

## Anna Wynn

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**From:** Elizabeth Burdick  
**Sent:** Thursday, December 19, 2024 11:37 AM  
**To:** Anna Wynn  
**Subject:** FW: PZ#24-8SUP & PZ#24-9CAM - GFI - Cashman

Anna, Please save the Porazzi email below as a public comment exhibit. Thank you.

Regards,

*Liz Burdick*

Director of Land Use & Planning

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TOWN HALL HOURS: MON-THURS, 7:30AM – 4:45PM

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**From:** Carlo M Porazzi <porazzicm@gmail.com>  
**Sent:** Thursday, December 19, 2024 11:19 AM  
**To:** Elizabeth Burdick <planner@ledyardct.org>  
**Subject:** PZ#24-8SUP & PZ#24-9CAM - GFI - Cashman

Ledyard P&Z Commission

Ledyard Town Planner

Ledyard P&Z Chairman

Please add as exhibit to the referenced application above.

**Please find my speaking points below. These points unfortunately were not able to be delivered in the 12/12/24 public hearing since time was cut short despite my being told that an “open call for final speakers” was to be made once the list was exhausted. Nevertheless, it was unfortunate that time was allotted to Margaret LaForest (paid consultant for Cashman LLC) and even Jay Cashman to make self-serving statements for approximately thirty (30) minutes combined. Time that could have been afforded to residents impacted by this application. I must say that while I understand the chairman and town attorney were trying to be equitable and fair, this poor judgement on Cashman’s part demonstrates bad form on the applicant’s side. Something concerning to myself and others.**

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<https://www.sciencedirect.com/science/article/pii/S2090997713000308>

**Quarry blasts assessment and their environmental impacts on the nearby oil pipelines, southeast of Helwan City, Egypt**

**June 2013**

### **9. Conclusions**

**In undertaking the task of doing this research, it has been revealed that, most practicing blasters rarely follow guidelines. It is the duty of the authority in charge or the regulatory body in charge to provide the necessary conditions and limitations to be adhered to. These limitations should not only be prepared, but should also be enforced.**

While I agree that adherence to the regulations is important, I disagree that this should be the only criteria. I submit that the feedback from the residents, the taxpayers hold equal if not more weight. This has been noted in recent court decisions. The GFI experts don't live here, the GFI folks don't even live here. We do.

**This is a quarry. Do not let the word spin of certain GFI representatives fool you. If they want to drink the Kool-Aid then let them.**

Excavation = the action or process of excavating

Quarry = noun - an open excavation usually for obtaining building stone, slate, or limestone

I find it interesting the current application we are debating is the second or maybe third iteration. I can only imagine if the first iteration of the application was approved. Think about it. There would have been no addressing of property values, expansion of the historical zone, and most importantly the lack of financial benefit for the town. Myself, along with many other residents, are not concerned about income from this outrageous application and the tipping fee is nothing more than an insult. But the applicant has crowned themselves a "good corporate citizen" and yet if you think about it some of the key issues were glaringly absent from the first submission. Only in later revisions were they addressed as a band aid to placate the masses. This is the corporate citizen we should trust?

Allocation of Mt Decatur land – only additional acres if application approved? This is the bargain of a good corporate citizen?

You cannot buy common sense. Experts are doing their job, but they are paid to tell you what the applicant wants. The residents and taxpayers are not paid, but are fighting for their quality of life as well as their children and the town.

Experts can be wrong, and when they are its bad. Take any point the applicant's experts told you was going to be just fine and think...what if they are wrong? Who pays the price? Air quality, noise, health, home values, blasting, water... Pick any one. If they are wrong it's devastating. This is not something that can be taken for granted. NASA has experts, the best in the world. Yet all of us can remember where they were when each of the shuttles blew up. Experts said they wouldn't blow up, at least on paper. Their modeling programs showed no catastrophe...

I hear the accusatory word of "fear" being used. You are not hearing fear from the residents opposing this application, you are hearing common sense.

4-6 million cubic yards to be quarried. Now if we look at the wholesale value of this stone; Let's take 5M cubic yards @\$20 per yard (that's estimate for ¾ crushed or rip rap stone) = \$100M. Even with sunk and operational cost that a tidy profit for a meager excavation for possible buildings over 10 years from now. (rock is approx 1.5 tons per yard) (Oxford sand and gravel)

Estimate of 4-6 million cubic yards. PILOT = Let's take 5 million cubic yards x \$.25 over 8-10 years = \$1.25M. I believe in the economic report this figure was much lower, \$850K

If you look at the Poland report you will note that the tipping fee allocation is meager when you consider that over the course of the next 8-10 years there will be organic growth and commercial development in town along with increased assessment rates which will exceed any contribution by GFI.

