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June25, 2020

TO: Sussex County Planning and Zoning Commission

Robert Wheatly, chairman

Kim Hoey Stevenson

R. Keller Hopkins

J. Bruce Mears

Holly Wingate

FROM: Sandy Brae Homeowners Association Board of Directors

Kathy Davison, President

RE: Statement Against allowing the rezoning to build 14 townhomes on Postal Lane

Public Hearing on Matthew Hete C/Z 1907 and C/U 2209

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I am here tonight representing the Sandy Brae HOA Board to voice our opposition against the above two items on your agenda tonight for the following reasons:

- Postal Lane is already a heavily trafficked east-west connector road that is busy year-round. It is routinely backed up from route 1 to Plantations Road in both directions. There is peel off traffic from route 1 going to Cedar Grove Road, traffic from the golf course, the Acme shopping center, and traffic is at a standstill when the mail or UPS or propane trucks deliver.
- When Postal Lane backs up, traffic cut-thru into Sandy Brae increases due to frustrated drivers unable to move on Postal Lane. This creates a safety issue within the community as these driver's speed thru looking for ways out.
- Three schools use the Maple Lane entrance on Postal Lane to pick up and drop off students 2 times a day. The bus stops in the middle of the street on Postal and parents in their cars (8-12) park on Maple waiting for their children. This project will exponentially increase the danger for these students.
- If these townhomes become rentals, the DelDot projected number of cars for the project will be incorrect.
- Since the original application, a new home has been built on the north side of Postal Lane that is already, like all the homes on Postal Lane, challenged trying to get into and out of their driveway due to the heavy traffic on Postal. This home is adjacent to the entrance for this project.
- Sandy Brae has 259 single family homes. Aydelotte Estates has 60 single family homes. There are 3-4 single family homes on Postal Lane southside. A 14-townhome project on Postal is not consistent with the intent and geography of this area. We have already hit residential density for Postal Lane

Thank you for the opportunity to speak here tonight.