



**Windham Region Brownfields Reuse Initiative
Steering Committee Meeting**

August 13, 2025

4:00 p.m.

Hybrid Meeting on Zoom or in Person @ WRC

<https://us02web.zoom.us/j/88364538112?pwd=QjNMNFRDaXlwUGZqL2RYTE82ZmhCZz09>

Agenda

Agenda Amendments

Minutes Approval

- June 11, 2025 and July 15, 2025

Status of WRBRI Funds

Vermont Assessment Funds 2024
▪ \$30,726

2023 State funds were closed out in June

EPA Assessment Funds 2023
▪ \$669

RLF Loan/Grant Funds (Haz)
▪ Loans = \$56,488
▪ Grants = 0
▪ Consultant Services = 0

RLF Loan/Grant Funds (Petro)
▪ Loans = \$41,603
▪ Grants = \$8,333
▪ Consultant Services = \$500

RLF Funds Revolved available for Loans, Grants and staff time
▪ \$459,184

FY '23 Supplemental RLF Loan/Grant Funds
▪ Loans = \$1,250,000
▪ Grants = \$337,542
▪ Consultant Services = \$32,627

CONSULTANTS 2025

Site	Consultants
Adams Grist Mill	Stone
Bellows Falls Bike Project	Stone
Bellows Falls Island Gas Station	LEE
Bellows Falls Train Station	Stone
Boys & Girls Club, Bratt.	Stone
CF Church, Brattleboro	Stone
Foodworks, Brattleboro	Nobis
Garage, Bellows Falls	KAS
Leonard Block, Bratt.	KAS
McNeill's Brewery, Bratt.	Stantec
Morningside Shelter, Bratt.	KAS
Penta Wyman, Bellows Falls	Stone
S. Newfane Store Buyout	KAS
Talc Mine Site, Windham	W&S
TLR, Bellows Falls	Stone
Windham School Site	W&S
WW Building Supply, Wilm.	LEE
Winston Prouty, Bratt.	KAS

WRBRI Applications

- Foodworks – Groundworks has requested assistance with Phase II funding. The cost for this proposal for Supplemental Sampling is \$19,824.75. They are aware that we are running low on assessment funds and I told them that it is likely that the Committee will approve partial funding. We have previously funded a Phase I and a Phase II site analysis.

Active Sites Updates

Site	Updates
Adams Grist Mill, Bellows Falls	Phase II Supplement testing will be coordinated with TLR and Penta Wyman.
Bellows Falls Bike Project	Preparing to enter into Cooperative Grant/Loan Agreement.
Bellows Fall Island Gas Station	Phase I complete. Discussions underway with BFADC about transfer of ownership for additional assessment and cleanup.
Bellows Falls Train Station	Preparing to enter into Cooperative Grant/Loan Agreement, which has been approved by EPA. Town hired Stone as QEP.
Boys and Girls Club, Bratt.	Site investigation complete. Indoor air tasting complete but state has requested additional testing that they will fund.
CF Church, Brattleboro	ECAA/CAP & Pilot testing – field work complete.
Foodworks, Brattleboro	Phase II underway.
Garage, Bellows Falls	Offsite Vapor Plume Delineation underway.
Leonard Block, Brattleboro	Phase II underway.
McNeill’s Brewery, Bratt.	Phase II complete.
Morningside Shelter Site, Bratt.	Site Investigation underway and getting ready for cleanup planning.
Penta Wyman, Bellows Falls	CAP – underway (in conjunction with Adams & TLR).
S. Newfane Store Buyout	Supplemental sampling underway.
Talc Mine Site, Windham	Phase I complete.
TLR, Bellows Falls	CAP & Pilot testing – underway (in conjunction with Adams & Penta).
WW Building Supply, Wilmington	Supplemental soils testing complete.
Windham School Site	Phase I complete.
Winston Prouty, Brattleboro	Phase II underway.

Public Comment

Adjourn

Attachments

1. Minutes – June and July, 2025

Windham Regional Commission is inviting you to a scheduled Zoom meeting.

Topic: Brownfields Committee Meetings

Time: Aug 13, 2025 04:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/88364538112?pwd=QjNMNFRDaXlwUGZqL2RYTE82ZmhCZz09>

Meeting ID: 883 6453 8112

Passcode: 059866

Dial by your location

- +1 309 205 3325 US
- +1 312 626 6799 US (Chicago)
- +1 646 558 8656 US (New York)