



## Town of Deerfield Meeting Notice

Deerfield Municipal Offices  
8 Conway Street  
South Deerfield, MA 01373  
Ph: 413-665-1400  
Fax: 413-665-1411

Board/Committee: Ad Hoc Senior Housing Committee

Date: 01-18-2024 Time: 7 pm

Location: **Remote on Zoom**

**Certain meetings normally held at the Municipal Offices are being held remotely, with adequate, alternative means of public access and, where required, public participation provided, in accordance with House Bill Number 58 of the 193<sup>rd</sup> General Court, which extended the Governor's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, M.G.L. c.30A § 20, until March 31, 2025.** Meetings are typically broadcast on Frontier Community Access Television (FCAT).

Remote Meeting Connection noted below:

Dial-in Number: +1 929 436 2866

Meeting ID: 413 665 8576 Passcode: musicHeals

Please use this URL to log-in:

<https://us02web.zoom.us/j/4136658576?pwd=Q1BtT0NBTKFPSzJzdGNhaHN4Wmozd09>

Meeting attendees should mute phones (**\* 6 for landlines**) unless asking questions or commenting. All attendees should wait to speak until other participants are finished. Comments must be pertinent to the agenda and limited to 2 ½ minutes unless the Chair grants an extension.

*The Ad Hoc Senior Housing Committee supports the Deerfield Select Board's anti-hate statement of November 11, 2022. We unequivocally condemn racism, discrimination and hate in all its forms, and we commit to work diligently to ensure that our town is welcoming and safe for everyone. We recognize our responsibility to understand and address all forms of inequality. We encourage diversity of voices and representation on all Deerfield town boards and committees. We pledge to help foster a community where all individuals can live happily, free of fear and with equal access to opportunities, regardless of age, race, religion, ethnic background, national origin, ability, gender identity or sexual orientation.*

### Agenda:

1. Called to order 7:01PM
2. Members present:
  - ~~Lili Dwight~~
  - ~~Carolyn Ness~~
  - Pam Predmore-absent
  - ~~Kathy Sylvester~~
3. Guests present: Melody Clark, Fran York
4. Minutes from
  - [12-14-23](#) with amendments to include responses to Jason Clark: approved unanimously
  - [01-04-2024](#): approved unanimously

5. Review Deerfield Housing Production Plan: [Deerfield Housing Production Plan](#)  
Town planner, Christopher, says he is starting to look through the Dfld Housing Production Plan. Market feasibility study that was done contains a lot of the same information that the Housing Production Plan.  
Other sites  
Accessory apartments were met  
We are due for an update  
Housing production plan will be part of the RFP  
Carolyn says we need to incorporate HPP to show we are aligned with it in our subsidized senior housing .  
In summary: we are aligned with the plan
6. Set a date for “Tea with the Neighbors”
  - Feb 11 ? Carolyn to hold the space 3:00 p.m. Send an invitation to abutters.
7. New Business not anticipated 48 hours ahead:
  - Lili update on RFP discussion w/SB re:FRCOG assist. Kathy update on use of funds?  
Lili met with the Select Board. They are in support of FRCOG editing the RFP  
Kathy spoke with Stuart Saginor of the CPC to ask if our CPC application includes funding to cover the RFP. He needs to see the breakdown of the budget. Lili will forward it to him.
  - Lili convened with Town Counsel re: St James Spoke to town counsel about the property and the covenants with it. If a community of people wanted to move it, would the covenants go with it? Kayce is going to talk with the seller about a friendly eminent domain. Carolyn says it has already been done. The town voted to take it by eminent domain. The covenants must be removed, it is more the mechanism of removal. Carolyn will talk with town counsel about this tomorrow.
  - building and the lawyer said no, the covenants go with the land.
  - Lili response from Alyssa Larose re: Elm Circle-Lili spoke with Elyssa to get an update about Elm Circle. The state needs to see that we are working on subsidized housing. The complete neighborhood grants got \$30,000. A developer won't get tax credits to build senior housing if it doesn't show that we are working on affordable housing. Expect that housing is going to be a big push.
8. Public Comment if time permits: Melody asked if we are reviewing the HPP if we are planning on more than just senior housing. Lili explained we are reviewing the HPP as it pertains to our project for subsidized senior housing.  
Melody asked if seniors sell their houses, will the money they have from the sale of the home affect their eligibility for subsidized housing. This question needs investigation.  
Melody asked if our Ad Hoc meeting would be in person? Lili explained that we meet weekly and it is on zoom only.
8. Adjourned at: 8:25pm
9. Next Meeting: **Thursday, Jan. 25 , 2024 at 7 pm**