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Hartford, CT 06103-3597
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Via Hand Delivery

May 3, 2022

Stuart B. Popper
Director of Planning and Development
Town Hall
41 West Street
Cromwell, CT 06416

**Re: Project Highlands
210 Shunpike Road, Cromwell, CT
Scannell Properties #576, LLC
Application for Inland Wetlands Permit Approval**

Dear Mr. Popper:

Scannell Properties #576, LLC is pleased to submit an application for an Inland Wetlands Permit for Project Highlands, located at 210 Shunpike Road and other properties. Enclosed please find 16 copies of the following materials in support of the application:

1. Application form
2. Table of Properties included in the Application
3. Project Narrative
4. Letters of Consent from property owners
5. Table of adjacent property owners
6. Application fee

The following additional materials are being submitted under separate cover:

1. Project Highlands, Inland Wetlands submission Planset, dated May 3, 2022, prepared by Langan.
2. Project Highlands, Stormwater Management Report, dated May 3, 2022, prepared by Langan
3. Wetland Assessment Report, Project Highlands, 210 Shunpike Road, Cromwell, CT, dated May, 2022, prepared by All-Points Technology Corporation

24949625-v1

Robinson+Cole

Stuart B. Popper

May 3, 2022

Page 2

Scannell previously applied for an inland wetlands permit for the same project in 2021. A public hearing was opened, and the application was referred to LandTech for a peer review of the application for the Commission's benefit. LandTech prepared a comment letter dated January 14, 2022, which asked the applicant several questions, and included requests for additional analysis of the proposal. Unfortunately, the statutory time limit for the public hearing ran out before the applicant could complete its responses to LandTech's questions. Scannell voluntarily withdrew the 2021 application, and utilized the next few months to perform the additional analysis that was requested. This application is the culmination of the additional work that was done to fully address LandTech's comments and questions.

To assist the Commission and staff in the review of this application, the applicant has prepared responses to the January 14, 2022 review letter from LandTech. These responses not only provide answers to LandTech's previous questions and comments, but they highlight the ways in which the current application has been modified and updated to fully address LandTech's review. The following documents are included with the application submittal:

1. Correspondence from All-Points Technology Corporation dated May 3, 2022, responding to the LandTech peer review letter dated January 14, 2022.
2. Correspondence from Langan dated May 3, 2022, responding to the LandTech peer review letter dated January 14, 2022.

Since the Commission decided to hold a public hearing on the 2021 application, we believe that it would be in the public interest to hold a public hearing on this application. Accordingly, the applicant respectfully requests that the Commission schedule a public hearing for its next regular meeting on June 1, 2022.

We look forward to presenting the application to the Commission at that time.

Sincerely,



Thomas P. Cody

Robinson & Cole LLP

Attorneys for the Applicant

Robinson + Cole

Stuart B. Popper

May 3, 2022

Page 3

Enclosures

Copy to: Daniel Madrigal, Scannell Properties #576, LLC

Application #

**TOWN OF CROMWELL
INLAND WETLANDS AND WATERCOURSES AGENCY**

APPLICATION TO CONDUCT REGULATED ACTIVITY

| | |
|-------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Street refer to Attachment 1: Parcel List Address: | Map/Block/Lot: refer to Attachment 1: Parcel List Volume/Page: |
| Applicant: Scannell Properties #576, LLC | Owner: refer to Attachment 1: Parcel List |
| Address: 8801 River Crossing Blvd. Suite 300, Indianapolis, IN 46240 | Address: refer to Attachment 1: Parcel List |
| Phone: (763) 331-8853; Daniel Madrigal | <i>I hereby consent to the Applicant acting as my agent for the purpose of this application. I hereby permit the members and agents of the Agency to inspect the subject land both before and after a final decision has been issued.</i> |
| Parcel ID #: refer to Attachment 1: Parcel List | refer to Attachment 3: Letters of Authorization Signature: |

