

## Malcom Mitchell heads to BPL to emphasize importance of reading



New England Patriots wide receiver held a reading rally last week at the Boston Public Library in Copley Square. Mitchell joined Boston Mayor Marty Walsh, about 400 elementary school students and Lt. Gov. Karyn Polito to jump start the kids into the wild world of reading. Mitchell used a magic show, a dance session and his book *The Magician's Hat* to help stress the importance of reading. The book follows the adventures of a magician.

COURTESY PHOTO

## First building at 125 Amory St. approved by JP Zoning Committee

Richard Heath  
Staff Reporter

The redevelopment of 125 Amory St. – owned and managed since 1974 by the Boston Housing Authority (BHA) – was unanimously approved by the Boston Planning and Development Agency on Feb. 8, 2017.

137 Amory St., named Holtzer Park, is one of three five and six-story apartment buildings to be built around 125 Amory; combined, there will be a new community of 355 new units.

Urban Edge is developing 137 Amory St. and it made a presentation before the Jamaica Plain Neighborhood Council Zoning Committee on Feb. 21.

Urban Edge is in partnership with the Community Builders (TCB) and Jamaica Plain Neighborhood Development Corporation (JPND) to develop the six-acre site.

BHA will subdivide and lease out the land to the three partners. TCB will have co-



137 Amory Street. The Amory Street front and entrance drive.

COURTESY PHOTO: ICON ARCHITECTS

ordinated management of the whole site.

137 Amory is going ahead separately because of the timeliness of city and state funding required to keep the rents at 50 and 60 percent area media income (AMI)

It will be 100 percent affordable with 53 of its 62 units leased for incomes between \$49,250 and \$55,820 for families of four; the remaining five will be leased at 30 percent AMI, or \$29,550).

Emily Loomis is Director

of Real Estate at Urban Edge.

“137 Amory is one of three new buildings,” she said. “It will be financed built and owned by Urban Edge. Although 137 Amory is going ahead first, 125 Amory will still proceed with renovation work which should begin later this year. Because we want to increase the depth of affordability we are requesting more money from the city. The project recently received

125 Amory

Continued on page 10

## Allston and Brighton residents see a path to homeownership in CPA



About 40 residents came out to discuss possible proposals and ideas for the Community Preservation Act funding in Allston Brighton.

PHOTO BY JEFF SULLIVAN

Jeff Sullivan  
Staff Reporter

Christine Poff, Director of the City of Boston Community Preservation Committee and Beth Galvin came to Allston on Monday to a group of about 40 residents to discuss the first implementation of the funds from the Community Preservation Act (CPA).

Galvin and Poff went through the basics of the CPA, which will – through a local 1 percent surcharge on property taxes and a 10 percent match

of funds from the state – provide \$20 million a year to the city for affordable housing, historic preservation and parks and open space.

Poff has been going around to each neighborhood over the past few months to discuss what the CPA means and to illicit feedback for their first projects. The big issues in Allston and Brighton, respectively, though, were definitely the lack of parks, open space and homeownership housing units.

Homeownership  
Continued on page 13

## Council grills BPS Transportation

Jeff Sullivan  
Staff Reporter

At-Large City Councilor Annissa Essaibi-George headed a hearing on Tuesday to find out why the cost savings promised by the Boston Public Schools (BPS) Transportation Department have not been realized this year.

Last fall, the BPS promised a cost savings of around \$10 million from new efficiency programs, most famously an algorithm-driven bus route mapping program.

“During the fiscal year 2017 BPS budget process, the BPS Transportation promised a savings of \$10 million for fiscal year '18 through implementation of efficiency strategies,” she said. “Unfortunately those savings

were not realized in the fiscal year '18 budget; instead we saw a cost overrun. My hope is that by the end of today's hearing we will have a clear understanding of the current school year spending to date so we have a more accurate picture of the transportation budget for the current school and fiscal year as we approach the fiscal year '19 budget season.”

Chief of BPS Operations John Hamlin said that one of the biggest issues facing the BPS half of students served by BPS Transportation are not BPS school students. For the BPS, the department transports 33,545 BPS students to 133 sites every day, 166 students to 63 sites for private special edu-

Transportation  
Continued on page 6

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# South Boston Citizens Association kicking off Evacuation Day events



Hundreds of residents come out every year to celebrate St. Patrick's Day, but South Boston's Evacuation Day means something different to Southie residents.

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**Jeff Sullivan**  
Staff Reporter

The South Boston Citizens Association (SBCA) announced recently the group will be kicking off the 242nd annual Evacuation Day Commemoration Ceremonies on March 3.

The Jimmy Flaherty Kick Off Breakfast will take place at the Seapoint Restaurant at 9:30 a.m., and will feature live music of Bob Fowkes and Curragh's Fancy. SBCA President Tom McGrath said the event is just the start of the festivities, which will culminate in the St. Patrick's Day Evacuation Day Parade on March 17.

"We're recognizing unsung heroes in the neighborhood who do work behind the scenes," he said. "It's just a sit-down breakfast, and we let the elected officials give out the plaques for the awards."

McGrath said the event remembers the history of South Boston with the Henry Knox Award is fitting for the awards since he is one of the relatively unsung heroes of the American Revolution. In the Battle of Dorchester Heights, Col. Henry Knox put forth the idea to move dozens of cannon pieces from Fort Ticonderoga at Lake Champlain in Upstate New York to the Dorchester Heights. Knox took the cannon, 60 artillery pieces, from Upstate, through the Berkshires and into Boston to threaten the British ships there and forced the British to leave the city for Halifax, Nova Scotia.

Though many have not heard of Knox, McGrath said he always has a special place in his heart for the Boston native.

"I always say, it all started here," he said. "If you don't have Evacuation Day, you don't have the Fourth of July."

To that end, he said the group, along with the Mass Bay Credit Union and Comcast, is sponsoring the 2018 Annual Essay and Poster Contest for students across South Boston. McGrath said the kids seem to really enjoy learning about their hometown, as the contests have become very popular.

"I enjoy running them for the community and I think the kids get a lot out of it and we hope it hits home the importance of Evacuation Day," he said. "The schools are always reaching out to me every year for the topics on the essays and

the posters. It's an important part of history and if this makes people aware of it, it's definitely worthwhile for me."

McGrath said they are also kicking off sporting events this weekend and the following week, including free bowling on Sunday for adults (21-plus), a basketball tournament for the kids on Monday, and a swim night for the kids on Tuesday. He said there will also be the annual Teddy Cunniff Hockey Shootout on March 9, 10 and 11. Go to <https://www.facebook.com/South-Boston-Citizens-Association-417334460199/> for a full listing of events.

Both the essay competition and the poster competition are open to students who live or go to school in South Boston.

The Poster Competition is open to all students in grades 3, 4 and 5 in South Boston and the theme is Historic South Boston, which includes Dorchester Heights, Castle Island, Farragut Statue, L Street Bath House (Curley Rec. Center) or the Evacuation Day Parade. Posters should be original compositions, in any medium, at least 8.5" x 11", but preferably larger. Prizes are as follows first prize \$100, second prize \$75, and third prize \$25.

The Essay Competition for grades 6 to 8 asks the roles that General John Thomas, Col. Henry Knox, Lt. Col. Benedict Arnold, Ethan Allen and the Green Mountain Boys have in the fortification of Dorchester Heights. For grades 9 through 12, writers are tasked with finding a book that transports the reader back to that fateful Feast of St. Patrick when the British soldiers were driven from the

**Evacuation Day**  
Continued on page 6

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Teresa Polhemus, Executive Director/Secretary

# First Thursday starting up in JP



Hundreds of residents come out every first Thursday to celebrate the neighborhood and maybe take in a film.

**Jeff Sullivan**  
Staff Reporter

About 11 years ago, the Jamaica Plain Centre South Main Streets (JPCS) launched the First Thursdays Art Walk Program.

JPCS Executive Director Ginger Brown said it was started to get more pedestrians out and about for the local businesses. Basically, each participating business would host an art gallery or musical act each Thursday to enliven the streets in the district. The program starts on March 1 and will go until November.

