

DATE: November 18, 2022
TIME: 9:31 AM

**Belmont Housing Trust –HPP Subcommittee
Minutes for the Oct. 20 2022 Meeting**

Present:

Subcommittee members: Betsy Lipson, Judie Feins, Aaron Pikcilingis, Julie Wu, Kimberly Haley-Jackson, Catherine Bowen, Anne Mahon, Helen Bakeman

HPP project team members: Lydia Slocum, Metropolitan Area Planning Council (MAPC); Gabriel Distler, Town of Belmont.

Guests in attendance: Jackie Dobson; Bonnie Friedman, Julie Perkins

The meeting was called to order at 2:05, and Betsy and Lydia provided a reminder overview of the purpose of an HPP and the process of developing and revising one. Today's task is sharing data and findings from the housing needs assessment. Lydia explains the data sources are ACS, 2020 Census estimates. MAPC's review included a comparison of how the data shifted since the last HPP. In addition, as part of the HPP, MetroWest is hosting two resident focus groups in the near future, and the first community-wide event is November 3rd.

Lydia presented PowerPoint slides (attached) showing data from MAPC's housing needs assessment. There was input from members encouraging MAPC to provide more definition for terms on several slides. Also, members responded with astonishment to data that show the household incomes needed to rent or buy in Belmont without being cost burdened. There was interest in understanding how changes in Belmont's housing costs compare to other communities in the Greater Boston area, how we can understand whether rise in housing costs is associated with the rate of people moving out of Belmont, whether MAPC can separate the income data for seniors to show asset and income.

Anne: Many Belmont residents want to better understand what is meant by affordable.

Aaron: There's two streams here: the 10% goal to stop unfriendly development; and second, what is the need and what is the availability.

Lydia: MAPC works with communities that want to go beyond SHI.

Helen: Making a strong community and enabling people to stay.

Town-wide Forum on November 3rd. 6-6:30 mingle. Ask of members is to promote the event using materials that MAPCS provides and encourage sign up. Invite 10 people minimum. An online survey will launch right after that event.

Anne – there are many people in Belmont who own 2 family properties who rent at a lower rate. Is there a possible way Belmont can offer owners property tax reductions in exchange for deed restrictions on their property?

Next meeting: analysis of physical constraints and opportunities, local conditions, and we generate local strategies. Then next community wide meeting will be prioritizing these strategies.

The meeting was adjourned at 3:08pm.

Respectfully submitted,
Betsy Lipson