

100 Fore St, 86 Newbury St,

Debby Murray <debbym@gwi.net>

Jun 25, 2018 5:12 PM


Posted in group: **Planning and Urban Development**

I am lumping these two issues I'd like to protest together because they make me want to scream. WHERE ARE WE PUTTING ALL THE CARS? What's the traffic plan? HELP! No one lives or works in these glass monstrosities down by the Wex etc project and the driving is already horrendous. WHAT HAPPENS WHEN THEY ALL LEAVE FOR WORK?

And height. Think about places you love to visit or live, like Brooklyn or Charleston....the sky is not cluttered with high rise buildings. It's like a game of dominoes right now- one developer blocks residents- a new developer blocks that one and soon the richest developer wins. His buyers get the view AND NO ONE ELSE DOES.

These are Two huge things to consider when you vote on these projects. Cars, parking, pollution, noise, safety all come under one umbrella - beauty, accessibility, and sensitivity come under the other.

Debby Murray

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104 North St.
Portland. ME 04101

86 Newbury and 100 Fore Street

Maggy W <mawnola@gmail.com>

Jul 3, 2018 4:03 PM

Posted in group: **Planning Board**

TO members of the Planning Board:

I was recently so pre-occupied with the zoning on Munjoy Hill that I failed to keep abreast of the 100 Fore Street and 86 Newbury Street proposed site plan applications. I understand that both of these projects are requesting zoning variances to allow increased height. Also I have read that 100 Fore Street seeks to use the average grade of Fore Street to calculate the height even though there is a sharp slope and no buildable square footage on Fore Street.

Please do not allow any variance to the current zoning for either site. We need to rely on zoning laws being enforced and we do NOT want a high wall shutting all of the India Street and East End residents off from the Old Port and the waterfront, especially if that high wall is to be used for parking spaces. The streets servicing these areas cannot handle the number of cars planned for these developments - the traffic is already congested and with 600-900 more cars per day on Franklin, India, Mountfort, Fore St, Commercial Street and the Eastern Prom, we are looking at a major problem, and this number does not even include the projected parking spaces included in the site plan for 58 Fore Street, for which I still have not seen the "pending" traffic study which was not available at the time the master site plan was approved. This huge increase in car traffic will further erode the quality of life to the East of Franklin Street.

As a citizen who is deeply concerned about climate change, I am asking the city to implement policies and infrastructure which encourage public transportation. We need to implement more satellite parking and work with WEX and other employers who wanted to bring more employees downtown to create a state of the art shuttle system from satellite locations. We should be keeping cars and their pollution away from the waterfront, not building walls of parking garages.

Furthermore, the Newbury Street site currently includes a beautiful historic brick building on Mountfort Street and another multi-family house on Newbury which should be preserved if Portland is to retain any residences of character in the India Street neighborhood. The poor Abyssinian Meeting House will be facing a huge modern structure which will further undermine its context.

Thank you for considering my point of view.

Maggy Wolf
28 Saint Lawrence

100 Fore St Planning Board Workshop - 7/10/2018

Karen Snyder <karsny@yahoo.com>

Jul 6, 2018 8:39 AM

Posted in group: **Planning Board**

Portland Planning Board:
Sean Dundon, Chairperson
Brandon Mazer, Vice Chairperson
David Eaton
David Silk
Austin Smith
Maggie Stanley
Lisa Whited

Friday, 7/6/2018

Re: 100 Fore St

Dear Chairperson Dundon and Portland Planning Board Members,

I am requesting that the Planning Board to NOT give 100 Fore Street a zoning height waiver change just to support more parking spaces.

I am very concerned about the 100 Fore St. at the base of Munjoy Hill. As you are well aware, we all ready have parking issues of downtown Portland workers, tourists, city employees parking on Munjoy Hill and it will only get worse. Also, there is great traffic congestion during rush hours on Franklin Arterial and Washington Avenue which will only get worse as well.

It was also reported in the Portland Press Herald that I-295 traffic is bad now. How can it not only exacerbate the current traffic and parking issues?