"A lot of the businesses go

ahead and book their own events for the art walk now," she said. "This is our 11th year, long before I was in the organization. The board members and volunteers wanted to find a way to incorporate more arts in the business district and Jamaica Plain. The executive director back then dreamt up the event and used their personal contacts to go around to each business and it ended up being a huge success."

Brown added that the event was so successful, it didn't really need the guidance of the JPCS to continue; the businesses kept it going when the JPCS couldn't.

"It grew so much that there were two years that JPCS didn't have an executive director at all and the businesses kept it going," she said. "It really speaks to the strength of the event and also how people in JP love to support the arts."

Art galleries for businesses have become regular sites on the main drag, and the horn band JP Honk has been known to make appearances throughout the year. Brown said the events vary depending on the business.

"Boing! Toy Shop usually has a game night, which is a

**First Thursday**  
Continued on page 7

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# Editorial

## PARK, RIDE, AND STOP

Here is the latest, greatest scheme to fix public transportation: combining the MBTA and its sorta-sister Commuter Rail.

A public transit advocacy group, Transit Matters, has released a report calling for modernization of the MBTA Commuter Rail network and an updated business model as part of a larger reimagining of the service. "Massachusetts should commit to transitioning from its current Commuter Rail system to a Regional Rail system that offers frequent all day intercity rail service provided by clean electric-powered locomotives," it states.

TransitMatters identified five critical components to the Regional Rail business plan: system-wide electrification; high platforms allowing faster and accessible boarding; strategic infrastructure investments to maximize speed and reliability; frequent all-day service – every half hour in the suburbs, every fifteen minutes in denser urban neighborhoods; and fare rationalization, including free transfers between regional trains, subways and buses.

The plan, on surface is a good one. We have plenty of fears, however, about taking a system that more-or-less works and dumping it into a steaming cauldron of incompetence.

The "good" will never fix the "bad." That's basic entropy kids, and the MBTA is the very model of entropy.

According to the TransitMatters, Regional Rail can begin with affordable trials on the Providence Line — the Commuter Rail's only electrified line — and the Fairmount Line. The plan proposes cost-effective pilots for these lines to prove the efficacy of the approach and to provide better service and social and environmental justice to Fairmount Line riders and corridor residents.

TransitMatters Board member Tim Lawrence says the report responds to the legitimate concern of the MBTA's Fiscal Management Control Board, that the current Commuter Rail system, carries too few riders at too high a cost. "We agree with that assessment," he said. "Our plan for Regional Rail addresses this head on — by offering not just a vision, but a new business model. It's that business model that will be a game-changer, moving us away from the unacceptable status quo, and making our intercity rail system operate in a cost-effective, rider-responsive manner."

Also afoot, we sense an MBTA-based bird was chirping on the window sill of a Boston Globe writer who wrote a love letter to city buses. Well, it was almost a letter, as author Nestor Ramos did detail the problems every bus faces on traffic-jammed streets and with bad parking. His call to action: more people should ride the bus. An MBTA spokesman's hashtag salutation: "#BusOnlyLanes."

Do we really need to point out that Boston's roadways are far too small and narrow to just go adding lanes in a mission to spite automobile drivers? There is only so much space that bike and bus lanes can support.

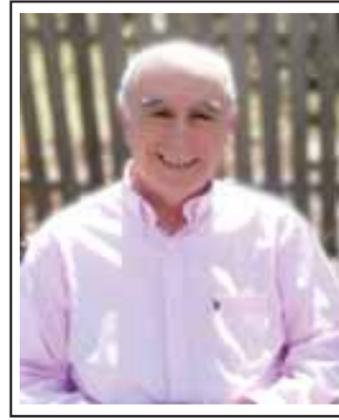
Fix public transportation, make it affordable, faster, and less prone to Armageddon on a daily basis and, maybe, just maybe, transit woes and auto congestion will finally have some relief.

## You didn't read about it in the Globe

There's a memorable scene in the movie "Forrest Gump" where Gump, in his Army uniform, is mistakenly taken for an anti-war protester at a huge rally during the Vietnam War years.

He is ushered onto a makeshift stage in Washington, D.C., to address tens of thousands of protesters when a police officer furtively pulls the plug on him literally, preventing his message from being heard by the attendees. Only when he ends and spots his beloved Ginny in the reflecting pool does the sound come back on.

I wonder if the same tactic might be considered this summer by Fenway area residents. The city has given permission for 12 performances this summer with nary a whis-



My Kind  
of Town/  
Joe Galeota

per of concern for nearby dwellers. This is a 50 percent increase from last summer, from eight performances to 12, and it does not include

practices and sound checks.

The "it" mentioned in the title is the open meeting conducted by the city's Office of Consumer Affairs and Licensing before it gave its blessing for the raucous concerts. It's a good reason why Boston is still a (daily) two-newspaper town.

A number of local businesses attended the recent meeting; they won't bite the hand that feeds them. The objections of Fenway area residents were ignored. The unions salivate at the thought of moving equipment. And so the city said yes to Fenway Park and concert promoters standing to make a huge amount of money, go ahead.

Here's the rub: the people  
**Galeota**

*Continued on page 14*

## Mayor Walsh announces \$15 Million in new funding for Affordable Housing

Building on his commitment to create more affordable housing in the City of Boston, Mayor Martin J. Walsh today announced the Department of Neighborhood Development (DND) and the Neighborhood Housing Trust (NHT) Fund have awarded more than \$15 million in funds to seven rental projects across Boston. These awards will help fund the production and preservation of 354 units of affordable housing in Boston.

"Preserving Boston's affordability is key to ensuring everyone who wants to live here can afford to do so," said Mayor Walsh. "It's important now more than ever that we use every resource available to build more housing for working families in our City. I'm proud that by working together with our partners in the Neighborhood Housing Trust, this funding will help us preserve and create more affordable housing in Boston."

The funding awards for the seven new housing proposals total \$10.4 million of HOME, Community Development Block Grant, and Inclusionary Development funding along with \$4.25 million in Linkage funding. The Neighborhood Housing Trust also supported a funding measure to the Boston and Planning Development Agency (BPDA) for a Housing Creation award in the amount of \$1.2 million.

The seven projects receiving funding will create 436 units of housing. Of these units, 354 units will be income restricted to low, moderate and middle-income households. The City's most recent Request for Proposals for funding put a premium on the creation of units of housing for very low-income households; as a result, 139 units of affordable housing will be accessible to households with incomes at 50 percent or below the Area Median Income,

which amounts to \$51,000 or less for a family of four. Forty-seven of these units will be set aside for formerly homeless households, and 64 units will be available to households earning less than 30 percent of Area Median Income - \$31,000 for a family of four.

To ensure that all units receiving City funding will remain affordable, all affordable units will have a deed restriction in perpetuity. In all cases, the projects have been carefully underwritten to leverage alternative sources to minimize City funding.

"Our team is extremely proud that we were able to fund projects with such deep affordability, ranging from 60 percent of the area median income to homeless individuals," said Boston's Chief of Housing, Sheila Dillon. "I can't wait to see these projects completed, and I want to thank the Neighborhood Housing Trust and our partners for helping us create more affordable housing in Boston."

"Many thanks to Mayor Marty Walsh and to the City of Boston for their ongoing commitment to redevelop Roxbury and Jamaica Plain," said Frank Shea, Urban Edge's Chief Executive Officer. "The Holtzer Park project, which is part of a larger effort with our partners at Jamaica Plain Neighborhood Development Corporation and The Community Builders to strengthen the community for all of the families living here, will bring 62 new affordable apartments to the area. We are thrilled to be in partnership with the Boston Housing Authority on this project and we look forward to working with the city as this development gets underway."

With the awarding of these funds, the Walsh Administration has now committed more than \$115 million in affordable housing funding since Mayor Walsh took office. Since the



Mayor's Column

### Martin J. Walsh

launch of Housing Boston 2030, 4,649 new income-restricted units have been permitted, of which 2,234 are targeted to low-income households. There are an additional 4,240 deed-restricted units in the City's development pipeline.

Today's announcement contributes to the goal of creating 6,500 new units of affordable housing outlined in Housing a Changing City: Boston 2030, Mayor Walsh's housing plan, and also supports Boston's Way Home, the administration's plan to end chronic homelessness. In addition, the growth of affordable housing in Boston supports the goals of Imagine Boston 2030, Boston's citywide plan.

