

## DeCarli, Jeremy

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**From:** Kirene <kirene@aol.com>  
**Sent:** Tuesday, October 13, 2020 9:43 PM  
**To:** DeCarli, Jeremy  
**Subject:** Spot Zoning change application at 157 Main St. East Hampton

### CAUTION:

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Dear Jeremy DeCarli,

I would like to voice my opposition to the proposed spot zone change application at 157 Main Street / Colchester Ave., and would like this opposition to be communicated at the Planning and Zoning Commission Meeting on Wed. Oct. 14th. The proposed business is just too large for our residential neighborhood in East Hampton.

The large gas station with drive-through food service window, will negatively affect the quality of life in what is supposed to be a residential neighborhood. When I bought my house, that sits just outside of the 500 foot radius, in 1990 I was okay with the existing small gas station and convenience store.

The proposed development however will cause much noise, light, and trash pollution, as well as increased traffic, and more risk for gasoline additive contaminants in ground water. Some of the neighborhood is already experiencing problems with their drinking water, resulting in costly water filtration systems. Adding more pumps will increase the risk.

Property values will be negatively impacted.

There is already a gas station re-opening in the center of town, which will add more access to gasoline and pumping capacity, so we don't really need more gas pumps less than a mile away.

In closing, if I had wanted to live near somewhere with a Berlin Turnpike type feel, I could have bought a house there for a lot less money. I am against spot zone changes from residential to commercial, as it changes the character of the neighborhood, and will have a negative impact on the quality of life for residents. Zoning exists for a reason. Haphazardly changing residential zones to commercial degrades a residential neighborhood, lowers property values, and negatively impacts homeowners.

I urge the Land Use Office and Planning and Zoning Commission to deny the Atlantis Marketing application for an amendment to zoning regulations for 157 Main Street, and instead to advocate for the residents of East Hampton, rather than for a corporation based in Dallas, Texas.

Sincerely,

Irene Kuck  
11 South Main Street  
East Hampton, CT 06424  
860-267-7266

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