

Petition to Durham Planning Board & Town Council for Study of Bagdad Road Right-of-Way Access to Mulhern Subdivision

In their report to the Durham Planning Board as to whether the Town should accept the proposed access road to the Mulhern subdivision through the town-owned Gerrish Drive wetland, Town Public Works Director Richard Reine and Town Engineer April Talon stated the reasons **the Town will not accept this road as a public road.**

Their report concludes:

"... if this were a conventional roadway design, consistent with our roadway standards, not requiring excessively costly infrastructure leading to the subdivision, staff would have no objection whatsoever with accepting it as a public roadway. That has been done routinely, and in fact would be our preference.

The fact is, we can find no compelling rationale why the Town would accept the most expensive part of the roadway system [the town-owned portion through the Gerrish Drive wetland, not the loop road within the subdivision], which has no connectivity and terminates at a private road. This scenario appears to provide no benefit for the Town of Durham and results in a large future capital liability." (Bracketed phrase added.)

Five of the report's seven pages detail the ways the proposed road does not meet Town standards. Regarding financial liability to the Town, the report states the estimated construction cost *"for just the access road is calculated to be well in excess of \$1 Million Dollars, exclusive of the loop road and other infrastructure. This replacement cost for the access road infrastructure will only increase, as future construction will require access to the properties to be maintained at all times."*

With this finding, the report essentially makes the argument that the proposed road should also not be a private road, for the infrastructure replacement cost of the "most expensive part of the roadway system," along with maintenance and repair costs of the whole roadway system, will be dependent upon the ability and willingness of a projected 18 households to finance. Their failure to do so will adversely affect the town. Thus, this report implies the Gerrish Drive wetland is no place for a road, public or private.

An alternative access to the subdivision exists -- on the Mulhern property via the Bagdad Road Right-of-Way. Since the beginning of the review of the Mulhern subdivision proposal, the Mulherns have claimed this access is not available to them. Durham's Town Attorney says it is a legal access for them. This access has already been used for conveying heavy vehicles to the building site.

We residents of Durham do hereby petition the Planning Board and the Town Council to require a study of the Bagdad Road Right-of-Way Access before any decision is made on the Gerrish Drive Wetland Access.

**Petition to Durham Planning Board & Town Council for Study of Bagdad
Road Right-of-Way Access to Mulhern Subdivision**

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Lexe Turcotte	4 Gerrish Drive, Durham
Zachary Smart	4 Gerrish Drive, Durham
Shannon Brown	5 Gerrish Drive, Durham
Lynn Zlotkowski	5 Gerrish Drive, Durham
Kate Haley-Webb	82 Bucks Hill Rd, Durham
Julie Clough	6 Strout Lane, Durham
Jeremy Clough	6 Strout Lane, Durham
Gayle Henderson	5 Strout Lane, Durham
Doug Henderson	5 Strout Lane, Durham
Pat Haarr	45 Mill Rd, Durham

Mike Handwork	21 Pinecrest Lane, Durham
Erin Handwork	21 Pinecrest Lane, Durham
Rich Spear	7 Gerrish Dr, Durham
Emily Spear	7 Gerrish Dr, Durham
Jane Spear	7 Gerrish Dr, Durham
Kate Spear	7 Gerrish Dr, Durham
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Peter Sweetman	18 Ambler Way, Durham
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Rory Vogel	9 Sumac Lane, Durham
Meridith Davidson	2 Sumac Lane, Durham
Robin Mower	9 Britton Lane, Durham
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Wilfred Wollheim	8 Strout Lane, Durham
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