The following is a complete list of the developments that have received funding awards:

#### Dorchester

191-195 Bowdoin St. - Viet AID proposes to combine a city-owned parcel with an adjacent privately-owned parcel to create 41 affordable rental units and approximately 7,000 square feet of commercial space.

#### Housing

*Continued on page 7*

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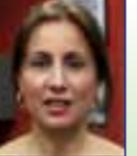
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Martin J. Walsh, Mayor

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## Transportation *continued from page 1*

cation, 1,853 students to 43 sites for private or parochial schools and 7,406 students to 29 charter sites. In total, the BPS transports 42,970 students to and from 268 sites every day.

"It shouldn't be lost on you that roughly half of the sites we serve are BPS students, which means half of them are non-BPS schools, but only about a fourth are non-BPS students and what that means is that we're much less efficient in the transportation we need to provide to students who go to school outside of BPS," he said. "That's because those schools tend to have a broader range of choice than BPS schools do, that also means that we're transporting students to out-of-district placements for Special Education, which means in some cases we're often putting only one or two students on a bus."

Chief of Operations for the Superintendent's Office Rob Consalvo did point out, however, that BPS enrollment vs. charter schools has been actually going up in the earlier grades.

"Anecdotally, at particular lower grades, parents are now more than ever are choosing BPS to speak to some of the great successes we've had like added 1,100 new school students in those early grades," he said. "Parents want to enroll here."

Hamlin said another factor for cost is that school choice makes for difficult transportation routes. He used the Mario Umana K-8 School in East Boston as an example, which has

students coming from as far away as Brighton and Hyde Park.

"This is a degree of choice that very, very few districts across the country provide to their families," he said. "As a result, we have high transportation costs... East Boston is not the easiest place to get to in the city."

Hamlin also said one of the factors facing school transportation issues is that there are 1,500 trips each morning provided by 600 buses, which averages to 2.5 trips per bus per morning. He said they have 757 buses total.

"It's partly why it's not uncommon to see few students on our buses, this is something we hear often times and often it's voiced as criticisms, you know why do we see such a small number of students on the buses every day?" he said. "In reality, you're never going to see a bus that's full unless you happen to catch that bus after it's picked up its last students and before it gets to the school, that's a small portion of the day."

Hamlin did say that the implementation of cost efficiencies helped to realize savings, but increases in costs snatched those savings away. This did not make sense to Essaibi-George.

"I just want to state for the record I don't understand how we realize cost savings and still increase spending," she said.

Hamlin did also say that drivers who are taking sick time or on vacation still have to be paid, and for that reason they actually have hired standby drivers, who are sometimes also paid even when they are not necessarily driving.

"At any given morning we may have 100 drivers who are not there," he said. "We would have a number of drivers who are absent and the routes that those drivers run are then posted for bid for the standby

drivers. This happens every single morning at 5:15 a.m. If they pick up a route that starts at 6 a.m. and ends at 10 a.m., then they're paid their standby rate from 5 a.m. until 6 a.m. and then the route rate for that route up until 10 a.m."

District 5 City Councilor Tim McCarthy asked Hamlin about possible cost savings from reducing the size of the vehicles and perhaps creating a fleet of vans to shuttle kids around that could be more fuel efficient and carry more full loads of students. Hamlin said they have four different types of buses in the fleet: wheel chair buses, minibuses - known as MS buses that hold about a dozen kids, half-size buses that carry up to 30 small kids (three to a seat) and full buses that carry 70 students.

Hamlin said that a fleet of vans would not reduce costs, as the fuel savings would be minimal and the driver costs (wages, sick time, benefits etc.) would stay the same.

"The half size buses give us the ability to fill up a bus at a smaller number than a full size bus and give us a greater flexibility, but there is very little to any cost difference across the types of buses," he said.

McCarthy also asked that BPS look at the stops for students and try to make them more efficient.

"One of the biggest complaints we receive is traffic congestion and when I'm coming into work or coming home from work and you're on Hyde Park Avenue or Columbia Road and a bus stops on Columbia Road and stops traffic, I just continue to think that if we could have pick-ups off of main drags we could eliminate a lot of that, and I know that could be difficult in some places but we have buses that are stopping literally every 300 feet," he said.

## Evacuation Day

*continued from page 2*

Boston Harbor.

This year's Henry Knox Recipients are Lorraine Linehan, Jimmy Cahill, Sean Connor, Jennifer Zablocki Evans and Dianne Horne. Lineham has served on the board of the South Boston Special Kids and Young Adults group, as well as the South Boston Neighborhood House, a committee member of the Stephanie Ufring Memorial Scholarship Foundation, a board member of the South Boston Irish Society and helps to decorate the for the Labourer Center's annual Christmas House Tour.

Cahill himself is a retired Boston Firefighter, and volunteers in everything he can, according to McGrath. Connor has been volunteering with the Boston Pop Warner since its inception and South Boston Little League. Evans Andrew Square Civic Association, volunteered for many years as the treasurer on the St Mary's School Parent Council and volunteers as a coach for the South Boston Youth Soccer League. Horne volunteers at the Parishes of St. Vincent, St. Peter & Paul, & Our Lady of Good Voyage and volunteers her time to teach Religious Education classes at those institutions.



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# First Thursday

*continued from page 3*

great reason to get out,” she said.

Brown said they also sponsor several public events throughout the warmer months for the First Thursdays.

“As it gets warmer we also put on Screen on the Green for First Thursdays, so we show a movie at the Loring Greenough House on their lawn,” she said. “We try to do new movies and old classics, and this year we’re going to have Black Panther in September and Some Like it Hot, appropriately, in July. We do our best to make it fun and the community really responds.”

Brown said it can be a little slow during the cold months of winter, but said that quality and quantity each have benefits and drawbacks. Residents can, for example, see all the events on Thursday, March 1.

“So this Thursday, there is an art show at JP Licks and at Focus Real Estate,” she said. “So we have two different art shows going on, it’s still a little cold, so most of the businesses get on board as it gets warmer. Unlimited Sotheby’s International Realty is having a health seminar, too.”

Brown said the event really helps to bring the community together for something special and she really enjoys being a part of that decade-long tradition.

“It really is enjoyable. It’s a great time, the businesses, like Caldwell Bankers, always hosts some music group and they put out wine and cheese. On Centre always has a trunk show going on and you go in and meet the artists that create some really unique items,” she said. “Everyone is very familiar with the businesses, it’s a very neighborly feel to the whole event.”

The Screen on the Green events will start on May 3, and usually attracts a crowd. For more information, go to <http://jpcentsouth.com/upcoming-events/>.

Participating businesses include East Savings Bank, First Baptist Church, Jameson & Thompson Picture Framers, City Feed and Supply, Coldwell Banker Residential Brokerage, The Real Deal, the Jeannie Johnston Pub and the Riot Theater.

# Housing *continued from page 4*

## Fenway

270 Huntington St. - Renovation and preservation of 72 affordable rental units in the Fenway.

## Jamaica Plain

125 Amory St. - In response to the BHA’s RFP for the 125 Amory Street site, Urban Edge is proposing to construct 62 new units of affordable rental housing in Jamaica Plain.

## Mattapan

Mattapan Station - The development team for Mattapan Station includes The Preservation of Affordable Housing & Nuestra Comunidad CDC. The development comprises 135 units of mixed income rental housing in Mattapan, with 69 affordable rental units and 66 market rate units. The first floor of the development will also include 10,000 square feet of commercial space.

872 Morton St. - The development team of the Caribbean Integration Community Development & Planning Office for Urban Affairs will create a 38-unit, mixed-income development, along with over 2,000 square feet of commercial space. The site will also include a serenity garden to be named after Stephen P. Odom. The developer is working closely with the Parks Department to design the serenity garden.

## Mission Hill

Parcel 25 - Parcel 25 is a 3-phase, transit-oriented development located on a site formerly owned by the MBTA and located across from the

Roxbury Crossing MBTA station. The second phase will create 46 units of affordable rental housing. The Trust voted to support a Housing Creation proposal in the amount of \$1,250,000 from Children’s Hospital in December.

## Roxbury

Bartlett Building A - As the next phase of the Bartlett Yard redevelopment, the Developer Nuestra Comunidad will create 42 units of mixed income rental housing along with 14,000 square feet of commercial space and 20,000 square feet of office space.

