

DRAFT

Brookline Place Advisory Committee Meeting

January 15, 2014

8:15 a.m.

Committee Members Present: Co-Chairs Ken Goldstein and Neil Wishinsky, Debbie Anderson, John Bassett, Cynthia Gunadi, Steve Lacker, Ken Lewis, Arlene Mattison, Linda Olson Pehlke, Guus Dreissen, Paul Saner, and Mark Zarrillo

Staff & Town Consultants: Polly Selkoe, Tim Richard and Jennifer Dopazo Gilbert (Special Town Counsel)

Development Team: Charles Weinstein (Boston Children's Hospital), George Cole (Stantec), Sam Norod and Tim Talun (Elkus Manfredi Architects), Robert Chihade (Stantec), Mat DiPilato (Geotech Consultant, Sanborn Head), Robbie Burgess (VHB), Mikyoung Kim (MYKD) and Bryan Chou (MYKD)

Public: Phil Kenney (Brook House Manager), Harvey Cohen (Brook House), Eric Berke (Brook House), Ruth Ann Sneider (TMM 6), Thom Yarnal (Puppet Showplace)

At 8:15 am, Neil Wishinsky called the meeting to order. An agenda was handed out.

This meeting is a continuation of the Brookline Place Advisory Committee meeting. Neil Wishinsky reviewed the meeting's agenda. He gave an overview of the changes from the earlier proposal and the current one. The biggest difference is above ground parking, rather than underground parking. The consultant has not yet finished the report on parking. There will be revised zoning related to the parking and also an agreement with the developer. There is a finance committee looking at financial assumptions and mitigation.

1. Overview of Committee's Work to Date

George Cole introduced the development team. Today's focus will be to answer questions you have previously raised: see attached power point presentation.

George Cole discussed the previous meetings, and what came up as key points for them to address, which was included as a part of the slideshow.

The architect showed a series of drawings and plans.

Linda Pehlke asked about the 66 bus stop. Mr. Cole doesn't think it will change.

2. Presentation From Boston Children's Hospital –shadows, parking garage façade treatments, zoning

The development team presented their completed shadow study, demonstrating shadows in the area from different angles at different times of the day. Linda Pehlke asked how much of a change would

happen if the garage were lower, and what impact that would have along Village Way. The team said that they would look into that.

A team member discussed the Landscape Design on the site. They presented different views of the proposal from 5 different perspectives. The team did not see the external landscape as being a bikeway, but more of a pedestrian area.

They will continue to look at drop-off areas and how to maximize the drop-off area. To date the team has not decided exactly what the façade of the garage will look like, but they are working to come up with something that will be unobtrusive.

3. Discussion

Numerous people were concerned with the parking and traffic impact that would result from this proposal.

Clarification Questions/Answers:

- Ruthann Schneider asked if they thought about going down further into the ground to minimize the height of the garage. (yes, but not economically feasible.)
- Linda Pehlke asked what they were planning to do with 5 Brookline Place and asked why they decided to use that building in the proposal.
- Neil Wishinsky clarified that there would be more discussion about parking and traffic when the traffic study was completed.

4. Next Steps

The next meeting will be on January 29th at 8:15 am the Design subcommittee and the next full Brookline Place meeting would be on February 5th at 8:15 a.m.

5. Minutes

The Minutes of December 9 were handed out, but were not taken up for approval. They will be taken up at the next full Committee meeting.

Committee members voted by role call vote to enter Executive Session to consider the lease and/or value of real property because the Chair declared that a discussion in public session would be detrimental to the bargaining position of the Town. The Chair declared that the Committee would not reconvene in open session after the executive session concluded.

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Presentation Materials: Boston Children's Hospital presentation, 1 /15/14

Handouts: 1-page Agenda with notes from 12/9/13 Full Committee Meeting