment be similar regardless of the site? What site factors would be most important?

- **UConn Environmental Health and Safety**
  - Labor & equipment would be similar, regardless of site. Operationally, closer proximity to the customer base would increase efficiency, safety, & transportation costs.

7. Traffic Safety/Circulation

Table 16. Traffic Safety/Circulation Evaluation Criteria

Does the site Location?	
(a) Minimize pedestrian/vehicle conflicts (b) Accommodate efficient waste vendor access and egress from the campus (c) Minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)?	
Criteria	Score
Meets 0 measures for traffic safety/circulation	1
Meets 1 measure for traffic safety/circulation	2
Meets 2 measures for traffic safety/circulation	3
Meets all 3 measures for traffic safety/circulation	4

Table 17. Traffic Safety/Circulation Scoring

Alternative Site	Does the Site Location?			Score
	(a) Minimize pedestrian/vehicle conflicts	(b) Accommodate efficient waste vendor access and egress from the campus	(c) Minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)	
Example Site	*Yes*	*No*	*Yes*	*3*
Existing Location, as is				
Existing Location, new facility				
F Lot				
W Lot				
North of Transfer Station				
North Campus Parcel G				

Consideration Factors – Traffic Safety/Circulation

a) Of the marked pedestrian crossings on campus, are there particular crossings/intersections that are considered to have the greatest potential for pedestrian/vehicle conflicts based on pedestrian usage and volume (e.g., along North Eagleville Road and at internal locations on the Main Campus)?

- **UConn Fire Department**
    - North Eagleville Road and Hillside Road are by far the most common places that the fire department responds to vehicle/pedestrian incidents and by any reasonable observation, these are the locations with the highest combination of foot and vehicle traffic.

- **UConn Police Department**
    - Any area in the center of campus (i.e., North Eagleville Road, Hillside Road, and Gilbert Road) is of a concern due to the high density of pedestrians and vehicles.
- **UConn Transportation Services**
    - Transportation Services agrees with the information provided by the Public Safety departments.

b) How do commercial waste vendors typically access the campus for pickup from the MAA? Are there any restrictions imposed by the University on the routes that waste vendors are allowed to take to and from campus?

- **UConn Environmental Health and Safety**
    - Waste vendors use their own vehicles (small vans) and pay for a special vendor parking permit.
    - There are restrictions on the routes that waste vendors are allowed to take on campus depending on the size of the truck.

c) Does the University have information on the locations of waste generators on the campus (satellite accumulation areas) and typical routes for internal waste pick-ups/deliveries?

- **UConn Environmental Health and Safety**
    - Waste generators are not currently mapped; there are over 1,000 satellite accumulation areas on campus.
    - Routes would be based on the closest access point to a building, meaning their goal for a pick-up at any given building is to have the shortest route between the satellite area and the truck, but they are limited by the location of the egress. With respect to actual truck routes, there is no such thing as "typical." It's all based on the requests EH&S receives from the departments that operate the satellite areas. Multiple stops for a given pick-up run are possible. The collector/driver uses the best driving route based on common sense.
- **UConn Office of Environmental Policy**
    - UConn EH&S waste transport trucks would use the following major roads for transporting waste from satellite accumulation areas to the MAA facility for any of the alternatives under consideration:
        - North Hillside Road (from Tech Park)
        - Main Campus internal roads
        - North Eagleville Road
        - Route 195

Appendix E

Scoring Matrix and Results

Table E-1. Scores

	Existing Location, As Is	*Existing Location, New Facility*	*F Lot Site*	*W Lot Site*	*North of Transfer Station Site*	*North Campus Parcel G Site*
Committee Member #1	222.5	235	355	365	377.5	377.5
Committee Member #2	264	258	310	328	346	346
Committee Member #3	190	200	375	380	390	390
Committee Member #4	270	285	240	335	255	365
Committee Member #5	261	261	344	360	372	390
Committee Member #6	272.5	337.5	207.5	367.5	212.5	327.5
Committee Member #7	245	250.5	331.5	315.5	320	357
Committee Member #8	247	247	338	343	368	368
Committee Member #9	230	225	305	325	330	330
Committee Member #10	266	261	320	350	369	369
Committee Member #11	270	310	240	360	255	365
Average Site Score	**249**	**261**	**306**	**348**	**327**	**362**
Overall Rank	**6**	**5**	**4**	**2**	**3**	**1**

