

Michael and Eva Pepe
427 Bald Hills Road N.
Round Top, NY 12473

March 6, 2025

Cairo Planning Board
PO Box 728
Cairo, NY 12413

Dear Planning Board Members,

We have attended nearly all the hearings regarding the proposed Blackhead development with an open mind to the possible risks and benefits of the resort coming to our community. We are sorry that some residents have resorted to personal attacks on the Planning Board, which we believe are unacceptable and not helpful to anyone. That said, we remain very concerned about this vast development's impact on our water and sewage systems and an inevitable increase in traffic volume.

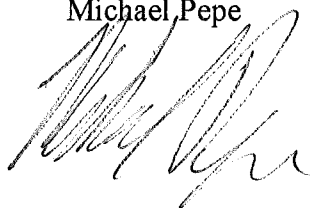
The most recent Friends of Round Top (FORT) email claims that you will be voting to "reject an environmental impact statement for the Blackhead project" even though an EIS will have "no cost to the town or taxpayers—in fact, drafting an Environmental Impact Statement would come with legally enforceable protections," they said. We've been mystified about this issue - why the Planning Board has been hesitant to move forward with an EIS - since we attended the first meeting.

If the information sent out by FORT is incorrect, the Planning Board should come out and say so and explain the truth of the situation as you see it. If the Planning Board does not deny this or clearly explain the reasoning behind the avoidance of the EIS and SEQ process, a cloud of distrust will haunt every step of the construction of the Blackhead project.

One would think that it is in everyone's interest, including the Planning Board's, to provide clarity about the decision-making process by answering this question: What exactly is the problem with making sure there is consensus by qualified, disinterested professionals on the soundness of the size and scope of the Blackhead project by moving forward with an EIS? Should, perish the thought, the project turns out to have dire long-term environmental consequences on Round Top and the surrounding community, the sitting Planning Board will become the name and face of those consequences.

I have no reason to believe that the Planning Board is doing anything but acting in the best interest of the town of Cairo. Directly addressing the various complaints made by FORT will go a long way to affirming that belief.

Respectfully,
Michael Pepe



Eva Pepe