**Let us all put this timeline in perspective. After this tumultuous political year we have to consider that this operation, if approved, will bring us all the way past two additional elections, maybe two more presidents. This at the least is the duration of impact that this quarry will impose.**

It's interesting that most of the proponents of the application do not live in town. I was disappointed that the speaker from the chamber of commerce spoke on outdated facts to support this application. That is another cause of concern as comments about lower taxes and spurring commerce for solar industry and the Sub Base could not be farther from the truth.

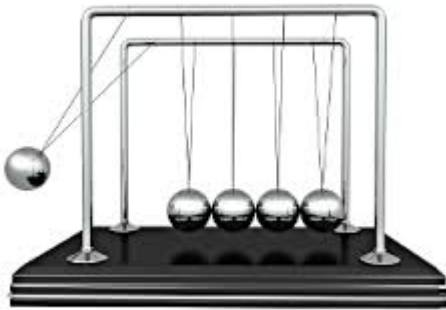
What if my well is contaminated or foundation compromised? Am I to find comfort in the remediation history of Maine Blasting? We have heard from others on that topic.

Accolades about Cashman...dredging a harbor in no way compares to blasting and quarrying. I am glad to hear Mr. Cashman treats his employees well. He should, he has made a lot of money from their work. That still does not mean a quarry is allowed.

Sound – we can hear the speed bowl, the Base, trains on both sides, siren, cars and motorcycles heading north to Norwich and south to Groton. Bowl effect. This is not modeling, but reality.

I am no stormwater expert, but I question the engineering for this and quite honestly any other building project these days. The 100-year storm event is now a regular occurrence. Building for the worst-case scenario is would be cost prohibitive so therefore there is more of a chance for a catastrophic event

Newton's cradle – this is the effect local homeowners will experience during blasting. You have all seen this. The sound and vibration will travel the same way.



Why is it that GFI needs to destroy these 40 acres when they have more available space without this destruction? Is it that they don't want to spend money on remediation and this is easy money with very little investment? \$80-100M worth.

Furthermore:

- GFI's Alan Perrault, during an interview with WFSB3 on 12/12/24, said that the Baldwin Hill operation had *"actually five times as many trucks as we're proposing."* **NOT TRUE.** For reference, GFI is proposing 50 round trips per day; Baldwin Hill was approved at 110 (according to 7/13/23 P&Z meeting minutes). According to math, **"five times" 50 is not 110; it's 250! Baldwin Hill is NOT running "five times as many trucks" as GFI is proposing.**
- Jay Cashman was quoted in the 12/11/24 CT Examiner article, saying that he planned to offer residents a "property value guarantee", and that *"... he hadn't pitched the idea earlier during the public hearing process so that his intentions would not be misunderstood as an effort to win residents' support through money."* **Doesn't GFI's proposed "tipping fee", or "payment in lieu of taxes", constitute an effort to win the Commission's support through money?**
- In that same CT Examiner article, Jay Cashman referenced Baldwin Hill saying, *"He's a lot closer to other residents than we are."* **NOT TRUE.**
  - The nearest homes to GFI's proposed blasting appear to be <200 feet away, including 1721 Rt 12 and two homes on Anderson Drive. The Pheasant Run Condos are as close as ~450 feet. Homes on Edwards Ct and Garden Dr. ~500-700 feet.

- Baldwin Hill's nearest residences on Michigan Drive appear to be >300 feet away; those on Baldwin Hill Road >600 feet away.
- **It is NOT TRUE that Baldwin Hill's operation is "a lot closer to other residents" than what GFI is proposing.**

Commission members – you will be pressured to approve due to the onslaught of paid consultants telling you all is well and there is nothing to be concerned about. You will be told that GFI will and has proven that they meet or exceed all regulations. That is not true. You will be told the town people are fear mongers and are looking for issues. I caution you that money can buy anything but common sense. You have been informed about the various breeches in our standing regulations, that's all you need. As you have been informed before, the legacy of Gales Ferry's future can be one of pride we can pass onto the next generation or one of destruction and health hazards brought on by this application all for the sake of money. Simply put, once an issue occurs it cannot be undone, contamination, runoff, truck damage, air pollution, health impacts and quality of life.

You must deny this application in its entirety.

Respectfully submitted,

Carlo Porazzi

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