

**Preston Redevelopment Agency  
Special Meeting  
Wednesday, April 12, 2022  
Preston Town Hall  
7:00 pm**

**1. Call to Order/Roll Call/ Quorum**

Chairman Nugent called the meeting to order at 7:02 pm.

Sean Nugent (SN) - telephone  
James Bell (JB) - telephone  
Joseph Biber (JB*i*) – arrived at 7:11  
Robert Congdon (RC) - excused  
Sandra Allyn-Gauthier (S A-G)  
Merrill Gerber (MG) – arrived at 7:07  
Bill Legler (BL)

**2. Acceptance of the Regular Meeting Minutes of March 9, 2022**

**A motion was made by BL and seconded by MG to accept the Regular Meeting Minutes of March 9, 2022 as presented.**

**All in favor. Motion carries.**

**3. Communications**

**BL**

Kathy Warzecha – personal communication, email  
Erin Gizio – Town of Preston Treasurer - personal communication, email  
Leigh Pappas - personal communication, – email  
Mike Diversa - email

**S A-G**

Site Team Meeting – virtual  
Shipman & Goodwin - virtual  
Congressman Joe Courtney – personal communication  
Ayanti Grant, District Director, Representative Joe Courtney (CT-2) - telephone, email  
Dana Conover - Department of Emergency Homeland Management Services – email, telephone  
Mike Caplet - Department of Emergency Homeland Management Services - email  
Chris LaRose, NPU - telephone, email  
Larry Sullivan, NPU – telephone, email

**JB**

Mike Diversa – telephone  
Kathy Warzecha – telephone, email  
Renee Wucik – email  
Erin Gizio - email

**SN**

Shipman & Goodwin – virtual, email, telephone

Site Team Meeting – virtual  
Congressman Joe Courtney – personal communication  
Neal McKieran - virtual  
Kathy Warzecha – email, personal communication  
Leigh Pappas – email, personal communication, telephone  
Marina Wisniewski – email, telephone  
Bridget Park – email  
Tighe & Bond – email, telephone, virtual  
Ayanti Grant – email, telephone  
Tracy Rosiene – email  
The NewMind Group – email  
Manafort Brothers – email, personal communication, telephone

#### **4. Administration**

- K. Warzecha and L. Pappas - Town Hall clean-up – decide if Utopia articles can be discarded.
- Marina Wisniewski, SHPO – email regarding Eversource project.
- Bridget Park, Historical Society – headstone broken during clean up
- Tracy Rosiene Pipeline article due date

#### **5. 1<sup>st</sup> Selectwoman – S A-G**

Submitted budget to BoF on the 5<sup>th</sup>

- Workshop and review with BoF on the 13<sup>th</sup>

#### **6. Task Group Activity**

##### **a) Funding – JB**

- Agreement on wording of Assistance Agreement and Pass-Through
- Next steps; present to BoS and set Town Meeting to approve amendment to the PDDA and accept the Assistance Agreement.

##### **b) Finances - BL**

- Monthly spend: \$4,645.00
- YTD: \$33,497.00
- Balance: \$79,778.00

BL explained that while Pathway Building was being demolished, an oil transformer was found in an electrical storage room. A change request is necessary, for removal and disposal of PCP impacted oil and transformer for a cost of \$8,697.

**A motion was made by BL and seconded by MG to approve Task Order #184-1 for removal and disposal of PCP impacted oil and transformer at the Pathway Building in the amount of \$8,697.00 to be paid to Manafort Brothers, Inc. out of Grant #27.**

**All in favor. Motion carries.**

**c) Site Operations – JB/SN**

- Pathway Building is gone
- Quick hit items will all be completed by next week
- Remediation of ~600 cubic yards needed at Parcel 5
- Tighe & Bond to begin verification reports for 1,7,7S and 7N
- S A-G reached out to Congressman Courtney re: getting FEMA funds to repair Ida storm damage. FEMA's answer was no. Ayanti Grant is looking for other funding sources.
- JB is working on an ad for a Clerk of the Works.

**A motion was made JB and seconded by BL to accept Eversource Check #50848 in the amount of \$7,500 and check #70983 in the amount of \$7,500 as part of the Agreement with Eversource on the lease of Parcel 4.**

**All in favor. Motion carries.**

**7. Public Comment**

No public present

**8. Executive Session**

**A motion was made by BL and seconded by JB that the PRA go into executive session**

**Pursuant to Conn. Gen. Stat. Section 1-200(6)(E) and 1-210(b)(1) –**

**Discussion of preliminary draft of the Property Disposition and Development Agreement Amendment #1 regarding the sale of Preston Riverwalk to the Mohegan Tribal Gaming Authority, it being hereby determined by the PRA that the public interest in withholding such draft Agreement clearly outweighs the public interest in disclosure.**

**All in favor. Motion carries.**

*The PRA went into executive session at 7:50 pm*

*executive session ended at 8:09 pm*

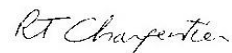
*No action was taken while in executive session*

**9. Adjournment**

**A motion was made by BL and seconded by JB to adjourn the meeting at 8:12 pm.**

**All in favor. Motion carries.**

Respectfully submitted,



Roberta Charpentier