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DEC 14 2021

Planning Board meeting December 15, 2021

Questions/Comments

Town of Hudson
Engineering Department

The agenda lists "application acceptance and hearing" – what does this mean? Accepting or not accepting the application? Will it then have to be voted upon at a later date?

Mr. Luke Hurley from Gove Environmental Services performed an assessment (April 30, 2021) and stated "Threatened and endangered wildlife and habitat present; HOWEVER, NO threatened or endangered wildlife, habitat, or wildlife corridors likely to be impacted by project activities. No conservation measures are proposed." This is an obvious contradicting statement.

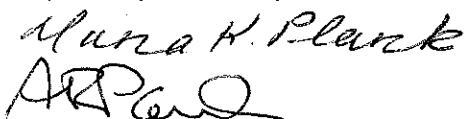
Whether its threatened or endangered wildlife and habitat, or the common wildlife and their habitat, the scope of the project will affect the 75 acres currently utilized by all the wildlife, whether it be the flora or fauna, they will have no where to go in this urban dominated area. The 30 acres that surrounds the brook and river that will remain intact can in no way sustain the numbers of living things that currently reside there.

Further in Mr. Hurley's report, he mentions "No recorded occurrences for sensitive species near this project area were identified and none were observed on site during site visitation." One would find it difficult to view any wildlife in one visit to the site area, even though he spent 6 hours walking the site. The wildlife we have observed have been over multiple walks over the course of 3 years' time. The formal assessment he submitted should have been over a series of visits, not just one in order to make the projections he made.

Mr. Hurley uses the phrases "not to be impacted" and "no impact expected", "limited impact" and "will be intact" when referring to the land that some endangered or threatened species SHOULD they be found, might utilize in this area. Again, these dichotomous statements, are very hard to fathom given the scope of this project. Again, what about the usual species that inhabit the land? There will be more wildlife/auto collisions, nuisance wildlife interactions, starvation, among other negative attributes to "squeezing" the wildlife out of their habitat.

Mr. Hurley's resume/CV speaks to his experience in assessment for development. Have any of his previous project assessments determined development detrimental to wildlife?

Respectfully submitted,



Dana and Andrew Plank
523 Fox Hollow Drive
Hudson, NH 03051

Groth, Brian

From: Marie Odonnell <rie1313@aol.com>
Sent: Sunday, December 12, 2021 11:13 AM
To: Planning
Subject: Friars drive site plan

EXTERNAL: Do not open attachments or click links unless you recognize and trust the sender.

Hello,

I'd like an opportunity to speak during public comments at the meeting on December 15th. Please see my comments below.

Thank you,

Marie O'Donnell
Fox Hollow Dr.

I'm Marie O'Donnell, 942 Fox Hollow Dr.

I am here tonight to voice concern for this community, as plans are proposed by GFI for their massive industrial project on Friar's Drive. I hope you hear my words and understand why this developer needs to find a new site, in a different town. Hudson is full. We don't need what they want to bring here.

When I moved here nearly 20 yrs ago(yes from MA, I can't help that I was born there), I settled here because it was affordable, pretty, quiet and convenient to places I needed to go. What I didn't realize at that time is how much I'd enjoy living in a small NH town. I've raised my family here and have dug my roots. Since that time, I've seen Lowell Rd. grow, mature, and develop. We now have many more street lights, strip malls, gas stations and even a Starbucks. Honestly, I've welcomed this development because it brought our town goods and services. Small businesses put money in the pockets of our

neighbors. Growth is good for a town. Change can be scary, but it is worthwhile.

There is always a down side to growth and change to a community. Lowell Rd. is crowded. My commuting time has definitely increased. The merge at Presentation of Mary should send many of us to confession. I've seen the tree line of Hudson diminish. I often wonder where the native wildlife goes as we push them out. Certainly, in warm weather, my open windows sing the sounds of a busy road near by. But somehow it's tolerable because of the conveniences and benefits that the businesses along Lowell Rd have brought to our town.

With this proposed project, I see no up side. Well, of course, there will be tax revenue. I can't deny that. However, at what cost? This town does not need a industrial facility of this size. We do not need to destroy 500,000 square feet of our green space. We do not need the years of construction traffic and noise. We do not need 104 loading docks with god only knows how many tractor trailers breathing their diesel fuels all over Lowell Rd. We do not need 24/7 rotations of trucks coming and going, forever. All of these things destroy our quality of life and have negative effects on our environment that can not be reversed.

