

Minutes of the informal Meeting of the Affordable Housing Committee, Town of Oak Bluffs, held on Apr 30th 2019 at 5pm at the Oak Buffs Fire Station upper level meeting room.

Present:

Jim Bishop, Chair
Peter Bradford
Renee Balter

In Attendance:

Llewellyn Rogers
Margaret Stafursky
Judi O'Donoghue
Gene Vaillamont
Simone DeSorcy
Dorothy Young
Theresa Morrison
Alisha Warburg
Greg Monka
Christine Flynn
Pat Ingalls

1. Procedure

Jim Bishop noted that a formal meeting could not be called as there was no quorum. We would therefore proceed with an informal discussion on pertinent matters to those present. The Agenda set for tonight's meeting would be moved to the next meeting, scheduled for May 7th 2019 at 5pm, same location.

2. IEH Project

IEH had earlier broached concerns to the AHC Chair about its need to resolve a nitrogen credits issue that had come up, with regard to its proposed development site. The OEH proposed site is in need of nitrogen credits for a 10,000 square foot land area. Chair had referred the response to Peter Bradford on possible options towards resolution.

- a. Peter provided a good explanation of how nitrogen credits worked. He had gone through the entire list of properties that IEH had provided and found that all they had amounted to sufficient credits for some 3,000 square feet, which still left them short.
- b. IEH stressed that it was very open to working with AHC towards resolving this and asked for recommendations.
- c. Both the Chair and Peter stressed that AHC would not be able to use its buildable lots for nitrogen credit transfer as said credits were needed for lot eligibility for development. Neither Peter nor the Chair could guarantee that a nitrogen credits issue could be resolved without having to seek Town approval. Peter felt that AHC could handle easement issues and perhaps that would be one way to proceed.

3. The John Leite property encroachment issue

d. Chair noted that John Leite had once offered to do a property swop with AHC so that he would not have to move his accumulated metal pile. If IEH worked with AHC, AHC could try to work with John Leite on this.

e. Chair will talk to Town Administrator Bob W. about getting a meeting together asap with AHC and IEH. It will take the issues briefly discussed tonight a step further so that parties concerned may proceed accordingly.

4. General discussion

Discussion on various items followed, with AHC members responding as pertinent and ended at 6.03 pm.

**R George Eli
Secretary
Affordable Housing Committee
Town of Oak Bluffs**