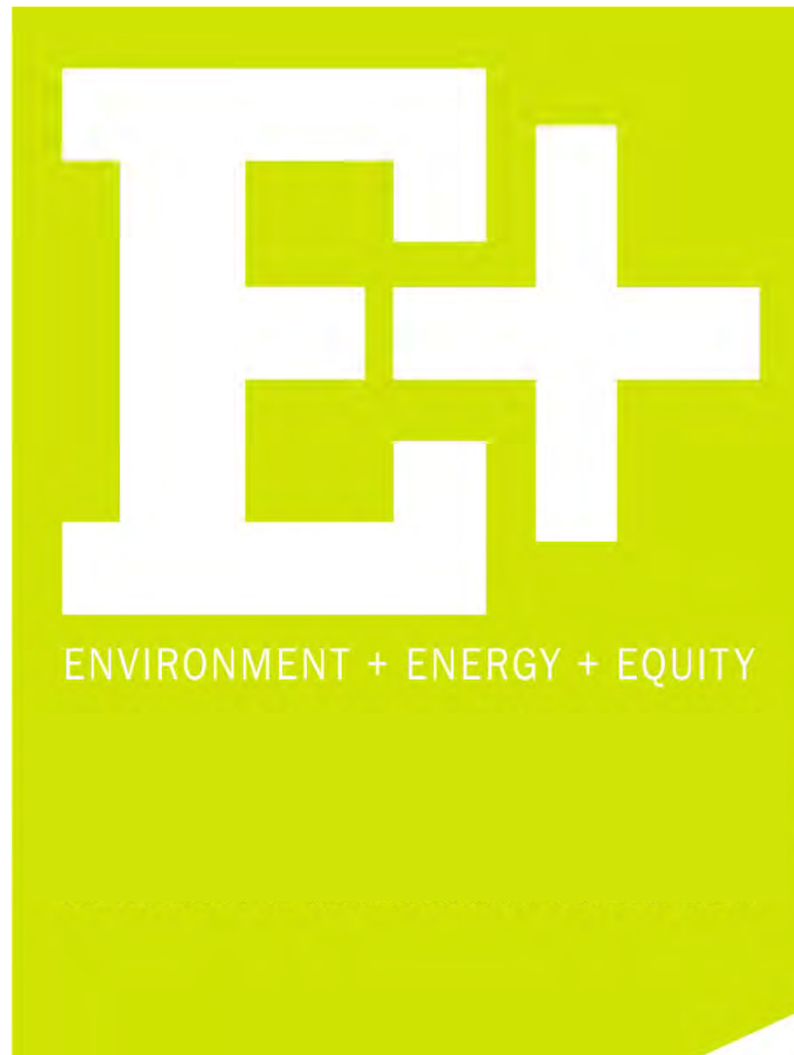


E+ Green Communities Highland Park Community Meeting

**Highland &
Marcella
Streets**

**City of Boston
August 20, 2012**





E+ Green Communities Highland Park Community Meeting

August 20, 2012
Dudley Square Public Library

Meeting Objective: Discuss and agree on DRAFT Conceptual Site Designs in preparation for issuing of development Request for Proposals.

