

Community Relations Plan

Former Uniroyal Tire Complex

Buildings #15, #27, #42

154 Grove Street
Chicopee, MA 01020

January 26, 2018



Overview

The purpose of this Community Relations Plan (CRP) is to describe the City of Chicopee's strategy to address the needs and concerns of residents who could potentially be impacted by the proposed cleanup and future redevelopment of property associated with Uniroyal Buildings #15, #27 and #42, located at 154 Grove Street in Chicopee, Massachusetts. Studied as part of the RiverMills Vision Plan, these three Brownfields sites are part of an ongoing effort to remediate and redevelop the entire Uniroyal property. This CRP outlines how the City of Chicopee will continue to involve impacted residents, City officials and local organizations in the decision-making process regarding the assessment, cleanup and future redevelopment of the property.

The proposed cleanup project is being funded in part by three U.S. EPA Brownfields Cleanup Grants awarded in May 2017 to the City of Chicopee. These grants specifically provide funds for the cleanup of hazardous building materials associated with Buildings #15, #27 and #42. Building #15 will be demolished following cleanup while Buildings #27 and #42 will be marketed for future redevelopment. This CRP is designed to meet the overall community engagement requirements for the cleanup of the subject properties.

Active residents, local organizations and civic leaders involved in neighborhood issues are critical resources for the success of the proposed cleanup projects as these individuals have an understanding of the subject properties, existing challenges and opportunities. Additionally, these individuals hold key positions of responsibility within the community. The City recognizes these citizens as points of contact and communication. The long-term success of the proposed cleanup projects and future redevelopment will be enhanced by ongoing citizen involvement – involvement that was initiated when the City began planning the future of the Uniroyal property in February 2010. On-going conversations with stakeholders will ensure the proposed cleanup projects are successfully executed while advancing the redevelopment goals as defined by the community-derived RiverMills Vision Plan. The Vision Plan can be reviewed at the following link:

<http://chicopeema.gov/197/RiverMills-Project>

Spokesperson & Information Repository

Chicopee's Department of Planning & Development will oversee implementation of cleanup activities at the subject properties with assistance from the City's Office of Community Development (OCD). Contact information is as follows:

Lee Pouliot AICP, ASLA
Director
Department of Planning & Development
274 Front Street – City Hall Annex, 4th floor
Chicopee, MA 01013
(413) 594-1516
(413) 302-1513 (cell)
Email: lpouliot@chicopeema.gov

An Information Repository for the project has been developed and is available for review in the Planning Department at any time during normal business hours (Monday – Friday, 9:00AM –

5:00PM). A second copy of the Information Repository has been established at the Chicopee Public Library at 449 Front Street and is available for review during the Library's normal business hours:

Sunday	12:00–4:00PM
Monday	9:00AM–9:00PM
Tuesday	9:00AM–9:00PM
Wednesday	9:00AM–9:00PM
Thursday	9:00AM–9:00PM
Friday	9:00AM–5:00PM
Saturday	9:00AM–4:00PM

Additionally, all documents included in the Information Repository will be available digitally from the Planning Department's webpage (<http://www.chicopeema.gov/365/Planning-Department>). Department Staff intend to launch a website for the City's Brownfields Program in February 2018. Entitled H.E.A.L Chicopee, the website is intended to become the Program's primary outreach resource. A web address for the new website will be provided to the community on launch day and will be included on all public notices/project signs for each proposed cleanup project.

Site Description & History

Site History

The former Uniroyal property consists of approximately 28 acres of land, originally developed during the late 1800s. In 1870, the property was used as a lumber yard by the Chicopee Manufacturing Company. From 1896 to 1898, the property was owned by the Spaulding and Pepper Company, which manufactured bicycle tires. The Fisk Rubber Company, which later changed its name to United States Rubber Company and then to Uniroyal, Inc., manufactured bicycle, automobile and truck tires as well as adhesives from 1898 to 1981. Uniroyal closed the facility in 1980 and sold the property to the neighboring Facemate Corporation in 1981. Facemate leased portions of the Uniroyal Buildings to various companies for manufacturing, printing, machine shops, office, storage and healthcare facilities however, most of the property has remained vacant since Uniroyal ceased operations. Michelin North America, Inc. (MNA) acquired the assets of Uniroyal, Inc. circa 1981 and is considered the Primary Responsible Party (PRP) dealing with residual contamination at the property.

