

A NEW HOME FOR ROXBURY'S CREATIVE COMMUNITY



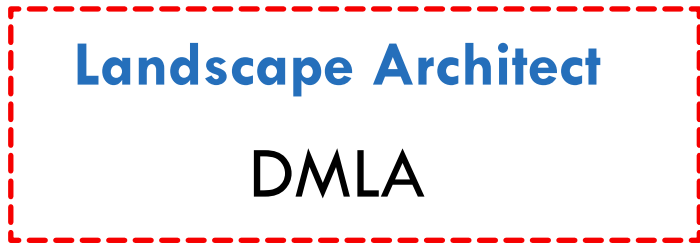
MBE



NEW ATLANTIC DEVELOPMENT

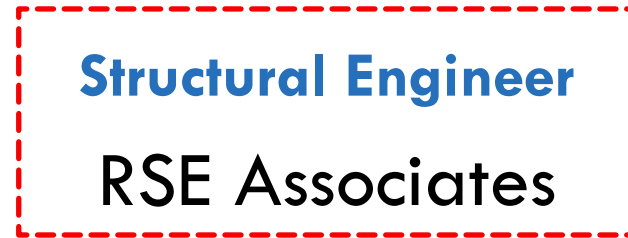


WBE



Attorney
Klein Hornig LLP

MBE



WBE



WBE



MEP Engineer
Norian / Siani
Engineering

Surveyor/Civil
Meridian
Associates (ESOP)

WBE



CONSTRUCTION JOBS

- Creation of 160 estimated FTE jobs
- 51% Boston residents, 51% minority, 15% female
- Walk on application system for local workers

HIRING AND OUTREACH

- Roxbury Builders Guild
- Dorchester/Roxbury Labor Committee
- Utilization of the Boston Residents Jobs Bank database
- Merit Apprenticeship Program (MAP) through ABC
- SLBE/MWBE Directory
- Mass Minority Contractors Association
- Project RIGHT Inc.
- Advertising in local papers

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KAPLAN
CONSTRUCTION

Women Business Enterprise
(WBE)



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GOOD JOBS STANDARDS

- At Least 51% of Employee Workhours by Boston Residents
- At Least 51% of Employee Workhours by Minority Workers
- At Least 51% of Employee Workhours by Women
- Wages Above the Boston Living Wage
- At Least 75% of Employees Shall be Full-Time
- All Full-Time Employees Offered Opportunity for Company-Sponsored Healthcare



64 ALPINE STREET



BARTLETT LOT D



24 WESTMINSTER AVE



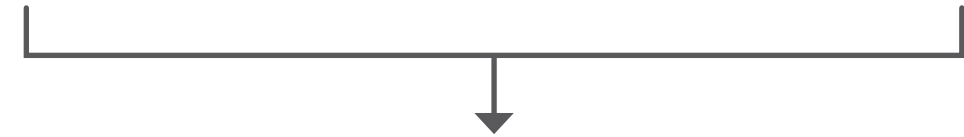
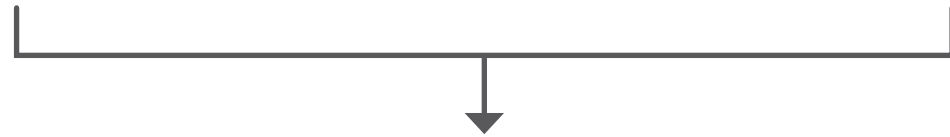
HIBERNIAN HALL



