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To: Zoning Board of Appeals

SAVE SOUTH WALPOLE: Omni Development project

To Whom It May Concern:

As a resident of South Walpole I am writing to you to express my deep concern over the size and scope of the Omni Development project slated for South Walpole.

The fact that this project has made it this far in the process is extremely upsetting. Why are none of the several new housing projects in the center of Town deemed 40B? Why does South Walpole have to bear the brunt of poor planning?

The size of the Omni Development project as it is currently proposed has no business in a quaint neighborhood as ours. Six story buildings would look ridiculous dominating the skyline and towering over neighbors affording them no privacy. Our own town fire department has expressed concern over the project's proposed building height. That alone should cause you to reconsider the waiver.

The increase in car traffic will cause tremendous back-ups on Summer Street, Washington Street, and Neponset/Water Street. At present, South Walpole regularly deals with traffic back ups on a daily basis with the working commuters, the Boyden Elementary School pick-up and drop-off commute, the South Walpole Preschool pick-up/drop-off which often has cars parked on Washington Street in front of the school, as well as the intense congestion continuously created by Gillette Stadium events.

As a resident of South Walpole, I implore you to greatly decrease the density of this project to two four-story buildings. We listened to the Board and your comments about being "satisfied" with the decrease to two five-story buildings at the recent ZBA hearing on March 1, 2021. For the record, no one who actually lives here is satisfied with this condition.

As the Board is aware, there are over 100 residents of Walpole who have collaboratively hired legal counsel who is an expert in 40B and has been previously successful in legal action against David Hale. In response to the most recent ZBA hearing, our legal counsel's response is, and I quote: "I've never seen a project four stories tall be deemed uneconomic, much less two buildings at that height. Walpole should fight this project to reduce the density and make the developer prove that two four story buildings are uneconomic. That would be unprecedented."

WE NEED YOU to strongly advocate for all of us residents who will be living with the consequences of this monstrosity of a complex for decades to come. You have the power to greatly decrease the density of this project.

Please. Help our town; help our community; help us continue to enjoy living in the neighborhood that we call home.

Thank you for your time and consideration.

Sincerely,

Kendall Manzo