Table E-2. Rank of Scores

	Existing Location, As Is	*Existing Location, New Facility*	*F Lot Site*	*W Lot Site*	*North of Transfer Station Site*	*North Campus Parcel G Site*
Committee Member #1	6	5	4	3	1	1
Committee Member #2	5	6	4	3	1	1
Committee Member #3	6	5	4	3	1	1
Committee Member #4	4	3	6	2	5	1
Committee Member #5	5	5	4	3	2	1
Committee Member #6	4	2	6	1	5	3
Committee Member #7	6	5	2	4	3	1
Committee Member #8	5	5	4	3	1	1
Committee Member #9	5	6	4	3	1	1
Committee Member #10	5	6	4	3	1	1
Committee Member #11	4	3	6	2	5	1

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

Instructions: Enter values into yellow highlighted cells. Green-highlighted cells will be calculated. Enter criterion and sub-criterion weights. Individual criterion weights must be at least 5%, and the weights assigned to all 7 evaluation critera must sum to 100%. Individual sub-criterion weights may range between 0% and the maximum weight for that criterion. Suggested scores provided in red were determined based on GIS mapping, available utility mapping, and review of land use planning documents.

CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
0.0%		**X-1 Environmental/Ecological**		0		0		0		0		0		0
		NDDB* - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area		0		0		0		0		0		0
		Wetlands and Watercourses - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer												
0.0%		**X-2 Public Health**		0		0		0		0		0		0
		Proximity to homes, student housing, or day care: (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care		0		0		0		0		0		0
		Proximity to academic and healthcare buildings - (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings												
0.0%		**X-3 Public Water Supplies (PWS)**		0		0		0		0		0		0
		Groundwater - site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary		0		0		0		0		0		0
		Surface Water/Reservoir - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed												
		X-4 Public Safety/Security and Accessibility		0		0		0		0		0		0
		Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public												

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

Instructions: Enter values into yellow highlighted cells. Green-highlighted cells will be calculated. Enter criterion and sub-criterion weights. Individual criterion weights must be at least 5%, and the weights assigned to all 7 evaluation critera must sum to 100%. Individual sub-criterion weights may range between 0% and the maximum weight for that criterion. Suggested scores provided in red were determined based on GIS mapping, available utility mapping, and review of land use planning documents.

CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
		X-5 Planning Consistency and Land Use Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans		0		0		0		0		0		0
0.0%		**X-6 Cost and Regulatory Considerations**												
		Capital Cost Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations		0		0		0		0		0		0
		Operational Efficiency and Cost Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost		0		0		0		0		0		0
		Regulatory Requirements Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no		0		0		0		0		0		0

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

Instructions: Enter values into yellow highlighted cells. Green-highlighted cells will be calculated. Enter criterion and sub-criterion weights. Individual criterion weights must be at least 5%, and the weights assigned to all 7 evaluation critera must sum to 100%. Individual sub-criterion weights may range between 0% and the maximum weight for that criterion. Suggested scores provided in red were determined based on GIS mapping, available utility mapping, and review of land use planning documents.

CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
		X-7 Traffic Safety/Circulation Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation		0		0		0		0		0		0
0.0%	<-- must be 100%	**TOTAL SCORE**		**0**		**0**		**0**		**0**		**0**		**0**

*NDDB = Natural Diversity Database

**Draft Conservation & Development Policies Plan for Connecticut, 2013-2018 is not considered since the plan is not final. Conservation and development priorities in the Windham Regional Land Use Plan (2010) are consistent with the policies contained in the State C&D Policies Plan.

