

WAYLAND HOUSING PARTNERSHIP
DRAFT Minutes – October 25, 2023
Submitted by Katherine Provost

Attending: Mary Antes, Kathleen Boundy, Rachel Bratt, James Grumbach, Katherine Provost

Others in attendance: Brian Boggia

Virtual meeting called to order at 7:12 pm. Roll call attendance.

1. Minutes: Rachel made some edits to the draft August Minutes. Katherine motioned to approve the Minutes with Rachel's edits. Kathy seconded. Roll call vote to approve.
Mary, Rachel and Kathy provided edits to the draft September Minutes. Katherine motioned to approve the Minutes with edits incorporated. Kathy seconded. Roll call vote to approve.
2. Project Updates:
 - **St. Ann's (124 Cochituate Road).** Rachel reached out to Rebecca Stanizzi, Chair of Wayland's Economic Development Committee. Becky forwarded an update from Phillip Crean, Project Manager for Planning Office for Urban Affairs ("POUA"). Phillip reports that the POUA is working toward advancing the final plans and receiving local approvals. He expects the application to be in very good shape for submission for the state's funding round in February 2024. [Note: See <https://www.mass.gov/doc/winter-2024-nofa-0/download>]
 - **Mahoney's (115 Boston Post Road).** Katherine and Jim reported that this property is apparently being considered for affordable homeownership. Mary checked with Wayland's Conservation Commission and said no new information is available.
 - **School Street.** Jim said the site is now being considered for seven units. Mary said the developer hopes to go back before the Conservation Commission on November 8th.
 - **Supportive Housing.** Katherine said this topic was discussed at Wayland's Affordable Housing Meeting Group on September 12th. (Town Planner Robert Hummel organizes the meetings, which are expected to occur bi-monthly and include representatives from Regional Housing Services Office ("RHSO"), Wayland Housing Authority, Wayland Housing Partnership, and Municipal Affordable Housing Trust.) The first meeting included Liz Rust from RHSO, Katherine Provost, Robert Hummel and Prashant Shukla from Planning Board. At the meeting, participants agreed that the main priority for moving forward with supportive housing is identifying an appropriate site.
Discussion ensued about how to prioritize this effort. Members agreed that Katherine would draft an email to Town Manager Michael McCall and Town Planner Robert Hummel recommending that a portion of the Town's contract with RHSO be earmarked for locating a suitable site for a supportive housing development. See attached memo.
3. Annual Report: Jim motioned to approve the report with a minor edit. Rachel seconded. Roll call vote to approve.
4. Accessory Dwelling Units: Kathy has reviewed the proposed legislation and she and Rachel reviewed the Summary Report by Harvard's Joint Center for Housing Studies. Both Kathy and Rachel agree that ADUs are "low hanging fruit" to promote more housing, and that the initiative is gaining momentum. Both also encouraged members to review the report. See: <https://www.jchs.harvard.edu/calendar/accessory-dwelling-units-lessons-around-country>
5. Housing Summit. Mary has followed up with Robert Hummel about a Housing Summit in the winter. WHP members agreed that a regional summit, which would include Framingham and other towns in Metrowest, would be a way to attract more speaker(s) and have greater attendance. Katherine said

a regional meeting is particularly important in light of the extreme family shelter crisis across the state, adding that Framingham has absorbed thousands of people into hotels and motels across the city.

6. Next Meeting. The next meeting will be held on Wednesday, November 29th at 7:00 pm.
7. Topics Not Reasonably Anticipated: Mary reported that David O'Leary agreed to come back to WHP, representing Wayland's Interfaith Leadership Association (WILA)
8. Adjournment. At 8:24 pm, Rachel motioned to adjourn the meeting. Jim seconded. Roll call vote.