

Oak Bluffs Planning Board

From: Brian Packish <brian@packishlandscape.com>
Sent: Tuesday, February 25, 2020 7:58 PM
To: Adam Turner; Christina Mankowski; Lucy Morrison; T E Hopkins; Oak Bluffs Planning Board
Subject: Fwd: DRI 695 Menotomy Building comment

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All-

Please add the following letter to the Menotomy file. Thanks

Thank you,
Brian Packish

Begin forwarded message:

From: Susie <s.safford10@gmail.com>
Date: February 25, 2020 at 4:23:48 PM EST
To: "morrison@mvcommission.org" <morrison@mvcommission.org>, "Turner@mvcommission.org" <Turner@mvcommission.org>, Brian Packish <brian@packishlandscape.com>
Subject: DRI 695 Menotomy Building comment

Dear commissioners,

I attended the Menotomy hearing at the commission office on February 20th and was struck by a few things.

Unless I'm terribly mistaken, I got the sense that the commission members were in agreement about the building needing to be replaced. The next issue was saving the Red Cat Restaurant. Again, I felt the members were hopeful that could be accomplished. The sticking point seems to be about affordable housing, and your stipulation that the new owners will have to make a quarter million dollar contribution. Really?

For such a small project, that seems like an astronomical amount. The new owners are putting a lot of money into this project. The tear down and rebuild with all the stipulations in place will be costly. To come up with a plan to keep the restaurant open with a rent they can afford means they need to make up the difference elsewhere. Four market rate apartments are the solution.

If the commissioners kill this plan, they also kill the restaurant. That puts 17 people out of work, and the co-owners out of a business. The outcome will be to create a greater need for that affordable housing, because these employees will no longer have a job that provides a decent living wage.

So my question is, what price are we really willing to pay for affordable housing?

Yours respectively,
Susan Safford

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