

Town of Long Island
Year-Round Housing Committee
Minutes, 13 June 2007

Meeting called to order 7:11 p.m.

Present: Mark Greene (chair); Mike Maloney; Cade Brown; John Billings; Mary Nanos; Lorinda Valls; Alden Robinson (Island Fellow). Guest: Madeline Collinson

1. Minutes from previous meeting accepted unanimously.
2. Mark noted a brief conversation with abutters Rose and Carle Barter and assured them that nothing would move forward on the Town land near them until discussions were held with all concerned and all input considered.
3. After a brief interruption and condo sales pitch by John Wary, abutter Madeline Collinson shared her views on the proposal to lease lot 361 through the Year-Round Housing program. She expressed concerns over the size of the lot and felt that the Town should not be developing small lots (10,000) as the island and this neighborhood in particular was too congested. She plans to build a house on her lot (same size as Town lot- 10,000). She felt that a home on that lot would devalue the neighborhood and the fact that unlike abutting property owners, eligible tenants in the Year-Round Housing program would not pay full market value for the lot. She said all of the neighbors felt the same way, but acknowledged that she had not necessarily cleared her remarks with others. She said that abutters generally liked the idea of year round housing for the good of the community, but they want it somewhere else, not near them.

It was noted, that if this lot was not suitable for YRHC use, it could well be sold to the highest bidder by the Town and a house built by someone else. The committee appreciated her participation and encouraged her to work with the YRHC to make it work well for all.

4. The committee discussed characteristics that would be desirable in a house constructed and transferred in the program. Suggestions included:

- A minimum of two bedrooms;
- A minimum three-bedroom septic system size;
- The house should be as "green"/environmentally sensitive as possible; low energy use.
- The house should have a foundation, if possible, preferably with a full basement with good moisture control;
- The homeowner should maintain a good yard/defensible space around the house;
- The house should be "handicapped friendly" within reason;
- The house should have adequate storage space;
- One or two stories??
- Efficient heating system;
- Chimney built in with woodstove capability;
- Generator hookup wired in;
- One bedroom on first floor;
- Insulated windows.

The committee agreed to meet again in two weeks to continue discussing minimum building characteristics that would make the house more generally desirable for a re-sale. Also for next meeting, work will resume on the lease.

Committee members agreed to encourage others to apply for the Application and Selection committee positions. Everyone should try to get one person interested in that important committee.

Meeting adjourned 8:15 p.m.