

Ayer Affordable Housing Trust Open Session Meeting Minutes: March 09, 2022

Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, MGL Chapter 30A, Section 18 and the Governor's March 15, 2020 Order imposing strict limitations on the number of people that may gather in one place, this meeting of the Ayer Affordable Housing Trust is being conducted by remote participation. Every effort has been made to ensure that the public can adequately access the proceedings as provided in the Order. Broadcast and recorded by APAC.

Jake Driscoll, Chair, presiding. Meeting called to order at 6:07pm

Trustees present: Patricia Bagni-Latimer, Shaun Copeland, Jake Driscoll (Chair), Colleen Krieser, Cyndi Lavin (Clerk), James Stephen (Vice-Chair), Geof Tillotson

Also present: Alicia Hersey, AAHC + AAHT Administrator (6:15pm), Cindy Knox – IT Director for Ayer

Agenda Items: General Business

Review and approval of agenda: no changes made

Motion: A motion was made by James Stephen and seconded by Geof Tillotson to approve the meeting agenda as posted. **Motion passed by roll call vote 7-0-0**

Review and approval of minutes: date added, spelling errors fixed

Motion: A motion was made by James Stephen and seconded by Shaun Copeland to approve the amended minutes from February 9, 2022. **Motion passed by roll call vote 7-0-0**

Agenda Item: Public Comment + Questions

None

Agenda Item: CPC application for \$60k

Jake Driscoll and Colleen Krieser reported that the CPC has approved the AAHT's application for \$60k, and it will be presented at the CPC's public hearing on March 30, 2022 at 6pm. From there, the request will go to Town Meeting on April 25, 2022. Colleen mentioned a few of the other projects being considered, including the rebuilding of Kiddie Junction playground and the digitization of historic collections by the Ayer Library.

Agenda Item: Rental Assistance Program update

Alicia Hersey presented the applicants for consideration for the FY22 ARAP. All applications were anonymous. All 5 who had finished their applications were approved, pending cooperation by their landlords. A brief overview:

FY101 was over 50% rent burdened but accepted. **Motion:** A motion was made by Geof Tillotson and seconded by Cyndi Lavin to waive #3 on the application and approve FY101. **Motion passed by roll call vote 6-0-1**

FY102 was incomplete. No action was taken.

FY103 was accepted. **Motion:** A motion was made by Geof Tillotson and seconded by Shaun Copeland to approve FY103. **Motion passed by roll call vote 7-0-0**



FY104 was accepted. **Motion:** A motion was made by Geof Tillotson and seconded by Shaun Copeland to approve FY104. **Motion passed by roll call vote 7-0-0**

FY105 was accepted. **Motion:** A motion was made by Shaun Copeland and seconded by Geof Tillotson to approve FY105. **Motion passed by roll call vote 7-0-0**

FY106 was accepted. **Motion:** A motion was made by Shaun Copeland and seconded by Colleen Krieser to approve FY105. **Motion passed by roll call vote 7-0-0**

Alicia asked if the AAHT would like to revisit #9 regarding family connections being ineligible for the next year. James Stephen and Pat Bagni-Latimer both expressed a disinclination to do that. Alicia reported that the program had been advertised through an article in a newspaper, postcards, flyers, facebook and the Town website. Cyndi Lavin reported emailing her list plus the churches. There were not as many applications as expected, but that may be because it is a brand new program. It's also fine, because no one had to be turned down. Alicia will now be calling all of the landlords, some of whom have not been contacted yet. Landlord cooperation is a must for the program.

Agenda Item: Ayer Commons update

The appraisal is still a complication that is being worked through. Colleen Krieser reported that NOAH should go directly to the CPC with the support of the AAHT as opposed to coming to the Trust and having the Trust go to CPC for them.

Agenda Item: New Business

Geof Tillotson requested that the AAHT plan to meet on a regular night, and suggested the second Wednesday of each month.

Alicia Hersey brought up "in lieu of's" in the Town's inclusionary by-law. She asked if Geof might want to get together with Ken Diskin and herself to discuss it. For-profit developers will want to build 80% AMI units, and Alicia feels that the Town may benefit more from "in lieu of's" than from these higher priced Affordable units.

Next meeting: March 23, 2022, at 6:00pm Joint meeting of the AAHT with the AAHC

April 13, 2022, at 6:00pm AAHT

Adjournment:

Motion: A motion was made by Geof Tillotson and seconded by Colleen Krieser to adjourn at 7:21pm.
Motion passed by roll call vote 7-0-0

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