

SALISBURY AFFORDABLE HOUSING COMMISSION

REGULAR MEETING

JUNE 26, 2025 – 5:30PM (VIA ZOOM)

1. Call to Order. Present: Jennifer Kronholm Clark, Jon Higgins, Vivian Garfein, Lee Sullivan, Abeth Slotnick, Pat Hackett and Jim Dresser. Absent: Mary Close Oppenheimer. Kevin Cantele joined later in the meeting. Attending: Hannah Pouler (Communications Consultant)
2. **Approval of Agenda. So Moved** by L. Sullivan, seconded by A. Slotnick, **With All in Favor.**
3. **Approval of Minutes of May 15, 2025. So Moved** by L. Sullivan, seconded by J. Higgins and **Approved**, With 1 Abstention.
4. Discussion: Review Affordable Housing Fund
J. Kronholm Clark asked J. Higgins to give an update on a recent conversation he had with Joe Cleaveland about the balance in the AH account; activity was reviewed for the last 2 years. J. Kronholm Clark suggested updating the grant application form and guidelines; L. Sullivan and H. Pouler will work on it as a new subcommittee. J. Kronholm Clark suggested looking at the State Statutes that govern how the AH Fund can be used. J. Higgins suggested that review of the AH Fund could be a monthly agenda item.
5. Discussion: 2025 Goals and Subcommittees / Updates

Housing Committee Properties – J. Dresser announced that A. Slotnick is the new Vice-President of the Housing Committee. A. Slotnick reported that Holley Place should be under construction by the end of the year; funding is getting close.

Pope Property – A. Slotnick reported that the wood turtle study and map will probably be done in September; V. Garfein mentioned that Michael Klemens has sent a draft to DEEP.

Housing Trust Properties – J. Kronholm Clark reported that a lottery was held for the Perry St. homes; 2 buyers were chosen, they have selected their homes and are working through the mortgage process. Hopefully, those will close by the end of August. The 2 homes are close to being finished. At the Undermountain Road location, a large oak tree was removed and found to be rotten; another oak is being tested to find out its condition to determine if it can stay. Construction may start soon afterwards. The White Hart is aware of the change to the parking.

Advocacy for AH – J. Kronholm Clark reported that the town Republicans are holding an event in September that will focus on AH, but the SAHC will not officially participate, as it is an event to introduce political candidates. L. Sullivan is continuing to attend the LCCHO meetings. There was agreement on sending out a hard mail piece this summer, since a lot

of people don't get the newsletter. J. Kronholm Clark will help with the layout; content will mostly come from previous newsletters.

Alternative Funding Sources – J. Dresser reported that so far, they have learned that very few towns actually sustainably support AH; most projects apply to the State for funding. K. Cantele mentioned that he is still in contact with some towns to get information.

Exploring Additional Properties – No updates at this time. In reference to a letter in the Lakeville Journal, it was pointed out that testing had been done at the site mentioned, but it is not suitable for building housing.

Sustainability Committee – No Update

Housing Affordability Committee – No Report

- 6) Communications Consultant Update / Monthly Newsletter Items
H. Pouler mentioned having an edit piece on solar, as an affordability topic; A. Slotnick suggested waiting on that because of possible changes. Final funding for Holley Place could be another piece, when the information is available. H. Pouler may do an interview with J. Dresser.
- 7) Public Comments – None
- 8) Chairman's Comments – J. Kronholm Clark asked about having a meeting in August; the priority is to work on the mailing piece in July. **Motion: To Cap the Price at \$5,000 for a Hard Copy Mailer of the Newsletter to All Town Residents.** The **Motion was made** by L. Sullivan, seconded by A. Slotnick, **With All in Favor.** The next SAHC meeting will be July 17th; there will be no meeting in August.
- 9) **Adjournment. So Moved** by A. Slotnick, seconded by P. Hackett, **With All in Favor.**