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

Instructions: Enter values into yellow highlighted cells. Green-highlighted cells will be calculated.
Enter

CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
9.0%		**X-1 Environmental/Ecological**												
	1.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	3	3	3	1	1	3	3	4	4	4	4
	8.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	24	3	24	3	24	3	24	4	32	4	32
12.0%		**X-2 Public Health**												
	10.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	30	3	30	3	30	3	30	3	30	3	30
	2.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	4	2	4	4	8	4	8	4	8	4	8
30.0%		**X-3 Public Water Supplies (PWS)**												
	15.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	30	2	30	4	60	4	60	4	60	4	60
	15.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	45	3	45	4	60	4	60	4	60	4	60
12.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	1.5	18	2.5	30	2	24	2.5	30	3	36	4	48

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
13.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	13	1.5	19.5	4	52	4	52	4	52	4	52
12.0%		**X-6 Cost and Regulatory Considerations**												
	10.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	40	3	30	2	20	2	20	1	10	1	10
	1.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	4	4	4	4	3.5	3.5	3.5	3.5	3	3	4	4
	1.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	4	1	1	1	1	1	1	1	1	1	1

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
12.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	2.5	30	2.5	30	4	48	2	24	2	24	4	48
100.0%	<-- must be 100%	**TOTAL SCORE**		245		250.5		331.5		315.5		320		357

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
15.0%		**X-1 Environmental/Ecological**												
	5.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	15	3	15	1	5	3	15	4	20	4	20
	10.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	30	3	30	3	30	3	30	4	40	4	40
10.0%		**X-2 Public Health**												
	5.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	15	3	15	3	15	3	15	3	15	3	15
	5.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	10	2	10	4	20	4	20	4	20	4	20
30.0%		**X-3 Public Water Supplies (PWS)**												
	20.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	40	2	40	4	80	4	80	4	80	4	80
	10.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	30	3	30	4	40	4	40	4	40	4	40
10.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	3	30	4	40	4	40	4	40	4	40	4	40

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
20.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	20	1	20	4	80	4	80	4	80	4	80
5.0%		**X-6 Cost and Regulatory Considerations**												
	2.5%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	10	3	7.5	2	5	2	5	1	2.5	1	2.5
	2.5%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	1	2.5	3	7.5	4	10	4	10	4	10	4	10
	0.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	0	1	0	1	0	1	0	1	0	1	0

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	2	20	2	20	3	30	3	30	3	30	3	30
100.0%	<-- must be 100%	**TOTAL SCORE**		222.5		235		355		365		377.5		377.5

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
5.0%		**X-1 Environmental/Ecological**												
	2.5%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	7.5	3	7.5	1	2.5	3	7.5	4	10	4	10
	2.5%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	7.5	3	7.5	3	7.5	3	7.5	4	10	4	10
5.0%		**X-2 Public Health**												
	2.5%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	7.5	3	7.5	3	7.5	3	7.5	3	7.5	3	7.5
	2.5%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	5	2	5	4	10	4	10	4	10	4	10
5.0%		**X-3 Public Water Supplies (PWS)**												
	2.5%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	5	2	5	4	10	4	10	4	10	4	10
	2.5%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	7.5	3	7.5	4	10	4	10	4	10	4	10
40.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	2	80	4	160	2	80	4	160	2	80	3	120

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
7.5%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	7.5	1	7.5	4	30	4	30	4	30	4	30
12.5%		**X-6 Cost and Regulatory Considerations**												
	5.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	20	3	15	2	10	2	10	1	5	1	5
	2.5%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing	2	5	4	10	4	10	4	10	4	10	4	10

