



MEETING POSTING TOWN OF NANTUCKET

Pursuant to MGL Chapter 30A, § 18-25
All meeting **notices and agenda** must be filed, and time stamped with the
Town Clerk's Office and posted at least 48 hours prior to the meeting
(excluding Saturdays, Sundays, and Holidays)

RECEIVED

2025 JUN 12 PM 02:30
NANTUCKET TOWN CLERK
Posting Number: T 533

Committee / Board	AFFORDABLE HOUSING TRUST
Day, Date, and Time	Tuesday, June 17, 2025, at 12:30PM
Location/Address	REMOTE PARTICIPATION <i>via</i> ZOOM (<i>See Below</i>) The meeting will be aired at a later time on the Town Government's YouTube Channel at https://www.youtube.com/channel/UC-sgxA1fdoxteLNzRAUHIXA
Signature of Chair or Authorized Person	Kristie Ferrantella Housing Director
WARNING: IF THERE IS NO QUORUM OF MEMBERS PRESENT, OR IF MEETING POSTING IS NOT IN COMPLIANCE WITH THE OML STATUTE, NO MEETING MAY BE HELD!	

AGENDA FOR TUESDAY, JUNE 17, 2025

PLEASE CLICK THE LINK TO JOIN ZOOM MEETING:

<https://us06web.zoom.us/j/81778732347?pwd=8F5fYPWFFaa3qFTkkXCyr0N6P9MFCb.1>

Meeting ID: 817 7873 2347

Passcode: 203412

Listed below are the topics the chair reasonably anticipates and will be discussed at the meeting.

- I. Call to Order
- II. Approval of Agenda – ACTION
- III. Public Comments *for items not on the agenda.*
- IV. Approval of Minutes of June 3, 2025, at 12:30 PM; June 9, 2025, at 1:00PM – REVIEW/ACTION

AHT Meeting on June 17, 2025, at 12:30 PM

V. Announcement(s)

1. Richmond Development has opened applications for the lottery of seven income-restricted rental units at Meadows I. These units will serve households earning up to 80% of the Area Median Income (AMI). Applications are open until Monday, June 23, 2025. For more details and to apply, visit the Richmond Office at 1 Orchid Place or visit <https://sebhousing.com/>

VI. Closing Cost Assistance Program (CCAP) Application – 21 Honeysuckle Drive– Carla Chavez and Ricardo Espinoza – DISCUSSION/ACTION

VII. Nantucket Land Trust – Request for Endorsement of Letter to Select Board – DISCUSSION / ACTION

VIII. Review and Execution of the Declaration of Cross Easements, the Partial Release of Mortgage, and the Agreement between NHA Properties and the Trust, regarding 1, 2, 3, 4, 5, 7, 9, and 11 Wiggles Way formally known as 31 Fairgrounds Road. – DISCUSSION/ACTION

IX. Best Practices for Land Disposition – DISCUSSION

X. Staff Update – DISCUSSION

XI. Board Comments

XII. Other Business

Next Meetings:

- Tuesday, July 1, 2025, at 12:30 pm
- Tuesday, July 15, 2025, at 12:30 pm

XIII. Executive Session PURSUANT TO MGL C. 30A § 21(A)

1. Purpose 7: To Comply with, or Act Under the Authority of, Any General or Special Law (Open Meeting Law, G.L. c. 30A, §§ 18-23) to Approve Executive Session Minutes from January 7, 2025; February 4, 2025; June 3, 2025; and June 9, 2025.
2. Purpose 6: To Consider the Purchase, Exchange, Lease, or Value of Real Property Regarding at 14 Waydale Road where an Open Meeting May have a Detrimental Effect on the Negotiating Position of the Affordable Housing Trust Members and the Chair so Declares; Votes May be Taken.
3. Purpose 6: To Consider the Purchase, Exchange, Lease, or Value of Real Property Regarding at 18, 18A, 20, 22, 24 and 26 Sparks Avenue where an Open Meeting May have a Detrimental Effect on the Negotiating Position of the Affordable Housing Trust Members and the Chair so Declares; Votes May be Taken.

4. Purpose 6: To consider the Purchase, Exchange, Lease, or Value of Real Property Regarding 1, 2, 3, 4, 5, 7, 9, and 11 Wiggles Way formally known as 31 Fairgrounds Road, where an Open Meeting May have a Detrimental Effect on the Negotiating Position of the Affordable Housing Trust Members and the Chair So Declares; Votes May be Taken.

XIV. Adjournment