Site Location

The former Uniroyal property is located at 154 Grove Street in the Chicopee Falls neighborhood. The Site is bound by the Chicopee River (west), the former Facemate Property and West Main Street (north), Grove and Front Streets (east), and residential and small commercial developments (south). Eight buildings still stand on the property. The following information summarizes details specific to the three subject buildings: #15, #27 and #42. In addition, please see Attachment I: Subject Uniroyal Buildings.

- **Uniroyal Building #15** stands on a footprint of 8,214 square feet (0.19 acres) of the Uniroyal property with 23,987 square feet of vacant industrial space on four (4) floors. The building historically functioned as the power station for the Uniroyal Complex and houses

large turbines and transformers that utilized coal and oil to produce energy. The building is also connected to a smokestack and a conveyor system used for coal delivery. A structural analysis was completed on the building in 2010 which rated the structure in poor condition with external masonry wall, roof deck and steel column deterioration evident. Hazardous building materials and other miscellaneous materials have been identified within the building.

- **Uniroyal Building #27** stands on a footprint of 33,175 square feet (0.76 acres) of the Uniroyal property with 199,050 square feet of vacant industrial space on six (6) floors. The building is connected to Building #42 at the south end. A structural analysis was completed for the building in 2010 which rated the building in fair to poor condition with extensive water damage evident on most floors, significant structural cracks and exposed reinforcing steel on several floors as well. Exterior concrete beams and columns were also noted to be in poor condition. Hazardous building materials including asbestos, lead, mercury, polychlorinated biphenyls (PCBs), bird guano & carcasses and other miscellaneous hazardous materials are present within the building.

- **Uniroyal Building #42** stands on a footprint of 44,575 square feet (1.02 acres) of the Uniroyal property with 267,450 square feet of vacant industrial space on six (6) floors. The building is connected to Building #27 at the north end. A structural analysis was completed for the structure in 2010 which rated the building in fair condition with isolated areas of efflorescence noted throughout the building's perimeter. Interior support systems were rated in fair condition as was the building's roof. Past flooding made assessment of the basement impossible, however some evidence of deteriorating structural systems was noted. Hazardous building materials including asbestos, lead, mercury, polychlorinated biphenyls (PCBs), bird guano & carcasses and other miscellaneous hazardous materials are all present within the building.

Redevelopment Vision

The City of Chicopee is intent on revitalizing its urban centers. Brownfields cleanup is a critical step towards attracting developers, improving public health & safety and channeling greater investment into neighborhoods. Nowhere is this more important than Chicopee Falls, which is disproportionately impacted by the pressure and scale of the Uniroyal Site. Redevelopment visioning for the Uniroyal and adjacent Facemate properties was completed in December 2010. Known collectively as "RiverMills at Chicopee Falls," the resulting Vision Plan proposes the creation of a recreational network that reconnects the neighborhood to the Chicopee River. This network forms the foundation on which a mixed-use community of residential and commercial developments is built. The vision for RiverMills is based on extensive market analysis and community input, and envisions the following:

- Recreational resources, including sports fields and a riverfront walking/bike path;
- 33,500 square feet of new commercial/retail space;
- 131,000 square feet of new office space;
- 131 new residential units;
- A 34,500 square foot Community Recreation Center; and
- A 21,000 square foot Senior Center (completed).

The first phase of redevelopment began during Fall 2011 when the Facemate buildings (northern portion of RiverMills) were demolished to prepare for construction of the City's new Senior Center, which opened in September 2014. The Center has been a catalyst, spurring further RiverMills redevelopment efforts. Additionally, the City has moved forward with Phase II of the Chicopee RiverWalk, a rail-trail conversion that will link the Uniroyal Site to the neighborhood of Chicopee Center. The City has signed a Purchase and Sale Agreement for Lot #4, which will be developed as a privately-operated assisted living facility consisting of approximately 98 units. The project is anticipated to open in mid-2019.