BLESSED SACRAMENT



ART BLOCK



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DEVELOPMENT



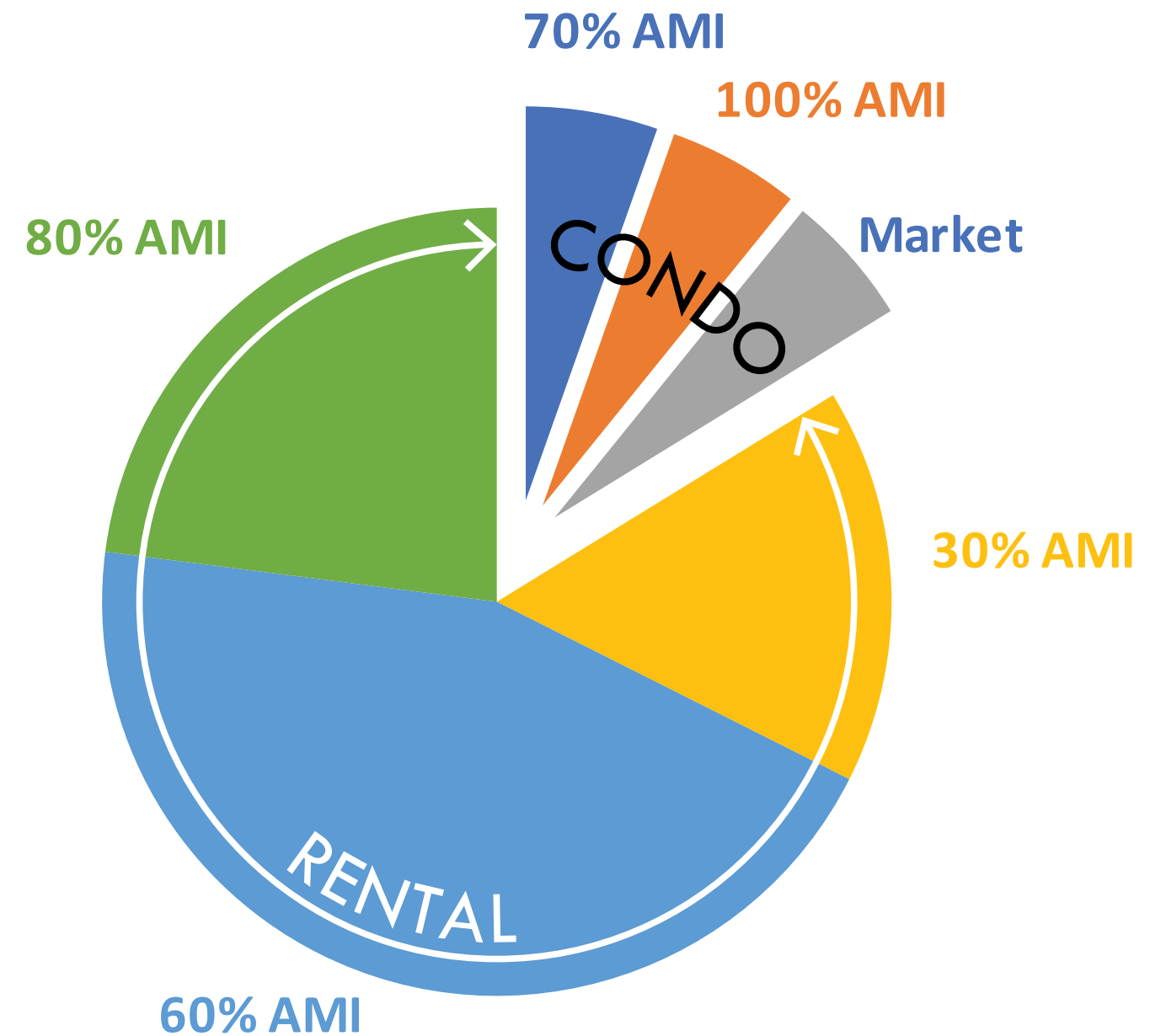
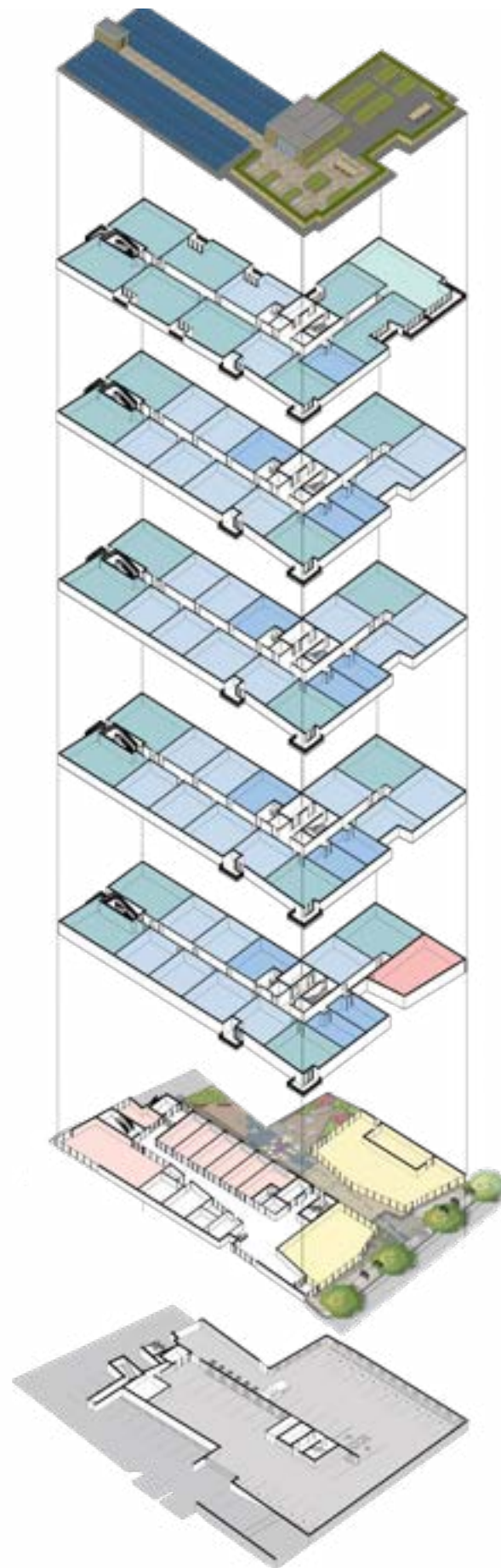
- Unparalleled dedication to the Roxbury community
- Decades of experience creating affordable and mixed-use housing
- Strong relationships with community leaders, DND, BPDA and DHCD
- Commitment to creating development without displacement

