



# *Town of Brookline*

## *Massachusetts*

**Department of Planning and  
Community Development**

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**PRESS RELEASE**

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### **BROOKLINE'S HOUSING PRODUCTION PLAN BEGINS WITH COMMUNITY INTERVIEWS**

Brookline's Community Planning Division recently began work on a new Housing Production Plan. The main purposes of a Housing Production Plan are to create and preserve equitable, affordable housing and to exceed the state's 10% subsidized housing inventory threshold under Massachusetts General Law Chapter 40B. Public forums are expected to commence in January and occur periodically over several months, with the project slated for completion by August 2022.

The Town of Brookline hired a consulting team led by Barrett Planning Group, with Community Circle, Dodson & Flinker, and Language Connections. Community Circle is heading up the community engagement plan, which will be informed by interviews conducted throughout November with residents, employees, businesses, town officials, developers, and representatives of the many non-profit organizations that serve Brookline.

The Housing Production Plan process will include multiple avenues of community engagement with people across a variety of incomes, racial and ethnic communities, and neighborhoods. The initial interviews this fall and the broader community meetings to follow over the winter will focus on the heart of any Housing Production Plan: a comprehensive housing needs assessment.

Local housing needs are more complex than the state's 10% subsidized housing threshold. For example, the threshold itself is not an accurate snapshot of how many housing units are subsidized. Market-rate rental units that are part of many mixed-income rental housing developments are included on the subsidized housing inventory. Additionally, housing units that are subsidized for households of 80% to 120% area median income are not included in the state's inventory. The Town is one tenth of a

percent below the state’s threshold, making it easier for developers to create additional housing afforded under state laws and regulations.

Assistant Director for Community Planning Joe Viola noted, “As we get closer to meeting the state’s subsidized housing threshold, the Town will have much more control in determining what kinds of additional housing should be encouraged, and where additional housing density could occur.”

Following Massachusetts Department of Housing and Community Development regulations and guidelines, the Housing Production Plan will update Brookline’s goals and strategies for addressing the diverse housing needs, including seniors, families, and others. The Plan will build on housing, social, economic, and real estate data, the housing needs assessment, and other local and regional planning studies.

This work is funded by the Brookline Housing Trust, at the recommendation of the Housing Advisory Board and with approval from the Select Board.

More information about the Housing Production Plan can be found on the Town website at:

<https://www.brooklinema.gov/1299>

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<https://www.brooklinema.gov/list.aspx#newsFlash>