

Austin St Liaison Committee Meeting Notes
City Hall, Room 205

November 15, 2017

Attending Liaison Cttee Members: Jake Auchincloss (facilitator/City Councilor), Helene Sroat (Newtonville Area Council), Brian Shaw (Craft Beer), Stephen Logowitz (Newtonville Area Council), Gwen Noyes (Austin St Partners), Alison Leary (City Councilor), Susan Albright (City Councilor), Dori Zaleznik (Mayor's designee).

Absent: Bill Honeycutt (Newtonville Business Rep), Michael Tucci (Jackson Rd Area Rep), Margaret Albright (Newton Public School designee)

Also attending:, Mark Dufton (Austin St Partners), Joe Cyrulick (Austin Street Partners), Ouida Young (City Legal Dept), Rachel Blatt (City Planning), Lily Reynolds (City Planning), Anne Larner

Agenda:

(Chaired by Jake Auchincloss for about 50 minutes, until he needed to go to Program and Service Meeting; Susan Albright chaired the few remaining minutes of meeting.)

Request for public comment: Jayne Colino, Director of the Senior Center expressed both her support for the project and her concern for how seniors who daily drive to the Center will manage to park during construction. Mark Dufton gave assurance that not only would 50 spaces be preserved on site, but that there will be 20 more at Star market. Also, the shuttle from the Aquinas parking area will be circling every 20 minutes, turning in front of the Senior Center. He will check to see if there is an 'app' to track when the shuttle is arriving/departing, a convenience for seniors in inclement weather.

Explanation of 'consistency items': Ouida Young explained that any minor changes to the Special Permit approved Austin St plans need a '**consistency ruling**' confirming that they are consistent with the intention of the permit. A request letter to Commissioner Lojek was provided by Scott Oran of Austin St Partners to illustrate and explain the items below. Cttee comments are being forwarded to the Commissioner and the Land Use Cttee of the City Council. Land Use will provide input to Building Commissioner, John Lojek, who provides the final consistency ruling needed for a building permit.

Consistency items explained/discussed:

- Proposed street trees moved from S side of Austin St to N side to avoid gas pipe:

There is gas line running along the S side of Austin St; it is coated steel and should be in very good condition for years. National Grid will not accept planting street trees over it - as shown in the approved plans. Placement on the opposite (north) side of the street for a similar number of trees is suggested; an illustration of the alternative was provided. Such a placement would allow a more beneficial sun exposure for the trees' healthy, full growth. Streetlights and planters along the front of the proposed new building will enhance the sidewalk. The Committee recommended choosing planter trees with height and visual bulk for the sidewalk as well as planters with a residential feel.

Drawings and specification for planting material will be provided prior to the Dec 5 meeting.

- Solar Panels investigation not yet clear to be economically feasible:

The developers are researching solar panel options, *and are making every effort to install if at all feasible before occupancy*. Under any circumstance, if incentives are no longer substantive enough, building would be constructed with conduits to accommodate a future solar array.

Cttee strongly prefers specific time commitment for installation, and is waiting until next meeting on Dec 5 to hear further researched, possibly positive proposal by Austin St Partners.

- Underground garage shape changed to function better:

No discussion about lower garage level layout, but the Cttee wishes to see the revised plaza plan that has been effected by extended garage below. Cttee specifically wishes to see the re-location and species of all trees, planter boxes and bench sitting. The flow of traffic on Bram Way will be preserved, as well as the option for it to function in all ways prior discussed during the permitting process.

The landscape plans for this area will be circulated by email prior to the December 5 meeting.

- Other items reviewed for consistency, but that didn't engage any discussion for approval:

Location of 3 arborvitae on southern boundary to screen view along 12' passageway; the height of the building may be 48' - 6" rather than 48'-0" per in permit in order to accommodate height of fire truck; the electrical transformer may be moved from the NW garage interior corner to the SE Corner per Eversource requirement.

Notes respectfully submitted by Gwen Noyes