

July Housing Committee Report

2024

Town committee.

-We held our monthly meeting on 7-8-24

-Dave and Bonnie reported on the Columbia County meeting that was held earlier that day.

Chris Brown gave a presentation on the new reporting from Hudson Patterns for Progress. They gave new numbers on the AMI (average median income) which come from HUD. (Housing and Urban Development). Numbers of homes for sale, apartments for rent and the housing cost burden.

They discussed the ADU plus one program that will be funded by NYS.

They are still working out details on eligibility and regulations on affordability.

They hope to be taking applications by the fall.

They reported on the Land Bank progress and Trillium Community Land Trust.

We will hopefully be working with them. We are writing a letter of support for a grant proposal for them.

We updated the committee on progress on the Rt 82 property in talks with Hudson River Housing.

They are discussing the feasibility of the site with their development board.

Their first concern is the high cost of building.

So, they are researching modular options. We will wait to hear back from them.

The ZRC will hope to take up the zoning law changes by the end of the summer.

Tri – town Meeting was held on 6-27

Will Weiss represented Ancram and filed this report.

"Pro-Housing"

- Ancram, Copake, and Hillsdale all have NYS Pro-Housing designations. For future funding purposes, we are lumped into a "greater Capital" region-where six of the nine towns with the Pro-Housing designation are all in Columbia.
- Latest Pro-Housing funding is tied to infrastructure and job creation; not applicable for Ancram.
- Discussion of possible multi-use (including affordable housing) development of the former Roe-Jan school on Rt. 22. No action at this time.

Accessory Dwelling Units

- Reminder that the State awarded Columbia County \$2 million for ADUs to be developed as affordable housing options.
- The County will designate four quadrants, each of which would receive two-to-four \$125K grants for individual homeowners (anticipating 14 grants in total). Preference will be given to homeowners who are themselves struggling with housing costs--i.e., paying *more* than 30% of their income to mortgage, taxes, upkeep. Details on quadrants and the application process..."VERY SOON."

Habitat

- Philmont houses nearing completion; then Niverville, then Valatia.
- Focus very much on putting four, six, or eight units on contiguous half-acre plots. 900 sq ft units (3 bed/2 bath or 2 bed/1 bath for owner + 1 bed/1 bath rental unit); for people making 50%-75% of median County household income (which is currently about \$105K).

Respectfully submitted,

Bonnie Hundt