



Massport Community Advisory Committee
300 Washington Street
Brookline, MA 02445

February 14, 2023

The Honorable Rebecca Tepper, Secretary
Executive Office of Energy and Environmental Affairs
Attn: Alex Strysky, MEPA Analyst, EEA #16654
100 Cambridge Street, Suite 900
Boston, MA 02114

Re: L.G. Hanscom Field North Airfield Development – EEA #16654

Dear Secretary Tepper,

Please accept this comment letter from the Massachusetts Port Authority Community Advisory Committee (MCAC) on the ENF submitted by Runway Realty Ventures, LLC and North Airfield Ventures, LLC proposing the construction of 27 hangars and to renovate the existing Navy Hangar building at Hanscom Airfield (ENF) submitted on January 17, 2023. The MCAC is a legislatively created (See 2013 Mass. Acts Ch. 46, §§ 55, 82, as amended) committee comprised of representatives from thirty-five communities impacted by Massport's operations. Our statutory purpose is to provide oversight to Massport in order to minimize and mitigate the impacts that Massport has on our member communities. We submit these comments based on the information presented in the ENF and after consultation with some of the committee members from affected communities.

The proponent intends to build, operate, and maintain a master development of corporate hangars at Hanscom Field which will, according to the ENF, support current aviation activity and accommodate future demand. In addition to the 27 hangars, the project will add 408,000 SF of new building area. This is a large development that anticipates creating an additional 23.9 acres of impervious area. The ENF suggests that the project will result in environmental benefits associated with reduced air emissions by reducing overall aircraft trips. There is, however, very little evidence to support the claim that building these additional hangars will result in fewer “ferry flights” as they are called in the ENF. Without such evidence, it is impossible to ascertain the environmental impacts of the project. We would therefore ask that the DEIR provide more detailed information on the expected reduction in the number of flights, as well as what information these projections are based on.

The ENF further asserts that the project “will facilitate progress toward a carbon neutral aviation industry by incorporating infrastructure to support electric vehicles and equipment, electric aircraft, and sustainable aviation fuels...” (ENF transmittal letter, p.2). Here, too, the ENF contains little to no evidence of such progress. Massport has set a goal of carbon neutrality by 2031, ahead of the schedule for other state agencies. It is difficult to see how this project furthers progress towards that goal. In addition, Hanscom Field currently supports aviation that uses



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leaded aviation gas. It would certainly be a benefit if this practice were to end, as has been advocated by the surrounding communities. However, there is no analysis or explanation in the ENF of how this project will support the transition to sustainable fuel, nor to electric aircraft. The DEIR should correct this by providing data to support the claims made in the ENF.

Thank you for considering these comments. If you have any questions or concerns, please feel free to contact Aaron Toffler at atoffler@massportcac.org, or at (617) 906-8853.

Thank you.

A handwritten signature in blue ink, appearing to read "Aaron Toffler".

Aaron Toffler
Executive Director, Massport Community Advisory Committee

cc: Stewart Dalzell
Brad Washburn
Thomas Butler