



# **DRI 748 Island Food Pantry Relocation**

# DRI 748

- **Owner: Island Grown Initiative, LTD**
- **Applicant: Island Food Pantry**
- **Applicant's Agent: Rebecca Haag, Executive Director, Island Grown Initiative**
- **Applicant's Agent: Michelle Gittlen, Managing Director Island Grown Initiative**
- **Applicant's Agent: Architect Chuck Sullivan**



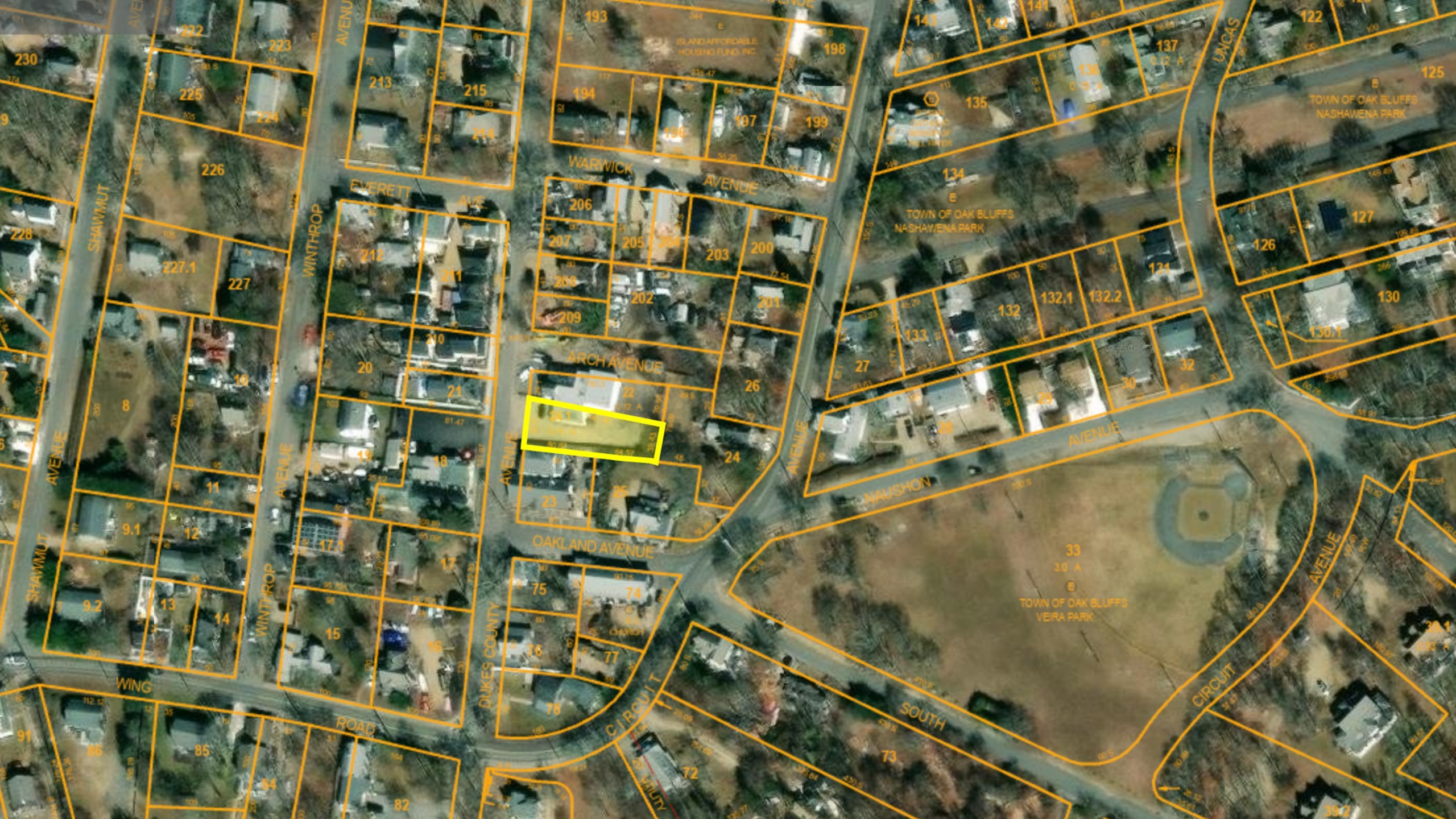
# **DRI 748 Proposal**

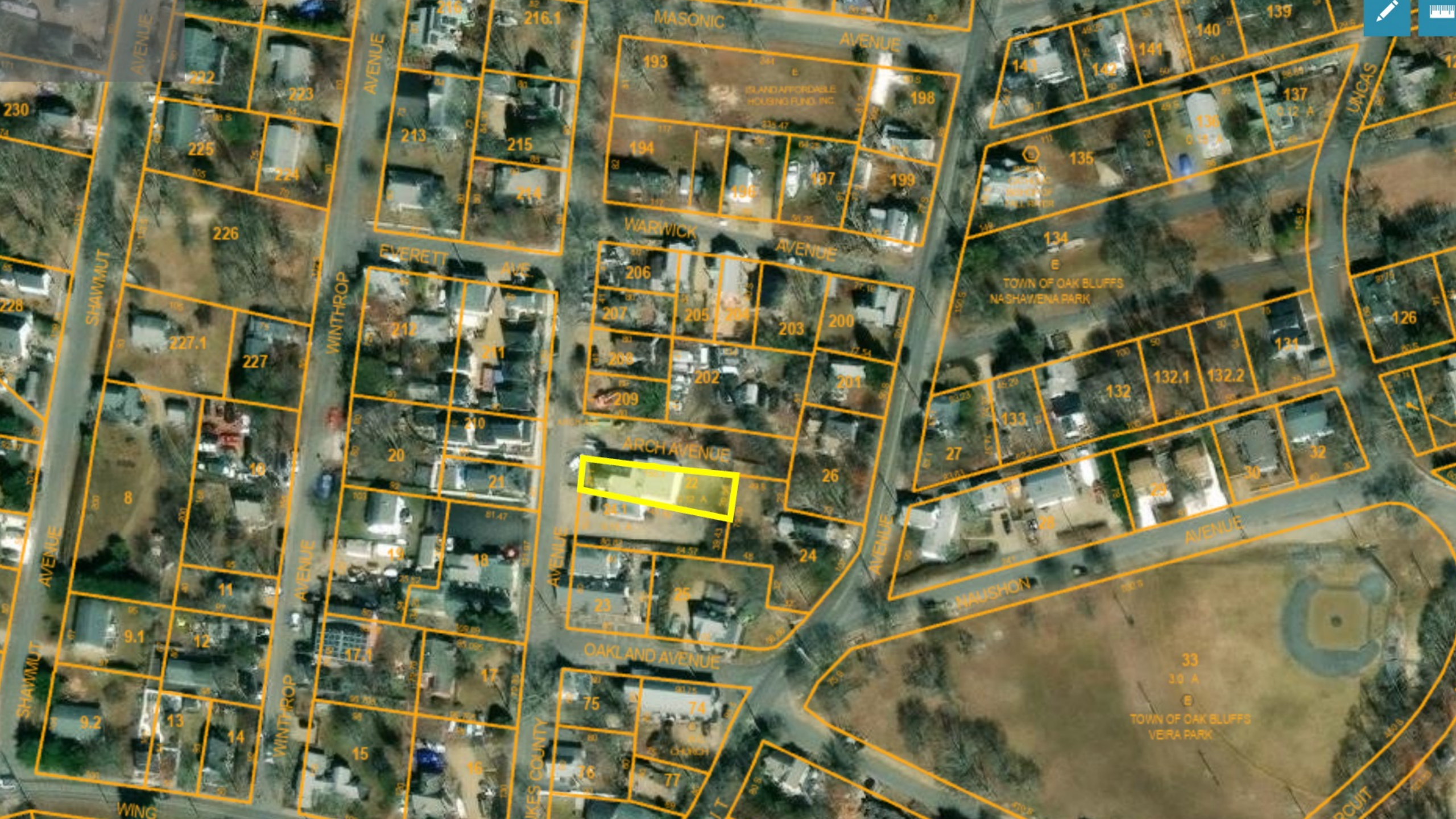
- **Renovation of a mixed-use building at 114 & 116 Dukes County Avenue, Oak Bluffs (2,135 square feet commercial & 610 square feet residential) to accommodate the Island Food Pantry**
- **Creation of 18 parking spaces**



