

SALISBURY AFFORDABLE HOUSING COMMISSION

SPECIAL MEETING (VIA ZOOM)

MAY 27, 2021 10:30AM

Pope Salmon Kill: Discussion of the stages and funding for the feasibility phase of the project

Present: Jim Dresser, Mary Close Oppenheimer, Vivian Garfein, Peter Halle (Salisbury Housing Commission) and Jocelyn Ayer (NWHCOG)

J. Ayer began by noting that Curtis Rand indicated that the Board of Selectmen needs to take the next steps in the process. M. Close Oppenheimer mentioned that it would be OK to do some more soil testing. J. Ayer pointed out that the Plan of Conservation and Development (PoCD) is a big separate project that will need consultants. M. Close Oppenheimer mentioned that the Pope property will be a part of the PoCD process. J. Ayer will talk to Abby Conroy, Land Use Administrator and Michael Klemens, P&Z Chairman, to see if the Pope site could be a separate project for the Planning Commission. J. Dresser noted that the Board of Selectmen is in charge now and will take the lead. J. Ayer will reach out to A. Conroy and offer examples of RFPs, in case they decide to include Pope as a separate land use planning exercise. She also would advocate for the SAHC and other groups to have a role in the PoCD process when planning consultants are hired. She added that the land use planning stage comes first, perhaps getting assigned a portion of the land for housing and then moving on to funding sources; that conversation could be at least 9 months away. J. Ayer indicated that the Dept. of Housing may want cities and towns to have more of their own funds involved, so the fact that Salisbury has an Affordable Housing Fund is good. She mentioned that it would be nice if the planners could come up with 3 possible scenarios that offered choices of how all the different uses could be sited on the property. J. Dresser explained the next step for the Housing groups is to come up with a 'wish' list of the total number of housing units that they would like on the Pope property, including rentals and houses. V. Garfein will talk to Leo Gafney at the Salisbury Housing Trust about the number of houses they would like to build. J. Ayer will send around the June, 2017 Planimetrics Report which showed preferences for the various sites. J. Ayer is also working on having someone at NWHCOG available to help the Affordable Housing volunteer groups of the 21 member towns. She added that some funding for Affordable Housing could come from the American Rescue Act funds; every town in CT is getting some money. There is uncertainty about the exact amounts and what it can be used for, such as Covid recovery, housing and broadband access. The guidance is vague right now, but she suggested asking Curtis Rand if he has more specific information. J. Ayer noted that there is a lot of money flowing from different sources so they (NWHCOG) are trying to build their capacity to help the towns take advantage of those resources.

Adjournment. So Moved by J. Dresser, seconded by M. Close Oppenheimer and unanimously Approved.

