

From: "Rachel Zsembery" <RZsembery@town.arlington.ma.us>
To: "Jimmy Boyle" <jrboy412@msn.com>
Cc: "Claire Ricker" <CRicker@town.arlington.ma.us>, "Kelly Lynema" <KLynema@town.arlington.ma.us>
Date: Mon, 07 Nov 2022 09:40:18 -0500
Subject: Re: 80 broadway 3717

Your comments have been received and will be posted with the agenda. Please note with regard to the first item, the ZBA will not be hearing this docket. It falls fully under the jurisdiction of the Redevelopment Board who will comprehensively review the proposal and use its discretion with regard to approval of all elements of the project.

Thank you,

Rachel Zsembery
Chair - Arlington Redevelopment Board

From: Jimmy Boyle <jrboy412@msn.com>
To: "rzsembery@town.arlington.ma.us" <rzsembery@town.arlington.ma.us>
Date: Mon, 7 Nov 2022 13:47:33 +0000
Subject: 80 broadway 3717

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Dear ARB Members:

I am an immediate abutter of the proposed development at 80 Broadway, Arlington which is before you for a Special Permit. I am submitting these comments for the November 7, 2020 public hearing. Please make them part of the hearing record.

In addition, I understand the proposed development contains multiple violations of Arlington's zoning bylaw, and you have been told by a member of the Zoning Board of Appeals that the proposal should be first approved by that board before going to the ARB for approval.

I highly object to the proposed development because it will be highly be detrimental to me and my home
I Request that the ARB deny the Special Permit request for all of these reasons:

- it is much too tall. It will obscure my views and block sunlight to my home. It's 55' in height which is more than 20' above my house reduce the number of floors to 3
- It is much too large and too close to the street. No set backs???
- It is too close to my property line. Cars will be parking right next to my ADU.

Also all entrances should be from 80 Broadway and not Winter St as shown

There doesn't seem to be enough parking spaces where as they will block my ADU or park in the street which will narrow the Winter St end to Broadway

It will create safety concerns with children and pedestrians trying to cross the street.

And what about the front set back side set back?

Bottom line is this is a residential area of 2-family homes and I would like to keep it that way

Jimmy Boyle

Donna M Boyle

82 Winter St.

Arlington, MA

Jimmy Boyle