



SECHA Board of Directors Meeting
February 10, 2023
8:30 AM

Conducted by Zoom Conference

Minutes

Attendees: Norton Wheeler, Mark Oefinger, David Stanland, Sandra Allyn-Gauthier, Tara Filip, Danielle Chesebrough, Amanda Kennedy, Nicole Haggerty, Les King (8:41)

1. Call to Order

Due to lack of quorum, the meeting was not officially called to order. An informational meeting began at 8:33 AM.

2. Introductions

Sandra Allyn-Gauthier – Town of Preston First Selectwoman

Tara Filip – Habitat for Humanity Eastern Connecticut

Danielle Chesebrough – Town of Stonington First Selectwoman

3. Approve November 4, 2022 Meeting Minutes

Meeting Minutes were not voted on due lack of quorum.

4. Financial Report

Ms. Kennedy presented the financial report as of the end of January 2023. Not much money was spent in November, December, or January due to staffing issues. The current balance is \$8,201.40. Approximately \$4,000 has been spent since the beginning of the FY in July. We have estimated about \$1,000 per month and we are under that estimate. However, we have not applied for any new grants in the past few months.

Mr. Wheeler asked if we were waiting to hear on any grants.

Ms. Kennedy said that we are not waiting on any grants at the moment.

Mr. Wheeler noted that grant opportunities should be discussed at the next meeting.

Financial Report was not voted on due lack of quorum.

5. Membership Committee

Mr. Oefinger stated that the Membership Committee has put together a tentative list of officers, new members, and reappointments. He noted that he was hoping the Committee could meet to discuss the list immediately following today's board meeting, however Deb and Susy are both absent.

Ms. Kennedy noted that appointments are supposed to happen at the Annual Meeting in April, but are often pushed due to scheduling conflicts. She also noted that there is one more meeting in March to finalize the list.

6. Center for Housing Opportunity Update

Ms. Kennedy stated that the Center for Housing Equity & Opportunity has formally announced its creation as of a few weeks ago. Beth Sabilia has been hired as the Executive Director and will start in her role at the end of March. Christie Stewart was not available for today's meeting, however she can meet with SECHA on Friday, February 17 at 8:30.

7. Workplan Activities

Ms. Haggerty noted that she has not had a lot of time to work on the Lookbook since the last meeting since she is working as the Planner for three towns now. She shared a preliminary draft of the Lookbook, which included previous material that was written for SECHA such as the whitepaper that was presented at the Realtor's conference in September. The Lookbook also contains information about local nonprofits that are involved in the region.

Mr. Wheeler suggested reaching out to SECHA board members from different municipalities for input.

Mr. Oefinger asked if Housing Authorities would be included in the Lookbook. Ms. Haggerty agreed that this would be a good addition.

Ms. Chesebrough stated that they are looking into establishing an Affordable Housing Committee in North Stonington. She stated that they have had success with a rehabilitation fund using ARPA funding. She also noted that they are in the process of updating their zoning regulations.

8. New Business

Ms. Kennedy noted that the legislative session is underway; a bill was proposed that would allow municipalities to offer a tax abatement for property owners that have CHFA mortgages. She also noted that she spoke with Elizabeth Regan from The Day about

workforce housing. Ms. Kennedy also noted that Desegregate CT is proposing a bill called Live Work Ride and that she was trying to understand the intent of the bill.

9. Next Meeting

The next meeting will be held Friday, March 10, 2023 at 8:30 AM in person at SCCOG.

10. Adjournment

Due to lack of quorum, there was no motion to adjourn. The informational meeting concluded at 8:58 AM.