

WAYLAND HOUSING AUTHORITY
Board of Commissioners Meeting
November 4, 2009
Cochituate Village Apartments, Wayland, MA

Regular Meeting Minutes

Present: Commissioners M. Antes, Russell Ashton, B. Francis, C. Raskin
Executive Director B. Boggia
Absent: S. Weinstein
Others Present: Joseph Nolan, Thomas Fay, Wayland Board of Selectmen

Chairman Antes convened the meeting at 5:05 p.m.

Public Comment

There no public comment.

Town Center

J. Nolan commended the WHA on its vote to support the Town Center warrant article. The article will exchange 22 units of affordable housing at the condominium complex for 12 one-bedroom affordable housing units over the commercial development and a cash gift to the Town. There is a concern about the quality of housing given that they are one-bedroom units and that they are over commercial buildings. The Board reiterated its request that half of the affordable housing units be made available to the WHA Section 8 program. The WHA would also like to qualify the applicants for all affordable housing units. The WHA would like to formalize the inclusion of the WHA Section 8 program requirement in the affordable housing units. J. Nolan indicated that the Board of Selectmen would need to discuss this. It was noted that the Town Planner will try to open the permit to include more housing should the warrant article pass.

Affordable Housing Trust

There was a discussion of the Affordable Housing Trust and how it operates. J. Nolan indicated that if the Affordable Housing Trust article does not pass at Town Meeting, the Town Center cash gift would not go into the Town's general fund. The funds will be placed in the existing Affordable Housing Fund for housing purposes only.

Doran Road

J. Nolan discussed the Doran Road affordable housing, open space, and wastewater treatment study. Mr. Nolan was emphatic that the neighbors should not expect that the site will stay the way it is forever. Mr. Nolan suggested another meeting with the neighbors at the site to help clear-up some misconceptions.

Bent Park Federalization

R. Ashton moved to confirm that the WHA seeks to submit an application for Conventional Development of Federal Public Housing with rehabilitation, authorize the submission of an application and that Brian Boggia is authorized to submit an application for Conventional Development of Federal Public Housing with Rehabilitation for the property located at Bent Avenue, Wayland, MA and was seconded by C. Raskin. Vote: 4-0-0 (2009-101)

B. Francis moved to enter into a Cooperation Agreement with the Town of Wayland and HUD to include the units at Bent Park in the federal portfolio and was seconded by C. Raskin. Vote: 4-0-0 (2009-102)

Adjourn

R. Ashton moved to adjourn the meeting and was seconded by B. Francis. Vote: 4-0-0 (2009-103)

M. Antes adjourned the meeting at 6:15 PM.

Attested: _____
Brian E. Boggia, Secretary to the Board