



Town of Williamstown

31 North Street, Williamstown, MA 01267 - www.williamstownma.gov - 413.458.3500
Office of the Town Clerk- Nicole E. Beverly- nbeverly@williamstownma.gov

ANNUAL TOWN MEETING MAY 17, 2022 ADJOURNED AND DISSOLVED TO JUNE 14, 2022

REVISION TO THE AFFORDABLE HOUSING TRUST FUND SECTION 6-3.A OF THE BY-LAWS

Article 37. To see if the Town will vote to revise Section 6-3.A of the Code of the Town of Williamstown by adding the bold, italics language below (new subsections 13 and 14) or take any action in relation thereto.

§ 6-3 Powers of trust.

A. Powers. The powers of the Board, all of which shall be carried on in furtherance of the purposes set forth in this act, shall include the following powers, subject to the limitations set forth in § 6-3B:

- (1) To solicit and accept grants, gifts, devices, and bequests, or otherwise acquire real or personal property.
- (2) To invest any of the Trust property in such manner as they may deem advisable without being limited as to the kind or amount of any investment.
- (3) To sell and exchange any real personal property or any interest therein for such consideration and upon such terms and conditions as they deem advisable.
- (4) To join with others in the acquisition of real property or any interest therein.
- (5) To borrow money and mortgage or pledge any part of the Trust estate assets and issue notes or other indebtedness.
- (6) To join with others in borrowings, mortgages and pledges, and to guarantee and become surety on obligations of others in transactions in which the Trust has an interest.
- (7) To execute, as lessor or lessee, leases, including for terms expiring after the possible expiration of the Trust.

(8) To restore, construct, repair and maintain buildings and to make other improvements and establish such reserves as they deem necessary therefor.

(9) To pay, compromise or adjust all obligations incurred and rights acquired in the administration of the Trust.

(10) To obtain advice of counsel and to rely thereon.

(11) To employ such other persons, agents, staff, brokers, managers, accountants, or advisors as they may deem advisable and to pay reasonable compensation and expenses, apportioning same between income and principal as the Board deems advisable; and

(12) To execute, acknowledge, and deliver all such contracts, deeds, mortgages, leases, discharges, and partial releases of mortgages or other instruments as they may deem advisable in the course of the administration of the Trust.

(13) To engage in all Community Preservation Act (M.G.L. Chapter 44B)-eligible activities.

(14) To execute a grant agreement that includes all Community Preservation Act (M.G.L. Chapter 44B)-eligible activities.

Proposed subsection (13) is to match the proposed amendments to Section 6-1. Proposed subsection (14) is recommended by the Massachusetts Housing Partnership's Municipal Affordable Housing Trust Operations Manual (11/15).

The Affordable Housing Trust Fund Committee unanimously recommends the adoption of this article.

The Select Board recommends the adoption of this article by a vote of 4 - 0 - 1.

Proceeding: Andrew Hogeland, Chair of the Select Board moved this article and it was seconded, the Town vote to adopt article 37. The Moderator declared article 37 passed unanimously.

A true copy, attest:

Nicole E. Beverly

Nicole E. Beverly
Town Clerk
April 2, 2024

