



**Town of Medway**  
**Affordable Housing Trust Fund**  
**Affordable Housing Committee**

**JOINT MEETING MINUTES**

May 9, 2018

76 Oakland Street

Medway, MA 02053

**Board Members:**

Ann Sherry, Chair

Judi LaPan

John Maguire

Present

✓

Absent

✓

Glenn Trindade

John Parlee

Present

✓

Absent

✓

**Committee Members**

Bob Ferrari, Chair

Michael Leone

Judi LaPan

✓

✓

✓

John Parlee

Sue Rorke

Alison Slack

✓

✓

✓

**Also Present:**

Douglas Havens, Community Housing Coordinator

Amy Sutherland, Recording Clerk

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Chairman Sherry opened the meeting for the Affordable Housing Trust at 6:45 pm.

Chairman Ferrari opened the meeting for the Affordable Housing Committee at 6:45 pm.

**Review of Minutes:**

**March 28, 2018:**

**Affordable Housing Trust:**

**On a motion made by John Parlee and seconded by, John Maguire the minutes from March 28, 2018.**

**Affordable Housing Committee:**

**On a motion made by Bob Ferrari and seconded by Sue Rorke, the minutes from March 28, 2018 were accepted with revisions.**

**Affordable Housing Trust & Affordable Housing Committee Annual Report:**

Doug Havens, Community Housing Coordinator and Chairman Sherry both worked on the Annual Report and has been submitted.

**2018 Meeting Schedule:**

The Affordable Trust and Committee discussed the 2018 meeting schedule. It was determined that the third Wednesday of the month will be the best time for all members.

**Town Election:**

- The town election will be held on May 15, 2018 at 7:00 pm.

**Annual Town Meeting:**

- The Annual Town Meeting will take place on Monday May 21, 2018 at 7:00 pm. Members would like a copy of the warrant.

**Millstone Pricing:**

The Committee and Trust are in receipt of the following:

- Memorandum dated April 18, 2018.

This document was prepared for the meeting with the Board of Selectmen which was held on April 2, 2018. The meeting was to discuss the pricing increase of the Millstone Affordable Units. It was explained that the changes to the regulatory agreement need the approval by all three signers which would include the developer, DHCD, and the municipality. The current unit rate price is \$203,500 which is for the Millstone Village's 2-bedroom condo price. A 16% increase in the MSP from (\$174,700 to \$203,500) disproportionally affects the Medway's lower income seniors who would struggle with the higher down payments which would be needed.

**Mass Housing Planning for Housing Production Program:**

The goal of the program is to get additional assistance to deliver new mixed income housing. The Town of Medway grant application has been submitted for \$60,000.

**DHCD – Housing Choice Designation Program:**

The town will be applying to the housing choice initiative which assists local governments to expand housing production by providing new grants, coordinating technical assistance across various housing agencies and promoting regulatory innovation.

**Cutler Street:**

There was discussion about the status of Cutler Street. The Board of Selectmen and CPC have also placed this on their agenda for discussion but there has been no correspondence of what they would recommend doing with this building. Some are interested in putting this as historic preservation, but the Historical Committee does not have this as a top priority site. A request for proposal would give credit points if this is considered preservation. This was the first high school and only remaining school in the Town of Medway. The Chairman was provided with a contact in the Town of Medfield, the planning coordinator who was going to forward our request for information to the appropriate contact. To date, the Chairman has received no response. For the purpose of Affordable Housing, the property can only be used as such and if it is used for something else, the money needs to be reimbursed.

### **Request to CPC for Operational Funding:**

- A budget will be prepared including possible legal fees.

### **Glen Brook:**

The Trust and Committee were informed that Jennifer Van Camden is currently talking with banks about possible funding to expand the Glen Brook project to add senior housing. There is no commitment of money needed at this time. The City of Cambridge has a program where seniors are matched with the younger generation on such things as community gardens, reading in the schools, tutoring, etc. It is called generational learning. This could be a beneficial program for the Town of Medway.

The new Director of Planning and Economic Development, Barbara St. Andre introduced herself to the Trust and Committee and encouraged them to seek her out if they need any assistance.

### **Finances:**

**On a motion made by John Maquire and seconded by John Parlee, the Trust voted unanimously to pay the following invoices:**

- W.B. Mason: \$112.49
- KP Law: \$300.00

### **Future Meeting:**

- The future meeting date will be June 20, 2018.

### **Adjourn:**

#### **Trust:**

**On a motion made by John Maquire and seconded by John Parlee, the Trust voted unanimously to adjourn the meeting at 8:15 pm.**

#### **Committee:**

**On a motion made by Bob Ferrari and seconded by Sue Rorke, the Trust voted unanimously to adjourn the meeting at 8:15 pm.**

Respectfully Submitted,

Amy Sutherland  
Recording Secretary

Initially Edited,  
Doug Havens  
Housing Coordinator