

**Town of Fairfield
Office of Community & Economic Development
Affordable Housing Commission
June 13, 2012**

The Affordable Housing Commission of the Town of Fairfield held a meeting on June 13, 2012 at 7:00 p.m. in the Conference Room in Old Town Hall.

Present: Steve Grathwohl, Chair; Mary Galgota; Gerry Stuhlman; Lisa Winjun; Richard Gribko

Also Present: Mark Barnhart, Director of Housing and Economic Development

Mr. Grathwohl called the meeting to order at 7:05 p.m.

Distributions: Minutes of April 17, 2012

Minutes: The minutes of April 17, 2012 were approved.

130 Fairchild Avenue, Campfield Drive

Mr. Grathwohl said the developer of 130 Fairchild Ave. has filed an appeal to the ruling of the TP& Z denying the development of rental housing on this site. The decision on the 12 unit Campfield Drive property has been reversed on appeal. Mr. Barnhart said the criteria for such housing require that it meet the needs of the town as outlined in the master plan. He said the highest need stated there is for small units for 3 or 4 people. Mr. Grathwohl asked if the AHC could get a copy of the response to HUD. He said it would be helpful to have an attorney versed in the law as it pertains to affordable housing speak to the AHC.

CT Post Editorial on Affordable Housing

Mr. Grathwohl said he felt the author of the article did not recognize the past achievements of the town in providing affordable housing in Fairfield. He said there is housing not included in the numbers of units because it is not 'deed restricted.'

AHC Annual Report

Mr. Grathwohl said he is working with Mr. Barnhart to provide an annual report from the Committee to the RTM. He said the statistics showed that a family needs two incomes to be able to afford to live in Fairfield. Mr. Barnhart said the major success of the AHC was aiding in the passage of the Inclusionary Zoning regulations by the TP&Z. Mr. Stuhlman said he had questions regarding the vision statement in the report. Mr. Grathwohl asked him to bring his suggestions to the next meeting for consideration. Mr. Barnhart will revise the report and forward the final version to the commissioners.

Thorpe Street/Lumber Yard

Mr. Gribko asked if any affordable units were to be included in this project. Mr. Barnhart said this property was not part of the inclusionary zone and therefore was not required to have such units.

Exide

Mr. Barnhart said the work on the site is a continuation of the previously approved work. There will be a public hearing this summer on further work on the project.

Other Business

Mr. Barnhart said he would be attending a meeting this week with David Fink of HomeCT.

Carol Martin has been appointed the new Executive Director of the Fairfield Housing Authority. Mr. Barnhart said the Authority might attempt to add more units at Pine Tree.

Mr. Grathwohl asked if CDBG funds could be used to support Habitat for Humanity projects in town. Mr. Barnhart said assistance from CDBG goes directly to the homeowner under the current structure. However, he does feel that mutual awareness of goals is beneficial to all parties.

Mr. Barnhart said the town did not receive a grant from the Tri-State fund but did receive \$5000 from UI that will be used to support a planning process regarding the area around the Exide property.

The meeting adjourned at 9:05 p.m.

The next regularly scheduled meeting will be Wednesday, July 16, 2012 at 7:00 p.m.

Respectfully submitted,

Gretchen Goethner