

Tisbury Finance and Advisory Committee
6:30PM, Wednesday, January 24, 2024
by Zoom Cloud Conference

1

Present: Chair Nancy Gilfoy, Louise Clough, Ruth Konigsberg, Alex Meleney, Louis Pashman, Allan Rogers, Dan Seidman,
Others: Recorder – Marni Lipke,
Town: Treasurer Jonathan Snyder, Affordable Housing – Victor Capoccia
County: Manager Martina Thornton, HCA – Sarah Kuh, CFL – Leslie Clapp, MVHH – Kristin Leutz,

* TFC members late arrivals or early departures.

Call Meeting to Order

- The Tisbury Finance and Advisory Committee (FinCom) was called to order at 6:31PM.

(Recorder's note: Discussions are summarized and grouped for clarity and brevity.)

Follow-up to Regional Services and County Budgets

Martina Thornton, County Manager,

(See documents on file & 1/10/24 Minutes p.1-3.)

- The 40 hrs./wk. Health Care Access (HCA) Executive Director (20 hrs. direct service/20 hrs. administration) was restructured into:
 - a 40 hrs./wk. Director of Health and Human Services:
 - 20 hrs HCA Administrator (salary & benefits from HCA budget) and
 - 20 hrs. Administrator of other DC Departments (Public Benefits Access (PBA), Board of Health (BOH), etc. (salary in the DC budget); and
 - a 40 hrs./wk. HCA direct service specialist in the HCA budget to replace Ex. Director's 20 hrs. direct service and to address the increased caseload.
- Dukes County (DC) had to plan for the worst case scenario in order to adhere to its balanced budget mandate; however, all residuals were returned to the Towns (see 1/10/24 Minutes p.3). For example, it included the most expensive health insurance options for the above 2 new positions—through the Cape Cod Municipal Health Group (CCMHG). (Employee/employer split was 25% / 75%.)
- The County Fiscal Year 2025 (FY25) shortfall was revised to ~ \$172,000, due to the health insurance shifts, and to \$75,000 in lost revenue from Over Sand Vehicle permits due to the Norton Point breach. (Edgartown was looking to Federal/Massachusetts Emergency Management Agency (FEMA/MEMA) funds for possible erosion mitigation.)
- DC article numbers had now been submitted to all Town Clerks.

Kristin Leutz – Harbor Homes MV (HHMV)

(See documents on file & 1/10/24 Minutes p.2.)

- New Director Kristin Leutz explained the 17.6% increase.

**Tisbury Finance & Advisory Committee
January 24, 2024**

2

- Previous budgets did not include benefits—health insurance, DC Retirement.
- A Cost of Living Adjustment (COLA) would retain talented staff representing client diversity and allow them to live here in affordable housing. Staff had to cover overnight shelters and dinner.
- HHMV was extensively funded by grants and fundraising.
- HHMV was the only service for the population earning 0-30% median income and need projections continued to rise. People lived in cars or tents in the woods sometimes seeking winter shelter and sometimes not. A warm roof was less expensive than emergency room or law enforcement problems. It was clear that more permanent housing was needed to provide intensive services. Harbor Homes hoped to retain their temporary facility on the Martha's Vineyard Community Services (MVCS) campus until a more permanent location can be found. Currently there was no zoning for shelters on Martha's Vineyard.
- The FinCom asked why this one position was billed to the Towns.

Leslie Clapp – Martha's Vineyard Center For Living (CFL),

(See documents on file & 1/10/24 Minutes p.2.)

- The FinCom requested that cost per client be confined to the Supportive Day Care clients, and not include other services. Director Leslie Clapp explained that caregiver/family support was a vital part of that service. Currently there were 30 Supportive Day Care clients 15 of which resided in Tisbury.
- A systemic problem with non-profits was that decisions to grow and add services were made without FinCom or taxpayer input; it would be helpful for Town input to be part of the decision/planning process. Currently the CFL was working hard to expand its hours without requesting more Town support.
- Christine Burke was the CFL Board Tisbury representative.

Follow-up to Community Preservation Committee (CPC) Article H.

Victor Capoccia, Affordable Housing Committee

(See documents on file & 1/17/24 Minutes p.4.)

