Please add this email to the file about the Safe Harbor proposal currently being considered by the MVC.

First of all, thank you to the MVC for your careful consideration of the proposal.

Second, as a frequent user of the Lagoon and a homeowner on Hines Point, I encourage the MVC to not approve this project for the health of the Lagoon.

While I support local businesses, it has been documented that the Lagoon has been deteriorating for some time and its environmental support and revitalization must be the priority for all projects on or abutting the Lagoon.

Third, in my reading, the proposal has two points that seem misleading:

The applicant has indicated that the total impervious area on the property will decrease. However, their calculations count the impervious roofs of existing buildings against the impervious concrete pad in the proposal. That comparison seems to be apples to oranges because rain water off a roof drains into the ground while the water off a concrete pad will wash into the Lagoon.

Also, on the submitted plans the new 6,000 gallon fuel tank is represented (in a new location) as the same size as the current 1,000 gallon fuel tank it is proposed to replace. This appears to be inaccurate and the actual size seems too large for the neighborhood both aesthetically and as a matter of safety.

I defer to those of you devoted to understanding all the nuances of the MVC and the proposal but ask that you prioritize the health of the Lagoon, a public body of water enjoyed and loved by so many, over the expansion of a private business.

Please add my email address to the any further public communications regarding this property.

Thank you,

Jody Coker