

RIDGEFIELD AFFORDABLE HOUSING COMMITTEE MEETING MINUTES

September 23, 2026 at 7:00pm

Town Hall Small Conference Room
400 Main Street, Ridgefield, Connecticut

Please note: these minutes are not verbatim.

ATTENDEES: Present: Debra Franceschini-Gatje (Chair), Lori Mazzola (Vice Chair), Sharon Coleman, Sheryl Knapp, Tim Vilinskis, and Krista Willett.

Absent: Andrea Beebe, Kevin Brown, Kent Rohrer

The meeting was called to order at 7:02 PM.

AGENDA

1. Public Comment
2. Presentation by Samuel Turok
3. New Business
4. Public Comment-3 minutes per speaker

1. Public Comment: NONE

2. Discussion Items:

- a) RHS student Samuel Turok shared his presentation titled "Price of Proximity," based on a research paper he prepared for publication. A key conclusion was that economics alone can't address the housing crisis; government policies are required.
- b) New Business:
 1. Debra reported that a meeting has been scheduled with representatives from St. Stephen's Church for November 15th to discuss types of affordable housing and local community need.
 2. Tim reported that the Office of Policy and Management tasked with coming up with housing growth figures to assign to all the COGS, by the end of the year. The COGS would then come up with a needs assessment by June of 2027. Once the numbers are generated, the respective towns either agree to it or come up with their own numbers/plans, to be due in 2029. we can communicate with WestCOG regarding these numbers

3. Public Comment: Coco Baron, 51 Prospect Ridge: many residents need affordable housing, especially Seniors. Issues have surfaced with units in her complex – including a lack of laundry rooms or sufficient parking, maintenance issues with the grounds, and consistent heating.

4. Next meeting: The next Regular meeting is scheduled for January 20, 2027.

5. Adjournment: Debra moved to *adjourn*; Sharon seconded, and the Committee voted unanimously to adjourn. Meeting adjourned at 8:32 PM.

Prepared by Sheryl Knapp, Secretary