

## Hill-to-Downtown

### May 29 Meeting, Small Group Report-Back

#### Group 1

- 24/7 security
- Need for private space not available to strangers as well as public space; streets should not be open to strangers
- Community rooms for children and for education programs

#### Group 2

- Mixed incomes, both rent-to-own and subsidized, and not clustered together by type
- Living space should be designed for families instead of small units; could be high-rise or townhomes; should be accessible for disabled and elderly
- Open Columbus Ave for residents and commuters while ensuring safety for children crossing the street from the school buses
- Retail/mixed-use, “universal use” along sidewalks

#### Group 3

- No more rehab or halfway houses in neighborhood
- More neighborhood schools [enroll students who live nearby] and fewer school buses through the neighborhood
- Create a building that addresses both Columbus Ave and Orange St, with a courtyard inside the building for children to play
- Parking should be underneath the building and provide at least 1 guaranteed space per unit, with additional parking on-street [question raised about sea level and flooding issues]

#### Group 4

- Pedestrian friendly, commuters coming through, green space for children
- Columbus Ave as a pedestrian street to the neighborhood, “a nice space”
- Ground-level retail that is well-lit and neighborhood-friendly
- Not a gated community but one that is integrated into the neighborhood
- Require 60%+ local employment to benefit residents
- “Solar, solar, solar” [applause] and roof gardens

#### Group 5

- Create a secure place to live
- “We shouldn’t be considered second-class citizens because of where we live”
- After having fought so hard for change, should be able to return to the place we live
- A place where you know where you are and units are not facing the backs of other buildings
- Scale of buildings important – not just high buildings
- Create a plaza inviting commuters from the station, surrounding by retail and cafes to attract people. Provide a gym or community space behind it for residents, a space for children to do homework nearby

#### Group 6

- Connect Union Station to different parts of the city, like a spiderweb

- Create strategic points to draw you along a path, focal points like the library, a green space, etc; use signage, historic markers, etc
- Intergenerational space – safe for young people, old people, and everyone else
- Create comfortable access to city points; increase property values for neighborhood homeowners; and involve a landscape professional

#### *Group 7*

- Open additional streets and use speed humps to slow traffic
- Build lower buildings near the neighborhood and taller buildings near the Board of Education
- Need retail – a big grocery (not a mom-and-pop) accessible to the neighborhood and seniors
- Semi-underground parking
- Ensure mixed incomes: “keep different money in each building because then you’ll keep the design good for everything”
- Multigenerational park and community space
- Create a place with “welcoming happiness”

#### *Other comments*

- Need a plan for displaced residents and the right-to-return
- Soil beneath Church St South might be contaminated with diesel fuel – need to investigate
- There’s a flooding issue because the site is below sea level – need sump pumps, etc
- Since there are only 150 affordable units, what about the other residents who live here now?
- Need units for the disabled and elderly