Reyinyon Komite Siveyans Plan Prensipal Stratejik Roxbury

6 Jiyè 2021

1. RSMPOC
Byenveni ak Oryantasyon

Anrejistreman Reyinyon

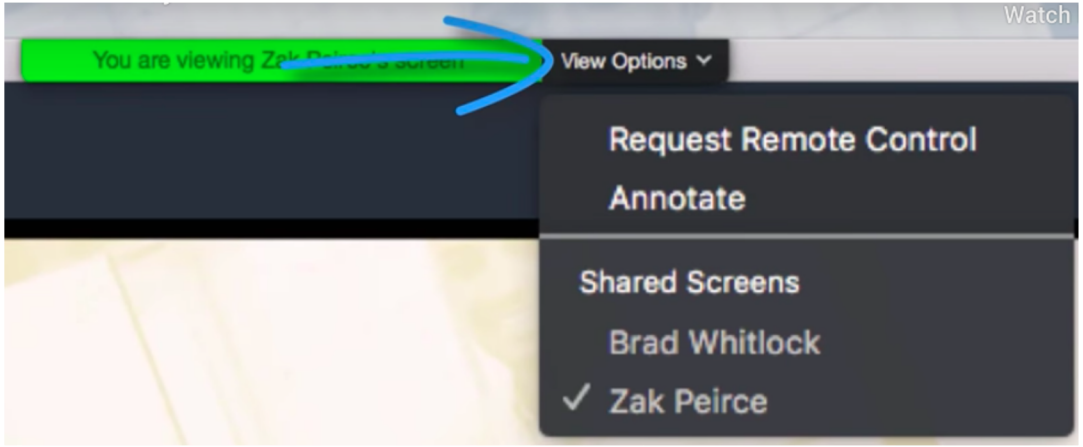
Sou demann manm yo nan kominote a, aktivite sa pral anrejistre sou paj entènèt Plan Prensipal Stratejik Roxbury nan **bit.ly/theRSMPOC** pou sila yo ki pa anmezi pou patisipe nan aktivite andirèk Zoom.

Egalman, li posib ke patisipan yo kapab anrejistre reyinyon an avèk telefòn kamera oswa lòt aparèy yo. Si ou pa vle yo anrejistre w pandan reyinyon an, tanpri fèmen mikwofòn ak kamera w.

Si kamera ak mikwofòn ou dezaktive, ou ka toujou patisipe atravè fonksyon chat pa tèks.

Entèpretasyon ak Tradiksyon

“Panyòl” – pou Panyòl
“Kreyòl Ayisyen” – pou Ayisyen
“Angle” – pou Angle

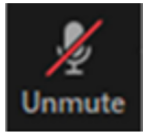


Konsèy sou Zoom

Byenveni! Men kèk konsèy sou fason pou itilize Zoom pou itilizatè premye fwa. Kontwòl ou yo anba ekran

Itilize chat la pou tape yon kòmantè oswa mande yon kesyon a nenpòt kilè – Manm yo nan RSMPOC/ BPDA ap modere chat la

Pou leve men w, klike sou “Patisipan” anba ekran w lan, e apresa chwazi opsyon “Leve Men” nan kazye patisipan an, oswa peze *9 sou telefòn



Silans/reyaktive – Patisipan yo ap rete an silans pandan prezantasyon an – prezantatè a pral reyaktive w pandan diskisyon an si ou leve men w e se moman pa w pou pale. Pou silans/reyaktive sou telefòn ou peze*6.

Aktive/dezaktive videyo w

boston planning & development agency

Pwotokòl Zoom

Nou vle asire ke konvèsasyon an se yon eksperyans agreyab pou tout patisipan yo.

- Tanpri rete an silans jiskaske yo rele w. Si ou ta renmen pale pandan tan sa a tanpri itilize fonksyon “Leve men” nan Zoom kidonk yon moderatè BPDA kapab reyaktive son patisipan yo.
- Tanpri respekte tan chak moun.
- Nou mande pou patisipan yo limite kesyon yo kidonk lòt moun kapab patisipe nan diskisyon an. Si ou gen plis kesyon, tanpri rete tann jiskaske tout lòt moun kap patisipe yo gen yon opòtinite pou poze kesyon.
- Si nou pa anmezi pou reponn kesyon w nan reyinyon sa a tanpri mete yo nan Chat la nan fen an oswa imèl Kelly.sherman@boston.gov

boston planning & development agency

Pwogram

1. Byenveni RSMPOC
2. Mizajou Planifikasyon
3. Prezantasyon Devlopè Pasèl Crescent

Prezantasyon ak Mizajou RSMPOC

Premye Lendi nan Mwa

11 Janvye 2021

1ye Fevriye 2021

1ye Mas 2021

5 Avril 2021

3 Me 2021

7 Jen 2021

12 Jiyè 2021

Pa gen reyinyon nan mwa Out

13 Septanm 2021

4 Oktòb 2021

1ye Novanm 2021

** Pa gen reyinyon nan mwa Desanm**

Responsablite RSMPOC

- Komite Siveyans Plan Prensipal Roxbury (RSMPOC) te kreye nan 2004 alaswit yon Plan Prensipal Estratejik Roxbury (RSMP).

- RSMPOC reprezante lajman katye Roxbury e li gen ladan Majistra ki nonmen yo, nonmen pa eli ofisyèl yo, asosyasyon katye, ak òganizasyon kominotè yo.

- RSMPOC sipèvize enplemantasyon Plan Prensipal Estratejik Roxbury ak PLAN: Nubian Square.

Antre. Angaje. Pran Aksyon.

- **Antre:** Antre nan Komite Siveyans Plan Prensipal Estratejik Roxbury, ak/oswa yon Komite Revizyon Pwojè (PRC).

- **Angaje:** Patisipe nan reyinyon piblik yo. Mande kesyon. Envite vwazen yo, gwoup sivik Roxbury ak òganizasyon yo, biznis, pwopriyete adjasan oswa lòt kominote afilye nan reyinyon piblik yo.

- **Pran Aksyon:** Revize aksyon ak kòmante sou pwojè yo, devlopman, ak inisyativ planifikasyon.

Pou w jwenn plis enfòmasyon sou reyinyon kap vini yo, pwojè devlopman ak kijan pou patisipe, vizite **bit.ly/theRSMPOC**

Objektif Plan Prensipal Orijinal 2004

- Amelyore **Kilti lavi & sivik** nan katye a
- Ankouraje **kwasans divès & dirabilite** avèk djòb pou rezidan lokal yo
- Asire **transpòtasyon prive piblik nan yon fason ki ansekirite & pratik**
- Elaji & amelyore **lojman pou yon varyete** laj ak gwoup sosyo-ekonomik
- Kreye yon **domèn piblik konfòtab, antouzyas, ak ansekirite** ki montre divèsite rezidan lokal yo
- Amelyore **patisipasyon kominotè** ak **otonomizasyon** komite yo grasa a yon responsablite kwasan gouvènman, ak enstitisyon ak biznis yo

Sous: Plan Prensipal Estratejik Roxbury, p.4

2. Mizajou sou Planifikasyon

PLAN: Mizajou Nubian Square

- **Sansibilizasyon Ekip Devlopman Divès P3** te fèt nan dat 26 Me. Nap diskite sou rezilta yo nan pwochen atelye travay P3 nou an

- **P3 Atelye Travay 4 nan dat 28 Jen** pou revize P3 nan kontèks Roxbury epi diskite konpwomi sou diferan itilizasyon ansanm avèk rezilta sou Sondaj Devlopman Divèsifye a.

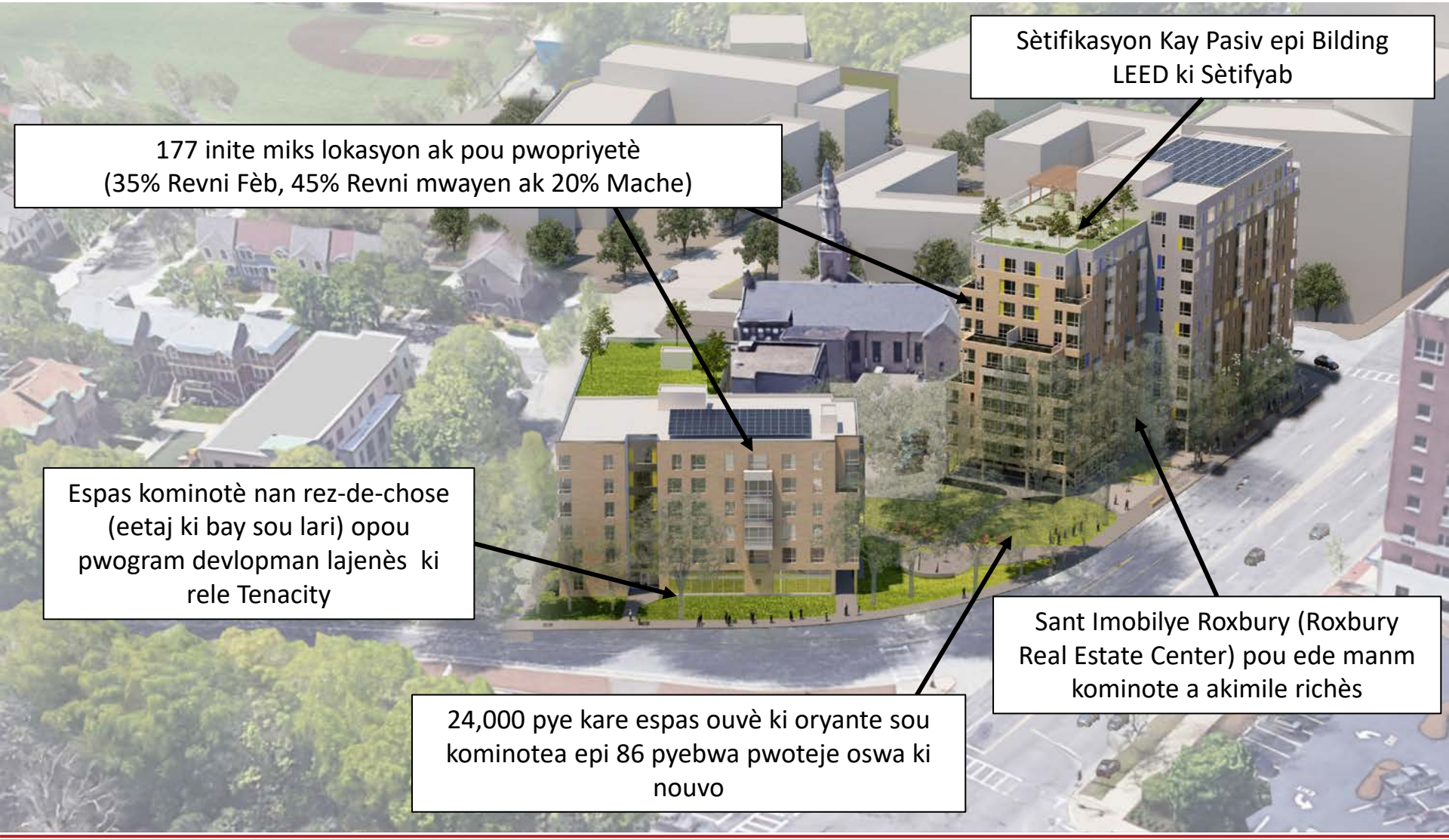
3. Prezantasyon Devlopè Pasèl Crescent

Pwopozisyon MPDC/Trinity an pou Kontinye Bati Komonite nan Crescent Parcel

Prezantasyon pou:
Komisyon Siveyans Plan Direktè Estratejik Roxbury
Dat: 7 jen 2021

TRINITY FINANCIAL

PWEN ENPÒTAN NAN PWOPOZISYON MPDC/TRINITY AN



YON EKIP DIVÈSIFYE KI GEN EKSPERYANS

Nou gen **88** lane istwa devlopman lokal nou tout ansanm. MPDC se yon **M/WBE** epi li pase plis pase **55 lane nan** kominote Lower Roxbury an. Trinity se yon lidè devlopman imobilye ki baze Boston ki **posede a 50% pa moun ki soti nan minorite etnik** pandan istwa li sou 34 lane. Kolektivman, nou kreye plis pase **1,500** nouvo kay nan katye Roxbury a pandan yon istwa 2 deseni konbine epi nou estime nou bay anviwon **2,800** rezidan sèvis toulejou.

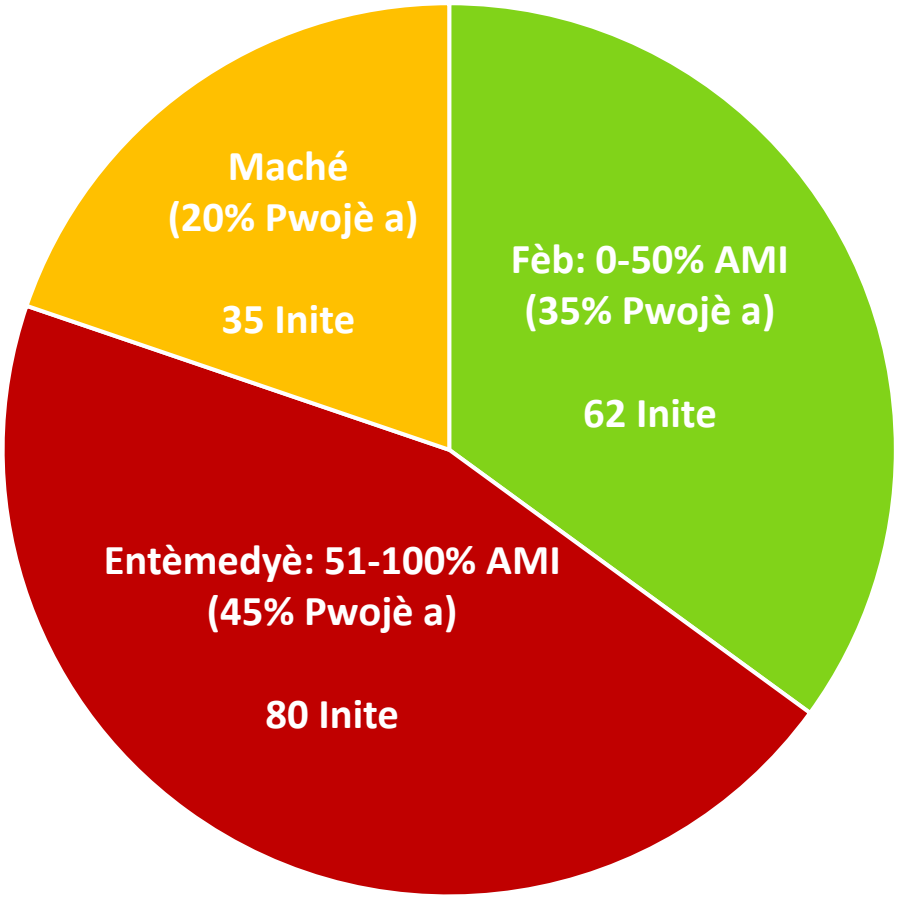
75% nan ekip nou an baze isit nan Boston epi **56%** se fanm – epi oswa –biznis ki pou minorite. Trinity ak MPDC te

Wol	Konpayi a
Achitèk yo	**DHK Architects MBE** & Stantec
Achitèk Peyizaj	**Deb Myers Landscape Architecture WBE**
Arboris	Skyline Landscapes
Sikilasyon/Sivil	**Nitsch Engineering WBE**
Dirabilite	New Ecology Inc.
Konstriksyon	Dimeo Construction Company & **Tara MBE**
	Dellbrook|JKS & **Maven Const. M/WBE**
Environmental	McPhail Associates
Legal	**McKenzie & Associates MBE**
	Robinson & Cole
Market Analyst	**Byrne McKinney WBE**
Management	Trinity Management Company

LOKASYON AK PWOPRIYETE REVNI MIKS

Nou te pwopoze 173 lojman pou lwe ak 4 inite pwopriyete ki pral ede rezidan yo, kèlkeswa nivo revni yo.

