

AFFORDABLE HOUSING TRUST
*** MINUTES ***
March 26, 2019

6:00 p.m. A meeting of the Needham Affordable Housing Trust was convened by Board of Selectmen Chair Daniel Matthews at the Needham Town Hall. Present were Mr. John Bulian, Mr. Moe Handel, Mr. Matthew Borrelli, Ms. Marianne Cooley, Town Manager Kate Fitzpatrick, Housing Trust Member Avery Newton, Director of Planning & Community Development Lee Newman, and Community Housing Coordinator Karen Sunnarborg.

Welcome – The Board welcomed new Trustee Avery Newton.

Status of Fund – Ms. Sunnarborg reported that there is \$8,717 in the fund, with an additional \$7,200 expected in FY2019.

Small Repair Grant Program – The Trust members discussed a general framework for the policy assuming that funding is provided at Town Meeting. Board members asked Ms. Sunnarborg to explore ways to keep information on applicants confidential. The Board discussed whether repayment should be required, and whether the documents needed to be recorded. It was the consensus that neither topic should be included in the draft policy.

Other Housing Issues – Ms. Sunnarborg reported on the resale of one of the High Rock homes, including the application process and lottery. She reported on the status of the Demographic, Economic and Housing Report that she will update with new information from the McKibbon report. Ms. Sunnarborg noted that one of the units at Webster Green (now called Hamilton Highlands) is turning over, and the property owner is allowing the next affordable unit occupant to stay in her unit rather than having to move to a designated unit.

Ms. Sunnarborg noted that she was surprised to see a project eligibility letter from Mass. Housing Partnership instead of a LIP proposal on 1180 Great Plain Avenue. She said that the developers do not want to include three-bedroom units, and DHCD's legal counsel reportedly would not allow the project to be a LIP based on DHCD regulations. She said that the Town has 30 days after the site visit to provide comments. She said that the developer has said that he will not proceed without the express approval of the Select Board. Trustees discussed the project, the 25% affordability requirement, the density of the project, and whether the project is fulfilling a need.

6:40 p.m. **Mr. Bulian moved that the meeting be adjourned. Mr. Handel seconded the motion. Unanimous: 7-0.**