

**Mtn. Lakes Affordable Housing Advisory Committee Meeting
Virtual Meeting**

June 14, 2023

Committee Members Present: Mitchell Stern, Borough Manager; Bob Oostdyk, Borough Attorney; Sueanne Sylvester, Community Member, and HPC Liaison, Blair Schleicher Wilson, Community Member, and Committee Chair, Tom Chiang, Alternate Member #1; Cynthia Korman, Chris Cannon - Council Members.

May Minutes Review/Approval - May minutes were not discussed at this meeting.

Report: Homes for Veterans – Groundbreaking - There was a discussion/follow-up report on the Groundbreaking event on May 15th, 2023. Blair commented that the event was highly successful and well attended by representatives from multiple groups. Blair appreciated all the people involved, including Luciano Bruni, the developer. There was also a discussion on dispersing pictures/videos from the event.

Home Repair Funding - There was a discussion about CGP&H and its Home Improvement Program (HIP) for income-eligible individuals. This program provides grant money of up to \$24,000 for critical home repairs. Morristown is currently taking part in this program. There was further discussion on whether Mountain Lakes would qualify for this program and if Mountain Lakes residents would benefit from this program. Blair mentioned that the “211 Report” would potentially illuminate more information on the second question of housing help in Mountain Lakes. The county has implemented a program similar to the HIP program, but Morristown is not a participant in the county program. Cynthia will email Dan Levin from CGP&H to ask if Mountain Lakes would qualify for this program and relay Sueanne’s question about net worth versus income. There was concern that equity may disqualify residents from participating in the program. There was a discussion on reverse mortgages.

Old Business Status - Blair asked Cynthia about Highlands Council assessment updates. Cynthia noted that most of the Highlands Council documents related to affordable housing were from 2010, and things have probably evolved since then. Currently, we are entering the 4th round. Blair inquired about what Highlands Council opt-in means for affordable housing. A subcommittee is looking into this issue. Borough Council will kick off this discussion at the 6/26 Council meeting. Blair asked Cynthia about a liaison from AHAC to the subcommittee because there was a concern about the flow of information pertinent to affordable housing. Cynthia asked Tom if he would be interested. Tom said yes. Cynthia asked Tom to look into press material about the Highlands Council hiring a consultant to advise on affordable housing.

Meeting in July - The committee will not meet in July.

Interest in Accessory Apartments - Sueanne found an owner interested in participating in the accessory housing program. Furthermore, the occupant qualifies for affordable housing. However, the property needs repair. There was a discussion on the best use of the property. The committee contemplated a mixed-use situation where parts of the property will be used for residential purposes and others will be used as a museum and storage of HPC artifacts. It was clarified that the property was located in Business Zone A. Bob noted that there will be a need to change an ordinance to facilitate the accessory housing program for this property. It was suggested that there might be grants provided by the HPC to complete repairs.

Contracts for Review - Cynthia/Mitchell stated that are two contracts for administrative agencies that will be reviewed in September, including CGP&H.

Retirement - Blair is retiring from Morris Habitat and AHAC. A new chair will be elected at a later date.

Meeting Adjourned and Next Meeting- August, 8:30 a.m. – 9:30 a.m.