To help choose appropriate developments for funding, the City of Boston has established funding priorities, based on the goals outlined in Housing A Changing City: Boston 2030. Proposals submitted are expected to fall under at least one of the priority criteria: Affordable housing developments that utilize City-owned land; affordable housing developments targeting a mix of incomes: from units for homeless households to units targeted and restricted to incomes representative of Boston’s workforce. The City prioritizes proposals that, in addition to the homeless set-aside, provide some portion of units targeting extremely low income tenancies: affordable housing developments that have reduced the cost to build and/or efficiently use subsidy so that the project is able to move into construction more quickly; affordable housing developments that provide units that

serve the disabled community, vulnerable or special needs populations, elders, veterans, artists, aging out youth, etc.; acquisition of unrestricted housing developments in order to stabilize the tenancies, and provide long term affordability for a mix of incomes (i.e. unrestricted properties); developments that are at risk of losing their affordability within five years; large projects with more than 50 units of housing, of which at least 51 percent will be deed-restricted affordable units; projects creating new affordable units in high-cost neighborhoods where most of the IDP funds are generated. Projects that contain affordable units that cannot be funded from other subsidy sources available under this RFP, or through the Neighborhood Housing Trust RFP; projects that can quickly acquire existing unregulated units and convert them into long-term affordable housing.

To date, the Walsh Administration has committed more than \$100 million in funding to the creation and preservation of affordable housing. Today’s announcement builds on the City’s preservation and anti-displacement goals, outlined in Housing A Changing City: Boston 2030, Mayor Walsh’s housing plan, and the housing goals laid out in Imagine Boston 2030, Boston’s first citywide plan in 50 years. As part of both plans, Boston has prioritized increasing the overall housing supply, with a focus on creating and preserving affordable housing.



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# Around the Neighborhoods

## CITYWIDE

### PARKS DEPARTMENT HOSTS FREE DOUBLE DUTCH CLINICS

The Boston Parks and Recreation Department is hosting a series of free Inner City Double Dutch Clinics for youngsters ages nine to 18 at the BCYF Madison Park Community Center in Roxbury.

These free clinics provide instruction in the fundamentals of jumping rope and rope turning. The sessions will be held from 2 p.m. to 4:30 p.m. on, March 10 and 24, and April 7 and 14.

The clinics and tournament will be held in the gym at Building 4, BCYF Madison Park Community Center, 55 Malcolm X Blvd., Roxbury. Teams will compete in the Mayor's Cup Double Dutch Tournament on Saturday, April 21, from 10 a.m. to 4 p.m. Doors open at 9 a.m.

No pre-registration is required for the clinics and all children ages nine to 18 are welcome. Community centers and youth groups are encouraged to bring their youngsters to the clinics and are invited to schedule dates and times for regular participation in the program. For more information please call Larelle Bryson at (617) 961-3092 or email [larelle.bryson@boston.gov](mailto:larelle.bryson@boston.gov).

### NEXT SBAA MEETING

The next SBAA Meeting will be held on Saturday, March 10. 9-10 a.m. is board meeting and 10 a.m.-noon is artist presentation.

The Location is Laboure Center, 275 West Broadway, 2nd floor Guest Artist Presenters: Tom and Patrica Steiner Refreshments will be served. Bring a friend - all are welcome

### BOSTON TEENS INVITED TO SUMMER JOB AND RESOURCE FAIR MARCH 10

Boston teens ages 15 to 18 interested in a summer job

through SuccessLink, the Mayor's Summer Jobs program, are encouraged to attend the City of Boston SuccessLink Youth Job and Resource Fair on Saturday, March 10 at the Reggie Lewis Track & Athletic Center at Roxbury Community College. The hours are 10 a.m. to 2 p.m.

Over 100 Employers: Come find the right fit for your summer job; Game stations that will bring you up to speed on essential job skills; Youth resource tables with important information and opportunities for teens; Raffles; Swag bags for the first 200 youth who RSVP; Free food; Music; And more!

Every employer that hires young people through SuccessLink will be present to engage with youth about what a potential summer job would be like. Registration for SuccessLink will open Feb. 19 and end March 30. Don't miss out on this opportunity to see what jobs are available and connect with employers! SuccessLink is managed by Boston Centers for Youth & Families' Division of Youth Engagement & Employment. Over 3,000 young people are hired every summer through SuccessLink and placed in a variety of jobs across the city.

## ALLSTON/BRIGHTON

### HARVARD ED PORTAL EVENTS

The American Modern Opera Company (AMOC): The American Modern Opera Company (AMOC)—an ensemble of singers, dancers, and instrumentalists—invites the Ed Portal community to share an evening of music, dance, and creation. Join them as they work to reimaging the experience of opera from conception to performance. The Event takes place on Friday, March 2, 2018, 7 to 8:30 p.m. Also, be sure you don't miss the AMOC's Open Rehearsals: March 2, 10:30 a.m.-1 p.m., March 2, 2

p.m.-5 p.m. located at Harvard Ed Portal, 224 Western Ave., Allston

\* Navigating Your Career: Are you feeling lost in your career or unsure about your career future? This workshop, facilitated by Jane McHale, will help you plan your career strategies and set clear goals—one step at a time. Participants will gain a better understanding of where they are in their career, learn the four stages of career planning, and work on the next steps towards achieving their career goals.

This session serves as an introduction to the Workforce Development offerings at the Harvard Portal and will be a guide for choosing the programs that fit your needs.

Jane McHale has been a leader in the field of career development in Boston and is a long-time Brighton resident and advocate. Her business, Jane McHale – Career Services, is well known for helping professionals achieve both career success and personal satisfaction. Please join us on Thursday, March 1, 2018, 10 a.m. to 11:30 a.m.

\* Learn Anything: Exploring the World of Free Online Courses from Top Universities: Enhance your career opportunities. Explore an interest. Or learn something new.

Online learning gives you limitless opportunities to expand your world. Join us for a free workshop that will help you explore the possibilities for online learning, understand the process of signing up for an online course, and learn how to interact with course materials. Learn Anything will be led by HarvardX team members and a local resident, who has used online learning to enhance her career. Join us on Thursday, March 1, 2018, 7 p.m. to 8 p.m.

Did you know: HarvardX courses are free to sign up! For a fee, you can also receive a certification upon completion of the

course. The Harvard Ed Portal offers Allston-Brighton residents scholarships to waive the certification fee—learn more on the HarvardX for Allston scholarship page.

### BOOK SALE!

A book sale will be held at the Brighton Library, 40 Academy Hill Road (617)782-6032 on Friday, March 9 and Saturday, March 10 from 10 a.m. to 4 p.m. Lots of adult books, children's books and AV material will be offered at low, low prices. Come and enjoy the bargains! All proceeds will benefit the Brighton Branch Library. Sponsored by the Friends of the Brighton Library.

### BOOK DISCUSSION GROUP

A book discussion meets at the Brighton Branch Library on the last Wednesday of each month at 11:15 a.m. The featured selection for Feb. 28 will be *In the Heart of the Sea: The Tragedy of the Whaleship Essex*. Copies of the book are available at the library. Everyone is invited and new members are welcome Brighton Branch Library/40 Academy Hill Road/(617)782-6032

### BEGINNING INTERNET CLASS/MYSTIFIED BY THE NET? DON'T KNOW HOW TO SURF?

Help is available on a one on one basis to get you started. Call for an appointment and ask for Alan Brighton Branch Library/40 Academy Hill Rd./ (617) 782-6032.

## HYDE PARK

### EASTER EGG HUNT

The Boston Police Department Area E-18 & the BCYF Hyde Park Community Center invites you to join us for an Easter Egg hunt, Sunday, March 25 from 12:30-2 p.m. (egg hunt to begin promptly at 1 p.m.). Hop on down to the community center for an egg hunt, spring activities, light refreshments and FUN! 1179 River St., reservations required please call 617-635-5178 or email [michellehpcc@gmail.com](mailto:michellehpcc@gmail.com) by March 19. Event is for children 9 and younger.

