

Bristol Comprehensive Plan

Minutes of Housing Subcommittee First meeting 1 July 2021

Present Rob Davison, Peter Fischer, Richard Francis, Brittany Gill, Rose Anne Holladay

1 Richard Francis was elected Chair.

2 We introduced ourselves and noted qualifications for helping the Committee.

3 We reviewed both Chapter 208 and the Bristol Plan 2002, noting in particular the State's only comment on its annotated version of the Criteria Rule: *Seek housing that is affordable to those earning the median income in the region*. We noted that the median income was an important element in any discussion and decided that quartiles of the data would be most useful. We will use census data.

This initiated a wide ranging discussion and the realization that data of every kind was needed. We will concentrate on Analyses, Conditions and Trends first.

We will need data from multiple sources and Richard will research possible sources. The US Census, regional, County and the Town are likely resources. Richard and the Leadership Team will initiate such contacts.

Rose Anne offered as a member of the Population Subcommittee to find population and demographic data.

Brittany as director of CHIP will provide data on low income and rental housing in Bristol.

Rob, who was a member of the Housing group in 2002, offered to liaise with the Town on issues including the conversion of seasonal homes and home improvements.

We need data on elder housing in Bristol, adjacent communities and the county.

We would like an estimate of the added cost of upgrading for Climate Change and the effects of changes in status from seasonal to year round, post-Covid. This includes an adequate water supply and septic tanks.

The increase in sale prices along with the potential removal of housing stock from the lower income market will be needed. This may increase the flight of low income (and often younger residents) to towns further inland.

We began a list of issues such as Grant sources for Housing Improvements, the potential effects of Code regulations on elder housing and additional units attached to developments.

4 We began a debate about questions for the Public Survey. Apart from demographic changes since 2011 and reference data concerning age and income, the percentages of year-round and seasonal residents (including vacation and AirBnB) and rentals will be needed.

We would like to know how the changes in housing stock would affect the 'atmosphere' (rural and village) which we would like to maintain.

An email thread and subsequent posts to the Subcommittee's section on the Committee website will be produced by the end of July.

5 A brief summary of the meeting will be given on July 13.

6 We will meet as a Subcommittee in August to review progress.