

Housing Trust Meeting Minutes

November 10, 2010

Meeting called to order at 7:30 by Bryan Clancy. Warren Chamberlain, Michael Stepansky, Greg Carey, Will McColl, Karen McManamon, Bryan Clancy in attendance.

- 1) Bryan Clancy recapped Town Meeting vote to approved Housing Trust's request to CPC for \$205,000.
- 2) The group discussed the steps first steps of implementing the dispersed housing plan. Bryan Clancy stated that in order to move forward with a plan we would have to get our program approved by DHCD.
- 3) Approval requires that we make application to DHCD which is involved. Bryan Clancy had downloaded the application and taken a look through it prior to the meeting. It is clear that we will need the housing coordinator to be funded in the \$205,000 request approved by CPC in order apply in a timely fashion.
- 4) We discussed whether we should hire a consultant or an employee. It was decided that we should consult with a housing consultant like Beth Rust or Jennifer Goldson to help us with this process. Bryan Clancy will ask Beth or Jennifer to come and speak to us about staffing and program implementation.
- 5) Will McColl will ask for Beth Rust's job description.
- 6) Bryan Clancy will email around the DHCD application. Michael Stepansky may reach out to Janice Lesniak about the program to gain more specifics.
- 7) There were questions including what qualifies as a DHCD unit in terms of code/good repair. Michael Stepansky will ask Janice if he can reach her.
- 8) The specifics of the program need to be developed. We discussed but did not decide upon the flexibility of the program in terms of subsidy versus other assistance that may be necessary for a prospective homeowner. At a minimum it was determined that the subsidy should at get potential homeowners into a broad range of houses/choices.
- 9) Bryan Clancy will ask Diane McDermott to look into what is required to form a municipal housing development corporation that could participate in developments in return for lending its non-profit status.
- 10) Bryan Clancy presented a proposed joint letter from the Housing Committee and the Housing Trust regarding the status and importance of resolving the Andrews School matter before the Land Court. It was unanimously voted to authorize Clancy to sign the letter.
- 11) Bryan Clancy brought up the desire of the Housing Committee to perhaps become a subcommittee of the Trust. Will McColl mentioned potential issues regarding specific powers and obligations of the Housing Committee. How would appointments be made? Does the Trust have the power to have a subcommittee? Would the committee have to be dissolved and then repopulated by the Housing Trust or Selectmen under the Housing Trust? Bryan Clancy agreed to ask Diane McDermott about our document and to reach out to the Housing Committee and Paul LeBeau about their formation etc.

- 12) Warren mentioned that there was a meeting of the Concord Coalition on Wednesday November 17 at the Federal Reserve if anyone wanted to attend. Warren was planning on it.
- 13) Warren (Greg?) mentioned the availability of a rural grants program that may be applicable to Holliston.
- 14) The group decided to plan a meeting for December 8 at 7:30 if we could get a consultant at that time to come and speak to us. Bryan Clancy to follow up with specifics.
- 15) Meeting adjourned at 8:45 pm.