

Ashley Clark

Subject: FW: Babcock Place 40b

From: Dolnick, Janice A [<mailto:jdolnick@gmail.com>]

Sent: Tuesday, July 18, 2017 9:00 PM

To: Maria Morelli

Subject: Babcock Place 40b

Hi Maria,

Can you please forward the email below to the ZBA? Thanks!

Dear members of the ZBA,

We have lived at 104 Babcock Street for 30 years. As longstanding residents of this neighborhood, we are compelled to add our comments to the many letters that have urged the town to insist the developer go back to the drawing board on this 40b project. As stated by many, the proposed building is too tall, too big, unattractive in its office-like appearance, completely out of character with the neighborhood of single family homes and three story apartment buildings, does not have sufficient setbacks, lacks appropriate parking for the number of units, and destroys trees and green space that is sorely needed in our increasingly dense neighborhood. Surely the developer will make some changes, but frankly we despair of seeing changes that would be significant enough to address adequately all of these shortcomings. A modest 10% or 20% improvement in the project will in no way compensate for the permanent destruction of a building that now provides a landmark not just for Babcock Street but also the adjacent streets.

Perhaps this damage could be partially mitigated by granting all property owners in the neighborhood substantial and permanent tax abatements to compensate for the devaluation of our homes that will result from this project. There are many residents that believe that even this would not be compensation enough. Please reject this project as it is currently conceived and require the developer to come up with a new and very different design that addresses the concerns of the neighborhood.

By the way, our condo development at 104 Babcock St. is officially recorded as "Babcock Place" so the developer needs to rename his project.

Janice Dolnick and Joe Meyer
104 Babcock St. Apt. 1

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