

Town of Norwich  
Affordable Housing Sub-committee  
Minutes  
March 15 2021

---

Location: Act 92 compliant virtual Open Meeting via Zoom

<p><a href="https://us02web.zoom.us/j/81242668798">https://us02web.zoom.us/j/81242668798</a> Meeting ID: 812 4266 8798</p>
--

Members Present: Jeff Lubell (Chair), Brian Loeb, Kathleen Shepherd, Ralph Hybels, Creigh Moffatt.

Public Present: Marissa Lorenzo, Michelle Tine, William Tine

Staff: Rod Francis

**Meeting called to Order:** 6:07pm

- 1) **Approve Agenda:** No quorum present, members present suggested delaying approving minutes until a quorum became present.
- 2) **Comments from the Public:** Marisa Lorenzo confirmed that she provided comments via email and did not feel the need to add anything at this stage in the meeting.  

William Tine also referred the meeting to his written comments included under correspondence in the packet.
- 3) Correspondence Lubell drew the attention of the meeting to the presence of correspondence:
  - i) Email from Marisa and Alex Lorenzo re Barrett Memorial Playground
  - ii) Email from Michele and William Tine re Barrett Memorial Playground
- 4) **Follow up on Potential Sites for Affordable Housing:** Lubell identified the large area of town owned land used for recreation to the east of Main Street bounded by I-91 and the school suggesting that there existed the possibility of finding enough land to carve out an affordable housing project.  

Francis responded that wastewater management and access were site challenges.

Loeb informed the meeting that the school had been actively adding trails and establishing outside classrooms under covid-19 conditions.

The meeting continued to discuss the history of the lands and its suitability for a residential development.
- 5) **Discussion of Vermont Community Foundation as manager \$45,000 housing fund:** Francis updated the group on a verbal opinion offered by Town Counsel that working with the statutory definition of 'public funds' and the statutory controls on how municipalities invested such funds the VCF contract as drafted appeared to be non-compliant, see 24 V.S.A. § 2432(b) (4). Because the VCF does not meet the definition of a suitable financial institution and would legally 'own' the funds invested in VCF – it would no longer be the property of the town. Town legal counsel will pursue further information.  

The meeting continued to discuss the merits of VCF managing the funds.
- 6) Other business: none
- 7) Comments from the Public: none
- 8) **Approve Minutes of February 22, 2021:** Moffatt moved and Shepherd seconded a motion to approve the agenda. Motion carried 5 – 0.
- 9) Meeting Adjourned: 7:05pm

Respectfully submitted,  
Rod Francis