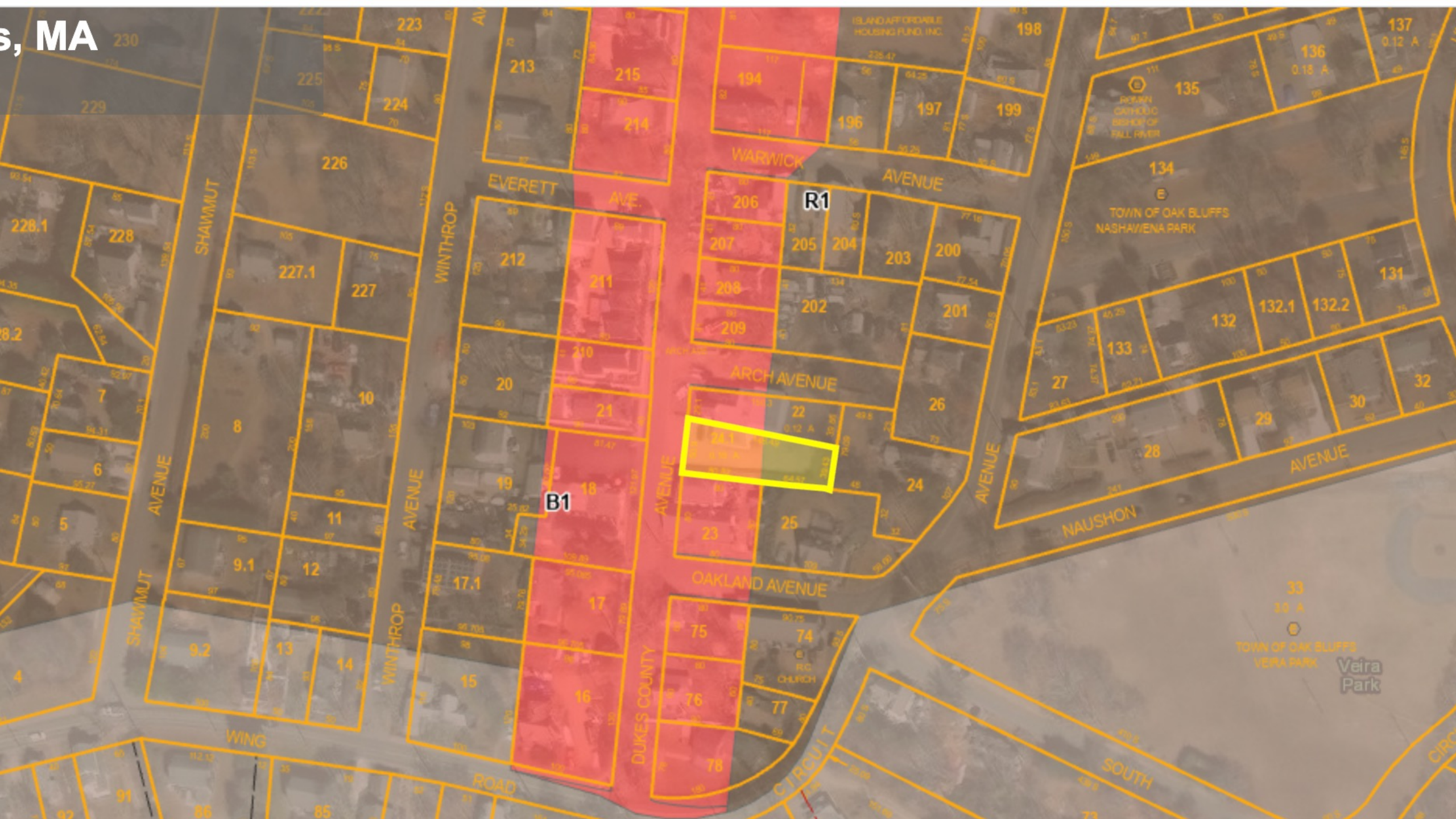
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- **Project Site was subject to prior Commission review in DRI 615 Muckerheide Housing**
  - **That project was approved but not executed and eventually passed its sunset threshold**

