



Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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**Fwd: Suffolk Downs: Development without displacement**

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**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Tue, May 21, 2019 at 9:15 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Karen Wheeler** <campaigns@good.do>

Date: Tue, May 21, 2019 at 7:56 AM

Subject: Suffolk Downs: Development without displacement

To: &lt;mayor@cityofboston.gov&gt;

Cc: &lt;Brian.golden@boston.gov&gt;, &lt;lydia.edwards@boston.gov&gt;, &lt;adrian.madaro@mahouse.gov&gt;

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

As Boston becomes an even more wonderful place to live, and opportunities for economic development and growth emerge, the City faces many decisions. One of them is who is this development for! Increasingly, it doesn't feel like it's for people like me - those of us who live here already. I'm deeply concerned about the rushed process around one of Boston's largest development proposals. The 10,000 new units of housing proposed by HYM Investment Group for the former race track would, in essence, add an entire new neighborhood to our city. It's impact would be acutely felt in the predominantly working class immigrant neighborhood of East Boston. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use.

We stand in solidarity with other groups calling for protections from climate change and a much stronger transportation plan.

In order for the BPDA to approve a PDA, it has to find that on balance it's in the public welfare, however the current proposal doesn't support such a finding; to the contrary the project would do the opposite, fueling displacement in an already overheated housing market without providing anywhere near enough new affordable homes.

Yours sincerely,  
Karen Wheeler

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Please reply to Karen Wheeler at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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**Fwd: Suffolk Downs: Give us time to protect the common good**

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**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Mon, May 20, 2019 at 8:52 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Juan Vargas** <campaigns@good.do>  
Date: Mon, May 20, 2019 at 7:56 AM  
Subject: Suffolk Downs: Give us time to protect the common good  
To: <mayor@cityofboston.gov>  
Cc: <Brian.golden@boston.gov>, <lydia.edwards@boston.gov>, <adrian.madaro@mahouse.gov>

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

I'm deeply concerned about the rushed process around one of Boston's largest development proposals. The 10,000 new units of housing proposed by HYM Investment Group for the former race track would, in essence, add an entire new neighborhood to our city. Its impact would be acutely felt in the predominantly working class immigrant neighborhood of East Boston. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use.

We stand in solidarity with other groups calling for protections from climate change and a much stronger transportation plan.

In order for the BPDA to approve a PDA, it has to find that on balance it's in the public welfare, however the current proposal doesn't support such a finding; to the contrary the project would do the opposite, fueling displacement in an already overheated housing market without providing anywhere near enough new affordable homes.

Thank you in advance, im sure this will be taken into consideration and given the attention it needs.

5/20/2019

City of Boston Mail - Fwd: Suffolk Downs: Give us time to protect the common good

Yours sincerely,  
Juan Vargas  
Boston, Massachusetts, 02122, United States

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Please reply to Juan Vargas at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

---

**Fwd: Suffolk Downs: Give us time to protect the common good**

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**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Mon, May 20, 2019 at 8:52 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Lily Ann Ritter** <campaigns@good.do>

Date: Mon, May 20, 2019 at 8:11 AM

Subject: Suffolk Downs: Give us time to protect the common good

To: &lt;mayor@cityofboston.gov&gt;

Cc: &lt;Brian.golden@boston.gov&gt;, &lt;lydia.edwards@boston.gov&gt;, &lt;adrian.madaro@mahouse.gov&gt;

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

I'm deeply concerned about the rushed process around one of Boston's largest development proposals. The 10,000 new units of housing proposed by HYM Investment Group for the former race track would, in essence, add an entire new neighborhood to our city. Its impact would be acutely felt in the predominantly working class immigrant neighborhood of East Boston and would threaten to violate fair housing principles. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use.

We stand in solidarity with other groups calling for protections from climate change and a much stronger transportation plan.

In order for the BPDA to approve a PDA, it has to find that on balance it's in the public welfare, however the current proposal doesn't support such a finding; to the contrary the project would do the opposite, fueling displacement in an already overheated housing market without providing anywhere near enough new affordable homes.