Konpozisyon Revni



Limit Revni ki Pibliye yo

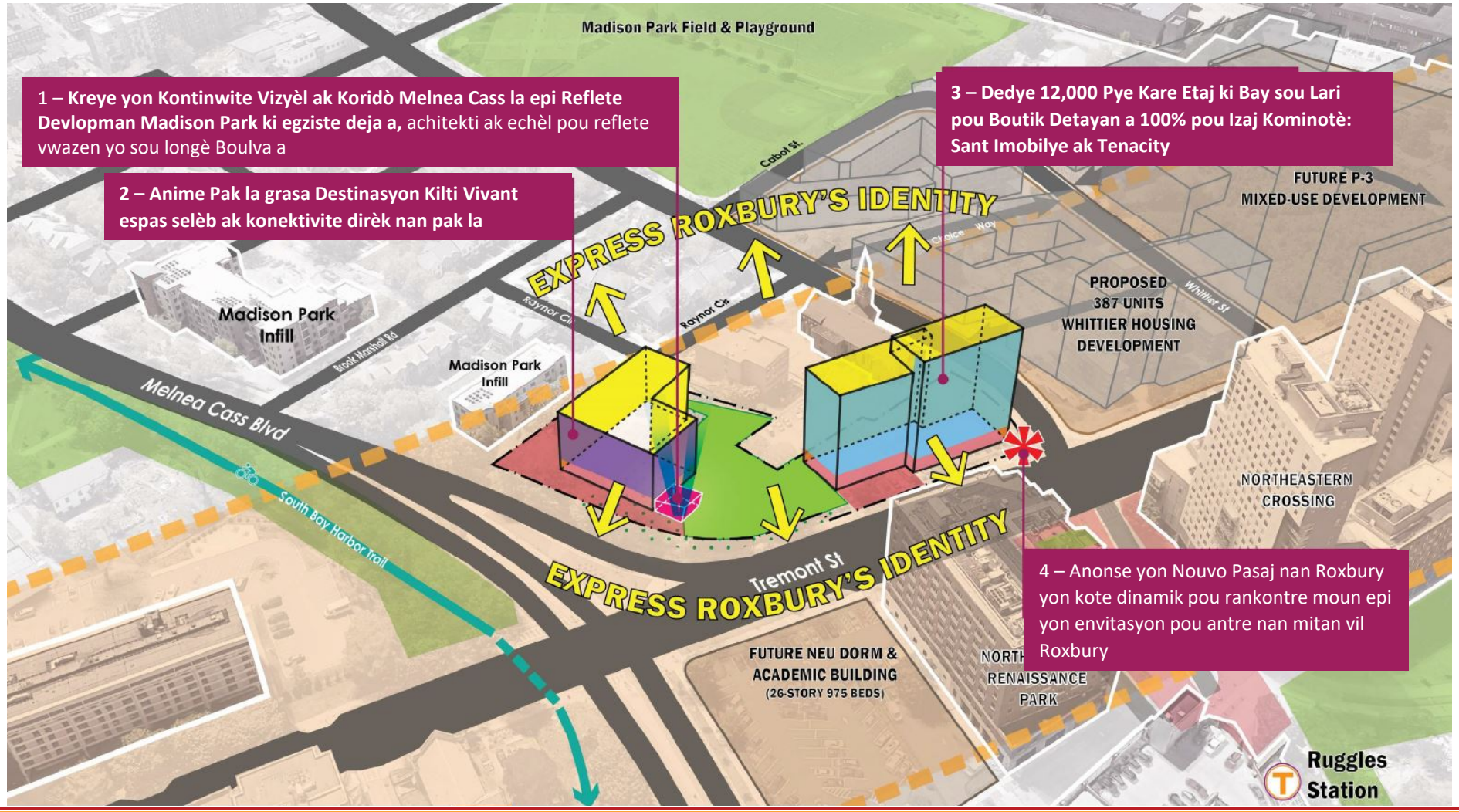
Kay ki gen 2 Moun		Kay ki gen 4 Moun	
00 – 30% AMI	$31,650	00 – 30% AMI	$36,250
31 – 50% AMI	$54,400	31 – 50% AMI	$60,400
51 – 60% AMI	$65,250	51 – 60% AMI	$72,500
61 – 80% AMI	$77,350	61 – 80% AMI	$96,650

Published 2021 Source:
http://www.bostonplans.org/housing/income,-asset,-and-price-limits

Konpozisyon Revni pou Pwopriyete yo

Nivo Abòdabilite	Kantite Inite	% Total la
80% AMI	2	50%
100% AMI	2	50%
Total	4	100%

PLAN DOMÈN PIBLIK KI ORYANTE SOU KOMINOTE A



KONSTWI ACHITEKTI AK DIZAYN KI DIRAB

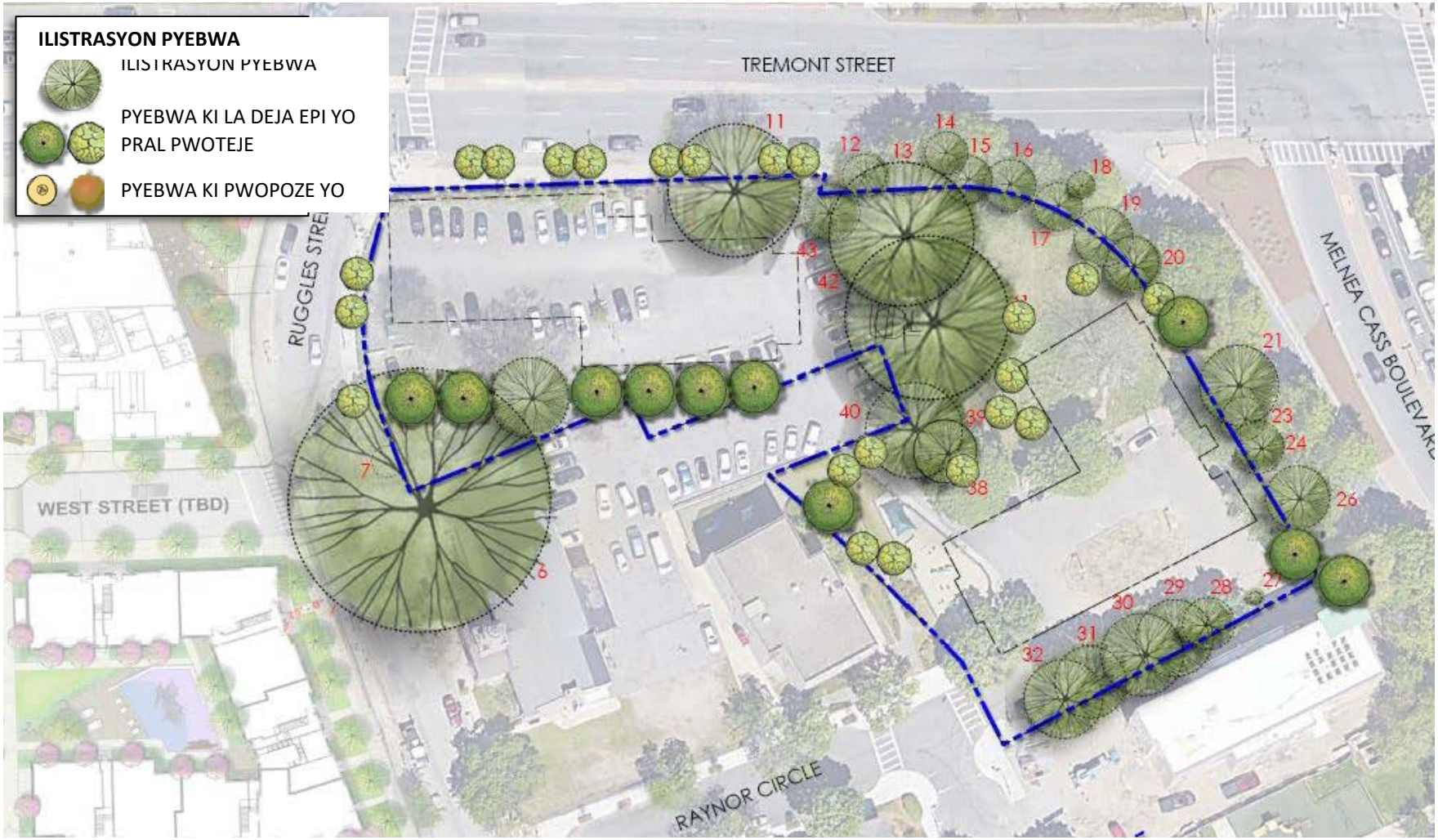
Pwopozisyon nou an gen ladann akreditasyon Kay Pasiv ak yon dizayn LEED Platinum ki Sètifyab. Nou pral itilize twa vèt ak peyizasj a nivo pou atenyasyon zile chalè iben ak pano solè pwodiksyon pou enèji pwòp souplas.

Vi ayeryèn nan direksyon Tremont Street

Vi ayeryèn nan direksyon Ruggles Street

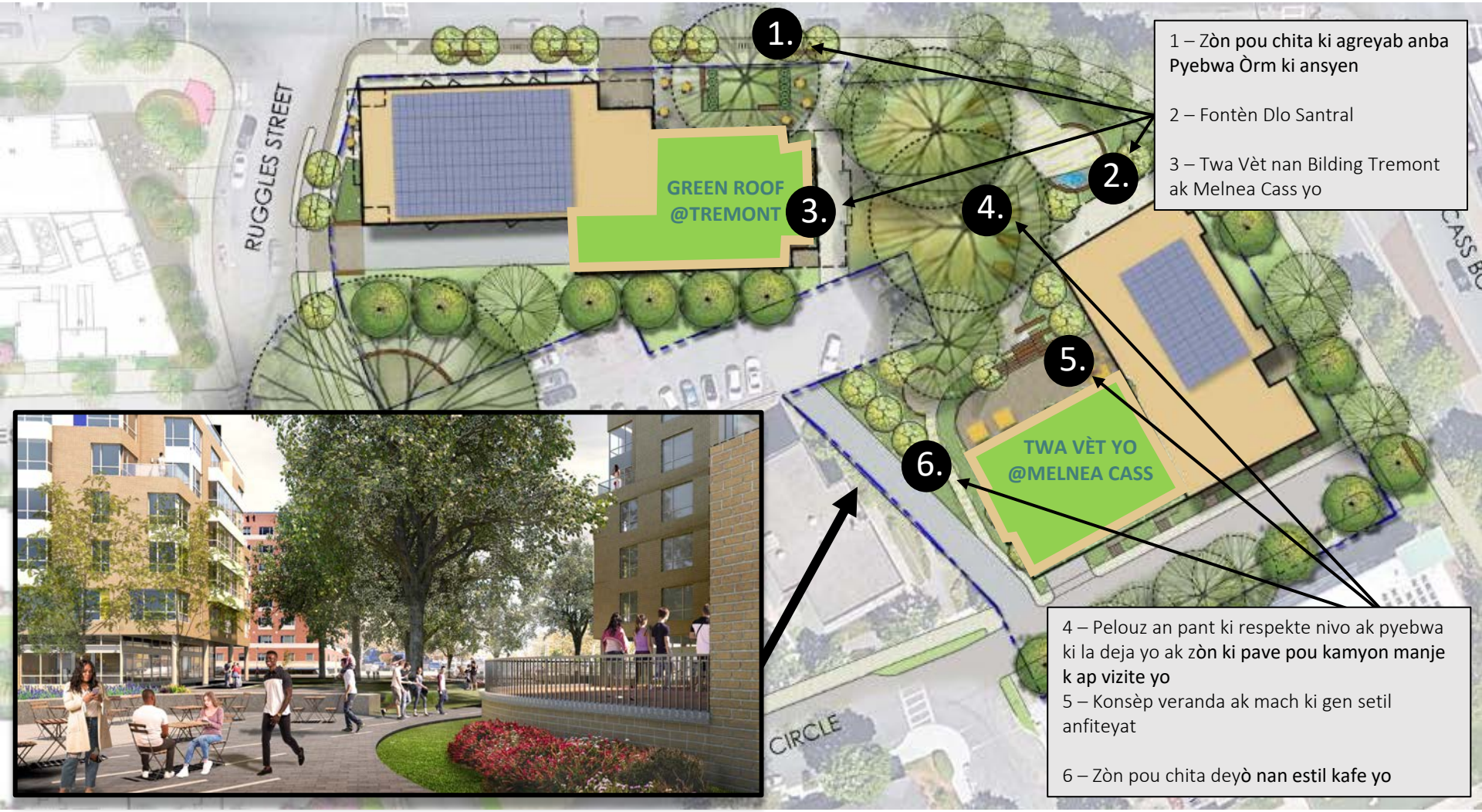
PWOTEJE PYEBWA ROXBURY YO

30 pyebwa ki gen laj ki la deja eou 52 nouvo pyebwa.



PLAZA PIBLIK LA

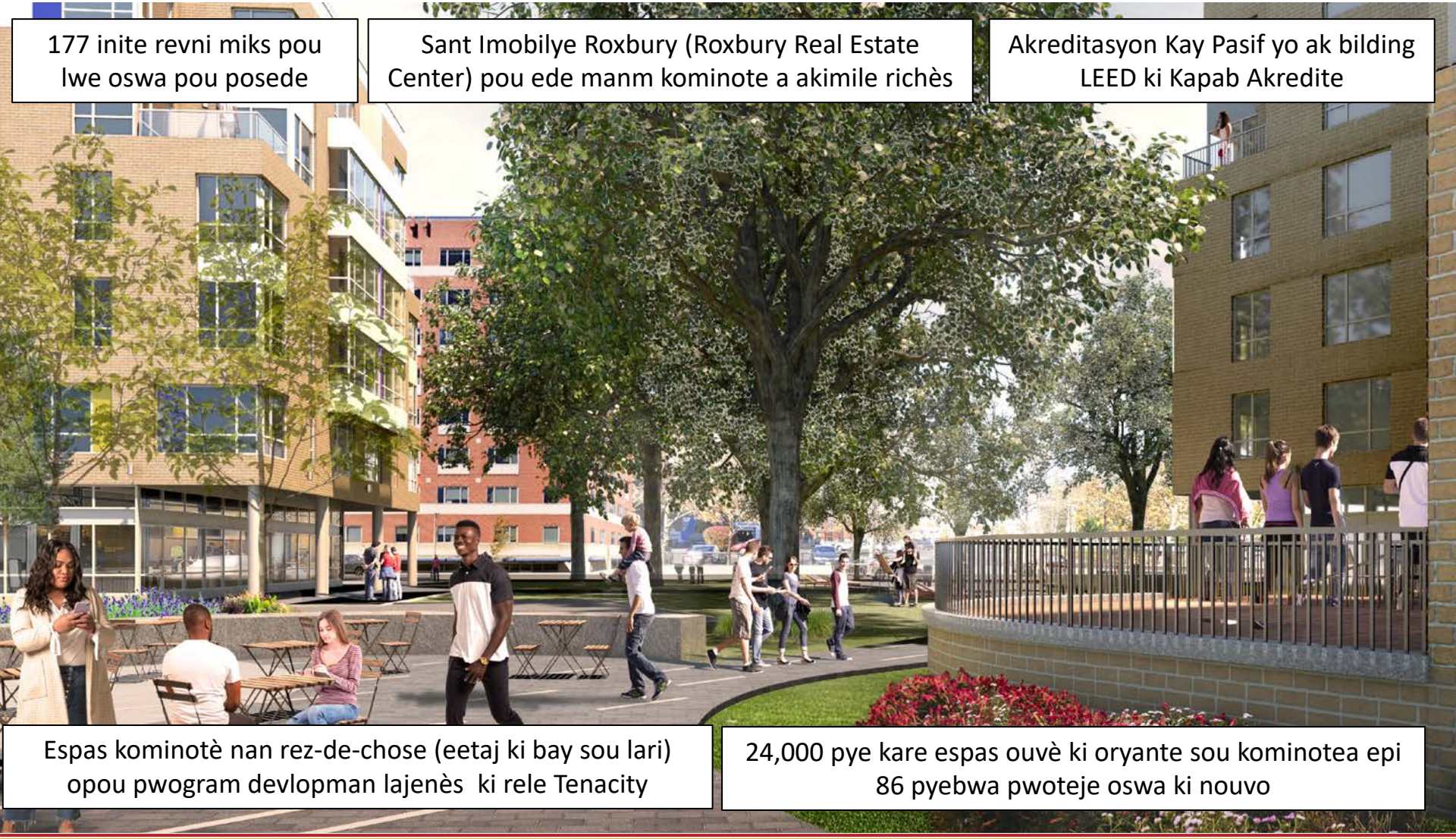
Plaza Piblik 24,000 pye kare a pral envite rezidan yo ak kominote a pou yo vin jwi de lanate nan Crescent.