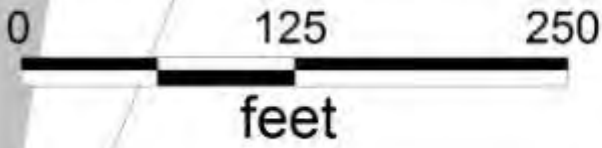
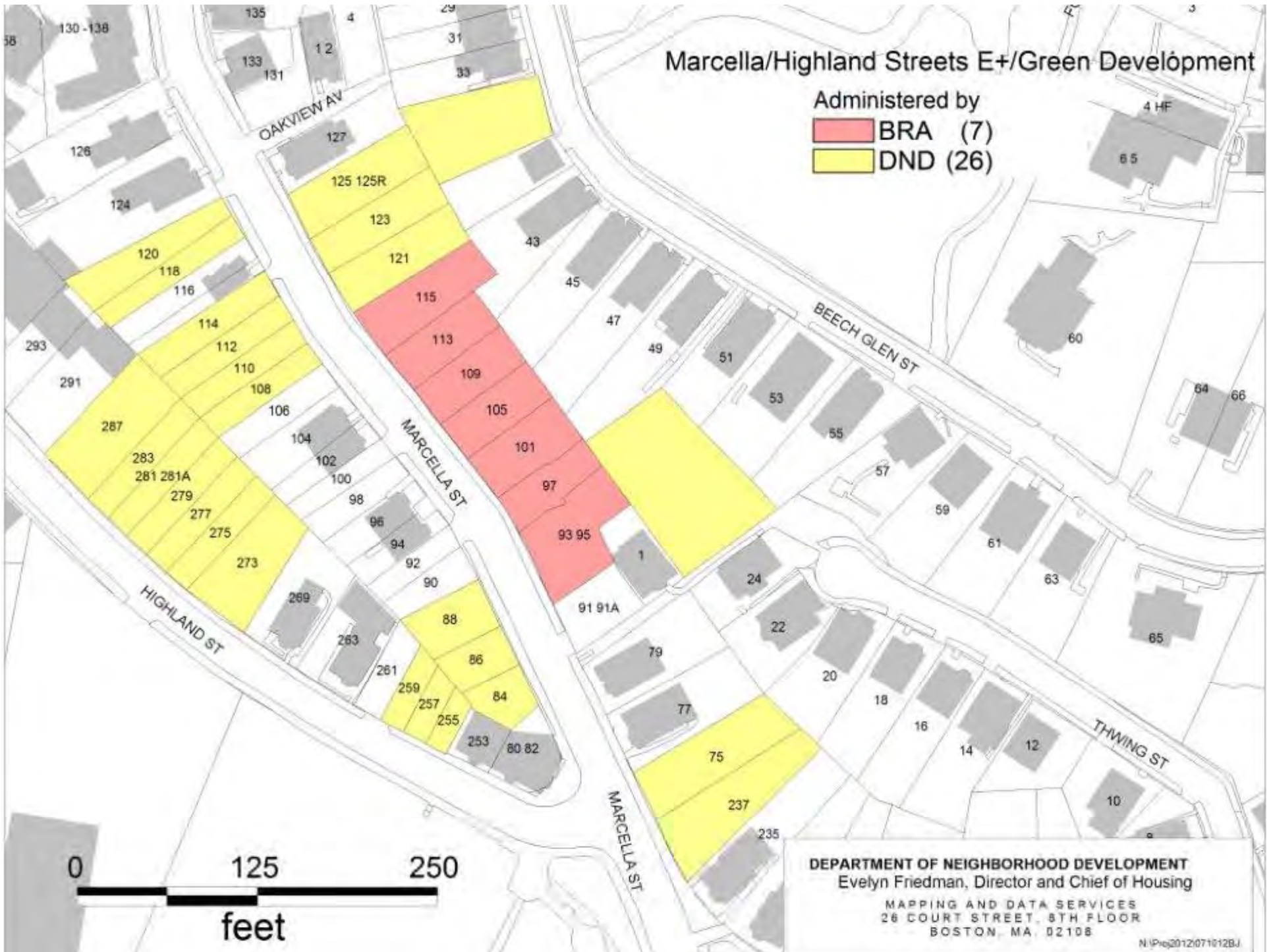
Meeting Agenda

1. Welcome/Introductions
2. Property Profile & Community Process Overview
3. Summary Notes from 7/16/12 Meeting
4. Site Uses and Urban Design
 - Urban Design Analysis
 - Concept Site Plan Alternatives
5. Donnie Dixon- Community Benefits Presentation
6. Next Steps/Adjourn AT 7:55