Yours sincerely,

5/20/2019

City of Boston Mail - Fwd: Suffolk Downs: Give us time to protect the common good

Lily Ann Ritter  
Boston, Massachusetts, 02116, United States

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This email was sent by Lily Ann Ritter via Do Gooder, a website that allows people to contact you regarding issues they consider important. In accordance with web protocol FC 3834 we have set the FROM field of this email to our generic no-reply address at [campaigns@good.do](mailto:campaigns@good.do), however Lily Ann provided an email address which we included in the REPLY-TO field.

Please reply to Lily Ann Ritter at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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## Fwd: Suffolk Downs will cause displacement - work with residents to improve the plan

---

Colin Donnelly <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Tue, May 21, 2019 at 9:14 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Lisa Owens** <campaigns@good.do>

Date: Tue, May 21, 2019 at 4:21 AM

Subject: Suffolk Downs will cause displacement - work with residents to improve the plan

To: &lt;mayor@cityofboston.gov&gt;

Cc: &lt;Brian.golden@boston.gov&gt;, &lt;lydia.edwards@boston.gov&gt;, &lt;adrian.madaro@mahouse.gov&gt;

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

The Suffolk Downs project, as it stands now, will be the cause of hundreds, if not thousands, of working class families being displaced from our city.

As an East Boston resident, I am all too aware of how unsustainably high the rents are. The luxury development along the waterfront has already created so much upward pressure on our rents. The Suffolk Downs project will be the tipping point for people like me. This is unacceptable. This project does not yet serve the public welfare. We must act now.

Mayor Walsh, as our Mayor, I urge you to:

Slow down the process! Set up a task force charged with working with housing advocates and residents to address our concerns about displacement.

Mayor Walsh and Tom O'Brien:

Increase the affordability in this development project. Suffolk Downs should cater to working class people, and not just high income residents. This project needs to have 50% of its units, approximately 5,000 residential units, affordable for families at an average of 25% of Area Median Income.

Work with housing justice advocates and residents to create a displacement mitigation plan that will keep East Boston families in our homes.

Protect Eastie families. Mayor Walsh pledged to protect the housing of all residents at risk of displacement in the Fairmount Corridor. Eastie families deserve the same pledge.

In addition, ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use.

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City of Boston Mail - Fwd: Suffolk Downs will cause displacement - work with residents to improve the plan

To reiterate, do not allow this plan to move forward without addressing the concerns here, which are echoed by residents and grassroots neighborhood groups who work every day to make this city great.

Thank you.

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This email was sent by Lisa Owens via Do Gooder, a website that allows people to contact you regarding issues they consider important. In accordance with web protocol FC 3834 we have set the FROM field of this email to our generic no-reply address at [campaigns@good.do](mailto:campaigns@good.do), however Lisa provided an email address ( ) which we included in the REPLY-TO field.

Please reply to Lisa Owens at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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## Fwd: Suffolk Downs: Slow down this project to make sure it serves the public interest!

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Colin Donnelly <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Tue, May 21, 2019 at 9:14 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Kevin Murray** <campaigns@good.do>

Date: Tue, May 21, 2019 at 3:14 AM

Subject: Suffolk Downs: Slow down this project to make sure it serves the public interest!

To: &lt;mayor@cityofboston.gov&gt;

Cc: &lt;Brian.golden@boston.gov&gt;, &lt;lydia.edwards@boston.gov&gt;, &lt;adrian.madaro@mahouse.gov&gt;

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

I'm deeply concerned about the rushed process around one of Boston's largest development proposals. The 10,000 new units of housing proposed by HYM Investment Group for the former race track would, in essence, add a new neighborhood to our city. Its impact would be most pronounced in the predominantly working-class immigrant neighborhood of East Boston. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We believe that Suffolk Downs should have 50% affordability for families at 25% of Area Median Income. That would be a significant increase in the availability of affordable housing in the area and would do a lot to alleviate displacement pressures in East Boston and the surrounding area.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in their homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to provide the same protection to East Boston families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible to all neighborhood residents to use.

We stand in solidarity with other groups calling for protection from climate change to be built into any development at Suffolk Downs and that the project's transportation plan be strengthened.