<https://www.pressherald.com/2018/06/26/state-study-calls-for-traffic-flow-and-safety-improvements-along-congested-i-295/>

Just simply adding 600 parking spaces to this site is a very short sighted and "car-centric" mind set. This will create further traffic congestion and pollution on Franklin Arterial and Washington Avenue during the rush hours which are all ready cause for avoidance for Munjoy Hill residence, India St residence, and the fisherman on the working waterfront on Commercial street. Please note the commuter park and ride parking lot at I-295 and Marginal Way is currently under-utilized.

If Portland government and developers are chanting Portland as wanting to be a "world" class city, just creating a massive amount of more parking spaces to create even more gridlock and pollution in the city is NOT a world class solution for this day and age. Mass transit should be pursued to push as much parking and traffic congestion off the peninsula rather than the City encouraging it.

Potential Solutions to Portland's Parking and Traffic Congestion Issues:

Short-Term Solutions:

- 1) Use satellite parking to shuttle in the top employers employees in town from the satellite parking lots.
- 2) Set staggered hours for the largest employers for employees to ease traffic congestion on I-295.

Long-Term Solutions:

- 1) **Obtain funding to build up on the commuter park and ride right off of I-295 on Marginal Way.** This parking lot is extremely under-utilized.
 - Have city investigate getting funding to build this by either Federal grants, DOT, Dept of Energy, developers, etc.
 - Make it 4 to 5 stories to move the parking off to the highway (800-1,000 parking spaces).
 - Have City enforce that companies > 50 employees start using this park and ridge garage off of I-295 that work in town.

- Why can't WEX help fund this? Their employees will have the biggest impact on the city of over 600 employees.

2) Obtain funding to create a solar/electric street cars/tram/light rail going from this garage, up Franklin Arterial with a turn about at Middle street.

-Have city investigate getting funding to build this by either Federal grants, DOT, Dept of Energy.

3) I am sure there are great other ideas out there....

I urge the Planning Board to find more progressive and environmental sustainable solutions for the Portland residents and fishermen affected by this development rather than thinking that creating more parking spaces will solve current traffic/parking problems because it won't. It will only further exasperate the traffic congestion/parking problems besides increased pollution that we currently have in Portland.

Regards,

Karen Snyder

Munjoy Hill Resident and Property owner

100 Fore Street - Hamilton Marina/Xpress Copy Building NO zoning height change please

Anna Medina <fruity.gemini@gmail.com>

Fri, Jul 6, 2018 at 11:39 AM

To: planningboard@portlandmaine.gov, jlevine@portlandmaine.gov, planning@portlandmaine.gov, cdg@portlandmaine.gov, bsr@portlandmaine.gov, jpj@portlandmaine.gov

Good afternoon,

I write with a plea concerning 100 Fore St - Hamilton Marina/Xpress Copy building. I would like to encourage you to **not** give a zoning height change. Please help remove congestion off of the peninsula. Consider mass transit capability to remove the traffic congestion.

This development will add additional traffic, pollution, and more potential parking issues going up Munjoy Hill. Please help preserve this precious place in our great city.

Thank you for your time.

Anna Medina

App 6-19-18 ZN-000114-2018

Pamela Day <pday2304@gmail.com>

Fri, Jul 6, 2018 at 11:42 AM

To: planningboard@portlandmaine.gov, Jeff Levine <jlevine@portlandmaine.gov>, planning@portlandmaine.gov, cdg@portlandmaine.gov, Belinda Ray <bsr@portlandmaine.gov>, jpj@portlandmaine.gov

Planning Board Members:

We oppose this proposed development because it further degrades the waterfront near our home on Waterville Street. The India Street corridor has already become a dark, faceless area that is increasingly congested and unfriendly to pedestrians and others who seek to enjoy east end access to the water.

We find it ironic that the city would even contemplate locating a 600 car garage in such a potentially lovely space. Developers should be challenged to create a building with green space that complements the pedestrian friendly Old Port waterfront, Eastern Prom and Ft. Williams Park areas.

Please do NOT grant this project a zoning height change or approval to add the 600 car parking structure.

Respectfully,

Pamela Day & Michael Petit

Pamela Day
207-461-1461