

# Lenox Affordable Housing Committee

February 25, 2008

## Minutes

Members present: Dave Klausmeyer (DK), Chair, Theresa Ahrens (TA), Olga Weiss (OW), Roscoe Sandlin (RS) and Kate McNulty-Vaughan (KMV).

Jo Anne Magee (JM) and Debbie Burke (DB) are absent with notification.

Also in attendance: Mary Albertson (MA), Town Planner.

DK opened the meeting at 5:15 PM. He asked that the approval of the minutes be added as agenda item 1 on future agendas. He suggested that the committee review the minutes of the February 11 meeting. He asked that "Kimberly Clark" be revised to Schweitzer-Mauduit formerly Kimberly Clark. Discussion ensued regarding potential housing opportunities in Lee and the need to work regionally on affordable housing. MA will check with the Assessor's Office to determine if any of the Schweitzer-Mauduit facility is located in Lenox. She will also contact Rich Vinette – Lee CDC @ 243-5528 regarding regional affordable housing opportunities. KMV suggested that it be noted that she arrived at 5:55 PM and she again apologized for being late to the last meeting. OW made a motion to approve the minutes with corrections as noted above and seconded by TA. All members voted in the affirmative.

Members discussed the Planned Production Plan. Discussion ensued regarding the need to work as a region to solve the affordable housing problems. MA suggested that this is a good strategy to include in the Planned Production Plan but units outside Lenox will not count toward the required 10%.

Members discussed the census information on seasonal housing units and reviewed the numbers listed on the state affordable housing list. It appears that the state is using the correct number that accurately reflects a discount for seasonal housing units.

Discussion ensued regarding the need to educate the public on the concept of affordable housing. Members suggested that affordable housing is work-force housing. The current income guidelines suggest that \$45,500 is considered the affordable median income.

RS and OW gave an update on CPC recommendations regarding affordable housing. DK asked if the Affordable Housing Committee should be an advocate for affordable housing at Aspinwell. RS noted that the CPC elected to not fund the project because of a pending Conservation Commission appeal. The CPC did not want to fund a project that is in conflict with another town board. If the wetland issues are resolved – Aspinwell is probably an ideal location for affordable units. The Affordable Housing Committee should invite the property owner, David Case, to a future meeting to discuss his plan for affordable housing. The committee should wait to schedule the meeting until the wetland issue is decided by DEP. MA will follow this project and invite David Case to a meeting when there is a conclusive answer on the wetland matter. Members asked the MA notify

the chairs of the Conservation Commission and ZBA when there is a date for Mr. Case's meeting with the committee.

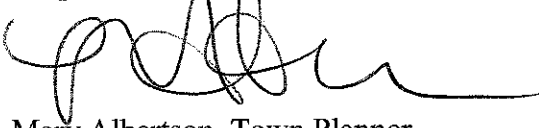
The committee also talked about reaching out to the development community to encourage affordable housing. RS and MA suggested that Phil Heller and Rob Hoogs handle a majority of the projects in Lenox and we should invite them to attend a meeting. This is a pro-active and positive approach to encouraging affordable housing. RS and MA will work on this task.

MA informed the committee that Stuart Beckley or his assistant Amy Petrone will be at the next meeting to discuss the Planned Production Plan. Stuart is our Peer consultant from the Peer to Peer Program. He suggested that the group review a few additional examples and MA distributed copies Planned Production Plans for Truro, Falmouth & Wrentham.

Discussion ensued regarding preparation of the final Planned Production Plan document. The committee is still on target to complete the plan by June 2008.

Meeting adjourned at 6:45 PM

Respectfully Submitted,

A handwritten signature in black ink, appearing to read 'Mary Albertson', written over a horizontal line.

Mary Albertson, Town Planner

Approved: 3/10/08