BENEFIS ADISYONÈL PWOPOZISYON TRINITY AK MPDC AN

- Respekte volim ak restriksyon nan wotè yo epi li pa depase 120’ ni 3.0 FAR ki otorize
- Angajman anfavè yon pwosesis angajman kominotè ekstansif
- Angajman anfavè ladivèsite grasa 900 djòb konstriksyon epi 20 djòb **pèmanan yo pral kreye grasa pwojè sa a**, pou maksimize patisipasyon moun de koulè, fanm ak M/WBE yo pandan tout dire devlopman an

PWEN ESANSYÈL PWOPOZISYON MPDC/TRINITY AN



177 inite revni miks pou lwe oswa pou posede

Sant Imobilye Roxbury (Roxbury Real Estate Center) pou ede manm kominote a akimile richès

Akreditasyon Kay Pasif yo ak bilding LEED ki Kapab Akredite

Espas kominotè nan rez-de-chose (eetaj ki bay sou lari) opou pwogram devlopman lajenès ki rele Tenacity

24,000 pye kare espas ouvè ki oryante sou kominotea epi 86 pyebwa pwoteje oswa ki nouvo

REYINYON KOMINOTÈ

7 JEN 2021

VILAJ DREXEL: BATI SOU YON ERITAJ SÈVIS KOMINOTÈ

PASÈL ZÒN ANKOUB | NUBIAN SQUARE, ROXBURY MA

PLANNING OFFICE FOR URBAN AFFAIRS ANSANM AK J. GARLAND ENTERPRISES LLC

Planning Office *for* Urban Affairs
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Misyon

Devlope bonjan kalite lojman kote moun ka viv avèk diyite ak respè nan kay yo kapab peye yon fason pou kreye kominote ki enklizif ak dinamik

Apèsi

- Li te fòme nan lane 1969 pa Achidyosèz Boston an
- Mendèv ak Lojman Abòdab pou revni ki miks
- Devlopman komèsyal ak kominotè
- Revitalizasyon Katye ak kominote yo
- Mete aksan nan kreye kominote enkliziv ak dinamik

Eksperyans

- Fini apepre 3,000 inite jiska jounen jodi a, avèk finansman plis pase 650Milyon dola
- Devlope plis pase 1,400 inite lojman atravè yon varyete katye nan Boston
- Founi yon pakèt opòtinite pou lwe ak achte kay nan pri abòdab atravè yon varyete nivo revni

VILAJ DREXEL

BIWO PLANIFIKASYON POU ZAFÈ IBEN

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Yon bizniz devlopman ak konsepsyon imobilye ki baze nan Boston ak 100 pousan moun ki nan Minorite a

- Gwo Eksperyans nan domèn Pèmi ak Atik 80 Vil Boston an
- Natif natal Boston ak yon gwo angajman pou Roxbury, Dorchester, Mattapan ak Hyde Park
- Kominote ki djanm ak relasyon entègouvènmantal
- Konsantrasyon Prensipal sou Lojman Iben Miltifamilyal ak Devlopman pou Itilizasyon Melanje nan Boston

J. GARLAND ENTERPRISES LLC (MBE)

Biznis Moun Minorite yo

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St. Katharine Drexel gen yon Long Istwa ak yon eritaj nan Sèvis Kominotè Isit la nan Nubian Square!

- ABCD - Pwogram Bon Depa a
- Rezo Timothy Smith la
- Pwogram Pou Timoun Sè Mary Hart la
- Gadmanje

VILAJ DREXEL : BATI SOU YON ERITAJ SÈVIS KOMINOTÈ

VILAJ DREXEL

ST. KATHARINE DREXEL

Planning Office *for* Urban Affairs
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J. GARLAND ENTERPRISES

Vizyon Vilaj Drexel la bati apati yon ekip tout Kalite pwofesyonèl ki gen Eksperyans, Biznis M/WBE ak Òganizasyon Kominotè Lokal Ki "Trè Anrasine"

Plis pase 70 pousan nan ekip la konpoze avèk antrepriz M/WBE yo

VILAJ DREXEL

EKIP DEVLOPMAN DIVÈS

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KONPOZAN PWOJÈ A

Lojman – 217 inite • 206 lojman pou lwe miks • 11 inite kay anranje abòdab pou vin tounen pwopriyetè • Angwo, 75 pousan nan kay yo nan yon pri abòdab	• Melanj inite (kay) yo soti nan yon chanm akouche pou rive 4 chanm akouche • Plis pase 70 pousan nan lojman pou lwe yo pral abòdab nan plizyè nivo • Inite yo mete dekote pou preferans atis la • Inite 2 chanm akouche, yo tout pral abòdab pou moun nan kay la ki gen revni ki rive jiska 80 pousan ak 100 pousan AMI (Nivo Revni Medyan an)
Espas Agreman Rezidansyèl	5,000 +/- pous
Kominote/komès andetay/Kilti/Pawas/ Espas Sèvis Sosyal	31,000 +/- pous
Ouvè/Pak/Espas Vèt	65,000 +/- pous

VILAJ DREXEL

REZIME PWOGRAM DEVLOPMAN

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Inite Lojman Pou Lwaye - Rezime

	Abòdab <50% AMI	Abòdab/Modere 51%-80% AMI	Modere 100% AMI	Mache	TOTAL
1 Chanm akouche	22	24	2	21	69
2 Chanm akouche	29	40	4	33	106
3 Chanm akouche	11	6	1	3	21
4 Chanm akouche	6	4	0	0	10
Total	68	74	7	57	206
	33%	36%	3%	28%	

Inite Lojman Pwopriyetè - Rezime

	Abòdab 80% AMI	Modere 100 pousan AMI	TOTAL
2 Chanm akouche	8	3	11
	73%	27%	

VILAJ DREXEL

PWOGRAM LOJMAN POU MOUN KI GEN TI REVNI

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• Action for Boston Community Development (ABCD)

ABCD se yon òganizasyon sèvis san bi likratif ki chak ane **bay plis pase 100,000 rezidan ki pa gen anpil revni nan pi gwo rejyon Boston an** zouti ak resous ki nesesè pou soti nan povrete pou ale nan estabilite epi soti nan estabilite pou ale nan siksè. **Pwogram ki baze sou kominote yo gen ladan yo:**
Fòmasyon Karyè / Timoun / Edikasyon / Granmoun Aje / Enèji / Aspè fondamantal / Finans / Manje / Sante / Lojman / Imigrasyon / Jèn

• Timothy Smith Network (TSN)

Timothy Smith Network (Rezo Timothy Smith) la an patenarya ak òganizasyon kominotè yo, ki gen ladan St Katharine Drexel, ofri **sèvis teknoloji ak edikasyon konplè pou rezidan ki nan pi gwo kominote Roxbury a. Pwogram sa yo ranfòse kapasite moun nan Roxbury amezi y ap pran konesans ak konpetans ki enpòtan pou moun reyisi nan monn nou an ki bay anpil enpòtans ak teknoloji.**

• Greater Boston Interfaith Organization (GBIO)

Fonde an 1998, **GBIO se yon òganizasyon ki laj anpil ki travay pou byen piblik la nan fizyone, bay fòmasyon epi òganize moun atravè liy relijye, rasyal, etnik, klas ak katye.** Manm yo konpoze de 41 kongregasyon, ki gen ladan Pawas St. Katharine Drexel la nan Anwo Boston, sa ki reprezante plis pase 50,000 moun. GBIO òganize moun ak enstitisyon nan nivo katye, vil, ak eta yo.

- **Plan Benefis Kominotè Vilaj Drexel** la apiye l sou eritaj pwisan angajman byen anrasine St. Katharine Drexel la **pou rann rezidan katye yo otonòm atravè opòtinite edikasyonèl**epi nan etabli pwogram ki konsantre sou **devlopman sosyal ak byennèt jèn** nan katye yo pou yo ka atenn tout potansyèl yo.

- Pawas la pral pran avantaj de Vilaj Drexel la pou l elaji pwogram revolisyonè sa yo, patikilyèman **Pwogram Sè Mary Hart la pou Timoun yo** ak **Rezo Timothy Smith la**.

- Pou selebre divèsite kiltirèl rich ak istwa katye a, yo pral devlope epi aplike yon **Plan Selebrasyon Kiltirèl** ki gen ladan plasman Kiltirèl ak **komemorasyon lidè kominotè amblematik yo** nan kad Plan **Espas Ouvè global la.**

- Angajman Pawas la nan **pwogram ak sèvis otonòm katye yo** pral plis elaji avèk enklizyon resous transfòmasyon kominotè yo, ki gen ladan:
  Pwogram Bon Depa sou plas ABCD a.

- **Roof Top Garden** ap ofri yon gwo etalaj **pwodui nitrisyonèl fre ki pral sipòte Gadmanje** a epi yo pral devlope yon **opòtinite agrikilti kreyatif iben ki inik.**

- **Kreyasyon konplè Byen / Richès ak Edikasyon sou Finans** ki fèt pou ogmante dirabilite finansye ak kalite lavi jeneral **rezidan Vilaj Drexel yo, vwazen rezidansyèl yo ak tout kominote Nubian Square la.**

VILAJ DREXEL

DIZAY IBEN AK ESPAS OUVÈ

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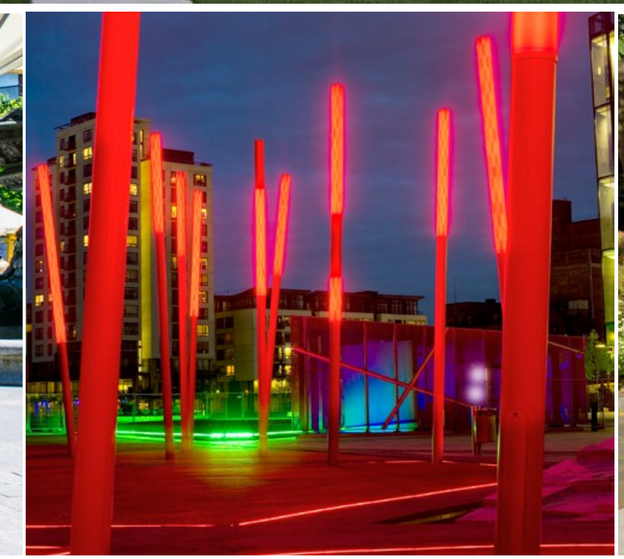

VILAJ DREXEL

DIZAY IBEN AK ESPAS OUVÈ

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DIVERSITE AK PLAN ENKLIZYON

Depi lontan POUA ak JGE angaje yo toulede pou maksimize opòtinite ekonomik epi kreye richès pou rezidan lokal yo ak biznis M/WBE yo

VALÈ FONDAMANTAL | KAD ÒGANIZASYONÈL

- Angajman nou pou Vilaj Drexel reflete l nan patenarya ko-devlopman ant POUA ak J. Garland Enterprises, yon antrepriz devlopman ak konsepsyon lokal (MBE) ki baze nan Boston

- Plis pase 70 pousan nan ekip devlopman an reprezante antrepriz M / WBE yo atravè yon seri disiplin pwojè, ki gen ladan ekip konstriksyon ak jesyon imobilyè yo

MENDÈV KONSTRIKSYON AN AK "DIVÈSITE SIK DEVI"

Apwòch divèsite ak enklizyon nou yo pou faz konstriksyon ak apre-konstriksyon yo pral enklizif menm jan, sou baz estrateji ak zouti sa yo:

- Maksimize itilizasyon soukontraktè M / WBE yo atravè yon sansibilizasyon konplè avèk yon plan pou depase Politik Anplwa Rezidan Vil Boston yo (BRJP):

Politik Anplwa Vil Boston	**Objektif Sib Vilaj Drexel yo**
omwen 51pousan Rezidan Boston	60 pousan Rezidan Boston
omwen 40 pousan Rezidan Minorite	60 pousan Rezidan Minorite
omwen 12 pousan Rezidan Fi	15 pousan Rezidan Fi

- Ofri biznis lokal yo opòtinite pou lwe espas biwo nan Vilaj Drexel la nan yon pousantaj sibvansyone
- Founi anplwa pèmanan atravè pwojè operasyon Jesyon imobilyè ki deja ankou yo

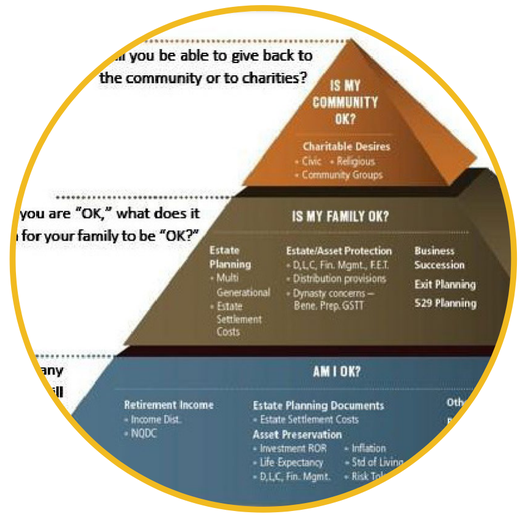
Aksè a Pwopriyetè kay abòdab

- Pandan nou rekonèt enpòtans pou ofri moun nan kay yo opòtinite pou yo kreye richès, 5 pousan nan inite yo - 11 2-Chanm akouche - nan Vilaj Drexel yo pral vin lojman abòdab pou pwopriyetè kay yo
- Ofri opòtinite pou fanmi yo kreye richès ak ekite atravè byen imobilye

Kreyasyon Byen ak Fòmasyon Anplwa

Ekip devlopman an angaje l pou l bay 250,000 dola pou:

- Ede nan kreye byen pou rezidan yo nan koresponn lajan sere rezidan yo genyen yon fason pou ede tout moun nan kay yo kreye richès ak ekite; epi
- Sipòte pwogram fòmasyon anplwa lokal yo, òganizasyon kominotè yo ak entegrasyon sèvis kominotè yo nan pi gwo devlopman an.



Sipò komèsyal ak kiltirèl

Ekip devlopman an angaje l pou l bay 150,000 dola pou:

- Sibvansyone espas komèsyal la
- Aktive kominote a ak espas pak nan Vilaj Drexel la epi
- Sipòte amenajman pak la ak opòtinite pou kreye espas kominotè yo.

Sèvis Rezidan UHM yo

UHM pral pote nan vilaj Drexel la istwa djanm ak eksperyans li yo nan founi yon varyete sèvis pou satisfè bezwen rezidan yo ak kominote a, sa gen ladan

- Devlopman Jèn
- Vin granmoun kote w ye a
- Estabilizasyon ak otosifizans

VILAJ DREXEL

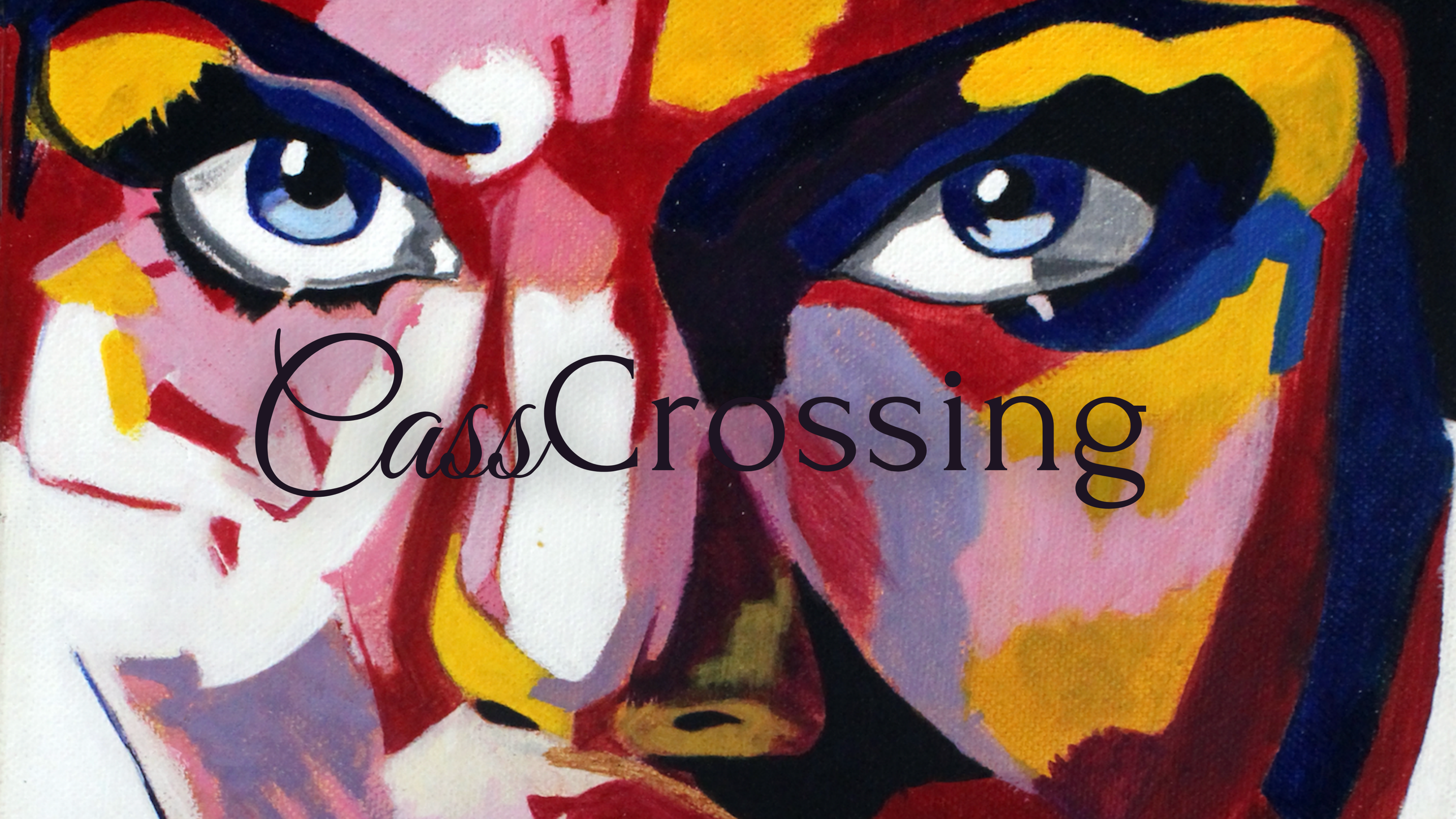
ENVESTISMAN NAN KOMINOTE NUBIAN SQ. LA

Planning Office *for* Urban Affairs
ARCHDIOCESE OF BOSTON

JGE
J. GARLAND ENTERPRISES

DREXEL VILLAGE
CROSS CAFE
ST. KATHARINE DREXEL
PARISH CENTER

MÈSI!

