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Drury, Margaret

From: Ann McDonald [am37@comcast.net]
Sent: Wednesday, October 12, 2011 9:24 AM
To: City Council
Cc: Drury, Margaret
Subject: Please Vote Bishop Petition Now

Dear: Mayor Maher, Councilor Simmons, Councilor Reeves, Councilor Toomey, Councilor Davis, Councilor Decker, Councilor Kelly, Councilor Cheung, and Councilor Seidel

My name is Ann McDonald and I live at 24 Columbus Ave in the Whittemore triangle area of North Cambridge.

I want to thank all of you who have taken the time to come and walk through the SD-2 area and surrounding neighborhoods in North Cambridge

I am writing in support of the Bishop Petition to downzone SD-2 area in North Cambridge and would like it to be placed on the Council agenda by October 20th.

Please support of the Bishop Petition to reduce the zoning density in the SD-2 area in North Cambridge surrounding the linear park.

I understand the current SD-2 zoning laws were set to encourage residential development of these isolated industrial sites I also understand the desire to situate increased housing density near public transportation nodes

But the proposed Fawcett Oil redevelopment plans working within the current SD-2 density allotments have resulted in a business park like scale within a neighborhood of smaller 1 and 2 family houses

The two proposed 40' high 50+ unit apartment buildings allowed by current SD-2 are NOT compatible in density or form with the surrounding Res B neighborhoods. The density allowed in SD-2 has resulted in preliminary

design of buildings too large and out of character with the rest of the neighborhood

The SD-2 is an island within Res B, with primary access and egress (on Fawcett Oil side) through Res B areas with small dog-legged streets and the restricted access Whittemore triangle area.

Safety is already a major concern on all these streets especially given racing cut-through traffic and difficulties entering and leaving the neighborhood with Routes 2 and 16 left turn issue and traffic back-up in morning and evening rush hours. Tyler Court, the official property address, is even more of a hazard for access and egress.

The island nature and the current allowed density of the site results in conditions that present safety concerns for pedestrians as well as those in vehicles. As currently zoned and planned, the surrounding Res B areas will become cut-through streets, not a cohesive neighborhood.

The allowed density and height in SD-2 will also have a negative impact on the linear park shared by all.

Thanks for your consideration
Ann McDonald