

BLUE RIBBON HOUSING SITE SELECTION COMMITTEE

MINUTES OF MEETING: SEPTEMBER 3, 2003

Present: Joseph Bausk, Richard Davison, Mark Ensign, Michael Fee, James Gardner, Lydia Pastuszek, and Stephen Shugrue.

Also present: Sudbury Housing Authority Executive Director Jo-Ann Howe and Town Manager Maureen Valente.

The meeting was called to order at 7:35 p.m. at the Fire Department Headquarters, 77 Hudson Road.

All members and staff introduced themselves and provided a brief, personal background. Town Manager Maureen Valente recapped the previous meeting for benefit of those who were not there.

Minutes from the meeting of August 13, 2003, were approved.

Site Walk Report. Mark Ensign summarized the preliminary observations of the Conservation Commission regarding the following sites:

- Hudson Road: Considerations include proximity to a stream and wetlands and a possible vernal pool, but there is upland area. Site might have potential. Much will depend on location of wetland soil and the 200' riverfront area.
- Newbridge Road: Does not appear to have Commission jurisdictional issues that would preclude it as a potential site.
- North Road: A number of potential problems including vernal pool and flooding, but may be viable if next spring shows no obligatory vernal pool species; site will be expensive to engineer with or without a vernal pool as compensatory flood storage will be necessary.
- Wilshire Street: Would need a determination to identify area of Commission jurisdiction.
- Pine Ridge Road and Wash Brook Road: No Commission issues; appears to be good soils as long as disturbed areas are outside of the 200' riverfront area.
- Longfellow Road: There are wetlands in the southeast corner, also wetlands involving pond to the north and along much of the eastern side of the site; otherwise no Commission issues.
- Hemlock: No Commission issues.
- Boston Post Road/Bushey House: No Commission issues.

Report on Sudbury Housing Authority Needs. Jo-Ann Howe distributed a handout summarizing the site characteristics of existing Housing Authority scattered site houses, as well as the site characteristics SHA is seeking for the units approved by 2003 Town Meeting.

Calendar and Key Dates Report. Maureen Valente reviewed the Town Meeting dates to be aware of (articles due by December 31, report due to Board of Selectmen by December 1, public hearing should be held before report sent to Selectmen). Committee set up their next four meetings as follows: September 11, October 1, 15 and 29.

Election of Co-Chairs. Jim Gardner and Lydia Pastuszek were elected as co-chairs of the BRHSSC. They will put together agendas for future meetings.

Tasks to be Undertaken. Maureen Valente agreed to write up the key dates mentioned earlier. Mark Ensign agreed that he will work with the Conservation Coordinator to evaluate the list of Town owned parcels to rank them for potential Conservation Commission issues. Jim Gardner distributed a data list he had created based on the earlier list used by Jo-Ann Howe, and the committee agreed on an updated listing of potential parcels to be obtained from the Assessors Office. Maureen Valente agreed she would obtain a list of tax title parcels from the Collector's Office. Lydia and Jim agreed they would begin brainstorming tasks to help the committee organize its work.

The meeting adjourned at 9:35 p.m.

Respectfully submitted,

Maureen G. Valente, Town Manager