

June 22,2021
West Tisbury Affordable Housing Committee
Minutes

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

Absent with Regrets: Susan Silk

Also Present: Rhonda Conley

Terney made a motion seconded by Jochsberger to accept the minutes of 6/22/2021 as written.

Vote 6 YES 0 NO 1 ABSTAIN

INVOICES

None. No word from Fin Com about extending further funds for legal fees pertaining to covenant revisions.

ONGOING BUSINESS

401 State Rd.: Colaneri spoke to Vineyard Land Survey about time line of survey and bounding of the property. It may be up to 10 weeks before done. Terney asked about other issues (well, septic and access. Colaneri said first need the survey. He also stated that Kent Healy believes can have a road access entrance and exit.

Terney asked about the number of apartments. As to number of apartments, Colaneri stated the number is based on bedrooms and not apartments. He believes it will allow for 12 bedrooms or less. He asked that the committee not focus on design until the survey is done and there is a plot plan. The plot plan will show building envelop, setbacks and access possibilities.

The questions as to preference was brought up to elderly, handicap or handicap visibility. Conley will check into elderly preference and the wait list Dukes County Regional Housing Authority keeps of islanders looking for rentals.

Dubard stated he has an architect friend that may help pro bono with designing. Terney would like to see a pavilion (community room/building) and other members agreed with her. She suggested that two designs be part of the design plans, one with a community building and one without such. Colaneri stated that access and the fire department requirements will affect the building set up. He also said there is a topography issue which will need to be addressed.

Colaneri offered to take the lead on the pre-development stage and keep the committee informed. Conley was asked to contact the previous consultant to see if she is available.

UPDATES

Covenant: Colaneri reminded the members that they voted to let legal counsel, Lew work out redline changes with David Vignaeult.

57 Rustling Oaks: Conley stated that after the last discussion with Phillipe Jordi pertaining to maximum resale price it was set lower. Conley informed him that there was a home association fee which he refigured into the maximum resale maximum and the new number is \$360,000.00.

Jordi feels it will take \$100,000.00 to make the repairs to the home.

16 Old Courthouse Rd.: Colaneri stated progress is going slowly.

89 Pin Oak Circle: No report

Community Preservation Committee (CPC): Conley stated she will have a draft of the eligibility application and final application for the members to review for the next meeting. Jochsberger asked that the committee go for another \$350,000.00. All agreed.

Welles Property: Colaneri spoke with one of the inheritors of the property. She wants AHC to come up with a plan for the property with an interest in a long-term housing security for a family member. The problem he said is that not all inheritors are on board to sell.

School Lot: Schubert stated he needs to call town counsel about the use of the property. Dubard stated he was willing to look into the possibilities for affordable housing. Conley will give him copies of the previous search of the property.

Housing Bank: Terney asked about the Bank workings. Dubard informed the committee there will be a Zoom meeting Sat. June 12th at 9:30 AM if anyone wished to attend.

Adjourned at 7:07 P.M.

The next Affordable Housing Committee meeting will be July 13, 2021 via Zoom at 6:30 PM

You may go to the town website to view the agenda and follow the link to the meeting.

Respectfully submitted by Rhonda Conley

APPROVED BY THE COMMITTEE JULY 13, 2021 BY UNANIMOUS VOTE