

WESTON AFFORDABLE TRUST MEETING MINUTES
WEDNESDAY, APRIL 10TH, 2019 8:00 AM WESTON TOWN HALL

Trustees: Sarah Rhatigan, Hugh Jones, Susan Haber, Michael Price, Kenneth Newberg, Tom Timko Associate member- Thalia Price RHSO member-Liz Valenta

Public Commenters- Elaine Forsythe, (resident) Jonathan Buchmann, David Hall, Steve Dazzo, (Hanover Company) Mignonne Murray (COA Director)

1. Public Comment- No public comment.
2. Approve meeting minutes- No meeting minutes for approval
3. 518 South Avenue- developer presentation by David Hall- points addressed
 - a) Is this a residential neighborhood or an “institutional neighborhood” with nearby stables, high school, seminary, justifying a large scale project although surrounded by a huge wooded buffer.
 - b) The building form described as a “wrap” with garage space hidden. Outdoor activities hidden in the inner courtyard (pool, bocce court, .and a tiny corner child play space.) 8000 sq ft club space to also include residential kitchen, fitness facility, home theater etc.
 - c) Dogs allowed
 - d) Building sidewalk within right of way to the High School
 - e) Access and Egress for Police, Fire and Ambulance
 - f) Traffic- if 16,000 cars a day, this would add 100 cars at morning peak and 120 in pm
- Units- 60-65%- 1 bedroom and studio less than 900 square feet
The HPP are for more 2-3 bedroom units- only 30% are 2 bedroom. There is also a potential HUD issue with children in a one bedroom unit. 60% ineligible for families-Is this a fair housing issue?
The density is out of scale with 27 1/2 units per acre and even at 200 units it is 20 per acre instead of the HPP 4 per acre.
There were also architectural concerns re the waste water treatment plant and open space easements for walking through the woods..
We intend to write a letter to the Selectmen with a challenge for 200 units max, and a bedroom mix that will serve a mixed community of families, seniors and singles.
It was a rather contentious meeting with a presenter unable to listen to our concerns and therefore unable to respond in an appropriate manner.
4. 0 Wellesley Street- working on Purchase and Sale Agreement- Potential Deed Issue
5. Town Position of Social Worker- Need for social services for all town residents. Beginning discussion with Mignonne Murray re Aging in Weston: A Community needs Assessment

Next meeting scheduled for April 24th at 7pm. Respectfully submitted-
Thalia Price, Clerk Pro Tem