

**Provincetown Community Housing Council
November 17, 2008 Meeting Minutes
Grace Gouveia Building**

Members Present: Joe Carleo, Jack McMahon, A.J. Alon, Cathy Reno Brouillet, and Molly Perdue
Staff: Assistant Town Manager David Gardner, Community Housing Specialist Michelle Jarusiewicz

Meeting was called to order at 4:05 pm.

Public Statements – Cheryl Andrews inquired about what was required for a quorum if some members needed to recuse themselves for discussion. Three members were needed and that would not be an issue.

Local Preference Policy: Community Housing Specialist presented a significantly revised draft of the old policy. The current policy does not meet state regulations and fair housing law. The revised local preference policy retains the language providing the maximum local preference allowed by law, typically up to 70% at this time. The redraft has been revised to reflect what is and is not allowed by the State and the Fair Housing regulations. The allowed categories were rephrased including:

- current residents of Provincetown
- municipal employees
- employees of Provincetown establishments
- households with children attending Provincetown schools [this is new for us]

A section to potentially allow for those displaced due to condo conversion or property sale was also included. DHCD does not allow this typically but might consider it on a case-by-case basis with appropriate documentation. Language was eliminated that DHCD absolutely does not allow as follows:

- durational requirements, that is, how long someone has lived in or worked in the area
- relatives of residents

Keep both “Affordable” and “Community” in title.

Cathy Reno: MOVE to approve the Local Preference Policy and recommend to Board of Selectmen as amended. Molly Perdue: Second. Approved 5-0.

33 Court Street: [Molly Perdue & Cathy Reno recuse themselves and leave room.] The Housing Authority presented a request for funding for the rehabilitation of the single family house at 33 Court Street which is currently empty. DHCD approved some funds for sewer connection and betterment agreement [work is complete] but has no additional funds at this time for the other work. Housing Authority is not eligible under the regional housing rehab program. The Housing Authority intends to use in house staff do so some of the work; no actual bids in hand, used earlier estimates with DHCD.

Arturo Alon: MOVE to approve the Housing Authority request for \$20,000 to rehab 33 Court Street contingent upon reasonable evidence that project can be completed with this fund request. Jack McMahon second. Approved 3-0-2.

Herring Cove Village Marketing Plan: [Arturo Alon recuses himself and leaves room]. Pam Parmakian/Community Housing Resources presented draft Marketing Plan for Herring Cove Village, 21 Bradford Street Extension. Process involves Community Housing Council reviews and makes recommendation to Board of Selectmen, Board reviews and submits letter to DHCD. DHCD gets final review and approval, then the developer can begin marketing all units. Occupancy expected Spring 2009.

Molly Perdue: MOVE to approve the Marketing Plan for Herring Cove Village, 21 Bradford Street Extension, and make recommendation to the Board of Selectmen. Cathy Reno: second. Approved 4-0-1.

Special Town Meeting: begins tonight, Chair can make a statement regarding votes regarding CPA reallocation.

Schedule Next Meeting: Next meeting will be December 1, 2008 at 6:00 pm – joint meeting with Planning Board to discuss Growth Management. Assistant Town Manager explained that the separate allocation for

affordable housing expired in 2008. Need to change the by law if we want additional gallonage; must have gallons in order to build.

Regular meeting on December 8, 2008 at 4:00 pm to be followed by joint meeting with Board of Selectmen at 5:00 pm for presentation by Community Builders for 90 Shank Painter project.

Minutes

Motion to accept the minutes of October 27, 2008. Motion by: Arturo Alon; Seconded by: Jack McMahon. VOTE: 5-0

Motion to adjourn the meeting at 5:17 pm.

*Respectfully submitted,
Michelle Jarusiewicz*