In order for the BPDA to approve a PDA, it has to find that on balance, the project is in the public welfare. The current proposal for Suffolk Downs doesn't support such a finding; to the contrary, the project would harm the public interest, fueling displacement in an already overheated housing market without providing anything approaching an adequate

5/21/2019

City of Boston Mail - Fwd: Suffolk Downs: Slow down this project to make sure it serves the public interest!

supply of new affordable housing.

Yours sincerely,  
Kevin Murray  
Roslindale, Massachusetts, 02131, United States

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Please reply to Kevin Murray at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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**Fwd: Suffolk Downs: Workforce Housing Now**

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**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Mon, May 20, 2019 at 8:52 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **James Ikeda** <campaigns@good.do>  
Date: Mon, May 20, 2019 at 8:10 AM  
Subject: Suffolk Downs: Workforce Housing Now  
To: <mayor@cityofboston.gov>  
Cc: <Brian.golden@boston.gov>, <lydia.edwards@boston.gov>, <adrian.madaro@mahouse.gov>

Dear Mayor Walsh &amp; Tom O'Brien

A few months ago two of my friends in East Boston were booted out of their place because the landlord raised the rent \$700 all at once in an attempt to empty the building so it could be sold for redevelopment. Everyone I know in East Boston has experienced something like this or knows someone who has; they all live in fear of the instability that such actions bring about for people who aren't rich.

Housing cannot be thought of merely as an investment for developers. We need a serious workforce housing plan and that requires commitment to city residents over profit.

I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use.

We stand in solidarity with other groups calling for protections from climate change and a much stronger transportation plan.

In order for the BPDA to approve a PDA, it has to find that on balance it's in the public welfare, however the current proposal doesn't support such a finding; to the contrary the project would do the opposite, fueling displacement in an already overheated housing market without providing anywhere near enough new affordable homes.

Yours sincerely,  
James Ikeda

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This email was sent by James Ikeda via Do Gooder, a website that allows people to contact you regarding issues they consider important. In accordance with web protocol FC 3834 we have set the FROM field of this email to our generic no-reply address at [campaigns@good.do](mailto:campaigns@good.do), however James provided an email address which we included in the REPLY-TO field.

Please reply to James Ikeda at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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**Fwd: Suffolk Downs: Give us time to protect the common good**

---

**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Mon, May 20, 2019 at 8:53 AM

**boston planning &  
development agency****Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Samara Grossman** <campaigns@good.do>

Date: Mon, May 20, 2019 at 6:42 AM

Subject: Suffolk Downs: Give us time to protect the common good

To: <[mayor@cityofboston.gov](mailto:mayor@cityofboston.gov)>Cc: <[Brian.golden@boston.gov](mailto:Brian.golden@boston.gov)>, <[lydia.edwards@boston.gov](mailto:lydia.edwards@boston.gov)>, <[adrian.madaro@mahouse.gov](mailto:adrian.madaro@mahouse.gov)>

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

I'm deeply concerned about gentrification all over Boston. The 10,000 new units of housing proposed by HYM Investment Group for the Suffolk Downs former race track would, in essence, add an entire new neighborhood to our city. Its impact would be acutely felt in the predominantly working class immigrant neighborhood of East Boston. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns. Listen to them!!!
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income. People's lives and livelihood are at stake.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use. Everyone needs beauty, not just the rich.

We stand in solidarity with other groups calling for protections from climate change and a much stronger transportation plan.

In order for the BPDA to approve a PDA, it has to find that on balance it's in the public welfare, however the current proposal doesn't support such a finding; to the contrary the project would do the opposite, fueling displacement in an already overheated housing market without providing anywhere near enough new affordable homes.

5/20/2019

City of Boston Mail - Fwd: Suffolk Downs: Give us time to protect the common good

Yours sincerely,  
Samara Grossman  
Boston, Massachusetts, 02130, United States

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This email was sent by Samara Grossman via Do Gooder, a website that allows people to contact you regarding issues they consider important. In accordance with web protocol FC 3834 we have set the FROM field of this email to our generic no-reply address at [campaigns@good.do](mailto:campaigns@good.do), however Samara provided an email address which we included in the REPLY-TO field.