The impact of this facility with have grave consequences to those of us living at Fox Hollow. This site is just 100 yards from our Fox Hollow community. Naturally, we don't want it

in our back yard. Who would? But, anyone who has to access Rt3 N or S will face this trucking nightmare too.

It seems to me that the people who win in this deal are the developers, the big businesses and trucking companies. As you make your decision to approve this project or not, ask yourself, “Would I want to be one of the 186 families at Fox Hollow living 100yards from a 24/7 trucking operation? Do the residents of Hudson NEED what this development brings to the town?” Please realize, this is a lifelong change to Hudson. Once it’s here, it will never go away. I’m asking you to vote no. We definitely do not need this change.

Groth, Brian

From: Karen Price <simpy2121@gmail.com>
Sent: Saturday, December 11, 2021 8:44 PM
To: Planning
Subject: Proposed Warehouse Behind Fox Hollow

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Dear Board,

I have been a resident at Fox Hollow for 19 years. What attracted me here was the beautiful landscape, the community, the privacy, nature, wildlife, forest and so much more. I ask you please do not ruin all this by approving the proposed warehouse. Traffic is already terrible on Lowell Road. Animals are already lost with the new apartments being built. I am a single mother and I do not need the value of our property to go down because no one will want to live in this wonderful community and then we will also find out current residents wanting to sell because our privacy has been taken away from us. I am 200 percent against this project and I beg that you do not approve this.

Sincerely,

Karen Price, Owner at Fox Hollow.

Groth, Brian

From: MARGARET PEARCE <mspearce1@comcast.net>
Sent: Saturday, December 11, 2021 9:31 AM
To: Groth, Brian
Subject: Fwd: Friars Drive 504,000 sq ft Warehouse

EXTERNAL: Do not open attachments or click links unless you recognize and trust the sender.

I am resubmitting my opposition email to you regarding the Friars Drive Warehouse proposal subject due to the planning board meeting date changed to 12/15/21.

----- Original Message -----

From: MARGARET PEARCE <mspearce1@comcast.net>
To: "bgroth@hudsonnh.gov" <bgroth@hudsonnh.gov>
Date: 11/07/2021 11:06 AM
Subject: Friars Drive 504,000 sq ft Warehouse

Dear Mr. Groth,

I am a homeowner at the Fox Hollow Condominium complex. I, after many months of research, purchased my condominium over 18 years ago. One of my main concerns was noise and crime and found that traffic noise pollution was extremely minor, the crime rate was very low in the area and I was satisfied that my right to having a quiet enjoyment of my property was satisfied.

The proposed Friars Drive Warehouse would deny me that. The noise pollution of trucks going in and out all day and night would deny me that peace and quiet. It would also increase the poor traffic situation we now experience on Lowell Road.

Another concern is the growing loss of wildlife habitat. We have enjoyed nesting Owls and various Hawk species, Deer, Fox, Rabbits, Porcupine, etc. There have also been Pink Lady Slippers seen blooming over the years.

I am disappointed that Hudson has no regard for natural habitat and the species it supports and for the residents it would impact.

I therefor I say NO to this project and urge the the Planning Board and the Town of Hudson to reject this project.

Sincerely,
Margaret Pearce
522 Fox Hollow Drive
Hudson, NH 03051

Groth, Brian

From: Kristine Holzhauser <polarswim@yahoo.com>
Sent: Tuesday, November 9, 2021 5:19 PM
To: Planning; Groth, Brian
Subject: Fw: Friar's Drive Site Plan Community Input Letter

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I was told by a member of the community that I should send this letter to planning@hudsonnh.gov as well.

Please see the addendum below for specific examples to justify our concerns.

Please feel free to contact me with any questions.

Thanks again,
Kristine Holzhauser

----- Forwarded Message -----

From: Kristine Holzhauser <polarswim@yahoo.com>
To: bgroth@hudsonnh.gov <bgroth@hudsonnh.gov>
Sent: Sunday, November 7, 2021, 06:59:33 PM EST
Subject: Friar's Drive Site Plan Community Input Letter

Kristine Holzhauser
517 Fox Hollow Drive
Hudson, NH 03051
(603) 459-9072
polarswim@yahoo.com

November 7, 2021

Town of Hudson Planning Board
12 School Street
Hudson, NH 03051

Dear Brian Groth,

I am writing regarding GFI Partners application to build a warehouse in the biodiverse forest abutting Fox Hollow and Hickory Street. Approval of this application would be devastating not only for all the residents of Hudson, but also for the wildlife and surrounding wetlands.

