

Hi Ashley and Amy,

I appreciate your help in coordinating feedback from the public for the Cedar Edge project at 55 Summer St.

I mentioned this during the meeting last night but would like to follow up with my comments in writing for the record and for the board to review and hopefully consider before making any final decisions on waiver or conditions regarding this application.

As a resident of South Walpole whose family and way of life will be dramatically and negatively impacted by this project, I would much rather fight this all the way to the MA supreme court than settle for anything less than these conditions. This project will destroy our neighborhood and we deserve to fight this as hard as we can to reduce the size and limit the impact as much as possible.

I would consider these to be the **minimum conditions** that the applicant would need to agree to in order for the board to approve this application.

1. No building exceeds 4 stories in height
2. No more than 240 total units (owner/ rental) this also means no expansion of this development or an abutting site development in the future.
3. A second entrance/ exit from the site which does NOT come from Summer St. preferably from Industrial Road.
4. Applicant agrees to fully fund improvements to the South Walpole common/ intersection that preserve the historic common yet improve peak hour congestion. (Still haven't seen this)
5. Applicant will fund an environmental consultant to oversee all aspects of the construction and to monitor the environmental impacts of this project and make suggestions to minimize
6. Applicant will fund a police detail as needed during construction for traffic control and also if needed in the future during peak hours if traffic at the S. Walpole common gets bad
7. Construction may only take place Monday-Friday 8am-6pm

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Please do not agree to let this project go forward without at least trying to push for the above conditions. The way this decision is written currently is not acceptable to the people who will be most impacted. The residents of South Walpole need our ZBA to fight this battle for us.

Thank you.

Mark Major

11 Summer Street
S Walpole