Please reply to Samara Grossman at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

---

**Fwd: Suffolk Downs: Give us time to protect the common good**

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**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Mon, May 20, 2019 at 8:53 AM

**boston planning &  
development agency****Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

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From: **Seleeke Flingai** <campaigns@good.do>

Date: Mon, May 20, 2019 at 8:51 AM

Subject: Suffolk Downs: Give us time to protect the common good

To: <[mayor@cityofboston.gov](mailto:mayor@cityofboston.gov)>Cc: <[Brian.golden@boston.gov](mailto:Brian.golden@boston.gov)>, <[lydia.edwards@boston.gov](mailto:lydia.edwards@boston.gov)>, <[adrian.madaro@mahouse.gov](mailto:adrian.madaro@mahouse.gov)>

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

I'm deeply concerned about the rushed process around one of Boston's largest development proposals. The 10,000 new units of housing proposed by HYM Investment Group for the former race track would, in essence, add an entire new neighborhood to our city. Its impact would be acutely felt in the predominantly working class immigrant neighborhood of East Boston. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
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Yours sincerely,

5/20/2019

City of Boston Mail - Fwd: Suffolk Downs: Give us time to protect the common good

Seleeke Flingai  
Boston, Massachusetts, 02134, United States

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This email was sent by Seleeke Flingai via Do Gooder, a website that allows people to contact you regarding issues they consider important. In accordance with web protocol FC 3834 we have set the FROM field of this email to our generic no-reply address at [campaigns@good.do](mailto:campaigns@good.do), however Seleeke provided an email address which we included in the REPLY-TO field.

Please reply to Seleeke Flingai at

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Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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**Fwd: Suffolk Downs: Give us time to protect the common good**

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**Colin Donnelly** <colin.donnelly@boston.gov>  
To: Tim Czerwienski <tim.czerwienski@boston.gov>

Mon, May 20, 2019 at 8:52 AM

**Colin T. Donnelly***Special Assistant to the Director*

617.918.4204 (o)

**Boston Planning & Development Agency (BPDA)**

One City Hall Square, 9th Floor | Boston, MA 02201

[bostonplans.org](http://bostonplans.org)

----- Forwarded message -----

From: **Nadav David** <campaigns@good.do>

Date: Mon, May 20, 2019 at 8:39 AM

Subject: Suffolk Downs: Give us time to protect the common good

To: &lt;mayor@cityofboston.gov&gt;

Cc: &lt;Brian.golden@boston.gov&gt;, &lt;lydia.edwards@boston.gov&gt;, &lt;adrian.madaro@mahouse.gov&gt;

Dear Mayor Walsh, Tom O'Brien, Brian Golden, and elected representatives,

I'm deeply concerned about the rushed process around one of Boston's largest development proposals. The 10,000 new units of housing proposed by HYM Investment Group for the former race track would, in essence, add an entire new neighborhood to our city. Its impact would be acutely felt in the predominantly working class immigrant neighborhood of East Boston. I'm asking you urgently to do the following:

1. Mayor Walsh: Slow down the process! Work with housing advocates and residents to address our concerns.
2. Mayor Walsh and Tom O'Brien: The project needs to have real affordability. The Boston People's Assembly (a citywide gathering of residents creating a People's Plan for Boston) demands that all new development must have at least 50% affordability for families. We agree! Suffolk Downs should have 50% affordability for families at 25% of Area Median Income.
3. Mayor Walsh and Tom O'Brien: Work with housing justice advocates and residents on creating a displacement mitigation plan that will keep East Boston families in our homes. In another part of the city, the Fairmount Corridor, the mayor pledged to protect the housing of all residents at risk of displacement. You both have a responsibility to protect all Eastie families.
4. Mayor Walsh and Tom O'Brien: Ensure that weather-resistant green spaces like the parks, bike lanes, and outdoor theater are publicly visible and accessible for all neighborhood residents to use.

We stand in solidarity with other groups calling for protections from climate change and a much stronger transportation plan.