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* *SCORE (1 to 4)*	*VALUE*	*Existing Location, New Facility* *SCORE (1 to 4)*	*VALUE*	*F Lot Site* *SCORE (1 to 4)*	*VALUE*	*W Lot Site* *SCORE (1 to 4)*	*VALUE*	*North of Transfer Station Site* *SCORE (1 to 4)*	*VALUE*	*North Campus Parcel G Site* *SCORE (1 to 4)*	*VALUE*
		infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost											
	5.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	20	1	5	1	5	1	5	1	5	1	5

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
25.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	4	100	4	100	1	25	4	100	1	25	4	100
100.0%	<-- must be 100%	**TOTAL SCORE**		272.5		337.5		207.5		367.5		212.5		327.5

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20.0%		**X-1 Environmental/Ecological**												
	5.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	15	3	15	1	5	3	15	4	20	4	20
	15.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	45	3	45	3	45	3	45	4	60	4	60
15.0%		**X-2 Public Health**												
	10.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	30	3	30	3	30	3	30	3	30	3	30
	5.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	10	2	10	4	20	4	20	4	20	4	20
35.0%		**X-3 Public Water Supplies (PWS)**												
	10.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	20	2	20	4	40	4	40	4	40	4	40
	25.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	75	3	75	4	100	4	100	4	100	4	100
10.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	3	30	3	30	3	30	4	40	4	40	4	40

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

Instructions: Enter values into yellow highlighted cells. Green-highlighted cells will be calculated.
Enter

CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
5.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	5	1	5	4	20	4	20	4	20	4	20
5.0%		**X-6 Cost and Regulatory Considerations**												
	1.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	4	3	3	2	2	2	2	1	1	1	1
	2.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	2	4	3	6	3	6	3	6	3	6	3	6
	2.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	8	1	2	1	2	1	2	1	2	1	2

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	2	20	2	20	2	20	3	30	3	30	3	30
100.0%	<-- must be 100%	**TOTAL SCORE**		**266**		**261**		**320**		**350**		**369**		**369**

*NDDB = Natural Diversity Database

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
15.0%		**X-1 Environmental/Ecological**												
	7.5%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	22.5	3	22.5	1	7.5	3	22.5	4	30	4	30
	7.5%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	22.5	3	22.5	3	22.5	3	22.5	4	30	4	30
10.0%		**X-2 Public Health**												
	7.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	21	3	21	3	21	3	21	3	21	3	21
	3.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	6	2	6	4	12	4	12	4	12	4	12
35.0%		**X-3 Public Water Supplies (PWS)**												
	15.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	30	2	30	4	60	4	60	4	60	4	60
	20.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	60	3	60	4	80	4	80	4	80	4	80
7.5%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	3	22.5	3	22.5	3	22.5	3	22.5	3	22.5	3	22.5

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
17.5%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	17.5	1	17.5	4	70	4	70	4	70	4	70
5.0%		**X-6 Cost and Regulatory Considerations**												
	2.5%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	10	3	7.5	2	5	2	5	1	2.5	1	2.5
	2.5%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	2	5	3	7.5	3	7.5	3	7.5	4	10	4	10
	0.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	0	1	0	1	0	1	0	1	0	1	0

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	3	30	3	30	3	30	2	20	3	30	3	30
100.0%	<-- must be 100%	**TOTAL SCORE**		247		247		338		343		368		368

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10.0%		**X-1 Environmental/Ecological**												
	2.5%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	7.5	3	7.5	1	2.5	3	7.5	4	10	4	10
	7.5%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	22.5	3	22.5	3	22.5	3	22.5	4	30	4	30
5.0%		**X-2 Public Health**												
	0.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	0	3	0	3	0	3	0	3	0	3	0
	5.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	10	2	10	4	20	4	20	4	20	4	20
35.0%		**X-3 Public Water Supplies (PWS)**												
	25.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	50	2	50	4	100	4	100	4	100	4	100
	10.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	30	3	30	4	40	4	40	4	40	4	40
5.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	3	15	4	20	4	20	4	20	4	20	4	20

