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Sent: Thursday, July 27, 2023 4:38 PM
To: Allison MacEwen <AMacEwen@irac.pe.ca>
Subject: DP Murphy Application for Borden Carleton.

I am writing this letter to add my voice to the residents of the community who object to the DP Murphy application to build another business hub including fuel pumps in this community.

The prime money making time for this area as with many areas on PEI is the May- September season. The remainder of the year these businesses need the support of locals to keep them afloat. This is a very small pie divided 3 ways and would become even smaller with a fourth fuel station in the area and would surely put someone out of business.

At the moment all three existing fuel stations supply different extras that encourage people to stop there, Beit coffee shop, grocery/hardware, tourist accommodations. If one of the other businesses closes we lose those things.

Rumor has it that the Murphy's had a falling out with the present owners of the local Esso and decided to move out of their leased space to build their own building. Fine in principal, but why step on the toes of existing business' in the area by adding their own fuel tanks too. Are they in fear that a Tim's/Wendy's on it's own would fail and look bad on the brand? So adding fuel will hedge their bets and assure success?

Another concern I have is the entrance and exit to reach a business in this location. As a long time resident I have had multiple close calls at this intersection and witnessed a couple of accidents. This intersection has a quick change lighting system that runs the Dickie Road-Borden Avenue highway crossing. Meaning when it switches to green it only remains green for 10-20 seconds at a time only able to move 2-3 vehicles at most so the TCH green will return to keep traffic going. This will slow the movement of traffic trying to cross to enter/ exit the Dickie Road much more congested. At the present intersection set-up there is no safe way to properly exit from this proposed building site and re-enter the highway to head East away from the area without returning to the Dickie Road.

We have to support our local businesses in every way we can because when they are gone they won't return. The next nearest grocery store is 10 km away or in the city. The nearest hardware store is in Summerside. All our local banks have or are moving to city hubs and abandoning small towns. There is no fuel station from Howatt's Shell going on the highway until you reach Gass' Grocery in New Haven. That's tons of available area with multiple places that would love to get fuel back, but it seems DPM wants to be in the tourist \$ area no matter the costs to the businesses around them.

My last comment on this matter is a short anecdote.

I recently was rushing to get out the door in the morning to get to an appointment. On my way home I noticed I needed fuel and pulled into the Howatt's Shell. After filling up I returned to my car and realized that I had left home without my wallet. I went into the store to tell the attendant and offered my phone since it was the only thing I had on hand that I would 'absolutely return for.' 'Don't worry about it Stephen we know you.' I returned home got my wallet and returned to pay my bill. Small town businesses know you. I know no one currently working at the local Esso(owned by a large company.) and if that happened there then what would I do?

Stephen Callbeck
Borden - Carleton