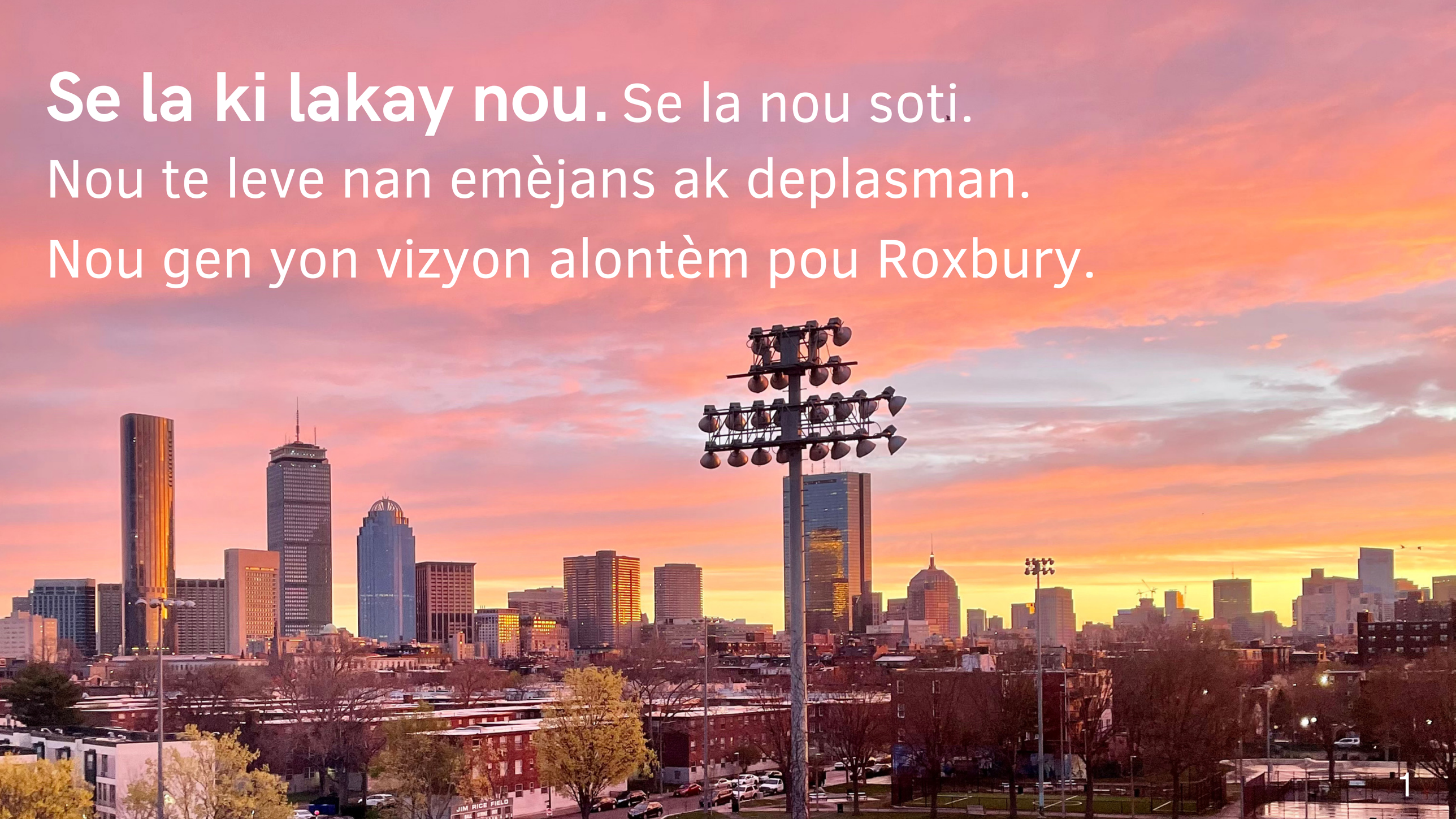


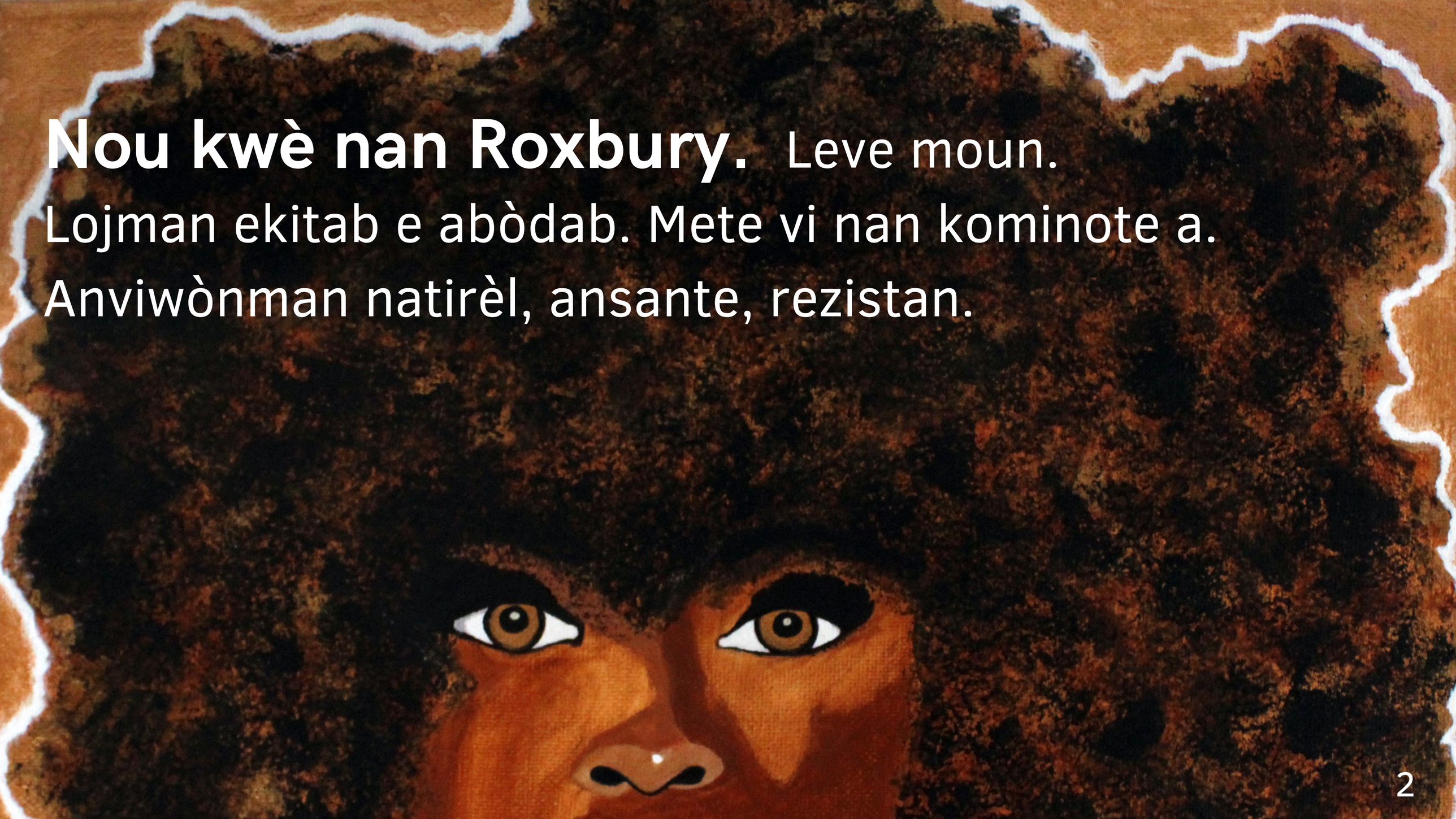
CassCrossing

Se la ki lakay nou. Se la nou soti.

Nou te leve nan emèjans ak deplasman.

Nou gen yon vizyon alontèm pou Roxbury.





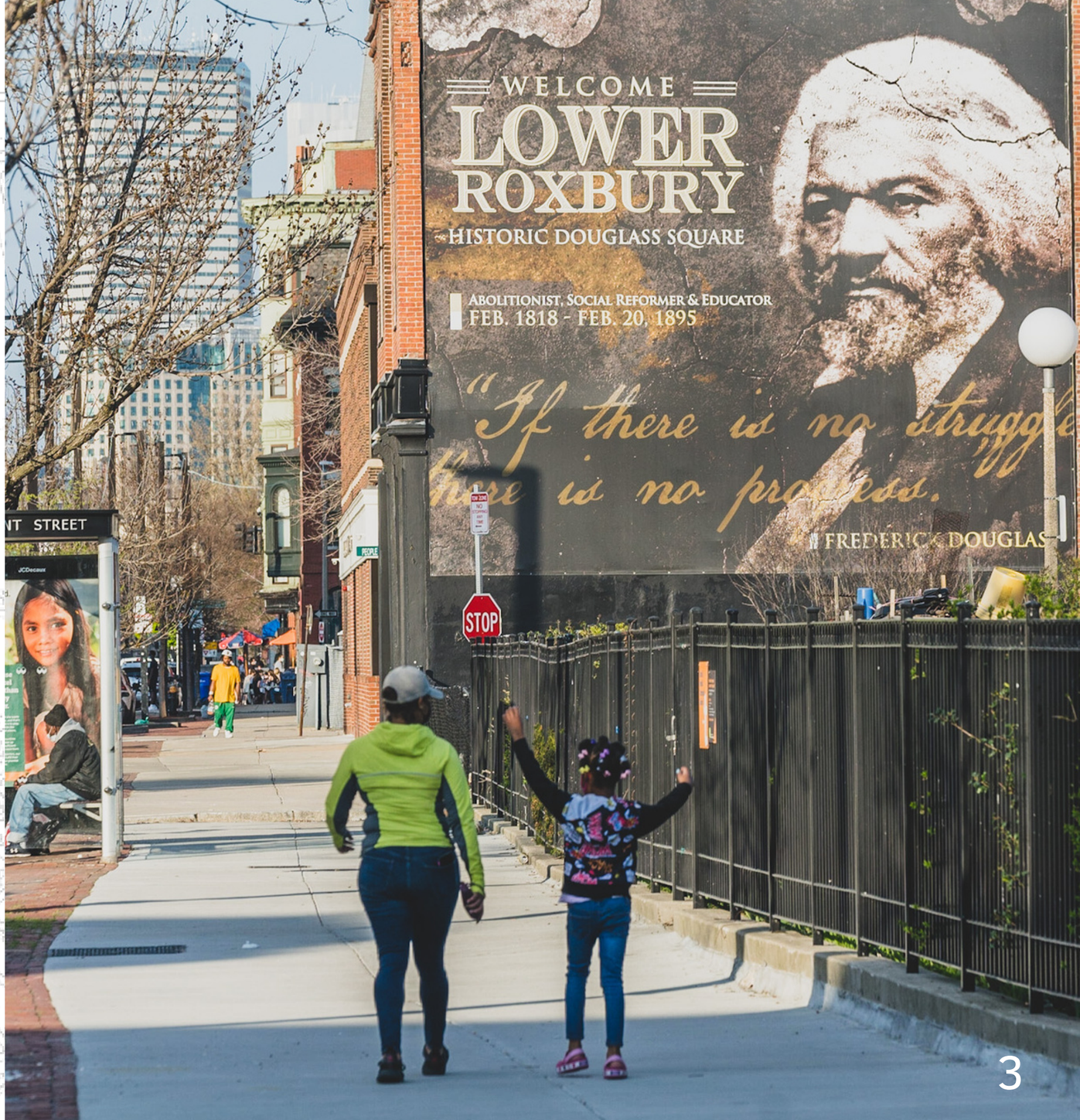
Nou kwè nan Roxbury. Leve moun.
Lojman ekitab e abòdab. Mete vi nan kominote a.
Anviwònman natirèl, ansante, rezistan.

"Poukisa" nou an.

