



SECHA Board of Directors Meeting  
March 8, 2019  
8:30 AM  
Southeastern Connecticut Council of Governments  
5 Connecticut Ave, Norwich, CT

Minutes

In attendance: Norton Wheeler (Chair), Pam Days-Luketich (Vice-Chair), Mark Oefinger, Bob Fusari, David Stanland, Virginia Sampietro, John Bolduc, Susy Hurlbert, Les King, Geoff Taylor, James Butler, Amanda Kennedy, Carly Myers.

1. Call to Order

Mr. Wheeler called the meeting to order at 8:30 AM.

2. Approval January 11, 2019 Meeting Minutes

MOTION: To approve the January 11, 2019 Meeting Minutes (Oefinger, Fusari). So voted unanimously.

3. Membership

a. Election of Julie Savin and Geoff Taylor to Class of 2022

MOTION: To approve the election of the nominees Julie Savin and Geoff Taylor to Class of 2022 (Oefinger, Bolduc). So voted unanimously.

Mr. Taylor was in attendance and gave a brief overview of his experience with Habitat for Humanity, Teach for America, and Connecticut College. The Board then went around the table and introduced themselves.

b. Re-election of Norton Wheeler, James Butler, John Bolduc and David Stanland to the Class of 2022

MOTION: To re-elect Norton Wheeler, James Butler, John Bolduc and David Stanland to the Class of 2022 (Sampietro, Bolduc). So voted unanimously.

4. Strategic Plan

Minor updates discussed at the last meeting have been updated on the Strategic Plan. New members Ms. Savin and Mr. Taylor have also been added. The list of Board Members will be updated on the website.

## 5. Financial Report

Ms. Kennedy presented the Treasurer's Report. Recognition was given to Dime Bank for making SECHA the beneficiary of a Jeans Day fundraiser.

## 6. Fundraising

Discussed a \$4,000 grant submission to the National Association of Realtors for a forum on small-scale affordable housing to be held June 4<sup>th</sup>. Ms. Kennedy told the Board that Governor Lamont is making changes to state funded grants, so some of the funding strategies that were proposed to be the topic of the forum may no longer be available. Now is a good time to contact state legislators about the importance of affordable housing in the region. Other potential grant funding opportunities (local banks, community foundations, and chambers of commerce) were discussed for SECHA funding.

## 7. Municipal Outreach

Discussion on an update on municipal outreach, and need for more Board members to volunteer for upcoming outreach presentations. Upcoming events are:

- a. Salem March 19<sup>th</sup>- 7 pm (Ms. Hurlbert and/or Mr. Fusari)
- b. East Lyme April 9<sup>th</sup> 7 pm (Mr. Stanland)
- c. Waterford May 13<sup>th</sup> 6:30 pm (Mr. Taylor, Mr. Butler)

## 8. 2019 Workplan

Discussion of workplan topics and goals from Strategic Plan.

Outreach: Should SECHA expand outreach efforts beyond municipalities? Potential groups discussed included Rotary Clubs, church groups, smaller Chambers of Commerce, Lions Club, and other civic groups. Mr. Butler said that SCCOG staff can provide materials, but Board members need to present. Mr. Wheeler suggested a "Train the Trainer" event to help Board members get comfortable with presenting and get speaking points down. Mr. King also brought up a Greater Norwich Chamber of Commerce meeting of the Economic Development Committee on April 2<sup>nd</sup>.

Research: Ms. Kennedy discussed updates on the SCCOG's work with the JLUS study and the Fiscal Impact Analysis. Mr. Oefinger asked if there are ways that SECHA can contribute to these efforts. SECHA members will be notified of future workshops so they may attend. Ms. Hurlbert asked if it was time to do another affordable housing tour. Mr. Butler said that would make a good fundraising request for the fall. Ms. Hurlbert will help staff with tour planning. Mr. Taylor suggested a new Habitat project in Greeneville (Norwich) on Golden St. that will add 14 units of duplexes. Mr. Oefinger suggested a tour of Navy housing or

renovations to the Branford Manor complex in Groton. Ms. Savin may also know about more projects through ECHO.

Mr. Fusari asked if SECHA should invite more speakers to come to Board meetings, especially to discuss legislative matters. PSC and DOH can be valuable resources.

#### 9. SCCOG Activities

Ms. Kennedy distributed and discussed development information collected from the SCCOG member municipalities outlining larger residential or commercial developments in the last five years. Discussion about geographic distribution of developments, and whether new construction is actually reflective of market needs (e.g., increased demand spurred by hiring at EB). Discussion of doing a survey among EB employees or through Young Professional groups on what types of housing they are looking for.

Mr. Butler discussed draft bill provisions to establish regional property assessment, and how that may impact staffing at SCCOG.

#### 10. New Business

Mr. Oefinger suggested that SECHA reach out to member Sen. Paul Formica about the state budget and funding concerns. Discussion about trying to get Sen. Formica and the chair of PSC to be potential speakers at the next ECAR meeting on 4/10.

#### 11. Next Meeting May 10<sup>th</sup>

#### 12. Adjournment

Mr. Wheeler adjourned the meeting at 9:50.