

**April 26, 2022**  
**West Tisbury Affordable Housing Committee**  
**Minutes**

**Present:** Mike Colaneri, Jeffrey Dubard, Ted Jochsberger, James Klingensmith, Larry Schubert, Susan Silk and Rise Terney

**Also Present:** Rhonda Conley, Alex Zaida and members of public

Dubard made a motion seconded by Schubert to accept the 3-22-2022 minutes as written.

**VOTE 7 YES 0 NO**

**INVOICES**

**Town Counsel:** Conley presented invoices for \$1,003.00 from town counsel. ***Terney made a motion seconded by Jochsberger to recommend to the Trust to pay invoice totaling \$1,003.00 for legal expenses (CoHousing and 15 Rock Pond Rd. and School Lot inquiry) VOTE 7 YES 0 NO***

**ONGOING BUSINESS**

**401 State Road:** Waiting for RFP responses, opening and review.

**16 Old Courthouse Road:** Colaneri stated that there will be a delay in the lottery till the first part of June. He also said that the plaque is ready and waiting for the permission to find a stone or such to mount it. The members agreed to Colaneri proceeding with the plaque.

**15 Rock Pond Road:** Colaneri reported that town counsel and CoHousing attorney have agreed on the property sale. The tenants shall not be displaced but given time to relocate.

Conley reported that DCRHA has set the resale price at \$255,000.00. This price is set for a family making up to 80% of median income.

**197 Charles Neck Way:** Colaneri reported on the deed restriction of a fixed rate mortgage and no reverse mortgage. He asked that Conley send the owners the information on TRI loans.

**Red Arrow Development:** Conley reported that the Planning Board has sent the developer (South Mountain) back to the Martha's Vineyard Commission. Dubard said that the developer has proposed adding bedrooms to the homes he wishes to build. The lot for the development would be bought from CoHousing.

**NEW BUSINESS**

**Priester Pond:** Colaneri explained that this development was a subdivision requested in 1988. The Martha's Vineyard Commission (MVC) decision required the subdivision have an affordable housing component. DCRHA received a lot which they sold in 1992 to George Szakacs. An affordable house was never built and the subdivision developer now wishes to remove the affordable housing restriction decision on this lot.

***Schubert made a motion seconded by Klingensmith to ask town counsel to look into the affordable housing provision. VOTE 7 YES 0 NO***

**Covenant:** Colaneri said that there was a request that the affordable housing deed rider have language allowing the surviving spouse to inherit without having to income qualify upon the death of spouse as long as it remains the primary home of the survivor and new covenant is signed. ***Dubard made a motion seconded by Klingensmith to allow the remaining spouse to hold onto the property without income qualifying.***

**VOTE 6 YES ON 1 ABSTAIN**

**New Members:** Dubard stated that he has had several conversations with others interested in serving on the Affordable Housing Committee. He and Klingensmith request that Conley invite them to attend the next meeting. Conley stated that at present an alternate position is the only opening.

**Accessory Apartment:** Conley stated she had received a request that the accessory apartment bylaw be revisited. The inquirer is looking to raise the rental rates up to 140% of median income. The committee was not in agreement with this move. After a back and forth of the issue it was tabled until next meeting and Conley collects more information.

**Land Bank:** Dubard reported he has approached the Land Bank about a member of the town affordable housing committee being a member of the Land Bank.

Adjourned at 7:50 PM

Approved May 24, 2022

**The next meeting will be May 10, 2022 at 6:45 PM via zoom.**

**The next Affordable Housing Trust meeting will be May 10, 2022 via zoom.**