

OCT 26 2017

To: Town of Poughkeepsie Planning Board

From: Breck Martyn – Concerned Town Resident

Dear Planning Board members,

Thank you for giving the public, and me personally, the opportunity to express our opinions as to the development of a Town Center to date referred to as MacDonnell Heights Town Center Project and specifically the DEIS.

I would like point out the overwhelming majority of speakers at your public forum and letters sent in support of the project are business people in the area, none of whom are in close proximity of the proposed development. Speakers and letters of support include, but not all inclusive include: Adams, HV Office Furniture, Valley Hospitality Group, EmbroidMe, IRG Realty Advisors LLC, Friendly Auto Group, S & O Construction Services, Think Dutchess, and the Dutchess County Chamber of Commerce. All these business entities stand to profit greatly from the proposed Town Center.

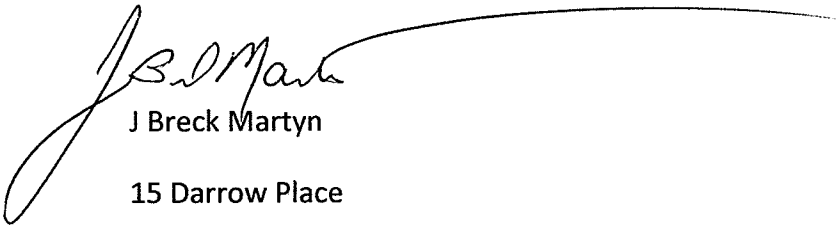
However, isn't it ironic that the vast majority of people concerned or outright opposed to the project are RESIDENTS of the Town of Poughkeepsie in close proximity to the proposed Town Center. For the residents, the issue is not increased profit and revenue the project will eventually generate. Rather, their concern is the diminished "Quality of Life" for their neighborhood.

Section 15 of the DEIS states "Local ambient daytime noise levels....during the construction....could be intrusive." The document says it will stay within the Town of Poughkeepsie noise ordinance parameters and construction will not continue past 10:00PM weeknights. Section 16 states that "Air Quality in the area is not expected to be substantially affected by project construction." However, what assurances do we have that the residents will not be subjected to clouds of dust, construction particulate pollution and volumes of unhealthy, possibly carcinogenic fumes from construction vehicles and equipment? Section 17 talks about an "overall construction period of five years." Are the neighbors expected to endure this disruption of their lives for a five year period? The DEIS document further states in

Section 2 page 2-8, "The project would be phased to provide supporting infrastructure and avoid unnecessary disruption to the existing and new community during construction." Who in Town government will be charged with monitoring the disruption and who will the residents be able to contact if violations occur? Section J includes "Crash Analysis" for the 1.5 mile section of US Route 44 from Colonial Knolls to Cherry Hill Drive over a three year period. It states "A total of 77 crashes occurred on the section of US Route 44.....of the 77 crashes, there were 45 injury crashes, 24 property damage collisions, 8 non-reportable incidents and no fatalities." With increased traffic, intersections, and lack of traffic controls, what is an acceptable projected increase of crashes and/or fatalities?

It is my understanding from my Civics classes in school, my residency in the Town of Poughkeepsie since 1961, and my 30 year ownership of a business in the Town, that our elected officials are charged with representing the majority of their constituents, not the special interests of outsiders. I would hope our representatives would poll the people they represent and make darned sure they defend the wishes of the majority. Until current residents of the neighborhood have proper sewage, drainage, sidewalks, street lighting, traffic controls etc., we should not be catering to outside interests (especially with tax incentives) to create an inclusive Town Center community.

Sincerely,

A handwritten signature in black ink, appearing to read "J Breck Martyn". The signature is fluid and cursive, with a long, sweeping underline that extends across the width of the text below it.

J Breck Martyn

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