

TOWN OF STOW
STOW MUNICIPAL AFFORDABLE HOUSING TRUST (SMAHT)

Minutes of the March 27, 2013 SMAHT meeting.

SMAHT members: Mike Kopczynski, Quince Papanastassiou, Trish Settles, Laura Spear

1. Call to order

The meeting was called to order at 8:03 PM.

2. Trustee reports

Mike is meeting this week with Linda Cornell in the Union Church parking lot to talk about 323 Great Road.

The Community Preservation Committee (CPC) would like to meet with SMAHT at its April 22 meeting about the deed restriction program. Mike spoke with Kathy Sferra, a member of CPC. There is interest in restarting the program even if it does not yield SHI units. The funding was approved at Town Meeting with the understanding that they would be SHI units. We would probably need to go back to Town Meeting to reset expectations.

3. Funds for Town portion of Pilot Grove II closing costs

Town Counsel did not know the actual costs but estimated that it may be around \$2000. We had discussed this in the past and were favorable. Now we need to officially vote in favor. Trish made the motion to cover the closing costs for the Pilot Grove II, not to exceed \$4000, Quince seconded, and it was unanimously approved.

4. Review schedule/requirements for potential ATM warrant articles

Parcel control articles: The Trust reviewed the latest draft articles from Town Counsel. The Town Administrator had already approved them. Mike needs to plug in the actual acreage for the first two articles in regards to the municipally owned parcels. Also added was reversionary language with care, custody, and control to SMAHT with the ability to convey. Trish moved that the first two articles be approved for submission to the Town Warrant, pursuant to Board of Selectmen authorization and with the addition of the appropriate acreage. Quince seconded. The motion was approved unanimously.

Funding MAGIC housing services articles: The third article is to fund the regional housing services for monitoring our certified affordable housing. SMAHT would have the control to monitor the work and oversee the expenses. Members discussed the name of the Hudson entity that would actually be the hosting and service community. Town Counsel needs to sign off on all warrant articles, so he can confirm the legal entity at that time if it differs from the proposed language. Trish moved that the article be approved for submission to the Town Warrant, pursuant to Board of Selectmen authorization. Quince seconded. The motion was approved unanimously.

We will need to do some public education and be prepared to answer public questions. Today was also the deadline for responses from the town boards and committees about the municipal

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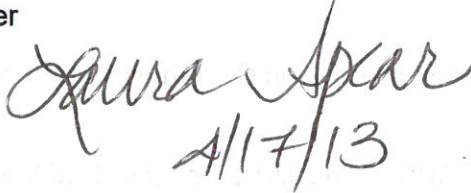
parcels. Input and feedback will be collected and presented at the next Board of Selectmen's meeting. The Board of Selectmen administrator said that the Selectmen did not need additional information to make a decision.

5. Adjourn

Quince moved to adjourn, and Trish seconded. The vote was unanimous in favor. The SMAHT meeting adjourned at 8:29 PM.

Respectfully submitted,

Laura Spear
SMAHT member



Laura Spear
4/17/13

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