

Dr. Kimberly K. Tynik

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March 11, 2026

Freedom of Information Request, Town Clerk

Town of East Hampton
1 Community Drive
East Hampton, CT 06424

AND TO:

Mark Barmasse, P.E., Chairman
East Hampton Water Pollution Control Authority
20 Gildersleeve Drive
East Hampton, CT 06424

RE: REQUEST FOR PUBLIC RECORDS PURSUANT TO THE CONNECTICUT FREEDOM OF INFORMATION ACT, CONN. GEN. STAT. § 1-200 et seq., West High Street / Long Crossing Road Sewer Extension Project and Related WPCA Activities

Dear Town Clerk and WPCA Chairman Barmasse:

Pursuant to the Connecticut Freedom of Information Act ("CTFOIA"), Conn. Gen. Stat. § 1-200 et seq., I hereby formally request access to and copies of all public records, as defined under Conn. Gen. Stat. § 1-200(5), in the possession, custody, or control of the Town of East Hampton and/or the East Hampton Water Pollution Control Authority (hereinafter "WPCA") that relate to the categories described below. I am a resident and property owner at 87 William Drive, East Hampton, Connecticut, and I am directly affected by the matters to which these records pertain.

Under the CTFOIA, public agencies are required to respond to requests within four (4) business days and to provide copies of requested records promptly. Conn. Gen. Stat. § 1-210. I respectfully request that you acknowledge receipt of this request within that statutory period and advise me of the anticipated timeline for production.

CATEGORY 1: Sewer Extension Project, Planning, Engineering, and Authorization Records

All records relating to the proposed sewer extension along West High Street and Long Crossing Road, including but not limited to:

- a. All engineering studies, feasibility reports, design plans, drawings, and specifications prepared for or relating to the sewer extension project;
- b. All resolutions, votes, motions, and minutes of WPCA meetings at which the sewer extension was discussed, approved, tabled, or reconsidered, from January 1, 2022 to the present;
- c. All communications, including emails, letters, memoranda, and text messages, between WPCA members, WPCA staff, the Town Manager, Town Council members, and/or any engineers, consultants, or developers regarding the sewer extension project;
- d. All agreements, contracts, memoranda of understanding, or letters of intent between the WPCA and any developer, contractor, or third party relating to the design, financing, or construction of the sewer extension;
- e. The CGS § 8-24 referral submitted to the Planning and Zoning Commission in December 2024, and all related correspondence and the PZC's written decision thereon;
- f. All records of any Town Council vote, resolution, or action taken in August 2025 regarding the sewer expansion project, including meeting minutes, agendas, and any related staff reports; and

g. All records relating to the reopening or continuation of the sewer extension project following any Town Council vote to halt or kill the project, including any legal opinions or memoranda authorizing the WPCA to proceed independently.

CATEGORY 2: Property Acquisition at 292 West High Street and Any Other Parcels

All records relating to the proposed acquisition of 292 West High Street (Tax Map 6, Block 6, Lot 3B) and any other parcels being considered for acquisition in connection with the wastewater treatment facility expansion, including but not limited to:

- h. The Town Meeting resolution authorizing appropriation of \$105,000 for the acquisition, and all supporting documentation;
- i. All appraisals, property valuations, or market analyses prepared in connection with any proposed acquisition;
- j. All communications with or about the current owners of 292 West High Street and any other targeted parcels;
- k. Any legal opinions regarding the Town's or WPCA's authority to acquire these parcels, including any analysis of eminent domain authority; and
- l. All records relating to the bonding or financing of any proposed property acquisition.

CATEGORY 3: Pump Station at 30 Long Crossing Road and Pine Brook

All records relating to the proposed pump station at or near 30 Long Crossing Road and Pine Brook, including but not limited to:

- m. All applications, submissions, correspondence, and decisions related to Inland Wetlands and Watercourses Commission review of the pump station, from January 1, 2024 to the present;
- n. All engineering reports, site assessments, and environmental studies relating to the pump station's proximity to Pine Brook, wetlands, and groundwater resources;
- o. All records relating to the odor control design, capacity, and operational parameters of the proposed pump station; and
- p. All permits applied for or received from any state or local agency in connection with the pump station.