**DRI 748**





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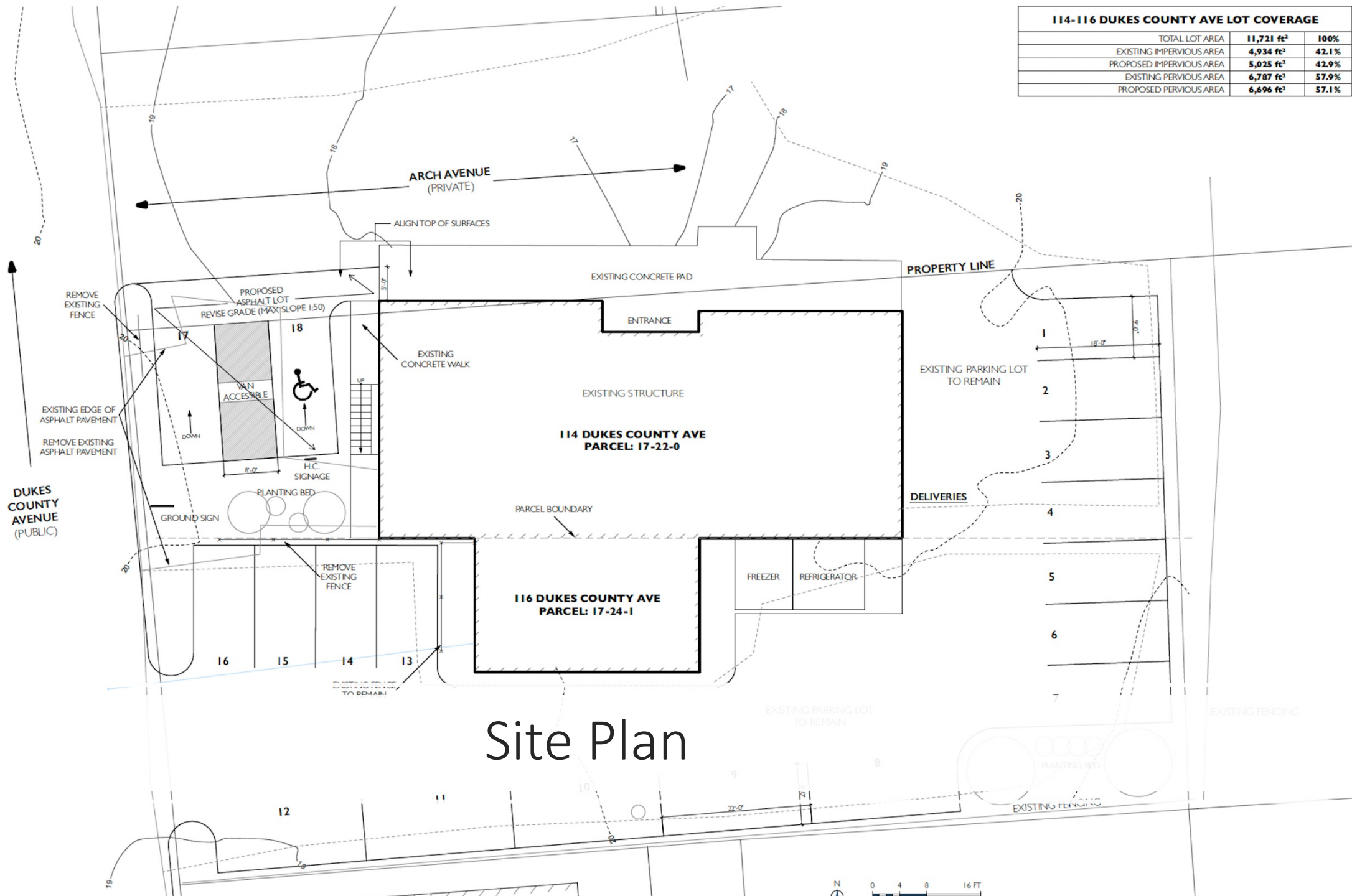


