

Negaunee Township Brownfield Redevelopment Authority

Meeting Minutes
January 21, 2016

Meeting called to order: Jim Thams called the meeting to order at 5:30 PM.

Members Present: Jim Thams, Mike Lempinen, Greg Johnson

Others Present: Nick Leach, Russ Williams

Members Absent: Eugene R. Maki, Kevin Jokinen

Approval of Minutes: The November 5, 2015 minutes were reviewed. Motion to approve the minutes by Mike Lempinen, as written. Seconded by Jim Thams. **Motion passed unanimously.**

Addition or Correction to Agenda: Motion made by Mike Lempinen, to add "Asbestos and Lead Survey Reimbursement" to New business. Seconded by Greg Johnson. **Motion Passed unanimously.**

Public Comment: None

New Business:

A. Sawmill Rd Phase II Additional Testing Report Review

- Nick Leach explained the lengthy report from TriMedia Environmental & Engineering. The first 4 pages were passed out for review. Nick Leach reviewed the report and outlined the finding for the Board.
- The purpose of the additional testing was to define the horizontal and vertical limits of environmental impacts and estimate the volume of impacted soils.
- Three new borings were advanced to a depth of 2.5 feet within the basement area.
- TriMedia concluded that contamination is limited to the area around GP-6 located at the landing of the stairs heading into the basement.
- The report concludes that to remove and properly dispose the contaminated soil licensed professionals and proper safety measures need to be implemented.
- The soil was analyzed and deemed acceptable for disposal at the Marquette County Landfill as 'non-hazardous waste' pending acceptance by the Marquette County Solid Waste Authority.

- The contamination is isolated to approximately 5.9 cubic yards. A rough, overestimated, cost was provided by TriMedia to the sum of approximately \$5,500.
- Discussion was held regarding the options for due care obligations. Nick Leach explained to the Board that after speaking with TriMedia representatives, the most cost effective action would be to remove the soil.

After lengthy discussion, Greg Johnson made the motion to request a more detailed cost estimate for contaminated soil removal and disposal from TriMedia. Seconded by Mike Lempinen. **Motion passed unanimously.**

B. Asbestos and Lead Survey Reimbursement

Russ Williams presented the Board a copy of the invoice for the asbestos and lead survey conducted at 4 Sawmill Rd by Upper Peninsula Abatement Company Inc. on 10/23/2015 with a total cost of \$800.

Discussion on using funds from the Brownfield Account concluded that best practice would require all expenditures to be Board approved.

Mike Lempinen made the motion to approve reimbursing Mr. Williams for the \$800. Seconded by Greg Johnson. **Motion passed unanimously.**

Old Business: None

Public Comment:

Russ Williams explained to the Board that he had a second abatement company review the results of the abatement survey. Lakeshore Environmental Industries looked over the laboratory results and did an inspection of the property. They concluded that the site can be abated and additional samples of the roofing material were sent out for laboratory analysis at no additional cost. They believe the results will come back negative for asbestos. Russ told the Board a cost estimate will be available shortly for abatement and they will hopefully provide us with laboratory results for the shingles soon.

The next meeting date was set for February 23rd at 5:30pm at the Negaunee Township Hall.

Adjournment: Motion to adjourn at 6:45 PM made by Mike Lempinen, Seconded by Greg Johnson. **Motion passed unanimously.**

Respectfully Submitted by:
Nick Leach