

AH Committee

From: Mark Nigh <menigh@gmail.com>
Sent: Tuesday, September 17, 2019 6:31 AM
To: AH Committee
Subject: Makila Farms

Just a few items to consider.

The committee requested that the developer expand the affordable housing lots to include ohanas. Concerned about that request for a variety of reasons.

How will that be accomplished? By CPRing those lots as they need to remain 2 acre lots? So 2 families would share a single ATU. That seems problematic since there is yearly maintenance that needs to be done on them. Perhaps the ATU maintenance should be part of the HOA fee and care so that they get maintained. They are sized to 5 bedrooms per unit. Who will monitor that in the future if people want to expand the main house on the lot?

Other concern: the "cattle ranch" and other ag area seems like a good idea but who will ensure that they continue to operate and be irrigated once the developer has completed his work? What happens if it doesn't?

There is also the issue of extending the number of times the area can be subdivided that needs to be addressed.

Thank you for your time.

Mark Nigh