Marcella/Highland Streets E+/Green Development

Administered by

- BRA (7)
- DND (26)



DEPARTMENT OF NEIGHBORHOOD DEVELOPMENT
Evelyn Friedman, Director and Chief of Housing
MAPPING AND DATA SERVICES
26 COURT STREET, 8TH FLOOR
BOSTON, MA 02108
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Community
Vision

COMMUNITY VISION – Draft as of July 16, 2012

CELEBRATE HIGHLAND PARK COMMUNITY

- Historic Buildings and Historic Neighborhood
- E+/Green Development To Spotlight Highland Park

PROMOTE COMMUNITY SOCIAL SUSTAINABILITY

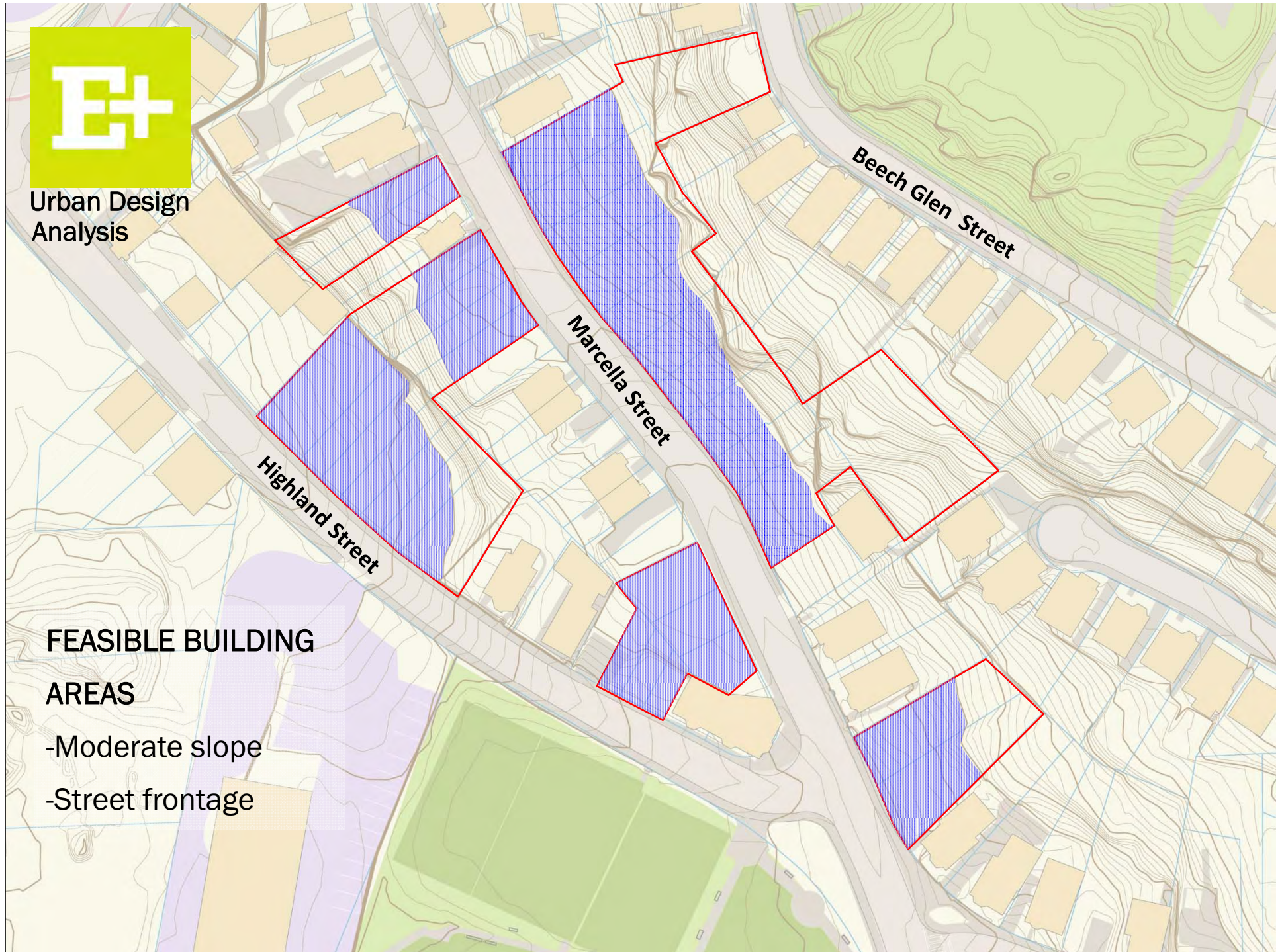
- Mixed-income Development: Rental And Ownership
- Community Gardening And Fresh Food
- Local Entrepreneurship And Local Businesses/Services
- Increase Affordable Housing

