



Eastport Civic Association

January 15, 2020

Mayor Gavin Buckley
Sally Nash, Acting Director of Planning and Zoning
Robert Waldman, Chair, Planning Commission

Dear Mayor Buckley, Dr. Nash and Mr. Waldman:

We are writing to continue the conversation about the critical need for citizens' concerns regarding development to be heard and acted upon.

The recent findings by the Board of Appeals that the City's analysis for APF certification for the Eastport Landing project was deficient on several counts illustrates our position. Although five of nine elements for the APF certification were remanded for reconsideration, we are writing now about the traffic and mobility issues related to this development.

As you are aware, Eastport citizens have long voiced serious concerns about the impact of major development on already overstressed roadways and intersections that serve the Eastport peninsula. In the Board of Appeals hearing last week, it was revealing to hear Board members echo the dismay of citizens upon hearing that the apparent traffic adequacy standard applied by the City is "don't make it worse." We have argued for years that raising an already failing intersection to a "D" rating is not adequate under any definition.

This is a time when there is heightened focus on traffic planning through proposed legislation to change future traffic analysis and evidenced, in part, by the recent formation of the intergovernmental/citizen Forest Drive Task Force. We are suggesting an immediate, preliminary step to address determination of adequate fixes needed for traffic, mobility and safety concerns related to the Eastport Landing project. Specifically, we ask that you form a city, citizen and developer work group to provide detailed recommendations to identify fixes necessary to provide safe, realistic and adequate traffic/mobility management under existing law.

The citizens of Eastport should not have to file more appeals to adequately resolve issues related to redevelopment of the Shopping Center.

Respectfully submitted,

Debra Dillon, President ECA

William Reichhardt, Chairman, ECA Planning and Major Development Committee