R1

B1

21.1

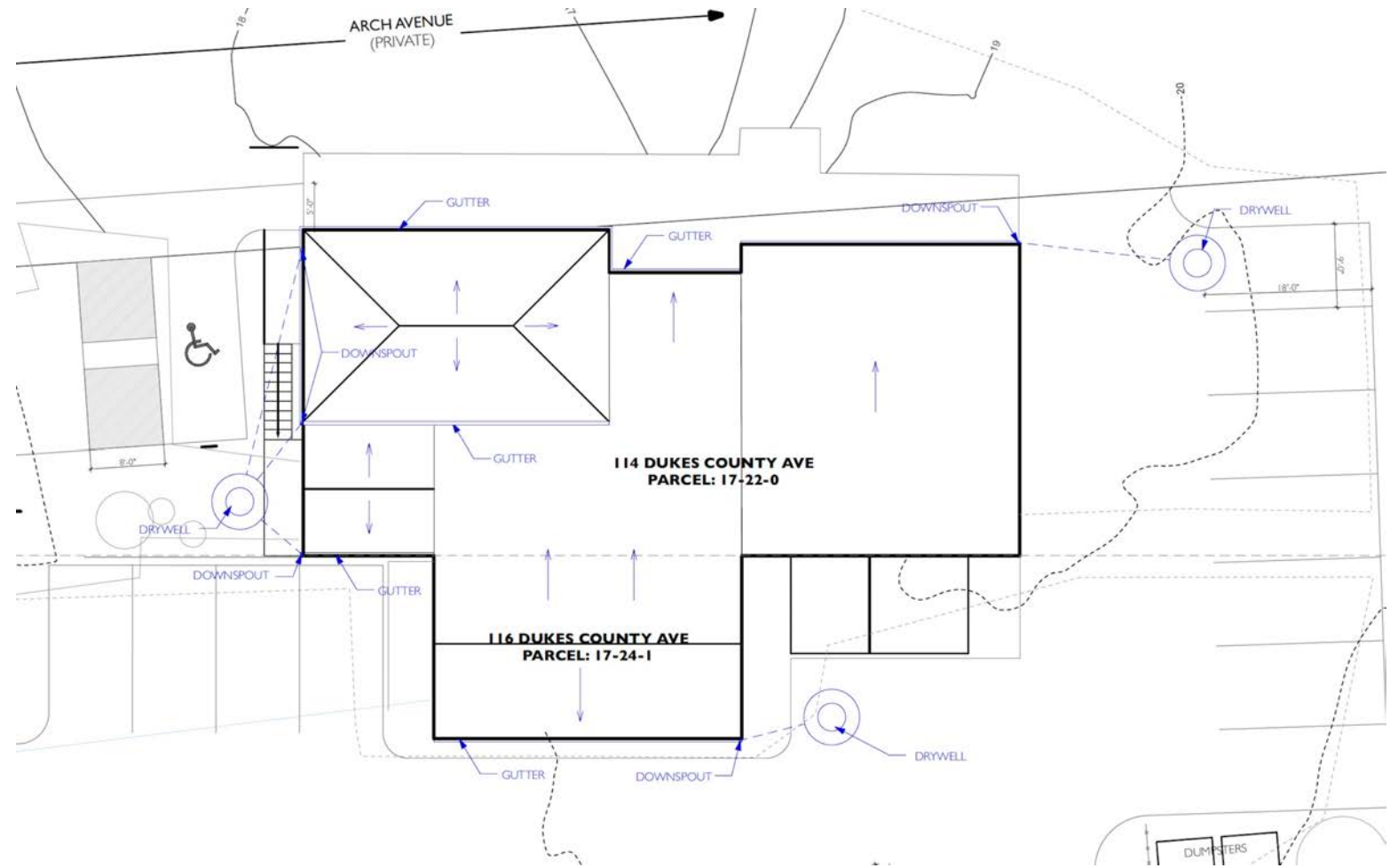
114-116 DUKES COUNTY AVE LOT COVERAGE		
TOTAL LOT AREA	11,721 ft <sup>2</sup>	100%
EXISTING IMPERVIOUS AREA	4,934 ft <sup>2</sup>	42.1%
PROPOSED IMPERVIOUS AREA	5,025 ft <sup>2</sup>	42.9%
EXISTING PERVIOUS AREA	6,787 ft <sup>2</sup>	57.9%
PROPOSED PERVIOUS AREA	6,696 ft <sup>2</sup>	57.1%