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62 rental units & 12 condominium units will be affordable to households earning a wide range of incomes, starting below 30% of AMI.



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MELNEA HOTEL & RESIDENCES

TROPICAL PARCEL 10

BOLLING BUILDING

75 DUDLEY ST

2154 WASHINGTON

BLAIR LOT

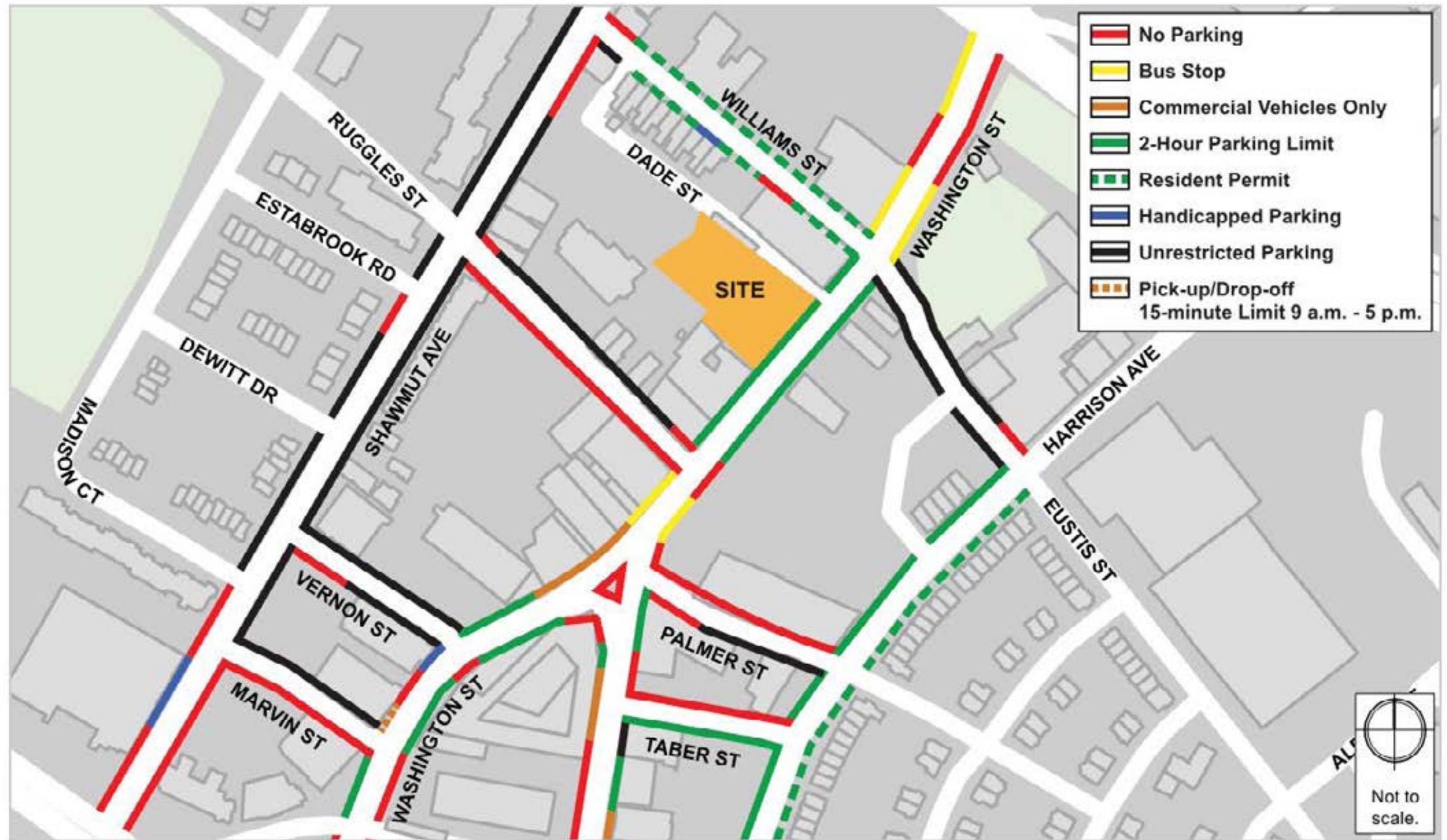
10 TABER ST

40 WARREN ST

135 DUDLEY ST

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Figure 2. *On-street Parking*





