



TOWN OF MEDFIELD

Office of the

AFFORDABLE HOUSING TRUST

MEETING OF:
November 3, 2022
MINUTES

Members Present: Michael Marcucci, Ann Thompson, Joe Hunt, Newton Thompson, Eileen Murphy, Kerry McCormack

Members Absent:

Staff Present: Sarah Raposa, Town Planner

Others Present:

Location: Warrant Room, Town Hall

Chair Marcucci opened the meeting at approximately 7:30 PM and performed a roll call for attendance.

- Committee Project Updates, as needed:
 - 441 Main Street - Members debriefed the last meeting. Discussion included breakdown of AMI units, updated pro forma, forthcoming application to Board of Selectmen, process deriving the fair market value for the affordable units
 - Medfield Housing Authority - Murphy spoke with Newgate developer Brian McMillin (45 units, similar design) and he is working on an appraisal with DHCD which is expected in January 2023.
 - Group Homes – NT: BoS approved the contract on October 11th; working with Suzanne Siino and the consultant to get the survey prepared. Outreach with the Schools, Kathy McDonald, Roberta, Candance at the Housing Authority, SEPAC, local blogs. There are three completed surveys, as of today. More direct outreach is underway and the deadline may be extended.
 - Hinkley South – *site work commenced*
 - Medfield State Hospital/Trinity – *permitting forthcoming*
 - Habitat for Humanity – KM: Town list of land is still being compiled.
- Correspondence - two emails received describing affordable housing experiences and frustrations with the application processes.
- Vacancy – still posted
- Minutes: 10/6/22 – Motion: EM / Second: NT / The Vote: 6-0
- Ongoing:
 - ATM FY24 Budget Request Regional Housing Service – Raposa is working with Administration to seek funding via Norfolk County or ATM 2023
 - Multi-Family Zoning Requirement for MBTA Communities – Compliance model not yet posted

Adjournment – At 8:14 PM, Murphy made a motion to adjourn. Seconded by N. Thompson. The Vote: 6-0

Respectfully Submitted,

Sarah Raposa, Town Planner