In order for the BPDA to approve a PDA, it has to find that on balance it's in the public welfare, however the current proposal doesn't support such a finding; to the contrary the project would do the opposite, fueling displacement in an already overheated housing market without providing anywhere near enough new affordable homes.

Thank you,

5/20/2019

City of Boston Mail - Fwd: Suffolk Downs: Give us time to protect the common good

Nadav David  
Boston, Massachusetts, 02130, United States

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This email was sent by Nadav David via Do Gooder, a website that allows people to contact you regarding issues they consider important. In accordance with web protocol FC 3834 we have set the FROM field of this email to our generic no-reply address at [campaigns@good.do](mailto:campaigns@good.do), however Nadav provided an email address which we included in the REPLY-TO field.

Please reply to Nadav David at

To learn more about Do Gooder visit [www.dogooder.co](http://www.dogooder.co)

To learn more about web protocol FC 3834 visit: [www.rfc-base.org/rfc-3834.html](http://www.rfc-base.org/rfc-3834.html)



Tim Czerwienski &lt;tim.czerwienski@boston.gov&gt;

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**Fwd: COMMENTS FOR SUFFOLK DOWNS PUBLIC MEETING**

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**Edith G De Angelis**  
To: Tim.Czerwienski@boston.gov  
Cc:

Mon, May 13, 2019 at 10:00 PM

Sent from my iPad

Begin forwarded message:

**From:** Edith G De Angelis  
**Date:** May 13, 2019 at 9:43:24 PM EDT  
**To:**  
**Subject:** COMMENTS FOR SUFFOLK DOWNS PUBLIC MEETING

MAY 13, 2019

Dear Tim:

I respectfully submit the following recommendations for inclusion into the discussions at the next public meeting, in May.

It has come to my attention that there is a move to name the new streets at Suffolk Downs for prominent Boston, East Boston Women. Obviously, I am complete support of this suggestion. In fact it is more important to identify contemporary East Boston ladies, in order to have living residents of this geographic area recognize the names and the many outstanding contributions made during their life time. Many of the Women listed in the Boston Women's Trail are already honored with beautiful sculptures along Commonwealth Avenue.

Recently, Maria D'Itria, most recent President of the Boston Women's Heritage Trail, completed the research, and along with Mary Cahalane, and Maria's team from the Boston Trail completed REMEMBERING THE WOMEN OF EAST BOSTON.... A Boston Women's Heritage Trail in the Neighborhood of East Boston, Massachusetts. Each person is worth special recognition for their unique contributions to local, and, American History. I will list them by neighborhood. More details may be secured through BostonWomen's Heritage Trail. [BWHT.org](http://BWHT.org)

1. Annie Frasier Norton
2. [Maverick Street](#) Mothers
3. Dr. Marion Corleto Sabia
4. Harriet Curtis  
Margaret Curtis
5. Bridget Murphy Kennedy  
Mary Augusta Hickey Kennedy
6. Armenda Gibbs  
Isabel Hyams \*  
Sarah Hyams. \*
7. Eleanor Prentiss Cressy. \*  
Mary Ann Brown Patten \*
8. Frances E. Brown Rowan. \*
9. Caroline "Orrie" Orr \*  
Grace Flynn \*
10. Ethel Rowland Flynn. \*
11. Helen Johns Carroll. \*
12. Pauline Bromberg. \*
13. Albania Martha Boole \*

These are the nineteen distinguished East Boston women. There are many others, but unfortunately space is limited. If there is limited space, or streets to be named, I would vote for the ones with a star after their name, as my first preference.

Hopefully, you and the members of the committee will approve naming the new streets at Suffolk Downs named after all of the nineteen special women, or at least, those with stars by their name.

Please keep us informed with the process, and, final decisions.

You may reach me at: \_\_\_\_\_ or \_\_\_\_\_

Thank you.

