

## CITY COUNCIL E-MAILS

Received: March 30, 2023 (after 9:00 a.m.) – April 3, 2023 (before 5:00 p.m.)

### April 3, 2023 Council Meeting

#### ADDENDUM

**Submitted on Sun, 04/02/2023 - 11:07**

**Full Name**

Robert White

**Email**

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**Subject**

Mcintyre

**Address**

425 union street

**Message**

Undoubtedly, some of you have read my post bringing criticism to where we currently stand on McIntyre.

I want you to know that I count many of you as neighbors and friends. Please know that this is not personal. But I am pleading with you - as our Citizen leadership it would be very helpful to our citizens and taxpayers that you stood up to be right next to our City Manager on this point, and to take a moment to bring in some fresh ideas about where you stand on the current impasses on McIntyre.

This is the point: We are trying to implement a plan that is not the result of a partnership of the city and a developer- we started down that path originally almost 5 years ago- but then we didn't continue to involve the people properly with the original public forums with the original developer and designers.

Then we gave the project over to the Principal Group from Boston, who have somehow talked you into a multi million dollar building that has no economic value to the developer - hence the developer will not share any potential profit with you, Because there is none.

...and now the architect has the exclusive rights to the project for what will ultimately be a multi million dollar contract for them to build a building that residents of the city do not want to pay for.

Please, please please, this could be rethought.

I am going to post sketches of a redesign completed this weekend probably on Monday or Tuesday. I don't really care about the consequences - but people need to understand that when you have a design and it doesn't work. - the best thing you can do is keep working on it until you get it, right.

There is a right answer here, and it might not be very far off what people thought with the Market Hall. But moves within that design have proven to be catastrophic for the projects, economic viability. We have Architects that have now turned into predators.

I will close with this:

Shortly upon the hiring of the principal group to do the project I was sitting in breaking new grounds. Nick Cracknell and Russell Preston came in for Coffee and Nick brought Russell over to introduce him. It was cordial, but I asked out of curiosity.

"The premise of the project is that the people of Portsmouth want higher quality public spaces" and development, pro forma that will meet many city, hopes and dreams such as the post office and other local economic opportunities." (That was the focus of the original RFP, under which they were hired. )

"see that you were all architects and principal group so who on your team is the landscape architect to help work on the public spaces?" Russell replied- "We'll hire a landscape architect when we figure out what kind of trees we need".

For a project that started to enhance our public spaces, to you have hardscapes, and greenery in landscapes of meaning in this new McIntyre neighborhood, in the midst of the development of the McIntyre block as a neighborhood of renovated and new buildings, the notion that architects alone can design public spaces is completely false. That is what we are living with now. The current design is all about the placing of a mass of buildings and there is no green space there is no public open space of any significant meaning. We're paying millions and millions of dollars to build a glass roof over a Plaza.

I am all for creative solutions, but we have not go to the principal group in the right way here and we need to take responsibility for that. By all counts, we have not been good partners to our developers, who we should be working together with rather than imposing things up on them.

I have way too much history on this. But I hope the above offers some kind of illumination of the attitude of our project designers as you decide to pay them hundreds of thousands of dollars more to advance a project that is not viable in its current configuration.

Someone has to say this- the city doesn't know how to be a client for a design project of this complexity. We are regulators and we are policymakers. We don't know how to get out of our own way for creativity, and we are all too eager to defer to the "expertise" of our hired experts.

The city has not hired a local firm for any significant public space as long as I have been here going on seven years in May. That is so unfortunate.

When we did the outdoor dining project we brought together people who really loved and belonged to the city. We could've helped on this also.

Make this project about us.

**Please indicate if you would like your comment to be part of the public record for the upcoming City Council meeting. Yes**

**Submitted on Mon, 04/03/2023 - 06:55**

**Full Name**

Paul Ringuette

**Email**

[paulnringuette@gmail.com](mailto:paulnringuette@gmail.com)

**Subject**

Online survey tool

**Address**

308 Richards Ave

**Message**

Dear Distinguished City Councilors and you others (kidding),

Bravo for implementation of this tool! I signed up immediately.

Might want to consider placing an ad in the local newspapers as there is a demographic that probably would find out about it from there.

The more people who participate the better!

Also, I would highly encourage to have participants be able to see the full results of survey questions after they post and or after the survey time is completed. I would be fascinated with charts and reading verbatims.

Thanks again!

**Please indicate if you would like your comment to be part of the public record for the upcoming City Council meeting.** Yes