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*Chris Walden*  
TOWN CLERK

## REGULAR MEETING

Mill Sites Redevelopment Advisory Committee (MSRAC)  
Friday, January 13, 2017 – 9:00AM  
Merrill Seney Community Room  
Thompson Town Hall

## MINUTES

PRESENT: J. Blanchette, Chairman  
S. Lewis  
N. O'Leary  
J. Hall

ABSENT: R. Faucher  
B. H. Davis

ALSO PRESENT: M. A. Chinatti, Director of Planning & Development  
J. Rice

### 1. CALL TO ORDER

J. Blanchette called the meeting to order at 9:02AM.

### 2. APPROVAL OF MINUTES

a. December 9, 2016 Special Meeting

**(M/S/C Hall/O'Leary)** to approve the minutes as presented. Carried unanimously.

### 3. CORRESPONDENCE (sent via email; no hard copies sent)

- 630 Riverside Drive Phase I ESA
- 630 Riverside Drive Phase II/III ESA
- 630 Riverside Drive Sediment Report
- 630 Riverside Drive Structural Report

J. Blanchette noted that, since forwarding of agenda packets, the DRAFT Remedial Action Plan (RAP)/Redevelopment Plan and DRAFT site survey were also distributed to members.

#### 4. CITIZEN COMMENTS

J. Rice noted the Committee is doing a good job.

#### 5. COMMITTEE BUSINESS

##### a. 630 Riverside Drive

- i. Project Update – W. Bugden, CME Associates
  - a. Sediment Report
  - b. Structural Report
  - c. RAP/Redevelopment Report
  - d. Survey

No project update was given as W. Bugden was not in attendance. Members discussed the reports provided, and the survey. All were in agreement that the information resulting from this project will be beneficial to potential purchasers/developers. Members were also encouraged as the reports show that contamination is less than originally anticipated, and in lesser areas, thus remediation would be less intensive. Members noted that it is encouraging that contamination is in such confined area(s). J. Blanchette noted that CME gave good estimates of the cubic yardage that would need to be removed, and they also provided good cost estimates for required work, and required “soft” costs, noting that the total for remediation would be approximately \$600,000. S. Lewis noted that the property value increased because of the grant work completed.

The Committee also discussed its work for 630 Riverside Drive now that the grant work is complete, and members agreed that it would return to its original charge of intermittent beautification of the site.

- ii. Confirm Date of Final Public Informational Meeting – date of the final public informational meeting is confirmed to be Tuesday, February 21, 2017, as part of the scheduled Board of Selectmen meeting, and that input would be solicited from the public re possible beautification efforts.

##### b. 929 Riverside Dr.

- i. Project Update – W. Bugden, CME Associates

No project update was given as W. Bugden was not in attendance. M. A. Chinatti did review with members CME’s work to date, and noted that she, W. Bugden and representatives from GZA and Rexnord met Wednesday to discuss the grant work CME is doing and the environmental work GZA is, and has been, doing re the Sanitary Dash portion of the site. It was agreed that information would be shared

going forward, and meetings would be scheduled on an as-needed basis.

J. Hall stated she heard that someone is interested in buying the mill and that person/entity has the financial backing to redevelop the site. M. A. Chinatti detailed municipal efforts to date re discussions with potential developers.

- ii. Public Informational Meeting re Potential Demolition – J. Blanchette reviewed the agenda for the January 25 meeting, and encouraged members to come up with questions to ask at that meeting if questions are not asked by the public.

After M. A. Chinatti explained the petition, members discussed potential public spaces it could be put. It was also suggested that K. Beausoleil bring the petition to the next NECCOG meeting to get signatures from the region's officials.

## 6. ADJOURNMENT

**(M/S/C Lewis/O'Leary)** to adjourn at 10:05AM. Carried unanimously.

Respectfully Submitted,  
M. A. Chinatti, Director of Planning & Development