- The Affordable Housing Committee goals were to preserve residents' ability to get supplement income through rentals but to stop the erosion of permanent housing supply as residences were converted into for-profit short-term rental properties. Therefore they were looking for information on:
 - the number of short-term rental properties: location, ownership, (resident, investor, seasonal...e.g. after an owner passed away the family might start renting the property for profit);
 - what's the Tisbury process: registration, biennial inspections, fees, who's responsible for notification/enforcement;
 - how do other communities handle the issue.

Tisbury Finance & Advisory Committee
January 24, 2024

3

- A similar company was hired some years ago but had been let go.
- Short-term tax revenues were originally intended to supplement wastewater and affordable housing.
- Industry standard inspection fees were 3-4 times the average daily rent (at \$4-500/day rates).
- The Affordable Housing Com. was considering:
 - following other communities that adopted bylaws limiting the number of investor owned short-term rental properties; and
 - requesting a portion of the overall tax revenue be devoted to increasing affordable housing stock, and/or
 - instituting a 'community impact tax' on such properties.
- The FinCom commented as follows (see also below):
 - Homes were primary investments for many Vineyard residents and short-term rentals were sometimes the only way to finance them.
 - The Mass.gov. website reported (but would not divulge names or addresses):
 - Tisbury had 683 short-term properties—adding inns and hotels 712,
 - Edgartown 1,388 short-term and 1,433 overall,
 - Oak Bluffs 943 short-term and 983 overall.
 - Tisbury had ~ 3,300 housing units, of which ~ 1,900 were occupied and ~ 1,400 were unoccupied.
 - Fees could be raised without the expensive study. Affordable Housing Representative Victor Cappocia noted that the study was to establish data on components, and information on how to monitor it most efficiently.

Votes on Articles Previously Reviewed

- The Embarkation articles had fundamentally changed. The Police generator would be funded with American Rescue Plan Act (ARPA) revenue, for immediate purchase order and shortened timeframe (see 1/17/24 Minutes p.2-3).
- Many of the above and 1/17/24 objections on CPC article #H were reiterated: expensive survey, data already available, minimal impact, should be an ongoing list—not one time only.
 - A monetary penalty was suggested for failing to register a property.
 - The Building Inspector proposed a $\frac{3}{4}$ position to manage short-term rentals and this survey should be part of that position's duties. Oak Bluffs Town Administrator Deb Potter and FinCom Chair Sherry Countryman were interested in getting data and sharing the position.
- * Dan Seidman recused himself from voting due to conflict of interest.
- **LOUISE CLOUGH MOVED TO RECOMMEND APPROVAL OF THE 2024 ANNUAL TOWN MEETING WARRANT ARTICLE ON COMMUNITY PRESERVATION SPENDING/DISTRIBUTION AS PRESENTED;**

**Tisbury Finance & Advisory Committee
January 24, 2024**

4

H) SHORT-TERM RENTAL SURVEY (\$75,000)

ALLAN ROGERS SECONDED; MOTION **PASSED: 4 AYES, 2 NAYS, 0 ABSTENTIONS**: ALLAN ROGERS—AYE, LOUIS PASHMAN—AYE, LOUISE CLOUGH—AYE, RUTH KRONIGSBERG—NAY, ALEX MELENEY—NAY, NANCY GILFOY—AYE.

- Comments on the CFL budget were reviewed: continual high increases, expansion of services, more alternate income, missing client cost data. However it was also noted that this was the first time the CFL spoke of future expansion without more Town funding.

- ALEX MELENEY MOVED TO RECOMMEND APPROVAL OF THE FOLLOWING FISCAL YEAR 2025 TISBURY BUDGET PORTIONS AS PRESENTED:

- DUKES COUNTY HEALTH CARE ACCESS - \$103,725,
- MARTHA'S VINEYARD CENTER FOR LIVING - \$124,024,
- DUKES COUNTY CENTER FOR LIVING BUILDING BOND - \$31,668;

LOUISE CLOUGH SECONDED; MOTION WITHDRAWN.

- LOUISE CLOUGH MOVED TO RECOMMEND APPROVAL OF THE **FISCAL YEAR 2025 TISBURY BUDGET PORTION FOR THE DUKES COUNTY HEALTH CARE ACCESS AT \$103,725** AS PRESENTED; ALLAN ROGERS SECONDED; MOTION **PASSED UNANIMOUSLY: 7 AYE, 0 NAYS, 0 ABSTENTIONS**: ALLAN ROGERS—AYE, LOUIS PASHMAN—AYE, LOUISE CLOUGH—AYE, DAN SEIDMAN—AYE, RUTH KRONIGSBERG—AYE, ALEX MELENEY—AYE, NANCY GILFOY—AYE.

