

**Chittenden County Brownfields Program  
Site Nomination / Assistance Request Form**

*For information on types of assistance available and  
CCRPC's protocol for deciding if, and to what degree to assist a request, see:  
<http://www.ccrpcvt.org/our-work/economic-development/brownfields/>*

Site Name: 355 Main Street  
Site's Street Address/Town/Zip Code: 355 Main Street, Winooski, VT 05404  
Parcel Tax ID #: 774-246-10877 Property Size (Acres): 0.29 Acre  
Zoning District: Gateway  
Describe current use(s): Duplex and small car dealership  
Describe former use(s): Same

Are there plans for acquisition and/or redevelopment?  Yes  No

**If yes, attach a separate one to two-page document describing the anticipated benefits of the redevelopment** such as housing units, commercial development, jobs, economic impact, recreation, etc. (see Site Evaluation Criteria at link above for the types of information to provide).

Have studies been conducted to identify or assess contamination?  Yes  No  
If yes, please identify the title, author and date of the report, and if available, send us a PDF: \_\_\_\_\_

Potential contaminants include:  Petroleum  Other contaminants

What type(s) of site assessment or cleanup planning assistance are you seeking? Circle all that apply

Phase I Environmental Site Assessment

Phase II Environmental Site Assessment

Soil Monitoring during Construction

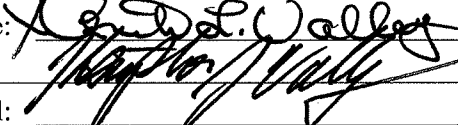
Archeological Site Assessment / Recon

Historic Preservation issues

Cleanup / Corrective Action Planning

Other

*Property Owner Information:*

Name: Valley, Anita L Signature:   
Mailing Address: 22 George Street, Winooski, Vermont  
Phone: \_\_\_\_\_ Email: \_\_\_\_\_

*Nomination Submitted By:*

Name or Office: Nathan Dagesse, EIV Date Submitted: 11/5/2019  
Mailing Address: 106 East Allen Street, Suite 506, Winooski, VT 05404  
Phone: 802-683-9967 Email: ndagesse@eivtech.com

**Please Return Site Nomination Form (via PDF is preferred) to:**

*Dan Albrecht, Senior Planner*

*Chittenden County Regional Planning Commission 110 West Canal St., Suite 202 Winooski, VT 05404  
Phone: (802) 846-4490 Ext. \*29; Email: [dalbrecht@ccrpcvt.org](mailto:dalbrecht@ccrpcvt.org)*



106 East Allen Street  
Suite 506  
Winooski, VT 05404  
Tel: 802-497-3653

11-7-2019

Dan Albrecht, MA, MS  
CCRPC Senior Planner  
802-846-4490 \*29

RE: 355 Main Street Potential Development

Dear Dan,

EIV Technical Services and its affiliates are under contract to purchase a 0.29 acre parcel of land in Winooski located at 35 Main Street. The existing use of this parcel includes a residential duplex and a small car dealership with mechanic shop. As part of our due diligence process, and in preparation for a future redevelopment, we would like to conduct a Phase 1 and 2 Environmental Assessment.

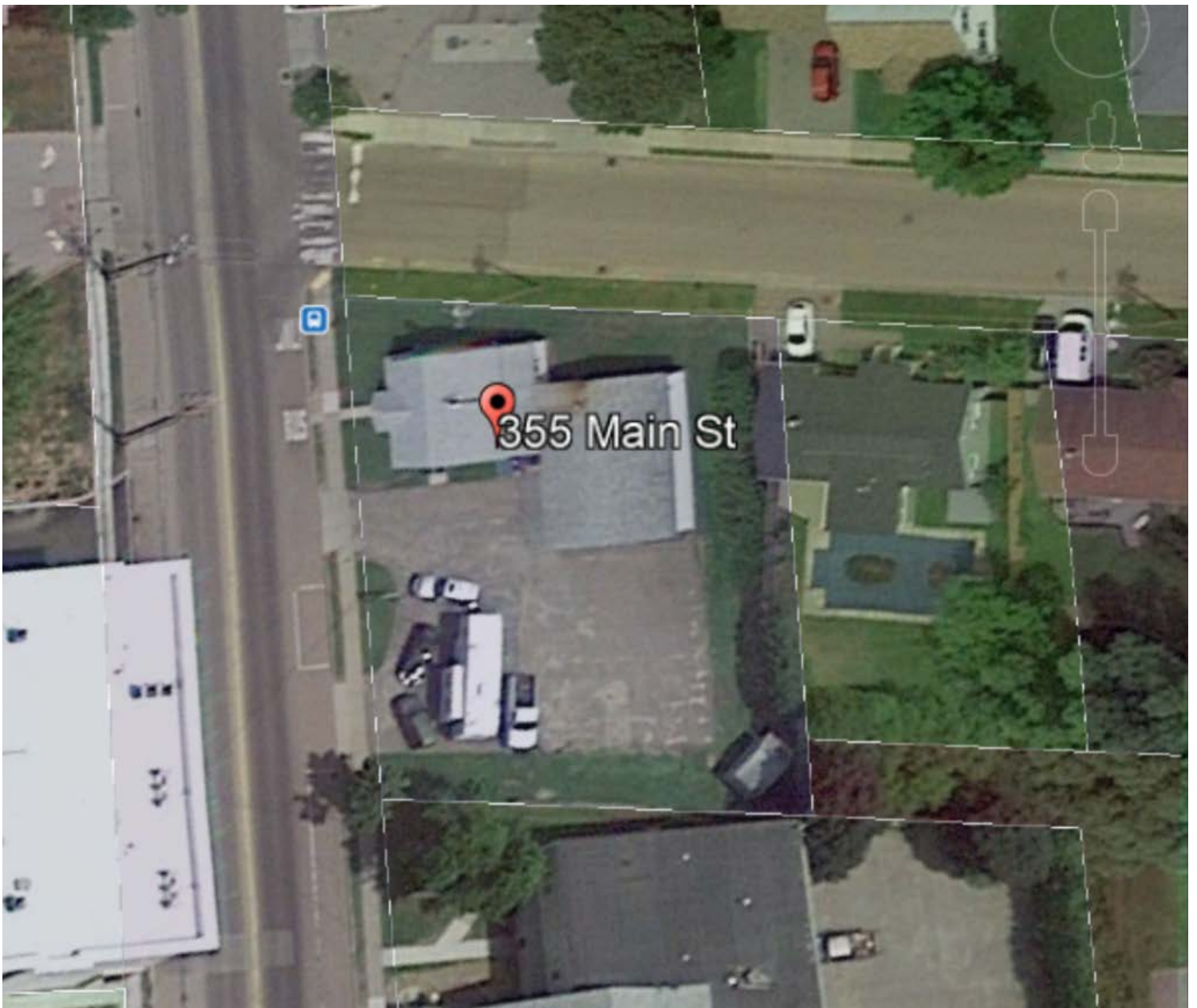
The current redevelopment concept includes the following:

- Demolition of existing structures
- Excavation of the site to prepare for future buildings
- Construction of a new 4 story building with parking in the rear of the lot
- The new building may contain 1500 SF of ground floor commercial and 24 +/- apartment units
- Some of the units will likely be affordable, however the total number of these units is unknown at this time
- Our current timeline includes acquisition, permitting and design through 2020 with construction starting early 2021
- This current concept is well within the intent of the Form Based Code district

If you need any further information, please let me know.

Best,

Nate Dagesse  
EIV Technical Services



355 Main Street map above

Possible future development could include full demolition and 24 residential units along Main Street with a parking lot in the rear of the lot