

Letters of Support

For the purposes of consolidating digitized materials the following is a summary list of endorsements followed by the actual documents received.

Item #	Name (Title)	Date
5-A	James Montanari	03/07/2021
5-B	Doro Bachrach	03/07/2021
5-C	Paddy Rossbach	03/07/2021
5-D	M.E. Freeman	03/07/2021
5-E	Margaret Vail	03/05/2021
5-F	Emily Vail	03/08/2021
5-G	Inge Heckel & Jeff Hamlin	03/08/2021
5-H	Howard Sobel & Ileene Smith	03/15/2021
5-I		
5-J		
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5-M		
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SA

RECEIVED

MAR 08 2021

LAND USE OFFICE
Salisbury, CT

Subject: [spam] Special Permit @2021-0123 - 11 Holly Street
From: James W Montanari <jameswmontanari@gmail.com>
Date: 3/7/2021, 3:41 PM
To: aconroy@salisburyct.us

The proposed affordable housing development (see above) is a well considered, worthy, thoughtful and necessary Salisbury initiative. I am pleased to offer my unqualified support of its approval, execution and implementation..

More importantly, it is with deep regret that I note that some other residents, notably those with ample resources (including multiple high quality residences) are seeking to deny some of our residents and friends the opportunity to reside in our community, particularly in these challenging economic times.

The dubious suggestion of other hypothetical alternatives (none of which have the benefit of thoughtful, community based consideration) is a delusion, self serving canard. It is an cynical approach that appears to delude rather than inform...if not where is the offer to provide the resources to do so?

The only equitable approach is the approval of this special permit.
with thanks...

James W. Montanari
290 Salmonkill Road
Salisbury, CT 06068

58

Subject: In support of Holley Place
From: Doro Bachrach <dlbfilm@icloud.com>
Date: 3/7/2021, 6:09 PM
To: aconroy@salisburyct.us
CC: maryclose@me.com, Doro Bachrach <dlbfilm@earthlink.net>

I am writing to express my full support for the Holley Place affordable housing proposal. This project is very necessary for the continuing vitality of Lakeville and Salisbury.

Appreciate all your good work on this issue.

Doro Bachrach

34 Old Asylum Road
Lakeville, CT
860 435 4820
917 767 4469

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Salisbury, CT

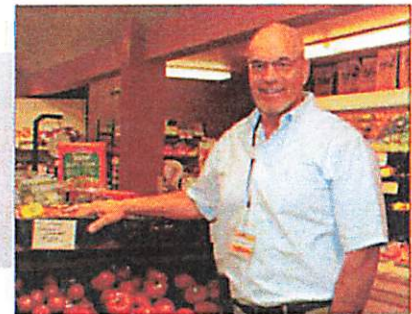
WHY DOES SALISBURY NEED MORE AFFORDABLE HOUSING?

1. Incomes have not kept pace with housing costs
2. High number of second homes
3. Lack of multi-unit housing
4. Shortage of affordable rental housing
5. CT's Affordable Housing Appeals Act

Current waiting list for SHC properties = _____

"My employees would all love to live in Salisbury if they could afford it ... Every town needs a downtown population to keep its businesses and center vibrant."

Bob LaBonne, LaBonne's Market



[spam]

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MAR 08 2021

LAND USE OFFICE
Salisbury, CT

Subject: [spam]
From: Paddy Rossbach <pgraspire@gmail.com>
Date: 3/7/2021, 10:14 PM
To: aconroy@salisburyct.us

I support the Holly Place affordable housing we really need it and the projected plans are good. Anyone objecting to the look should glance along the road at that abomination of a wood structure surrounded by that wooden fencing and wonder how on earth that got passed. Paddy Rossbach

SD

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Subject: Holley Place Affordable Housing Project
From: "M.E. Freeman" <mefreeman@rf-law.com>
Date: 3/7/2021, 10:50 PM
To: Abby Conroy <aconroy@salisburyct.us>

MAR 08 2021

LAND USE OFFICE
Salisbury, CT

I both live and work in Lakeville. I have owned a home here since 1987 and my firm maintains an office in downtown Lakeville. I write to express my wholehearted support for the Project. It will provide additional urgently needed and long overdue affordable housing units for Salisbury. As an added benefit it will replace an unsightly parking lot with an attractive building resulting in a marked improvement to Lakeville's streetscape.

In the years since the Salisbury's 2018 Affordable Housing Plan was issued the town's need for affordable housing has only increased as more and more people, particularly young people who work in the area or grew up in the area, are priced out of our housing market. I strongly urge Planning and Zoning to approve the Project forthwith.

