



Affordable Housing Committee

Town of Hinesburg

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Meeting Minutes – March 3, 2021 Remote Zoom Meeting – 7:00 PM

Committee Members Present: Carl Bohlen, Mary Beth Bowman, Kellie Stoll, Rocky Martin, and Dale Wernhoff.

Also Present: Barbara Forauer, Emily Raymond, and Xander Patterson

The meeting came to order at approximately 7:05 PM.

Introductions: We gave brief introductions to the community members attending tonight's meeting.

Update on Accessory Apartment Video Project: Rocky provided an update to our Accessory Dwelling Unit (ADU) video project. Rocky is in talks with a local professional videographer who should be available this summer at a price within our budget. Xander asked if we'd looked into a CVU student to provide video services. We told him we had thought about it but the timing of the project didn't align with a student's graduation challenge requirement. Barb knows of another area videographer who may be available in case our current plan falls through. Carl will send out a summary of the zoning regulations regarding ADU's so we can determine what material we'd like to include in the video. We need to think about how we want to convey the information we are trying to present, whether it be verbally or via charts and/or graphics. Emily asked if there are any incentives available to homeowners who are looking to add an ADU to their property. We're going to look into that. Emily also asked about the ease or difficulty of the permit process. Rocky stated that the permit process for his ADU was a breeze.

Update on Meadow Mist Inclusionary Zoning Affordable Unit Marketing Plan: Mike Loner of Greentree Real Estate (realtor for the Meadow Mist development) is in contact with Champlain Housing Trust (CHT) and Alex Weinhagen (Hinesburg Director of Planning and Zoning) regarding this unit. Mike will email the unit's marketing information to CHT and Alex. CHT has 40 to 50 clients that fit the income eligibility bracket for this unit.

Update on Listing of Affordable Units on Town Website: We reviewed Carl's draft version of "Hinesburg's Affordable Housing Inventory". It's a summary of the affordable housing units in town. Mary Beth asked if all the units on the inventory are currently available. Carl said the inventory is a listing of both available and occupied units. We agreed it might be helpful if we were able to note which units are actually available for occupation. We also discussed listing units that are pending in upcoming developments but decided to list only those units that are actually built. We'll contact local developers to provide data on their units.

Leads on/Recruitment of HAHC Members: With the addition this month of Mary Beth and the return of Kellie, we now have six members on a seven-member committee. If anyone is interested in filling out our ranks, please refer to the town web site for info.

Future Meeting and Topics: Carl is arranging for Robert Leuchs, Director of the Homeownership Center at CHT, to join us at our next meeting to report on their current programs.

Approve Minutes from February 3rd: We reviewed the 2/3/21 minutes. Rocky motioned they be approved and Mary Beth seconded. They were approved by voice vote.

The meeting was adjourned at approximately 8:05 PM.

Next Meeting –

April 7th – Topics to be determined; see agenda on town web site.

Respectfully submitted,

Dale Wernhoff
HAHC Secretary

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