The City's plan for its urban neighborhoods revolves around creating a more livable, walkable and safe environment for a diverse population. Cleanup of the Uniroyal Site is a priority action in a redevelopment process that the City hopes will produce positive long-term economic and environmental outcomes while meeting the contemporary needs of Chicopee Falls residents. The following key characteristics of the Vision Plan which address the sustainable redevelopment and livability principles as previously defined in past HUD-DOT-EPA Partnership for Sustainable Communities include:

- Establishment of transportation links between Chicopee Falls and adjacent neighborhoods;
- Alignment of development with existing Pioneer Valley Transit Authority (PVTa) bus routes while enhancing connections to the Westover Metropolitan Airport;
- Promotion of mixed-use development based on market demand;
- Creation of 'shared' parking areas, reducing the footprint of parking lots; and
- Prioritization of infill development on Brownfields as opposed to greenfields.

The City intends to market Buildings #27 and #42 along with the Administration Building (Building #26) for private redevelopment following the completion of necessary cleanup projects.

Nature of Threat to Public Health & Environment

Health Concerns

The Uniroyal Site in Chicopee Falls is detrimental to the health of Chicopee Falls residents, harboring large quantities of hazardous contaminants in its buildings, soil and groundwater. It also obstructs neighborhood navigability, blocks pedestrian access to the Chicopee River, and casts a shadow of blight and depression over the neighborhood's social climate. Additionally, decaying buildings could collapse at any moment and pose an imminent threat to public safety.

Chicopee Falls' population is impacted by a higher prevalence of various health issues currently tracked by the Commonwealth of Massachusetts. According to MassCHIP (Community Health Information Profile), Chicopee Falls residents suffer from higher rates of asthma, bronchus & lung cancers, cardiovascular diseases and diabetes when compared to Massachusetts.

The proposed cleanup plan includes the preparation of specifications for the abatement and removal of regulated building materials and other hazardous substances in Buildings #15, #27 and #42. The following Hazardous Building Materials, which have been confirmed as present in most of the

remaining Uniroyal structures, not only compound the health issues described above, but have also been linked to additional health complications:

- **Asbestos** exposure has been linked to lung cancer, mesothelioma and nonmalignant lung/pleural disorders including asbestosis according to the Agency for Toxic Substance and Disease Registry (ATSDR);
- **Lead** exposure has been linked to kidney and nervous/reproductive system damage. The Department of Health and Human Services, the U.S. EPA and the International Agency for Research on Cancer have all determined that lead can also reasonably be considered a human carcinogen;
- **Mercury** exposure can severely impact the nervous system and permanently damage the brain, kidneys, lungs and developing fetuses according to ATSDR;
- **Polychlorinated Biphenyls (PCBs)** exposure has been linked to cancer and immune, reproductive, neurological and endocrine effects according to the U.S. EPA;
- **Arsenic** exposure can affect the skin, liver, digestive, nervous and respiratory systems. According to ATSDR, arsenic can combine with carbon and hydrogen in plants and animals to form an organic compound, therefore it is considered a human carcinogen;
- **Polynuclear Aromatic Hydrocarbons (PAHs)** exposure typically affects the nervous system. These compounds can also affect the immune system, blood, skin, lungs and eyes. According to ATSDR, some studies have found certain compounds may also be carcinogenic and have effects on developing fetuses; and
- **Pigeon guano & other animal droppings** exposure can lead to both fungal and bacterial infections if inhaled by humans. Histoplasmosis and Cryptococcosis both cause fatigue, fever and chest pains. According to the New York City Department of Health and Mental Hygiene (NYC DOHMH) individuals with compromised immune systems are generally at higher risk for contracting either disease.

Today, the presence of these Hazardous Materials places a disproportionate burden on Chicopee Falls' sensitive populations of youth, senior and low to moderate income residents who already suffer from higher rates of asthma, other respiratory ailments, cardiovascular diseases, diabetes and other disabilities.