### BCYF SUMMER CAMP

The BCYF Hyde Park Community Center is currently accepting applications for summer camp. Camp is for children 7 - 12 years old and runs for 6 weeks starting on July 9. Stop by the community center to pick up your application today. Hyde Park Community Center, 1179 River Street 617-635-5178.

### SENIOR COFFEE HOUR

Join us for our Senior Coffee Hour every Friday Morning from 10 - 11:30 a.m. An opportunity for local community members to socialize with others, enjoy refreshments, and participate in activities. Light refreshments provided. Hyde Park Community Center.

### LEARN TO PLAY GOLF PROGRAM FOR YOUTH AND ADULTS

Boston Parks and Recreation will be offering a learn to play program at the BCYF Hyde Park Community Center. The program starts on Thursday, March 29 and runs for 6 weeks. 6-7 p.m. is the Junior Session for 7 - 17-year-olds, 7-8 p.m. is the adult session, registration is first come first served. Register today!

### CHESS & CHECKERS WITH CHARLIE

Children are welcome to come and learn to play chess or checkers with Charlie Cleary on Saturday afternoons. Sponsored by the Friends of the Hyde Park Branch Library. Free to all. Chess & Checkers with Charlie takes place on Saturday, March 3, 2018, 1 - 4 p.m. located at the Hyde Park Branch of the Boston Public Library.

### SATURDAY MORNING BLOCK PARTY

Come play, build, and learn together at a block party – library style. Playing with blocks provides opportunities to learn about math and science, pre-reading skills, social skills, and motor skills. Various building blocks will be available including wood blocks, magnetic blocks, KAPLA blocks, soft blocks, and baby blocks. No registration is required. The Block Party takes place on Saturday, March 3, 2018, 9:30 – 11:30 a.m. located at the Hyde Park Branch of the Boston Public Library.

### IN CAMP AT READVILLE

The Menino Arts Center proudly announces IN CAMP AT READVILLE, a 3D exhibition created and presented by the 54th Regiment Re-enactors and Historical Society. The exhibition will be available from March 15 – April 27, 2018.

A must see, this is a rare and exciting 3D exhibition that visually brings to life what it was like to be part of the historical camp of the brave men who served in the 54th Regiment, the first African-American regiment organized in the northern states during the Civil War. An actual mock camp with tents and period artifacts along with photos will be set up in the hall and gallery at Menino Arts Center. Members of the 54th Regiment Re-enactors will be on hand during gallery hours to answer questions. This installation and presentation will highlight and educate attendees about this important period in US history and Hyde Park history. It is proudly in partnership with the celebration of the Hyde Park's 150th year of incorporation (1868-2018).

Gallery Hours: Thursday, noon - 5 p.m.; Friday, 10 a.m. - 4 p.m.; Friday, 5 - 8 p.m.; Saturday, 1 - 5 p.m. Opening Reception: Friday, March 16, 7-9 p.m. and a children's reception: Thursday, April 19, 1-3 p.m. Re-



## Ask The Doctor

Junior Damato began servicing vehicles in 1969. He owns a 10-bay auto repair service center in Hyde Park and an 8-bay center in Middleboro. Junior is an ASE-certified Master Technician, ASE-certified L-1 and ASE-certified Natural Gas.

### 2017 Volvo V90 Cross Country T6 AWD

The V90 is unlike any Volvos of the past. The body looks very modern and sleek; even the front grille doesn't look like a Volvo. The rear is rounded while being squared off, if that sounds possible. The V90 has all the creature comforts and all the latest safety features available. The only thing I would like to see different is the addition of control knobs for the audio and heat – the center multifunction touch display does take lots of practice to get used to and understand.

Powered by a 2.0 liter, turbo-charged engine via an automatic transmission, the ride is smooth and quiet at all speeds, pushing 316 instant horsepower – NO turbo lag here. Volvo has been turbo-charging vehicles for 20+ years and has never, to my knowledge, had any issues. The V90 has a low entry for passengers and rear tailgate loading. Fold down the rear seat and there is plenty of storage space. Nineteen-inch non-aggressive tires on alloy wheels are standard.

Volvo was never into creature comforts or high-end audio systems, but that was in the past. The panoramic moon roof and a heated steering wheel are breakouts for this Volvo. The car seats four with comfort. Base price starts in the low \$60s (destination fee: \$995). Popular options such as the Luxury Package for \$4,500 includes Nappa leather, 4-zone heating, heated rear seating, and power cushion extensions; metallic paint: \$595; Cross Country Package: \$1,950; Bowers and Wilkins premium sound system: \$3,500; heads-up display: \$500; 20-inch wheel package: \$500; rear air suspension: \$500. EPA: 22 city, 30 highway MPG. Total price with options: \$69,440. The V90 drives and handles more like a sports car than a multi-purpose wagon. It is assembled in Sweden with a Swedish engine and a transmission from Japan.

Boston's own Junior Damato, "The Auto Doctor" has agreed to field auto repair questions from *Bulletin* and *Record* readers. Please forward your questions to [news@bulletinnewspapers.com](mailto:news@bulletinnewspapers.com) and we will do our best to get your questions answered.

# Box gardens on Greenway getting face lift

**Jeff Sullivan**  
Staff Reporter

The North End Waterfront Neighborhood Council (NEWNC) met recently and discussed new proposed changes to the box gardens on the Rose Kennedy Greenway Conservancy site.

The gardens will be completely redone, according to Jesse Brackenbury, Executive Director, Rose Kennedy Greenway Conservancy. Because of the recent grant from earlier in the year for \$1.4 million, the Conservancy will be redoing its south gardens. He said the construction for the project itself should cost around \$500,000, and the rest of the grant will be put towards park maintenance and upkeep.

“The gardens across from the Haymarket Hotel Site on the South Side of Hanover Street will be entirely reconstructed,” he said. “In 2014 we did a community process where we worked with a garden designer to help us rethink the boxwood beds on the west side of the two North End Parks over there. Those were originally over planted – the box woods themselves – at twice the cost and have been choking each other out from

day one, and also there was a contaminant in the soil and an invasive weed that has been choking out the plants there.”

Brackenbury said they were able to redo the gardens on the north side of Hanover Street in 2015 and will be doing the same on the south side this summer.

“We now have a major gift from the Lynch Foundation, Peter Lynch, to redo the gardens on the southern side of Hanover Street,” he said. “So the southern side is about twice as big and it has different grade, so it won’t be a mirror image of the gardens on the other side but very similar. We got great feedback on the northern gardens and we will be giving the same treatment to the southern gardens.”

Brackenbury said Lynch’s wife, Caroline, will be the namesake for the gardens.

“She died extremely suddenly in 2015 she was an avid gardener and she went from healthy to diagnosis to dead in 10 days,” he said. “They are endowing the ongoing care of the gardens, and in addition to the gardens we will be adding some lighting. The area is pretty well-lit, but those are overhead lights and we will be adding lighting sort of at pe-



The Rose Kennedy Greenway Conservancy is making some changes to the gardens at the intersection of the Greenway and Hanover Street intersection.

COURTESY PHOTO

destrian scale. So the benches that are there on the stone dust paths will have under lighting and will hopefully be a little more inviting in the evening and a little bit less inviting to some of the kinds of things that might occur there otherwise.”

Brackenbury said in the plaza areas where there are benches and other amenities will receive some extra furniture and planters.

“In those little plaza areas, we will add some furniture, planters, tables, chairs, um-

rellas and a little bit of greenery. So if you are there with your kids running in the fountains or you are there for a picnic on the lawn, it’s a little bit more shade and seating in the area,” he said.

Brackenbury said the plan is to remove all the plants currently there now and let the

ground lay fallow for a short time to let the weeds grow back up and ripped out later.

“The intent is to have all this down by the Fourth of July,” he said. “In terms of park impact, it will mean that those gardens are behind a fence from March/April until sometime in late June.”

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**or Register In-Person**

**March 3<sup>rd</sup>, March 10<sup>th</sup>, & March 17<sup>th</sup> from 10:00 am – 1:00 pm at**  
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A CENTURY OF SERVICE TO THE COMMUNITY

## Youngsters Decorate the Community Mural



Youngsters decorate the community mural at the February 21 Children's Winter Festival on Boston Common hosted by Mayor Martin J. Walsh and the Boston Parks and Recreation Department. Attractions included the 45-foot-long Toboggan Tunnel with twin roller lanes, the 30-foot-high inflatable Everest Climb N Slide, the Snow Mazing maze, and games including giant Connect 4, Baggio bean bag toss, and inflatable Skee Ball and Plinko. In addition, the Highland Street Foundation sponsored a week-long Winter Camp at the Boston Common Frog Pond with free skating and rentals for all ages.