N ap rejwenn Roxbury

Lè yo envesti nan lavni
Epi rasanble

popilasyon an ansanm



Fason nou vin gen non sa

Melnea Cass:
limyè k ap gide pwojè a

Bati pon pou avansman sila yo ki pèdi dwa pa yo

Roxbury merite yon espas yo rele lakay

"Kiyès" nou yo

Divès gwoup konseptè, konstriktè e kreyatif

Pou chanje figi devlopman an

Yon angajman fèm anvè kominote a

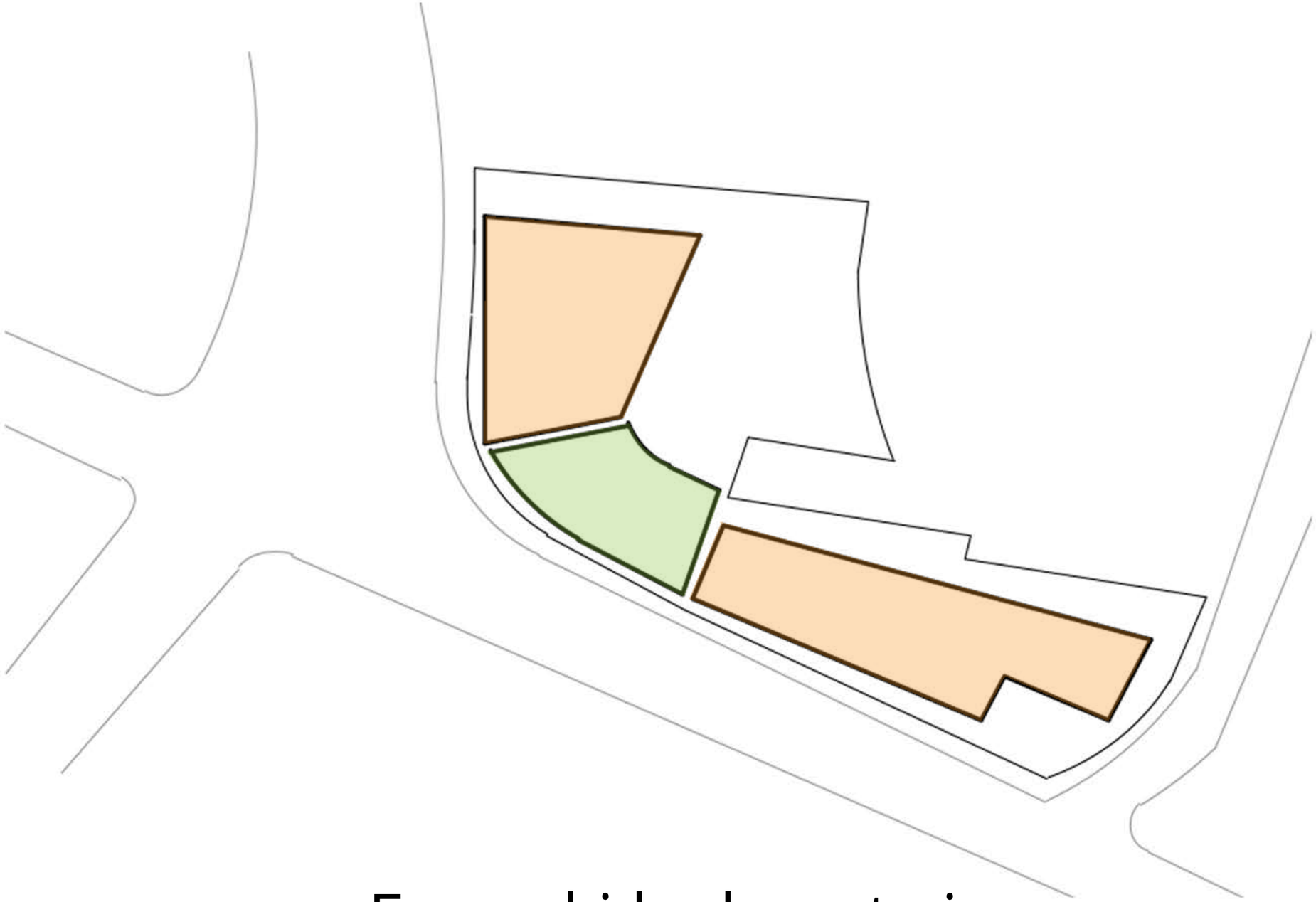
Enklizyon se pa yon monolit

Angagjman anvè kominote nou an

Patenarya solid
avèk M/WBE lokal yo

Rezistans gras ak
resous nou yo

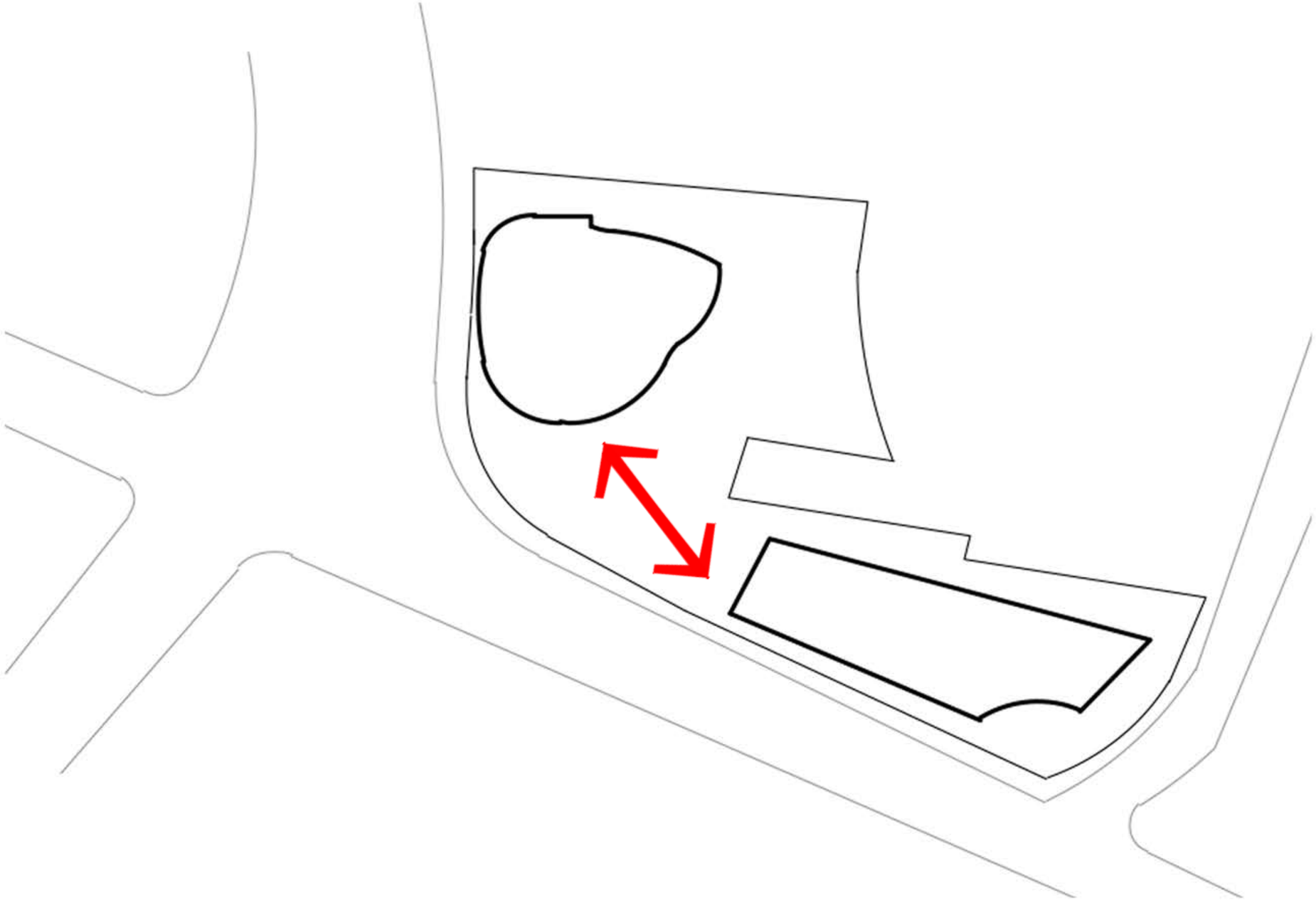
Konsepsyon devlopman
ki santre sou kominote



Espas ki ka konstwi

TGAS
THE GALANTE ARCHITECTURE STUDIO

OnyxGroup
DEVELOPMENT AND REALTY



Prezève espas lib

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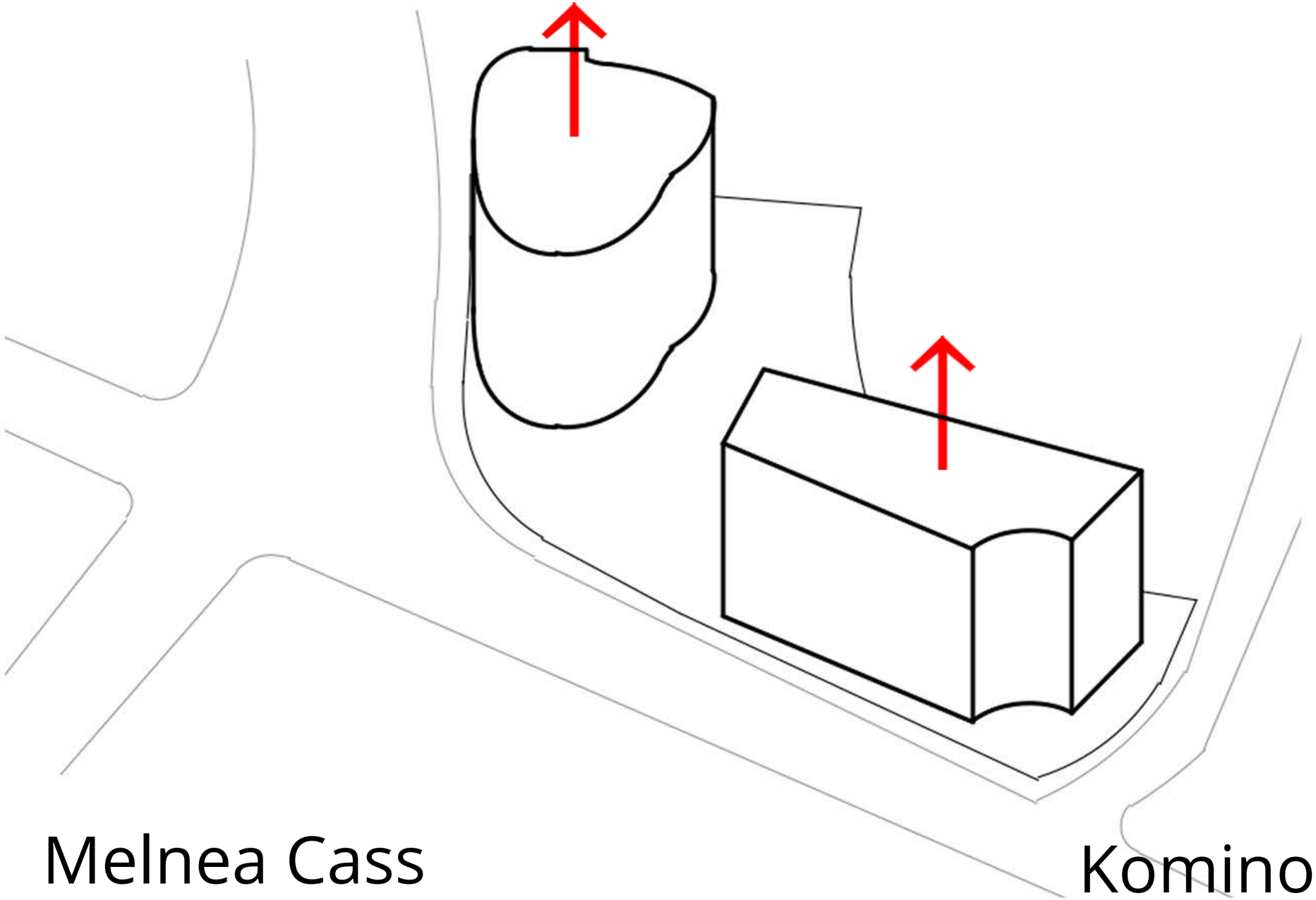
DEVELOPMENT AND REALTY



Melnea Cass

Kominote

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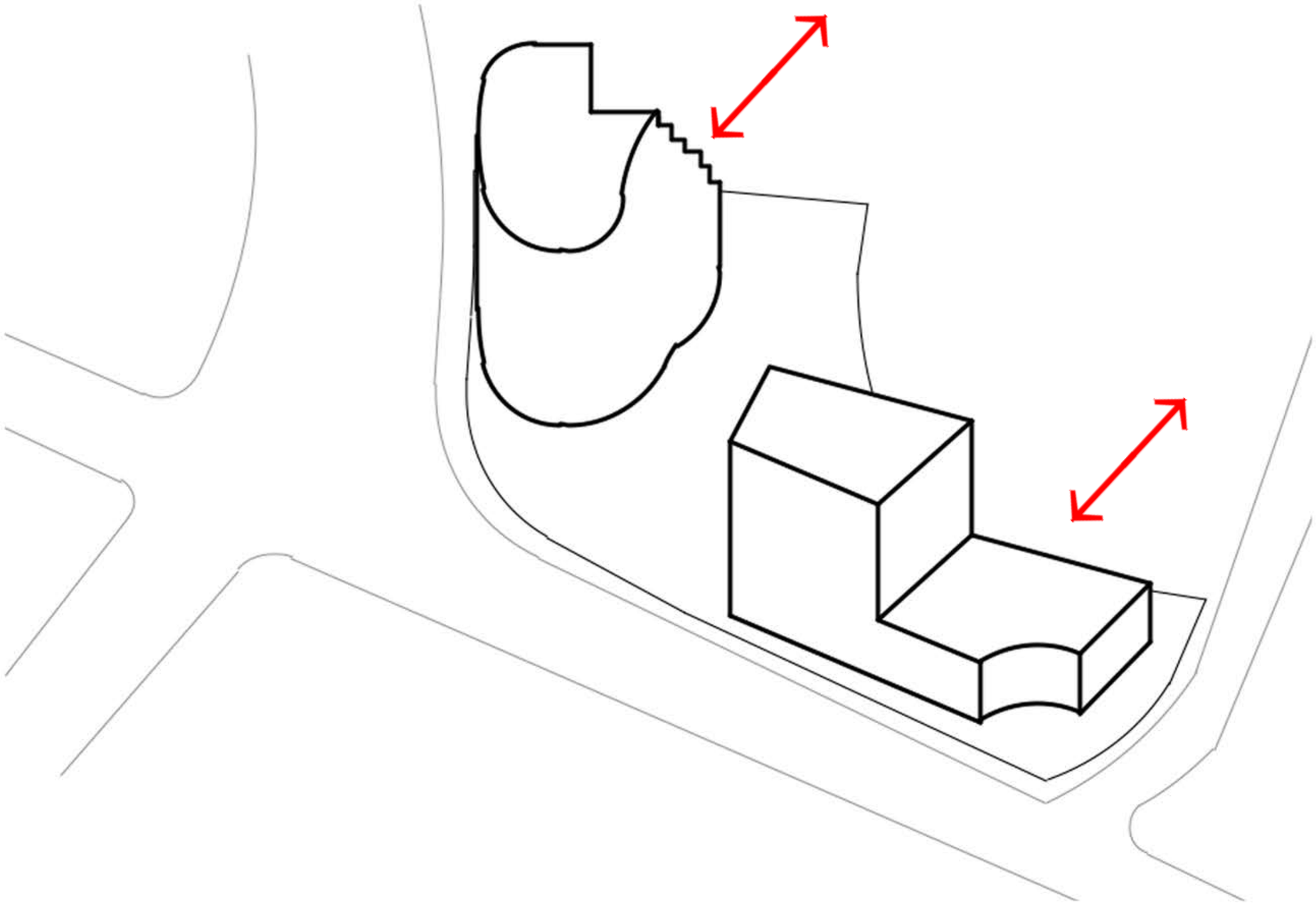
THE GALANTE ARCHITECTURE STUDIO

OnyxGroup
DEVELOPMENT AND REALTY



Respè vwazinaj

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THE GALANTE ARCHITECTURE STUDIO

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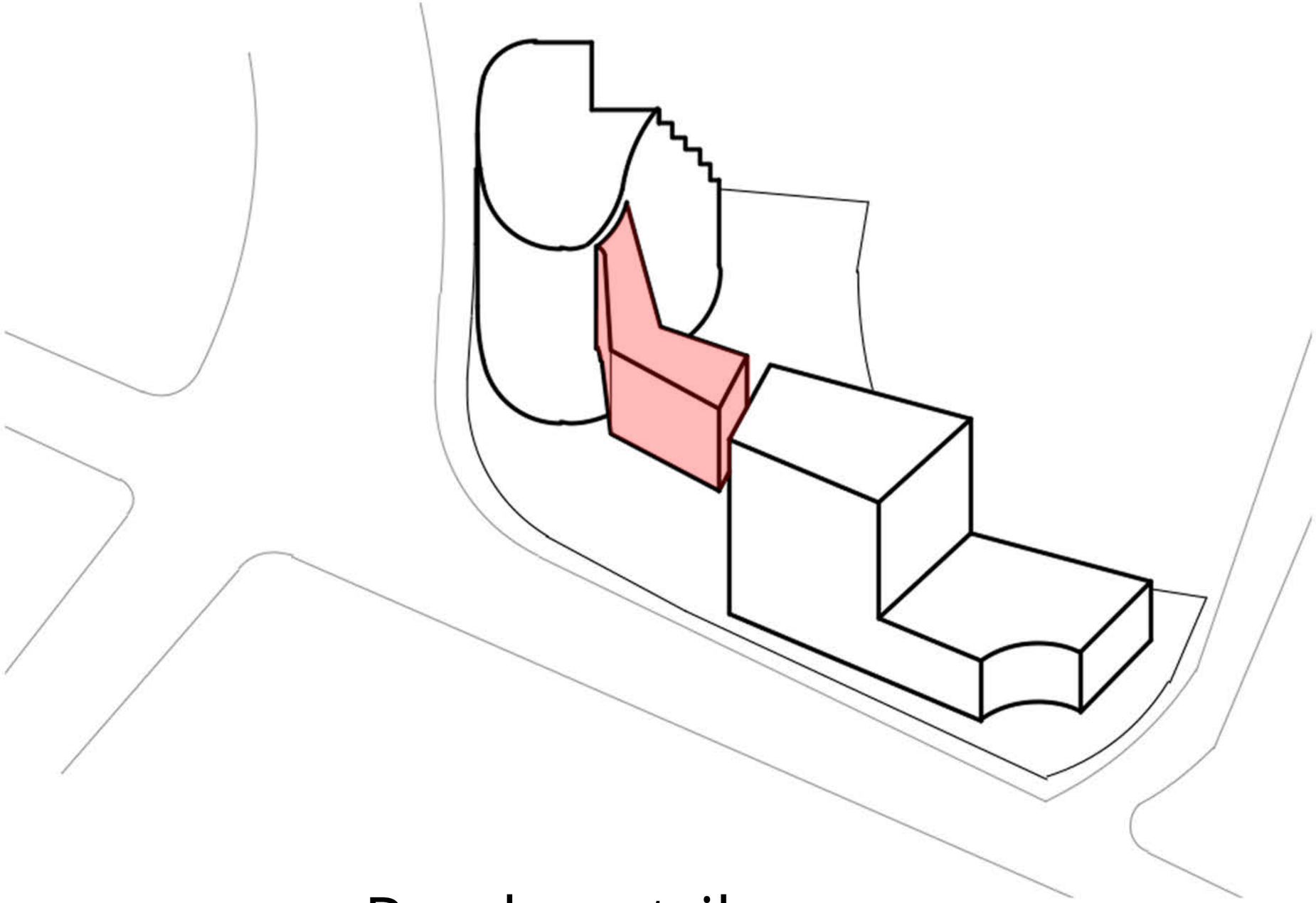
DEVELOPMENT AND REALTY