PROMOTE SUSTAINABLE DEVELOPMENT

- E+ Green Building and Renewable Energy
- Promote Energy Efficiency/Green Technology To Existing Residents/Owners
- Preserve Local Unique Geographical Features
- Connect Open Spaces, Pathways And Passages
- Reduce Car Use / Promote T, Biking, Walking, Shared Cars
- Open Space Within Developments



**Urban Design
Analysis**

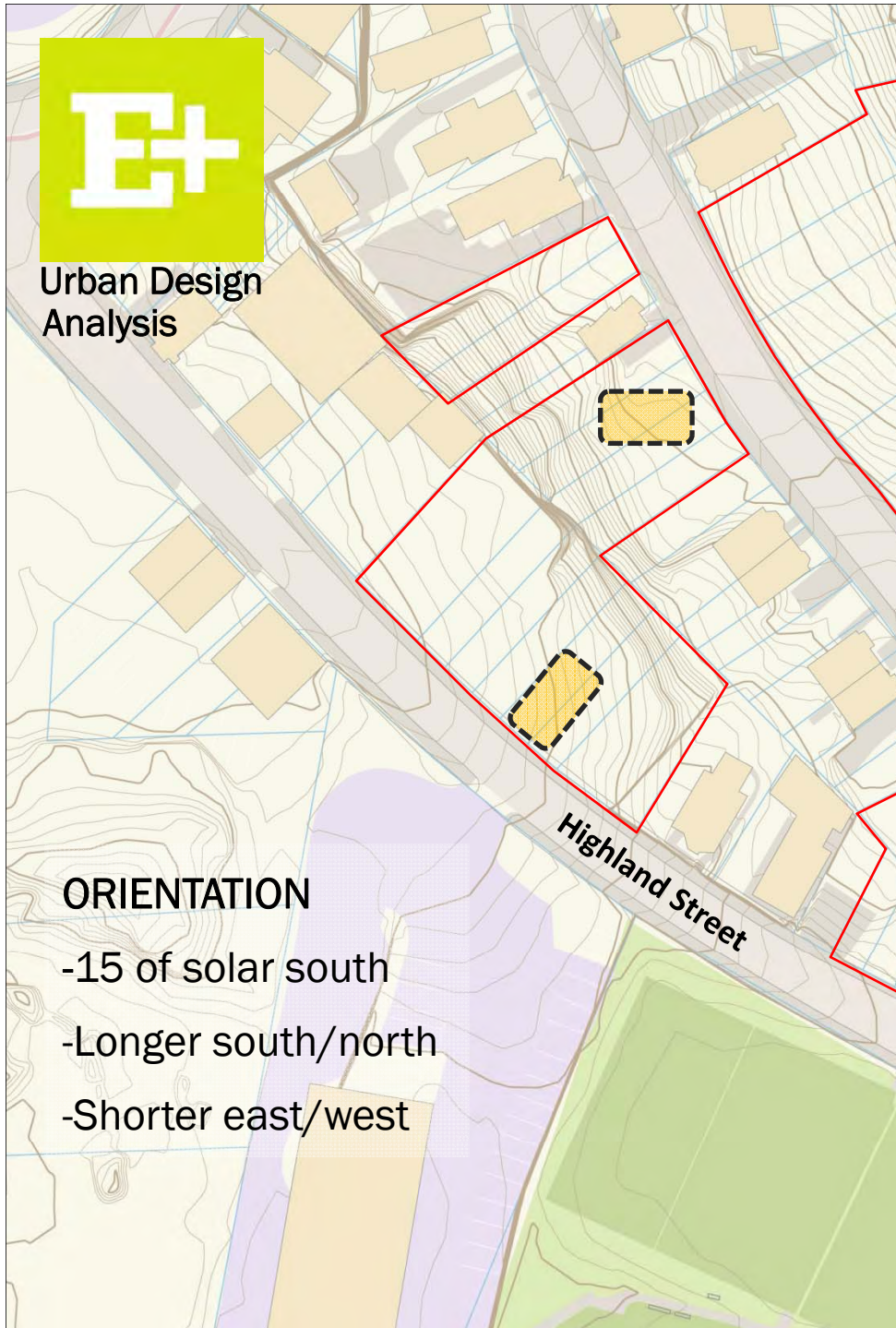


**FEASIBLE BUILDING
AREAS**

- Moderate slope
- Street frontage



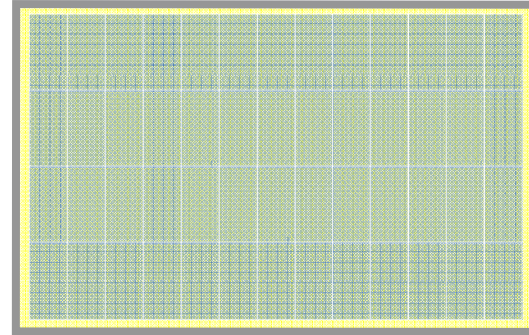
Urban Design
Analysis



