

# NARRATIVE FOR TRASH REMOVAL FOR 1180 BOYLSTON STREET, BROOKLINE, MA 02467

## **LOCATION**

The proposed subject project is located on the southeast corner of Boylston Street (Route 9) and Hammond Street, in the heart of Chestnut Hill.

## **PROJECT DESCRIPTION**

1180 Boylston Street is proposed to be a six story, forty-five unit apartment building with a unit mix consisting of 16 one bedroom units, and 29 two bedroom units, for a total of 74 bedrooms. The estimated building population is expected to be 65-75 persons. The building is age-restricted, i.e., each unit must have at least one person that is age 55 or over. There will be one level of underground parking, and the first floor will have 1-3 retail spaces (retail square footage will be 5,560 on the first floor).

## **SOLID WASTE AND RECYCLING FOR BUILDING RESIDENTS**

The building residents will put garbage and recycling in trash closets located on Floors 2-6, and a building maintenance person will pick up trash and recycling from the closets each night and place them in garbage and recycling bins with flip lids in the garage. The main trash room will be in the garage, and the bins will be brought up to the street level for pickup using the car elevators.

We will have 2 cubic yard garbage containers and 4 96-gallon recycling bins stored in the garage for the residents. The dimensions for the recycling bins will be height of 43", width of 30" and depth of 36". There is one space in the garage designated as a Recycling room and another space designated as a Trash Room, both noted in blue on the attached plan. The Trash room will house a Model 3A Mini-MAC Compactor and 2 cubic yard containers. The Recycle Room and the Trash Compactor Room are both sufficiently large to hold the number of bins and

the trash compactor described in this narrative (the dimensions of the Trash and Recycling Rooms are noted on the attached plan). The Trash Compactor room will have sheetrock which will have a “deadening” effect on any noise created by the compactor.

## **SOLID WASTE AND RECYCLING FOR RETAIL TENANTS**

For each of the retail tenants, we will create a separate trash closet in their space (trash closets are noted on the attached street level plan). The retail tenants will be responsible for their own trash and recycling pickup, which will be done on Boylston Street during off-peak hours. As we have indicated to the Town, the retail tenants will be “low intensity” retailers, and we will not rent to any tenants that have a food use.

## **TRASH PICK UP**

Trash pickup for the building residents will be contracted to a private licensed trash removal company (Casella Waste Systems Inc.) and will occur twice a week on the Route 9 East side of the building. The containers and bins will be placed on the right side of the driveway on the area designated as a pedestrian access (if you are facing the building), and will be picked up during off-peak hours, subject to the time restrictions on pickup from the Town of Brookline. The location of the 2 cubic yard containers for pickup is noted on the attached street level plan in blue. As discussed with Pat Maloney from the Brookline Department of Public Health, this pickup plan is like what Peet’s Coffee and other businesses on Route 9 do for their garbage/recycling pickup, i.e., having trucks enter the driveway area for pickup.

The building maintenance person will bring the bins back down to the garage as soon as the garbage and recycling is picked up. The pickup will be done in a way that minimizes disruption and noise to vehicles entering and entering the building and to the abutting residents and businesses.

The retail tenants will be required under their leases to use the same trash removal company as the building owner and to have their trash and recycling

pickup done on the same days/times as the building to minimize the number of days/times that pickup occurs.

This narrative was prepared by Rachna Balakrishna in consultation with Peter Conner from Casella Waste Systems; [peter.conner@casella.com](mailto:peter.conner@casella.com), tel 978-817-3307)