COURTESY PHOTO JON SEAMANS

## 125 Amory *continued from page 1*

a funding commitment of \$2.75 million from the city. But other funding applications are extremely competitive and sometimes it takes one or two rounds to get funded. But 125 Amory will still proceed. The primary financing strategy is through the use of rental assistance for the 30 and 50 percent AMI apartments. We're looking at Mass Rental Housing vouchers and Section 8 certificates. There's an incredible demand for these resources. The state definitely values the inclusion of deep affordability in projects. Financing will also include a conventional permanent mortgage."

The architect, Kendra Halliwell of Icon Architects, stated in her earliest design shown at the first community meeting on July 6, 2016 137 Amory was two buildings; it is now a single building.

"This is a really good first step for the six acre site," she said. "There will be 37 two-bedroom apartments and 16 three-bedrooms. We're aiming at families in this building. It will fit on the slope of the land with two entrances: one on Amory Street and the main entrance off the interior drive that will lead to the manager's office and community room. In keeping with the JP Rox guidelines, the building will have a set back with one wing at four stories closest to the Atherton Street homes and five stories facing the

greenspace common."

Holtzer Park, named after the Holtzer Cabot Factory which built 125 Amory St. in 1914, is a narrow, 227-foot long building. The mass is broken up by wide shallow bays and bright colored panels at the Amory Street corner, the cornice line and the entrance bay.

"This will really transform the site," Halliwell said.

Five zoning variances are required and Urban Edge has a ZBA hearing date of Feb. 27; a very tight schedule as committee chair Dave Baron remarked.

Zoning committee member Jon Truslow was enthusiastic.

"This is a fantastic project," he said

Six neighbors attended the meeting, including Alexandra Fabre.

"I moved to 98 West Walnut Park a year and a half ago," she said. "If I value something, I speak up. I oppose this project. I live right across the street. The community has been disrespected. There's always something going on with these people over there. I wake up to sirens at night. People are outside smoking. Gentrification isn't just about rich people; it's about people like me who work 50 hours a week. This is a massive project."

When later asked if she had attended any of the community meetings, the last of which was on Jan. 23, Fabre said no.

"But I send representatives. I write letters," she said.

Ray from West Walnut Park has attended the community meetings and he repeated his opposition based on traffic, density and blocking sunlight.

"The building is too close to the street," he said. "It's a huge building."

Lianna Poston is an aide to Rep. Liz Malia.

"Rep. Malia is really thrilled about this project," she said.

Akimi Garden, a neighbor and also a member of the 125 Amory St. IAG, was also in support.

"This project will help everyone," she said. "It will add new neighbors to old neighbors. People can sit out in their new backyard park and join each other."

Carolyn Royce is chair of the Egleston Square Neighborhood Association.

"I feel so positive about this," she said. "I appreciate the setbacks that adhere to the JP Rox guidelines. And with on site management I feel very hopeful."

Zoning committee member Marie Turley addressed Fabre's remarks.

"A lot of the concerns are management issues," she said. "There will be a property manager on site who will be responsive."

A motion was made to approve and passed with one abstaining.

# South Boston IPOD extended

**Jeff Sullivan**  
Staff Reporter

The City of Boston and the Boston Planning and Development Agency (BPDA) announced a one-year extension of the South Boston Interim Planning Overlay District (IPOD).

The IPOD was due to expire on July 12, 2018, and will be extended by one year from that date. The IPOD basically halts most large development, regardless of the current Article 68 Zoning Code, and requires a public process. The restrictions of the IPOD include erecting a building with a gross floor area greater than 1,000 square feet, extending a building so as to increase the gross floor area by more than 1,000 square feet, or are substantially rehabilitating a building which results in a gross floor area more than 1,000 square feet.

At-Large City Councilor Michael Flaherty said the IPOD came about because of the institution of Article 68 in recent years. In the former zoning code, Article 57, the zoning required that any development on a lot sized less than 5,000 square feet would trigger zoning variances and require public input.

So that made it difficult to develop in the neighborhood, and was completely eliminated by the Article 68. But with the development boom of South Boston and the rest of the city, residents soon saw multi unit housing go up on post-age stamp lots with little to no public process or input. Development became rampant, as the neighborhood has seen, and the IPOD was enacted to slow down development and allow a better public process for most large scale development. Flaherty said with the passage of the extension, residents and the BPDA now have some breathing room to work out the issue.

"Something we should strongly consider is a minimum lot size, which will prevent people from bulldozing homes that are on large parcels, very similar to what we saw on M Street and Farragut

Road and throughout the Lower End," he said.

Now, however, any resident who wants to make a small addition or do any work beyond the scope of 1,000 square feet has to go through a public process and present to the Zoning Board of Appeals, regardless of whether or not they fit the zoning laws. But Flaherty said he believes they are working through bigger problems left behind by the previous mayoral administration.

"We now have a district wide transportation problem because of the volume of permits that have been approved over the last 20 years -not a lot of planning went into it," he said. "It was hocus pocus every week at the ZBA and it became who you knew and hired than it did for the merits of your proposal and the community was exploited and a large part of that happened under the previous administration. So we undertook a two year process to rezone the neighborhood to help streamline it and to take the hocus pocus and the guessing out of it and there were some great things that came out of it, however, when the minimum lot size was removed, it opened a window for developers to exploit."

In any case, the BPDA said they will be analyzing the effects of the IPOD in the coming year-and-a-half and will be hosting a public process to both appease neighborhood concerns and make the zoning process predictable.

Flaherty said they definitely have their work cut out for them, as minimum buildable lot sizes can be interpreted differently throughout the neighborhoods of South Boston.

"I think it's important that the BPDA during their analysis they identify community-acceptable minimum lot sizes throughout the whole neighborhood and those minimum lot sizes may differ in various parts of the town," he said. "For example for City Point they could have a different minimum lot size that's clearly different than the Lower End and then different from Dorchester Heights."

# Digging up a buried part of Hyde Park's history... with a watercolor

**Matt MacDonald**  
Staff Reporter

This Saturday, March 3, the Menino Arts Center (MAC), in conjunction with the Blake Estates and the Paul Nolan Group, will open an exhibit of their art at the Hyde Park Branch of the Boston Public Library which will run for two months.

Harold Foppiano, a Nolan Group member and lifelong Hyde Park resident, was one of those invited to hang a painting and, during a recent Nolan Group session at the MAC, he gave a sneak peak at his watercolor "Tuckers Pond, Dana Avenue, Hyde Park, circa 1900" while going into some background regarding his rendering of the nearly forgotten neighborhood landmark.

"I wanted to paint the Pond, which was taken away, I would say, during the early 1950s," the longtime Dana Avenue resident explained.

The Pond, which was located where the Dana Avenue section of the Fairmount Public Housing Development is today, was filled in order to build those projects that border the town of Milton and the property that would become the site of the St. Pius X rectory.

"I only had one photo to give me an idea of what it



Harold Foppiano poses with his watercolor of "Tuckers Pond, Dana Avenue, Hyde Park, circa 1900".

PHOTO BY MATT MACDONALD

looked like, but it was not that good, and I had to really work on it to try to get it as authentic as I could," Foppiano said.

Not old enough to remember the Pond, Foppiano was able to speak with a few people from the neighborhood old enough to remember, who shared what they could about it and the estate.

Foppiano pointed out features of his work as it rested on a table, leaning against a wall.

"I tried to get the colors that I thought were there, like a buff color with green shutters and a red roof," he said.

As he spoke, the other members of the Nolan Group, still at their own work, listened in.

"He captured what Hyde Park has always been, with the land that we have," Rosemarie Clinton, MAC Community Liaison and Nolan Group Leader, said. "We've got acres and acres of green land in Hyde Park that is untouched. You can't find that in Roslindale, Jamaica Plain, or any other neighborhood in Boston."

Foppiano estimated that between beginning his research on Tuckers Pond and actually completing the work, he spent about two months on it.