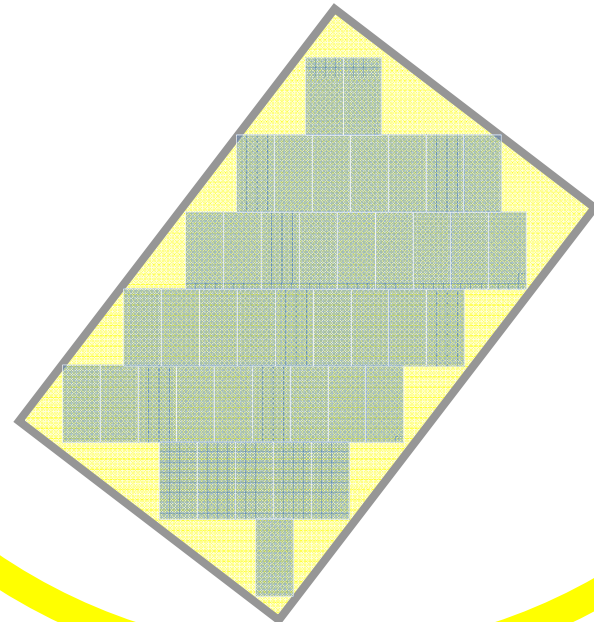
ORIENTATION

- 15 of solar south
- Longer south/north
- Shorter east/west

Solar Orientation: 100% Efficiency/ 52 PV Panels

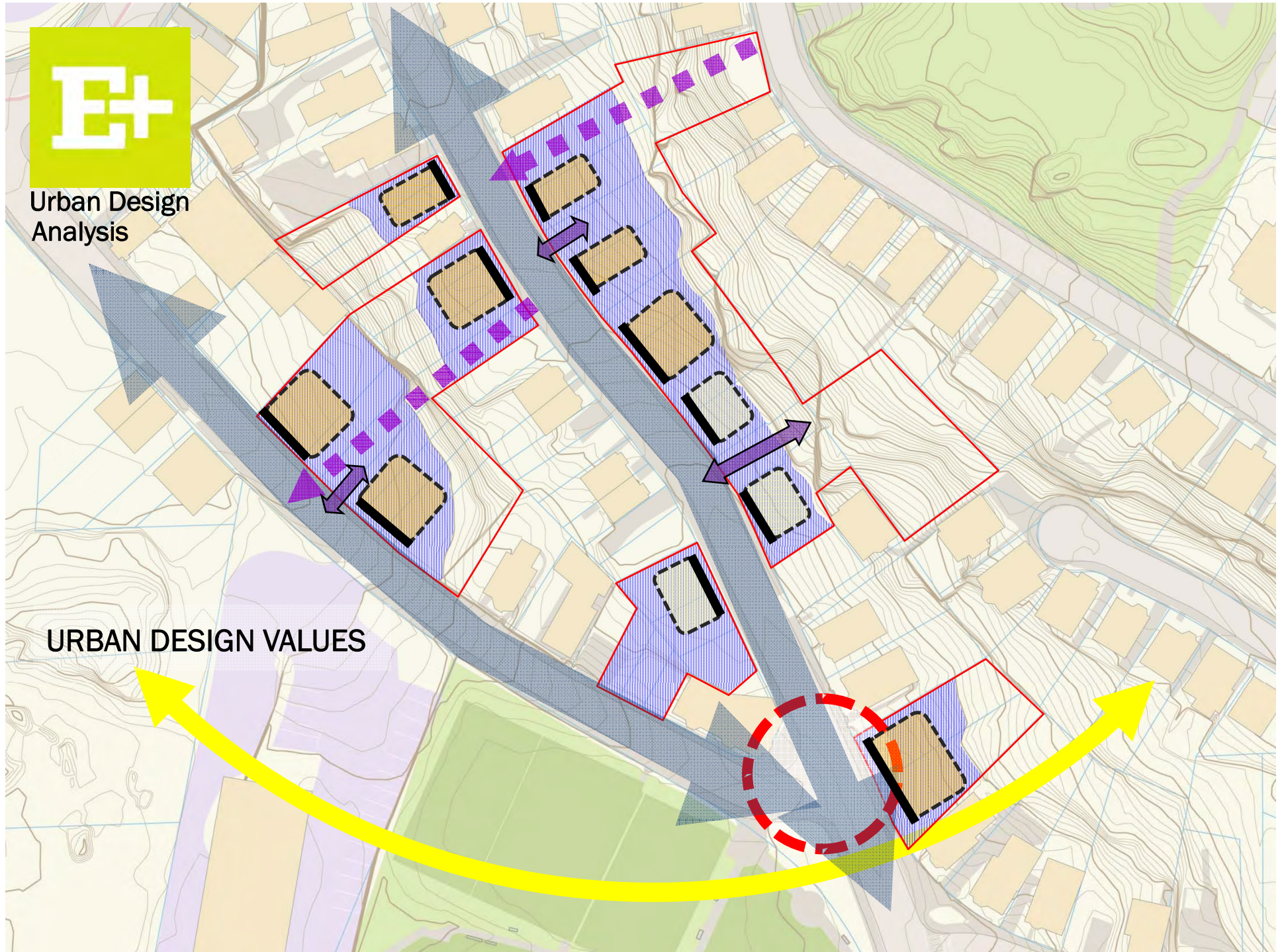


Site Orientation: 80% Efficiency/ 42 PV Panels





Urban Design
Analysis