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
30.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	30	1	30	4	120	4	120	4	120	4	120
5.0%		**X-6 Cost and Regulatory Considerations**												
	0.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	0	3	0	2	0	2	0	1	0	1	0
	5.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	1	5	2	10	4	20	4	20	4	20	4	20
	0.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	0	1	0	1	0	1	0	1	0	1	0

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10.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	2	20	2	20	3	30	3	30	3	30	3	30
100.0%	<-- must be 100%	**TOTAL SCORE**		**190**		**200**		**375**		**380**		**390**		**390**

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10.0%		**X-1 Environmental/Ecological**												
	5.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	15	3	15	1	5	3	15	4	20	4	20
	5.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	15	3	15	3	15	3	15	4	20	4	20
10.0%		**X-2 Public Health**												
	5.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	15	3	15	3	15	3	15	3	15	3	15
	5.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	10	2	10	4	20	4	20	4	20	4	20
10.0%		**X-3 Public Water Supplies (PWS)**												
	5.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	10	2	10	4	20	4	20	4	20	4	20
	5.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	15	3	15	4	20	4	20	4	20	4	20
25.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	2	50	3	75	2	50	3	75	2	50	4	100

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10.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	10	1	10	4	40	4	40	4	40	4	40
15.0%		**X-6 Cost and Regulatory Considerations**												
	5.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	20	3	15	2	10	2	10	1	5	1	5
	5.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	2	10	4	20	4	20	4	20	4	20	4	20
	5.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	20	1	5	1	5	1	5	1	5	1	5

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20.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	4	80	4	80	1	20	4	80	1	20	4	80
100.0%	<-- must be 100%	**TOTAL SCORE**		270		285		240		335		255		365

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-1 Environmental/Ecological**												
	5.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	15	3	15	1	5	3	15	4	20	4	20
	5.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	15	3	15	3	15	3	15	4	20	4	20
10.0%		**X-2 Public Health**												
	5.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	15	3	15	3	15	3	15	3	15	3	15
	5.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	10	2	10	4	20	4	20	4	20	4	20
10.0%		**X-3 Public Water Supplies (PWS)**												
	5.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	10	2	10	4	20	4	20	4	20	4	20
	5.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	15	3	15	4	20	4	20	4	20	4	20
25.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	2	50	4	100	2	50	4	100	2	50	4	100

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

Instructions: Enter values into yellow highlighted cells. Green-highlighted cells will be calculated.
Enter

CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	10	1	10	4	40	4	40	4	40	4	40
15.0%		**X-6 Cost and Regulatory Considerations**												
	5.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	20	3	15	2	10	2	10	1	5	1	5
	5.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	2	10	4	20	4	20	4	20	4	20	4	20
	5.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	20	1	5	1	5	1	5	1	5	1	5

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
20.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	4	80	4	80	1	20	4	80	1	20	4	80
100.0%	<-- must be 100%	**TOTAL SCORE**		**270**		**310**		**240**		**360**		**255**		**365**

*NDDB = Natural Diversity Database

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
20.0%		**X-1 Environmental/Ecological**												
	10.0%	NDDB* - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	30	3	30	1	10	3	30	4	40	4	40
	10.0%	Wetlands and Watercourses - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	30	3	30	3	30	3	30	4	40	4	40
10.0%		**X-2 Public Health**												
	5.0%	Proximity to homes, student housing, or day care: (1) site includes, (2) site within 1/8 mile of, (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	15	3	15	3	15	3	15	3	15	3	15
	5.0%	Proximity to academic and healthcare buildings - (1) site includes, (2) site within 1/8 mile of, (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	10	2	10	4	20	4	20	4	20	4	20
30.0%		**X-3 Public Water Supplies (PWS)**												
	15.0%	Groundwater - site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	30	2	30	4	60	4	60	4	60	4	60
	15.0%	Surface Water/Reservoir - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	45	3	45	4	60	4	60	4	60	4	60
10.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public safety/access (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public safety/access	1	10	2	20	3	30	3	30	2	20	2	20