| |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Reason for the Proposed Wetland or Upland Review Area Disturbance <i>(not a description of the project, but an explanation of why this disturbance is necessary to complete the project):</i> |
| The proposed warehouse building and the proposed access road off Shunpike Road will result in unavoidable direct wetland impacts and encroachment into upland review areas. |
| The proposed driveway off Shunpike Road will require replacing an old culvert at the location of the historic stream crossing. |
| Please see Attachment 2: Project Narrative for additional discussion. |

| |
|---------------------------------------------------------------------------------------------|
| Area of Wetland Impacted by this Project 19,394 SF (0.445 AC) (in square feet or acres): |
| Area of Upland Review Area Impacted by this Project (in square feet or acres): |
| Development: 195,252 SF (4.48 AC) Mitigation: 214,065 SF (4.91 AC) |

Application # _____

| |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Description of Alternative Methods Considered, and Justification for Method Chosen: |
| Alternate locations for the proposed warehouse building would result in significantly greater wetland impacts. Filling of the man-made irrigation pond is considered the most prudent alternative compared to impacting higher functioning wetlands elsewhere on the property. |
| The use of a former stream crossing near Shunpike Road is considered the most prudent alternative since it is an existing disturbed area and avoids creating a new stream impact. |

| Certification of Notice to Neighboring Municipalities | |
|--------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------|
| Is any portion of the wetland or watercourse impacted by this application within 500' of Rocky Hill, Berlin, or Middletown? | <input checked="" type="radio"/> Yes / <input type="radio"/> No <input type="radio"/> Not Applicable |
| Has a copy of this application been sent to the Rocky Hill, Berlin, or Middletown municipal Inland Wetlands and Watercourses Agency? | <input checked="" type="radio"/> Yes / <input type="radio"/> No <input type="radio"/> Not Applicable |
| Has a copy of the plans been sent to the Rocky Hill, Berlin, or Middletown municipal Inland Wetlands and Watercourses Agency? | <input checked="" type="radio"/> Yes / <input type="radio"/> No <input type="radio"/> Not Applicable |

I, the undersigned, hereby certify that the information presented as part of this application is to the best of my knowledge, true and accurate and that should such information be proved to be inaccurate or misleading, any permit issued on the basis of this information may be revoked.

Thomas P. Cody
Applicant's Signature

May 3, 2022

Date of Submission

Thomas P. Cody, Robinson & Cole, LLP, Attorneys for Scannell Properties #576, LLC

Printed Name

The Cromwell Inland Wetlands and Watercourses Agency has detailed environmental information on many of the wetland areas in town. The applicant is strongly encouraged to request a copy of this information.

Application # _____

TOWN OF CROMWELL
INLAND WETLANDS AND WATERCOURSES AGENCY

CHECKLIST OF REQUIRED DOCUMENTS

Applicant Scannell Properties #576, LLC, Attention Daniel Madrigal

Project Name or Location Project Highlands, 210 Shunpike Road, Cromwell

This checklist must be signed by the applicant or agent and submitted with the application. Place a check mark next to each item submitted. Incomplete applications may be returned. **If the Inland Wetlands Agency finds the activity to be "significant" additional information will be required.**

Fifteen copies of the following:

- ☒ a. Site plan showing the proposed development; proposed erosion and sediment control measures; wetlands and watercourses; statement of amount (in square feet or acreage) of wetland or watercourse disturbance; soil type; vernal pool (if known).
- ☒ b. Reports or studies (if applicable).

One original of the following:

- ☒ c. Complete application form.
- ☒ d. List of the names and mailing addresses of current adjacent property owners;
- ☒ e. Written authorization for the Agency to inspect the subject land, at reasonable times, both before and after a final decision has been issued;
- ☐ f. Completed DEP reporting form;
- ☒ g. Appropriate filing fee.
- ☒ h. This checklist, signed by the applicant or his agent.

