

Re: [EXTERNAL] To ask Mark

Hillman, Matthew D <matthew\_hillman@fws.gov>

Fri 2/17/2023 8:25 AM

To: Hillman, Matthew D <matthew\_hillman@fws.gov>

Matthew D. Hillman

Project Leader

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[matthew\\_hillman@fws.gov](mailto:matthew_hillman@fws.gov)



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**From:** Pink House Info <info@supportthepinkhouse.com>

**Sent:** Thursday, February 9, 2023 4:55 PM

**To:** Hillman, Matthew D <matthew\_hillman@fws.gov>

**Subject:** [EXTERNAL] To ask Mark

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Hi Matt-

Below are the questions we had for Mark, which came out of our discussions together, so I imagine his answers will be mutually beneficial. If you can cc us, that would be great.

Thanks! Rochelle

Hi Mark,

Each month since our November Zoom, Matt and I have had good update discussions, as we do all we can to help. A few practical questions resulted, and Matt kindly offered to write to you with them. We

look forward to the clarity it will bring.

1. Due to the difference in price per acre for most desirable swap parcels, it seems to make this work, more than one parcel is going to have to be combined. Is that possible?
2. If so, can you give us an idea of what would happen in scenarios like these:
  - Two parcels are in different areas (ie: Mashpee and Monomoy) or states (ie: Mashpee and NH).
  - Desirable parcels add up, but will not be ready at the same time. IE: With the remaining NH parcel approved for appraisal, say 2 more ARE located by March, and together they total enough to swap. Our concern is that we will be told something like since the first parcel had to be paid for to not lose it, the remaining two no longer total enough. This could happen in Mashpee too, where several parcels are attractive, but perhaps all can't be vetted concurrently enough.
  - **Are other states being searched yet? If not, when can that begin – and is that limited to our NE region?**
3. What are the steps/approx. time frame most parcels need to go through to be ready to swap?
4. Would you update us on the status of your mention of Audubon as a possibility?
5. RE: deal structure. We went under the advice of FWS as to how the closing should happen, then discovered in August it needed to be structured differently. We have not been told how. Can you let us know in detail what needs to happen including any flexibility or options? Clarity on the deal structure will eliminate obstacles as we all work to accomplish this as swiftly as possible.
- There may have been a misunderstanding that this was a 3-step swap. STPH was not intending to be involved, but were open to being flexible in our role if it was necessary to a successful swap.
  - If a direct swap with our Restoration Partner, as we assume is the norm, is that is done with a contract. Is it like a regular real estate contract? If different, can you let us know what that entails?

Thank you very much for your time  
Rochelle Joseph

**Rochelle Joseph, President**

On behalf of the Board of Support the Pink House Inc.

Alison Odle, Jeff Ackley, Kelly Page, Sandy Tilton

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**From:** Hillman, Matthew D <matthew\_hillman@fws.gov>  
**Sent:** Wednesday, February 8, 2023 3:17 PM  
**To:** Pink House Info <info@supportthepinkhouse.com>  
**Subject:** Re: [EXTERNAL] Before you ask Mark...

No problem

Matthew D. Hillman

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**From:** Pink House Info <info@supportthepinkhouse.com>  
**Sent:** Wednesday, February 8, 2023 3:06 PM  
**To:** Hillman, Matthew D <matthew\_hillman@fws.gov>  
**Subject:** [EXTERNAL] Before you ask Mark...

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Hey Matt -

Thanks for meeting today. And for offering to write to Mark M. to get some clarity - a good thing for all.

If you haven't written him already, could you hold off till tomorrow morning? I would like to meet with the Board tonight and just see if they had any questions to add before you do.

I am going to text you too in case you might see that before this and you are about to send something.

Appreciate it!

Rochelle

**Rochelle Joseph, President**

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