

From: [Greg Lowell](#)
To: [Ian Brighton](#)
Cc: [Claudia Kean](#); [Connie Sullivan](#); [Cope Chris](#); [Dave Cosgrove](#); [H. Veronika Gaia](#); [Johnson LaVern](#); [Randy Pollard](#); [Yelena Hughs](#); [Paul Glasgow](#); [Victoria Simonsen](#)
Subject: Re: PRC comment on Summit Housing Proposal
Date: Thursday, February 20, 2020 3:42:05 PM

I vote for individual, then compiled comments.

As far as PRC is concerned, I see two issues:

The current social trail through the property from Carter to the South Ledge Ditch trail will be expunged when Carter Drive is completed and the single-family homes are built. Since the other access to the South Ledge Ditch trail was lost when Markel built the homes next to the high school, it's important that access to this popular social trail be retained. The P&RC would like to see consideration of a public access area included along Carter Drive.

The flood-damaged banking will now be property of Summit. The 12-15 foot high steep banking represents a significant hazard to both the residents living in Summit's development as well as others using the adjacent Town-owned land for river access. The P&RC hopes the PCDC and Board of Trustees will require remediation of this hazard as a condition of approval.

Greg

On Feb 20, 2020, at 1:42 PM, Ian Brighton <ianbrighton@gmail.com> wrote:

Hi Everyone,

The Summit Housing Proposal is out for review, and the PRC has been tasked with formulating a comment. Unfortunately I wasn't aware of this until recently, so I didn't put it on the agenda for our February meeting.

In order to meet public posting requirements, we need to compile an official comment by Monday, Feb 24th. I've spoken with Victoria and Dave, however, and we can miss this deadline and present our official comment in person on March 9th to the PCDC.

There are two options for compiling an official PRC comment. We can individually submit comments via email to me and I can compile them into a single statement, or we can set up a special meeting next week to discuss as a group and formulate a comment in person.

If you would like to set up a meeting, let me know ASAP and I'll work with Dave to find a suitable time/place. If you'd prefer to send an email, please do so directly to me and not 'reply all'.

Please see the attached document for further guidance from the town.

Ian

<Referral Request - Lyons Valley Townhomes v2.docx>