

3 Feb 2022

Dear Friends and Neighbors on the Planning Board,

Thank you again for the long hours, stress, and heavy responsibilities that you face as you carry out your role. It is much appreciated.

You may soon be closing public hearings on the Mill Plaza proposal, moving towards a decision. If that is the case, as town residents, and abutters, we write once again to ask you to consider three points:

1. Balancing the interests of the owner and the interests of the town. It is remarkable that, over the years, community opposition to each iteration of the plan has been virtually unanimous. Our sense is that this sentiment is not reflective of an opposition to any redevelopment; rather, residents expect, and have every right to expect, that our town's core reflects good redevelopment that enhances our town and makes business sense, not only maximum profit;

2. The proposal in context. The current proposal will directly impact neighboring areas with significant increases in traffic, noise, light, and trash. The design does not fit with surrounding structures. And it will have negative impact on the natural environment, harming the College Brook and likely implying the destruction of the Church-Hill forest;

3. The settlement. It seems clear that the latest proposal is inconsistent with the 2015 settlement agreement, in particular with regards to the location of residences on the parcel, and the treatment of the natural environment.

If you do begin to consider a decision, we urge you to deny this application and ask the developer to return with a design that balances interests, fits in context, and respects the settlement agreement.

Thank you very much,

Mark and Jean McPeak
13 Mill Road