



*The Commonwealth of Massachusetts 193<sup>rd</sup> General Court*

**House of Representatives**

State House, Boston 02133

**Michelle Ciccolo**  
State Representative  
15<sup>th</sup> Middlesex District

**Room 473F**  
[michelle.ciccolo@mahouse.gov](mailto:michelle.ciccolo@mahouse.gov)  
617-722-2210 O / 781-330-0730 G

February 14, 2023

Rebecca Tepper, Secretary  
Executive Office of Energy and Environmental Affairs (EEA)  
ATTN: Alexander Strycky, Massachusetts Environmental Policy Act Office (MEPA)  
100 Cambridge St. Suite 900  
Boston, MA 02114

RE: EEA 16654, L.G. Hanscom Field North Airfield Development

Dear Secretary Tepper and Mr. Strycky,

Thank you for convening the site visit and informational public meeting on February 6<sup>th</sup>, both of which I was able to attend. I appreciate the opportunity to comment about this proposed development and look forward to actively following the progress of this proposal. At the information session, the project proponents made a good faith attempt to describe the conceptual plans for this project at this preliminary stage. However, in reviewing the applicant's filing, I find there are still many areas that need to be fleshed out further so the full environmental impact of the project can be understood and mitigated.

As was expressed by my colleagues in the legislature and by many of the impacted constituents, there is a real concern that this project appears to run counter to the required net-zero carbon mandates the state must meet by 2050. With that in mind, I am primarily concerned with understanding and ascertaining what the energy use and carbon impacts of the project will be. The applicant makes assertions that air traffic will be reduced by the elimination of "ferry" trips as aircraft will be able to remain in hangars overnight. I believe the detail around this claim must be fleshed out with actual data on regular air traffic customers who access this airfield. A full analysis of potential air traffic impacts should be conducted. The questions I raised at the public meeting should be answered in full in the DEIR. I would also appreciate the proponent providing greater detail on the following:

- How many of the new hangars are already leased and how many are speculative?
- Provide data on the ferry trips and how many will be eliminated
- Flesh out the impact to impervious areas – the ENF seems to have different calculations in different sections. Please be sure to include calculations for both the Navy parcel and the leased Massport parcel.
- Provide detail on how many trees (and their caliper) will be removed during construction and an estimate of the carbon sequestration that will be lost from the removal of the vegetative areas.
- Provide more detail on the energy usage of the hangars themselves. Will they be heated and/or cooled?



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I am grateful that the proponent is exploring solar and a series of green building techniques. It is also sensible that the developer is planning on providing extra electricity capacity to accommodate electric vehicles and eventual electric airplanes down the road. It is also a positive sign that the project is being designed to LEED Gold standards. However, I encourage the applicant to go further and not only explore, but to deliver on these concepts, including solar on all its roofs. If all the electricity produced from solar PV will not be needed for its own on-site consumption, the proponent could create a community shared solar project which would have great benefits in offsetting any increase in air pollution the project might generate. In addition, the buildings can and should be designed to LEED Platinum standards and heat pump, geothermal, or other electric technology should be used for any areas that will be heated and cooled. Finally, I would like to see aggressive mitigation proposed for the loss of trees and vegetative areas. If there are no on-site locations within Hanscom for replanting, which I assume there will not be, then I encourage the developer to provide the adjacent towns with funding to preserve privately held forested parcels to help offset the air quality impacts that the loss of trees and vegetation will create.

Hanscom airfield is an important regional airport that provides meaningful economic activity and jobs for the area. I also understand and acknowledge that this development concept is part of a longstanding planning effort by Massport, which has valuable benefits for the regional economy and will reduce strain on Logan Airport. Nonetheless, it behooves us to work closely with the proponent to ensure that the project is sensibly designed to reduce and mitigate any negative impacts that could come from the development. As the project unfolds, I am certain the impacted communities and abutters will have more questions, comments, and suggestions as to how this project should be developed. As the Representative for the 15<sup>th</sup> Middlesex District, which includes most of Lexington, I plan to stay engaged in the discussions around this project and would be happy to facilitate communications between constituents and the community should that be helpful.

Thank you again for the opportunity to comment.

Sincerely,

A handwritten signature in cursive script that reads "Michelle Ciccolo".

Michelle Ciccolo



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