Kim DelNigro

From: James Russell [jrussell6@yahoo.com]
Sent: Friday, May 09, 2008 7:41 AM
To: Planning Board
Subject: RE: Residences at Quail Ridge

Planning
Board
Town
of Acton
472 Main St.
Acton, MA 01720

RE: Residences at Quail Ridge

Dear Board Members:

I'm writing on behalf of the Acorn Park Condominium Board, in regard to Residences at Quail Ridge Special Permit and the pending comeback to the Planning Board.

In the Boston Globe article of March 2 it was reported that Great Road Condominium has denied the developer's request for access through their property, so the remaining issue is consideration of options for secondary access through the Acorn Park neighborhood. We know from the previous meetings on this topic that there are many opinions on this issue, and also that both we and the developer have filed appeals at the advice of our lawyers in order to preserve our options following the next round of decision-making.

In order to approach this next step in the most productive and least contentious fashion and to meet the needs of the Planning Board, the developer, and the Acorn Park community, we would like to suggest that a small group of representatives from each group get together in a format allowing interactive dialog and collaboration. Hopefully, this process would lead to a compromise proposal could be developed that would be acceptable to all parties. This approach seems to have been successful in the past with some of the cell-tower/community issues, and it is our hope that we could make it work here. Since March, we have been in contact with a traffic engineer and had informal contact with the developer, and we believe there are several possible compromises that could work out.

I have briefly discussed the idea of a small working group with Mr. Bartl at the Planning Department, and I believe this suggestion is in line with the similar suggestion Mr. Reichlen made at the January meeting.

I plan to attend the May 13th board meeting, in order to bring this up at Citizens Concerns and hear your response. Please let me know if this request should instead be an agenda item or made via another method, as I am not necessarily familiar with the intricacies of Planning Board protocol.

Thank you,

James Russell
AcornParkCondominium Board
5 Palmer Ln.
Acton, MA 01720

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