- LOUISE CLOUGH MOVED TO RECOMMEND APPROVAL OF THE **FISCAL YEAR 2025 TISBURY BUDGET PORTION FOR THE MARTHA'S VINEYARD CENTER FOR LIVING AT \$124,052** AS PRESENTED; DAN SEIDMAN SECONDED; MOTION **PASSED: 6 AYES, 0 NAYS, 1 ABSTENTION** due to lack of information on Supportive Day Program: ALLAN ROGERS—AYE, LOUIS PASHMAN—AYE, LOUISE CLOUGH—AYE, DAN SEIDMAN—AYE, RUTH KRONIGSBERG—ABSTAIN, ALEX MELENEY—AYE, NANCY GILFOY—AYE; (2 ayes were reluctant).

- ALEX MELENEY MOVED TO RECOMMEND APPROVAL OF THE **FISCAL YEAR 2025 TISBURY BUDGET PORTION FOR THE MARTHA'S VINEYARD CENTER FOR LIVING BOND AT \$31,668** AS PRESENTED; LOUISE CLOUGH SECONDED; MOTION **PASSED UNANIMOUSLY: 7 AYES, 0 NAYS, 0 ABSTENTIONS**: ALLAN ROGERS—AYE, LOUIS PASHMAN—AYE, LOUISE CLOUGH—AYE, DAN SEIDMAN—AYE, RUTH KRONIGSBERG—AYE, ALEX MELENEY—AYE, NANCY GILFOY—AYE.

- More funds should be dedicated to Substance Use Disorder remediation.

- LOUISE CLOUGH AND ALLAN ROGERS MOVED TO RECOMMEND APPROVAL OF 2024 **ANNUAL TOWN MEETING DUKES COUNTY ARTICLES** AS PRESENTED:

**Tisbury Finance & Advisory Committee
January 24, 2024**

5

- **PUBLIC BENEFITS ACCESS AT \$9,582,**
- **HARBOR HOMES AT \$13,032,**
- **COUNSELING, OUTREACH AND REFERRAL FOR ELDERS AT \$18,883,**
- **SUBSTANCE USE DISORDER AT \$9,115,**

ALEX MELENEY SECONDED; MOTION **PASSED UNANIMOUSLY: 7 AYES, 0 NAYS, 0 ABSTENTIONS:** ALLAN ROGERS—AYE, LOUIS PASHMAN—AYE, LOUISE CLOUGH—AYE, DAN SEIDMAN—AYE, RUTH KRONIGSBERG—AYE, ALEX MELENEY—AYE, NANCY GILFOY—AYE.

* Louise Clough recused herself from voting due to conflict of interest.

• ALEX MELENEY MOVED TO RECOMMEND APPROVAL OF THE 2024 **ANNUAL TOWN MEETING \$22,228 HEALTHY AGING MARTHA'S VINEYARD WARRANT ARTICLE** AS PRESENTED; RUTH KRONIGSBERG SECONDED; MOTION **PASSED UNANIMOUSLY: 6 AYES, 0 NAYS, 0 ABSTENTIONS:** LOUIS PASHMAN—AYE, ALLAN ROGERS—AYE, DAN SEIDMAN—AYE, RUTH KRONIGSBERG—AYE, ALEX MELENEY—AYE, NANCY GILFOY—AYE.

• ALEX MELENEY MOVED TO RECOMMEND APPROVAL OF THE 2024 **ANNUAL TOWN MEETING \$23,082 DUKES COUNTY REVENUE REPLACEMENT / BUDGET SHORTFALL WARRANT ARTICLE** AS PRESENTED; ALLAN ROGERS SECONDED; MOTION **PASSED UNANIMOUSLY: 7 AYES, 0 NAYS, 0 ABSTENTIONS:** LOUISE CLOUGH—AYE, LOUIS PASHMAN—AYE, ALLAN ROGERS—AYE, DAN SEIDMAN—AYE, RUTH KRONIGSBERG—AYE, ALEX MELENEY—AYE, NANCY GILFOY—AYE.

