

Subject: FW: Joel A Feingold 120 Babcock

From: Joel A Feingold [mailto:joelafeingold88@gmail.com]
Sent: Monday, November 27, 2017 3:07 PM
To: Maria Morelli
Subject: 120 Babcock

Dear Maria,

I am sure you will get many emails with just as many different thoughts on 120 Babcock St 40B development. I would like to offer a few thoughts, which I believe should guide us to a reasonable result for the developer and the neighborhood.

* A service drive of adequate size and first rate design is essential. Ancillary elements such as access to mechanicals and trash / recycling is also critical, as is access to the elevator for deliveries, ADA compliance, and so on.

* Set back is also vital. My view is that for a building of such mass 20% is a minimum which should be required.

* I am not so worried about height, though the neighborhood might be. So 5 stories, or even a 6th which is smaller (roof decks surrounding?) would be acceptable to me.

* A smaller footprint would help the neighboring trees and property owners and result in a better result.

Good luck!

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