

## Newburyport Affordable Housing Trust Meeting Minutes

Meeting Date: Thursday, October 20, 2016  
Meeting Location: Mayor's Office, City Hall  
Members in Attendance: Madeline Nash, Karen Wiener, Susanne Cameron, Mayor Holaday  
Members Absent: Judy Tymon  
Staff Present: Kate Newhall-Smith, Planner  
Minutes Taker: Kate Newhall-Smith  
Other's Present:

Wiener called the meeting to order at 6:30 p.m.

### **Trust Updates**

- Housing Resales: Smith reviews resales and new units coming online. Unit 16 at the Foundry is under agreement to an ineligible buyer for \$398,000. DHCD has estimated the recapture amount; the City will only receive approximately \$2,200.

The Trust would like to take a tour of the new units at the Towle project. Smith will arrange this once the units are complete. Nash suggests creating a media event around these units to promote affordable housing, how the City can work with private developers to achieve affordable housing goals, provide information regarding the lottery and the City's DPA program, etc.

### **Planning Office Updates**

- Brown School: Winter Street is still finalizing their feasibility study which will be used as the basis of the RFP. It is not clear to what extent affordable housing will be included in the program. Winter Street anticipates roughly 24-32 units, depending on size, etc. Other options are market rate, elderly housing, artist lofts and some combination of these. Mayor has requested that Smith work with Patty Moore on developing an RFP.
- Yacht Club Housing: Smith has not received an update from Mr. Pessina on the status of his project. He has indicated that he will attend a future Trust meeting to discuss an affordability component to his project prior to attending a Planning Board hearing for his VI-C Special Permit.
- Master Plan: Smith states that the City Council will receive a full draft of the Plan in their next packets. Presentations to the Council and PB and solicitation of comments from community-at-large to occur in the next few months.
- Hillside Center: YWCA is working with David Hall on the P&S for the lodging house parcel as well as construction contracts, and an agreement to allow the YW tenants to use the amenities at Hillside Center.
- One Boston Way: This project is being held up on an appeal from an abutter regarding private covenants on the lot (not the Smart Growth permit issued by the PB). Minco has indicated interest in beginning the permitting process for the other parcels located within the Smart Growth Overlay District.

### **Approval of Minutes**

- June 16, 2016: Wiener made a motion to approve, seconded by Nash. Motion passes (Wiener, Nash)
- July 14, 2016: Mayor made a motion to approve, seconded by Nash. Motion passes (Holaday, Nash, Cameron)

### **Next Meeting**

The Trust is next scheduled to meet on Thursday, November 17<sup>th</sup>. Smith states that Tracy Watson, the new Executive Director of the Housing Authority will be in attendance. They Mayor has offered her Office as a meeting space since there is a large public meeting on the design of the garage that evening in the auditorium.

Cameron makes a motion to adjourn, seconded by Nash. All in favor. Meeting adjourns at 7:50 p.m.