MISSION HILL
Parker and Terrace Street
Community Meeting Notes
June 27, 2012

Community Vision Feedback

- Need open space (keep natural character; some un-programmed space) vs community space
- Concern about access/maintenance to plots – will this be a secure space?
- Use programmed space for art events
- Important to keep common garden public. In a trust with a non-profit management or similar.
- Could developer pay fee for long-term management?
- Concern about control over park by developer.
- Community control over open spaces.
- Want a place to go to – café, retail
- Want more families on Mission Hill.
- Less housing on Parker St. Concentrate housing (not detached) on southern end of Parker St. Not usual triple deckers, can be new/diverse.
- Make the gardens more accessible.
- Could house small businesses, small scale retail.
- Parkland across from small church ton Parker St.- respect needs/desires of adjacent neighbors.
- Keep public space open + flexible, though managed.
- Terrace street is dangerous for bikers, pedestrians.
- Enhance pedestrian walkways through site (Terrace to Parker St), encourage active lifestyle, provide an attractive circulation.

RFP Feedback

- Get tree survey- maintain significant trees/natural features.
- How to limit students? Keep lease at 18 month minimum. Besides rental minimum, what can be said to discourage students?
- Will the amount of parking be adequate?
- No driveways on Parker St.- or at least fewer then four separate ones.
- Need parking for commercial tenants.
- Need places to eat get coffee etc.
- Make sure parking doesn’t dominate site.
- Not a student oriented development (use parking requirements as a control mechanism)
- Affordability –can it go 15%? Layer in workforce housing. Concern about gentrification.
RFP FEEDBACK

- Get tree survey - maintain significant trees/natural features
- How limit students? Keep lease at 18 mo. minimum
- Besides rental minimum, what can be said to discourage students?
- Will the amount of parking be adequate? 1:1
- No driveways on Parker Street - or at least fewer than four separate ones
- Need parking for commercial tenants
- Need places to eat, get coffee etc.
- Make sure parking doesn't dominate site
- Not a student-oriented development!
- Use parking requirements as a control mechanism
- Affordability - can it go >15%? Why?
- Layer in workforce housing
- Concerns about gentrification
COMMUNITY VISION

- Need open space vs. community space (some)
  - Keep natural character; unprogrammed space
- Concern about access/maintenance to plots - will these be in a secure space?
- For programmed space – use for art events
- Important to keep community garden public, in a trust or similar
- Could developer to pay fee for long-term mgmt
- Concern about control over park by developer
- Community control over open spaces
- Want a place to go to - cafe, retail
- Want more families on Mission Hill
- Less housing on Parker St - concentrate housing on southern end of Parker St
- Not usual triple deckers can be new, diverse
- Make the gardens more accessible
- Could house small businesses, small-scale retail
- Parkland across from small church on Parker St - respect needs/desires of adjacent neighbors
- Keep public space open & flexible, though managed
- Terrace St. is dangerous for bikers, pedestrians
- Enhance pedestrian walkway through site terr-park
  - Encourage active lifestyle, attractive circulation
  - w/ a nonprofit mgmt
  - Not detached