

7 **Housing Work Group Core**

8 Meeting Notes of February 5, 2007, 4:00 pm, MVC

9
10 *Present - Members: Richard Toole (Chair), Christina Brown, and Rob Kendall*

11 *Present – MVC Staff: Mark London, Christine Flynn*

12 *Others Present – Harriet Bernstein*

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14 **Discussion:**

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16 Meeting opened at 4:10 pm.

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18 The meeting opened with Richard Toole reporting that Ben Moore has stepped down from the Housing Work
19 Group Core in addition to the Work Group. Mr. Toole gave a brief update on the January 29th Process
20 Committee meeting and the January 31st Steering Committee Meeting. The two meetings were to check in with
21 Chairpersons of each Work Group Core and for those individuals to report on the status of their core groups. The
22 two meetings also provided an opportunity to share with each group what has or has not been working and
23 where the Island Planning Process is heading. Mark London began to outline some of the tasks that had been
24 assigned to each Work Group Core.

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26 **1. Update on the Process Committee Meeting with Work Group Chairs 1/29/07**

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28 Mr. London explained that the Steering Committee had signed off on the Synthesis Document Template last week.
29 Staff will begin to draft the goals, objectives, and strategies for the Work Group Cores to edit and revise. It was
30 pointed that the Synthesis Document is an evolving document that will change through out the planning process.

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32 **2. Discuss “Bold Ideas” and “Low Hanging Fruit”:**

33 Last week at the Process Committee meeting, it was agreed that each core would finish a draft of the Synthesis
34 Document for each of the sub-topics in addition to identify one or two “Bold Ideas” and Low Hanging Fruit” by
35 March 7th. The “Bold Ideas” are very long term goals that may not be achievable. But if one had a bold or edgy
36 idea that could be implemented 5 or 10 years (or more) from now this would be an option to write down some
37 ideas. The “Low Hanging Fruit” are actual goals that could be implemented within two or three years.

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39 **3. Outline Synthesis Document Template and 4. Discuss future meetings with the Housing**
40 **Work Group:**

41 Mr. London mentioned that as the core groups begin to write these synthesis documents this will be a good
42 opportunity to solicit comments and perhaps meet with the larger work groups. The Natural Environment Work
43 Group Core will be meeting with the members of the Work Group by sub-topic. Work Group members will be
44 encouraged to participate and brainstorm about each sub-topic. It will provide an opportunity for the members to
45 participate in any of the sub-topic meetings. It was pointed out that members who are interested in a particular
46 topic will not have to participate in all the topic discussions. Staff will begin to coordinate those meetings over the
47 next three weeks.

49 Core members were handed out draft synthesis documents from the Livelihood and Commerce Work Group Core
50 and a draft template for Affordable Ownership (year-round) to take home and read. Members then began to
51 discuss which members would lead the discussions by sub topic. Members delegated tasks to the following Core
52 members by the five sub-topics:

- 53 1. Affordable Ownership (Year-round) Opportunities – Rob Kendall & Harvey Beth
- 54 2. Affordable Rental (year-round) Opportunities – Philippe Jordi
- 55 3. Seasonal Workforce Housing – Christina Brown
- 56 4. Elderly and Assisted Living Housing – Candy DaRosa
- 57 5. Year-round Market Rate Housing – Richard Toole

58 Members discussed that the full Work Groups need to be more involved. It was pointed out that members of the
59 Core tend to be the advocates instead of having a more balanced group. It was emphasized that we need
60 decision makers involved in the Island Plan. The Island Plan should be consistent with the MVC's rules and
61 regulations but the Island Plan should not be exclusive of the MVC or town plans. It was suggested that the Island
62 Plan is not just a policy document but more importantly it will be an action oriented document. The focus of the
63 Island Plan should be on action plans. It was suggested that we have many useful documents that should be
64 incorporated into this process so that we can avoid reinventing the wheel. Such documents were the MVC's
65 Synopsis of Past Plans that included the MVC's Regional Island Plan, Community Development Plans, and several
66 town master plans, open space plans, and housing plans.

67
68 Discussion then turned to issues of zoning and smart growth. Is the housing problem driven by the appreciation of
69 land and large lot zoning and other regulations were some questions that were discussed by the group. It was
70 suggested that if the island does nothing to address certain issues such as housing – what will happen, how would
71 the island look in 10 or 20 years from today? It was suggested that as the core consider these questions as we
72 identify the "Bold Ideas" and "Low Hanging Fruit" in addition to the Synthesis Document.

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74 Meeting adjourned at 5:23 pm.

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76 Notes prepared by Christine Flynn.

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78 Next Meeting: Tuesday, February 20, 2007 at 4:00 pm at MVC