

Chesterfield Revitalization Group

Minutes for February 19, 2024

Time: 5:00 pm

Location: Town Offices

In Attendance: Nancy Mendel, Julianna Dodson, Deborah Kaufman, Gerry Lins, Jeff Scott, Nate Loomis, Ron Rzasa, Linda Sedlewicz, and Michelle DellaVita

Absent: Drew Kate Dodson, Jim Allen

Public: Tom Ross

Meeting Called to Order by Julianna at 5:02 pm.

Meeting Minutes

1. Approve January 8, 2024 CRG Meeting Minutes
 - Linda – second page of minutes “request for ideas flyer” should really just be the “budget article flyer”. Same comment for #9.
 - Deborah – she was not present and was listed present.
 - **Motion: To approve minutes as amended, motion made by Ron, seconded by Nate, all in favor.**
2. Approve February 5, 2024, CRG Meeting Minutes
 - **Motion: To approve minutes as amended, motion made by Linda, seconded by Deborah, all in favor.**
2. Debrief on February 10 meeting
 - JB and others asked if the budget committee did due diligence prior to recommending “no” on the budget article – the CRG members confirmed they did not
 - About 6 folks on zoom
 - 50+ people total in attendance
 - Everyone thought it went well and there was a lot of support
3. Meeting on Wednesday the 21st of February with BOS
 - Since all three Selectboard members were at the presentation Saturday, Julianna suggested getting right to the heart of our request
 - Nancy stated that we need to be clear about what we are asking and what is possible

- If the developer was not a non profit or municipality, they wouldn't qualify for a grant, and would have to get a loan. Then responsible pay 20% of eligible costs. Get 80% of remediation costs.
 - MEDC has revolving loan funds from EPA
 - MEDC has 5 other projects that they are working on
 - Our ask is to have some support from the town so we can help the town decide which way they want to go – i.e. attorneys' cost and how to address liability so that the town can feel comfortable deeding the property for taxes.
 - Should ask JB to be at the meeting with the BOS to answer questions – Nancy messaged him
 - We need some level of commitment from the town to get the assessment money – commitment that could be shored up once assessment is complete, and we know more
 - If the town cannot support it, it will NOT get developed
 - Minimum needed is town being willing to take and flip the property to someone willing to clean it up
 - Next would be the town willing to own the property during clean up and apply for funding
 - Deborah said we need to make sure to keep up the community correspondence to keep everyone informed
 - Susan Newcomer gave Michelle notes about how to bring the information about the budget article to the residents. She suggested highlighting the transparency of this process. Suggested highlighting the opportunity to leverage 10k to a million. Susan spoke with a group of friends, and no one knew it was happening. Susan will volunteer for shifts at transfer station to keep spreading the word. She will get a group of people to chime in when we post on Facebook
 - We need residents to speak in favor of the budget article at the town meeting
 - Residents have to be able to stay until the end to vote on the warrant article since it's number 36
 - Time is of the essence for us moving forward
4. Points for BOS meeting this Wednesday February 21:
- Thank you for attending Saturday
 - We are happy to answer any questions you have
 - Reiterate the points in their previous letter of support from June; all have been accomplished
 - Present new letter of support needed
 - i. OUR ASK – timeframe
 - Repeat critical juncture (#7 on the flowchart we handed out at the meeting)
 - Time is NOW
 - We need a show of support for our committee
 - i. We understand why the town walked away from the project previously, but because the plug was pulled and funds were wasted, there isn't enough confidence from Southwest Region Planning Commission and NH DES to fund additional assessment

- Questions
 - Julianna will draft an updated letter of support and circulate to JB Mack and NH DES and CRG for feedback before Wednesday February 21st meeting.
 - Michelle and Deborah will work together for a simple blurb for the community to circulate about March 16th
5. Ron updated the group on the SWRPC Brownfields Advisory Committee (BrAC) presentation last week
- Ron and Linda went through timeline of what they had done and what is next to do
 - JB was very supportive
 - No questions from BrAC
6. Nancy's conversation with JB before the public meeting
- It had sounded from JB's email that he was suggesting limitations on next steps
 - Why are SWRPC and NH DES pulling back? In part a labor issue because of Ransom being short on staff and in part a need to know that the town is in support
 - No matter what DES and SWRPC decide to do, we have opportunity to comment on it and edit it
 - JB is in support of the project and doesn't see it as them pulling back
7. Public comment
- None
8. Next steps & tasks
- Julianna will draft minutes
 - Julianna will draft letter of support
 - Deborah and Michelle will work together on a blurb for public education on the budget article and circulate among the community as well as enlist volunteers to take shifts at the transfer station
9. Next Meeting Details
- BOS meeting February 21, 6pm in Town Offices
 - CRG meeting March 11, at 5pm in Town Offices
 - Voting March 16th 1pm
 - Potential Agenda Items - none
10. **Motion: To end the meeting, motion made by Ron, seconded by Nancy, all in favor.**
11. The meeting was adjourned at 5:58 pm.

Submitted by

Julianna Dodson

February [19], 2024