**Central NH Regional Planning Commission**

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**Brownfields Advisory Committee Meeting**

October 18, 2018 - Meeting Notes

Community Resource Center Room, 26 Commercial Street, Concord, NH – 5:30 P.M.

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| --- | --- |
| **Attendees** | |
| Barbara Randall, Boscawen | Kate Emma Schlosser, NHDES |
| Mike Hansen, UMRLAC | Jim Pritchard, Pittsfield |
| John Ouellette, Ransom | Judd Newcomb, Credere |
| George Holt, Dunbarton | Harry Wright, Bradford |
| Glenn Smart, Hopkinton | Carolyn Cronin, Pembroke |

Commission Staff: Steve Henninger, and Matt Monahan

**Advisory and Staff Introductions**

Brownfields Advisory Committee Members (BAC) around the table introduced themselves.

**Review Meeting Notes: August 23, 2018**

Meeting notes from the previous BAC looked correct and appropriate.

**Status of Current Sites**

Developments since the last meeting regarding current sites were discussed. Points included:

* Allied Tannery (Judd Newcomb discussed):
  + More sampling to be done.
  + Market analysis by Camoin Associates pending
  + Engineering analysis by Credere complete.
* Naughton Landfill (Judd Newcomb discussed):
  + Minor sampling is needed.
  + Market analysis by Camoin Associates complete.
  + Engineering analysis by Credere complete.
  + A pipe needs to be removed as it is in the way of the historical society building. This is an observation well not needed any more.
* Woods Woolen Mill (Matt Monahan & Kate Emma Schlosser discussed):
  + New contract with CNHRPC signed
  + Petroleum determination pending
  + QAPP pending.
* Pittsfield Sites; 16 Clark Street, AKA Freese site; and 36 Clark Street, the Public Works Garage (John Ouellette discussed):
  + 36 Clark Street, HBMI is currently in a draft form.
  + 16 Clark Street, HBMI in Ransom internal review and needs more clarification for trailer contents.
  + 16 Clark Street, Phase II assessment will require 8 or 10 borings and several wells. Most soil SRSs are likely associated with urban fill/coal combustion products and may be exempt.
  + 36 Clark Street, 2 piles were sampled; additional sampling may be needed.
  + 16 Clark Street, floor drain area needs additional assessment including borings inside the building.
  + 16 Clark needs some wells in the fill area (area of test pits).
  + 16 Clark Street had some asbestos in the soil at the boiler plant footprint and more delineation is needed.
  + 16 Clark Street will require reporting to NHDES which will trigger some assessment activities. This could be Level 1 Site Investigations including groundwater monitoring. The BAC supports continuing to fund Fuzz’s site for investigations that may be triggered by the act of reporting.

**Discussion of Potential New Sites:**

New sites were brought up, and, sites that were initially presented as new sites on August 23, 2018 were updated. Discussion points were:

* New potential site in Sutton:
  + Initial contact made, owner currently considering whether or not he would like to participate.
  + Lots are unknown in regard to full extent of the situation.
  + Owner may be looking for an opportunity to move on from the site.
  + Recreational use or affordable housing could be a reuse goal.
* China Mill, Allenstown:
  + Contact made with someone who has contact with interim CEO.
  + Email to be sent that can be forwarded to CEO.
  + They may be looking to reacquire the property.
* P and M Realty, Concord:
  + Petroleum eligibility being submitted
* Bioenergy site, Hopkinton:
  + Could be expensive
  + Hydro line is being installed.
  + Owner is unknown
  + An UST was removed
* Bedee Electric, Concord:
  + Currently an option is on the property. Remove from list.
* Care Pharmacy, Epsom:
  + Remove from list.
* Auto Craft site, Bradford:
  + Matt to ask Karen for the map and lot number and address.
  + Matt to pass map/lot and address to Kate Emma to assess status.
  + Some feel the site is “OK” though some feel it is contaminated.
* Bowie’s Market, Bradford:
  + Could be part of a reuse planning with Naughton
  + Status is needed for this site
* Canterbury Gas Station near 93:
  + NHDES administrative order on the property. Remove from list.
* Warner Patrol Shed:
  + Check with Heidi for more details.
* Suzy’s Superette, Hillsborough:
  + Responsible party, take off the list.

New site list is as follows:

|  |  |  |  |
| --- | --- | --- | --- |
| **Town** | **Site** | **Potential Contaminant** | **Notes** |
| Allenstown | China Mill | Either | PFI may be looking for option on property. Contact made with ownership. Considering options. |
| Boscawen | Pintowski/Properties adjacent to Allied | Either |  |
| Hillsborough | Associated Electric | Either |  |
| Pittsfield | Move-In Properties/26 Broadway | Either | Citi Small Business Lending 9/28/12 |
| Pittsfield | Luckern Property/24 Broadway (U2-2) | Either | Town-Owned 5/10/16, back to private ownership. Due to tax issues; 2.15 Ac |
| Pittsfield | Parcel behind Freeze property; U2-3 | Either | Some tax issues; about 2.15 acres |
| Pittsfield | Coal Gas Site/Pittsfield Aquaduct; U2-42 | Haz | Could just be a phase I |
| Bradford | Auto Craft store behind Naughton site | Either | Getting M/L and address to NHDES for analysis |
| Boscawen | Folger Tech | Either |  |
| Boscawen | Dougherty Property | Either |  |
| Warner | NHDOT Patrol Shed | Petroleum | Town interested; info needed |
| Epsom | Getty Station on circle | Petroleum |  |
| Concord | P & M Realty | Petroleum | Petroleum eligibility submitted |
| Hopkinton | Bioenergy Site | Either | Potentially expensive; unknown owner; UST removed |
| Sutton | Property on 114 near river (abandoned home & barn) | Either | Outreach made, owner considering options |
| Bradford | Bowie’s Market | Hazardous | Status needed; could be part of a reuse planning exercise with Naughton |

**Next Meeting**

BAC indicated that the next meeting will be as needed.

**Meeting Adjournment**

The meeting was adjourned at 7:00 P.M.