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CONTEXTUAL BUILDINGS

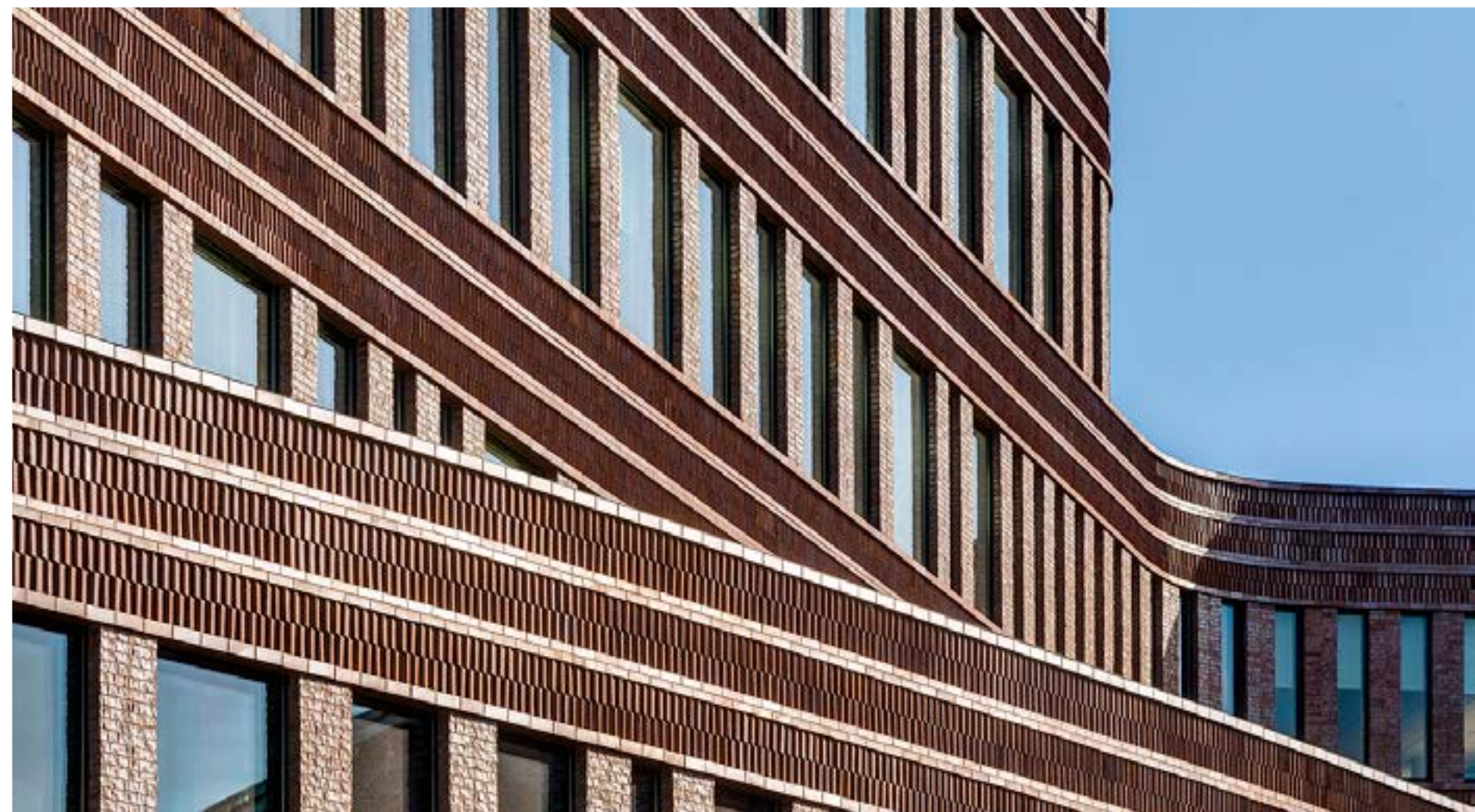


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MASONRY