For those interested in seeing Foppiano's watercolor – and other local artists' work – Saturday's opening reception will begin 11:30 a.m. and continue until 1:30 p.m.

Refreshments will be served.

## Deadline

The deadline for all press releases for The Bulletin is Friday.

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# Calendar *continued from page 8*

refreshments will be provided. Free and all are welcome to attend.

## CELEBRATE HYDE PARK'S HISTORY!

"The Grimké Sisters in Their Hyde Park Years: Educators, Aunts, and Voters" Please join us for a talk presented by author and historian, Louise W. Knight on Saturday, March 3, 2018 from 2-4 p.m. at The Menino Arts Center, 26 Central Avenue, Hyde Park, MA 02136. This event is free and open to the public.

## ART EXHIBIT

"Inclusive" Join us for a reception at The Hyde Park Library on Saturday, March 3 from 11:30 a.m. to 1:30 p.m. for an art exhibition of multi-faceted art by individuals from the Menino Arts Center, Blake Estates and other sources. Refreshments will be served. Free to the public. For info call 1-781-812-1129.

## JAMAICA PLAIN

### MEETING OF THE MINDS: CURTIS HALL TO HOST BRAIN HEALTH EVENT WITH LOCAL NEUROLOGIST

More than 120,000 people are living with Alzheimer's disease in Massachusetts, a number expected to increase 25 percent by 2025. As the leading nonprofit funder of Alzheimer's research, the Alzheimer's Association, Massachusetts/New Hampshire Chapter welcomes the public to Meeting of the Minds, featuring regular discussions with local Alzheimer's disease and dementia researchers. This free event takes place Thursday, March 15 at Curtis Hall Community Center in Jamaica Plain.

This unique event will offer a discussion in English from 10:30 - 11:15 a.m., a Tai Chi instruction for everyone from 11:15 - 11:45 a.m., and a discussion in

Spanish from 11:45 a.m. - 12:30 p.m. The discussion, led by Neurologist Joel Salinas, MD, will cover potential strategies for reducing the risk of cognitive decline.

To register for Meeting of the Minds or for more information call 800.272.3900 or visit [alzmassnh.org/meeting-of-the-minds/](http://alzmassnh.org/meeting-of-the-minds/).

### MAKE A DIFFERENCE AS AN ARNOLD ARBORETUM FIELD STUDY GUIDE!

Training for the spring season of school programs at the Arboretum begins March 29. We are looking for outgoing and mature adults who can commit to two years of volunteering. You do not need to know about plants, but experience working with children is preferred. If you are interested, please contact the Manager of Children's Education by March 9 for an interview. Email: [childensed@arnarb.harvard.edu](mailto:childensed@arnarb.harvard.edu) Website: <http://www.arboretum.harvard.edu/support/volunteer/volunteer-to-be-a-guide/>

## WEST ROXBURY ROSLINDALE

### WR FRIENDS OF ROSIE'S PLACE MARCH 24TH COMMUNITY DINNER SAVE THE DATE!

Get ready to have some fun and support a worthy cause! The West Roxbury Friends of Rosie's Place (WRFORP) will hold its 16th annual Spring Community Dinner fund-raiser on March 24.

The Community Dinner benefits Rosie's Place, a sanctuary for poor and homeless women, the Roslindale Food Pantry, and provides summer camperships for homeless and needy children. A representative from Rosie's Place will join us and share how your support makes a difference.

Gift certificates, gift baskets, sports items, and more will be raffled during silent and live auctions. You can also try your luck at a 50/50 auction. Wonderful items for reasonably priced bids will be yours to take home. Our friend and neighbor, Beth Germano, will be the Emcee for the evening. As many of you know, Beth is an Emmy award winning reporter with WBZ-TV.

In addition, we are very fortunate to have a wonderful evening of music thanks to MCO Productions in Brighton.

The dinner will be held at St. George Antiochian Orthodox Church, 55 Emmons Road, West Roxbury. The church is handicapped accessible and a short walk from several MBTA bus routes. Tickets for the event are \$30 per person and includes dinner and beverages. More information on how to purchase tickets will follow in the weeks ahead.

The WRFORP is a non-profit all volunteer organization. We are so fortunate to have so many loyal supporters. We look forward to having you join us on March 24th for a good time for a worthwhile cause.

## WEST ROXBURY UPCOMING MEETINGS AND EVENTS

March 6 - West Roxbury Women's Network 9:30-11 a.m. @ Health Express (77 Spring St./Star Plaza)

May 17 - Taste of West Roxbury 6 p.m. @ Irish Social Club

## PARKWAY YOUTH SOCCER LEAGUE IS ACCEPTING APPLICATIONS

Parkway Youth Soccer League is accepting applications for the 2018 season. Games begin in April. There will be 2 seasons, spring and fall, played at Millennium Park, West Roxbury. Applications may be downloaded and printed from the 'parkwaysoccerwestroxbury' site on Google. Applications may also be picked up at the Roche Family Center, Phil's Barber Shop in West Roxbury, Elie's Barber Shop

in West Roxbury and Sebastian's Barber Shop in Roslindale.

Parkway Youth Soccer is in its 40th season. Children born between Jan 1, 2003 and Dec. 31, 2013 are eligible to play in the regular league. High school students born between 2000 and 2002 are eligible to play in the Senior Division. Applications received after Feb. 28 depend upon availability of space. For more information, contact 617-962-4271.

## ROSLINDALE GREEN & CLEAN: PRESENTATION AND DISCUSSION OF IMAGES FROM KEW GARDENS

Roslindale Green & Clean, the organization that maintains several of the green spaces around Roslindale Square, is sponsoring an Armchair Gardening session on Tuesday, March 27, at 7 p.m. at Roslindale House at 120 Poplar St. The event, which we call "a breath of spring at the end of winter," is a presentation and discussion of images from Kew Gardens and from Sissinghurst Castle (both in England), and the Fenway Victory Garden. The event is free and light refreshments will be served. For more information - [rgc.plantsale@gmail.com](mailto:rgc.plantsale@gmail.com)

## A READING BY EMILY SWEENEY, AUTHOR OF GANGLAND BOSTON

The Friends of the West Roxbury library is hosting an author reading by Emily Sweeney, author of Gangland Boston, on Monday, March 5 at 6:30 p.m. at the West Roxbury Branch Library.

Gangsters have played a shady role in shaping Greater Boston's history. Authored by Boston Globe reporter Emily Sweeney and packed with photos, Gangland Boston reveals the hidden history of these places, bringing readers back in time to when the North End was wrought with gun violence, Hanover Street was known as a "shooting gallery," and guys named King Solomon, Beano Breen, and Mickey the Wiseguy ruled the underworld. Books will be available for sale and signing. Light refreshments will be served.



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**VOGT REALTY GROUP** is proud to sponsor for the 6th consecutive year, the **PARKWAY CONCERT ORCHESTRA**.

This year's performance is *Surprise!*  
Music Director and Conductor Genevieve Leclair, which will be held on **Sunday, March 4 at 3:00 p.m.** at **Holy Name Parish Church, 1689 Centre Street, West Roxbury.** Concert admission is free. Doors will open at 2:30 p.m. Holy Name School's enrichment program encourages family interaction, listening to symphonic music and learning about the instruments. Three area restaurants — West on Centre, Eat with Jack O'Neill and Masona Grill — are offering special deals for concert-goers (reservations recommended). For more information, call 617-792-4277 or visit [www.parkwayconcertorchestra.org](http://www.parkwayconcertorchestra.org).

Seldom does a home of this quality come on the market. This gorgeous Queen Anne Victorian boasts 6 bedrooms and 2½ bathrooms. Built in 1890 in the Neo-Georgian style, charm abounds with rich dark wood. All updates have been architecturally designed in keeping with the period, yet incorporating modern conveniences. The kitchen has all the modern touches. The gardens in the yard also have incorporated designs from a noted landscape architect. The owners have shown their affection for the house by carefully restoring its original features and making all changes to a high caliber. Photos and details available at [dorchestervictorian.com](http://dorchestervictorian.com). \$1,100,000. By appointment only.

