

Norfolk Municipal Affordable Housing Trust

October 7, 2013

Room 124 @ 12:30

Meeting Minutes

Present: Tom Cleverdon, Bill Crump, James Lehan, Sandy Smith, Scott Dittrich and Susan Jacobson

Not Present: Bill Conklin & Mark Henney

Scott Dittrich called the meeting to order at 12:32 pm.

Gumps Property:

Bill Crump reported that there were two Executive Sessions held and as a result of those meetings and an additional meeting was held last Thursday. Jim Lehan, Jack Hathaway, Walter Mahler, Kay Doyle, Town Counsel and Mark Comeau from Pulte Homes attended. Walter Mahler is trying to work out a deal with Pulte Homes to restructure a deal that may make it more profitable for him to move forward on the construction of the two remaining homes. During the next two weeks Pulte and Walter will get together and restructure the deal and come back to us with a proposal. We are not going to reduce the number of homes but may consider some modification to the homes specifications i.e. air conditioning, hard wood floors and lighting fixtures. Bill Crump said that they have no basis for the claim they are trying to move forward with. Jim Lehan added that Pulte made it very clear that the two homes will be built. It is just a matter of time and who pays for it.

98 Cleveland Street

Scott said he was at Cleveland Street and noticed the property surveyor stakes. The neighbor on Ledgeway Road had her property surveyed and it appears that she owns about ten feet of the driveway. Scott said it we should approach the neighbor and have a conversation with her to discuss the options with her. If she were to gift it to us we would pay for the legal costs and she would get a tax deduction this year. Jim said it is up to the attorney to validate what is on the deed. They should be having the property surveyed. Susan and Sandy will meet with her to discuss our options.

A motion was made by Tom Cleverdon to paint the cabinets at 98 Cleveland Street, for an amount not to exceed \$450.00. It was seconded by Sandy Smith and **it was so voted**. All were in favor.

Open Houses:

Susan Jacobson is going to make the presentation at the upcoming Open House.

The Open House will be held from 10-12 on October 19, 2013. Bill Crump will be located at 98 Cleveland Street. Sandy Smith will be located at 76 North Street and Scott Dittrich will be located at 47 North Street. Susan Jacobson will lock and unlock the houses.

New Business:

There are two lots on Highland lake that are owned by either the BOS or CPC; Scott Dittrich would like to walk the properties. Susan Jacobson will find out who owns the property.

Lottery:

A motion was made by Jim Lehan to allow a single person to be eligible for the homes in the upcoming lottery. It was seconded by Bill Crump and it **was so voted**. All were in favor.

A motion was made by Jim Lehan to approve 20 additional hours for Susan Jacobson to work on the Affordable Housing Business Plan. It was seconded by Bill Crump and it **was so voted**. All were in favor.

A motion was made by Jim Lehan to approve the minutes from August 28, 2013. It was seconded by Bill Crump and it **was so voted**. All were in favor.

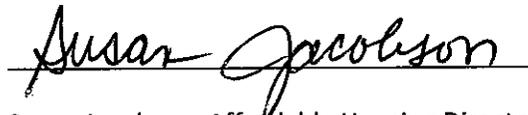
A motion to adjourn was made by Tom Cleverdon. It was seconded by Jim Lehan and it **was so voted**. All were in favor.

Meeting adjourned at 1:45 p.m.

Respectfully submitted,



Tom Cleverdon, Clerk



Susan Jacobson, Affordable Housing Director