Updated: January 24, 2017

Trash

Storage

Stair #1

Stair #1

Storage

Trash

Stair #2

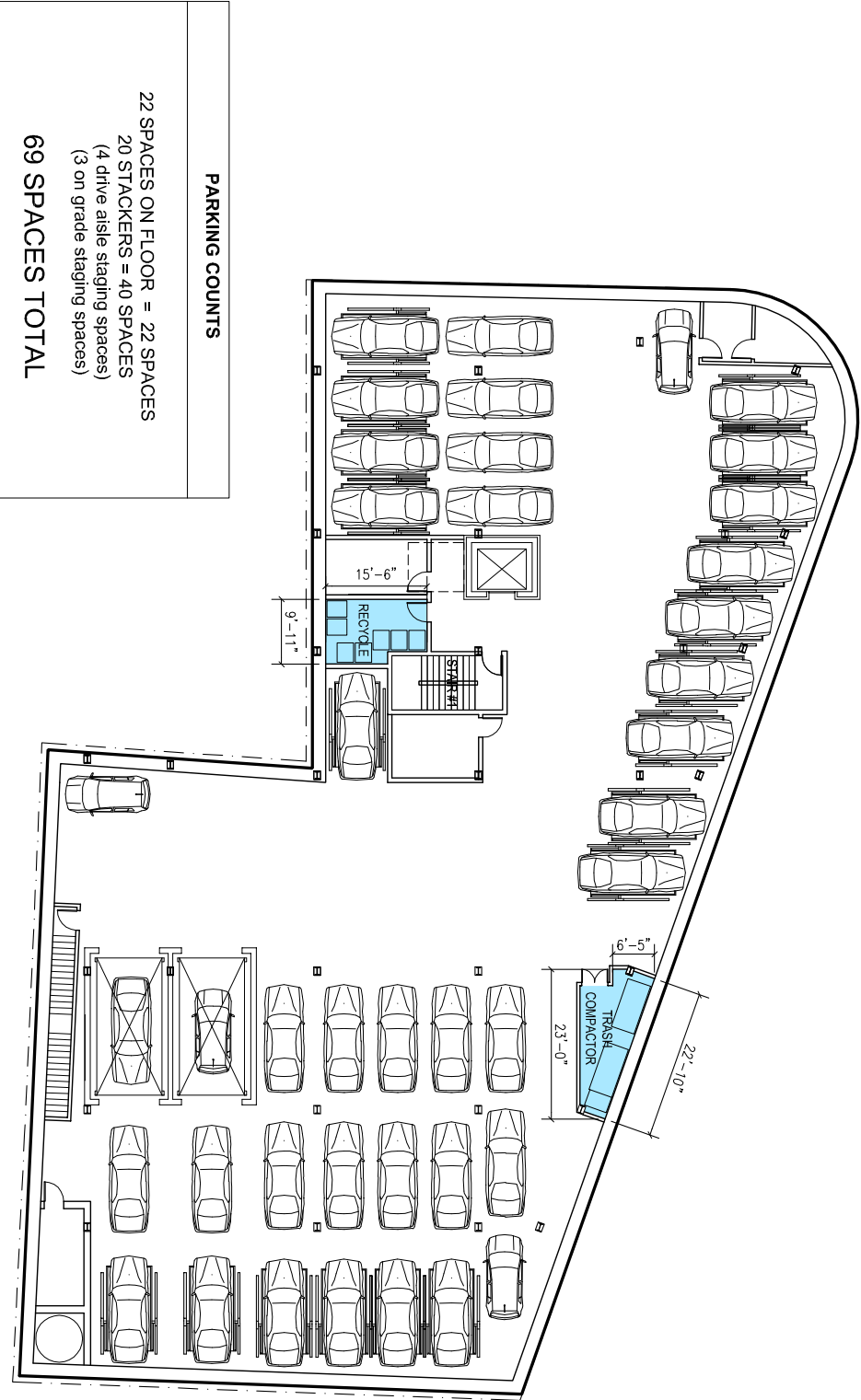
Storage

Trash

Trash Compactor Bins  
(off-peak hours)

Stair #3

Elec.



**PARKING COUNTS**

22 SPACES ON FLOOR = 22 SPACES  
 20 STACKERS = 40 SPACES  
 (4 drive aisle staging spaces)  
 (3 on grade staging spaces)  
**69 SPACES TOTAL**

