

Respectfully submitted,

Ellen S. Sturgis, Co-Chair
Amy Finkel Hastings, Co-Chair; Architect
Michael Wood, Superintendent
Stephen Quinn, Contractor; Planning Board
Craig Martin, Building Inspector
Gary Bernklow, Finance Committee

Lynn Colletti, School Committee
Charlie Kern, Selectman
David Korn, Associate Member
Lisa D'Alessio, Associate Member
Gregory Irvine, Ex-officio; Principal,
Pompo & Center Schools

MASTER PLAN COMMITTEE

We are delighted to report that the Master Plan was finished late in the Fall of 2010, accepted by the Planning Board in January, 2011 and presented to the Stow Selectmen in February 2011. It can be read on the town website or at the Randall Library.

Respectfully submitted,

Marcia Rising, Chairman
Steve Dungan
Charles Kern
Karen Kelleher

Rebecca Mattison
Roy Miller
Kathleen Willis

POMPO USE STUDY COMMITTEE

The Pompo Use Study Committee, which reports to the Board of Selectmen, is composed of five members, each serving an indefinite term. The Committee is responsible for finding the best use possible for the Pompositticut School Building after the Nashoba Regional School District has vacated the Building.

In the past year we have been gathering information by utilizing on-line surveys, newspapers, public forums and interviewing those departments, groups and businesses that are interested in space at the Pompositticut building. It is our mission to be sure that everyone is heard and we deliver an accurate and well-planned idea for the building.

The Committee wants to thank the Board of Selectmen, the Town Administrator, and all the Town Departments that supported us through the year, and especially the citizens that took the time to share their ideas and thoughts with us.

We would also like to make a special thank you to Associate Patricia Bolton, who not only attended meetings but also telephoned in from Iraq while on tour with the United States Army Corps of Engineers.

Respectfully submitted,

James Sauta, Chairman

Mike Busch

Patricia Bolton, Associate

Paul Chaisson

Rob Aldape, Associate

Gus Stathis

Ann Deluty

Elizabeth Tobey, Secretary

STOW MUNICIPAL AFFORDABLE HOUSING TRUST

The Stow Municipal Affordable Housing Trust (SMAHT) was established by Town Meeting vote on May 16, 2005 when the Town voted to accept the provisions of MGL C44 s 55C, paragraphs (a) through (j) inclusive, establishing a municipal affordable housing trust fund. In May 2008, Town Meeting voted to adopt a Municipal Affordable Housing Trust, which provides for a Board of Trustees consisting of seven trustees to be appointed by the Board of Selectmen, one of whom must be a selectman. Trustees serve for a term of two years, with no limit on the number of terms.

The purpose of the Trust is to foster the development of affordable housing. Specifically, the powers and duties of the Trust allow it to buy and sell real estate, borrow money, develop and hold property, and all with the benefits of being under the Town's municipal structure – insurance coverage, investment management and accounting, and other such administrative functions. The Trust requires Board of Selectmen approval for any real estate transaction over \$200,000, and Town Meeting approval to borrow, mortgage or pledge for amounts greater than the current Trust assets. At Annual Town Meeting in 2010, the Town augmented the Trust's powers and abilities by granting it the ability to lend funds.

The Trust continues to be active and in 2010 focused on finalizing development of a Housing Production Plan (HPP). Building on work begun in 2009, the SMAHT Board edited the draft compiled by a consultant, paid for with Community Preservation funds, then circulated the revised draft plan for review and comment by Town boards and committees. SMAHT met with the Planning Board and Selectmen to review the draft plan, and incorporated their suggested changes, particularly related to zoning changes. The final draft was submitted to the state Department of Community Housing Development in December 2010.

SMAHT continued to partner with the Master Plan Committee in drafting the Housing element of the Stow Master Plan, to ensure that the housing goals and objectives of the Master Plan complement the Housing Production Plan. The Master Plan was completed in late 2010.

In addition to the Housing Production Plan, SMAHT worked to develop a loan program to help facilitate the production of affordable housing units eligible for inclusion on the Town's