

**Preston Redevelopment Agency
Regular Meeting
Wednesday, March 8, 2023
Preston Town Hall
7:00 pm**

1. Call to Order/Roll Call/ Quorum

Chairman Nugent called the meeting to order at 7:00 pm.

Sean Nugent (SN)
Joseph Biber (JB)
Robert Congdon (RC)
Frank Ennis (FE)
Sandra Allyn-Gauthier (S A-G)
Merrill Gerber (MG) – via telephone
Bill Legler (BL)

2. Acceptance of Regular Meeting Minutes of February 8, 2023

A motion was made by BL and seconded by FE to accept the Regular Meeting Minutes of February 8, 2023 as presented.

All in favor. Motion carries.

3. Communications

BL

Kathy Warzecha– personal communication
Erin Gizio – personal communication
Leigh Pappas – personal communication

FE

Manafort Brothers – personal communication
Tighe & Bond – personal communication
Kathy Warzecha – personal communication

SA-G

Norwich Public Utilities;
Chris LaRose – personal communication, email
Steve Sinko - personal communication
Larry Sullivan - personal communication
SeCTer;
Joseph Violette – personal communication, email
Community Investment Fund – email, virtual
Kathy Warzecha – email, virtual
Paul Tresnan – email
Chuck Bunell – email
Attorney Bruce Chudwick – email, personal communication

JBi

NewMind - email

SN

Norwich Public Utilities – personal communication, email

Jim Corley - email, telephone

Chuck Bunnell - email, personal communication

Leigh Pappas – email

Mark Heinz – email, telephone

Rick Canavan – email

Paul Tresnan – email

1st Selectwoman - email

Amy Brosnan – email

Attorney Bruce Chudwick - email, telephone, personal communication

Mike Daversa - email, telephone, personal communication

Chris Zendan - email, personal communication

Steve Sadlowski - email, personal communication

Joe Violette - personal communication, email

Jason Westbrook – email, telephone

Tighe & Bond – email, telephone, personal communication

Art Moran - email

Mark Brunoemail - telephone

Morgan Cunningham - email

4. Administration

- J. Biber explained that the NewMind Group contacted him regarding adding cyber security to the account
- Spoke with Jim Corley re: parking for tree trimmers.
- Article in the Pipeline
- Austin Mongillio requested to photograph objects on the property, SN informed him that everything is gone.
- Mark Heinz, Commercial Development Company contacted SN to find out how the status of the property.
- Rick Canavan asked SN to be a reference for a job proposal.
- Lisa Bianco Paranormal
- Morgan Cunningham, WTIC News has questions regarding the property
- Planning & Zoning request SN attend meeting and give an update on the property

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5.1 Selectwoman – S A-G

- 1st Selectwoman, K. Warzecha. Paul, Tresnan, Chuck Bunnell, met re: Route 12 expansion and Mohegan-Pequot Bridge
- Met with NPU, discussed expansion of utilities, gas and water

6. Task Group Activity

a) Finances – BL

- Savings Account Balance \$98,655.51

A motion was made by BL and seconded by JBi to accept Eversource check #52485 dated March 1, 2023, in the amount of \$6,000 as part of the agreement with Eversource on the lease on Parcel 4.

All in favor. Motion carries

b) Site Operations/Site clean up – FE/SN

- FE met Manafort Brothers on site and Tighe & Bond; discussed start up procedures
- SN has been in discussion with Mike Daversa re: clean up costs
- SN discussed planting Beach Rose with Manafort
- Reports came back that Ida did not cause contamination in the pond
- Effective date letter is executed and the new date is based on January 9, 2023. That gives 24 months, the new date is January 9, 2025.
- SN noted that a resident sent an interesting article on using ash cinder as compost, however DEEP will not approve its use.
- SN and Attorney Chudwick met and went over what needs to be done between now and closing.
- Eversource would like to extend the time they lease their “lay down” area for another 18 months. SN suggested leasing through April 2024.

R. Congdon suggested giving 6 months with an option to evaluate for another 3 months

- S. Nugent asked R. Charpentier to bring the time capsule found at the Russel Building to the Historical Society

8. Public Comment

No public present

9. Adjournment

A motion was made by BL and seconded by MG to adjourn the meeting at 8:04 pm.

All in favor. Motion carries.

Respectfully submitted,

RT Charpentier

Roberta Charpentier

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PRESTON, CT.

2023 MAR 15 P 2:05

Jim Keich
PRESTON TOWN CLERK