

WAREHAM Affordable Housing Trust
AGENDA
Tuesday, June 14, 2022
9:00 AM
Room 27 Town Hall

WAREHAM TOWN CLERK
2022 JUN 9 AM 8:17

1 CALL MEETING TO ORDER

2 ROLL CALL

3 MINUTES TO APPROVE

Minutes for the May 10, 2022 meeting

4 REORGANIZE THE TRUST

4.1 REVIEW MEMBERS WHOSE TERM IS EXPIRING

- Sandra Slavin
- Heidi Churchill

Vote to recomend re-appointment

4.2 ELECT CLERK

5 HABITAT FOR HUMANITY

Mr. Charlie Beauchamp would like to address the Trust seeking assistance in securing low-cost land to build affordable housing.

Attachments:

- BBAHFH overview.docx
- BBAHFH-Flyer-030722.pdf
- Town property listing 2018 august (1).xlsx

6 WAREHAM AFFORDABLE HOUSING TRUST GRANTS

6.1 REVIEW PROCESS, FORMS, REQUIREMENTS

6.2 REVIEW REQUEST FROM ROYAL CREST 55+ AFFORDABLE

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7 MAPPING OF TOWN PARCELS

7.1 DISCUSSION ON MATERIAL SENT BY MR. BUCKLAND FOLLOWING THE MAY 10 MEETING.

7.2 MOTION AND VOTE TO SEND FORMAL REQUEST TO MR. SULLIVAN FOR MR. BUCKLAND'S SUPPORT

8 2021 – 2022 ANNUAL REPORT FOR THE TRUST

9 OPEN ITEMS

9.1 REGIONAL HOUSING OFFICE

Need to reach out to contacts provided by Mr. Munise to discuss how SRPEDD and the RHO can assist.

Regional Housing Office contacts
Jeffrey Walker, AICP
Executive Director

Economic Development
Administration
Email: jwalker@srpedd.org

Taylor Perez
Sr. Comprehensive Planner/Community Engagement Specialist
(took over for Eric Arbeene)
Email: tperez@srpedd.org
Phone: 508-824-1367, ext. 310

9.2 WOODLAND COVE

Forms and a process are still needed.

9.3 AFFORDABLE LIP PROGRAM

Forms and a process are still needed. This is not the Trust's responsibility.

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10 ADJOURNMENT

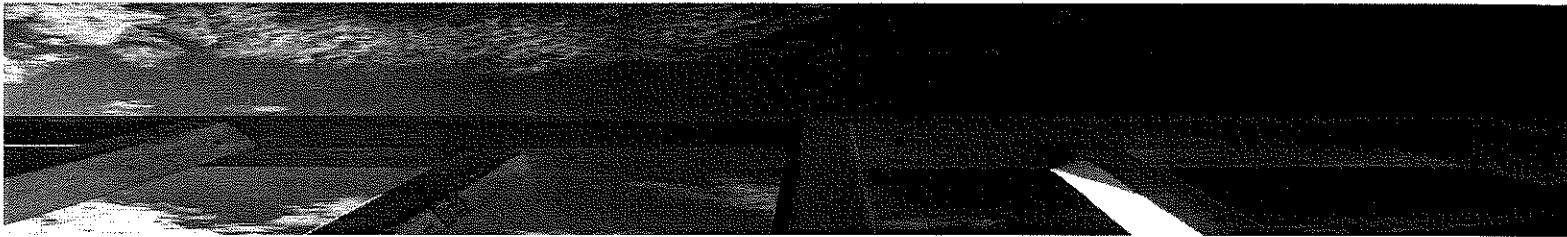
11 NEXT MEETING

9 AM Tuesday, July 12, 2022
Room 27
54 Marion Road
Wareham, MA 02571






Buzzards Bay Area **Habitat for Humanity**[®]

