

GREATER BRUNSWICK HOUSING CORPORATION
12 STONE STREET P.O. BOX A
BRUNSWICK, MAINE 04011

BOARD OF DIRECTORS

GREATER BRUNSWICK HOUSING CORPORATION

12 Stone Street, Brunswick Maine; BHA Conference Room

February 14, 2023

The Regular Meeting of the Board of Directors of the Greater Brunswick Housing Corporation was called for February 14, 2023. President MacLeod called the meeting to order at 12:00 PM.

1) Roll Call

Present: President Jim MacLeod, Vice-President Jane Scease, Directors: John Hodge, Michael Veilleux, Thomas Schmoller, Roslyn Martin, John Gallagher,

Absent: Director: Anne George, Crystal King, John T. Vorhees

Guests: BHA Staff: Director of Finance Mark Galvez, Director of Facilities Norm Fecteau, Director of Housing Libby Bernier-Michaud

2) Member Additions to the Agenda: None

3) Approval of Minutes

The minutes of the January 17, 2023 Regular Meeting were previously distributed. Director Martin moved to accept the minutes as amended, with a second from Director Schmoller, voted: Yea – 7, Nay – 0, Abstention - 0.

4) Public Comments: None

5) New Business

a. Review and Accept Audit for FY 2022: The audit by Berry Dunn was provided to the Board for review. After a lengthy discussion, Director Gallagher moved to accept the audit as submitted, seconded by Vice-Chair Scease, voted: Yea – 7, Nay – 0, Abstention – 0.

b. Resignation of Director Sue Sullivan: Director Hodge informed the Board that Director Sullivan has submitted her resignation from the GBHC Board of Directors. Mrs. Sullivan served the board for over 20 years and her contributions to GBHC were very much appreciated. The Board discussed finding a replacement and were encouraged to submit names to either Chairman MacLeod or Director Hodge.

6. Old Business

a. THA Development Plans, Fairview Commons: Director Hodge informed the board that the team held a meeting with Maine Housing construction staff and that the meeting went well. The next step is to finalize the 50% plans and submit the package sometime in mid-March. We did receive the formal Notice to Proceed from MH so that was also an important milestone in the project. The Town of Topsham has submitted the Letter of Interest to the Department of Economic & Community Development (DECD) on behalf of Topsham Housing Authority. DECD has responded and authorized us to submit an application which is due by May 20, 2023.

- b. Update: Status of 60-62 Pleasant Street Property Transfer: Director Gallagher provided an update that HUD is still processing the application and more documents may be required to complete the transfer.
- c. Progress Update of New Office Plans: Director Hodge informed he and Norm met with RDS Architects. The discussion focused on impervious surfaces and how we can build a new office with no net gain in said surfaces.
- d. Whispering Pines: Director Hodge discussed the recent media coverage on the pending sale of Whispering Pines. The result has been the issue has generated support both at the State House and with our delegation in Washington. He has no information as to whether or not the sale has been completed. Our hope is that the sale will not go through and if it does, to prevent this from happening to other RD 515 projects that are in foreclosure.
- e. Update: Workforce Housing: No update available.
- f. Cell Tower Lease Proposal: Director Hodge has been playing phone tag with the representative for the cell tower. It appears there is still interest from the developer to go forward with their plans.

7. **Communications**

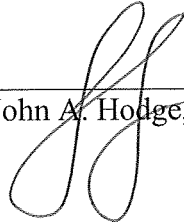
Staff member, Mark Galvez reviewed the Financial Reports and Staff member Libby Bernier-Michaud gave the Occupancy Reports.

8. **Executive Session:** None

9. **Adjournment**

The President declared the meeting adjourned at 1:15 PM. The next regular meeting will be held Tuesday, March 14, 2023.

3/14/2023
Approved



John A. Hodge, Secretary