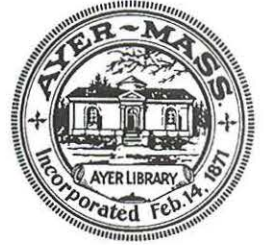


Town of Ayer

Department of Community & Economic Development

Town Hall ♦ One Main Street ♦ Ayer, MA 01432 ♦ 978-772-8220 ♦ Ext.142



Minutes of January 20, 2023, Ayer Affordable Housing Committee (AAHC) Open Session Meeting Minutes.

Janet Providakes, Chair AAHC, presiding. Meeting called to order at 10:39 am
AAHC Members present: Janet Providakes (Chair), Ken Diskin, Ron Morrison
Also present: Alicia Hersey, AAHC Administrator

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Agenda Items: General Business

Review and approval of agenda: no changes made.

AAHC Motion: A motion was made by Ken Diskin to approve the meeting agenda as posted and seconded by Ron Morrison. **Motion passed by roll call vote 3-0-0**

Review and approval of minutes for AAHC meeting 11/18/2022:

Motion: A motion was made by Ken Diskin to approve the 11/18/2022 meeting minutes and seconded by Ron Morrison.

Motion passed by roll call vote 3-0-0

Agenda Item: Public Comment & Questions

None

Agenda Item: Update on Ayer Commons/40B

Alicia Hersey gave an update on Ayer Commons 40B application. She explained that the ZBA had issued a Comprehensive Permit Decision on January 7, 2023. Alicia reported that NOAH, (the applicant) was now working on their financing and the acquisition of the property. Janet Providakes informed the Committee that the CPC was issuing a Commitment letter to NOAH sighting the positive Town Meeting vote for CPC funding. The letter will state the funding is contingent upon executing a satisfactory contract.

Agenda Item: Update Ayer Affordable Housing Trust

Alicia Hersey reported the Affordable Housing Trust is in the process of accepting applications for the second year of the Ayer Rental Assistance Program.

Agenda Item: Old Business

Training Sessions – Janet Providakes, explained that she was in contact with Karen Chapman, of MRPC and MHP for possible training and guidance.

Agenda Item: New Business

Planning Board / Housing Committee Working Group – Ken Diskin lead a discussion on priorities which the working group should focus on in relationship to the Town's Zoning Bylaw. These priorities include a review of density in all zoning districts; the allowing of 2 family & multi family homes in all zoning districts; Inclusionary Zoning (Section 10.3) review; and a review of the Accessory Apartment bylaw in a effort to make it easier to implement.

Next meeting: AAHC Meeting February 17, 2023

Meeting Adjourned: 11:35 am

AAHC Motion: Ken Diskin motioned to adjourn the AAHC meeting, Ron seconded, Motion passed 3-0-0