Environmental Concerns

Most structures at the Uniroyal Site have deteriorated beyond economically feasible reuse, and some to the point of potential structural failure. The collapse of any buildings on-site would release hazardous materials into the atmosphere, presenting a major environmental danger to Chicopee Falls residents, who already suffer from high rates of asthma and other respiratory illnesses.

Environmental dangers were identified in Phase I and Phase II Environmental Site Assessments, various structural assessments of remaining buildings and Pre-Demolition Building Inspections. These reports confirm the buildings' poor structural condition and the presence of asbestos, lead, mercury and other hazardous materials. An Analysis of Brownfields Cleanup Alternatives (ABCA) will provide a more in depth discussion of the environmental issues at each subject building, cleanup alternatives considered, and the preferred cleanup plan.

A lack of interest and demand for rehabilitating these properties along with the high costs associated with the remediation of contaminants have hindered assessment, cleanup and redevelopment efforts and are major impediments to reuse of these blighted parcels.

Community Context

Target Community Profile

The City of Chicopee's development as an urban area began in the 1800s. Chicopee's industrial history began with three villages—Chicopee Falls, Cabotville (today known as Chicopee Center) and Willimansett. The target Site for these cleanup projects is located in the northwest corner of the Chicopee Falls neighborhood.

Chicopee Falls is a post-industrial neighborhood that originally developed at a naturally occurring waterfall on the Chicopee River. In 1822, the Boston Associates realized the value of the falls as an energy source and purchased rights on the river for mill construction. Chicopee Falls' main village character served as a backbone of the neighborhood's built environment. At the height of production, the mills in Chicopee Falls employed some 7,000 residents, many of whom lived in mill-owned housing. However, the latter half of the 20th century brought the trends of depopulation, Urban Renewal and deindustrialization that destroyed the neighborhood's mill village character. Today, this neighborhood has a mixed-use character, including low to moderate income residences, commercial, light industrial and public service uses. It is home to the Church Street Historic District and the Edward Bellamy House, home of the Edward Bellamy Memorial Association and Chicopee Historical Society.

Working and middle class people migrated from Chicopee Falls to its immediate suburbs during the post-World War II era. The vast growth of Chicopee's suburban areas proved to be a dramatic drain on the City's urban neighborhoods such as Chicopee Falls. Apartment homes emptied, storefronts closed and the brick buildings along East and West Main Streets were razed and replaced with strip malls. The network of tree-lined residential streets woven throughout the neighborhood was decimated as multi-family homes were razed and sprawling Urban Renewal housing projects were built.

By the 1970s, full-scale deindustrialization had stripped Chicopee Falls of its remaining vitality. Uniroyal, Inc., the major industrial entity in Chicopee Falls, ceased operations by 1980 and was sold to the neighboring Facemate Corporation, which failed in its attempt to create the Chicopee Industrial Park before going bankrupt in 2003. Since 1980, the Uniroyal Site has sat largely vacant, no longer providing the jobs and economic activity responsible for the neighborhood's development. Intensifying economic and environmental crises continued to repel commercial investment interests. Diminishing property values and the severe environmental hazards present at the Uniroyal Site resulted in challenges to neighborhood livability, public health and safety. Deterioration of the neighborhood's built environment combined with the social repercussions of the loss of a major economic engine make the remediation and redevelopment of Uniroyal critical to revitalization.

Today, Chicopee Falls is no longer recognizable when compared to its original design as a walkable, vibrant neighborhood. Now the neighborhood consists of a building stock with diverse yet

segregated uses, including low-to-moderate income residences, commercial buildings, light industrial operations and public services. Currently, eight (8) vacant buildings encompassing nearly one million square feet remain standing at the Site.

Demographic Information and Indicators of Need:

Chicopee Falls is divided into two U.S. Census Tracts: 8107 and 8108. The Uniroyal property is located in Tract 8108. **Table I** details basic population data and clearly shows that the populations of the Census Tracts individually and the neighborhood as a whole are composed of significant numbers of both youth and senior citizens. As noted, significant numbers of Veterans also call Chicopee Falls home. **Table II** indicates that the neighborhood suffers from higher unemployment and poverty while very high percentages of households earn below City, County, Commonwealth and federal median household income levels.