M. E. Freeman
Ragan & Freeman LLP
322 Main Street
PO Box 1748
Lakeville, CT 06039-1748
(212) 204-3525 (Direct)
(212) 204-3515 (Fax)
(917) 658-3553 (Cell)
mefreeman@rf-law.com

5E

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MAR 08 2021

LAND USE OFFICE
Salisbury, CT

Subject: [spam] Re: Holley Place Proposal
From: Margie <margie.vail@comcast.net>
Date: 3/8/2021, 11:02 AM
To: Abby Conroy <aconroy@salisburyct.us>

March 5, 2021

To: aconroy@salisburyct.us

I write in support of the proposed Holley Place affordable housing apartment application. At the February information session held by The Salisbury Housing Committee regarding plans for the proposed building on Holley Place, I heard many supportive comments. The negative comments seemed to focus on three main areas: location, parking and design. I offer the following to answer some of these objections.

Location - Holley Place is an excellent choice for a multi-family building. Where else in our community could residents walk to a laundromat, dry cleaner, convenience store, fitness center and 5 restaurants? The town's recreation fields and elementary school are nearby and the Senior Center and Town Grove, our town boating and swimming park, is yards away. Our family previously lived on Ethan Allen Street and found it a great place to live. The improved pedestrian crosswalks with flashing controls made it easy to walk to the Post Office as well to any local shops.

Parking - The issue of parking in our commercially zoned areas has previously been resolved by decisions of the Planning & Zoning Commission. Housing that provides parking for its residents should not be penalized because other businesses have been permitted to consider street parking as adequate.

Design - The Housing Committee and its architects have listened to the voices of squeaky wheels and now propose a new design that necessitates the removal of a much needed three bedroom apartment. It is sad that this will result in one less family finding housing. Both designs meet the broad charge of Planning & Zoning to approve projects that harmonize with the neighborhood. *De gustibus non disputandum est.*

The time to act is now. The housing shortage will not solve itself. Housing market prices have risen dramatically as shown in recent real estate sales. This project will finally move us forward in providing affordable units to those who work in our community. Houses in town display heart signs thanking those who work providing essential service to our community. Let's stop obstructing the future and thank them by providing housing for those who were born here or work here and simply want to live here, as we are so lucky to do.

Margaret Vail

87 Canaan Rd., Unit 2G, Salisbury, CT 06068

On 03/08/2021 10:32 AM Abby Conroy <aconroy@salisburyct.us> wrote:

5F

Subject: [spam] Support for the Application for a 12-Unit Multifamily Housing in PKSQ and APA
From: Emily Vail <emilydvail@gmail.com>
Date: 3/8/2021, 12:33 PM
To: Abby Conroy <aconroy@salisburyct.us>

Dear Abby,

I would like to give my support of the affordable housing project being proposed at Holley Place. This project will give critical housing for our Town. This past year has seen an incredible real estate boom, which is putting more pressure on the already low inventory of affordable housing. This location is perfect for an affordable housing project since it is within walking distance of restaurants, stores, recreational areas, a laundromat, the elementary and middle schools, and places of worship. Our Town needs to offer more housing like this in order to attract workers for the businesses that operate here. This project is a great solution to address the housing shortage.

Thanks, Emily Vail

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Salisbury, CT

59

Subject: Holley Place
From: INGE HECKEL <ingeheckel@comcast.net>
Date: 3/8/2021, 1:54 PM
To: "aconroy@salisburyct.us" <aconroy@salisburyct.us>

We hope it is not too late to vote in favor of 2021-0123.
We are going to try to attend tonight but wanted to vote in favor of the project
Inge Heckel
Jeff Hamlin
407 Salmon Kill Road
Lakeville

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MAR 08 2021

LAND USE OFFICE
Salisbury, CT

5H

Subject: In support of Special Permit 2021-0123
From: Ileene Smith <ileenesmith@mac.com>
Date: 3/15/2021, 3:22 PM
To: aconroy@salisburyct.us
CC: Howard Sobel <howard.sobel@lw.com>

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MAR 16 2021

LAND USE OFFICE
Salisbury, CT

To Planning and Zoning:

Howard and I are writing in support of the revised Affordable Housing plan to be sited at Holley Street.

It is clearly in the best interest of the community – its vitality and self-respect – to create this opportunity for those for whom local housing has been unattainable.

Thank you so much for your service to the community.

Sincerely,
Howard Sobel & Ileene Smith
75 Main Street, Salisbury 06068

Ileene Smith
Editor at Large
Farrar, Straus and Giroux
[Ileenesmith@mac.com](mailto:ileenesmith@mac.com)
917-445-8787