

LANCASTER AFFORDABLE HOUSING TRUST

Via ZOOM

Thursday, October 20, 2022

7:00 P.M. – 9:00 P.M.

Join Zoom Meeting

<https://us02web.zoom.us/j/82305467988?pwd=ak01ZW9QRXdqanJTMGVxQ3RNSGMzQT09>

Meeting ID: 823 0546 7988

Passcode: 774619

Meeting Materials

<https://www.ci.lancaster.ma.us/affordable-housing-trust/pages/meeting-materials>

I. Call to Order & Administration

1. Victoria Petracca, Chair, will call the meeting to order
 - a. Roll call attendance

II. Approval of Meeting Minutes

1. Review and take action on Meeting Minutes of September 8, 2022 and September 22, 2022

III. Scheduled Appearance(s) - None

IV. Subsidized Housing Inventory (“SHI”) Active Pipeline

1. Capital Group, approximately 1410 – 1474 Lunenburg Road (Route 70) – 146 Units, 40R Smart Growth Project
 - a. Final 40R Memorandum of Agreement (MOA)
 - b. Response to Planning Board August 8, 2022 determination
2. Capital Group, White Pond Road/rear of former New England Specialty Soils – 200 Units, 40B

V. Other Subsidized Housing Inventory (“SHI”) Active Pipeline

1. Review any updates received prior to meeting time (none as of agenda posting)

- a. Bovenzi and Donovan, approximately 438 Old Union Turnpike – 100-200 units, 40B
- b. MCO & Associates, approximately 261-301 Deershorn Road – 32 units, 40B
- c. Harbor Classic Homes, 2038 Lunenburg Road (Route 70) – 2 units, IPOD Special Permit
- d. 213-217-219 South Main Street – 1 unit, Inclusionary Zoning/Local Action Unit
- e. 32 Carter Street – 1 unit, Local Action Unit
- f. Vacant Memorial School, 695 Main Street
- g. Brief review of inactive site(s)

VI. Board Discussion of Return to In Person Meetings

VII. Public Comment

Opportunity for the public to provide input related to Lancaster’s affordable housing needs, production, and preservation. Please kindly limit comments to 3 minutes or less.

VIII. New Business

IX. Communications

1. Next Scheduled Affordable Housing Trust Meetings
 - a. Thursday, November 3, 2022 at 7 P.M.
 - b. Thursday, December 1, 2022 at 7 P.M.

X. Adjournment