Sincerely yours,

Edith G. De Angelis

Sent from my iPad

Comment: Created Date	First Name	Last Name	Organization	Opinion	Comments
5/22/2019	Emma	Soucy		Oppose	<p>What are the plans to increase affordable housing to ensure that thousands of families are not displaced? A retail center of this size has been proven time and time again to displace existing populations, and many of the families who live in East Boston are immigrant families who are particularly vulnerable in today's political world. How are you going to protect them from the inevitable gentrification and displacement a project like this will condone? Are there any plans for public amenities and offerings, such as a library or health clinic or parks? "Publically accessible" space does not count as an actual public park as it is still monitored and enforced by private forces who will protect the interests of your hopeful "corporate" tenants above those of human beings who want to enjoy their neighborhood that you are planning to upheave. This massive undertaking seems wildly unjust and plays into the wants of wealthy businesses who want to come into Boston and amass more money to their fortunes, instead of protecting the neighborhood and livelihoods of the residents of Boston, which should be above and beyond the priority of the BPDA and Mayor Walsh.</p>

Comment: Created Date	First Name	Last Name	Organization	Opinion	Comments
5/21/2019	Nicholas	Coccoma		Oppose	<p>I find this proposal highly disturbing and a fundamentally misconceived use of what could be a transformative development. The creation of a privatized mini-city--a campus devoted to commerce and high-end living by the wealthy and privileged, with little to no public goods or service provided for the wider community of East Boston and Boston at large--is precisely the wrong kind of development for this city. Just a few of my questions: Where is a public park--not just a park accessible to the public, but an actual public park? Where is a public school? Will there be public housing? Will they increase the affordable units to reflect the community? Will they lower the Average Means Income to what East Boston actually is? Will there be more than 10% of the commercial space for local residents? What is the climate impact of this formally marsh land? What is the historical integration plan? I find it disturbing that at a time when Boston's public goods and services are in physical and financial ruin--especially our transportation system--that BPDA would allow this land and money to be used not to modernize the T or provide world-class public facilities and systems for East Boston but instead another gated playground for corporations and the rich. We could build an amazing system of public parks and schools in here, skating rinks and pools, libraries and farmers' markets--a utopia for children and many thousands of units of affordable housing. Does any of this plan arise from the actual needs, wants, input, desires of East Boston residents? Did they conceive this? Or was it cooked up by private developers to impose on the city? This development will radically alter the character of that neighborhood, irrevocably changing its quality of life. I see nothing in here that arises from the lived experience and local architecture, history, neighborhoods, and peoples</p>
					<p>of this part of Boston. Just looks like another Assembly Square, which is a bizarre, alien dystopia of outlet stores, malls, cineplexes, ugly parking lots and antiseptic condos. I strongly oppose this plan. BPDA should scrap it, and do what the City of Boulder, CO, did when developing its recent parks: hold a Citizens' Assembly of residents of East Boston--including children--and have THEM come up with what they want their own community to look like. Jane Jacobs would be appalled by this plan, and we should listen to her genius in planning Boston's future.  <a href="https://www.ted.com/talks/mara_mintzer_how_kids_can_help_design_cities">https://www.ted.com/talks/mara_mintzer_how_kids_can_help_design_cities</a></p>
5/21/2019	Stephen	Mahood		Neutral	<p>We have a chance to build more public space and services that such as an outdoor pool that could be run by the Boston Center for Youth &amp; Families. Has this been thought about or considered?</p>

Comment: Created Date	First Name	Last Name	Organization	Opinion	Comments
5/21/2019	Zoe	Fahy	Boston Public Schools	Oppose	I am a Boston resident and 3rd grade teacher in the Boston Public Schools at the McKay in East Boston. Students cannot thrive in school without affordable, stable housing and strong public resources in their neighborhoods. I would like to know if there are plans for a public school or library on the development site. Have impact studies been done to see how many new students might come into the local East Boston schools or how it will affect development along the Blue Line? I look forward to learning more and discussing this issue further. Sincerely, Zoë
5/20/2019	Mike	Goodman	Democratic Socialists of America	Oppose	Giving this much land of this much value over to private interests is the wrong approach for this region. The plan as is does not provide enough public benefit or truly affordable housing.
5/18/2019	Thomas	Gordanier	Mr.	Oppose	I am deeply concerned about this huge space being developed as a privately owned fief with no public access, interest, or input besides what the owners decide to give us.
5/4/2019	Francia	Santos		Neutral	La comunidad de East Boston queremos mas departamentos en todo Boston y menos condominios para personas adineradas. Tambien queremos que no mas pongan negocios y no bicicletas que ponen en las calles porque no son tan necesarias. La ciudad necesita tener gimnacios gratis ya que todos son muy caros.
5/4/2019	Gladys	Perez		Oppose	Yo no estoy de acuerdo porque la gente no tiene suficiente dinero para pagar renta tan costosa, nosotros necesitamos bajo ingreso como el 30%. Ademas tantas personas van a traer contaminacion con ellos, al medio ambiente tantos carros y autos van a venir de Boston por el tunel y eso va a causar mas trafico.
5/4/2019	Nelson	Mejia		Oppose	Nuestros apartamentos deberian ser para personas de bajo ingreso y tambien para personas de edad.

