



Town of Sudbury

Sudbury Housing Trust

Flynn Building
278 Old Sudbury Rd
Sudbury, MA 01776
978-639-3387

<http://www.sudbury.ma.us>
Housing@town.sudbury.ma.us

Sudbury Housing Trust

Minutes

January 08 2008, 8:00 AM

Thompson Conference Room Flynn Building, 278 Old Sudbury Rd

Present: Trustees: Peter Crowe, Michael Fee, Lydia Pastuszek, Andrew Kaye, Amy Lepak
Staff: Jody Kablack, Beth Rust
Absent: Larry O'Brien

The meeting commenced at 8:05am and adjourned at 9:35.

Minutes

Motion duly made and seconded, it was unanimously (5-0):

VOTED: To approve the minutes of regular session on December 05, 2007

Annual Report – The 2007 Annual Report of the Trust was reviewed, and signed with no changes.

Finances – The budget analysis 'recast report was reviewed, showing the 6-month actual view.

Small Grants Program – The small grants program material was reviewed and it was decided to fund as unsecured using unrestricted funds (non-CPA, primarily external lottery fees and interest). The Trust wants to make the applicant process simple, and require no legal work for the applicant, though in the end may reduce the yearly cap that the program could have. Income and asset limits were changed to be used as evaluation criteria versus eligibility requirements. The procedure was changed to an application grant award period, versus a first-come first-served. It is hoped that the program will be operational by March, with the final application documents and implementation plan available at the February meeting of the Trust.

Down Payment Assistance – The Trust is supportive to pursue providing the VOCR lottery winner some downpayment assistance funding from the HOME ADDI funds, using a forgivable note from Trust.

Expansion of Local Preference – (Larry O'Brien present) The proposal from the Veteran's Agent was reviewed to expand the Sudbury Local Preference qualification to include non-Sudbury veterans. After much discussion, it was the unanimous consensus of the Trust was that the Local Preference allowance of the 40B legislation was to further housing opportunities for local residents, and as such should not include non-Sudbury veterans. The Trust is a local entity and supports increasing housing opportunities for local residents as a priority. The Trust strongly supports increased advertising and publicity among the veteran community for the general pool housing units, and hopes that this will increase the applicant submission for these opportunities. The Trust would also support state-wide legislation that is proposed.

Fair Housing Planning – The Trust reviewed the HUD requirement for Fair Housing Planning and the Analysis of Impediments (AI) document that is required by the WestMetro HOME Consortium. The submission date is May 15, 2008. State and local data will be obtained to provide meaningful information.