

Lagoon Ridge Development

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To: Oak Bluffs Planning Board <planningboard@oakbluffsma.gov>

Hi Kim and the other distinguished members of the Planning Board,

My name is Maria Danielson. I am the daughter of Davio Danielson.

I watched the Zoom meeting last night about the proposed amendment of the build-out schedule for the Lagoon Ridge development that my father initiated before his sudden death. My father spent years (decades) nurturing good will among the island community and envisaging a development that would reflect his values of care for the environment, the elderly, the less affluent, the island workforce. It is of utmost importance to us that Lagoon Ridge be a neighborhood that contributes to the well-being of the island and leaves a legacy that not only my father, but also my grandmother Hope Flanders Danielson Tower Bailiff, who handed down the property to us, would be proud of.

We feel so fortunate to have found the CapeBuilt company, whose values align so closely to those of our father's. They also have a demonstrated track record of fine building and professionalism. They are also capitalized. I am fully supportive of their request to speed up the building schedule. As I understand it, the extended time-line was a condition of the permit my father received for the following reasons: reduced disruption from building to the abutting developments; concern of capitalization to finish the project; up-front building of housing for elderly and low income. The CapeBuilt presentation showed that those concerns would not be a problem with their plan. The modular buildings will go up quickly, they are capitalized, and plan to build the 55+ and low-income housing first.

CapeBuilt is extremely receptive to community input. I was very happy to hear Rob mention working with island workforce.

I very strongly support CapeBuilt's proposal to build the Cluster C neighborhood quickly.

It would be healing for our family to have the development proceed with alacrity. It will be a joy to see my dad's vision become reality.

Kind regards,

Maria Danielson
Lagoon Ridge Stakeholder

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