

WESTON AFFORDABLE HOUSING TRUST
ZOOM MEETING
Monday, July 10, 2023

Minutes approved at meeting on September 6, 2023

Under current state law public bodies may continue holding hybrid and fully remote meetings, without a quorum of the public body physically present, as long as adequate, alternative access is provided. Information about how to join the fully remote hearing was included in the required Open Meeting Law posting.

Meeting started at 8:08 AM

Trustees present: Sarah Rhatigan, Susan Haber, Thomas Timko, Neil Levitt, Jonathan Schwartz. Michael Price, Buzzy Price logged in at 8:55 AM after internet problems.

Public comment: Peter Smokowski asked about home repair small grants program. He asked where he could reach out to ensure that funds earmarked for affordable housing are made available to the Housing Trust.

Presentation by Robert Parsekian, who purchased the former Sunrise property a year ago. It was built as a lodge in 1899 before town zoning. Currently each room is 300 square feet with a bathroom and kitchenette (no cooking). Deed restriction for congregate housing with only one kitchen in building expires after 2 years of non-use. His goal is to keep the exterior, move some walls around inside to create apartments. He's neutral about how to develop but wants to choose what's most likely to be approved quickly. Perhaps 55+ age-restricted apartments with 25% affordable? He's in outreach phase, hoping to build public support for multi-family at that site.

Minutes:

- Neil moved to approve minutes from June 12, 2023; seconded by Buzzy. Roll call vote approved 7-0-0.
- Neil moved to amend minutes from September 24, 2022 to fix typo with date as meeting actually was Wednesday, September 14; seconded by Tom. Roll call vote approved 7-0-0.

Warren Ave apartments: Sarah proposed selecting a representative from the Trust to work with property manager Monyette and with RHSO to manage items including (1) updating management agreement with Elderly Housing Committee; (2) updating tenant handbook; (3) articulating rent policy; (4) planning for capital improvements, process for tenant input, process for funding. Susan Haber will be the representative. Discussed possibilities for additional resources: climate resiliency funds, state housing funds. Discussed in-town experts to help with capital plan: Facilities Department, Permanent Municipal Building Committee.

Habitat project on Wellesley Street approved by ZBA on July 5! Next steps: finalize signatures on contract, after comprehensive permit is issued the Trust has 30 days to draft deed and close on the property, Trust transfers \$180K to Habitat when deed is recorded. Sarah will reach out to Habitat and town attorney.

Weston's Homeownership Opportunity process: Someone reached out to RHSO ahead of their family home going on market in Weston, hoping the Trust might purchase at market rate to prevent the home from being a teardown. Timing won't work for this, but RHSO will confirm existing Weston process and bring models from other towns trying to take advantage of similar fast-moving opportunities.

Next meeting: August 22 at 8 AM on Zoom

Adjourned at 9:56 AM

Minutes respectfully submitted by Christine McKenna Lok of RHSO