



TOWN OF NORWELL

345 Main Street

Norwell, Massachusetts 02061

(781) 659-8000

300 Washington Street Norwell Fire HQ

and via Zoom

Norwell Community Housing Trust Meeting Minutes

June 7, 2022

7pm

TOWN OF NORWELL
TOWN CLERK

2022 AUG 31 PM 7:21

RECEIVED

The Community Housing Trust (CHT) was called to order by Chair, Gregg McBride, at 7:01pm. Also present in person were members Andy Reardon, Don Mauch. Brittany Reardon and Cara Hamilton were present via Zoom. .

Motion: made to accept the Agenda for June 7, 2022. Seconded and passed by roll call vote 5-0-0.

Motion; made to accept the Minutes of April 19, 2022, April 26, 2022 and May 9 2022. Seconded and passed by roll call vote. 5-0-0.

Town Meeting Update

The CPC Application was approved at Town Meeting for 100K. The funds will be available July 1, 2022 for Fiscal Year 2023.

Trust Update from Administrator

The request to use CHT funds for the appraisal of the St. Helen's non-Town owned property has raised concerns with member Don Mauch. He explained that the Select Board has on occasion requested the CHT to undertake tasks in relation to land that the CHT does not have custody or control over so that the land can be evaluated as to whether it's appropriate for development for affordable housing. Some of the types of tasks are as follows: paying for appraisals, paying for architects and engineers, preparing designs and engineered plans, preparing RFP's, sponsoring town meeting warrant articles related to potential affordable housing initiatives regarding subject parcels.

Don Mauch Motion: I move that the CHT vote to adopt the following policy: Upon any receipt of a request by the CHT from the Select Board to undertake efforts and to expend CHT funds to evaluate or develop land for affordable housing purposes, it shall be the CHT's policy (which can be waived by majority vote) to not to undertake such efforts and to not expend such funds unless: 1) The land relating to the request already is in the custody and control of the Town; and (2) the land relating to the request not only already is in the custody and control of the Town agency but also has been duly transferred to and in the perfected custody and control of the CHT for the purpose of developing affordable housing. If this policy is waived by majority vote, any funding appropriations required to fulfill the Select Boards request shall first be authorized and approved by a vote of the Town's legislative body. Seconded (Andy Reardon) and unanimously voted by roll call vote.

SHI Update

We are still waiting on the most recent Town census.

Habitat for Humanity

Several town owned properties were discussed as possible Habitat sites. Should the Town issue a RFP for Circuit St., Wildcat, Carleton?

Reorganization Discussion

Gregg McBride requested that the Trust considered reorganization. After group discussion he agreed remain Chair for the near future. A Vice Chair is still needed.

NEXT MEETING DATE

August 30, 2022 6:30pm

ADJOURNMENT

There being no further business a Motion was made at 7:39pm to adjourn. Seconded and unanimously approved.

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