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## Fwd: Last night's munjoy hill meeting

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Jeff Levine <jlevine@portlandmaine.gov>  
To: Jennifer Munson <jmy@portlandmaine.gov>

Wed, Feb 28, 2018 at 8:44 AM

Munjoy Hill file.

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From: e w <eenebw@hotmail.com>  
Date: Tue, Feb 27, 2018 at 5:24 PM  
Subject: Last night's munjoy hill meeting  
To: Jeff Levine <jlevine@portlandmaine.gov>  
Cc: Belinda Ray <bsr@portlandmaine.gov>, Pious Ali <pali@portlandmaine.gov>, Nicholas Mavodones <nmm@portlandmaine.gov>, Justin Costa <jcosta@portlandmaine.gov>, Jill Duson <jduson@portlandmaine.gov>, Caitlin Cameron <ccameron@portlandmaine.gov>, Ethan Strimling <estrimling@portlandmaine.gov>

I appreciate the city holding a listening session last night to Discuss Munjoy Hill. As a long term Munjoy Hill resident of 28 years, and Landlord of two 3 units, I was in attendance. However, I will be the first to comment I don't like to speak to a crowd that large so am hoping you will read my comments below. I should have taken the stage but couldn't LOL...

After learning about Becoming a Historic District, I truly hope that is the path for Munjoy Hill. My main concern about the area is we are losing the historic aspects of the hill each year by an alarming rate. One individual in particular spoke last night that to me represented what is wrong with the permissiveness of demolition and lack of respect for our New England architecture and heritage. Paraphrasing, this person proudly stated they loved the area and bought [47 Monument Street](#). Yet the property is not up to their standards so they want to do the right thing after they tear down this historic house by building something the neighbor will like. Well in my mind this IS the problem. The first issue is this is one of the older houses on Munjoy hill and for 150 years people have happily lived in it. Sure it needs renovation but the mind set for those from away is to get a greedy real estate agent, have them tell them just get rid of the junk and build something that is up to your standards. The second is this type of attitude is both destructive to the neighborhood morale and architecture. It is kind of a veiled insult in that these people are too good to live in what many of us do currently. So with that being said, is that what the city wants for the hill? With this trend there will probably be an accelerated demolition of 20 homes a year. Soon there would no longer be any historic buildings left and with that goes the 'charm' that drew people here in the first place. I imagine in the case of 47 Monument street, the speaker will never find the caring neighborhood they are looking for and will leave after a few years. And oh by the way, yet another 1870 house was demolished vs. Rennovated.

A question I might ask is can the city find ways to focus more on the benefits of renovating and preserving Munjoy hill vs. destroying it? As stated, no one is advocating putting a glass in time over the hill. Even if that was something everyone wanted to do it is way too late for that. My opinion is we need to preserve what we can realizing some new thoughtful development is imminent. However, mass destruction because someone wants a mansion like 'back home' that is far superior to what the local people of munjoy hill live in seems to be the trend. When the hot market of Munjoy hill is over, real estate agents and developers will survive and will move on to the next market leaving behind junk 'new' ugly buildings where once stood a neighborhood of historic charm. This IS the reality of what is happening and why I hope Munjoy hill is considered as a historic district.

Control Destruction and Thoughtful Design would be a goal I would hope we as a city would strive for.

Enoch Wenstrom

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D.D.D.