

Islesboro Housing Committee
Regular Meeting
Tuesday, April 18, 2023
In-Person Meeting at 5:30 PM, Town Office

APPROVED

8/29/23

MINUTES

1. Call to Order

Chair Mike Nelson called the meeting to order at 5:30 PM.

2. Establishment of a Quorum

Quorum was established with over 4 members present

Members Present: Mike Nelson, Rick Rogers, Ginnie Hess, Michael Hutcherson, and Melissa Burns, Ex Officio.

Members Absent: Dave Dyer, John Kauer, and Tom Tutor

Others Present: Lauren Bruce, Jennifer West, Sonya Pelletier

3. Approval of minutes of January 24, 2023

Motion: To approve Minutes of January 24, 2023, as written, R. Rogers, seconded by M. Burns. Motion passed, 4 yes, 0 no, Unanimous.

4. Status of "Housing Resource Guide"

- M. Burns stated that she and L. Bruce need to touch base on that, and they will update at the next meeting.

5. Update on discussion with Island Institute Fellow

- M. Burns will update at the next meeting.

6. Issues impacting prior multi-unit plan

- Tom was absent and couldn't update.
- Jennifer West stated J.T. couldn't get the Fire Marshall to approve the apartments.

7. Update on Genesis Fund presentation

- Rick Rogers gave info to Mike on getting involved. They had a series of meetings around the State. Mike attended one Zoom meeting and got the full presentation.
- Mike got to speak with some of the members. If Islesboro has a project in the works, they would love to come out and participate.
- They bring together resources to create housing and lend to non-profits and governmental organizations.
- Rick added that they ask people to invest in their business for affordable housing. Liza Fleming-Ives is the director, and she's the person who wrote the rules for the current island initiative.
- If this committee ever became a developer, they would loan money to the Town to develop affordable housing.

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- Lauren Bruce stated she created this Committee with the sign-off of the Select Board to be able to handle money for projects.
- Rick stated that he could approach the Genesis Fund, but he wants to have something specific to present to them.
- Lauren suggested that IESC would be a group that could work with Genesis.
- Rick added that Maine Housing is also a resource for 5 or more units.
- Melissa Burns stated that there is no one we know of that is interested in being a developer, and the Town is not interested in being a landlord. If a different entity shows interest in developing housing, this committee can provide guidance and direct them to Genesis and Maine Housing.
- Mike added that site selection is down the road. The developer has to go to Genesis with a plan first, regardless of where it happens.
- Mike will send Genesis info to Melissa for the Resource Guide.

8. Other Business

- Mike thanked Jennifer West for sending him info on the Q&A sessions for LD 2003, held every Tuesday 10 – 11.
- Jennifer stated that the State will send the Final regulations tomorrow. The Planning Board will have to act quickly to update the Ordinances. The new rules will go in effect July 1. Jennifer explained LD 2003 to the group. She will forward the final regulations.
- Discussion about what the Town will have to allow.
- Discussion about amending the Town Ordinance that currently restricts ADUs by requiring the property be owner-occupied.

9. Comments from visitors

- None

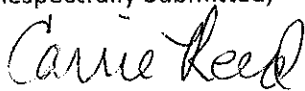
10. Set next meeting date

- Next meeting Tuesday, June 20, 5:00 PM

11. Adjourn

Motion by R. Rogers, seconded by M. Hutcherson, to adjourn at 6:00 PM. Motion passed, 4 yes, 0 no, Unanimous.

Respectfully Submitted,



Carrie Reed, Secretary