URBAN DESIGN VALUES

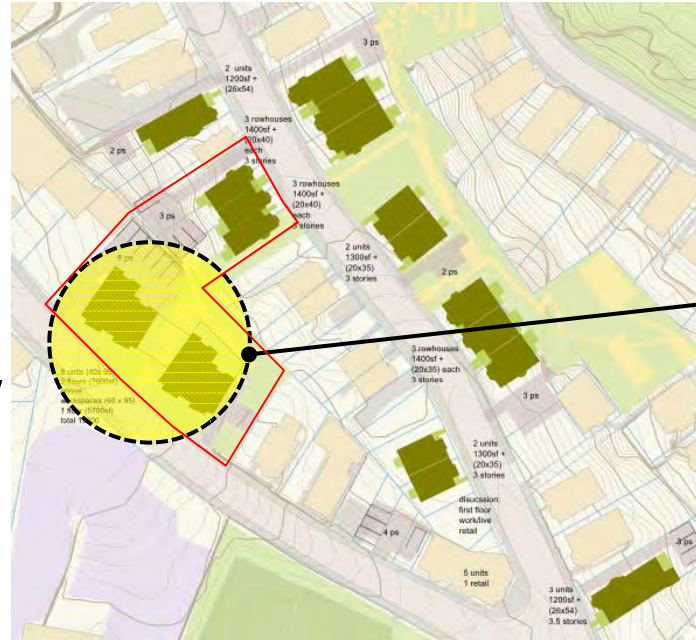


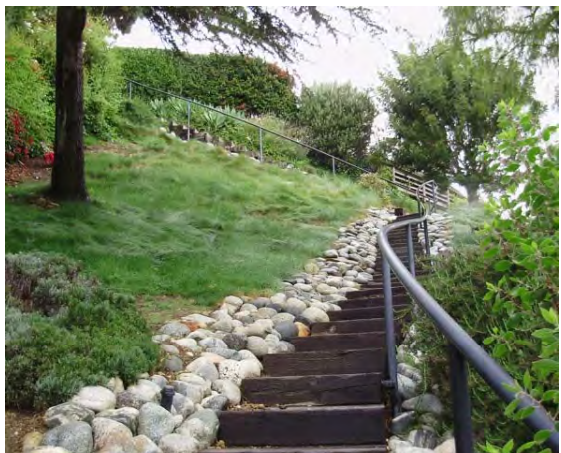
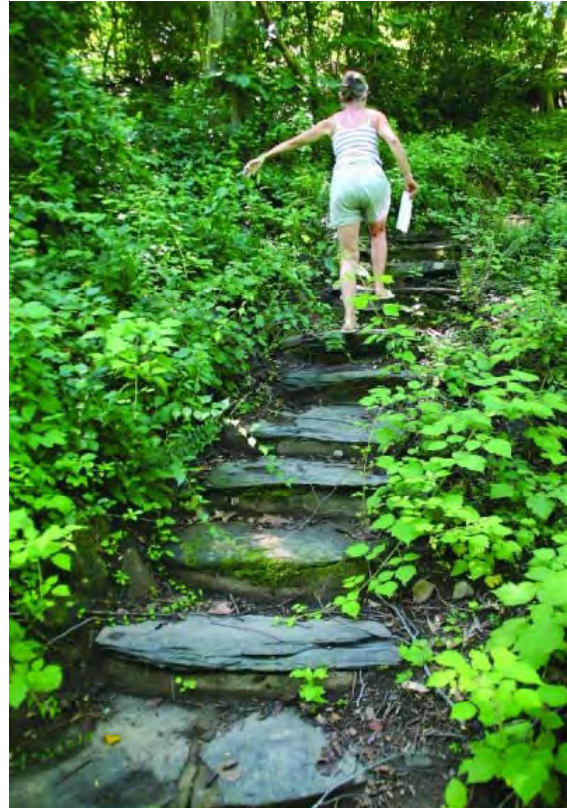
Urban Design Analysis



Site 8

- 8 units
- 2 floors (7600)
- Workspace below
- 1400sf + per unit
- 8 parking spaces