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
5.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	5	1	5	4	20	4	20	4	20	4	20
15.0%		**X-6 Cost and Regulatory Considerations**												
	5.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above capital cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or none of the above capital cost considerations	4	20	3	15	2	10	2	10	1	5	1	5
	5.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	1	5	2	10	3	15	3	15	3	15	3	15
	5.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	20	1	5	1	5	1	5	1	5	1	5

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient waste vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic safety/circulation, (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	1	10	1	10	3	30	3	30	3	30	3	30
100.0%	<-- must be 100%	**TOTAL SCORE**		230		225		305		325		330		330

*NDDB = Natural Diversity Database

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
18.0%		**X-1 Environmental/Ecological**												
	9.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	27	3	27	1	9	3	27	4	36	4	36
	9.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	27	3	27	3	27	3	27	4	36	4	36
18.0%		**X-2 Public Health**												
	9.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	27	3	27	3	27	3	27	3	27	3	27
	9.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	18	2	18	4	36	4	36	4	36	4	36
18.0%		**X-3 Public Water Supplies (PWS)**												
	9.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	18	2	18	4	36	4	36	4	36	4	36
	9.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	27	3	27	4	36	4	36	4	36	4	36
15.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	3	45	3	45	3	45	3	45	3	45	3	45

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	10	1	10	4	40	4	40	4	40	4	40
12.0%		**X-6 Cost and Regulatory Considerations**												
	5.0%	**Capital Cost** Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	20	3	15	2	10	2	10	1	5	1	5
	5.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	2	10	3	15	3	15	3	15	4	20	4	20

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
	2.0%	**Regulatory Requirements** Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	8	1	2	1	2	1	2	1	2	1	2

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
9.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	3	27	3	27	3	27	3	27	3	27	3	27
100.0%	<-- must be 100%	**TOTAL SCORE**		**264**		**258**		**310**		**328**		**346**		**346**

*NDDB = Natural Diversity Database

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
20.0%		**X-1 Environmental/Ecological**												
	10.0%	**NDDB*** - site is (1) within, (2) abutting, (3) <200 ft from, or (4) >200 ft from NDDB area	3	30	3	30	1	10	3	30	4	40	4	40
	10.0%	**Wetlands and Watercourses** - site (1) contains wetland resources, (2) is within 150 ft buffer, (3) is <100 ft from buffer, or (4) > 100 ft from buffer	3	30	3	30	3	30	3	30	4	40	4	40
20.0%		**X-2 Public Health**												
	10.0%	**Proximity to homes, student housing, or day care:** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from homes or student housing, or day care	3	30	3	30	3	30	3	30	3	30	3	30
	10.0%	**Proximity to academic and healthcare buildings -** (1) site includes, (2) site within 1/8 mile (3) site within 1/4 mile of, or (4) site > 1/4 mile from academic and healthcare buildings	2	20	2	20	4	40	4	40	4	40	4	40
22.0%		**X-3 Public Water Supplies (PWS)**												
	11.0%	**Groundwater -** site is (1) within Level A of PWS, (2) within 500 ft of Level A boundary, (3) between 500 and 1,000 ft of Level A boundary, (4) > 1,000 ft from Level A boundary	2	22	2	22	4	44	4	44	4	44	4	44
	11.0%	**Surface Water/Reservoir** - (1) within 250 ft of reservoir, (2) within 1/8 mile of perennial stream in PWS watershed, (3) within 1/4 mile of perennial stream in PWS, or (4) > 1/4 mile or not in PWS watershed	3	33	3	33	4	44	4	44	4	44	4	44
16.0%		**X-4 Public Safety/Security and Accessibility** Does the site (a) minimize potential for accidental damage (b) minimize potential for flooding damage, (c) minimize potential vandalism or terrorist threats, and (d) allow for timely emergency response and (e) minimize disruption of campus activity in the event of a release? (1) meets 1 or fewer measures for public safety/access (2) meets 2 measures for public (3) meets 3 measures for public safety/access (4) meets 4 or more measures for public	3	48	3	48	4	64	4	64	3.5	56	4	64

