

DRAFT\_REGULAR MEETING OF THE BOARD OF TRUSTEES

OF

Brattleboro Development Community Corporation

An Annual meeting of the Trustees of Brattleboro Development Community Corporation was held on Tuesday, January 27, 2025, at 7:35 A.M. remotely only and available via Zoom. The following Trustees were present:

Debbie Boyle

John Meyer

~~Mark Richards~~

Elizabeth Bridgewater

Craig Miskovich

~~Tammy Richards (Virtual)~~

Tracey John

~~Dan Normandeau~~

Bob Stevens

Kevin Meyer (Virtual)

~~Stephan Morse~~

Also present from the Brattleboro Development Credit Corporation were Adam Grinold, Executive Director; Dani Delaini, Assistant Director and Head of Business Acceleration.

Ms. John opened the meeting with a welcome and introductory remarks, and invited public comment. There being none, she proceeded to the next agenda item, which included approval of the Brattleboro Development Community Corporation meeting minutes from the October 28, 2025 Board of Trustees meeting. Upon motion duly made and seconded, the Board of Trustees unanimously;

RESOLVED: That the Brattleboro Development Community Corporation meeting minutes from the October 28, 2025 Board of Trustees meeting be, and hereby are, approved.

Mr. Grinold reviewed the purpose and framing of the quarterly report, which included updates on business visit tracking and business support activities conducted throughout the region. He highlighted emerging trends, loan representation, and recent professional development activities, including the Rural LISC seminar attended by Jennifer Stromsen and Anthony Toscano, IEDC training attended by Adam Grinold, Neil Goldberg, and Dani Delaini and EPA Brownfields training attended by Neil Goldberg. During this part of the presentation, Mr. K. Meyer arrived.

Mr. Grinold noted that performance continues to exceed expectations relative to the expectations of RDC outcomes across the state. He also reviewed the Regional Priority Project (RPP) process and the Comprehensive Economic Development Strategy (CEDS) process, explaining that staff first review submitted projects, followed by committee review. As a result, there are two lists; Regional

Development Projects to be Recommended for Funding Consideration by county and 2025 CEDS Vital Projects for both counties announced. He noted that the process will change next year, as the CEDS Vital Projects selection will be discontinued and only RPP projects will be selected by each county. A list of RPP projects were announced.

The 2026 Windham Regional Priority Projects List:

- Grace Cottage Family Health New Primary Care Clinic Building
- Rockingham Industrial Park Storm Water Planning, Design, Implementation
- Route 9 Water & Wastewater Infrastructure Expansion Project
- Bellows Falls Intermodal Transportation Center (BFITC)
- South Londonderry Village Wastewater System - Phase II
- Green Island Project - Great Falls Food Hub
- Vernon Homes Greenhouse Project
- WheelPad
- Brattleboro Technology & Industrial Park
- Renovation Project for the Old School Community Center

Ms. John then presented the next agenda item concerning two additional members who requested to convert their BDCC membership to CORP membership: Peter Richards and Wendy Harrison. Upon motion duly made and seconded, the Board unanimously

RESOLVED: That Wendy Harrison and Peter Richards be, and hereby are, accepted and approved as members of the Brattleboro Development Community Corporation.

Ms. Delaini reminded those in attendance who had not yet completed their conflict of interest forms to please do so.

Under Other Business, it was noted that Stephan Morse submitted his resignation. Upon motion duly made and seconded, the Board unanimously

RESOLVED: That the resignation of Stephan Morse be, and hereby is, accepted, with thanks for his service to the organization.

There being no further business, the meeting was adjourned at 7:50 a.m.

A true record

ATTEST: Danielle Delaini

Danielle Delaini ; Assistant Director and Head of Business Acceleration  
Brattleboro Development Credit Corporation