Pathway though steep sloped landscapes

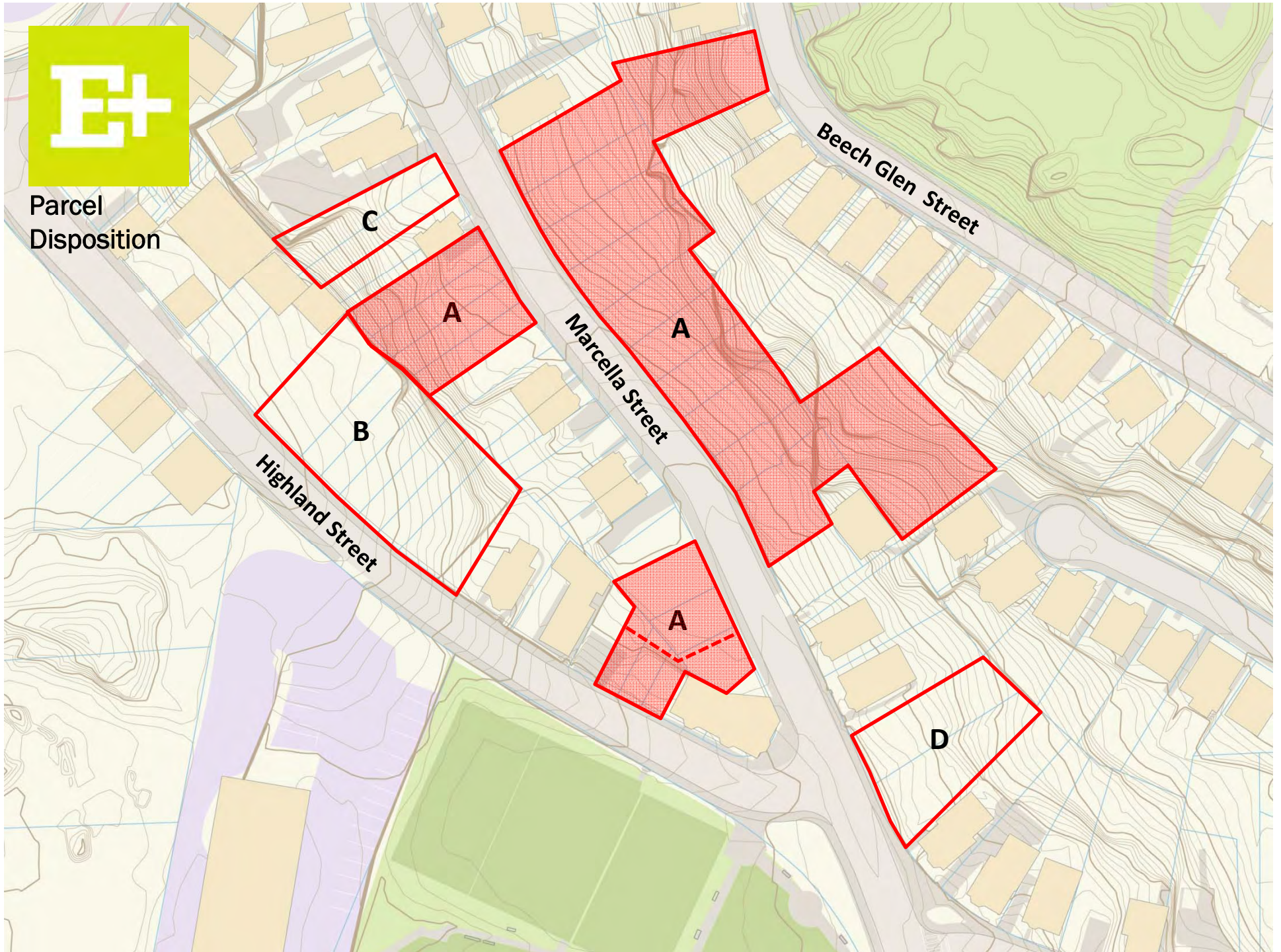


Site Concept





Parcel
Disposition





For further information, please contact:

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