

Martha's Vineyard Land Bank Commission

MINUTES
REGULAR SESSION
MEETING OF OCTOBER 16, 2025

via remote technology

CALL TO ORDER: 4:30 pm/

LAND BANK COMMISSIONERS PRESENT AT CALL TO ORDER

Frederick Khedouri, Wesley Mott, Kristen Reimann, Sarah Thulin, Nancy Weaver,
Peter Wells

LAND BANK COMMISSIONERS ABSENT AT CALL TO ORDER

Steven Ewing

STAFF PRESENT AT CALL TO ORDER

James Lengyel

OTHERS PRESENT DURING THE SESSION

None

PRESENTATION OF THE WARRANT

Warrant no. 2026-16 was made available for the Commission's inspection.

APPROVAL OF THE AGENDA

Hearing no proposed additions, Mr. Mott declared the agenda approved as presented.

APPROVAL OF THE MINUTES OF SEPTEMBER 22, 2025

By a motion made and seconded, the Commission voted unanimously in a roll call vote to approve the minutes as written.

COUNTY AND LAND BANK COMMISSION TREASURERS' REPORTS

None

TRANSFER FEE REVENUES

Revenues for the week ending September 26, 2025: \$419,940.00
Revenues for the week ending October 3, 2025: \$435,805.00
Revenues for the week ending October 10, 2025: \$334,332.02

NEW BUSINESS

1. Agency Administration: Affordable Housing

The Commission reviewed a draft letter, prepared by staff, concerning the agency's approach to the proposed island housing bank. This matter was most recently discussed at the Commission's September 8, 2025 meeting.

After discussion and by a motion made and seconded, the Commission voted unanimously in a roll call vote to approve the letter as drafted.

2. Agency Administration: Municipal Taxation

The Commission discussed an October 7, 2025 letter from the West Tisbury Board of Assessors regarding the assessors' proposed payment-in-lieu-of-taxes (PILOT) program. It responded to a September 9, 2025 letter from the land bank in which the land bank respectfully declined to participate in the program.

The assessors note that "[w]hile we are disappointed that your organization will not participate in the PILOT program, we acknowledge your contribution to the town in other ways." As no action was necessary, the Commission took none.

3. Tiasquam Valley Reservation (Towns of Chilmark and West Tisbury)

The Commission discussed a request from Emme Carroll to study crayfish populations at this property and several others. Ecologist Julie Russell has no objections.

After discussion and by a motion made and seconded, the Commission voted unanimously in a roll call vote to approve the request, provided (1.) that all aspects the project are coordinated with Ms. Russell; and (2.) that all data are ultimately supplied to her.

PUBLIC INPUT

None


ENDORSEMENT OF THE WARRANT

The Commission endorsed Warrant no. 2026-16.

EXECUTIVE SESSION

By a motion made and seconded, the Commission voted unanimously in a roll call vote to enter executive session for the purpose of discussing the purchase, lease, exchange or value of real property. Mr. Mott stated that the subjects to be discussed are the purchase or value of real property and declared that an open meeting may have a detrimental effect on the negotiating position of the Commission. He further announced that the Commission would not reconvene in regular session after the conclusion of the executive session. The Commission entered executive session at 4:38 pm.

certification:


Steven Ewing, Secretary