Applicant (or agent) Thomas P. Cooey

THOMAS P. COOY
ATTORNEY FOR APPLICANT

5/3/22
date

rev. 5/17/05

Attachment 1 – Table of Properties included in Application

| Parcel Address | Map-Lot Number | GIS Parcel ID | Owner | Owner Address | Regulated Activity (Direct Wetland Impact) | Regulated Activity (Upland Review Area Activity) |
|--------------------------------------|-----------------------|----------------------|----------------------------------------------|---------------------------------------|---------------------------------------------------|---------------------------------------------------------|
| 210 Shunpike Road | 25-3 | 05058000 | Dilys B. McIntyre and Harry P. McIntyre, Jr. | 102 Court Street, Cromwell, CT 06416 | Yes (stream crossing) | Yes (driveway) |
| 222 Shunpike Road | 25-4 | 00184000 | Estate of Sonia Ann Fuller | Garfield Avenue, Middletown, CT 06457 | None | None |
| 94A Court Street | 35-69 | 00190600 | Gardners Nurseries Inc. | Brook Street, Rocky Hill, CT 06067 | None | Yes (driveway) |
| 102 Court Street (rear portion only) | 25-72 | 00314900 | Dilys B. McIntyre and Harry P. McIntyre, Jr. | 102 Court Street, Cromwell, CT 06416 | None | Yes (driveway) |
| 50 Geer Street | 35-53 | 00190800 | Gardners Nurseries Inc. | Brook Street, Rocky Hill, CT 06067 | None | None |
| 52 Geer Street | 35-54 | 00191700 | Gardners Nurseries Inc. | Brook Street, Rocky Hill, CT 06067 | None | None |
| 58R Geer Street | 35-58 | 00196900 | William R. Gibb and Jean H. Gibb | Geer Street, Cromwell, CT 06416 | None | None |
| 62 Geer Street | 35-61 | 00434800 | Tanya Spada | Geer Street, Cromwell, CT 06416 | None | None |
| 64 Geer Street | 35-63 | 00191400 | Gardners Nurseries Inc. | Brook Street, Rocky Hill, CT 06067 | None | None |
| 76 Geer Street | 35-55 | 00191100 | Gardners Nurseries Inc. | Brook Street, Rocky Hill, CT 06067 | Yes (proposed building) | Yes (proposed building) |
| 80R Geer Street | 36-10 | 00000500 | Concezio Pace and Steven Reilly | 83 Kimberly Rd, Newington, CT 06111 | None | Yes (driveway) |

| | | | | | | |
|-------------------------------------------|------|----------|----------------------------------------------|------------------------------------|------|------|
| 88R Geer Street (rear portion only) | 35-9 | 00341400 | Carol A. Nettis Revocable Living Trust | Geer Street, Cromwell, CT 06416 | None | None |
|-------------------------------------------|------|----------|----------------------------------------------|------------------------------------|------|------|

Attachment 2

Scannell Properties #576 Application for Inland Wetlands Permit 210 Shunpike Road, Cromwell

Project Narrative

This Project Narrative is in support of Scannell Properties #576, LLC's application for an inland wetlands permit for property located east of Shunpike Road (State Route 3), north of Court Street and Geer Street, west of Watrous Park, and south of the Rocky Hill municipal boundary ("Property"). The 250-acre Property consists of the entirety of 10 different parcels of land, together with portions of 2 other parcels. The land involved in the Project would be merged to form a single parcel of land. Please see the Table of Properties included in the Application for information about each of the parcels included in the Property. Please also note that, while this application includes all of the land that will be part of the Project, regulated activities are proposed on only five of the parcels that are part of the Property.

Scannell previously applied for an inland wetlands permit for the same Property in 2021. A public hearing was opened, and the application was referred to LandTech to conduct a peer review of the application for the Commission's benefit. LandTech prepared a comment letter dated January 14, 2022, which asked the applicant several questions, and included requests for additional analysis of the proposal. Unfortunately, the statutory time limit for the public hearing ran out before the applicant could complete its responses to LandTech's questions. Scannell withdrew the 2021 application, and utilized the next few months to perform the additional analysis that had been requested. This application is the culmination of the additional work that was done to fully address LandTech's comments and questions.