# Site Plan



# Roof Drainage

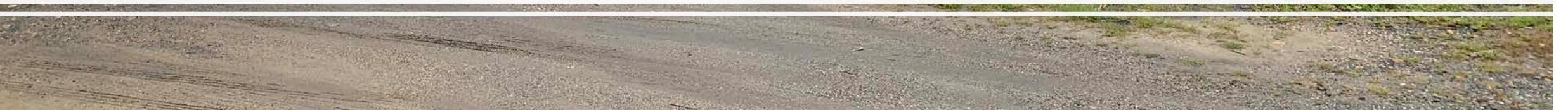




**Western Side of Structure**



**Northern Side of Structure**





**Eastern Side of Structure**



**Southern Side of Structure**

NO  
RIGHT  
TURN



**View from Tony's Parking Lot**

# Dukes County Avenue Northern Direction



# Dukes County Avenue Southern Direction

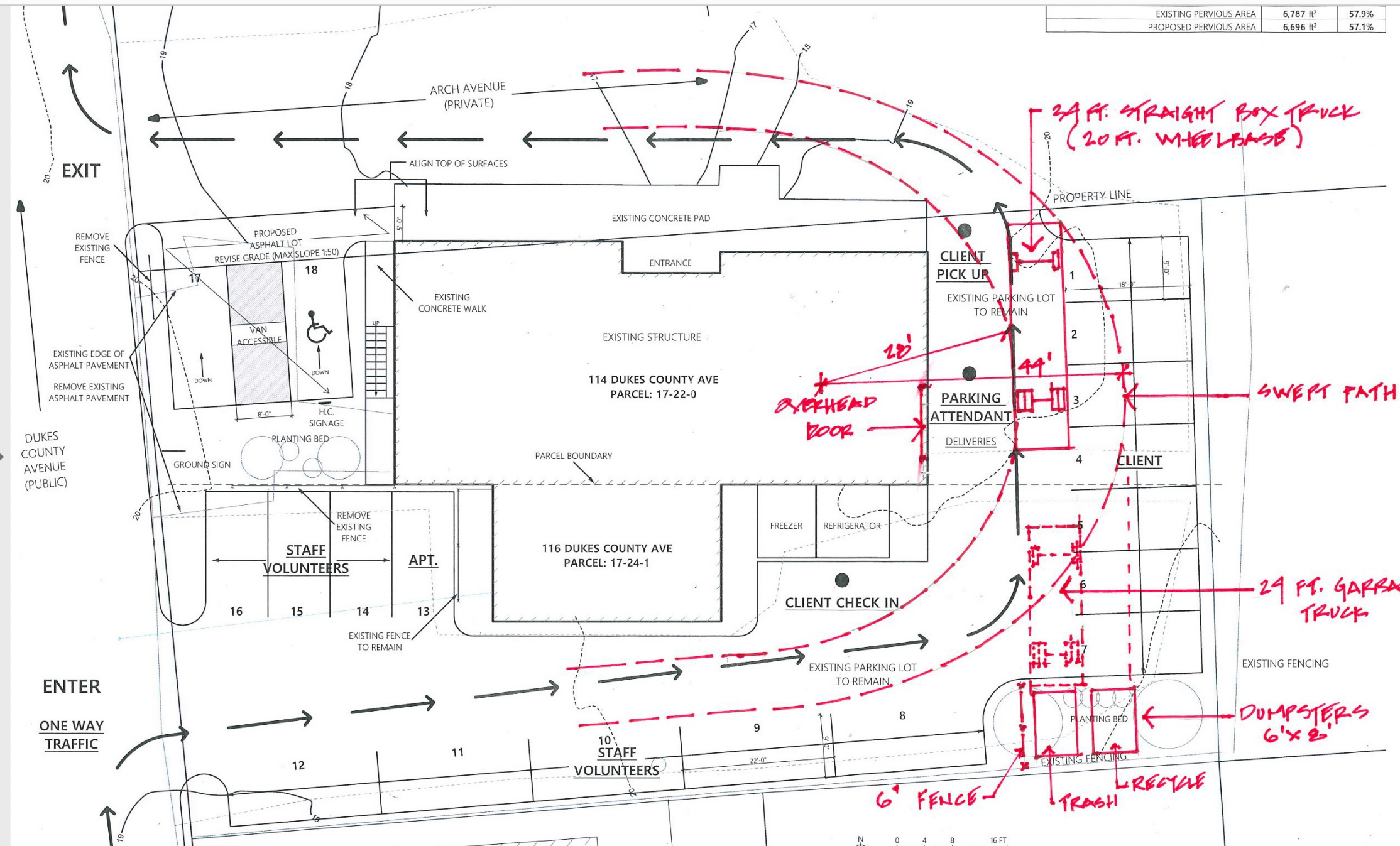






## **Parking Connectivity with Arch Avenue**

EXISTING PERVIOUS AREA	6,787 ft <sup>2</sup>	57.9%
PROPOSED PERVIOUS AREA	6,696 ft <sup>2</sup>	57.1%





## **DRI 748**

- **Unfinished adjacent building (foundation) is encompassed by DRI 704 112 Dukes County Ave Demolition (Northern side of Project Site)**

# **DRI 748: Social Development**



- **“In 2019, the Pantry saw an average of 2,042 clients each year.”**
- **“Today, the Pantry’s numbers have doubled to a current enrollment of 4,200 registered clients.”**
- **“Demand has not dropped off since the height of the pandemic.”**

# DRI 748: Social Development

**New software and the new project will, according to Island Food Pantry:**

- **“Serve more clients per hour”**
- **“Educate and promote nutritious choices using the MyPlate categories”**
- **“Increase access, reduce lines, and improve the overall food pantry client experience.”**
- **“It will also allow us to create a ‘case manager’ who can reach out- asks about income/expenses, income verification, can connect clients to other services and create greater and deeper engagement with our client base.”**



# **DRI 748 Housing**

- **The project will feature onsite housing. Specifically, a 610 square foot apartment for use by an Island Food Pantry employee. According to the Applicant's Agent, an Island Food Pantry employee currently resides in the apartment.**
- **The facility the Island Food Pantry is vacating offers no housing for the nonprofit's employees**



# **DRI 748: Impact on Abutters**

- **According to the Applicant's Agent, a vegetative screening will be maintained on the Eastern periphery of the Project Site as screening for the neighbors**
- **The number of employees transitioning from the old Island Food Pantry location to the Project Site will remain at two (2) and is not expected to increase, according to the Applicant's Agent**





## **DRI 748: Impact on Abutters**

- **The Island Food Pantry's Proposal has received written support from abutter Tony's Market**
- **Two abutters previously testified in favor of the project**
- **The Island Food Pantry's Proposal has received five other letters or emails of support**



# Holy Ghost Association Location





## **Holy Ghost Association Location**



# Holy Ghost Association Location



# 748: Traffic & Transportation