

Chilmark Housing Committee Meeting
Minutes
March 25, 2021

Committee Members Present: Jim Feiner, Chair; Bill Rossi, Allison Parry, Nettie Kent, Ann Wallace,

Present: Peter Cook, Ellen Biskis, Laura Silber, Julie Fay, Arielle Faria

Jim Feiner called the Zoom Meeting to order at 9:02am.

Laura Silber, Coordinator, Julie Fay, and Arielle Faria, Co-Chairs, presented information about the Coalition to Create the Martha's Vineyard Housing Bank (CCMVHB). They described the local as well as the statewide legislative efforts. It is anticipated that at a \$1 million threshold for a transfer fee, the Vineyard could generate \$6-7 million per year towards affordable/community housing. The model for the CCMVHB is the Land Bank; discussions with the Land Bank and the Regional Housing Authority are ongoing so that there will be no duplication of efforts. Administrative costs for the Housing Bank will be taken from the fees collected; the Housing Bank will not be a developer, but repository for the transfer fees collected. As well they are looking into expanding the AMI percentage up to 240%, similar to Aspen CO which has had a very successful housing bank model for 10 + years (?). They urged anyone who is interested to join the Chilmark group or to contact Laura Silber.

Peter Cook updated the committee on the Peaked Hill Pastures site visit on March 18, 2021 with Christine Flynn and Reid Silva. The MV Commission funded a survey by Reid Silva, who had completed the report of the entire 16+ acres, noting the most suitable areas for a housing project. Peter also reviewed the previous work done with Planning Board Subcommittee and Peaked Hill Pastures Subcommittee: combination of homeownership and rental, approx..30% usage of land, models could be Scott's Grove, Smalley's Knoll, and Nab's Corner.

Bill Rossi updated the committee on the Town's sale of the Meeting House Road property, which is currently under agreement. After back taxes are taken, the Select Board is recommending that the remaining funds be put into the Molly Flender Municipal Housing Trust (warrant article to be voted at Town Meeting).

Jim Feiner inquired about the status of the Homesite By-law revision (remove "1 acre"). Peter Cook and Ann Wallace updated the committee on the process and timing for public hearings and warrant articles - which could happen for next year, not this year. The Planning Board fully endorses the proposed change in the By-law.

There was general discussion about how to increase possible affordable and community housing opportunities, such as increasing public information about homesites, the town finding new land opportunities, etc.

It was decided that the Housing Committee will meet monthly to discuss progress and work on Peaked Hill Pastures and other efforts and initiatives.

The Zoom Meeting was adjourned at 10:12am

Respectfully submitted,
Ann Wallace (in absence of an Administrative Assistant)