The Cape Cod Commission
RE: Tractor Supply Co

The Cape Cod Commission was established to protect the unique values and quality of life on Cape Cod, by coordinating a balanced relationship between environmental protection and economic progress.

Please tell me how the unique value and quality of life on Cape Cod is up-held by a Tractor Supply business immediately adjacent to a neighborhood of beautiful private homes of employed workers, retired citizens, and vulnerable children walking, playing, and boarding school buses, immediately across from this unwanted business.

The 400 plus residents are concerned about the increase in unsafe and difficult traffic that will result. Stop-and-think, a new bike path is going to be established in the next year, children, adults, and tourists will use the bike path more often to go to the Cape Codder Resort Water Park, and also the Cape Cod Mall, etc.

The traffic data is flawed. The applicant shows no vehicle traffic data for the off season and peak season tourists.

Bearses Way and Pitchers Way is a shortcut to route 28 South and downtown Hyannis. Most drivers and tourists avoid route 132 due to rotary traffic congestion. How does a rural supply business support the local economy when the profits go to a national company outside
Cape Cod? It unfairly competes with the small local businesses that already are established and provide the same products. They will be run out of the community by unfair competition and cheap wages. What about lost jobs and unemployed Barnstable natives that will result?

This box store of 20,000 plus square feet with garish signage is not in keeping with the unique culture, architectural values and the quality of life for Barnstable and the Cape.

Where is the economic advantage for which the Commission is charged with establishing ?

This rural agricultural supply co will contain large quantities of combustible materials including batteries, chemicals, fertilizers, poisons, etc. which, should a fire or explosion occur, this could easily feed the intensity of a fire. A chemical fire could smother our village and kill or injure our families and destroy our homes. It would also pollute our air and water.

This business Tractor Supply Co has numerous violations of hazardous materials and other EPA violations, numerous OSHA violations and numerous wage and hour violations. To date from the year 2000-2018 totaling $2,650,540.00 in fines and penalties have been issued to Tractor Supply Co. "To deny these violations is to deny reality."

The worst intersections on Cape Cod with numerous accidents as compiled by the Cape Cod Commission and published by the Cape Cod Times, December 11, 2019, listed #7 Route 132 -Iyannough Rd at Bearse's Way intersection, Barnstable, 98 crashes.

Add a bike path, with children, adults, and tourists to this worst intersection and you have a bigger problem. The fact that Hyannis is a main tourist attraction as a gateway to the Cape also adds to the traffic problem. How does the Cape Cod Commission even contemplate by their own admission of traffic problems within this area, allow this project to exist in a mainly residential area? How many minor accidents have not been reported in this area? What and where is the economic value to allow a project within one of the worst intersections on the Cape?

This business with its very presence in our neighborhood will reduce individual property values by tens of thousands of dollars, resulting in millions of dollars lost and the inability to sell our homes when necessary. This will result in a considerable tax loss to Barnstable. What and where is the economic advantage?

This business will destroy a lovely parcel of woods better needed to be a park, or a senior citizens housing development or an affordable housing project.

Please deny this application as this project does nothing to support the missions of the Cape Cod Commission or keep a "special place special."

Why would the Cape Cod Commission set themselves up for possible future liability by deliberately avoiding the evaluation of their own easily available information? What would be making them even consider this proposal which is destined to make a profound negative impact on the community?

Gerry Madigan
Hyannis