



TOWN OF SWAMPSCOTT

AFFORDABLE HOUSING TRUST

ELIHU THOMSON ADMINISTRATION BUILDING
22 MONUMENT AVENUE, SWAMPSCOTT, MA 01907

MEMBERS

KIMBERLY MARTIN-EPSTEIN, CHAIR
MARIANNE MCDERMOTT, VICE CHAIR
ILENE VOGEL, SECRETARY
DON HAUSE
JOAN HONIG

ALTERNATES

KRISTIN SACCOCCIO

MARCH 22, 2018 MEETING MINUTES

Time: 7:02pm– 8:50 pm
Location: Swampscott Town Hall, First Floor Conference Room, 22 Monument Avenue
Members Present: K. Martin-Epstein, M. McDermott, I. Vogel, J. Honig,
Members Absent: D. Hause, K. Saccoccio
Others Present: Pete Kane (Director of Community Development),
Andy Rose & Nick Mennino of White Court
Bob Corcoran of 133 Puritan Road, Ted Regnante, attorney

The meeting was opened at 7:02p by K. Martin-Epstein.

REVIEW AND APPROVAL OF MARCH 1 2018 MEETING MINUTES

Motion by M. McDermott to approve the minutes from the March 1 meeting with one change, seconded by I. Vogel.

INTRODUCTION OF AND PRESENTATION BY DEVELOPERS

- A. Rose and N. Mennino, two of four developers of White Court at the former Marian Court site, presented their project. Proposing to develop 18 2-bedroom + study condo units, 6 in the new White Court building and 6 each in two other buildings, for 55 and over. The existing building will be torn down so this will be all new development, including underground parking and public space to the water.
- B. B. Corcoran and T. Regnante presented the Brenner Estate. They propose developing four condo units in the existing mansion plus a single family home for the owner next door.
- C. Neither group of developers wants to include affordable units in their development.

DISCUSSION

Discussion on whether the developers would provide affordable housing units elsewhere, and if so, who could own/manage these units? Rental units would be difficult for the town to manage since we aren't currently equipped to manage units directly. Could the developer buy property and donate to the town or donate the funds themselves?

Board and developers also discussed how to determine the average rate for an affordable housing unit in lieu of one in these developments.

It was decided that the Swampscott Affordable Housing Trust should come up with a number by the April meeting for the developers to pay so they can decide whether to develop the units themselves or pay the funds to the AHT.

Board members will look into the costs to build these units and talk to other AHT about what they are getting per unit. Members will look at trade journals as well as DHCD for costs for 2 bedroom units.

NEW BUSINESS

No new business was discussed.

NEXT MEETING

To be held on April 19, 2018

Meeting was adjourned at 8:50.

Ilene Podgur Vogel
Secretary, Swampscott Affordable Housing Trust