

Concerns over 222 St. John St- 7/10/2018 Planning Board Workshop

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Greetings Planning Board,

I have concerns over last Planning Board workshop held for 222 St. Johns St. on 7/10/2018.

There was concerns from Planning Board members regarding the fact there is no clear TDM plan for this garage to hold 2,400 parking spaces. One of the Planners (Nell) said something to the affect, that it would basically be okay to continue and once a TDM person is hired by MMC at that time there will be clarification. That is not suffice to approve a development without getting commitment and clarification of concerns over the TDM. That is like putting the cart before the horse.

Furthermore when asked for another workshop to gain further clarification, there was a lack of verbal clarity as to if another workshop should be needed before going to council for approval.

I believe another workshop is needed for 222 St. John development to get clarification on the following:

- 1) Clarification of the TDM Plan that MMC will use with this new garage on St. Johns street
- 2) Commitment from MMC that the neighborhood can use the garage during snow bans. Note: When asked this specific question, there was lack of clarification and evasiveness.
- 3) There was concerns of the neighborhood that MMC taking 13 parking spaces on St. John St for bike stations. These bike stations should NOT replace neighborhood parking but should instead be moved into the large green turn expanse field between side walk and the garage. So, instead of maintaining a turf field, a part of it should be replaced with these biking stations so that crucial parking for the neighborhood is NOT taken away. Even Planning Board member, Maggie Stanley, indicated that as a cyclist, the bike parking should be near the hospital and not at the garage.

Consequently, some important aspects of this plan are still not clarified and another workshop is needed before going to council.

Regards,
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