

Nadia Khan

From: Jonathan Kantar
Sent: Thursday, January 12, 2017 7:25 PM
To: Nadia Khan
Subject: Letter in support of petition #179-16 and #180-16, 1/12/17

Newton High Performance Buildings Coalition
Jonathan Kantar
672 Chestnut St., Newton, MA 02468

January 12, 2017

Chairman Councilor Mark Laredo
Vice Chair. Councilor Gregory Schwartz
Councilor President Scott Lennon
Councilors Jacob Auchinclos, James Cote, Jay Harney, Deborah Crossley, and Richard Lipof

Dear Members of the Newton City Council Land Use Committee,

I am writing both as a Newton citizen (672 Chestnut St., Waban) and Chairman of the Newton High Performance Buildings Coalition in strong support for the proposed zoning change and special permit application for the Washington Place project in Newtonville (petition #179-16 and #180-16).

This project, in most all of its aspects, exemplifies the quality and character of development that would be good for Newton as envisioned in our Comprehensive Plan. At a larger community level, creating higher density, more intensely used areas for people to live and work within village centers represents an effort toward sustainable living. At a more local level, the development presents a program that is consistent with and improves on the historical past uses of this site. And it will serve as a balancing component in the physical layout and texture of Newtonville's village center that is bisected by the turnpike.

Granting of the MU4 zoning and the special permit request will allow this project to move forward and significantly improve the character and quality of life in both Newtonville and our City. It will provide much needed, smaller, more efficient housing -- both from an energy and operational perspective -- while also providing and encouraging significant direct public benefit through restaurants and retail, open spaces, community spaces, parking, non-traditional and public transportation options, and municipal improvements. This project will help increase housing options in Newton and will add to the economic diversity of the City's population with income restricted units.

I and several members of the Newton High Performance Buildings Coalition have met with various members of the petitioner's team and discussed in detail their efforts to ensure that this project will demonstrate substantial efforts to conserve our natural resources. Based on our meeting and the various submittals that the development team has made regarding this project, I believe this project will serve as a model for privately funded development in the City. And again, this is both at the immediate building level as well as in its role within the greater community, helping us reduce our impact on the environment. The petitioner has committed to a certified LEED GOLD development as well as public educational opportunities focused on the sustainable features of the project. I and the HPBC look forward to helping them expand on and achieve their sustainability objectives.

I strongly endorse this project and support the requested zoning change and application for special permit. Please vote in favor of the petitioner. Thank you.

Respectfully submitted,

Jonathan Kantar
672 Chestnut St., Waban, MA
Chair., Newton High Performance Buildings Coalition

Jonathan A. Kantar, Principal

Sage Builders LLC

672 Chestnut St .
Newton , MA 02468



**** winner of the City of Boston, [BRA E+ Green Building Program Design Challenge](#) ****

A Big50 Company! Building Energy Star Qualified Homes! [DER Pilot Program Certified Contractor](#)

Best of HOUZZ 2016, 2015

Gold and Silver CotY Awards

Green Recognition Award National Association of the Remodeling Industry

Winner BRA E+ Solutions Zero Net Energy Competition

Big50 Company

Winner Chrysalis Award

Winner Northeast Regional Contractor of the Year Awards

Winner Newton Preservation Award

Winner CotY Awards **eight** years running

Sage Builders LLC is committed to energy efficiency in our built environment.

Sage provides blower door tests and thermal imaging with infrared scans as well as complete energy audits and budgets, including [HERS energy ratings](#).

Mr. Kantar is Chair. of Newton's High Performance Buildings Coalition and is a member of both the City of Newton's Design Review Committee and the Citizens' Commission on Energy. He also serves on the Governor's Zero Net Energy Buildings Advisory Council and is on the Board of Historic Newton.