

Wareham Affordable Housing Trust

Minutes for October 11, 2012

Members Present: Sandy Slavin (chair), Stephen Sooy, Brenda Eckstrom, Peter Teitelbaum, Deborah Pfnister

Guest: Bob Minichelli

Meeting opened at 2:03

Mr. Minichelli in to discuss his 501c3, Community Development and Mortgage Alliance Corp (CDMAC) and 2 possible projects in Wareham.

First project is off of Barker Rd and would consist of 4 affordable units for approx.. \$160,000 and 4 market rate units in the \$240,000 to \$250,000 range. They are looking for a \$200,000 subsidy (\$100,000 from AHT and \$100,000 from CPA funds). Cost of the road would be approx.. \$280,000.

Second project is off Swifts Beach Rd and would be a 55 and over community. The project would be a phased project with multiple buildings. Several units will be retained for affordable rentals. They are only looking for support for this project, not asking for any funds.

Review and approval of 8/9/12 meeting minutes – passed 3-1-1 (Stephen abstained, Brenda voted in opposition)

Review of 9/13/12 meeting minutes – to be resubmitted after corrections

Westfield – BOS to submit a report to Town Meeting

361 Main St – Atty. Witten to contact DHCD to remind them to add units to the SHI list.

Planned Production Program – Karen Sunnarborg can meet on November 8 at 2:00 for public hearing with regular board meeting to follow. Brenda Sampson will send out notice and it will also be announced at the BOS meeting. Plan will be posted on the web with one hard copy to be kept with Town for viewing. After hear AHT will submit plan to BOS.

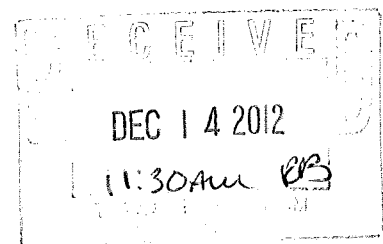
9 Camp St and 17 Depot St – Brenda sent LAU. Peter to contact counsel regarding LAU to see if we can get approval prior to them being built.

Deed restrictions – Peter to get legal opinion in writing on whether the AHT can hold a deed restriction.

Mobile Home Study – No intern available. Peter found the old Mobile Home Study.

Meeting adjourned at 3:33

12/13/12
approved 3-0-0
SS Slavin



Wareham Affordable Housing Trust

Minutes for September 13, 2012

Members Present: Sandy Slavin (chair), Stephen Sooy, Brenda Eckstrom, Peter Teitelbaum

Guest: Steve Beauchemin

Meeting opened at 2:08

Mr. Beauchemin in to discuss 17 Depot St and his desire to rehab a two family with two two bedroom units and to deed restrict for affordable rentals. Discussed the possibility of the AHT providing some level of funding for the rehab in return for an affordable deed restriction. A local action initiative would need to be approved by the Selectmen. Brenda to forward Mr. Beauchemin a LAI application.

Review and approval of 6/7/12 meeting minutes – passed 3-0-1 (Brenda abstained)

Review and approval of 7/12/12 meeting minutes – passed 4-0-0

Westfield – No response to RFP – Selectmen discussing next steps. Discussion regarding possible RFP changes.

361 Main St – Atty. Witten last worked on 8 months ago. Peter to follow up with Mary Scassiotti to find out the status.

Discussion regarding the housing production plan. Power point presentation to planning board was held in August with no major questions. A public meeting will be held as soon as we are able to schedule with Karen Sunnarborg.

Peter to contact Town Counsel regarding the AHT holding a deed restriction.

2 Beach St Ext – Town is no longer litigating.

SHI List – Peter to attempt to get a list with complete addresses

Mobile Home study – Intern needs a scope of work

Meeting adjourned at 3:52

12/13/12
approved 3-0-0
SS Slavin

