

[EXTERNAL]

Geoff Colvin <gc@cewpartners.com>

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To:Richelle Hodza <rhodza@westonct.gov>

Cc:Marcia Eppler Colvin <mepplercolvin@gmail.com>

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Subject: Concerns Regarding Proposed Good Hill Business District

Dear Ms. Hodza,

We have lived at 25 Sachem Road since 1986 and are writing to express our concerns about the proposed Good Hill business district and its potential effects on our community.

Weston has long maintained its rural, residential character by strictly regulating land use. The town's zoning regulations emphasize maintaining open spaces, limiting commercial development, and preserving the natural landscape, which aligns with the character of our community. The introduction of a business district could compromise these values, impacting the town's overall integrity and setting a precedent for future commercial expansion that might not align with Weston's zoning goals.

Traffic is another key issue. Our local infrastructure, designed to support primarily residential use, is not equipped to handle a significant influx of vehicles. Increased traffic could lead to safety risks, as well as a degradation of the quiet, residential atmosphere Weston is known for.

We are also concerned about the environmental impact. Weston's zoning laws prioritize land conservation, including the preservation of natural habitats and green spaces. Any new development should carefully consider how it may disrupt these areas, as well as the potential strain it could place on local resources.

Finally, the shift from residential to commercial zoning in certain areas may introduce conflicts between land uses. This can affect property values and lead to further pressure for zoning changes that may not be in the best interest of preserving our community's character.

We hope that these concerns will be addressed thoroughly as the proposal moves forward. Thank you for your time and attention to these important issues.

Best regards,
Geoffrey and Marcia Colvin
25 Sachem Road

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