

**Aug. 29, 2013**

## Letters, Camden Herald

### **The purpose of zoning**

I am concerned about the Fox Hill project.

When my family purchased a home on Chestnut Street, in a residentially zoned neighborhood, we did so with the expectation that the neighborhood would remain residential in nature and that we would be protected by Camden zoning from unwanted commercial development.

This is the whole purpose of zoning: to establish uniform districts with defined permitted uses. Zoning is meant to provide certainty, protect property values, and prohibit inconsistent or non-conforming uses in an established district. To undermine the basic protection provided by zoning would be hugely unfortunate and establish a dangerous precedent.

If you later allow a large commercial venture in a residentially zoned neighborhood, what's the point of zoning – why even have zoning? It's unfair to the current property owners and undermines the whole principle of zoning protection.

There are other appropriately zoned districts that would permit such a use. The Fox Hill proposal is a for-profit commercial venture. There is no good reason why we should undermine the integrity of our existing zoning ordinance so that a few can profit at the town's expense.

This project is not in the best interest of the town. Please reject any attempt to weaken our zoning protection.

*Franklin M. Walker, Jr.*

*Camden*