

## Planning Bd public comments

Erin Copeland

Wed 3/29/2023 12:02 AM

To: Evan Lehrer <ELehrer@mashpeema.gov>

4 attachments (23 MB)

IMG\_0693.MOV; IMG\_0686.jpeg; IMG\_0685.jpeg; IMG\_0689.jpeg;

**Attention!:** : Links contained herein may not be what they appear to be. Please verify the link before clicking! Ask IT if you're not sure.

Hi Evan

I was going to try and come to the planning meeting tomorrow night to offer public comment on the proposed Southworth/Willowbend project at 275 Quinaquisset but have a last minute conflict.

Can you ask the folks for their thoughts on the following?

I live off Quinaquisset at Cotuit Bay condos, and as you know, Riverview Ave (our only egress) empties onto a straightaway portion of Quinaquisset right after the bend in the road at Chestnut. I've been driving this road since my long ago days as a cook at Willowbend, traveling to the Kettle Ho after work. It's a stretch of road where folks pick up speed, honking freely at anyone trying to leave the condo, simply hoping not to get in an accident. My sister in law refuses to take a left out of the driveway - it's gotten so bad. My fear for this condo project is the increased traffic that 14 more homes will bring to an already busy road.

The driveway at 275 is also at a bend in the road (albeit less sharp), but it's there. The other morning, returning from dropping my son at school (I usually follow another mom who turns in at Willowbend Drive), I almost broadsided an Amazon delivery truck as he was pulling out of 275 Quinaquisset. He thought it was clear, it wasn't, we could have had a very bad accident. Is there a plan for managing the traffic and/or visibility issues, since the development will be adding to it? I understand these permits have been in place for many years and they are simply exercising their right to use the permits. However, in the interim between when those permits were issued and now, surely the road conditions are different as it must necessarily be due to population growth, increased development, etc.

Another concern is runoff and the already poor drainage conditions that exist at the site and in the street. During the storm on March 11th, I drove by the address and took some photos that show what I'm talking about. As you can hopefully see - in the distance is the mailbox at 275, in front of it is the pond forming. There's also a video that follows the water runoff from an area at the main entrance down and across the street to 275. My concern or my question is, how will this already existing problem be affected by the proposed project.

Thank you, I appreciate everyone's time.

Erin Copeland

1 Riverview Avenue









## Planning meeting public comments

Erin Copeland <[REDACTED]>

Wed 4/19/2023 8:06 AM

To: Evan Lehrer <ELehrer@mashpeeema.gov>

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Evan

I can't make this meeting either unfortunately, but do have questions/comments for the board. Below are the same comments I submitted in my earlier letter. Thank you, let me know if there's anything else you need from me. I'd attached the videos and photos - do you need me to resend those?

Thank you,  
Erin Copeland  
Riverview Ave, Mashpee

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The driveway at 275 is also at a bend in the road (albeit less sharp), but it's there. The other morning, returning from dropping my son at school (I usually follow another mom who turns in at Willowbend Drive), I almost broadsided an Amazon delivery truck as he was pulling out of 275 Quinaquisset. He thought it was clear, it wasn't, we could have had a very bad accident. Is there a plan for managing the traffic and/or visibility issues, since the development will be adding to it? I understand these permits have been in place for many years and they are simply exercising their right to use the permits. However, in the interim between when those permits were issued and now, the road conditions are different as would be due to population growth, increased development, etc.

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Thank you, I appreciate everyone's time."