

CITY OF NEWTON, MASSACHUSETTS

Newton Housing Partnership

Ruthanne Fuller,
Mayor

August 8, 2021
Honorable Mayor Ruthanne Fuller
Chairperson Lipof
Newton City Hall
1000 Commonwealth Ave
Newton, MA 02459

Barney Heath,
Director
Planning & Development

Dear Honorable Mayor Fuller and Chairperson Lipof,

Members:
Lizbeth Heyer, Chair
Mark Caggiano
Eliza Datta
Chuck Eisenberg
Josephine McNeil
Marva Serotkin
Stephen Tise

On behalf of the Newton Housing Partnership, thank you for the opportunity to express our support for 2Life Communities' Opus project. Opus will meet a tremendous need in our community – housing with supports that older adults with moderate income and assets can afford; those who cannot qualify for subsidized housing but cannot comfortably afford the expensive options that dominate today's senior living market.

We are especially supportive of the project's many innovative programming, financing and design features that will make Opus a truly unique option for many older Newton residents to age in our community, but have no community living options within their financial reach:

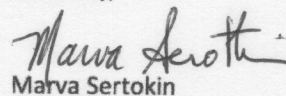
- Opus' proposed 174 apartments are co-located adjacent to 2Life's low-income Coleman House with extensive programs and services that will supplement what is planned for Opus. Opus will be an income inclusive community with scale to support innovation and affordability of services, especially important for those living on a fixed budget.
- The nine proposed inclusionary apartments will provide even deeper housing affordability in compliance with Newton's IZ ordinance, so that residents can dedicate more of their income to care, allowing them to remain living in community longer if and when they start needing home or personal care.
- 2Life Communities has committed to significant affirmative marketing and outreach efforts to foster a diverse senior community.
- 2Life Communities has incorporated extensive universal design and sustainability elements, and used design and active landscaping that respects the project's adjacency to Nahanton Park and the Newton Community Farm.
- Healthcare will be brought to the resident rather than a resident moving to the care. This will enable people to get the right care at the right time, including coordinating their access to a la carte small increments of care.

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On behalf of my colleagues on the Partnership, we thank you for supporting this important project and encourage the City Council to vote in support of the Special Permit.

Sincerely,


Marva Serotkin

Secretary, Newton Housing Partnership

CC: Newton City Council President Susan Albright, Newton City Council