Pon konstriksyon yo

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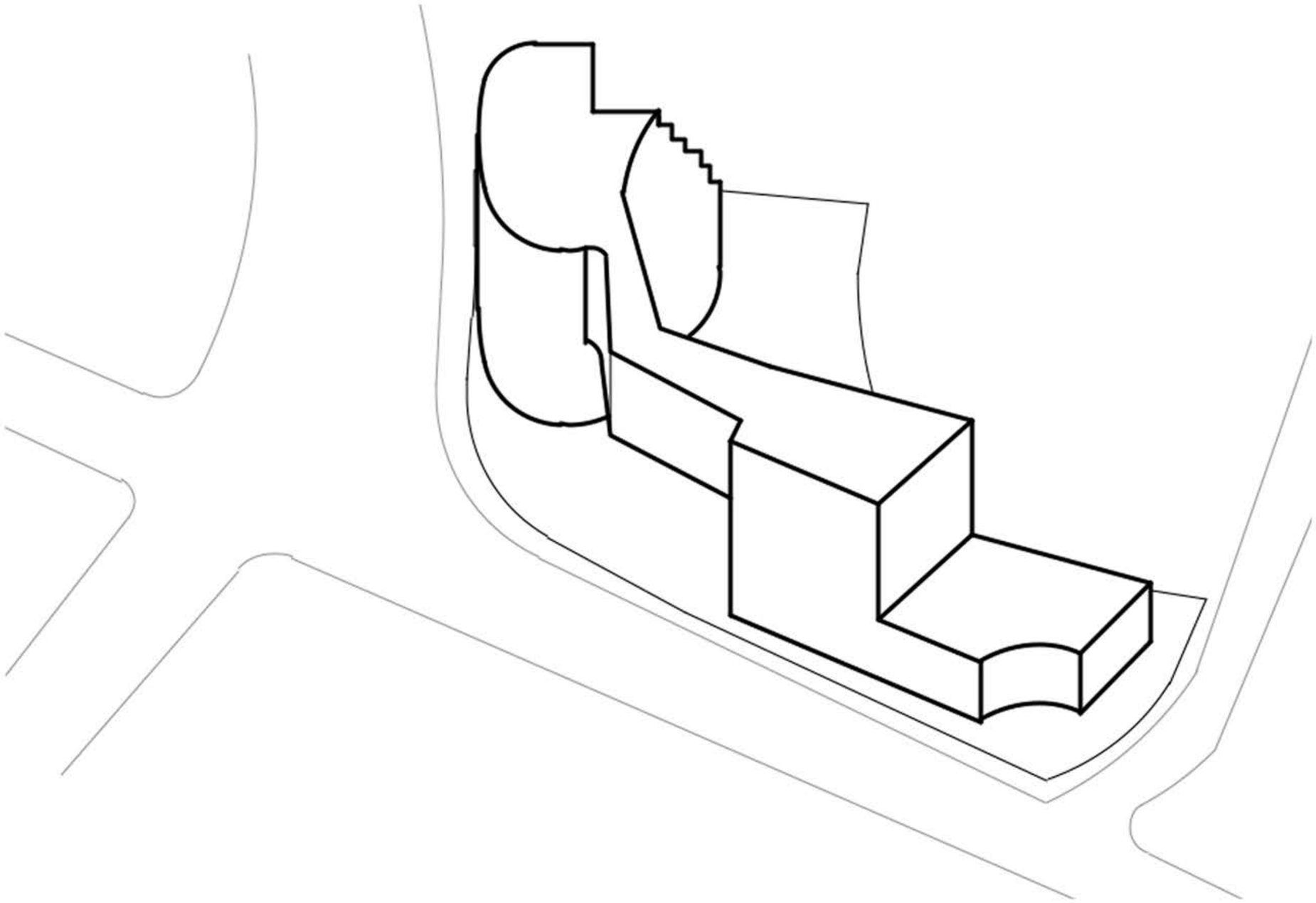
DEVELOPMENT AND REALTY



Tout ansanm

TGAS
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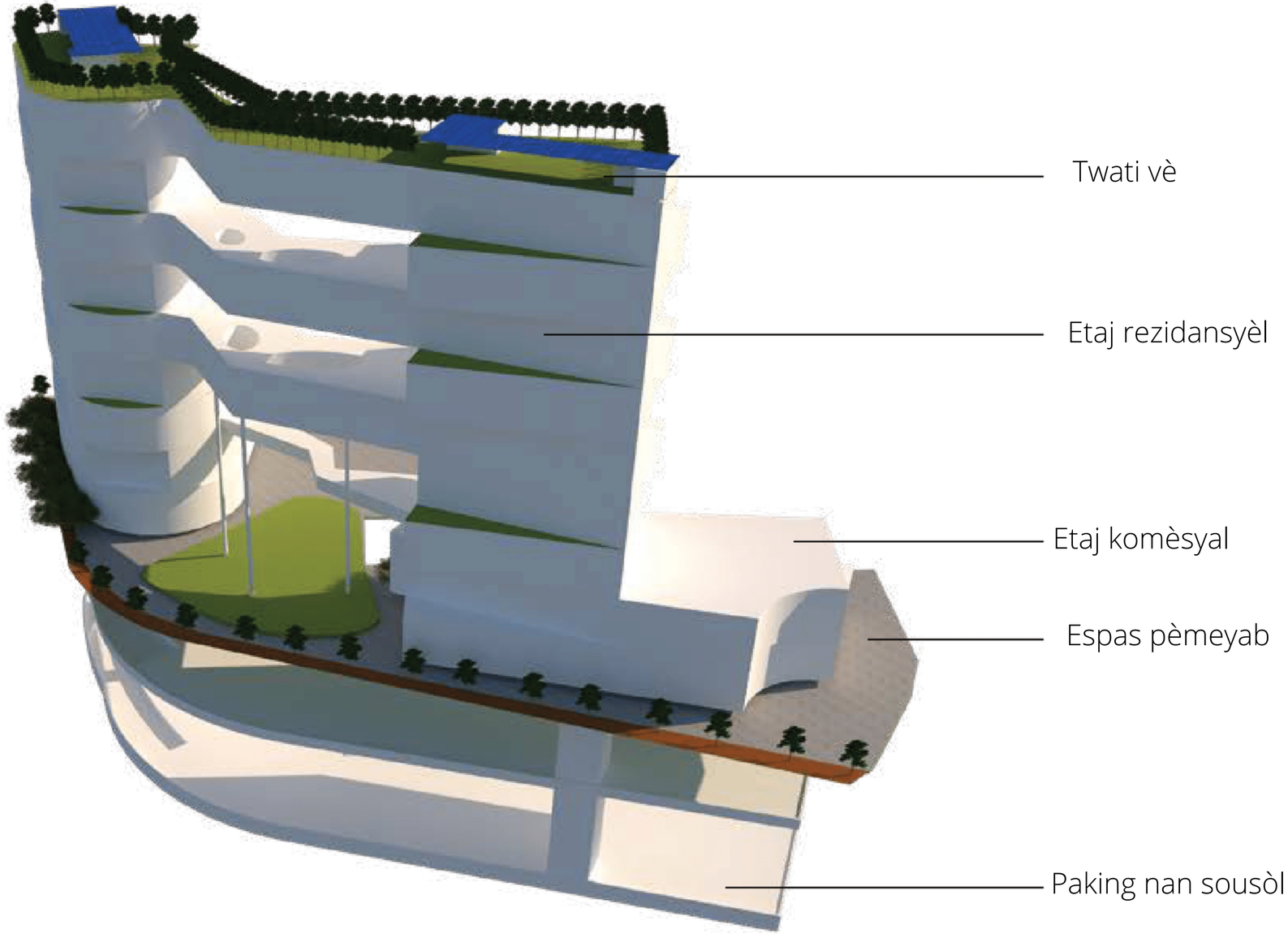
OnyxGroup
DEVELOPMENT AND REALTY

CassCrossing: Yon Devlopman Kominotè
Yon nouvo antre nan Roxbury

Dirab e Rezistan



Dyagram Dirabilite

Lise Pwofesyonèl Teknik = Pwochen achitèk ak enjenyè

Espas rasanbleman

Magazen “Pudding” nan Roxbury

Divèsite, Ekite, ak Enklizyon se sant pwopozisyon nou an.

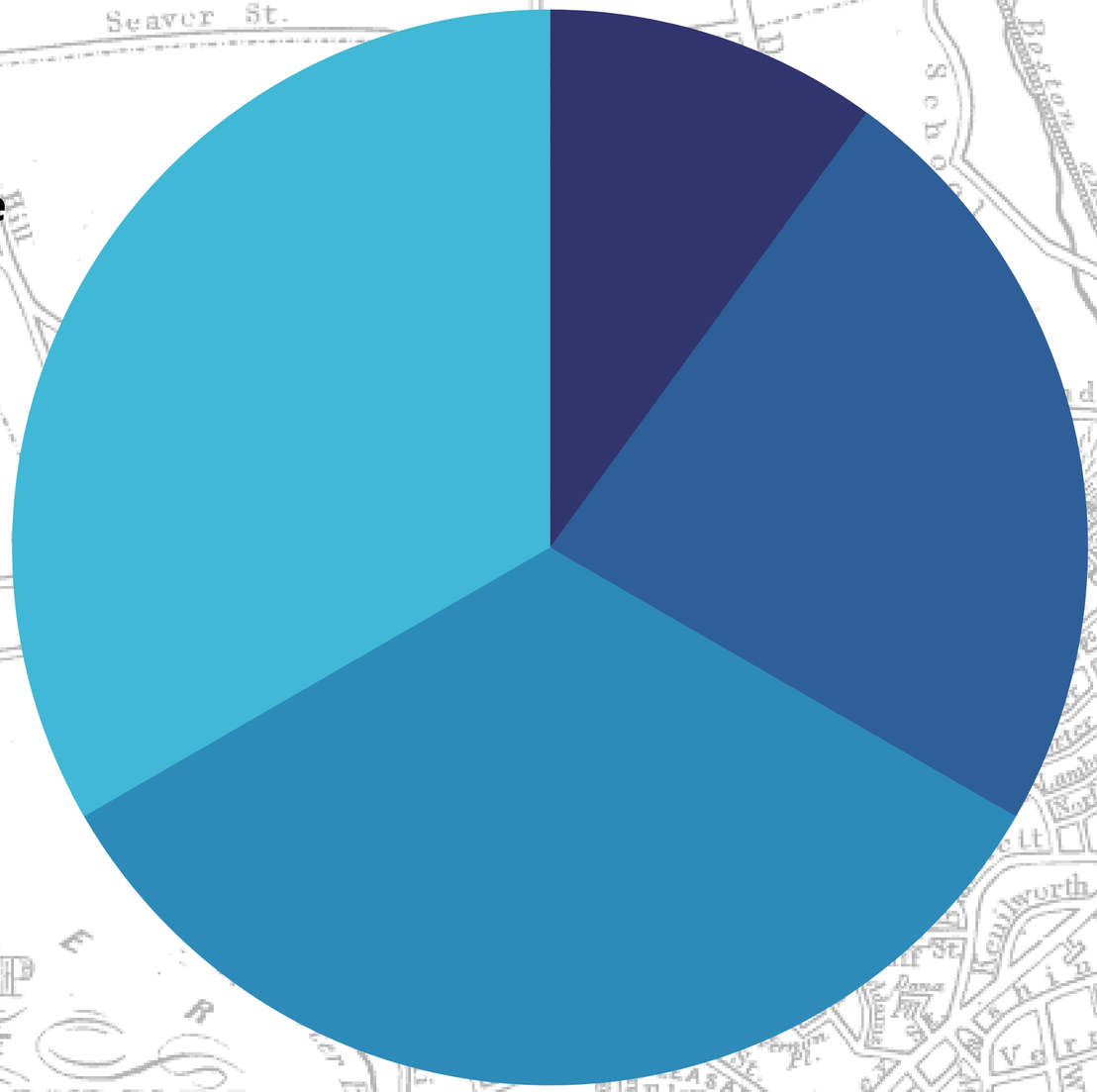
Angajman anvè pi fèb yo ak fanm ki posede biznis

Prezèvasyon kilti kominote nou an

Kominote a mande pou prezève flèch legliz la.

Nou koute.

164 inite lojman abòdab
40,000 pye kare espas komèsyal



30% AMI:
17 Studios

50% AMI:
18 Studios
20 1-Bedrooms

80% AMI:
48 1-Bedrooms
6 2-Bedrooms

Market Rate:
10 1-Bedrooms
34 2-Bedrooms
11 3-Bedrooms

Kilti ak Kominote:
Espas travay pataje
Sal espektak

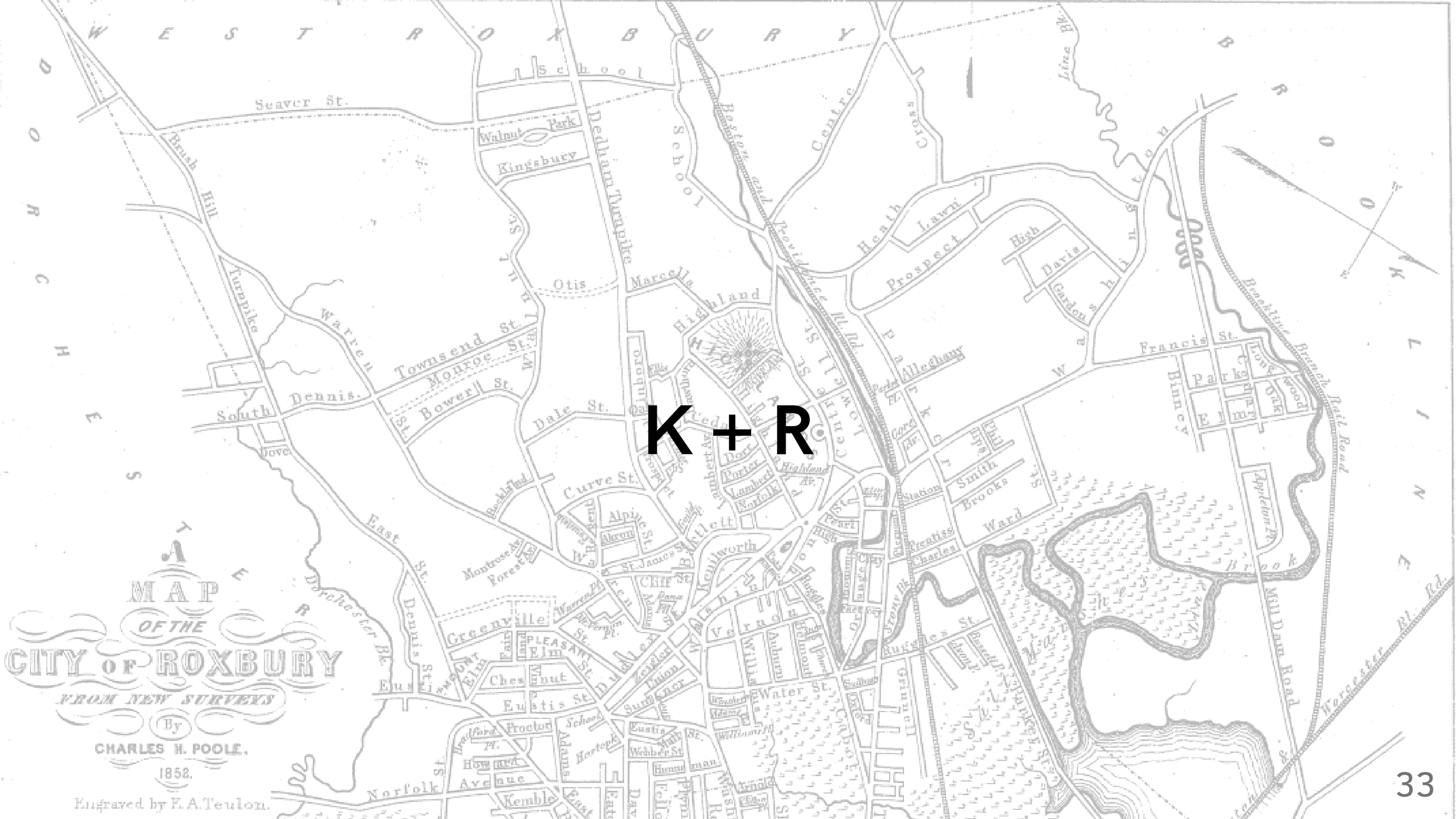
Eliminasyon
dezè alimantè

Espas pou abitan
lokal
ki posede makèt

Manje ki bay
lasante
pou kominote a

Aspè moun fè konfyans ki rann kominote a angete e an sante.

