

Project: 27 Winchester

July 23, 2020

Address: 27 Winchester Road, Newton MA

We are dedicated to creating a sustainable development that fosters a clean and healthy environment for its residents at the heart of Newtonville, Newton MA. The intent of this letter is to provide a brief narrative of the project's strategies which includes: Location & Transportation, Sustainable Systems, and Other Items that are under consideration for future implementation.

Location & Transportation

- **Layout Designed for Walkability and Public Transportation**
 - Within ½ mile walking distance to public transportation amenities such as bus stations and the commuter rail.
 - Improves the overall health of residents and encourages community engagement while establishing direct access to downtown Boston.
 - Helps in reducing motor vehicle miles driven, traffic congestion and minimizes emission of greenhouse gases.
- **Electric vehicle charging ports available for individual unit garages**
 - Pedestrian & Bicycle Friendly Paths
- **Enhanced pedestrian safety walkway (visibility and distinctive pavement)**
 - Bike storage for unit owners within garage
- **Recreational spaces**
 - The project sits right near the Cabot School park with multiple recreational activities which promotes physical and mental health.

Sustainable Systems

- **Limited parking spaces on surface**
 - **Underground garage**
 - Maximizes open green space for other uses and tree preservation
 - Reduces impermeable surface area and vehicle's travel path
 - More convenient for electric vehicles to plug in for charging
 - **Energy efficient appliances & mechanical systems**
-

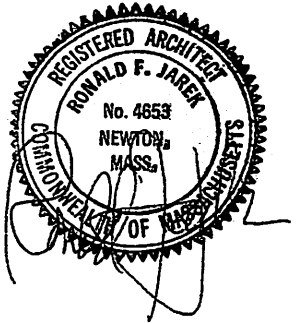
- Solar-Ready roofs
- Water saving toilets
 - Low-flush or dual-flush toilets
- High performance Thermal Envelope

Materials

- VOC (Volatile Organic Compounds) free paint
- Low embodied energy construction materials (locally sourced)

If you need any further information or clarification, feel free to contact us at info@mgdplus.com

Sincerely,



Ron Jarek Architect
Principal Architect

A handwritten signature in black ink, appearing to read "Mariana Dagatti".

Mariana Dagatti
Principal at MGD+ LLC