Overview of Property

The predominantly historical agricultural use of the Property has resulted in landscape-wide anthropogenic (man-made) changes and associated vegetative communities, including: existing cultivated agricultural fields, landscape nursery fields, associated barns and outbuildings, residences, dug irrigation pond, Algonquin gas ROW, contractor material storage yard, old field, successional forest (from historic agricultural fields), wetland resources, vernal pools, and unnamed perennial and intermittent streams. The vicinity of the Property consists of commercial and industrial development along Shunpike Road to the west, residential development to the south, a town park (Watrous Park) is to the east and an Algonquin Gas compressor/transmission station and gas line Right-of Way ("ROW") and agricultural land to the north in Rocky Hill.

Several wetland areas were identified and delineated on the Property including an isolated irrigation pond located centrally in the eastern portion of the Property. Additional wetland systems, including complexes of forested seep systems, vernal pools, and unnamed perennial watercourse systems located in the northern and western portions of the Property were also delineated and are depicted on plan sheets in the application materials.

Overview of Project and Regulated Activities

This application is in support of a project that would include the development of a warehouse building with an approximate footprint of 1,042,840 sq. ft., as well as associated improvements such as an entrance driveway, parking and loading areas, landscaping, lighting, and stormwater management features ("Project"). The vast majority of the Property is zoned Business Industrial Park (BP). Warehousing is permitted in the BP zone with special permit approval by the Planning and Zoning Commission. Two parcels located along Shunpike Road (Map/Lot 25-3 and 25-4) are zoned Industrial, and warehousing is permitted in the I zone with site plan approval only. A small portion of one parcel fronting on Court Street (Map/Lot 35-69) is located in the R-25 zone. The R-25 zoned area is not included in the activities proposed in the application.

The applications comply with all bulk and dimensional criteria as set forth in Zoning Regulations sections 3.4.B and 3.5.B. A Zoning Chart demonstrating zoning compliance is included in the application materials.

The Project will have a single driveway access point on Shunpike Road. This is an important feature of the Project, because the Project will have no regular access from any other streets. One gated and locked driveway for emergency access only will be located on Geer Street. This emergency access driveway will have a "Knox box" installed which will enable emergency responders to gain access to the site if necessary, but will prevent all other non-emergency access.

The specific location for the driveway along Shunpike Road was selected for having the least impact on wetland resources. The driveway will result in a small amount of unavoidable direct wetland impacts and encroachment into upland review areas, due to the crossing of an unnamed perennial stream. The installation of a culvert for the driveway crossing will result in approximately 1,387 sq. ft. of direct impact to wetlands that border on the stream, along with activities within the upland review area. The proposed stream crossing is sited at an old farm road crossing that contains remnants of a culvert and associated filling and grading.

The proposed warehouse building will also result in the filling of the approximately 18,007 sq. ft. irrigation pond located near the center of the Property (76 Geer Street parcel), in addition to development within the upland review area. Additional regulated activities isolated to work within the upland review area associated with the proposed access road would occur on the 94A Court Street, 102 Court Street, and 80R Geer Street parcels.

Stormwater Management

The Project includes an extensive stormwater management system which has been designed in general accordance with the 2004 Connecticut Stormwater Quality Manual and includes several stormwater Best Management Practices (BMPs) to treat and attenuate increases in runoff from the project site. The stormwater management system has been designed to satisfy the Groundwater Recharge Volume requirements as well as temporarily store and infiltrate the Water Quality Volume. The system reduces peak flow rates from the sites for all storm events up to and including the 100 year. A summary of on-site systems and supporting calculations can be

found in the Stormwater Management Report prepared by Langan and submitted as part of the application.

Soil Erosion and Sediment Control Plan

A detailed soil erosion and sediment control plan has been included in the application. The plan has been divided into three phases of work showing the various soil erosion and sediment control components that will be in place as the project progresses from initial site preparation, to building construction, and establishment of the final treatment of all of the Property's disturbed areas. In addition to review by the Town of Cromwell, the Project will also be required to secure a Connecticut Department of Energy and Environmental Protection General Permit for the Discharge of Stormwater and Dewatering Wastewaters from Construction Activities. This application requires the review and approval of an independent third party engineer who was not involved in the preparation of the plans prior to the State's release of the permit.

