

**May 12, 2015**  
**West Tisbury Affordable Housing Committee**  
**Minutes**

**Present:** Joanne Scott, Mike Colaneri, Glenn Hearn, Henry Geller and Vickie Thurber

**Absent with Regrets:** Ernie Mendenhall and Larry Schubert

**Also Present:** Rhonda Conley, Susan Feller, Michael Holtham and Farley Peddler

Mike made a motion, seconded by Glenn to accept the 3/24/15 minutes as written.

**VOTE 3 YES 0 NO 1 ABSTAIN**

**Invoices**

**Postponed till next meeting.**

**Announcements and Correspondence**

There were several inquiries to Rhonda about affordable housing lots. Leslie Hurd inquired about sectioning off her guest house as an affordable home and was sent the information about creating a lot. Maria Luck who owns a substandard lot wished to know how she may sell the lot. Rhonda explained that the maximum sale price for such a lot is \$50,000.00 and it must be sold to a qualified affordable housing recipient. Ms. Luck believes that figure is too low as her assessed property value is higher. Rhonda also told her she should check into property abatement. The committee discussed the set price but do not wish to increase the possible sale price of affordable housing lots. ***Glenn made a motion, seconded by Mike that a letter is sent to Ms. Luck offering to buy the land for \$50,000.00.***

**VOTE 4 YES 0 NO 1 ABSTAIN**

**New Business**

**Conservation Land:** Farley Peddler discussed with the committee town owned conservation land off of Great Plains Rd. and the possible development of it. He stated he could get access over Great Plains Rd. and power through Michael Jampel and Baumrin for \$10,000.00 per lot. It consists of approx. 8 1/2 acres. Several members did not believe the AHC should be involved with developing any more land near the Stoney Hill subdivision per a verbal agreement with their association. Others brought up the long process to change the conservation restrictions and land court titling.

**Accessory Apartments:** As the Planning Board wishes to meet and discuss the accessory apartments in town and how they are monitored for compliance Rhonda gave the committee the forms used by DCRHA for review. Vickie made several suggestions for the survey form

- 1. Add family member's name and relation**
- 2. Name of present renter and as to whether same as previous year or new**
- 3. Give DCRHA the right to verify apartments declared unoccupied are empty**
- 4. Occupancy permit not issued explained.**
- 5. Perjury penalty included on affidavit.**

Rhonda will include these into the forms for the Planning Board discussion.

**Ongoing Business**

**Fire Station Lot:** Rhonda being unable to make contact with Leedara, Mike took on the task. Mike was able to speak to Leedara and got her verbal commitment. He stated she believes she can do the RFP paper work for under \$5,000.00. Mike presented the new building site plan with new locations. He met with the ZBA who are enthused with the plan.

Mike asked permission to discuss with Leedara the RFP draft. The committee agreed he may discuss any of the issues of the RFP that have been settled and agreed by the committee.

Mr. Holtman, Fire Station Lot abutter requested that trees be left for a buffer between the properties and screening. Joanne assured him that this was the AHC's desire as well.

### **Reappointments and Elections**

Rhonda informed everyone it was reappointment time and to contact their boards for reappointment or replacement. She also will inform the various boards of reappointments. Everyone stated they wish to continue.

Vickie announced she is stepping down from the IHT board and asked if anyone is interested in taking her place.

Julie resigned as an at large member from the AHC. Rhonda will inform Jen about advertising and place on bulletin board downstairs.

Nominations: Mike nominated Glenn for Chair. He declined.

Vickie nominated Joanne for chair.

***Vickie made a motion seconded by Mike that Joanne Scott be chair of the AHC for another year.***

**VOTE 4 YES 0 NO 1 ABSTAIN**

**Dowd Refinance:** Nothing from Dowd or CHAPA.

**Welles Property:** Mike spoke with the Welles and are willing to sell but are away for a month. Figures Mike has on value of similar properties he says are \$500-600, 00. Vickie is working out a deal that involves the owner's daughter and living facilities. Mike stated that the Historical committee will be okay with the removal of the buildings as long as the new design fits into the historical look.

Joanne still has issues with the driveway and danger of crossing. She suggested that if purchased there may be a way to access the property through the Library parking lot. Susan Feller asked about a path extending from the Mill Pond up through the Welles property to the library property. Glenn stated that the bike path committee is working on some sort of path system near the Mill Pond.

**Map 8 Lot 30:** Rhonda received from Kathy Logue information on a 4 acre property that may be a short sale as the heirs are just recently found and have large back taxes to pay. The committee briefly looked at the map and suggested Rhonda pass the information onto IHT.

Adjourned at 8:30PM

**The next meeting is May 26, 2015 at 7PM in Town Hall 2<sup>nd</sup> floor conference rm.**

**The next Affordable Housing Trust meeting is May 26, 2015 at 7:15 pm in the 2<sup>nd</sup> floor conference rm.**

Respectfully submitted by Rhonda Conley