

March 2, 2023

Dear Neighbors,

I am writing to inform you of a proposal by The Drake Oak Brook Resort that was presented to the Village Board in January. There is a process that is to be followed for such developments. It has now been sent to the Plan Development Commission. That meeting is supposed to be at the Village Hall March 23, 7:00. It is imperative for as many York Woods residents to attend. Below is what has been proposed:

- A road/curb cut at the entrance of Dover Drive in front of our north York Woods sign
- Residential condominiums
- Swimming pool
- Banquet hall

The major concern at this time is the road/curb cut that will be requested for access The Drake Oak Brook Resort. Allowing this at our Dover Drive entrance would be a serious safety issue for our residents and guests. Many of us use the entrance daily and know what a hazard it can be when there are visitors and landscape trucks parked on Dover Drive. It is a double-blind curve and with cars entering off of York Road to turn left/north onto this new road entrance to the Drake, it appears to be an accident waiting to happen. Another major concern is where will our children be able to ride their bikes to the B&T or golf course without having to cross this new entrance road? A couple of driving examples:

- 1. Car #1 is turning left from York Road south onto Dover with the intent to turn left into the Drake where the curb cut is proposed. If there are cars turning out of the subdivision blocking the Drake entrance, car #1 could be rear ended by other incoming cars that are following it.
- 2. Dover is a double-blinded curve. If car #2 is driving west on Dover and does not see #1 trying to make a left turn into the curb cut entrance of the Drake, then car #2 could be hit by car #1.

There are numerous examples that could be given, and if you were to look at the history of accidents on Dover, you would understand this concern for safety.

The subdivision should not be expected to share an entrance with a commercial property. Once again, this becomes a safety issue with confusion of where someone is driving and/or walking. Signage for both places would be difficult to have in place due to the small area. This could lead to people being lost, strange vehicles entering the subdivision and then turning around in people's driveways.

Aesthetically the entrance would ruin the appeal that has been created by our landscape work, and York Woods Subdivision would lose its identity sharing an entrance with a commercial property. Currently the Drake has done nothing to separate their property from York Woods as required by Village rules. The final concern with this road/curb cut is how it would negatively impact our home values.

We have some paperwork that states this entrance/curb cut cannot be allowed, but know without residents verbally supporting it anything can happen. SAFETY is our main CONCERN. You can contact me with questions through the York Woods website.

Cindy Groh
York Woods HOA President