Proposed Wetland Mitigation

To compensate for the unavoidable wetland impacts, three types of mitigation are proposed in the application: wetland creation and associated buffer enhancement areas, terrestrial wetland enhancement areas, and conservation easement areas.

1. *Wetland Creation and Buffer Enhancement Areas.* Three wetland and vernal pool creation areas are proposed. Approximately 6,514 sq. ft. of wetlands will be created near Wetland 4. This mitigates the wetland impact associated with 1,387 sq. ft. of direct wetland impact associated with the Wetland 4 crossing by creating new forested floodplain wetland habitat. Approximately 71,014 sq. ft. of wetlands will be created near Wetland 12 as mitigation for the 18,007 sq. ft. of wetlands and vernal pool impacts associated with the filling of the manmade irrigation pond. This new wetland will include areas of seasonal shallow inundation and will be planted with native wetland trees, shrubs, and herbaceous plants. Finally, 50,485 sq. ft. of new vernal pool area will be created. Surrounding the wetland and vernal pool creation areas will be a 280,500 sq. ft. buffer enhancement area that will consist of various native upland trees, shrubs, grasses, and flowering herbaceous species.
1. *Terrestrial Habitat Enhancement Areas.* Five areas of habitat enhancements are proposed totaling 824,610 sq. ft. (18.9 acres). These enhancement areas are associated with vernal pools numbered 2, 4 and 6, which include fallow nursery meadow, disturbed contractor yard, cultivated field and cleared areas, and floodplain enhancement areas.
2. *Conservation Easement Areas.* Four areas are proposed to be encumbered with permanent conservation easements totaling 4,317,700 sq. ft. (99.12 acres). Habitats associated with Wetland areas 2, 3, 5, 6, 7, 8, 9, 10, 12 and 13; Vernal Pool areas 1, 2, 6, and 9; and other buffer enhancement and terrestrial habitat areas will all be protected by these extensive permanent conservation easements.

Taken together, the proposed mitigation areas will support a variety of wetland functions and values with a focus on wildlife habitat function. The proposed wetland creation is at a

creation/impact ratio of 4:1, and the vernal pool creation area is at a ratio of 2.8:1 (not counting the extensive vernal pool areas that will be protected by new conservation easements).

Conclusion

The proposed development plan and associated regulated activities represent the most prudent and feasible alternative for the Project, as other alternatives would result in significantly greater impacts to wetland resources.

September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 62 Geer Street in Cromwell, Connecticut.

Sincerely,

Bryan and Tanya Woolsey

| | |
|-------------------------------|----------------------|
| By: <u>Tanya Woolsey</u> | <u>Bryan Woolsey</u> |
| Printed: <u>Tanya Woolsey</u> | <u>Bryan Woolsey</u> |
| Title: <u>homeowner</u> | |
| Date: <u>9-27-21</u> | <u>2021-09-27</u> |

Property Tax ID Parcels: 00434800

September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 76 Geer Street and 94A Court Street in Cromwell, Connecticut.

Sincerely,

Marshall Gardner Jr.

By: MG Gardner Jr
Printed: Marshall Gardner Jr
Title: Presid.
Date: 9/24/21

Property Tax ID Parcels: 00191100 and 00190600


September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 58R Geer Street in Cromwell, Connecticut.

Sincerely,

U

William and Jean Gibb

By 

Printed: William Gibb. Jean Gibb

Title: Owners

Date: 09/23/2021

Property Tax ID Parcels: 00196900

September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 80R Geer Street in Cromwell, Connecticut.

Sincerely,

Paramount Properties LLC

By: 

Printed: STEVE REILLY

Title: MEMBER

Date: 9/24/21

Property Tax ID Parcels: 00000500

September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 88R Geer Street in Cromwell, Connecticut.

