

Town of Weston
Minutes for the Elderly Housing Committee
Tuesday, February 2, 2021
Brook School Apartments
Weston, MA 02493
Zoom Meeting

Attendance:

EHC Members: Tom Timko – Chair, Melissa Brokalakis, Tack Chace, John Hennessey, and Carol Ott

Town of Weston: Monyette Vickers – BSA Manager

Tenants/Public: Alan Orth, Patti Davenport, Paul Bau, Paul Foley, Judith Harding, Shirley Small-Rougeau, Jim Polando, Lanna Yuen, Phil and Ginny and Vee Brooks.

Call to Order 7:52 a.m.

“Pursuant to Governor Baker’s March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor’s March 15, 2020 Order concerning imposition on strict limitations on the number of people that may gather in one place, meetings in the Town of Weston will be conducted via remote participation to the greatest extent possible. We will strive to provide access to such meetings via a link to call in, or other similar option. In the event we are unable to accommodate the same, despite best efforts, we will post recorded sessions of the meeting as soon as possible following the same. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings.”

Minutes from the January Meeting-

Minutes from the January EHC meeting were approved on a roll call vote.

Brook School Apartment Update – Monyette

BSA Campus update- It’s been a quiet month at BSA. We continue to follow the CDC guidelines. All residents must wear their mask in all buildings and common areas. Ed completed the light sensor project in all common areas.

Vacancies- BSA currently has four vacancies. Monyette is working with three applicants and plans to have all three moved in for 3/1/21.

Housing Certification Specialist- There have not been any applicants for in the HCS position. Monyette will look into different areas to post the position besides Town Hall.

Affordable Senior Housing Vaccine Rollout- Monyette spoke with Wendy Diotalevi from the Board of Health. The BSA’s 1st vaccine clinic will be on Saturday Feb 6th. The plan is to give the vaccine to all Brook School Apartment residents who signed up through the Town website. Residents should be on the lookout for an invitation from the Board of Health. If residents haven’t signed up for a vaccine yet and are interested, they should go to the Town Hall website and sign up.

LIP Application- Monyette – Liz Valenta is working on this.

Common Area Space Study– Tom- The task of estimating the costs has been approved by the Town and an RFP (Request For Proposal) has been sent out. Jim Polando is awaiting an email answer.

Building E – Tom – Liz is helping us find a consultant to work on the financial models.

Affordable Housing Trust Update- Tom

751-761 Boston Post Road is stalled. The abutters are suing.

Zero Wellesley Street is close to having a Purchase and Sale signed by the Habit for Humanity. Four of the six units will be affordable. It will likely be a year before construction starts.

518 South Ave is still being appealed to the Housing Appeals Committee.

104 Boston Post Road (by Mobil Station) is still being appealed.

Birch Lane – There is some early discussion about 2 possible units.

Public Comments –

Jim Polando – The town planner and the Zoning Board of Appeals stated that Weston has 1.5 % of available land in affordable housing. On this basis they claimed “Safe Harbor” from hostile 40Bs. The Commonwealth rejected the 1.5%, saying the actual number is lower and therefore does not provide “safe harbor.” The Town of Weston is appealing.

There was some discussion about how Comprehensive Permits, Building Permits, and lawsuits impact “Safe Harbor” from hostile 40Bs.

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- Use the call-in number to join the meeting in audio-only mode. The call-in number is access if your computer doesn’t have a microphone/speaker.
- The public is asked not to speak unless the Chair asks for public questions/comments. Please keep your audio on mute in order to reduce background noise during the meeting. Public participants may ask a question or make a comment when the Chair asks for public participation. To be recognized, click on the “Participants” button on the lower bar and activate the ‘Raise Hand’ icon.

Next Meeting Date: March, 09, 2021 at 7:45 a.m.

Meeting Adjourned 8:24 a.m.