

Provincetown Community Housing Council

Veterans Memorial Community Center ↻ 2 Mayflower Street

November 9, 2015

1:31 p.m.

Members Present: Kristin Hatch, Rev. Brenda Haywood, & Susan Cook

Staff: Community Housing Specialist Michelle Jarusiewicz

Membership: Donna Szeker resigned on 11/2/15 effective immediately. A different regular CHC member position plus one alternate that has been vacant, are under CHC approval. Ms. Szeker's position will go to the Board of Selectmen to fill. There is one applicant, Elaine Anderson, who is interested. Ms. Anderson is currently a member of the Housing Authority and is a former Selectman.

Kristin Hatch MOVE to approve Elaine Anderson as full member with a term to expire on 6/30/18; Susan Cook second; approved 3-0.

Re-Organization: tabled until next meeting

Public Statements:

Elizabeth Williams: is a tenant at Province Landing and expressed that Mr. Economos did a great job presenting statistics at the CHC meeting, but the issues aren't statistical. For example, the statement that there is no serious crime problem but rent may increase to install cameras. If there are no problems, why spend \$25,000 on cameras that are not needed? Can't afford another rent increase. New flower beds were not needed. Need transparency with management – no input. The new fence – the parents don't like it because they can't see their kids. They were told a white picket fence last spring. There is a tenants group that met last spring but broke for the summer. Robo-calling would be better than the paper notifications. They are all happy there, but upset with the article and some issues that came up like the sub-letting by a tenant who is no longer there. The lease restricts visitors to 2 weeks, not fair if double standard. Management should take care of problems not self-manage. Noise issue is never going to be fixed; it is a design issue; it's done. Many people are getting against affordable housing because of problems; never heard of problems with Ted Malone's units.

Ron Irwin: [head of the tenant association at Province Landing] discussed the issue of smokers at Province Landing. John knows that the people don't like smokers are the biggest headache. One Tenant called police 50 times. Smokers all volunteer for clean-up, gardens, etc. Regarding drugs, some are smoking pot. They are told to call police. Management should call. They are not able to use the community room for 2 years because of one tenant upstairs. They can only use it during the day not at night. Locked by 8:00 pm; kids can't use it. Regarding the waitlist, there are people that own home in Yarmouthport; own new cars; there is new couple with *gofundme* campaign. John had staged the meeting. Love living there. There will be a tenant meeting next week – see who comes. Tenants are afraid of being evicted.

Kristin Hatch said that she agrees that it can be hard to get people to attend and she was disappointed that people didn't speak up at the meeting. There is strength in numbers through the tenant association. Tenants have to call police if there are issues. The process will improve with strengthening the tenant association.

Elizabeth Williams agrees that it takes about 5 years for new property to settle.

Michelle Jarusiewicz indicated that the rents are set by the state and they vary for size of the unit, i.e. number of bedrooms, and targeted income level.

Kristin Hatch said that she is on the board at the Housing Authority and they are not even allowed to see the list. There are other ways to communicate.

Updates:

Homebuyer Workshop: Community Housing Specialist confirmed that Provincetown will be hosting the December homebuyer workshops through the Community Development Partnership on December 2, 7, & 9, 2015.

Distributed flyer.

The Housing Specialist is now working with sellers, buyers, attorneys and others to complete the process for both Sandy Hill units and the unit at the Meadows. Another 2-bedroom moderate income unit is available at Captain Bertie's Way with applications due by 11/24/15.

The lottery for applicants for the 3 units at the Grace Gouveia building will be conducted on 11/12/15.

Stable Path has reached the 60% construction point and has started the marketing and outreach process with information sessions on 11/14/15 & 11/18/15 and applications due no later than 1/5/16. All 23 units, including the low/moderate income and the median income, have been added to the Town's 40B SHI list bringing it to 9.75% with 207 units.

Self-Sufficiency Local Voucher Program: ads submitted and will appear in the Banner with due date of 12/22/15.

Minutes:

Kristin Hatch MOVE to approve the minutes for 10/19/15; Susan Cook second; approved 3-0.

Kristin Hatch MOVE to approve the minutes for 10/5/15; Brenda Haywood second; approved 3-0.

Susan Cook MOVE to approve the minutes for 9/24/15; Brenda Haywood second; approved 2-0-1 [KH].

other: The Housing Authority met with Ted Malone regarding expansion and received a great deal of input and ideas; perhaps could add 20 bedrooms on their own property.

Next Meeting: Monday, 11/20/15 at 1:30 pm

Meeting adjourned at 2:31 pm

Submitted by: Michelle Jarusiewicz, Community Housing Specialist