

November 2, 2022

Zoning Board of Appeals (ZBA)
Town of Franklin
Franklin, MA 02038

TOWN OF FRANKLIN
TOWN CLERK

2022 NOV -3 A 9:40

RECEIVED

Re: Subdivision of Land and 64 Unit Multi-Family Development Proposal at 237 Pleasant Street

Dear Chairman Hunchard and fellow ZBA members:

I am writing you today as a concerned Franklin resident regarding the proposed multi-family development located at 237 Pleasant Street. I currently reside in the neighborhood across the street in Padden Estates. Below are the concerns I have with this development.

The first concern is the effect this will have on automobile and pedestrian traffic. In a traffic study that was submitted with the ZBA application the study never mentions the road that is Padden and Pleasant Street. It only mentions the two driveways on either side of the church. The entrance to Padden Estates are across the street in between these two mentioned driveways. Putting in a 64 unit apartment complex will make an already hazardous driving situation much worse. In addition, the public school bus stop is on the corner of Pleasant St and Padden Road and I will be more concerned for the safety of the children.

Another safety concern I have is the displaced wildlife due to the building of these apartments. On several occasions we see numerous wildlife in the area. This wildlife is foxes, deer, coyotes, and fisher cats. Although the deer and foxes don't bother me I do have concerns about the coyotes and fisher cats being displaced and coming into the neighborhood. One more than one occasions my family saw packs of coyotes in the yard or in the street as my son was walking to the bus stop. I am concerned we will see even greater numbers if we displace even more animals.

On the October 23rd meeting, it was discussed that the church was looking to support Franklin residents by providing affordable housing so that Franklin residents can stay in Franklin. This I all just a smokescreen. It was stated that at this very meeting that there would be no guarantees that the apartments would go to Franklin residents who are already on the affordable housing waitlist. If this is the case how does this help Franklin residents.

It is my understanding that we live in a residential zoned area and we bought this property thinking that if there was any development in the area it would be single family homes. While I understand that there is an obligation for chapter 40B Subsidized Housing Inventory (11.9% was achieved and requirement is 10%) I ask that you listen to the current residents of Franklin and deny this request.

If you have any questions, please feel free to contact me.

Sincerely,

Sara Parmenter

Sara Parmenter
22 Philomena Way