

Public Workshop #3 Event Summary

May 18th, 2023, 6:30-8:30 PM
Metzner Early Learning Center, 680 Franklin Avenue, Hartford, CT

Introduction

The third Public Workshop for the Hartford-Brainard Airport Property Study was held on May 18th, 2023, at the Metzner Early Learning Center at 680 Franklin Avenue in Hartford, CT. Approximately 50 people were in attendance. The workshop consisted of a presentation from Frank Fish and Thomas Madden of BFJ Planning and James Olsen of Tighe & Bond. The presentation summarized preliminary findings on economic and environmental conditions and airport operations. Following the presentation, attendees participated in roundtable discussions on improving the current airport site and suggestions for alternative uses and then shared key takeaways.



Presentation Summary

Economic Conditions

Frank Fish of BFJ Planning presented an overview of economic conditions based on initial findings from the Airport Activity Survey and Registered Aircraft Owner Survey. The next steps to use this data to inform a robust economic and fiscal model include a survey follow-up and analysis of responses, quantifying fiscal impacts, and economic impacts modeling using inputs developed from survey responses. Frank Fish also shared preliminary findings from the Market Scan conducted by HR&A to assess real estate development potential at HFD. This included a summary of the area's demographic, economic, and real estate conditions.

Environmental Conditions

James Olsen of Tighe & Bond presented an update on the Phase II Environmental Site Assessment (ESA), which is intended to provide a preliminary evaluation of most Areas of Concern (AOC) identified during the Phase I ESA. The presentation included status updates on soil sampling and groundwater monitoring well installation and sampling. James Olsen outlined the next steps for ESA progression, including evaluating remedial alternatives and flood plain survey and impacts.


Airport Operations

Thomas Madden of BFJ Planning presented a summary of necessary short-term and long-term improvements if the airport stays open and obstacles to implementation.



Roundtable Discussion Questions

1. If the airport stays open:
 - What necessary improvements should be made?
 - What are the obstacles to implementation?
2. If the airport were to close:
 - How could this site be redeveloped based on current analyses and surrounding uses?
 - What are the major considerations? (i.e., environmental, transportation, zoning)
3. Based on the CAA Capital Plan, if the cross-runway (Runway 11-29) were to close:
 - What would be compatible land uses for this area?
 - What are both aviation and non-aviation development opportunities?

<p>ROUNDTABLE DISCUSSION INSTRUCTIONS</p>  <p>1. Go around the table and introduce yourselves. 2. Discussion (think about the following questions)</p> <p>If the airport stays open:</p> <ul style="list-style-type: none">• What necessary improvements should be made?• What are obstacles to implementation? <p>If the airport were to close:</p> <ul style="list-style-type: none">• How could this site be redeveloped based on current analyses and surrounding uses?• What are major considerations? (i.e. environmental, transportation, zoning) <p>Based on the CAA Capital Plan, if the cross-runway (Runway 11-29) were to close:</p> <ul style="list-style-type: none">• What would be compatible land uses for this area?• What are both aviation and non-aviation development opportunities? <p>Please be respectful and give everyone the chance to speak.</p>
<p>hartfordbrainardairportstudy2023.com Comments: BrainardAirportStudy2023@gmail.com</p>
<p>ADDITIONAL COMMENTS</p> <p>If there are any other comments that you think should be considered, please list them below:</p> <p>_____</p> <p>_____</p> <p>_____</p>
<p>Name _____ Email _____</p> <p>THANK YOU FOR YOUR TIME!</p>



Hartford-Brainard Airport Property Study

State of Connecticut

Department of Economic and Community Development



If the airport were to close:

Obstacles to Redevelopment

- Strong odor from wastewater treatment
- Vacancy in the surrounding area

Potential Alternative Uses

- Warehouse
- River access
- Expanded riverfront trail
- Indoor sports bubble

If the cross-runway (Runway 11-29) were to close:

Aviation Innovation

- Create a vertiport
- Introduce eVTOL

Education

- Create a state-funded technical school

Environmental

- Create a tow drain for rain collection

Site Connectivity

- Increase road connectivity to surrounding areas