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K. Darling, ASST

ORLEANS TOWN CLERK

From: Judith Hunt <jhunt33@comcast.net>

Subject: **Minutes- April 10, 2012**

Date: April 21, 2012 9:43:56 AM EDT

To: Judy Hunt <jhunt33@comcast.net>, George Meservey <gmeservey@town.orleans.ma.us>, Erica Parra <frparra@comcast.net>, Jon Holt <bholt001@msn.com>, Margie Fulcher <margie.fulcher@verizon.net>, Jane Hinckley <janehinckley@comcast.net>, Susan Sasso <susansasso@hotmail.com>, sue Meyers <meyers60@comcast.net>, C May <cmay@town.orleans.ma.us>, Town of Orleans <commail@town.orleans.ma.us>, Freddie Fitzgerald <freddiecapecod@earthlink.net>, "k. Darling" <kdarling@town.orleans.ma.us>

AFFORDABLE HOUSING COMMITTEE
ORLEANS TOWN HALL
APRIL 10, 2012

Present: Jane Hinckley, Jon Holt, Judy Hunt, F. Fitzgerald,
Others present: George Meservey, Barbara Quinn, Vicky Goldsmith

1. CALL TO ORDER : Jon called the meeting to order at 1:30 pm.

2. THE MINUTES : Minutes were approved with one correction. Freddy mentioned that in our discussion regarding the 16 units mentioned for the Cape Cod Village, that we should not consider those 16 units, should they be built in Orleans, as really meeting our goals of affordable housing. Our goal is to make affordable housing available to Orleans citizens. We will discuss this at the next meeting.

3. SPEAKER:

Vicky Goldsmith brought us up to date on the progress of the Namskaket property. Her recommendation was that the configuration of the houses should be 2 two bedroom and 3 three bedrooms homes. She said that should the May 7th town meeting vote have a positive outcome, then we should be prepared to sign a local initiative by May 16th. It will then be submitted to DHCD. After approval by the town meeting, Habitat will begin the permitting process which will include an application for a comprehensive permit from our Zoning Board of Appeals, as allowed under MGL 40B. The 40B application will allow the applicant to do "one stop shopping" and it is the only regulation approval required. It is expected that after the 40B permit, the marketing aspect of the process will begin which can take up to 5 months. She did say that Orleans residents will have preferred status. The criteria will be 1. reside in town, 2. employed in town or children attend public schools. 3 out of the 5 houses will go to locals.

4. OLD BUSINESS: The Zoning Board Appeal will transfer the comprehensive permit from *South side* Seaside to HECH. It was suggested that we send a letter to FOAH when the marketing starts asking them if they know any one who might be interested.

MEETING ADJOURNED AT 2:20 pm.

Respectfully submitted,

Judith N. Hunt , Secretary

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JNH*