Byenvini lakay ou


K + R
MAP
OF THE
CITY OF ROXBURY
FROM NEW SURVEYS
By
CHARLES H. POOLE.
1852.
Engraved by E. A. Teulon.
WEST ROXBURY
DORCHESTER
BROOKLINE
Seaver St.
Brush Hill
Turnpike
Warren
Townsend St.
Monroe St.
Bower St.
South Dennis
Dove
East St.
Dennis St.
Dorchester Bk.
Walnut St.
Walnut Park
Kingsbury
Dedham Turnpike
School
Otis
Marcella
Highland
Dale St.
Curve St.
Alpine St.
Akron
Montrose Av.
Forest Av.
St. James St.
Cliff St.
Kenilworth
Greenville
Pleasant
Elm
Chestnut
Eustis St.
Proctor
Norfolk Avenue
Kemble
Dudley
Vernon
Water St.
Cabot
Ruggles St.
Grinnell
Heath
Lawn
Prospect
High
Davis
Garden
Washington
Francis St.
Park
Elm
Binney
Smith
Brooks
Ward St.
Trentiss
Charles
Station
Allegheny
Parker
Centre St.
Lowell St.
Cross
Centre
Boston and Providence Rl. Rd.
Brookline Branch Rail Road
Mill Dam Road
Worcester Rl. Rd.
Line Bk.

