

Town of Red Hook Housing Committee

Minutes – Meeting of February 27, 2023

Committee Members Present: Aisha Keller, Hart Migdal, Hayden Sartoris, Adrienne Truscott, Audrey Unson, Trish Dantzic (arrived 7:00pm)

Liaisons: Julia Solomon, Jacob Testa

Guests: Mayor Karen Smythe, Tiffany Zezula, Deputy Director, Pace University Land Use Law Center

Regrets: Vicki Hickman, Michael Cole, Patricia Stewart

Approval of Minutes – Minutes of the January 23, 2023 meeting were unanimously approved.

Updates

Hart Migdal accepted the Committee Chair role.

Jacob gave a brief overview of the Cookingham Farm parcel purchase by the Town Board. The portion of the parcel identified for housing is in the village. Described as primarily an open space conservation project with a housing component to fit with the character of the village. Multiple possible funding source opportunities for affordable housing there.

Guest Presentation

Tiffany Zezula, Deputy Director, Pace University Land Use Law Center joined via zoom at 6:17pm. Tiffany gave an introduction and framing for the issues facing the Hudson Valley region, including pressure from the state via the Housing Compact (3% growth in housing stock targeted for downstate NY). Trends include housing market tightening for young families, median age rising, and income growth lagging behind housing costs. Emphasized the importance of making connections from housing issues to those of employment, economic development, transportation, etc.

Tiffany reviewed some of the “9 Steps for Local Inclusionary Housing Program’.

- 1) Create citizens task force- craft Mission and work out integration with municipality and authority of committee;
- 2) Education and Advocacy- Understanding the true local need. Not just “big A” Affordable Housing (AH) but (“little a”) meaning diversity of stock in the community. Many communities are working in lock step with a comprehensive planning update process. Execute community values survey to assess if there is community need for housing. Investment in housing is an investment for everyone in the community. Question posed: do we want to thrive or survive? Affordable housing as a metric of success for the community more broadly. Dobb’s Ferry had a community forum

including colleges and organizations (12 counted on slide).

3) Comprehensive plans and Housing plans: don't want these processes siloed. Some communities create a Local Housing Plan as a stand-alone or as part of Comprehensive Plan, but make sure any stand alone housing plan is integrated into the comp plan. Opportunity to connect housing plans to other local plans for sustainability, economic vitality, etc. In CT, each community is required to create a local housing plan, but not yet a requirement for NY. Provides significant legal backing for plans to advance a significant public interest. Recommended every 5-10 years.

4) Zoning Techniques reviewed briefly, but then informal conversation. Touched on Inclusionary zoning and ADUs (most rural communities are looking at that).

(Presentation incomplete due to time). Full slides will be shared.

Discussion included opportunities from Pace's Housing Action Council and their other programs to provide assistance to committees and municipalities, from development of specific AH projects to helping a committee organize its work and actions long term. Tiffany closed by underlining the importance of community involvement in deciding the issues before proposing solutions.

Committee debriefs

Red Hook Responds and RHCC set up 3 community forums (two on March 7th and another 11th) and a survey for the Community Needs Assessment (CNA) led by Pattern for progress.

Discussion followed of early engagement ideas including tabling, surveys in the village at library or Town hall, etc.

Next Meeting – The next meeting will be Monday, March 27, 2023 at 6:00pm at Town Hall. The committee meets monthly on the fourth Monday.