

Planning Board
Barrington, NH

To:

John Huckins
Alan Kelley
Dawn Hatch
Steven Oles
George Calef
Tony Gaudiello
Stephen Jeffrey
Jacqueline Kessler
Steven Oles

Dear members,

June 3, 2013

You are working on the approval of the Trinity permit to operate a commercial gravel excavating and granite mining operation in a residential neighborhood, Greenhill Road.

I understand the argument used by the planning board, "you voted for the change!" I have been told so many times. I wasn't living here then but would have dug my heels in on the change to "Permitted". The planning board had a responsibility to bring to the attention of the public something that could so grievously impact people's lives such as this. I have been reviewing the minutes leading up to the vote to change, however I still can't find open discussions. Sure the law provides the Husseys the right if they meet certain standards; even though it would be at the loss of the standards that this community wants to preserve. New Hampshire seems to be in a bit of a gravel crisis, but that shouldn't be at the demise of the character of the neighborhoods. There is an awful lot of land untapped in this state. And plenty of farm and commercial zoned areas; residential should not be bearing the burden of this need. I have read so many studies on line and several were funded by the town. I am (and the town) are stunned that our town had not hired an independent company to do a study on the consequences of this in a **RESIDENTIAL** neighborhood. It could have supported your claim that this application does not meet performance standards. Do we need to look at "performance standards" for the future? Well this zoning change was a very big oversight and an insult to those who will suffer. I remain stunned. Friends who are Lawyers, friends who are builder/developers are all amazed that the board DID NOT see this zoning change of allowing commercial mining and excavating in a residential neighborhood as wrong.

Here is a study on property value loss from a gravel site. It is extensive. Although not Barrington, N.H., the issue remains the same no matter where you live if you consider it from a humanistic not corporate view. All families have the same expectations for the quiet, safety and enjoyment of their hard earned home and land; and that their investment doesn't suffer a loss. This study even considered the short comings of the study done by the U.S. Bureau of Mines. There **IS** a considerable decrease to the property values. After the initial impact of the operation going in, the values show no more change, however all future homes built in the area will show the new lower value of the neighborhood thus decreasing the base value for the community. Consider all those seniors who will lose financially in a way that it will become a challenge to survive off the equity in their homes. There are many seniors on Greenhill Rd. and there will be many more long before this business are finished. T 231 Greenhill Road the loss will be \$105,000 of value. This is indisputable. There are too many studies all within a few percent of the same conclusions; in the immediate area, 25% to 30%.

<http://www.quarrywatch.org/files/62469724.pdf> go to page 10 and to 24

I have read articles where the town bit the bullet and said NO, and denied the permit even though it was in the zoning.

Also there are studies on the safety issues of gravel pits with the high amounts of trucking and the increase of accidents and death (yes) along the road that provides trucking access to these sites. Yes, there is an increase in accidents and deaths. Increase the traffic, the size of the vehicles, and you increase the probability that this **WILL** happen, it's just numbers; This is an excerpt from a Bangor paper, "The controversy over the gravel pits began in July 1999, after the death of a 14-year-old Rockland boy who was killed when he turned his bicycle into the path of a dump truck coming from a pit". It isn't comfortable to think about the potential, but this is one that has happened and my heart goes out to that neighborhood. This is a narrow, windy, hilly road. The bridge will definitely be the stage for future accidents, and a 100 ton truck with a 1700lb car, well you don't have to be a Physics Professor to know this outcome; crushed.

People bought their homes here when there was no pit and that is what they wanted. To not safe guard the neighborhood is wrong.

I can't imagine the pressure the board feels. This is certainly a potentially litigious decision either way.

Sincerely,

James Conley
231 Greenhill Road.