

**Housing Advisory Board Draft Minutes  
March 16, 2021 Zoom Meeting**

**Meeting called to order at 2:03 P.M by Mr. Belansky**

**Members Present:** George Dixon, Connie Donahue-Comtois, Valerie Diggs, Tim Shanahan and Deb Taverna

**Others Present:** Evan Belansky and Melissa Robbins,

- 1. Approval of Minutes:** Minutes for the February 11, 2020 meeting were approved with two abstentions. Minutes for February 9, 2021 were approved unanimously.
- 2. PILO Discussion. Recommendation – 248 Princeton Street** – Ms. Robbins advised that the building would be demolished, the site re-mediated and ten new units built. Two duplexes will face Princeton Street and six units will face Walter Wiede. Sale price is expected to be \$379,000. The owner is running a new water main to Middlesex Street and building new sidewalks. There are no affordable units due to the neighbors' concerns about the density of the development. The proposed PILO is \$40,000. HAB members raised questions about the reduction of the PILO – would like a meeting to review the PILO in Chelmsford and how it is working. Ms. Taverna moved to support the proposed PILO and Mr. Dixon seconded. Vote was unanimous. Ms. Robbins offered to participate in any discussions about the PILO and offer a development point of view. Ms. Taverna will draft a letter to the PB re the PILO for 248 Princeton Street and send to other members for review.
- 3. 2020 Master Plan Update** – The Master Plan is working on housing now. Mr. Belansky will send a draft of the housing section to HAB members.
- 4. Scheduling the Next Meeting** – No meeting was scheduled.
- 5. Review of Action Items** – Ms. Taverna to draft a letter to the PB.
- 6. Meeting adjourned at 2:17 P.M.**

PILO – payment in lieu of

HOA – Home-Owner Association

HAB – Housing Advisory Board

SHI – Subsidized Housing Inventory

DHCD – Department of Housing and Community Development

PB – Planning Board

CHA – Chelmsford Housing Authority