

GEORGETOWN AFFORDABLE HOUSING TRUST

Memorial Town Hall ♦ One Library Street ♦ Georgetown MA 01833



DATE:

May 12, 2021

ATTENDEES: 4

David Surface – Chairman

Charles (Chuck) Keilty – Trustee

Shawn McGee – Trustee

Dianna Twomey – Administrative Assistant

GUESTS: 1

Matt Newhall (joined at 7:15)

Virtual Audio Meeting opened at 7:01 PM by David Surface

MINUTES:

Motion to accept Minutes from April 14, 2021 made by Shawn, 2nd Chuck, David: 3 Approvals, Motion Approved

OLD BUSINESS:

RAP – No new applicants.

ERAP – New applicant in the process for June 2021. A vote to extend ERAP program to be put on the June agenda

Bills Payable – Vouchers:

RAP Program Voucher:

Client 20-09 - \$446.00

ERAP Program Voucher:

Client 21-01 - \$135.00

30 East Main Street:

\$468.32 – Allied Property Management –Condo Fee

\$00.00 – Georgetown Electric

\$00.00 – National Grid

32 Lisa Lane:

\$57.30 – National Grid

\$28.19 – Georgetown Electric

\$23,190.00. – Rescon Basement Solutions LLC

Motion to pay all vouchers made by Chuck, 2nd Shawn, David: 3 Approvals, Motion Approved.

65 Central Street – the apartments above CVS are nearing completion. The AHT is expected to receive a check in the amount of \$157,000.00. Dianna will remind Angelo (new Building Inspector), and John Cashell, Planning Board, that we are expecting the payment before an occupancy permit can be issued. David also spoke to Angelo.

30 East Main St Unit 4 – Dianna is working with Kristen Costa, L.A. Associates, Inc, to prepare the DHCD LIP Local Action Unit Application. This process must be done to get 30 East Main Street Unit 4 on the SHI list. Dianna is also working with Paula Stuart, Community Development Strategies, to prepare an affordable rental lottery. Dianna also noticed during fire alarm inspection, that a window had broken. She contacted David Foss and a new window was ordered immediately. It will be replaced within the next two – three weeks.

32 Lisa Lane –AHT members were given the garage code by email to walk through the property. Everyone agreed that the property was too large to be kept as an 'affordable' home. David will look into options of selling the property at market rate, and use the monies to invest in another property. The board explored the option of building a multiunit home, and will revisit purchasing 28 Central Street. Dianna will look for other opportunities as they become available. Lawn needs mowing, contact joe at White Birch tree.

28 Central Street – David has been in talks with Matt Newhall, property owner, to discuss options of creating an 'affordable' unit at 28 Central Street. Matt called into our meeting tonight to discuss some options with the board. The GAHT is interested in financially investing a remodel of the existing structure into one or possibly a 2-family 'affordable' unit(s). Matt is considering a mix use of the building with the lower level being used as commercial, and a one- or 2-bedroom unit on the 2nd floor. We will stay in communications to see if we put something together in the very near future.

New Business –

67 West Main Street – A vacant 2 family home that has been sitting empty for quite some time. This property shares the lot with Richdale. The owner of the property has called town hall looking to subdivide it. However, Angelo, Building Inspector, doesn't believe it can be. Dianna will try to contact the owner to see if we can work with him and create the building into two affordable apartments in a lease type arrangement. Will put this on the agenda for June.

Action Items –

30 East Main Street Unit 4 – Lottery – Add to SHI – Window replacement
32 Lisa Lane – DHCD – Removal from SHI – Market Value Amount- Removal of Deed Rider- Mowing – Electrician
67 West Main Street – Call owner and discuss property options
ERAP – Monies Spent - New applicant
Admin – Report for June

ADJOURNMENT:

Motion to adjourn at 7:48 PM made by Shawn, 2nd Chuck, David: 3 Approvals: Motion Approved

NEXT MEETING:

June 16, 2021 @ 7:00 PM

