

Dan Albrecht

Subject: Excerpt of emails from Ryan Lambert, City of Winooski

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Dan Albrecht, MA, MS

CCRPC Senior Planner

*(802) 846-4490 ext. *29*

From: Ryan Lambert <RLambert@winooskivt.org>

Sent: Tuesday, December 18, 2018 3:03 PM

To: Dan Albrecht <dalbrecht@ccrpcvt.org>; Bisceglia, Kenneth <bisceglk@wseinc.com>; Heather Carrington <HCarrington@winooskivt.org>

Cc: Emily Nosse-Leirer <enosse-leirer@ccrpcvt.org>; Gardner, Frank (Gardner.Frank@epa.gov) <Gardner.Frank@epa.gov>; Shaw, Steven <ShawS@wseinc.com>

Subject: Re: City of Winooski, Lot 7 D - Memo / docs for Wednesday CCRPC Brownfields meeting

Dan - Fine with me to post my email to the committee webpage.

The site formerly included at least one residential building on the north half of the lot. According to Sanborn maps, a dwelling on the site was built before 1919, but no structures are indicated on Sanborn maps dated 1909 or earlier. The building was demolished as part of Winooski's downtown development work. A survey from circa 2015 shows an old foundation wall that has since been demolished.

New utilities were installed on the southern end of the lot during the downtown development. The lot has been used for parking and storage since then; fill was imported (circa 2015?) to raise grades and expand the existing parking area.

Thanks,

Ryan Lambert

City Engineer

winooskivt.org

(802) 734-0022

From: Ryan Lambert <RLambert@winooskivt.org>

Sent: Monday, December 17, 2018 4:06 PM

To: Bisceglia, Kenneth <bisceglk@wseinc.com>; Dan Albrecht <dalbrecht@ccrpcvt.org>

Cc: Strike, Thomas <StrikeT@wseinc.com>; Heather Carrington <HCarrington@winooskivt.org>; Shaw, Steven

<ShawS@wseinc.com>; LaRosa, Steven <LaRosaS@wseinc.com>; Jonathan Rauscher <JRauscher@winooskivt.org>;
Jessie Baker <JBaker@winooskivt.org>

Subject: Re: City of Winooski, Lot 7 D - Memo / docs for Wednesday CCRPC Brownfields meeting

Dan,

We are trying to meet a tight schedule for this work. We are looking to mobilize a drill rig ASAP to gather geotechnical information about the site, and concurrently we will screen soils for VOCs and collect samples for waste characterization testing. The field investigation will increase our confidence level in estimating construction costs in advance of a potential bond vote.

We'll also perform a Phase I ESA, and we will seek Brownfields assistance to cover the \$3,000 cost. My understanding (and please correct me if I'm mistaken) is that the field investigation work would not be eligible for Brownfields assistance without completing the additional scope as Ken noted. Unfortunately, we would not be able to complete the steps required for Brownfields assistance with a Phase II in time for mobilizing drill rigs the week of January 7. If, after completing the Phase I and the field investigation, we feel a Phase II ESA is necessary, we would likely seek further Brownfields assistance at that time.

Heather Carrington is copied here and will be attending Wednesday's meeting. I've also copied Jessie Baker and Jon Rauscher for info (please chime in if you have anything to add!).

As Ken noted, we would like to be considered for as much of the Brownfields assistance as possible. At the same time, we are cognizant of the Brownfields Program procedural requirements as we try to adhere to a strict schedule. Please don't hesitate to reach out if you have any questions.

Sincerely,

Ryan Lambert

City Engineer

winooskivt.org

(802) 734-0022