

SPRINGFIELD REGIONAL DEVELOPMENT CORPORATION
BOARD OF DIRECTORS' MEETING
Tuesday, March 28, 2017
SRDC Conference Room
8:00 am

Meeting Minutes

Present: Doug Gurney, Patti Putnam, Mark Tanny, John Tansey, Bob Kendall, Kristi Morris, Paul Kowalski, Matt Dunne and Bob Flint

Absent: Dale Williamson, Barbara LeMire, Caitlin Christiana, Jason Thom and Sam Coleman

President Doug Gurney called the meeting to order at 8:02 am.

A motion was made to go into Executive Session, inviting Matt Dunne, at 8:02 by Mark Tanny, seconded by Bob Kendall. So moved.

A motion to come out of Executive Session at 8:49 am was made by Bob Kendall, seconded by Mark Tanny. So moved.

Bob Kendall made a motion to authorize Executive Director Bob Flint to enter into a one-year, no cost, option agreement with the Springfield School District to purchase the former Park Street School building and property. Motion seconded by John Tansey. So moved.

- 1) **Review of minutes for 2/28/17:** A motion to accept the minutes of February 28, 2017, as written was made by Bob Kendall, seconded by John Tansey. So moved.
- 2) **Review of February Financials:** Bob said that he and Cynthia have started discussions about the FY18 budget and would be working on that over the next month. A motion to accept the February 28, 2017 Financial Report as submitted was made by Bob Kendall, seconded by John Tansey. So moved.
- 3) **Executive Director's Report:** Bob said that topics would be covered throughout the meeting and in Executive Session.
- 4) **Old Business:**
 - a. **J & L 1 Update:** Bob stated that he and Doug had met with the environmental consultants a week ago, with the RPC. On March 27th, he and Doug had a conference call with the EPA, EPA Removals, and DEC. The final conclusion is that the J & L Plant 1 building will not be taken down in 2017. Bob noted that the asbestos consultant was still in the process of having the EPA officially classify the building as a health hazard. This designation is important for the purposes of permitting. Bob also said that the timing and scope of EPA Removals work at the site was still not finalized.
 1. **BERA Update:** Included above
 2. **EPA Removals:** Included above
 - b. **Jones Center Status:** Bob said there was nothing new to report.
 - c. **Bryants Building:**

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1. VEDA Loan: Bob updated the board on the status of SRDC's loan application. He said that the original request had been for \$380,000, but that VEDA asked for a budget to do additional work in the building, to better prepare it for occupancy. Robin Sweetapple developed a revised budget that increased the loan request to \$625,000. The Board agreed that, should the loan be approved, work should not proceed past the original amount until such time as a prospect was interested in the space.

- d. Windsor Riverfront Project: Paul updated the Board on this project. He, Bob and Bob Haight recently met with three construction firms that were interested in managing the project. One proposal has been received at this time and a company will be chosen soon. It is hoped that construction can begin on one of the houses by Memorial Day.

5) **Other Business:**

- a. Economic Development District Update: Bob updated the Board on the home sale price project that Sandy had been working on. The average house sale in the SRDC region is up from last year, but the prices are still lower than the GMEDC area. He will send the Board the complete list when it's completed.
- b. "Stronger Communities" Grants: Springfield & Chester Update: Bob said there was nothing new to report on the Springfield project, which was nearing conclusion. He attended a public session in Chester recently, as well as several committee meetings. He said that Windsor just was notified that they have received this grant for the next fiscal year.
- c. Legislative Issues: Bob gave an overview of S.135, the "economic development" bill that is currently in the Senate. He testified on this before the Senate Economic Development committee earlier this month and, with the RDC's, has been following several pieces of legislation, as well as the proposed state budget.
- d. Workforce Development Capacity: Bob talked briefly about SRDC's strong involvement in workforce development in the region and our historic tie to this area. He said that the subject is a major focus of attention in the legislature and we may need to dedicate additional staff resources to this in the coming months.

- 6) **Executive Session:** A motion was made by Bob Kendall to go into Executive Session at 9:07 am, seconded by John Tansey. So moved.

A motion to come out of Executive Session at 9:21 am was made by Bob Kendall, seconded by Mark Tanny. So moved.

No action taken out of Executive Session.

- 7) **Adjourn:** Doug Gurney adjourned the meeting at 9:22 am.

Respectfully submitted,

Sandy Clifford

Next Meeting – April 25, 2017