

Minutes of Joint Affordable Housing Committee of November 9, 2017
7:30 PM in the Municipal Building

Attendance:

Lisa Carroll	Present
Mark Cassella	Absent
Tom Donohoe	Absent
Nick Frascone	Present
Christina Griffin	Present
James Keaney	Absent
Bob Licht	Absent
Ira Lichtiger	Present
Arthur Riolo	Present
Andrew Smith	Present
Elise Smith	Absent
Sue Smith	Absent
Patty Speranza	Present

Eva Alligood, Planning Board	Absent
Rose Noonan, Housing Action Counsel	Present

Arthur Riolo called the meeting to order, and asked if there were any corrections or for a motion to approve the minutes of the last meeting.

Ira questioned the language about a workshop under the discussion for 190 Farragut, and Arthur suggested it should be changed to read: Rose asked about having a workshop for this project.

Ira Lichtiger made a motion to accept the minutes, Lisa Carroll seconded the motion. Motion passed.

190 Farragut

Arthur reported that the foundation and parging had been inspected by the Building Department. Footing drains were scheduled to be inspected the following Monday.

Arthur will post photos of the project on the website once the builders begin framing. Arthur has been visiting the site.

Rose advised that the change order for chipping rock was for approximately \$12,000 and a second change order for rock disposal was \$6,750.

The architect fee was originally \$21,000. Architect proposed an additional \$11,000 for rear egress redesign, additional inspections, and passage of time. Rose suggested limiting this change to \$7,500, and all agreed. There was an additional survey expense of \$1,200.

Jim should pay second half taxes and request reimbursement from County funds.

County funds are moving slowly. County will add Rose and Jim Keaney to notifications when funds are wired.

Financial Report

Jim Keaney provided Arthur with the HDFC's bank balance of \$4,900.

Jim also provided Housing Action Council with copies of all bank statements for preparation of a financial statement needed to renew our Directors and Officer's insurance.

Fund Raising

Patty passed around draft fundraising letter and said she would circulate last year's fundraising list for review.

Discussed doing a high school internship in the Spring for updating and promoting our website.

Patty will reach out to Lisa O'Reilly regarding staffing a table at the next event.

Ira will update meeting minutes on the website.

Miscellaneous

Rose described the structure of the workshop for affordable homeownership, scheduled for Saturday, November 11th at the Hastings Community Center. Arthur would open the workshop describing the Affordable Housing Committee. Terri Fleishman from Housing Action Council would discuss preparation for homeownership financing, and would also talk about the upcoming lottery for 190 Farragut.

Rose discussed the election of a new County Executive and possible impact on affordable housing. George Latimer promised to meet with Housing groups, and Rose will most certainly have a seat at the table. She discussed the past use of an urban county consortium of towns and cities as a mechanism to draw down federal funds, which disbanded because of the settlement of the federal lawsuit. Alternate to restarting such a consortium is the State process where each municipality would apply separately for State funds.

Ira stated that Mayor Swiderski mentioned the possibility of a property opportunity. Arthur and Lisa suggested the property in question was likely 3 Holly Place. Arthur advised the west side of Saw Mill River Road is Hastings and Hastings school district and the east side of Saw Mill River Road is Greenburg and Hastings schools. Arthur said the challenge for this property is that it is in a designated flood zone.

Ira will write a thank you letter commending David Hutson for his years of service on the committee.

Our next meeting will be December 14 at 7:30 PM.

Patty Speranza moved to adjourn the meeting, Ira Lichtiger seconded the motion.
The meeting was adjourned.