

Heather Carey

From: Mark Rus <markrus@gmail.com>
Sent: Monday, January 31, 2022 11:24 AM
To: Heather Gill; Heather Carey
Cc: Mara Grumbo
Subject: FW: In Continued and Strengthened Support of Public Commentary Against Proposed Development of 615 Lowell

Hello – hope you are well and had a good weekend.

My wife and I are following up on our two previous messages below regarding proposed development at Hildreth Corner.

First of all, we wanted to say thanks for the thorough, interesting, and clear process you and your colleagues have been taking w your meetings. We’ve learned a lot about the HDC in this process – great work.

Second, we wanted to let you know that in our opinion the HDC should reject the latest proposal from the developer. It appears to be exactly the same size and scope of development compared to the previous denial. It doesn’t adequately address the denial conditions. Bushnell appears to be presenting a new structure that is the same size as the denied plan, with parallel size, scale and massing. This new structure continues to be too large for this narrow lot and this will have a permanent detrimental impact on the character and scenery of the historic corner, and disrupt the historic streetscape (a key one for people entering Concord). Given the size and narrowness of the lot there is no suitable location for a garage and the garage that remains is not appropriate for the lot (whether in the back or otherwise). Despite the repeated re-submissions from Bushnell, we continue to believe nothing has meaningfully changed, and any proposed development would have to be meaningfully smaller (~50%) in order address the concerns above, and minimize the impact on Hildreth Corner.

We wish you all the best, and look forward to the meeting on Thursday this week.

Regards,

Mark & Mara Rus

20 Authors Road, Concord, MA

From: Mark Rus <markrus@gmail.com>
Date: Thursday, November 18, 2021 at 9:23 AM
To: <hlamplough@concordma.gov>, <hcarey@concordma.gov>
Cc: Mara Grumbo <maragrumbo@gmail.com>
Subject: In Continued and Strengthened Support of Public Commentary Against Proposed Development of 615 Lowell

Good morning – I hope you are both well.

My wife and I wanted to reach out to you in advance of tonight’s HDC meeting to voice our strong opposition to the revised plan for the proposed development at 615 Lowell.

We appreciate your continued careful scrutiny of this matter. We believe that the size of the structure the developer is proposing in their revised plan is significantly too large for the space, and thus if allowed to proceed will have a clear and permanent detrimental impact to the historic Hildreth Corner. The character, scenery, and visual impact that is currently so strong, will be lost.

We cannot see how a garage, in addition to the home, would be an appropriate/allowable use of space. More generally, the proposed design overall does not seem to be in keeping with the overarching nature + architecture of the area. We can understand that one must always balance the need for continued development with the need for historic preservation – perhaps if reducing the size and scope of the proposed development by 1/2 this could be accomplished?

We wish you the best for tonight’s meeting, and Thanksgiving next week – don’t hesitate to reach out anytime.

Best Regards,

**Mara & Mark Rus
20 Authors Rd
Concord, MA**

From: Mark Rus <markrus@gmail.com>

Date: Tuesday, September 14, 2021 at 11:05 AM

To: <hplamplough@concordma.gov>, <hcarey@concordma.gov>

Subject: In Support of Public Commentary Against Proposed Development of 615 Lowell

Hello – hope you are well. I’m a local Concord resident, and together with my wife Mara and our 3 children, are reaching out to you today in support of all the public comments against the proposed development at 615 Lowell.

We wanted to add our voice to the broad based expression of community opposition to the application and plans submitted by Bushnell Construction, and their plans for Hildreth Corner. My family and I often walk/drive/socialize in the area surrounding Hildreth Corner, and appreciate its significant historic, scenic and architectural significance.

If built, the development will have a permanent and detrimental impact on Hildreth Corner and the character and architectural integrity of its historic houses, including 625 Lowell Road. More broadly, this important historical Concord site, which is viewed and appreciated countless times on a daily basis by residents and visitors to Concord, will be inextricably and permanently altered. We support the broader community effort to urge the HDC to minimize the size, scope and manner of development of this lot to minimize its impact on Hildreth Corner and the Barrett Farm Historic District.

We have full faith and trust that the HDC will fully and appropriately apply its guidelines to this proposed development and use its authority to fulfill its charge to preserve and protect the significant history, architecture and nature of Hildreth Corner, consistent with the preservation goals of the Barrett Farm Historic District. We urge the HDC to deny this developer’s application and set clear limits on development for this lot in the manner suggested above.

Please feel free to reach out anytime, otherwise we wish you all the best

Mara & Mark Rus

20 Authors Road
Concord, MA