I understand that GFI partners have put a lot of time and money into this proposal; I hope the Town of Hudson Planning Board and GFI Partners will be open to the residents' concerns and discuss other options for use of the site in question.

I am sure you have heard many concerns about the eye sore for abutting residents, its effect on property values and traffic, as well as concern about the noise from trucks backing up to loading docks during the night. While it is clear that adjacent residents will be deeply affected, I think it is helpful to remember that this proposed site plan affects much more than just the surrounding property owners and renters.

Clearing this parcel of forest will displace the abundant wildlife. A two hundred foot setback to residential use (approximately half of which will be cleared) is not enough habitat to sustain the wildlife including, but not limited to white-tailed deer, eastern coyote, red fox, fisher, wild turkey, porcupine, striped skunk, American beaver, raccoon, eastern cottontail, and [New England cottontail](https://newenglandcottontail.org/).

It is true that a warehouse will bring jobs into town, but at what cost? Are these the types of jobs the Town of Hudson wants to develop in the community? How is this going to influence the character of the town in which we live? Will strangers wander through our communities, where our children play and sleep, during breaks and before and after shifts (including throughout the night)? Can GFI Partners ensure the continued health and safety of the surrounding community and wetlands?

I'd like to encourage the board to consider the impact that approval of this plan would have on abutting residents and their families' health, air quality, wildlife, wetlands, the Merrimack River, and the Town of Hudson. Please do not approve GFI Partners' application to replace this vital habitat and pollute the community in which we live.

Thank you for your consideration.

Sincerely,

Kristine Holzhauser

P.S. I've included a hyperlink above for you to review the critical threat that habitat loss has on the New England Cottontail. (<https://newenglandcottontail.org/>)

Addendum

Kristine Holzhauser

517 Fox Hollow Drive
Hudson, NH 03051
(603) 459-9072
polarswim@yahoo.com

November 7, 2021

Town of Hudson Planning Board

12 School Street
Hudson, NH 03051

Dear Brian Groth,

I am writing an addendum to provide specific examples that demonstrate our concerns regarding GFI Partners application to build a warehouse in the biodiverse forest abutting Fox Hollow and Hickory Street.

It is my understanding that GFI Partners have completed a wildlife study and a noise study for which the public has been unable to view. I hope the Town of Hudson Planning Board and GFI Partners will be open to providing the residents of Hudson access to the full wildlife study report as well as any other full reports that affect our community.

As stated in my previous letter, my family alone has seen the following wildlife including, but not limited to white-tailed deer, eastern coyote, red fox, fisher, wild turkey, porcupine, striped skunk, American beaver, raccoon, eastern cottontail, and [New England cottontail](#). We have also identified deer bedding and fox dens in the proposed clear zone as recently as during the site walk Saturday.

Regarding the residential community's concern about the noise from trucks backing up to loading docks throughout the night. Each night, with windows closed and television on, I hear the Nashua train's whistle from across the river through the whole forested proposed site. While I am not an expert on this topic, it seems that if we can hear a 140 decibel whistle from a distance of close to 3000 feet, then we would be able to hear the beeping of 112 decibel trucks without any noise barrier from 200 feet away.

I understand that GFI Partners may be using fencing to keep employees off the abutting residential property. While it is a start to keeping our homes safe, please consider whether a fence would make you feel safer letting your children play in the yard or sleep in a downstairs bedroom while strangers dwell on the other side of the fence? If approved, please remember that fencing meant to keep residential property private should be required to be tall enough and strong enough to prevent people going around, over, or through the fencing.

I encourage GFI Partners and the board to show us your concern for our community by allowing us access to study reports for the proposed site plan. Please consider the abutting residents and their families' safety and health as well as the air quality, wildlife, wetlands, the Merrimack River, and the Town of Hudson. I encourage the Planning Board to require additional much needed wildlife and noise studies as well as requiring appropriate noise barriers and safety barriers before even considering approval of this site plan.

Thank you for your consideration.

Sincerely,

Kristine Holzhauser

P.S. I've included a hyperlink above for you to review the critical threat that habitat loss has on the New England Cottontail. (<https://newenglandcottontail.org/>)