



Casey Thayer <cthayer@franklinma.gov>

Fw: 237 Pleasant Street St. John's Episcopal Church & Community Builders Inc.

Bruce Hunchard <bruce.hunchard@yahoo.com>
To: Casey Thayer <cthayer@franklinma.gov>

Wed, Nov 2, 2022 at 11:51 PM

Didn't see your name on this one?

Sent from Yahoo Mail for iPad

Begin forwarded message:

On Wednesday, November 2, 2022, 2:07 PM, Eric Petterson <eric.s.petterson@gmail.com> wrote:

Greetings Franklin Zoning Board of Appeals,

I have included the whole board here, minus Philip Brunelli as his email address was not listed on the website. I am writing to you as a neighbor of the church property as I am at 9 Monterey Drive.

I am very concerned about the proposal of this development for a couple of reasons.

- It appears to be next to the DelCorte conservation area. Currently there is a church there, which means any environmental impact is significantly less based on the limited usage of the property. I was under the impression, maybe mistakenly, that Franklin was very interested in preserving open space, as opposed to developing it.
- I find it hard to believe that any development here would be a "commuter-only, negligible car impact" scenario. It seems a little too far from the train to believe everyone living in those units won't have one or two cars.
- Would the sale be taxable or would the church reap all of the financial benefits of this with the citizens of Franklin needing to then support the additional traffic and services?
- I struggle to get behind a church selling greenspace to developers in order to stave off bankruptcy. It would be easier for me to get behind developing the area on which the church building is currently situated before developing more greenspace. If the church was razed and 64 units went in with no other green space touched it would be easier for me get behind. If there were only a dozen units, or a couple of single or multi-family units, great. But to take greenspace and drop 64 units there is tough to support.

Thanks for your consideration.

Eric Petterson
9 Monterey Drive

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TOWN CLERK