

Stephen J. Puleo

From: Kaitlin Cearbhaill <kaitlin.cearbhaill@gmail.com>
Sent: Sunday, June 7, 2026 12:34 PM
To: Stephen J. Puleo
Subject: Proposed Major Subdivision of 180 Highland Cliff Road
Attachments: 26-10_MJR_SUB_SKP_MEMO_HighlandCliffsEstates_06-03-2026.pdf; PublicComment_L.Wisecup_060226.pdf; 26-10_MJR_SUB_SKP_PLAN_Highland Cliff Estates_05-18-2026.pdf; 26-10_MJR_SUB_SKP_APPL_Highland Cliff Estates_05-18-2026.pdf

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Dear Director Puleo,

I am writing to express my opposition to the proposed 27-home subdivision at 180 Highland Cliff Road. As a local homeowner on a dirt road off Highland Creek Road, I have several concerns regarding this project.

According to the DM Roma letter and subdivision application dated May 18, 2026, the developer has requested waivers for both a traffic study and a soil study. I urge the Board to maintain these requirements and deny the waiver requests.

The current plan indicates an increase of traffic of 255 daily trips, which significantly exceeds the local law threshold of 144 trips that mandates a traffic study. This increase would negatively impact the residents of Alweber Road and Highland Cliff Road. I understand that at this point in time, this waiver was not granted.

Additionally, the project map shows that the subdivision includes and borders forested wetlands, yet no water impact study has been proposed. Further development and increased traffic will inevitably harm the local ecosystem. My research into Windham's watersheds indicates that some are already labeled "impaired" due to low dissolved oxygen and high bacteria counts; this development would place additional strain on these vital resources.

Thank you for your time and for considering these concerns.

Sincerely,

Kathleen Carroll
9 Connemara Creek
Windham, ME 04062