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
6.0%		**X-5 Planning Consistency and Land Use** Is the site location in conformance with the following plans for future use and/or preservation and conservation, and does it complement surrounding land uses? (a) State Plan: Conservation & Development Policies Plan for Connecticut, 2005-2010 (b) Local Plan: Mansfield Plan of Conservation and Development (2006) (c) Campus Plans: UConn Storrs Campus Master Plan Update (2006) Outlying Parcels Master Plan (2000) East Campus Plan of Conservation and Development (2004) Technology Park Master Plan (ongoing) (1) inconsistent with state, local, and campus plans, (2) consistent with 1 of the 3 plan types, (3) consistent with 2 of the 3 plan types, (4) consistent with state, local, and campus plans	1	6	1	6	4	24	4	24	4	24	4	24
6.0%		**X-6 Cost and Regulatory Considerations**												
		Capital Cost Capital costs associated with facility design and construction, including site access or utility improvements. Does the site involve? (a) Relocating existing facilities to accommodate a new MAA facility (b) Complex site development (c) Site access improvements (d) Upgrade or relocation of existing utilities (e) Construction of a new MAA building (1) involves 4 or more of the above capital cost considerations, (2) involves 3 of the above cost considerations, (3) involves 2 of the above capital cost considerations, (4) involves 1 or of the above capital cost considerations	4	0	3	0	2	0	2	0	1	0	1	0
	6.0%	**Operational Efficiency and Cost** Does the site allow for (a) appropriate waste handling systems (e.g., loading docks), (b) site interior circulation, (c) cost efficiencies associated with impacts on existing infrastructure, facilities, or land use, and (d) cost efficiencies in labor and equipment? (1) meets 1 or fewer measures for operational efficiency and cost, (2) meets 2 measures for operational efficiency and cost, (3) meets 3 measures for operational efficiency and cost, (4) meets all 4 measures for operational efficiency and cost	2	12	2	12	3	18	4	24	4	24	4	24
		Regulatory Requirements Will the site location trigger permitting requirements (e.g., wetlands or flood management)? (1) yes (4) no	4	0	1	0	1	0	1	0	1	0	1	0

UNIVERSITY OF CONNECTICUT MAIN ACCUMULATION AREA (MAA) FACILITY SCORING MATRIX

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CRITERION WEIGHT (%)	*SUB-CRITERION WEIGHT (%)*	CRITERION	*Existing Location, As Is* SCORE (1 to 4)	VALUE	*Existing Location, New Facility* SCORE (1 to 4)	VALUE	*F Lot Site* SCORE (1 to 4)	VALUE	*W Lot Site* SCORE (1 to 4)	VALUE	*North of Transfer Station Site* SCORE (1 to 4)	VALUE	*North Campus Parcel G Site* SCORE (1 to 4)	VALUE
10.0%		**X-7 Traffic Safety/Circulation** Does the site location (1) minimize pedestrian/vehicle conflicts, (2) accommodate efficient vendor access and egress from the campus, and (3) minimize distance traveled on campus roads for internal waste pick-ups/deliveries (i.e., proximity to waste generators)? (1) meets 0 measures for traffic safety/circulation, (2) meets 1 measure for traffic (3) meets 2 measures for traffic safety/circulation, or (4) meets all 3 measures for traffic safety/circulation	3	30	3	30	4	40	3	30	3	30	4	40
100.0%	<-- must be 100%	**TOTAL SCORE**		**261**		**261**		**344**		**360**		**372**		**390**

*NDDB = Natural Diversity Database

**Draft Conservation & Development Policies Plan for Connecticut, 2013-2018 is not considered since the plan is not final. Conservation and development priorities in the Windham Regional Land Use Plan (2010) are consistent with the policies contained in the State C&D Policies Plan.