Encompassing Census Tracts 8107 and 8108, Chicopee Falls is home to an estimated 9,974 people, which is roughly 18% of Chicopee’s population (Census 2010). As **Table I** details, a significant number of the neighborhood’s residents are either under the age of 19 (25.2%) or above the age of 65 (15.2%). Approximately 8.3% of the neighborhood’s population reported Veteran Status while up to 17.9% of the neighborhood’s population reported some disability.

Table I: Youth & Senior Citizen Populations

	<i>Census Tract 8107</i>	<i>Census Tract 8108</i>	<i>Chicopee Falls</i>
<i>Total Population</i>	6,151	3,823	9,974
<i>Population < 19 years</i>	1,443 (23.5%)	1,008 (26.4%)	2,451 (25.2%)
<i>Population > 65 years</i>	946 (15.4%)	568 (14.9%)	1,514 (15.2%)
<i>Total, Both Categories</i>	2,389 (38.8%)	1,576 (41.2%)	3,965 (39.8%)
<i>Veteran Status</i>	652 (10.6%)	175 (4.6%)	827 (8.3%)

Population percentages based on 2010 U.S. Census data

Table II: Demographic Information

	<i>Target Community</i>		<i>City of Chicopee</i>	<i>Hampden County</i>	<i>Massachusetts</i>	<i>United States</i>
	<i>Census Tract 8107</i>	<i>Census Tract 8108</i>				
Population	6,151*	3,823*	55,298*	463,490*	6,547,629*	311,536,594 ^x
Unemployment Rate	13.3% ±5.8% [^]	10.6% ±4.7% [^]	5.9% [†]	7.6% [†]	4.6% [†]	5.3% [†]
Poverty Rate	16.4% ±5.5% [^]	18.1% ±6.9% [^]	12.9% ±1.7% [^]	17.7% ±0.6% [^]	11.6% ±0.2% [^]	11.3% ^x
% Minority	23.7% ±6.9% [^]	26.9% ±5.9% [^]	22.9% ±2.0% [^]	33.9% ±0.1% [^]	25.0% ±0.1% [^]	36.7% ^x
Per Capita Income	\$26,775 ± \$4,797 [^]	\$21,738 ± \$2,023 [^]	\$25,251 ± \$1,043 [^]	\$26,249 ± \$349 [^]	\$36,441 ± \$185 [^]	\$27,319 ± \$46 [^]
Median Household Income	\$49,229 ± \$10,789 [^]	\$40,202 ± \$5,184 [^]	\$47,276 ± \$1,772 [^]	\$50,036 ± \$916 [^]	\$67,846 ± \$387 [^]	\$53,046 ^x

* Data from the 2010 Census data

[^] Based on American Community Survey 5-year Estimates (2009-2013)

^x Based on American Community Survey 5-year Estimates (2010-2014)

[†] Data from the Bureau of Labor Statistics

As seen in **Table II**, income and poverty issues further challenge the neighborhood's residents. According to the American Community Survey (ACS), the neighborhood's unemployment rate is at least double the City's (5.9%), with 13.3% in Tract 8107 and 10.6% in Tract 8108 unemployed. Further, the neighborhood's poverty rate is 17.1% while the City-wide rate is 12.9%. Both per capita income and median household income in Tract 8108 are 15% less than the City as a whole. The Massachusetts Office of Energy and Environmental Affairs (EEA) lists portions of Census Tract 8107 and 8108 as meeting two of four Environmental Justice population criteria. The criteria met include: households earning 65% or less of statewide household income and 25% or more of residents are minority. The Massachusetts Department of Environmental Protection (MassDEP) has classified Chicopee as an Economically Distressed Area (EDA), defined as areas within the Commonwealth that are eligible for targeted assistance under the Brownfields Act. Further, the Community Development Financial Institutions Fund (CDFI) lists Census Tracts 8107 and 8108 in Severely Distressed Status. Both Census Tracts are also eligible for the New Market Tax Credit (NMTC) Program which the CDFI administers. Such classifications are based on demographic information, including income, poverty and empowerment zone status.

