



GROUP 2 NOTES FROM MARCH 7, 2007 COMMUNITY AND PHYSICAL DEVELOPMENT WORKSHOP

HOUSING

- Increase homeownership rate
- Density within zoning *
- Absentee ownership and maintenance *
- Single family rentals
- Licensing of unrelated persons?
- Affordability for middle income
- Transient view of Allston Brighton
- University purchases of housing
- Catholic school closings
- Middle income subsidy program
- Owner occupancy restrictions on new developments
- Green Line
- Parking > density
- Acquisition of existing rental buildings > affordable, non-student housing
- Rehab. Info > neighborhood Green and Hip is the Allston Brighton perception

OPEN SPACE

- Expansion threatening open space. Include institutionalized OS in development *
- Protect existing OS through an implementation strategy – use of easements *
- More trees and places to sit on benches on streetscape *
- Greening of median strips *
- Increasing City of Boston street tree wardens to maintain existing and replace missing
- Allston-Brighton has good park friend groups – could increase signage to direct more people to parks and need as some parks don't have a lot of street frontage
- Need to improve access to Charles River
- Build connections to parks and River
- Need more greenery for new and expanded businesses and residential – too much asphalt
- Need to maintain plantings – clean out trash and friend groups to do maintenance
- Park use dominated by college kids – teens don't feel welcome
- Competing interests for use: permitted activity v. neighborhood use
- Maintenance of street trees and making sure they're cared for when planted - Parks or PWD
- Overlapping jurisdiction of green space – DCR, MTA, PWD, Parks
- Look at streetscape from outside-in v. inside-out

COMMUNITY DEVELOPMENT

- Need more community center space for larger meetings
 - St. Anthony's, Presentation
- Mitigation funds to go to the community to be spent with community direction *
- Need ISD enforcement *
- Institutions make resources (e.g., green space, playing field) available to the community
- Universities "punish" bad behavior
- City of Boston discourage institutions from buying homes & renting apartment buildings for student use – use negotiating position for other things institutions are working for
- Community Resource Center for centralized information on activities, green spaces, etc.

* – bulleted points denoted with an asterisk (*) at the end were mentioned at the end of the workshop's reporting back session as among the two more important issues for each of the group's four workshop topics

**ALLSTON-BRIGHTON
NEIGHBORHOOD PLANNING INITIATIVE (ABNPI)**



- Community Center focus on immigration citizenship classes to accommodate larger numbers of community members of several nationalities
- Create a GED program, an adult education program, and after school activities for youth
- Job creation with new expansions – how will City ensure neighborhood benefits through jobs, job training – set aside % of jobs for residents

MAIN STREETS & BUSINESS DEVELOPMENT

- Expand store front improvement programs beyond MS districts *
- Strengthen and continue existing MS programs *
- Need to continue City of Boston support of funding for sustainability *
- Good community policy to have a manager to be the point person
- Business mix – not all one type; e.g., fast food *
 - Diversify – need more mix – bookstores, clothing, smaller food stores (e.g., Russo's), vegetable, fish, bakery
- People will walk to stores
- Property warehousing by institutions – buying out smaller businesses (e.g., Harvard along Western Avenue) *
- Need development boundaries
- Need a mix – big box and boutiques
- Have parking be central
- Cambridge model for controlling institutional expansion
- Build aesthetics into commercial development with City of Boston improving streetscapes and keeping control over graffiti
- Street edge greening
- Parking problems – need better enforcement / short-term meters – educate merchants to not take spaces by store
- Commuter rail stop
- High rise parking in Allston
- Trash / snow shovelling – business be more responsive
- ID possible properties that may be made into parking
- Residential re-use for some small one-story businesses

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