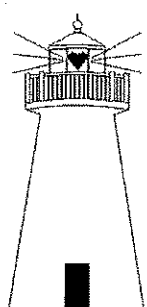
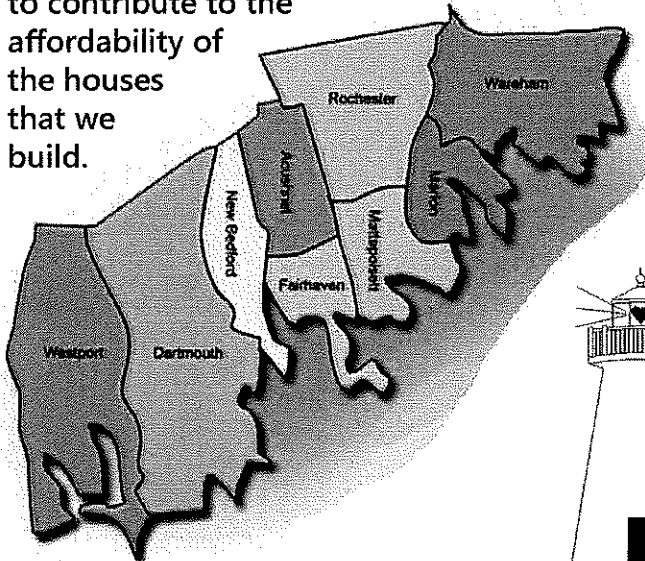
**Habitat is seeking
partnerships to
secure low-cost land
for our next home!**



What are the benefits of a partnership with Buzzards Bay Area Habitat?

-  Substantial deductions for donations or reduced sales prices¹
-  Freedom from unwanted, taxable property holdings
-  Restoring neighborhoods and housing working-class families

¹ Habitat for Humanity is a 501(c)3. Donations made to our affiliate are deductible per IRS code. Habitat's work is supported by donations - land is no different! Our resources to purchase land are limited, so we rely upon low-cost land to contribute to the affordability of the houses that we build.



What are we looking for in a property?

-  Ideally, the lot meets local zoning requirements or ...
-  ... the lot has at least 7,000 to 10,000 s.f. of area
-  Access to amenities, such as water, sewer, gas, and electrical utilities
-  Ability to accommodate a private septic system if no sewer is present
-  Minimal site constraints, such as wetlands, ledge, or contamination
-  Good schools, safe roads, and friendly neighbors for our families

Our mission is to provide decent, affordable housing in partnership with families.



P.O. Box 1584
8 County Road, Suite 2
Mattapoisett, MA 02739
(508) 758-4517

www.BuzzardsBayHabitat.org

Buzzards Bay Area Habitat will not discriminate in the selection of applicants on the basis of race, color, national origin, disability, age, ancestry, children, familial status, genetic information, marital status, public assistance reciprocity, religion, sex, sexual orientation, gender identity, veteran/military status, or any other basis prohibited by law.



"Building Strength, Stability and Self-Reliance through Shelter."

What is the Mission?

Buzzards Bay Area Habitat for Humanity (BBAHFH) brings people together to build homes, communities and hope.

BAAHFH keeps cost low by using volunteers from the community to build the homes. We solicit donation and discounts for materials and services. We build affordable houses to sell to qualified low-income families.

What is the Vision?

Where everyone has a decent and affordable place to live in the communities we serve.

How are the recipients of Habitat houses selected?

The Buzzards Bay Area Habitat for Humanity Family Selection Committee's mission is to choose families with the greatest and most immediate need while fulfilling the requirements of *severity of need*, *ability to pay*, and *willingness to partner*. The Committee holds informational meetings at local venues and solicits applications from potential families. The process involves receiving the application, Mortgage Pre-Qualification, need analysis, and then qualified families are interviewed. After a thorough review process, all qualified families are entered into a lottery. Once a family is chosen, construction begins.

How do recipients qualify for a Habitat home?

Proof of US citizenship or permanent resident status

Compelling need for adequate shelter – present home is overcrowded, has structural or other problems, or costs more than 30% of income

Ability to pay – good credit and sufficient income (30% to 60% area median income) to afford the monthly payments and costs associated with home ownership

Willingness to partner – acceptance of financial and “sweat equity” requirements (a minimum of 300 hours of labor from the selected family)

Reside Or Work in our service area – Acushnet, Dartmouth, Fairhaven, Marion, Mattapoisett, New Bedford, Rochester, Wareham and Westport

Visit our Website at:

<http://www.buzzardsbayhabitat.org/index.html>

Byrne Circle Build in Wareham: 2 Duplexes (4 Homes)



See More Byrne Circle Build photos at:

<http://www.buzzardsbayhabitat.org/ourprojects/ourprojects4.html>

Buzzards Bay Area Habitat for Humanity

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