

Bedford Housing Partnership Minutes
May 22, 2014

Present: Irma Carter, Jean Hammond, Ellis Kriesberg, Kate Moskos, Lisa Mustapich, Alice Sun, Christina Wilgren
Absent: Jane Puffer
Others present: Jessica Porter, Assistant Town Manager
Dan Gaulin, RHSO

Kriesberg called the meeting to order at 7:35 pm

Note: Meeting scheduled for April 22, 2014 was cancelled.
Stephen Boyd has resigned from the housing partnership.

Minutes of March 18, 2014

It was moved and seconded to accept the minutes of March 18, 2014 as written.

VOTE: 6 in favor. 0 opposed. 1 abstention.

Reorganization of Committee/Officers

The following officers were nominated and seconded for the coming term.

Ellis Kriesberg – Chair

Alice Sun –Vice Chair

Irma Carter – Clerk.

Vote: 7-0 Unanimous in favor.

Small Grants Update

Porter reported on the MAHT meeting held prior to the Partnership. There were six applicants.

Trust members awarded grants up to \$3,000 each to four applicants for such work as window replacement, stairs, railings, mold, and assorted repairs. Some approved grants from the previous round were not collected. These grants will expire on June 30. This is the third round of applications.

RHSO/HOME Updates

Homeowner Training

Gaulin reported 25-30 people attended the recent homeowner session on condo ownership.

Professionals recommended that developments with 5-6 units hire professional management. It was noted that present renters are potential buyers and might be a broader audience for future presentations on condo ownership.

Relocation of RHSO office

The RHSO office has been relocated to Keyes Road in Concord. The staff – manager, senior specialist and junior specialist – are all contract employees. The RFP will be reviewed at the Selectmen’s meeting on June 23.

Condo Re-sale –Village at Bedford Woods

Information on the affordable housing ownership opportunity at 1301 Albion Way is available on the town’s web page. The seven year old, two bedroom unit is listed at \$187,700.

HOME project amendment

It was moved and seconded to approve the amendment to the Railroad Avenue project allowing for additional funding from this year’s money. VOTE: 7-0 - Unanimous in favor.

RHSO office is working on HOME – Annual action and 5 year Consolidated plans.

Updates on Developments

VA Housing: No report.

Pine Hill Road - Coast Guard

The GSA is moving fast. The plan is to put three Coast Guard properties (Bedford, Wakefield, Hull) on-line for bidding for a period of 30-60 days –maybe by mid-July – in a sort of a GSA “Ebay”. The property will be open to the public to inspect - It is hoped that there would be an early showing for Selectmen and other town boards. Interested bidders would have to register and deposit funds.

It is estimated that the 5.4 acre spot –under existing zoning – could be four (or five) house lots with an estimated selling price of \$1.8 – 2 million. The property would also require an environmental review.

Taylor Pond Escrow funds

Taylor Pond management overcharged some tenants for a period of time. The amount of the overcharge was established and Taylor management set up an escrow fund. Checks were mailed out. Some checks have not been cashed. Mustapich will follow up with the Planning Board. “The Taylor Pond management may also owe the Town \$5,000 per month since January 2014 as a penalty for not building commercial space as part of their project. Mustapich will follow up on this with the Planning Board.

Fair Housing - no issues

Remote Meeting Participation

Selectmen are looking for feedback. Partnership members thought there might be situations when it would be helpful to have remote attendance.

Next meeting:

Tuesday, July 1 (or sooner if needed by Coast Guard activity.)

Meeting adjourned at 8:50pm

Irma Carter, recorder

Approved August 14, 2014