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METAL PANEL



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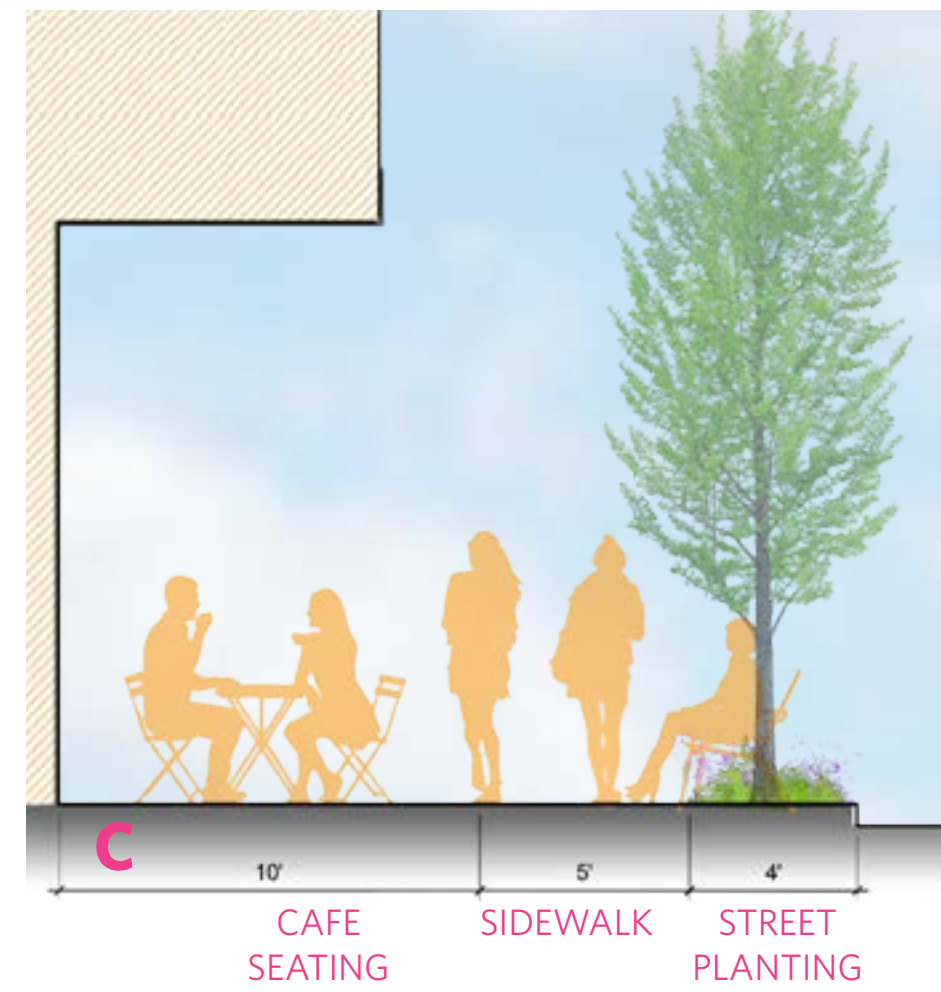
