April 4, 2023

Duncan Berry, Chair

Town of Harwich Planning Board

732 Main Street

Harwich, MA 02645

Dear Mr. Berry:

We are writing to express our strong opposition to the proposed #PB 2023-12 application for a Special Permit for Alternate Access by Oliver Homes, LLC and #PB2023-04 application for a Special Permit for a Two-Family Dwelling by Oliver Homes, LLC at 86 Miles Street

Please consider the concerns outlined below in addition to those in our letter of February 17, 2023.

With regard to the Alternate Access proposal please seriously consider the significant danger associated with the location of the proposed driveway which is almost perpendicular to the existing driveway at #38 Grassy Pond Road. Cars exiting or entering the proposed driveway will run significant risk of hitting an entering or exiting car on the existing driveway at #38 Grassy Pond Road. (I have attached for quick reference the photos included in the Applicant’s proposal materials—see second photo.

Further, the Zoning By-Law requirements stipulates in prong #1 that “the alternate access proposed is superior to the access along the frontage.” The existing frontage access to 86 Miles Street is wide, safe, and appropriate entry and is clearly superior to the dangerous proposed alternate access.

The proposed alternate access on Grassy Pond Road is in fact a proposal to have both entry and exit of the property on both Miles Street and Grassy Pond Road. The homes on Grassy Pond Road have sole access onto this narrow, quiet cul-de-sac. The large number of small children, along with their families as well as walkers and bikers regularly “walk the circle” enjoying the quiet neighborhood and quiet enjoyment of our own property without worry about safety and the hazard of additional vehicles entering and exiting from a new driveway at the sharp bend in the road.

Please consider our significant concerns and the opposition of every abutter in the neighborhood about these proposals. We respectfully ask that the Planning Board deny the two special permits.

Sincerely,

Katherine and Edward Pendergast

4 Grassy Pond Road

Harwich Port, MA 02646