Comment: Created Date	First Name	Last Name	Organization	Opinion	Comments
5/4/2019	Zahra	Halili		Oppose	Although there is a 13% requirement of creating a housing development for "low-income" residents, that income is still high for our neighborhood and basing that income off the entire city of Boston rather than the East Boston neighborhood is not fair. The average income ranges from 40,000-50,000. The income you need in order to live in these complexes is 70,000. Residents here would not even be able to move into these apartments. While these complexes are being built, houses that are near by are going to face a increase in their rent. This does not seem fair at all. This is what we call gentrification. East Boston has yet to be invested in multiple services such as hospitals, pot-holes, lack of school funding, transportation. I am a East Boston High School student and because of gentrification, we are loosing kids every year which then results in budget cuts. Our school is deeply saddened. These students are moving away for more affordable housing. This makes me question if schools would be around anymore in a couple of decades. These developments are slowly kicking us out. We have them built at the front of East Boston and now the end of East Boston which is Suffolk Downs. The rest of East Boston will live in the middle of all this gentrification.
5/4/2019	Yamina	Lachmi		Oppose	I've been a resident of East Boston for 18 years. After reviewing the plan, I have come up with a couple of comments about the planning and building of this infrastructure. I understand that the affordable units in this proposal would require an income of 70,000 and is based on Boston income where this will be built in the East Boston neighborhood where average income is between 40,000 and 51,000. About 10,000 units will be built keeping in mind we only have 1 high school , 1 middle school and a couple elementary schools in Eastie. All of these schools are really over crowded resulting in having to travel outside of East Boston to go to school. I also do not want my community to gentrify, these ideas seem like they are changing the fabric of my community and targeting a certain type of people to use the space. How will you guys make sure our communities stay diverse. The MBTA especially the 120 bus route from Maverick to Orient Heights is a hassle. Its on route every 30 min and is very unpredictable. We are living in a city it should not take 40 min to get to one destination where they are barley a mile apart. I come from a community where we are very active. One thing I very much think you should consider is a community center for the people. In our own community we teach kids about 21 century skills and very stem oriented.
5/4/2019	Ana	Gusman		Neutral	Necesitamos espacios abiertos ya que no hay suficientes. Abemas esta propuesta no es muy clara



Comment: Created Date	First Name	Last Name	Organization	Opinion	Comments
5/4/2019	Christine	Jean		Oppose	Concerns in regards to housing is that we should be able to afford to live in East Boston, MA. Living in comfort and being able to do things for our community. The bike lanes are fine but before that we need to improve the environment if we were to add anything else. We need more green spaces around the city and parks for kids so they can be safe in the area.
4/30/2019	paul g	beaulieu	local 7 NEXT committee	Support	there was a discussion about using alternative building materials to be more cost effective. what kind of materials are we talking about and which trade will be awarded the work for erecting/installing these alternative materials?
4/22/2019	Joshua	Acevedo	Eagle Hill Civic Association	Support	I am in support of the redevelopment of Suffolk Downs. I have been to countless meetings both at Eagle Hill and the IAG meetings regarding this development. I own property along Waldemar, therefore am an abutter, where I intend to live in the near future. It would be wonderful to see new restaurants, retail stores, and job opportunities locate to that site.
4/22/2019	Christopher	Peabody	Peabody Office	Support	My family and I would love to have a friendly, safe, new space to enjoy close to home!