

November 15, 2020

Conservation Commission
8 Newmarket Road Durham, NH 03824

Re: Mill Plaza Redevelopment

Dear Members of the Conservation Commission,

Thank you very much for the time and effort you dedicate to the stewardship of our town.

As abutters to the Mill Plaza, we write to share our hope that you will advise the Planning Board to reject the current application for Wetland & Shoreland Conditional Use permits. We agree with the points made in submissions from, among others, Robin Mower, Joshua Meyrowitz, John Carroll, and Mike Pazdon.

Their thorough and convincing arguments demonstrate that the redevelopment of the Mill Plaza property, as currently proposed, will result in lasting damage to Durham's environment.¹

Rick Taintor has noted² that none of *"the proposed redevelopment within the wetland buffer, including the parking lot, is exempt from compliance with"* our zoning ordinance. As you know, the ordinance states that a conditional-use permit shall be approved by the Planning Board, with your advice, only if:

"The location, design, construction, and maintenance of the facilities will minimize any detrimental impact on the wetland..."³ and if there "is no alternative location on the parcel that is outside of the SPO District that is feasible for the proposed use..."⁴

The nature and scale of the current proposal do not minimize detrimental impact on College Brook. Current maintenance practices, as noted in the Ballesteros reports, seem to have notable *negative* impact on the wetland.

It is possible to redevelop the Mill Plaza while protecting our natural environment: let's ask the applicant to reduce the scale of the current proposal, repositioning structures to protect, enhance, and take advantage of, neighboring wetlands.

We urge you to recommend rejection of the current application.

Sincerely,

Mark and Jean McPeak
13 Mill Road

¹ As well as significant harm to the neighboring community.

² https://www.ci.durham.nh.us/sites/default/files/fileattachments/conservation_commission/page/59271/email_from_rick_taintor_10-23-20.pdf

³ Section 175-61 B.3.

⁴ Section 175-72 B.1.