Project Financing

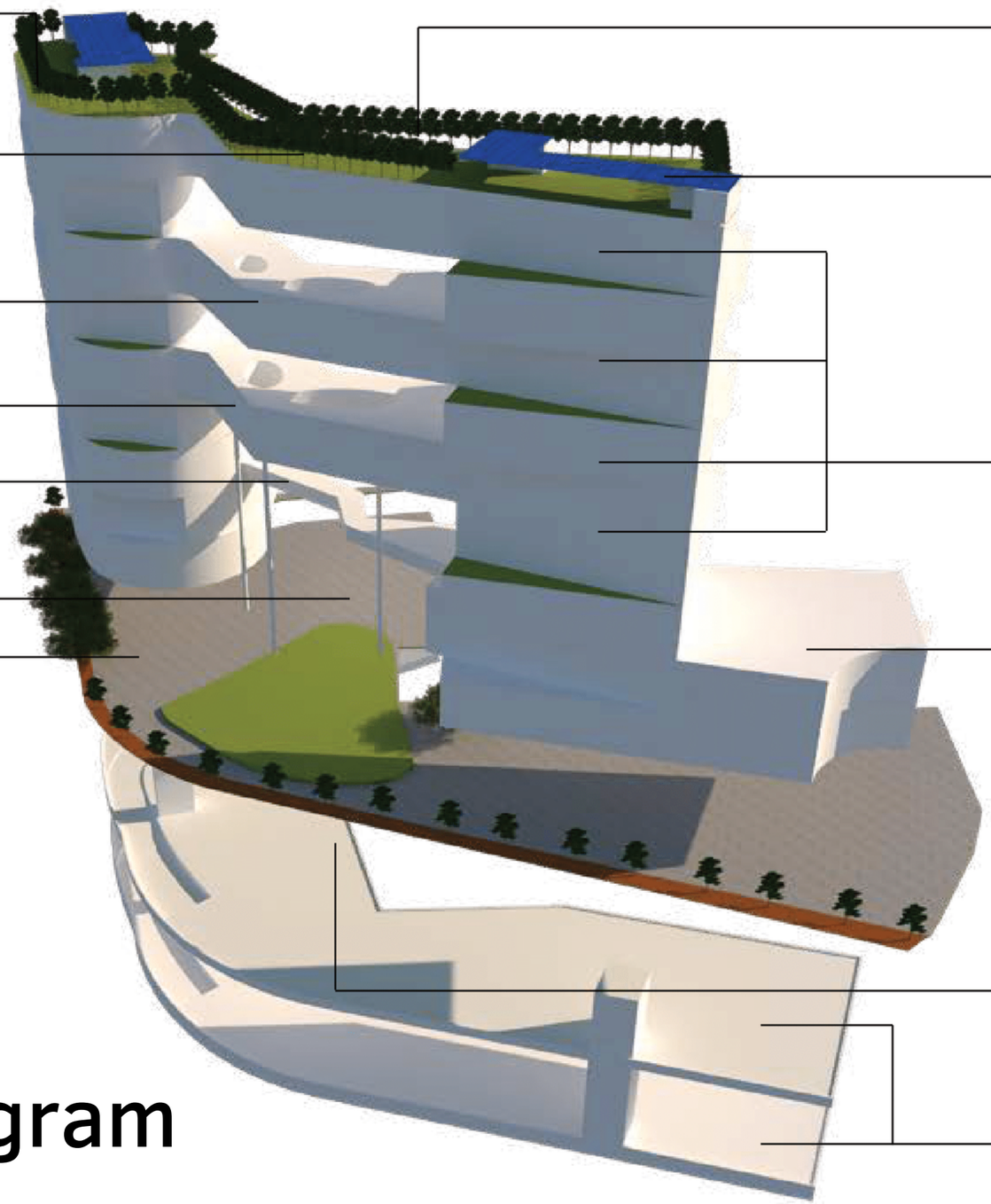
Mark Woods, Private Debt

Boston Financial

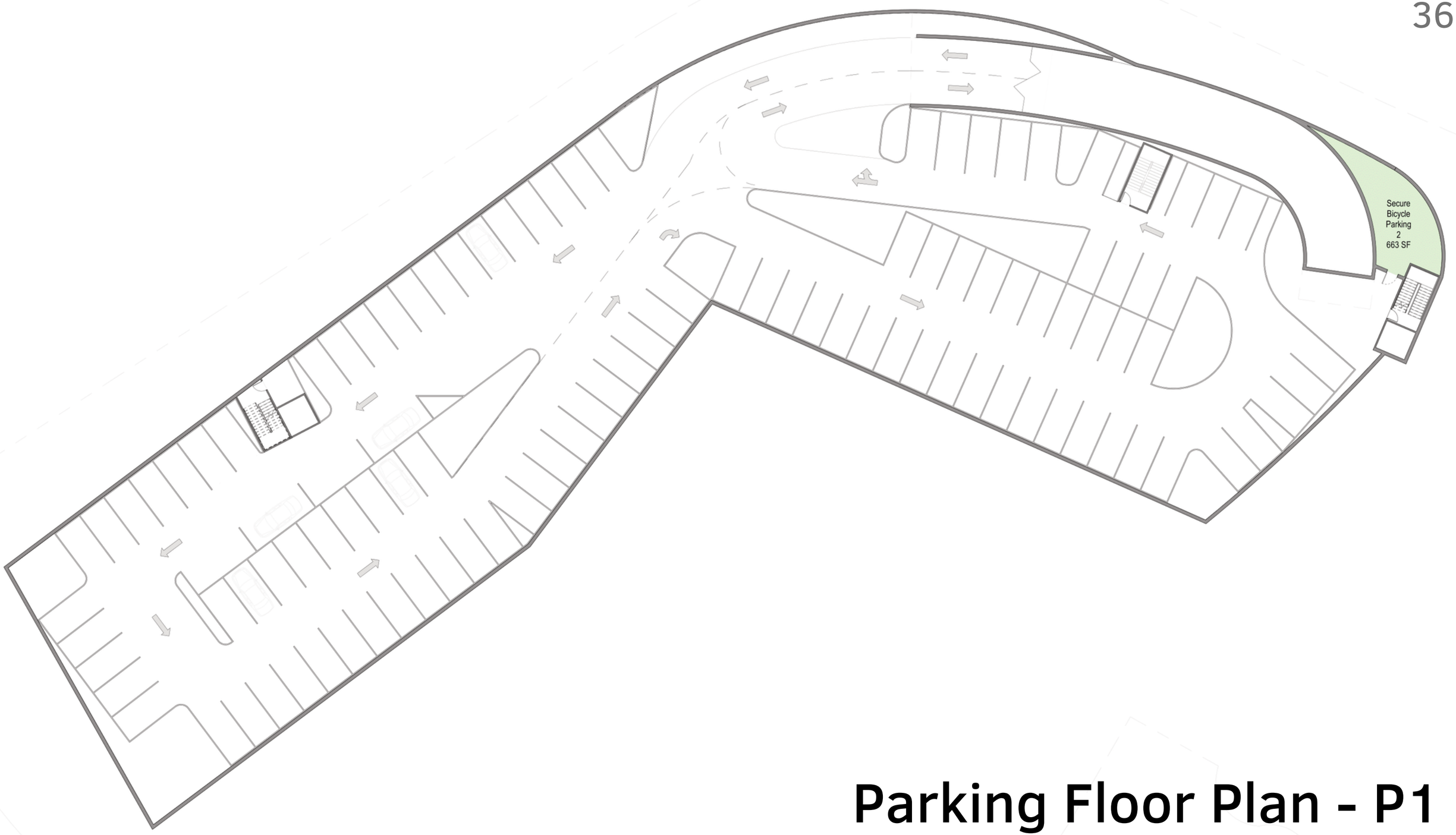
JP Morgan Chase & Co

MassHousing

Berkadia

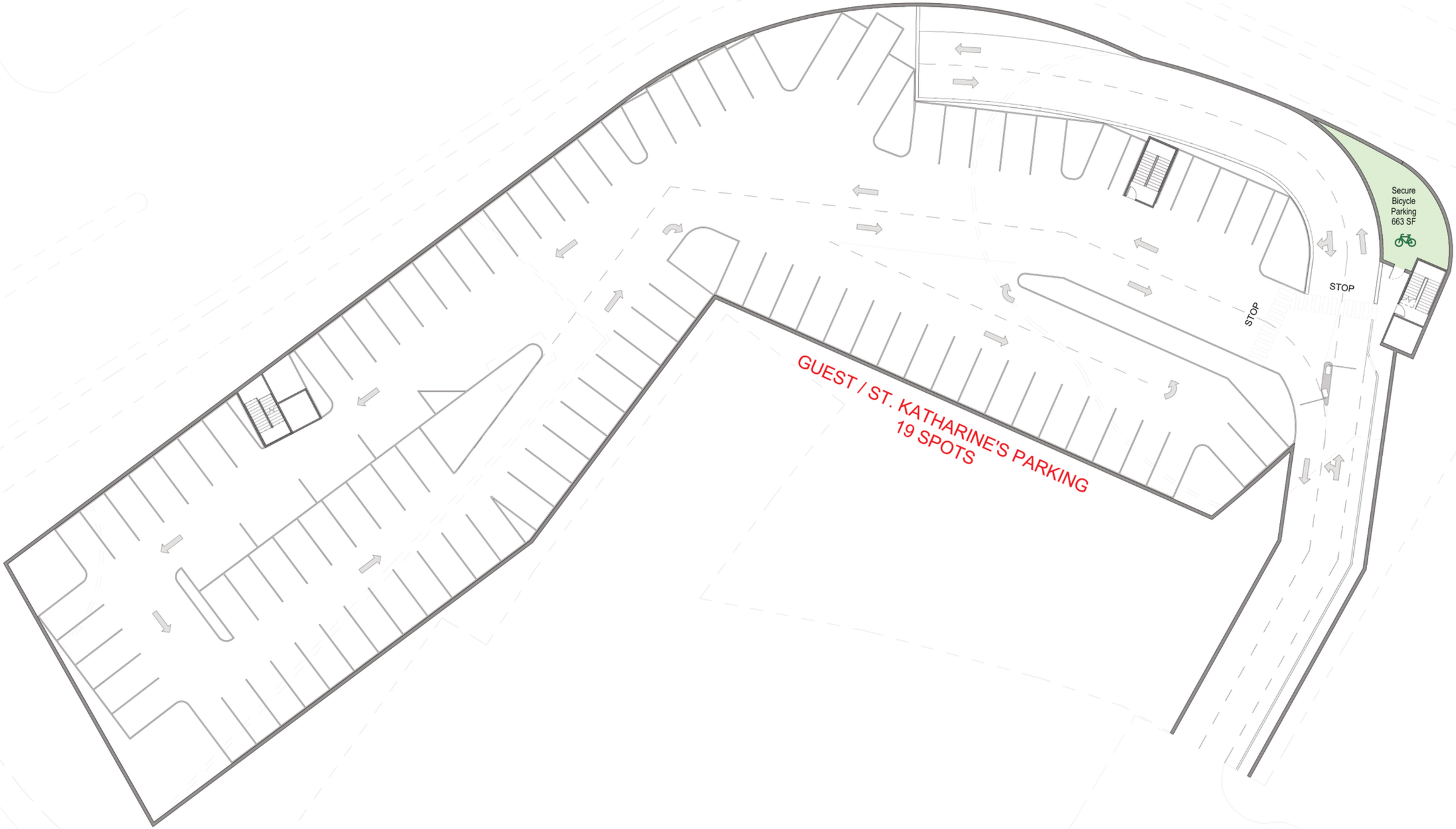


Sustainability Diagram



Parking Floor Plan - P1

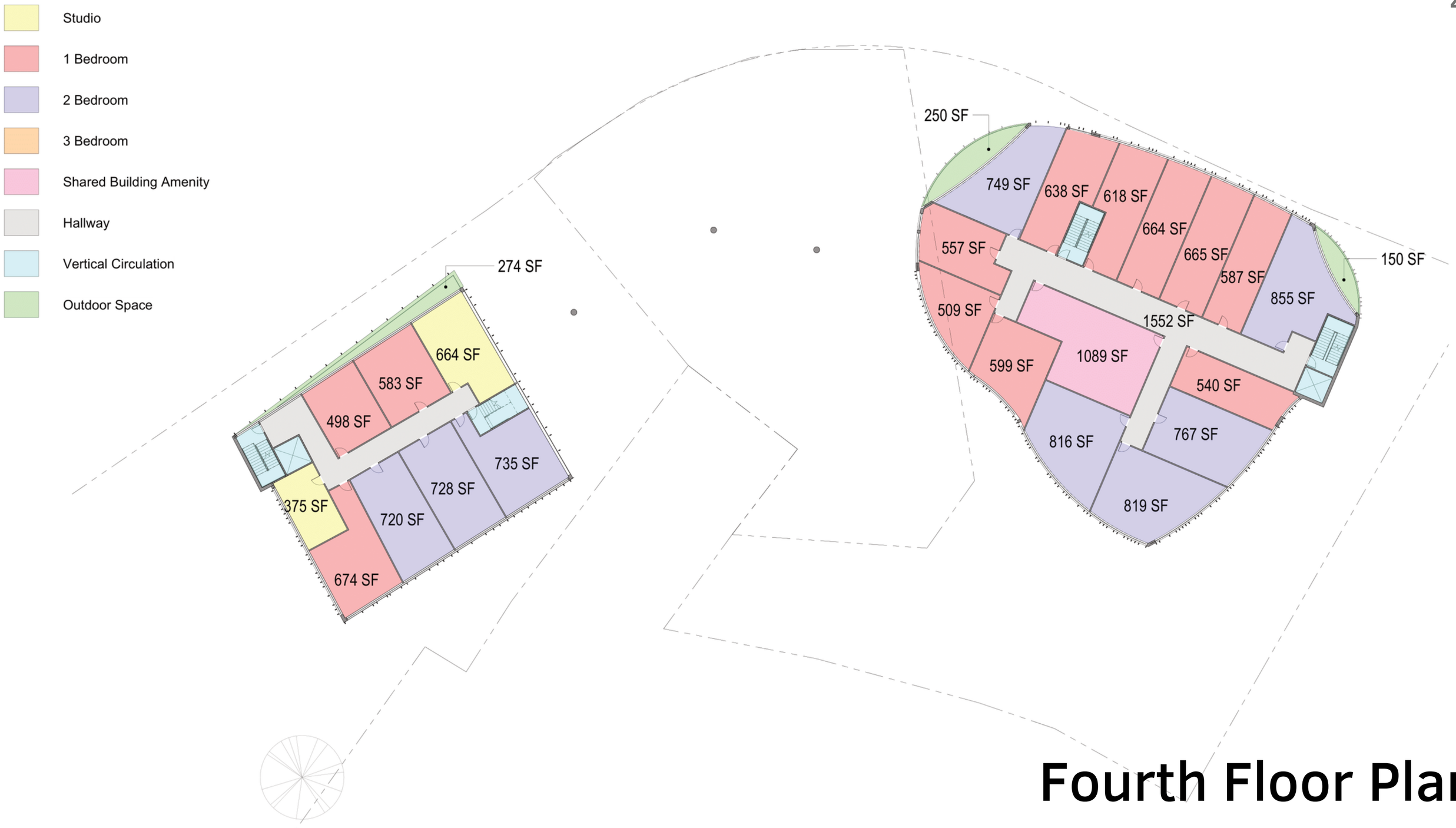
First Floor Plan



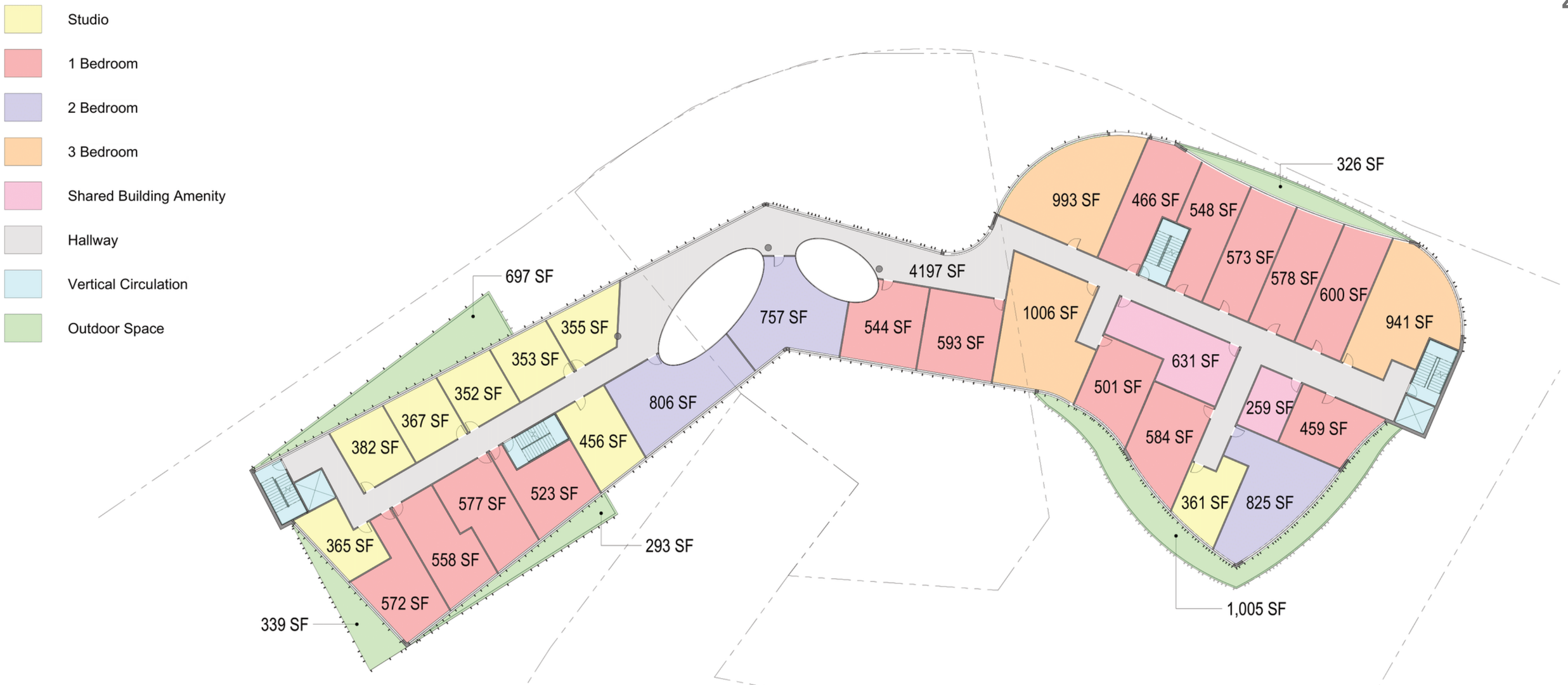
Parking Floor Plan - P2

Second Floor Plan

Third Floor Plan

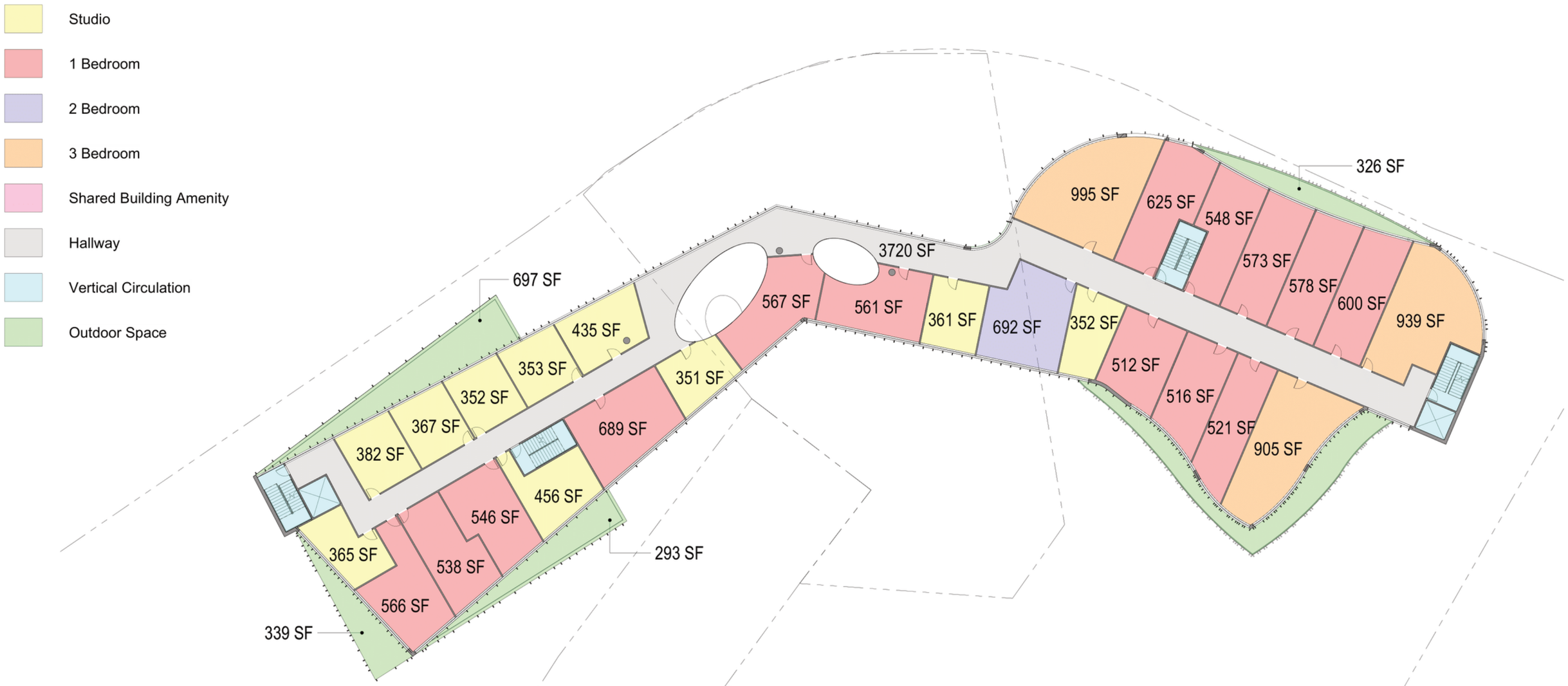


Fourth Floor Plan

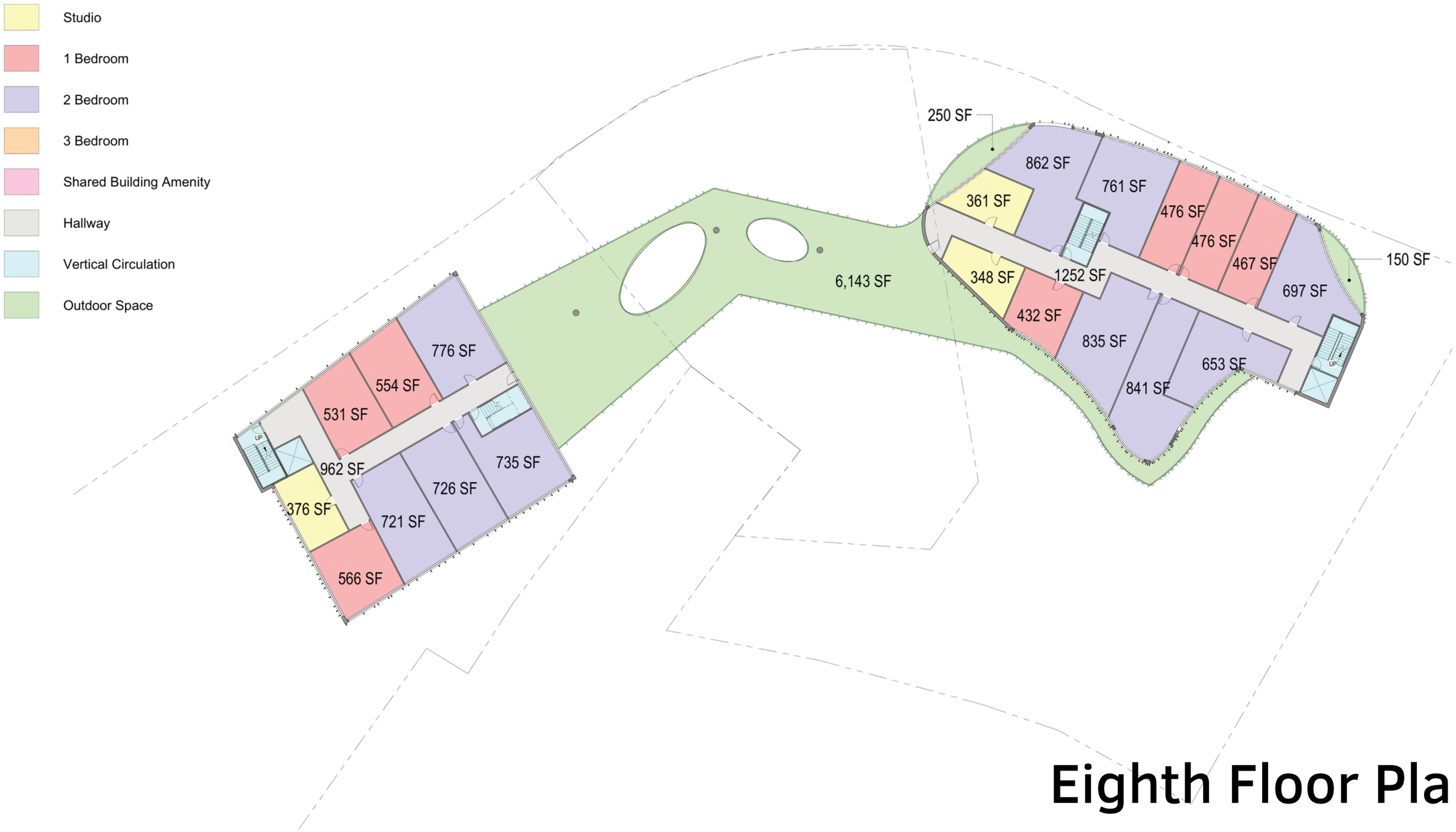


Fifth Floor Plan

Sixth Floor Plan

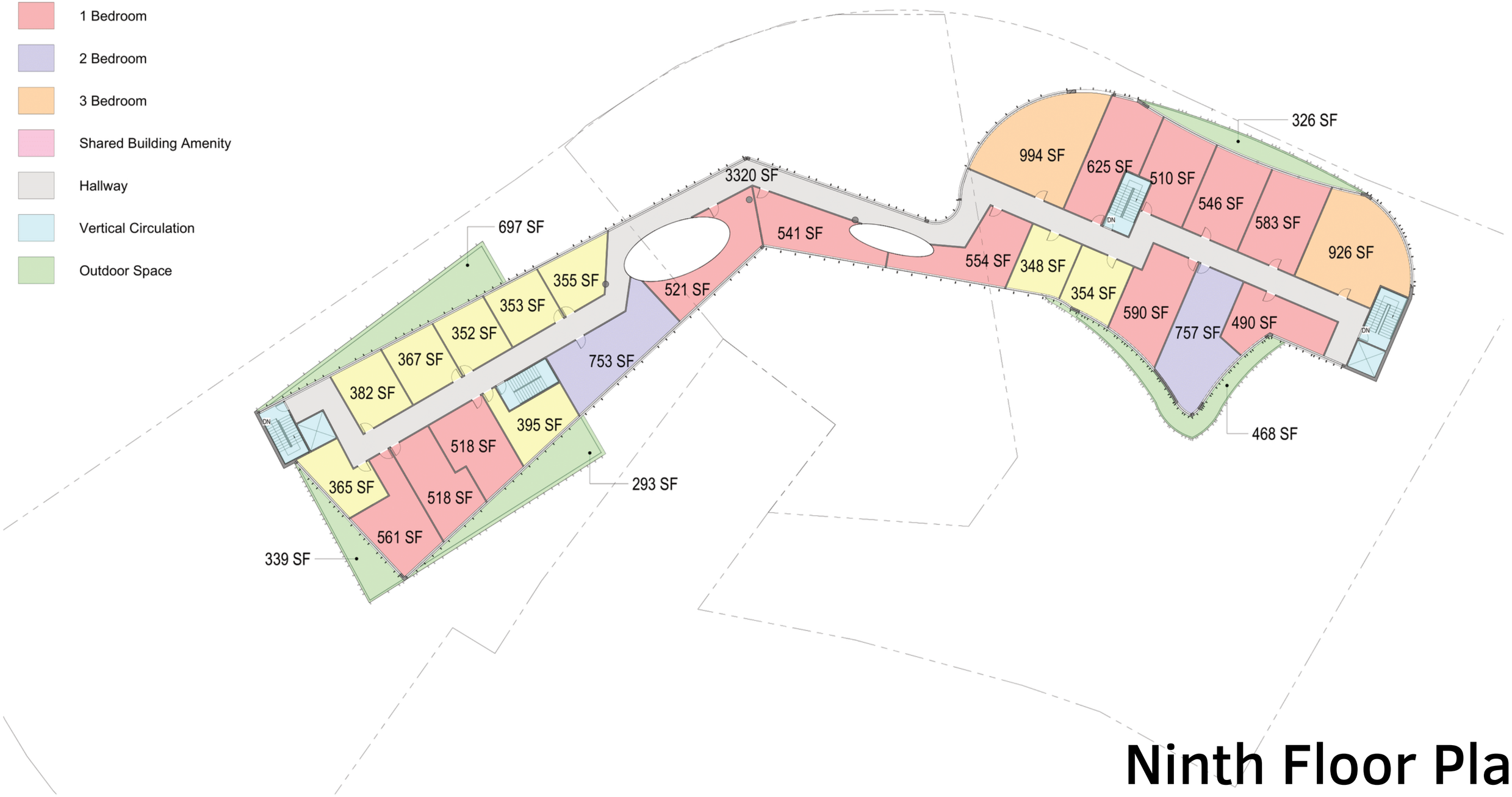


Seventh Floor Plan



Eighth Floor Plan

- Studio
- 1 Bedroom
- 2 Bedroom
- 3 Bedroom
- Shared Building Amenity
- Hallway
- Vertical Circulation
- Outdoor Space



Ninth Floor Plan