Chicopee is a federally designated Entitlement Community per the U.S. Department of Housing and Urban Development (HUD), with one of five (5) groups in Tract 8107 and two of three (3) block groups of Tract 8108 defined as having 51% or greater total number of low to moderate income

residents, making these areas eligible for Community Development Block Grant (CDBG) expenditures.

These data confirm that Chicopee Falls does contain significant populations of youth, seniors and low to moderate income citizens whose health, welfare and environment are highly impacted by the presence of Brownfields, like the Uniroyal Site, within the neighborhood.

Key Community Partners

The City of Chicopee has partnered with the following community organizations which are committed to supporting cleanup and redevelopment of the Uniroyal property:

- ***Friends of the Chicopee Senior Citizens, Inc.*** is a 501(c)(3) non-profit organization dedicated to the construction of the City's new Senior Center. The group led a fundraising campaign to support design and construction activities of the Center, placed on a portion of the Facemate property. Since the opening of the Senior Center, the group has placed emphasis on supporting the cleanup and redevelopment of the Uniroyal property as the new Center is located ¼ mile from Uniroyal;
- ***The Chicopee Council on Aging*** has been an avid supporter of the new Senior Center, working tirelessly to identify an appropriate Site for many years. The Council's mission emphasizes the physical, mental and spiritual well-being of the City's older adults and has a vested interest in seeing the Uniroyal property developed in a way that enhances the programs and activities run at the Senior Center;
- ***The Edward Bellamy Society/Chicopee Historical Society*** has worked tirelessly to advertise community meetings, disperse/collect community surveys and circulate the Vision Plan documents. The group is also working to establish a collection of images, plans, maps and memorabilia regarding the Uniroyal property and has played a key role in preserving Chicopee's rich industrial heritage;
- ***Chicopee Chamber of Commerce*** has served on the Steering Committee for Brownfields Redevelopment visioning in the West End neighborhood during the Brownfields Area-Wide Planning process and on a Committee for a 2012 U.S. EPA Community-Wide Assessment Grant. The Chamber will serve as a conduit for dissemination of information regarding projects within Chicopee's business network; and
- ***Valley Opportunity Council (VOC)*** has also served on the Stakeholders' Committee for the West End Brownfields Area-Wide Plan and has a long history of actively participating in the revival of neighborhoods through ownership, redevelopment and operation of residential, educational and commercial facilities in Chicopee and throughout the region. VOC is committed to continuing its partnerships with the City and will assist with disseminating information on the Brownfields program to staff and residents, and program participants.

Chronology of Community Involvement

Community engagement regarding the Uniroyal Site has been ongoing since the redevelopment visioning process began in February 2010. The planning team, led by VHB, Inc. held three (3) public meetings throughout the process, at which over 50 community members participated. Information gathered from these meetings informed a 'preferred' vision, which was unveiled in December 2010.

In February 2010, a team of Cornell Master of Landscape Architecture students initiated a parallel planning project known as 'H.E.A.L. Chicopee: A Strategic Plan for the Uniroyal/Facemate Properties.' The team's extensive community outreach efforts resulted in the participation of over 1,000 community members. The students documented seven (7) oral history interviews, 404 community survey responses and 682 student visioning responses. The students partnered with the Chicopee Public School System, the Chicopee Historical Society/Edward Bellamy Memorial Association, the Chicopee Public Library, the Chicopee Senior Center, local businesses as well as the professional planning team. The data gathered was used to define strategies addressing historic preservation, stormwater/flood management and Brownfields remediation. A redevelopment framework plan was developed that addressed varying market conditions plausible by 2030.

The H.E.A.L. team held two (2) community meetings; the first on March 1, 2010 at the Edward Bellamy House; the second on May 26, 2010 at Chicopee High School. Approximately 30 residents attended the first meeting and 40 attended the second. The May 26th presentation was recorded and broadcast on a local cable community access channel.

