



TOWN OF JAMESTOWN

P.O. Box 377
93 Narragansett Ave.
JAMESTOWN, RHODE ISLAND 02835

Planning Office (401) 423-7210

Approved as written

Jamestown Affordable Housing Committee Minutes

March 19, 2025 at 5:00pm

Small Conference Room

93 Narragansett Avenue, Jamestown, RI 02835

I. Call to Order

The meeting was called to order at 5:00pm and the following members were present: Bob Plain, Job Toll, Lisa Bryer, Mary Meagher, Dave Pritchard, Fred Pease, Wayne Moore, Quaker Case, Susan Gorelick

Also present: Carrie Kolb

II. Approval of Minutes

a. February 19, 2025 - review, discussion and/or action and/or vote

A motion was moved by Toll and seconded by Pritchard to approve the minutes from the February 19, 2025 meeting as written. All in favor.

III. Public Comment - none

IV. 2025-26 Town Budget - review, discussion and/or action and/or vote

For the 2025-26 the Town Planner requested \$225,000 for the Affordable Housing Trust Fund. The Town Administrator proposed \$100,000. Meagher has asked school to utilize the school surplus from 2024-25 in their 2025-26 budget.

V. Letters to Town Council - review, discussion and/or action and/or vote

1. Impact Fee Legislation

Bryer said that funding for a Nexus Study to study the impacts on Affordable Housing is needed to move forward with asking for impact fees.

2. \$3 million bond for Affordable Housing

The Town Councilors had a meeting with the Bond Counsel. Meagher explained that the proposal for the renovation of the Ambulance Barn at 11 Knowles Court does not have real plans or cost estimate yet. Affordable Housing is a taxable bond because it is specific and an example of a taxable bond in Jamestown is the Golf Course. A taxable bond needs more specificity with plans and a cost in order to move forward. Taxable Bond terms are less favorable than a municipal bond. To get the plans ready: need an RFP for affordable housing developer; design a proposal and cost estimates and these could be paid for out of Affordable Housing Trust Fund. We can get this work done for a bond in 2026.

A motion was moved by Case and seconded by Plain to write a letter to the Town Council to use Affordable Housing Trust Fund dollars to: 1) create a RFP for creating 9-12 units of affordable

housing or mixed/workforce housing at Ambulance Barn located at 11 Knowles Court and 2) hire consultants for a Nexus Study regarding Affordable Housing in Jamestown. All in favor.

VI. Member Reports (5 min) - review, discussion, and/or action and/or vote:

Fred Pease said he is terming out of the committee. Is there anyone who would be interested in this complicated issue? Or is there is flexibility in term limits?

VII. Future Meetings and agenda items of Affordable Housing Committee - review, discussion and/or action and/or vote (5 min)

Next meeting April 16, 2025 at 5:00pm

VIII. Adjournment

A motion to adjourn at 5:45pm was moved by Pease and seconded by Moore. All in favor.

Attest:

Carrie Kolb