Sincerely,

Cheryl Nettis

By: Cheryl Monter

Printed: 9/24/21

Title: Successor Trustee

Date: 9/24/21

Property Tax ID Parcels: 00341400

September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 102 Court Street and 210 Shunpike Road in Cromwell, Connecticut.

Sincerely,

Dilys McIntyre
Harry Mc Intyre
Dilys and Harry McIntyre

By: _____

Printed: _____

Title: _____

Date: _____

Property Tax ID Parcels: 00314900 and 05058000

September 23, 2021

Please be advised that Daniel Madrigal, Senior Development Manager at Scannell Properties #576, LLC, has the following property under contract and is hereby authorized to execute, on our behalf, any land use and related applications associated with the development of our property known as 222 Shunpike Road in Cromwell, Connecticut.

Sincerely,

Mike Fuller

By: Michael Fuller

Printed: Michael Fuller

Title: _____

Date: 9/28/2021

Property Tax ID Parcels: 00184000

APPLICATION FOR INLAND WETLANDS PERMIT
PROJECT HIGHLANDS
SCANNELL PROPERTIES #576, LLC

LIST OF ADJACENT PROPERTY OWNERS
ACCORDING TO TOWN OF CROMWELL ASSESSOR RECORDS (AS OF 4/26/2022)

| Abutting Parcels | | | |
|-------------------------------------------------------|------------------|-----------------------------------------|------------------------------------------------------|
| Property Owner | Parcel ID | Property Address | Mailing Address |
| Hanson, Peter C and Hanson, Rachel L | 03220000 | 100 Court Street Cromwell, CT 06416 | 100 Court Street Cromwell, CT 06416 |
| McIntyre, Dilys B and McIntyre, Harry P Jr | 00314900 | 102 Court Street Cromwell, CT 06416 | 102 Court Street Cromwell, CT 06416 |
| McIntyre, Dilys B and McIntyre, Harry P Jr | 00315100 | 104 Court Street Cromwell, CT 06416 | 104 Court Street Cromwell, CT 06416 |
| Gaetano, Joseph S and Samudjai, Rossarin | 00344000 | 106 Court Street Cromwell, CT 06416 | 106 Court Street Cromwell, CT 06416 |
| Walker, Carlton E and Walker, Venita G | 00471600 | 17 Scott Lane Cromwell, CT 06416 | 17 Scott Lane Cromwell, CT 06416 |
| Carrier Construction Inc | 11600700 | 186 Shunpike Road Cromwell, CT 06416 | 161 Birch Street Southington, CT 06489 |
| 194 Shunpike Road LLC | 11200100 | 194 Shunpike Road Cromwell, CT 06416 | 194 Shunpike Road Cromwell, CT 06416 |
| C & C Development LLC | 00066300 | 196 Shunpike Road Cromwell, CT 06416 | 1960 Silas Deane Highway Rocky Hill, CT 06067 |
| Cromwell Crossing LLC | 00021200 | 199 Shunpike Road Cromwell, CT 06416 | PO Box 185599 Hamden, CT 06518 |
| Freihofer Sales Company Inc, C/O Ryan LLC | 00182200 | 207 Shunpike Road Cromwell, CT 06416 | 13155 Noel Road, Ste 100 LB73 Dallas, TX 75240 |
| Freihofer Sales Company Inc, C/O Bimbo Bakeries | 00182200 | 207 Shunpike Road Cromwell, CT 06416 | PO Box 182175 Columbus, OH 43218 |
| Branford East Partnership | 00054700 | 211 Shunpike Road Cromwell, CT 06416 | 296 East Main Street Branford, CT 06405 |
| Mountain Spring Associates LLC | 00052800 | 224 Shunpike Road Cromwell, CT 06416 | PO Box 590 Old Saybrook, CT 06475 |
| Rocky Hill Vault Inc | 00393800 | 225 Shunpike Road Cromwell, CT 06416 | PO Box 368 Rocky Hill, CT 06067 |
| Enterprise Shunpike LLC, Attn. Mike Holcomb | 00218600 | 227 Shunpike Road Cromwell, CT 06416 | 227 Shunpike Road Cromwell, CT 06416 |

