

Westport Affordable Housing Trust Virtual Meeting of June 30, 2021

Participants: Chair Liz Collins (LC), Ann Boxler (AB), BettyAnn Mullins (BM), Henry Lanier. Housing Specialist Leonardi Aray (LA), Recording Clerk Robert Barboza. Absent: Warren Messier, James Sabra, David West.

The meeting was called to order at 4:00 p.m. by the Chair, and commenced with the reading of the Governor's notice allowing remote participation meetings by public bodies.

1. The Chair led the meeting in the Pledge of Allegiance.
2. Minutes: The minutes of the May 26, 2021 meeting were reviewed. BM made a motion to approve the minutes as presented, seconded by AB. The motion passed on a 3-0-1 roll call vote: AB aye; BM aye; HL abstain; LC aye.
3. Meeting Schedule: The Chair reviewed the calendar of upcoming meetings: July 28, Sept. 22, Oct. 27; it was previously voted to cancel the Aug. 25 meeting.
4. Financial Report: LA presented a financial report dated 6/21/21 showing a balance of \$632,420.27 at the end of Fiscal Year 2021 after current expenses and committed funds were deducted. He suggested the need to start work on a new application to the Community Preservation Commission for CPA grant funds. BM made a motion to ratify the 6/16/21 CRE-HAB voucher for \$3,335.00 and approve the 6/23/21 staff voucher totaling \$3,088.00. The motion passed on a 4-0 roll call vote: AB aye; BM aye; HL aye; LC aye.
5. BBAHFH Update: LA reported that the Buzzards Bay Area Habitat for Humanity (BBAHFH) has filed the foundation permit application for the Sodom Road site, and will soon complete filing for the building permit. The Trust's attorney is drafting a deed in preparation for the transfer of ownership; LA noted the town permits must be in BBAHFH hands before transfer can take place. He noted that the Trust has committed about \$189,000 to support the project. BM made a motion to proceed to a closing to transfer the property to BBAHFH. Seconded by AB, the motion passed on a 4-0 roll call vote: AB aye; BM aye; HL aye; LC aye.
6. HAO Report: 1) LA reported that the planned closing for the HOPP #2001 home was postponed until July, with repair of the septic system still pending. He has spoken to the Board of Health about the property and learned that the installation of a well denitrification system has been ordered. 2) For CRE-HAB #1904, the new clean-up contract was funded by an earlier vote; they are working with the Board of Health through the town's septic system betterment program. LA will now develop the scope of work and begin obtaining estimates. LA reported that a new CRE-HAB application was received, but the home's assessed value (\$315K) was just over the value limit; he suggested it may be time to revise the assessed value limit in light of recent revaluation of town properties by Assessors. (3) Work completed for CRE-HAB #1903 includes bathroom repairs and roofing and gutter work; low water volume resulted in second driller attempting "hydro-fracking" to get a suitable water supply. A 10-year affordable housing restriction has been signed. 4) LA suggested that Trust members should begin working on a new application for Community Preservation Act funding, and the Chair agreed it should be on the next agenda, and will check on application deadlines. 5) The land acquisition program budget stands at \$200,000; (6) There is \$300,000 earmarked for the SEED Housing Program could also be allocated for land acquisition opportunities, LA noted.

7. The Chair declared there was no need for an Executive Session, so that agenda item was passed over.

With no other business on the agenda, AB made a motion to adjourn the meeting at 4:35 p.m.
Seconded by BM, the motion passed on a 4-0 roll call vote.

Minutes Approved: 7/28/21