

Glastonbury Human Relations Commission Regular Meeting – December 5, 2017

Meeting Minutes

Present: John Glezen, Nick Daukas, Patricia Darling, Virginia Roscoe

Absent: David Peniston

Staff: Durlene Mikkelson, Raz Saeed (in-place of Sherri Tanguay).

Public Comments: Andrew Merritt of 264 Carriage Drive, Glastonbury was in attendance. Mr. Merritt he attended to be able to “watch how government works”.

Approval of Minutes: The minutes from September 5, 2017 meeting were approved unanimously as submitted with one change – the civil rights activist group TALK – acronym stands for Truth and Action in Love, not Truth in Action and Love.

John explained how this meeting is different in that three commission attendees are attending “ex officio”. This due to the November election of a Democratic Council majority, and that both John and Ginny Roscoe are retiring from their Commission seats.

Affirmative Action & Recruitment Update – Raz Saeed:

- Raz presented the Affirmative Action and Recruitment Report for review by the Commission;
- The Town hired a new Director of Finance;
- Park & Recreation Director position is open;
- Continued recruitment and hiring of Police Officer will bring the Police to full staff.

Human Services Department Report – Durlene Mikkelson: presented the report to the Commission. Highlights:

Social Services:

- News CHOICES volunteer;
- Uncertainty about Rental Rebate checks, awaiting clarification;
- Changes in income levels for the Medicare Savings Program; and
- Held the annual Thanksgiving program to distribute food and gift cards.

Personnel:

- New Social Services Coordinator – Kathy Carfi

- Outreach Social Worker – Evelyn Lopez

Youth & Family Services Highlights:

- Annual “haunting” event raised \$700;
- Partnered with “Friends of the Welles Turner Library” for their summer book sale, Town Center Initiative’s “twinkling pumpkins”, Historic Society’s “haunted cemetery tour” and Glastonbury’s River Runner’s – to fill the pantry 5K.
- “Thursday Social Club” off to a great start;
- Glastonbury High School mentors join elementary children as mentors from Welles Village for relationship building through play, sports, cooking, crafts, board games and help with homework;
- Cultivating a Community of Kindness is a new town-wide anti-bullying campaign funded by a generous donation from the Hartwell Soccer Club; and
- Currently two open position at Youth & Family Services.

Senior Center Program Highlights:

- Aging Mastery Program in its fifth week with expert speakers presenting each week on topics related to aging;
- Zumba Gold class and a beginners Line Dancing were begun to increase exercise/dance options for participants;
- Lunch & Learn presentations continued in November and December with subjects – Fire Safety, Cycling Without Age, How to De-clutter, Food Safety, Safe Medication Disposal and Nutrition and Health Diets; and
- In January Hartford Healthcare Physical Therapists will conduct balance evaluations.

Upcoming Events & Trips:

- Durlene identified a number of upcoming events and trips.

Personnel:

- Hired and trained three new Food Assistants’ recruiting a Volunteer Coordinator, and hired one new driver and are completing the hiring process for two additional driver positions.
- Actively recruiting for back-up activity coordinators.

Housing Report – Virginia Roscoe:

Update on Affordable/Moderate Housing in Glastonbury:

1. **Center Village** senior citizen affordable housing

(Per Neil Griffin, Director, Glastonbury Housing Authority) This very significant expansion, renovation, and modernization project is well underway for the Center Village senior housing on the corner of Salmon Brook Drive and New London Turnpike. The project includes renovating and expanding 34 units in 6 existing buildings, and construction a new 2-story building with 38 units. There will be an on-site manager with an office in the building, which is something new for the housing authority. The \$17.7M project includes a total of 72 units in 7 buildings, which is a net gain of 22 units. The renovated units are expanding from 380 sq' to 650 sq' and will include showers instead of tubs, washers, dryers, and at-grade entrances, gas service, energy efficiency improvements, and also site improvements with landscaping and trees. Funding sources include: \$6.5M from the state Department of Housing; low income housing tax credits from investors; a \$3.2M mortgage from Connecticut Housing Finance Authority; \$1.2M from the town's housing authority; energy rebates; and other small funding sources. The estimated completion date is November 2018.

2. Final Phase of **South Mill Village** approved

(Per Khara Dodds, Glastonbury Community Development Planning Office) The final phase of the South Glastonbury condo development South Mill Village, on Main Street, south of Cotton Hollow, has been approved. 3 of the 24 new units will be designated as "affordable" in compliance with the original approval back in 1983. Construction will likely begin in 2018, as financing is still being worked.

3. **The Tannery** apartments (New London Turnpike, south of Monaco Ford)

Manu of the units are already being leased. This large development includes:

- 47 studios (not designated specifically as "affordable," but are more so from a pricing standpoint)
- 104 1-bedroom units
- 96 2-bedroom units
- 3 3-bedroom units

4. **One Glastonbury Place** (corner of Hebron Avenue and House Streets)

Construction is well underway with occupancy anticipated the end of Spring 2018. This "luxury" development (all units at "market" rate, with many reasonably priced) includes:

- 39 1-bedroom units
- 72 2-bedroom units
- 26 2-bedroom townhouses
- 5 3-bedroom townhouses
- Clubhouse and pool

5. Somerset Apartment development at 75 Glastonbury Boulevard

The Claremont Company, Inc., owner of Homewood Suites, purchased this property for \$3 million in June 2016. A four story, 31,795 sq' apartment building has been proposed, including 60 1-bedroom and 40 2-bedroom apartments. An existing agreement in the land records involves allowing 75 Glastonbury Boulevard (the proposed apartment complex) to use parking in the abutting lot at 45 Glastonbury Boulevard. Although Claremont plans to locate all parking at the rear of their parcel, Claremont still needs to get approval from the Somerset Square property owners association before they can move forward.

The Commission discussed the future meeting dates – Patricia Darling recommended the following dates for 2018:

- March 6;
- June 5;
- September 4; and
- November 13, with a snow date of November 13.

These dates could only be discussed and approval of these dates can only be done at the March meeting.

HRC Advertisement:

The Commission has discussed during the September meeting an advertisement which has been run from time to time in the *Glastonbury Citizen*. The advertisement identifies discrimination that can occur to residents for various reasons, and that the Commission stands ready to assist in those circumstances.

The members discussed the wording and such of the statement, and a decision was made to for Patti to work on the statement with the goal for the Commission to approve the final version at the March meeting.

New Business: No new business.

The members shared their appreciation for John Glezen, Chairman who is retiring from the Commission. All expressed appreciation for the many years of service by John. All expressed appreciation to Ginny Roscoe as she is also retiring from the Commission as well.

Next meeting: The next meeting is tentative scheduled for Tuesday, March 6, 2018 at 6 PM at the Riverfront Community Center conference room.

Adjournment: With no other business, the meeting was adjourned.

Respectfully submitted,
Nick Daukas