| | | | |
|---------------------------------------------|----------|------------------------------------------|---------------------------------------------|
| Pandolfi, Dorothy A | 00355600 | 232 Shunpike Road Cromwell, CT 06416 | 5 Cedar Drive Cromwell, CT 06416 |
| Algonquin Gas Transmission CO | 00003300 | 250 Shunpike Road Cromwell, CT 06416 | PO Box 2629 Addison, TX 75001 |
| Algonquin Gas Transmission CO | 00003400 | 250R Shunpike Road Cromwell, CT 06416 | PO Box 1642 Houston, TX 72251 |
| Fitzpatrick, Danielle | 00225200 | 44 Geer Street Cromwell, CT 06416 | 44 Geer Street Cromwell, CT 06416 |
| RGR Properties LLC | 00241200 | 44R Geer Street Cromwell, CT 06416 | 484 Round Hill Road Middletown, CT 06457 |
| Banic, Carl V and Banic, Shirley J | 00022700 | 46 Geer Street Cromwell, CT 06416 | 46 Geer Street Cromwell, CT 06416 |
| Jepson, Patricia | 00420600 | 46R Geer Street Cromwell, CT 06416 | 46R Geer Street Cromwell, CT 06416 |
| Stachura, Brennen and Stachura, Alanna B | 00136400 | 47 Geer Street Cromwell, CT 06416 | 47 Geer Street Cromwell, CT 06416 |
| Holt, Joan W | 00200800 | 48 Geer Street Cromwell, CT 06416 | 48 Geer Street Cromwell, CT 06416 |
| Ouellette, Danny L | 00374600 | 49 Geer Street Cromwell, CT 06416 | 49 Geer Street Cromwell, CT 06416 |
| King, Nancy C | 00462800 | 53 Geer Street Cromwell, CT 06416 | 53 Geer Street Cromwell, CT 06416 |
| Reiman, Daniel W | 00351800 | 55 Geer Street Cromwell, CT 06416 | 55 Geer Street Cromwell, CT 06416 |
| Lewis, Jeffrey F and Lewis, Mary J | 00284300 | 57 Geer Street Cromwell, CT 06416 | 57 Geer Street Cromwell, CT 06416 |
| Reilly, Christina M and Reilly, James D | 00391200 | 58 Geer Street Cromwell, CT 06416 | 58 Geer Street Cromwell, CT 06416 |
| Conroy, Benjamin R and Conroy, Lauren M | 00243900 | 59 Geer Street Cromwell, CT 06416 | 59 Geer Street Cromwell, CT 06416 |
| Daly, Deirdre M | 00122000 | 63 Geer Street Cromwell, CT 06416 | 63 Geer Street Cromwell, CT 06416 |
| Frausto, Alejandro Lopez | 00095000 | 65 Geer Street Cromwell, CT 06416 | 65 Geer Street Cromwell, CT 06416 |
| Cataldo, Michael | 00477000 | 67 Geer Street Cromwell, CT 06416 | 67 Geer Street Cromwell, CT 06416 |
| Gardners Nurseries Inc | 00189800 | 675 Main Street Cromwell, CT 06416 | 400 Brook Street Rocky Hill, CT 06067 |
| Muszynski, Donald Estate | 00338700 | 69 Geer Street Cromwell, CT 06416 | 69 Geer Street Cromwell, CT 06416 |
| Baecker, Scott R and Baecker, Phyllis A | 00020200 | 71 Geer Street Cromwell, CT 06416 | 71 Geer Street Cromwell, CT 06416 |
| McCarthy-Moran, Kathleen M | 00318700 | 73 Geer Street Cromwell, CT 06416 | 73 Geer Street Cromwell, CT 06416 |
| Wiegert, Glen E, Jr and Wiegert, Diane G | 00481700 | 75 Geer Street Cromwell, CT 06416 | 75 Geer Street Cromwell, CT 06416 |

