

## Celebrating 29 Years of Environmental Leadership



**Green Newton**

June 23, 2020

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Ms. Brooke Lipsitt, Chair  
Newton Zoning Board of Appeals

RE: Dunstan East proposed Development

Dear Zoning Board of Appeals,

This is the third letter that Green Newton to testify about the Dunstan East project. I attached the first two letters.

Green Newton continues to believe that the Dunstan East project is laudable for the following reasons:

- It provides desperately needed housing, including affordable housing, near mass transit, shopping and restaurants.
- The proposed transportation measures are strong: an appropriate parking ratio, adequate EV charging stations and an abundance of bicycle parking spaces.
- No natural gas will be used for residential space heating, water heating and cooking.
- Mark Development has agreed to perform an Embodied Carbon analysis and consider using low carbon building materials based on that report.
- Mark Development has agreed to conduct third-party energy modelling and Passive House feasibility studies for all of its buildings.

We recognize that Mark Development is committed to using many Passive House principles in its buildings. We urge the developer to commit to earning full Passive House certification for at least one of the Dunstan East buildings.

Going forward, we urge the ZBA to make Passive House certification for at least one building a requirement for all multi-family building projects.

The sea is rising, storms and wildfires are worsening and Newton has set a very challenging Climate Action Plan goal. We believe that we can only stabilize our climate and secure our well-being if we sharply reduce fossil fuel use in our buildings and for transportation.

Sincerely,

Dan Ruben  
Chair, Green Newton  
Chair, Green Newton's Building Standards Committee

cc: Marcia Cooper  
cc: Green Newton Building Standards Committee  
Peter Barrer  
Bev Craig  
Paul Eldrenkamp  
Betsy Harper

Jonathan Kantar  
Lois Levin  
Jim Purdy  
Peter Smith  
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