

August 16, 2014

JP Oriol, Acting Commissioner of DPNR

Dear CZM,

As a 33 year resident and homeowner of Coral Bay, St. John and a business owner I have strong concerns regarding the proposed Summer's End Marina.

While a small marina with associated services would potentially enhance Coral Bay, the proposed scale of Summer's End would be catastrophic. To cite some detrimental effects:

1. Environmental issues: This development would be directly adjacent to environmentally sensitive habitat areas (mangroves), including endangered species, significant natural areas, and the National Park and Coral Reef marine sanctuary. CZM is mandated to protect these areas.
2. Impact on the Coral Bay Community: There is no infrastructure in place on St. John to support this scale of development, i.e. roads, power, services, and water supply. Coral Bay is not a developed harbor, it is a residential neighborhood; this will be detrimental to the visual and physical impact of the community. it will not be "visually compatible" with the surrounding areas.
3. Size and Suitability: The proposed size of this project would take up virtually most of Coral Harbor leaving no room for local boaters. This marina is not physically suitable for the proposed site. Another consideration is the fact that Coral Harbor faces south and is not protected from hurricanes. Historically current boatowners find refuge in hurricane hole knowing that Coral Bay is unsafe.
4. Feasibility: Is it feasible or wise to replicate a "Yacht Haven Grande" type of marina that can't seem to attract enough yachts to ensure success to the marina and adjacent businesses?

Please do not let the power of money be the deciding factor in this; please help preserve the natural beauty of Coral Bay and St. John.

Respectfully Submitted,

Patricia Capuano
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