

## COMMUNITY PRESERVATION COMMITTEE

January 19, 2011

**Present:** Nancy Miller, Chair, Anne Marie Brooks, Angela Dunham, Donald Hall, Sherbie Worthen

**Absent:** George Barrett, Sandy Slavin

**Guests:** Carl Nagy-Koechlin, South Shore Housing, Andre White, Community Builders, Pam Sequeira, Wareham Housing Authority

**Approval of Minutes** – Nancy Miller made a motion to approve the December 8, 2010 Minutes. Donald Hall seconded. Miller asked to amend minutes by removing reference to Tremont Nail Report. Donald Hall moved approval, Angela Dunham seconded. Vote: 5-0-0

### **Project Reviews -**

**South Shore Housing** - request for \$100,000 to upgrade affordable family apartments at Depot Crossing. Carl Nagy-Koechlin described the housing complex now jointly owned by South Shore Housing and Community Builders. There are 24 state rental subsidies and 8 new Section 8 rentals, all 2 bedroom, 3 handicapped units, majority Wareham residents, administered by the Wareham Housing Authority. All funding sources are committed to affordable housing. Hall Keane property managers have been hired because of past problems with screening occupants. The project was denied funding by CEDA because of CEDA's shortage of funds. Miller noted that CPC would probably reduce the requested amount to \$50,000. This amount would still indicate town support and allow the project to leverage additional funds.

**Agawam Village** - Pam Sequeira, Wareham Housing Authority (WHA) distributed the new formula funding from the State showing entire plan for refurbishing, not rebuilding the 40 apartments at Agawam Village and providing new boilers for Redwood Terrace. The formula funding of \$550,000 over three years is very specific. Some of the upgrades include new doors for more light and safety; window sashes; re-shingling with cedar starting nearest to Rte 6; 2 cement stairs for each building.

Sequeira said she would like to return the \$50,000 that CPC had allocated earlier for a consultant and use the same amount for the Agawam upgrades. Miller expressed interest in CPC being project specific, possibly purchasing all the doors in bulk. She said CPC would discuss possibilities with CEDA.

Miller asked for a motion to allow the WHA to alter their proposal to meet the new state formula funding of rehab v. new building. Hall moved, Anne Marie Brooks seconded. Vote 5-0-0

**Hold 'Em Realty** - will be attending Feb 9<sup>th</sup> meeting. Miller said proposal would be reduced from 3 to 2 rehabs of foreclosed properties.

**Dates** - March 11, 2011 last date to submit warrant articles for spring town meeting.

March 24<sup>th</sup> - OPL Candidates Night

**Possible Housing Speaker** - The Community Preservation Coalition has recommended Shelly Goehring, a knowledgeable speaker and advocate from the MA Affordable Housing Alliance. Miller will set up a meeting.

**Motion to Adjourn** - Hall moved, Dunham seconded. Meeting adjourned 8:45pm.

*Respectfully submitted by Sherbie Worthen, clerk, Community Preservation Committee*

*Sherbie Worthen 3/30/11*