Committee Report

- The Tisbury Select Board (TSB) signed a 90 day contract with an interim Town Accountant on trial—he had no municipal experience. The auditors were working with Treasurer Jon Snyder on Free Cash.
- Town Administrator Jay Grande was reviewing and discouraging new or upgraded union positions outside of collective bargaining agreement timelines.
- Oak Bluffs and Tisbury were jointly applying for a coastal resiliency grant for the Martha's Vineyard Hospital Road match.
- There was internal Town contention on the Climate Committee solar articles (see Minutes: 1/10/24 p.5, & 1/17/24 p.5). The Committee would meet with the Tisbury School Committee (TSC).

Future Meetings

- Department budgets were likely to be ready around February 20th.
- Chair Nancy Gilfoy was hoping to interview all the schools on February 7th.

Items Not Reasonably Anticipated by the Chair – None

Tisbury Finance & Advisory Committee
January 24, 2024

6

Adjournment

• *DAN SEIDMAN MOVED TO ADJOURN AT 8:16PM; ALLAN ROGERS SECONDED; MOTION PASSED UNANIMOUSLY: 7 AYES, 0 NAYS, 0 ABSTENTIONS: LOUISE CLOUGH—AYE, LOUIS PASHMAN—AYE, ALLAN ROGERS—AYE, DAN SEIDMAN—AYE, RUTH KONIGSBERG—AYE, ALEX MELENEY—AYE, NANCY GILFOY—AYE.*

Appendix A: Meetings/Events

- **TFC (Schools) – 6:30PM, Wednesday, February 7, 2024 – Zoom**
- **Special/Annual Town Meeting – 7:00PM, Tuesday, May 28, 2024 – PAC**

Appendix B: Actions

Leslie/CFL – break out Supportive Day client/family unit numbers

Future Agendas

- Minutes: 12/13/23, 1/10/24, 1/17/24, 1/24/24
- Embarkation Revisions and Vote
- Votes on Previously Reviewed Articles or Budgets
(list specific votes)

Other Previously Reviewed Articles or Budgets

Budget Season Notes

- No new positions in FY25
- FY25 salaries/budgets will be higher due to classification raises.
- Request data on how much each Department turned back in FY23.
- Request projects for grant funding.
- Request capital projects

Budget Season Notes

- attach budget/narrative modules to agendas.
- request/demand foundational information, levy, free cash estimates, etc.
- include Dept. fee revenues (offsetting expenses) in budget interview;
- ask departments to project all needs 5 years out i.e. like a capital plan but on other factors—staffing, program changes, etc.

\$100,000 FY24 Reserve Fund spending tally – Balance: \$29,650.25

- 10/4/23 – Ambulance - \$43,000 – monitor/defibrillators
- 11/29/23 – Select Board - \$6,518 – salary step 2 & on-call stipend
- 11/29/23 – DPW - \$20,831.75 (\$10,000) – Police Dept. generator rent

Appendix C: Documents on File

- Agenda 1/24/24
- Town Clerk memo re: Draft #2, (8 p.) 1/19/24
- Tisbury STR Community Analysis, Scope of Work, Discussion Draft, January 2024 (3 p.)

continued

Tisbury Finance & Advisory Committee
January 24, 2024

7

Appendix C: Documents on File (cont.):

- Beach Road Weekend Martha's Vineyard Music Festival, Beach Road Weekend and MV Concert Series Come to a Close on Martha's Vineyard (2 p.)
- Gilfoy/Thornton emails re: Warrant Articles received up to 1/16/24, (2 p.)
1/19/24
- FY2025 Dukes County proposed budget – Memo (2 p.)
- FY2025 County Request for funding 1/18/25 Draft
- FY2025 ATM – Tisbury Updated Requests submitted by Dukes County
1-18-2024
- County of Dukes County plays a critical role on Martha's Vineyard and
Gosnold supporting its citizens by: (4 p.)
- Position changes and funding sources 1/18/24
- Dukes County Regional Programs, Dukes County Health Care Access Program
1/24/24
- Dukes County Regional Programs, Substance Use Disorder (SUD) Coalition
1/24/24
- Dukes County Regional Programs, Dukes County Public Benefits Access (4 p.)
1/24/24
- Dukes County Regional Programs, Martha's Vineyard Community Services,
Inc./Counseling, Outreach Referral and Education (CORE) 1/24/24
- Dukes County Regional Programs, Harbor Homes of Martha's Vineyard
1/24/24
- Dukes County Regional Programs, Martha's Vineyard Center for Living
1/24/24
- Dukes County Regional Programs, Healthy Aging Martha's Vineyard (HAMV)
1/24/24

Nancy Gilfoy – Chair

Date

Minutes approved 3/20/24