

Wellfleet Planning Board

Virtual Meeting – Zoom

Wednesday March 20, 2024; 7PM

Meeting Minutes

Members Present: Chair Gerry Parent, Jeff Korgen, via zoom Bonnie Shephard, Donald Thimas and Beth Singer.

Others Present: Karen Plantier, Beth Pyles and Derek Oliver, Paul Schervish

Chair Parent called the meeting to order at 7:02pm

- **AFRD - Derek Oliver**

- **Affordable Flexible Residential Development**

Derek Oliver summarized his submission, and discussed the changes, and obstacles that he faces moving forward with the building of Affordable Flexible housing.

- Consider redefining base allowable density in terms of the max. amount of bedrooms and max. square footage of lot coverage a given lot can sustain based on current septic and lot coverage standards.
 - Consider lowering the percentage of the project that has to be affordable from 30% to 20% as an example.
 - Consider raising affordable income requirement levels from 80% to 120%.

- **Minutes**

Motion: Beth Singer To approve the minutes for March 6, 2024. **Second:** Don Thimas **Vote:** 5/0

- **Next Meeting:** April 3, 2024
- **Closed Meeting** at 8:49