

Mtn. Lakes Affordable Housing Advisory Committee Meeting

April 10, 2019

Minutes

Committee members present: Mitchell Stern, Borough Manager; Paul Phillips, Borough Planner; Bob Oostdyk, Borough Attorney; Kelly Holliday, Planning Board member; Sandy Batty, Community Member; Blair Schleicher Bravo, Committee Chair; Mayor Lauren Barnett; and Cynthia Korman- council members.

1. The minutes of the February 25, 2019 and March 13, 2019 meetings were approved as written.
2. Bob Oostdyk gave an update on the status of Mtn. Lakes' Fair Share Plan/ Fair Share Housing Settlement. The next Council meeting April 22 will discuss drafts of the ordinances, which Paul Phillips has drafted. In May the ordinances will be introduced. The ordinances will include
 - a. Affordable Housing ordinance, including mandatory set-aside of 20 percent affordable housing in any new development of 5 or more units.
 - b. The spending plan
 - c. Overlay zoning for the OL zone, with the settlement stipulating 14 units/acre. Paul suggested the options of townhouses, stacked townhouse or typical multifamily with a common entrance. The committee agreed to a three-story limit and a height of 40 feet. Limit to 24 units – townhouse of 8 units /structure, stacked 16 units/structure, or multifamily 24 units/structure. Coverage should be similar to Legacy and Enclave. Minimum lot size 3 acres.
 - d. Development fee ordinance
 - e. Accessory apartments
 - f. Affirmative marketing

Paul will give an informal presentation to the Planning Board on the Housing Element and Fair Share Plan in March. The public hearing before adoption will be scheduled for the April 25 Planning Board meeting. Public notice will be sent and the Borough email blast will alert residents.

Paul said that he will be away in late June, and so unable to attend the final compliance hearing on June 21. Liz Leheny from Paul's office will attend in his place.

3. Cynthia reported that the Subcommittee on Accessory Apartments will meet tonight. They will be finalizing their recommendations regarding the provisions for affordable apartments and Cynthia will send the Subcommittee's recommendations to Bob Oostdyk and Paul Phillips by the end of this week.
4. As there was no other business, the meeting was adjourned.
5. Next meeting- May 8 8:30 a.m. – 9:30 a.m. (2nd Wed.)