

MINUTES OF THE NEWINGTON PLANNING BOARD

September 16, 2013 3 PM.

Sea-3 Site Visit

Present: Michael Marconi, Jack Pare, Justin Richardson, Tom Morgan.

Members of the Public: Paul Bogan, Steve Haight, Jim Verra

The Board members met at the Gate at Sea-3 on Avery Lane at 2:50 PM and waited for other members or members of the public to arrive as the meeting had been posted for 3 PM. At 3:10 PM the site visit commenced.

Control room. After signing in, the Board members observed the control room. CEO provided an overview of operations and controls in the control room, including an explanation of:

- Overview of LP delivery points, operations, monitoring and controls.
- Alarm systems
- Truck loading areas
- Marine loading areas
- UV detection systems, alarms and fire systems

Tank/Containment Area. The Board passed through the LP tank area and observed the tanks and containment structure and discussed its purposes (110% containment of the largest tank).

Rail site/proposed loading area. The Board next visited the proposed rail delivery area and examined existing rail and loading area. The Board members discussed:

Rail loading and unloading procedures.

Emergency shut down, controls and valves

UV and Vapor Detection systems.

Flare systems.

Other rail uses, properties served.

CEO explained Pan Am proposes to remove the GP Gypsum spur

Stormwater regulations (AOT and Town) requirements were discussed.

Shoreland and property line setbacks were discussed.

Rail safety classes were discussed.

Newington Energy pier. The Board members briefly visited the Newington Energy pier for the cooling water pump house, and discussed river access points for Sea-3 and other facilities.

The Board then travelled back to the entrance/control room. No decisions or votes were taken.

The meeting adjourned at 4:20 PM.