

Dear Commissioners,

I have written to you earlier in this review process. We do have real concerns about the detrimental impact this project will have on Main Street in Falmouth.

I am concerned that this project is not being reviewed as a whole. Parking for the hotel onsite is inadequate to meet local zoning bylaws. Therefore last year the developer applied for and was granted permission by the Town to construct additional parking in a lot across the street on the corner of Nye Rd and Main St. That proposal also included a retail space. Two houses will be destroyed to make room for that development and no housing is provided in the plan for the new retail space.

Parking across the street will necessitate numerous pedestrian crossings of Main St., which is a concern for safety along such a busy stretch of road. It will also further snarl traffic as cars are forced to stop for these pedestrians. The parking lot - with its attendant noise and lights - will directly abut a private house which is now buffered by one of the houses to be destroyed. Traffic will likely enter and exit via Nye Rd rather than attempt getting out onto Main St. Of further concern, though, is that the applicant is being disingenuous by not including this piece of the project, since due to parking requirements, it is a necessary part of the hotel proposal. He did the same thing when he applied for that project – he did not include mention of the hotel as part of it, even though they admitted verbally that the parking was for the hotel. We request that the Commission require this project to be reviewed in its entirety, including the parking and retail space across the street.

I appreciate the work you are putting into this review process. I hope you will come to an understanding of the detriments of this project to our Main Street character.

There are many alternative places a hotel of this scale could be located in Falmouth if the developers are turned down in this spot.

Thank you.

Sincerely,

Susanne Goodman Hallstein