Efforts to keep the community informed have occurred through numerous avenues. Copies of all presentations and reports have been made available at the Chicopee Public Library and for download from the City's website. Local newspaper and news stations have also covered most activities with reports and articles. The final H.E.A.L. presentation was recorded and aired numerous times on the local community access channel. Additionally, the City's Department of Planning & Development has created a page off its main website specifically for the Uniroyal Site. The H.E.A.L. team also utilized Facebook to connect with City residents and the online tool Survey Monkey to develop/distribute survey materials.

Key Community Concerns

The community has participated in the ongoing planning process for RiverMills. Through a variety of communications, meetings and other outreach venues, the community has supported assessment and cleanup activities that must be completed to allow for redevelopment. To date, no major concerns regarding the cleanup activities planned for the Uniroyal parcels have been raised by the community.

The City will continue to communicate with and involve the community in the redevelopment process while addressing any concerns that are raised as these cleanup activities are planned and implemented.

Continued Community Involvement

In addition to any on-going involvement efforts detailed in above sections, the following efforts will be utilized during the proposed project to keep the community informed of project progress and outcomes:

- ***H.E.A.L. Chicopee:*** A significant tool that will become active in February 2018 is the City’s Brownfields Program website, specifically designed to serve as a clearinghouse of information regarding all projects administered through the City’s Brownfields Program. The new website will include a feedback mechanism for visitors to ask questions or submit community ideas/concerns for each Brownfields property and project;
- ***Analysis of Brownfields Cleanup Alternatives (ABCA) 30-Day Public Comment Period:*** The City will prepare and release the ABCA for the proposed cleanup projects for the required 30-day public comment period. The ABCA will ensure the most appropriate cleanup alternative is selected and communicated to the community. At the close of the 30-day public comment period, the City will respond to all comments received prior to finalizing the ABCA;
- ***Public Notice:*** The City will post a public notice in the local newspaper, The Republican, announcing the start of the public comment period, details about the public meeting, and the availability of the ABCA & Information Repository for public review;
- ***Public Meeting:*** The City estimates holding one public meeting during the ABCA Public Comment Period;
- ***Communication with Local Media Outlets:*** Efforts to communicate with local media outlets will include The Republican, The Reminder, the Chicopee Register, News 22 (WWLP) and News 40 (WGGB). The City anticipates these mailings to coincide with the planned public meetings and major project milestones;
- ***Project Sign Posting:*** A project sign will be posted and will remain posted at the Site which briefly describes the project and includes contact information for the Planning Department;
- ***Partner Presentations:*** The Department of Planning and Development will provide annual presentations to the Edward Bellamy Memorial Association/Chicopee Historical Society as a means of communicating progress on the overall RiverMills project and on the proposed cleanup projects. Meeting invites and project updates will be shared with the membership of the Chicopee Chamber of Commerce, Valley Opportunity Council and the Senior Center groups;
- ***Social Media:*** As part of the City’s overall Brownfields Program, the Planning Department will begin utilizing social media outlets to distribute project information and solicit feedback from the community. Currently, Planning Department staff envisions utilizing Facebook, Twitter, LinkedIn and YouTube. Other venues will be considered as appropriate;

- **Information Repository:** Two Information Repositories for this project have been developed and are available for review in the Department of Planning & Development at any time during normal business hours (Monday – Friday, 9:00a.m. – 5:00p.m.) and at the Chicopee Public Library located on Front Street during their designated hours:

Sunday	12:00–4:00PM
Monday	9:00AM–9:00PM
Tuesday	9:00AM–9:00PM
Wednesday	9:00AM–9:00PM
Thursday	9:00AM–9:00PM
Friday	9:00AM–5:00PM
Saturday	9:00AM–4:00PM

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- **Planning & Development Webpage:** All documents included in the Information Repository will be available digitally from the Planning Department’s webpage (<http://www.chicopeema.gov/365/Planning-Department>). Additionally, the Planning Department will post all public notices and other meeting advertisements on the webpage and associate these events with the city-wide event calendar.

Attachments

1. Uniroyal Parcel Map identifying Buildings #15, #27 and #42

