

SALISBURY AFFORDABLE HOUSING COMMISSION

REGULAR MEETING

SEPTEMBER 19, 2024 – 5:30PM (VIA ZOOM)

1. Call to Order. Present: Lee Sullivan, Jim Dresser, Abeth Slotnick, Vivian Garfein, Mary Close Oppenheimer and Pat Hackett. Absent: Jennifer Kronholm Clark, Jon Higgins and Katie White.
2. **Approval of the Agenda.** An Item 6a. Discussion of the POCD, was added. A **Motion to Approve the Agenda, as amended**, was made by J. Dresser, seconded by M. Close Oppenheimer and unanimously **Approved**.
3. **Approval of the Minutes of July 18, 2024. So Moved** by M. Close Oppenheimer, seconded by J. Dresser and unanimously **Approved**.
4. Coordinator’s Report. There were no inquiries about AH in the past 2 months.
5. Discussion: Housing Needs for Emergency Service Volunteers
M. Close Oppenheimer had sent notes around to members about other towns having to hire people, due to a lack of volunteers. Housing for qualified volunteers could possibly be built, if no State or Federal funds were used. There would be a lot of administrative issues, but it could be something to think about. V. Garfein commented that they need to know a lot more about where we are and what the needs are, going forward; A. Slotnick agreed. L. Sullivan suggested that there are a lot of other barriers to staffing the volunteer organizations, such as the issues of modern families, and housing may not be the deterrent; perhaps there are other ways to recruit volunteers. J. Dresser commented that lack of affordable housing can be part of the problem, but there are other problems; he mentioned that it would be very costly to hire all of the shifts needed for the ambulance and fire squads. There was a lengthy discussion of other ideas; V. Garfein suggested that this topic could be discussed in the future, but right now there are many on-going projects that need to be addressed.
6. Discussion: NW CT AH & Conservation Collaboration Strategy Report
The Report had been sent to the SAHC members. A review was provided by A. Slotnick, who had attended the meetings and noted that more housing people than land trust people had attended from the 8 towns; M. Close Oppenheimer commented that the challenge is getting land conservation people on board. A. Slotnick asked the AHC members present to consider approving the “Resolution of Support” – “NOW, THEREFORE, BE IT RESOLVED THAT the Salisbury Affordable Housing Commission hereby supports this Collaboration Strategy and will make its best effort to implement the strategies outlined in this report.” This is a general recognition of the Collaboration Strategy, but is not legally binding. A **Motion to Approve the Resolution of**

Support was made by J. Dresser, seconded by L. Sullivan and unanimously **Approved**.

Discussion followed: A. Slotnick commented that none of the existing Land Trust properties allow housing. A. Slotnick noted that Abby Conroy and Michael Klemens will reference the document in the comments section of the POCD.

6. a. POCD Discussion – A Public Engagement meeting will be held on September 30, 2024 from 6:30 – 8:30 at Town Hall, with Zoom link available. V. Garfein suggested that a reference to “East Railroad Street” be changed to “Dresser Woods.” Comments should be emailed to Abby Conroy. A. Slotnick pointed out that these are suggestions to explore; not all of it will happen. Some members will attend the POCD meeting; others will attend the Housing Summit.

7. Discussion: 2024 Goals and Subcommittees

- Housing Committee Properties – No report, just waiting on things. A. Slotnick mentioned that further study of possible Indigenous remains may need to be done in one area of Dresser Woods; the first phase has been completed.
- Pope Property – Wood Turtle Study is needed
- Housing Trust Properties – V. Garfein suggested encouraging getting the deed for Perry Street from Town Hall and getting a date set for the Town Meeting on Grove Street. P. Hackett mentioned that the surveyor is working on the map for Grove Street.
- Advocacy for AH – L. Sullivan commented that no subcommittee meeting date has been set; rules are needed for the new tax relief measure and the BOS should be asked how they want it handled, regarding any SAHC involvement. Hannah Pouler mentioned that Fall Festival is coming up; she will send around a schedule to help organize people. A. Slotnick asked if the SAHC wants to support Fall Festival at the \$200 level; **A Motion to Approve SAHC Sponsorship of Fall Festival at the \$200 Level** made by A. Slotnick, seconded by L. Sullivan and unanimously **Approved**.
- Fundraising/Alternative Funding Sources – No report
- Explore Additional Properties – L. Sullivan needs to schedule a meeting; the topic will be how to support the Housing Trust.
- Sustainability – They will explore solar retro-fits for the new solar grants available.
- Housing Affordability – Discussed under Advocacy.

General Comments:

V. Garfein commented, for the record, that the study at Dresser Woods might be looking for remains of the dead, giving respect to that and maybe honoring that.

M. Close Oppenheimer brought up the subject of infiltration into the town water and sewer systems. P. Hackett commented that the problem is with inflow and not knowing exactly where it is coming from; it needs to be studied further and bond money could be used for re-lining pipes.

8. Communications Consultant Update / Monthly Newsletter Items
H. Pouler will include notice of the public events, such as the ribbon-cutting ceremony at Sarum Village; the POCD meeting with the link to the document; Fall Festival; M. Close Oppenheimer recent stories.
9. Public Comments – Richard Tennyson spoke about his continued interest in building Affordable Housing and noted the complexity of the issues.
10. Chairman’s Comments – None
11. **Adjournment. So Moved** by V. Garfein, seconded by M. Close Oppenheimer and unanimously **Approved.**