| | | | |
|-----------------------------------------------------------------|----------|-----------------------------------------------------------|----------------------------------------------|
| Lukasik, Joanne | 00293500 | 77 Geer Street Cromwell, CT 06416 | 77 Geer Street Cromwell, CT 06416 |
| Gilbert, Raymond | 00212100 | 79 Geer Street Cromwell, CT 06416 | 79 Geer Street Cromwell, CT 06416 |
| Letoile, Joshua M and Letoile Jana M | 00265800 | 80 Court Street Cromwell, CT 06416 | 80 Court Street Cromwell, CT 06416 |
| Carta, Fabio S and Carta, Melissa M | 00317800 | 81 Geer Street Cromwell, CT 06416 | 81 Geer Street Cromwell, CT 06416 |
| Cromwell Fire District | 00109000 | 82 Court Street Cromwell, CT 06416 | 82 Court Street Cromwell, CT 06416 |
| Connecticut Light Power | 00096900 | 84 Court Street Cromwell, CT 06416 | PO Box 270 Hartford, CT 06106 |
| Potter, Richard W | 00376900 | 85 Court Street Cromwell, CT 06416 | PO Box 5 Cromwell, CT 06416 |
| Cecunjanin, Ganija | 00051600 | 86 Court Street Cromwell, CT 06416 | 86 Court Street Cromwell, CT 06416 |
| Fortunato, Giovanna | 00371800 | 87 Court Street Cromwell, CT 06416 | 87 Court Street Cromwell, CT 06416 |
| Martin, Cheryl A and Martin, Joseph W | 00341500 | 88 Geer Street Cromwell, CT 06416 | 88 Geer Street Cromwell, CT 06416 |
| Nettis, Carol A Revocable Living Trust | 00341400 | 88R Geer Street Cromwell, CT 06416 | 88R Geer Street Cromwell, CT 06416 |
| Cromwell, Town of | 00112200 | 9 Capt James Mann Memorial Drive Cromwell, CT 06416 | 41 West Street Cromwell, CT 06416 |
| Grimaldi, Anthony Mario Jr and Grimaldi, Giovanna Adriana | 10701500 | 90 Court Street Cromwell, CT 06416 | 90 Court Street Cromwell, CT 06416 |
| Wilkerson-Brillant, Donna and Brilliant, Pierre A Jr | 00466700 | 91 Court Street Cromwell, CT 06416 | 91 Court Street Cromwell, CT 06416 |
| Tracy, Christopher J and Tracy, Michelle A | 10701600 | 92 Court Street Cromwell, CT 06416 | 92 Court Street Cromwell, CT 06416 |
| Gardners Nurseries Inc | 00116600 | 94 Court Street Cromwell, CT 06416 | 400 Brook Street Rocky Hill, CT 06067 |
| Melillo Robert T + Diana J CO-TR, C/O The 5M Trust | 00260800 | 96 Court Street Cromwell, CT 06416 | 2015 Whitney Avenue North Haven, CT 06473 |
| Hyatt, Thomas B and Hyatt, Elizabeth | 00375400 | 98 Court Street Cromwell, CT 06416 | 98 Court Street Cromwell, CT 06416 |

LIST OF ADJACENT PROPERTY OWNERS
ACCORDING TO TOWN OF ROCKY HILL ASSESSOR RECORDS

| Property Owner | Parcel ID | Property Address | Mailing Address |
|------------------------------------|------------------|---------------------------------------------|----------------------------------------------------|
| York Hill Trap Rock Quarry Co | 20-021 | 700 Brook Street Rocky Hill, CT 06067 | PO Box 748 Meriden, CT 06450 |
| Connecticut, State of | 16-279 | 660 Brook Street Rocky Hill, CT 06067 | 660 Brook Street Rocky Hill, CT 06067 |
| Burris Logistics, C/O James Fox | 17-333 | 490 Brook Street Rocky Hill, CT 06067 | 501 SE 5 th Street Milford, DE 19963 |
| Gardner, Roscoe | 17-331 | 460 Brook Street Rocky Hill, CT 06067 | 460 Brook Street Rocky Hill, CT 06067 |