

## **Forest Hills Improvement Initiative**

*A Partnership for Building a Better Community*

### **Eighth Community Meeting – June 26, 2008**

Community Comments – DRAFT as of July 16<sup>th</sup>, 2008

Following are summary of community comments from June 26<sup>th</sup> Community Meeting that focused on the Final Recommendations of Forest Hills Improvement Initiative. *Italic text* has been added by staff to clarify statements.

### **SUMMARY OF COMMUNITY COMMENTS**

#### **Height, Scale and Density**

- There is nothing close to 6 stories in Forest Hills; building heights should be scaled down to allow views across the valley.
- More density makes for better accessibility
- *Concerned that proposed potential* Density is an issue.
- Forest Hills and these parcels are a good site for growth.
- New people (*residents and workers*) are need for existing businesses to survive and new businesses to grow.
- *I am* In favor of proposed density and Transit Oriented Development.
- I love Transit Oriented Development, access to stores, people and no need for cars.
- I am concerned for the proposed density.
- Forest Hills needs a town center; I support the Parcel S (Station Parking Lot) plan.

#### **Site Specific Comments**

- It appears the Arborway Yard site bears the brunt of impacts; this should not be the case.
- *I am* OK with the Arborway Yard site proposal but not Parcel S (Station Parking Lot).
- Parcel S (Station Parking Lot) is key to improving Forest Hills and needs proposed density to be successful; we need double sided retail (*both sides of the street*) is necessary.
- Forest Hills needs a town center; I support the Parcel S (Station Parking Lot) plan.
- Core of community concerns are with Parcel S (Station Parking Lot).

#### **Affordable Housing**

- *Concerned* that growth will take away affordability.
- New growth will result in a lack of affordability
- New housing can ease the financial pressures of the housing market and for people.
- Please remember the need for affordable housing is still very great.
- *Building* affordable housing is an interest to all.

#### **Transportation and Circulation**

- At both Walk Hills Street and Ukraine Way traffic is very dangerous; *how will these conditions be addressed?*
- Include ZipCar spaces or other shared car facilities in the projects.
- Consider including / improving Intra-JP Transportation so folks can get around the neighborhood without cars.

- Wenham St is already very difficult to get in and out of, *concerned that* new development will worsen the situation.
- Public transportation is stretched; #39 bus is not acceptable. Plan must include provisions for increased capacity.

### **Other**

- Guidelines should include all current accessibility standards for both buildings and the public way and avoid the use of bricks.
- *I do not know* who would want to live near the T (*concerns for noise and vibrations*).
- Concerned for the impacts of new development on the neighborhood especially security.
- Services for teens need to be included in the planning.
- More housing will create security issues including gangs.
- Have the T capture the potential profit and build the new developments as community owned developments and use public funds.
- Concerned for the rate of absorption of potential new housing especially given current market conditions.
- The proposed buildings should be Green Buildings.
- Noise is a big issue for this area and should be considered.
- We should keep the trees.
- Policing and safety concerns must be addressed.
- Access to and opportunity for a new school(s) should be included in the recommendations.

### **Process**

- How will this process be controlled and who will be accountable.
- According to the zoning code the “Open Space” designation is intended to be permanent.
- Forest Hills is not just for local residents.
- Existing problems in Forest Hills should be solved first; it will build trust.
- The process needs to be slowed down; do one parcel at a time.
- This has been a good process, one of the BRA’s best with a real commitment to listening and lots of community participation, information and illustrations.
- This is the 8<sup>th</sup> Community Meeting and folks should respect the recommendations that came before this (*tonight’s community comments*).
- The community should make the final decision on what gets built.
- The proposed Potential Buildout figures represent maximum development.
- The Working Group is a representational body of the local community.