CATEGORY 4: Environmental Review and CEPA Compliance

All records relating to environmental review of the sewer extension project, including but not limited to:

- q. Any Environmental Impact Evaluation (EIE) or Environmental Impact Statement (EIS) prepared pursuant to the Connecticut Environmental Policy Act, Conn. Gen. Stat. § 22a-1 et seq.;
- r. Any determination by the WPCA or Town that an EIE was or was not required, and the legal basis for that determination;
- s. All correspondence with the Connecticut Department of Energy and Environmental Protection (DEEP) regarding the project; and
- t. All records relating to prior sewage or wastewater releases, spills, or pump station failures in the East Hampton sewer system, including incident reports, DEEP notifications, and corrective action records, for the period January 1, 2015 to the present.

CATEGORY 5: Groundwater, Well Water, and Drinking Water Impact Records

All records relating to the potential impact of the sewer extension and proposed pump station on private wells, groundwater, and drinking water in the surrounding area, including but not limited to:

- u. Any hydrogeological studies, groundwater impact assessments, or drinking water quality analyses prepared in connection with the Project;
- v. Any mapping or inventory of private wells located within one mile of the proposed sewer route and pump station;
- w. All records of any prior groundwater contamination events, well complaints, or water quality testing in the vicinity of Long Crossing Road, Pine Brook, or West High Street;

- x. Any communications with the Connecticut Department of Public Health regarding the impact of the Project on private drinking water supplies; and
- y. All records relating to any setback requirements, buffer zones, or protective measures required or recommended to protect private wells from sewer infrastructure.

CATEGORY 6: Cost, Assessment, and Financial Records

All records relating to the costs, assessments, and financing of the sewer extension project, including but not limited to:

- z. All cost estimates, project budgets, and financial projections for the sewer extension and related pump station;
- a. All special assessment schedules prepared or proposed for affected property owners, including the methodology used to calculate the per-property assessment amount;
- b. All records relating to the projected \$19,000 and/or \$40,000 per-property assessment figures that have been publicly discussed;
- c. Any bonding authorizations, bond resolutions, or financing agreements related to the project; and
- d. All notices of assessment or proposed assessment sent to any property owner in connection with this project.

CATEGORY 7: Notice, Public Hearing, and Community Outreach Records

All records relating to public notice, public hearings, and community outreach conducted in connection with the project, including but not limited to:

- e. Copies of all legal notices published in any newspaper or posted publicly regarding the sewer extension project or related WPCA actions;
- f. All written notices mailed or delivered to property owners regarding the project, including proof of mailing;
- g. All records of public hearings held in connection with the project, including agendas, transcripts, audio or video recordings, and written public comments received; and
- h. All records of any legal opinions or staff memoranda addressing the WPCA's notice obligations under Conn. Gen. Stat. § 7-246 et seq. in connection with this project.

CATEGORY 8: State Housing Mandate and Related Correspondence

All records relating to any state housing legislation or mandate cited by the WPCA, Town Council, or Town staff as a basis for the sewer extension project, including but not limited to:

- i. All correspondence with any state agency, state legislator, or developer regarding state housing mandates and their application to the East Hampton sewer extension;
- j. Any legal opinions addressing whether state housing law requires or authorizes the WPCA to proceed with this project notwithstanding the Town Council's prior vote to halt it; and
- k. All records relating to any Housing Opportunity Zones, housing growth plans, or affordable housing incentives connected to the Long Crossing Road development and sewer extension.

FORMAT, FEES, AND ADDITIONAL INSTRUCTIONS

Please provide the requested records in electronic format (PDF) via email to Kimberly.tynik830@gmail.com where possible. Where electronic production is not available, please notify me and I will arrange for paper copies or inspection at your office.

Pursuant to Conn. Gen. Stat. § 1-212, I request that any fees for copies be waived or minimized. If fees are anticipated to exceed \$25.00, please notify me in advance with an itemized estimate before proceeding with production.

If any responsive records are withheld in whole or in part on grounds of exemption, please provide a written log identifying each withheld record, the specific exemption claimed, and the factual basis for the exemption, as

required by Conn. Gen. Stat. § 1-210(b). Please note that I intend to challenge any exemption claims that are not clearly supported by statute.

If you have any questions about the scope of this request, please contact me at the phone number or email above. I am happy to discuss clarifications that would help facilitate a complete and timely response.

Thank you for your attention to this request. I look forward to your timely response as required by the Connecticut Freedom of Information Act.

Respectfully,

Dr. Kimberly K. Tynik

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cc: East Hampton Town Manager

cc: East Hampton Town Council