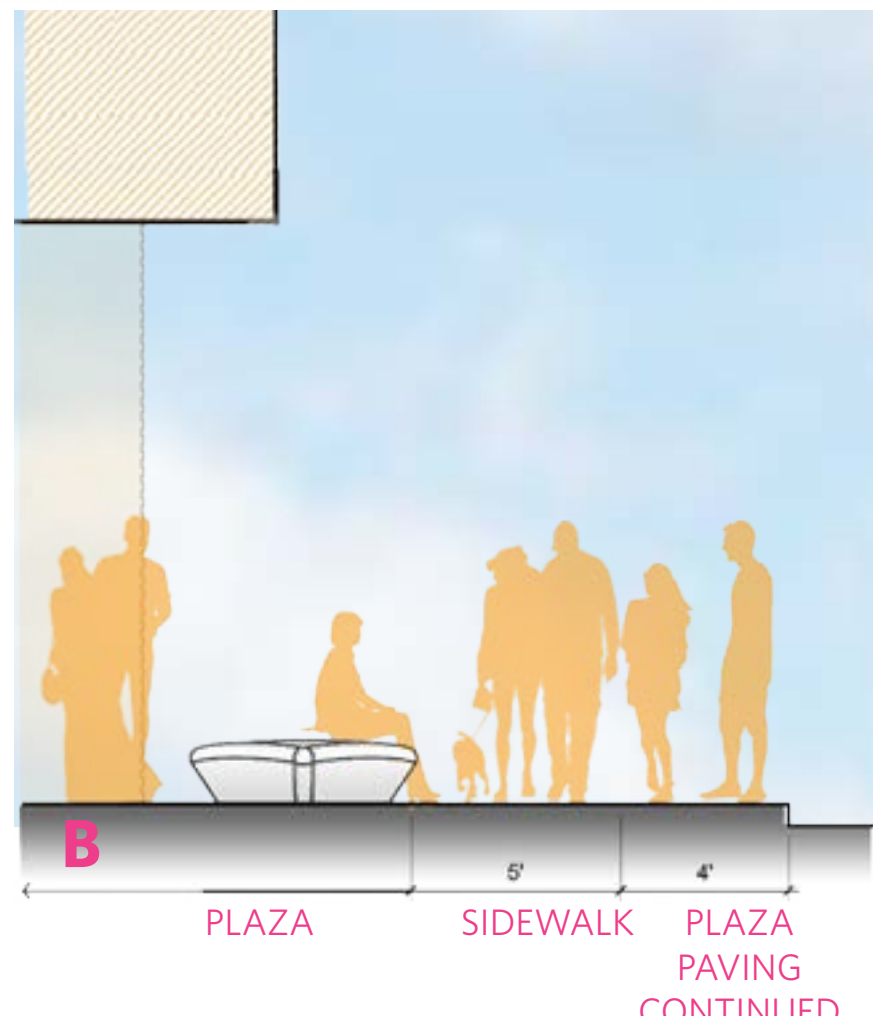
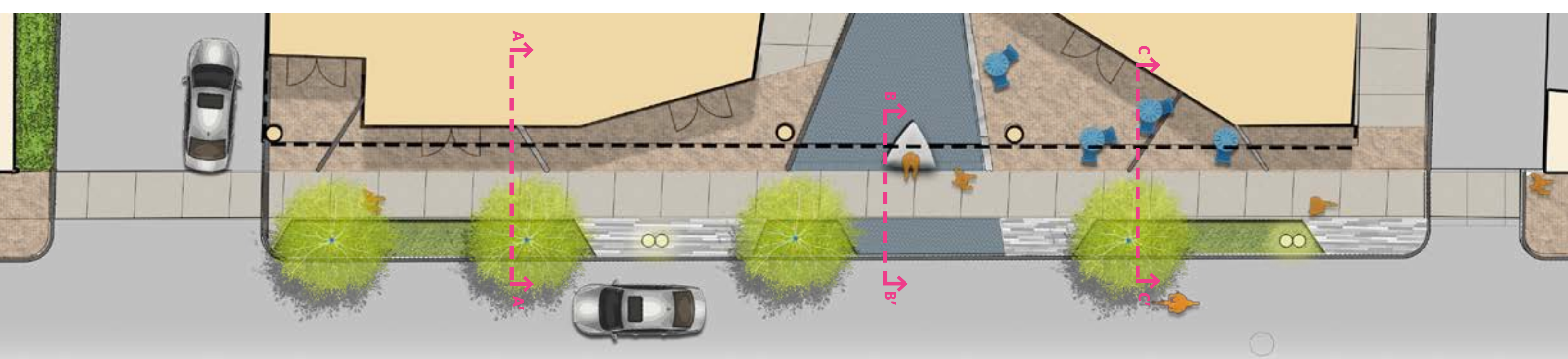


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