**DAVID MAGUIRE 617-763-5752**

# Homeownership *continued from page 1*

Poff pointed out that the Community Preservation Committee (CPC) just Monday morning got its final appointment from the city in the last committee position for parks, so she said nothing right now is really set in stone. She did say, however, that for homeownership in Allston Brighton – the combined district of which has the lowest in ratio of homeownership units to rental units in the city – the CPA could help ease the current burden.

“For example, sometimes first-time home buyer programs, they try to lower the cost of the down payment for the home,” she said. “They can help cover the down payment so the CPC could put an extra \$100,000 in per home to lower the down payment and we would restrict that so when they sell it they would get most of the money they put into it over the years. But that lower down payment would stay in place for the next homeowner.”

Allston Brighton Community Development Corporation (ABCDC) Manager of Community Building & Engagement Jason Derosier said he and the ABCDC have been working for affordable units in the neighborhoods for some time, but the host of market-rate development has made that difficult.

“I recently crunched the numbers and there’s more of a problem statement than a proposal for projects,” he said. “We have about 3,700 units of housing being proposed in the neighborhood of Allston Brighton, either pre-file or under construction. Only about 330 are considered affordable at 70 percent of the area median income (AMI)... We have nine developments in our portfolio for 550 units and we have a five-year wait list, Charlesview has a six-year wait list and the Boston Housing Authority has a 10-year wait list and they just shut down their wait list because they don’t have any projects coming down the pipeline anytime sometime soon.”

Poff said that for the issue of affordability, the CPA could work with developers and local CDCs across the city to lower costs and increase either the number of affordable units or lower the percentage of the affordable AMI index.

The night had discussions on many ways the CPA could help increase affordability all across the city, including land purchasing and providing additional funding to affordable development proposals, but Beth Galvin said right now, for the first year of the CPA, they want to sell to the city that the CPA is working.

“They want to do projects

where they can show this is working, with a lot of shock and awe showing how this is how it’s going to work we want people to see and maximize the benefit to the most amount of people,” she said.

Galvin said this means that they want to try to find projects that need a relatively small amount of funding to get shovels in the ground and in turn help make the public aware of what the CPA can do. Poff said that the city has been missing out on funds since 2000, when the CPA was created. The CPA takes its state-matching funds from a fee for property transfer. Anytime someone buys a house, they have to pay \$20 into the fund, regardless of whether their municipality has the CPA. She said now that Boston is in the CPA, they can start to reap that benefit that the city has been paying into for almost two decades, and she said she and many other advocates working with the Yes for a Better Boston Committee (which advocated for the CPA back in 2016) to raise that linkage fee to \$50 per transaction. She said this may increase the match funding per year to around 35 percent, which would help to fund more proposals.

Poff said she felt the most beautiful part of the CPA process is that anyone can submit an idea for funding, as long as it relates to parks, open space, affordable housing or historic preservation.

“You can’t have anything with AstroTurf though,” she said. “We don’t know where that came from; some random person in the statehouse decided they didn’t like AstroTurf.”

Poff said they are still figuring out the process right now, but it looks like residents could start to see proposals on the CPA website for public comment as early as this spring.

“We are either going to do a small round of funding right away, we have sort of a pilot for how it’s going to work and put out some of the money that’s been collected and do a much bigger round in the summer, or we’re going to wait and just do the big chunk of money in the summer,” she said. “The last person was literally approved this morning, but I’ve had a lot of conversations individually with the committee members and so we’ll see next week.”

Friends of Herter Park member Jane McHale said the park on Soldiers Field Road could use some extra funding from the CPA for repairs.

“We’ve been restoring Herter Park, which is the amphitheater down by the waterfront and we had our first big event recently,” she said. “We have been getting grants and that but the idea is to have all kinds of performances, preferably local

artists and musicians. The site itself has a long history, it used to be an opera theater but the building next to it, the defunct sports museum, is really a fallow building and it may not be a historic building, but it is in a public Massachusetts Department of Conservation and Recreation (DCR) park... But it could be some kind of partnership to make that some sort of quasi-public space.”

Poff said she and other members of the CPC are hesitant to work with the DCR, as lately funds have been sparse from the Governor’s Office and the State House, but she pointed out that Cambridge has worked with DCR for Magazine Beach, so they are open to the idea.

“They have cut their budget, so what’s tricky is we don’t want to come in as the CPA and fund things they should be doing,” she said.

The Jackson Mann Center, the Brighton Garden Cemetery and Babcock Towers were also ideas thrown out during the meeting for CPA funds.

### Prayer to the Blessed Virgin *(Never known to fail!)*

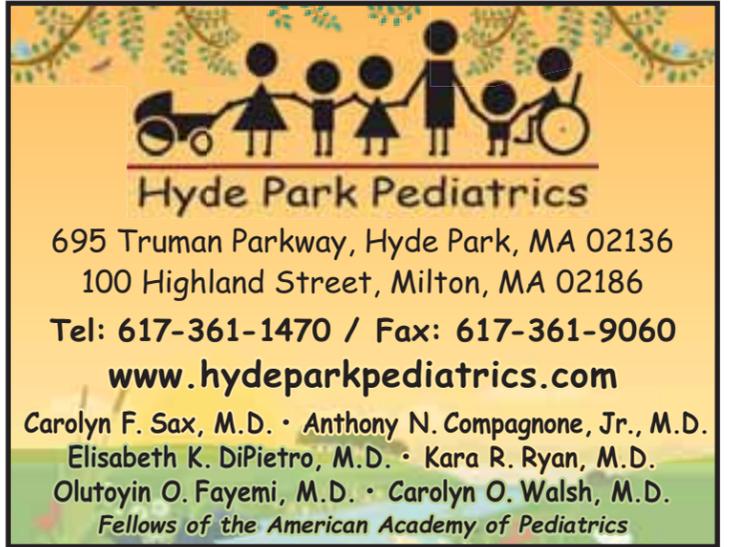
Oh, most beautiful flower of Mt. Carmel, fruitful vine, splendor of Heaven, Blessed Mother of the Son of God, Immaculate Virgin, assist me in this necessity. Oh Star of the Sea, help me and show me herein you are my mother. Oh Holy Mary, Mother of God, Queen of Heaven and Earth, I humbly beseech thee from the bottom of my heart to succor me in my necessity (make request). There are none that can withstand your power. Oh Mary, conceived without sin, pray for us who have recourse to thee (three times). Holy Mary, I place this cause in your hands (three times). Say this prayer for three consecutive days and then you must publish and it will be granted to you.  
*Grateful thanks. —J.F.F.*



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# INVITATION FOR BIDS

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 Mayor Martin J. Walsh



NEIGHBORHOOD DEVELOPMENT



# Results of Performance Parking Pilot announced

Mayor Martin J. Walsh recently announced the results of the City of Boston's year-long performance parking pilot in the Back Bay and Seaport neighborhoods. The parking pilot, which adjusted parking meter rates in order to reduce congestion, increase roadway safety and make finding an on-street parking spot easier for drivers, was proven to open up more parking spaces for residents and business customers, and reduce congestion caused by illegal parking.

In the Back Bay, there was an 11 percent increase in available metered spaces, and a 14 percent decrease in double parking. In the Seaport, there was a one percent increase in parking availability, and a substantial decrease in illegal parking. The

performance parking pilot also increased parking availability for neighborhood residents, as illegal parking in a resident spot declined by 12 percent in the Back Bay and by 35 percent in the Seaport.

"Our goal in Boston is to create streets that work for everyone — whether you walk, bike, take public transportation or drive in our city," said Mayor Walsh. "Creating equitable, accessible streets is a key goal of our long-term transportation plan, Go Boston 2030."

"The performance parking pilot program has proven to be an effective tool to reduce congestion, improve safety, and open up more parking in our busiest neighborhoods," said Boston Transportation Depart-

ment Commissioner Gina N. Fiandaca. "This program makes better use of our limited curbspace and helps our businesses thrive by making sure drivers can easily find a spot and that pedestrians and cyclists are not adversely impacted by double parking."

The Performance Parking pilot tested two approaches to parking management through the 2017 calendar year. In the Back Bay, the City priced the entire neighborhood at \$3.75 per hour for the whole year. In the Seaport, the City priced each block independently and changed the price every two months based on the number of available spaces. If on average no spaces were available, the price would in-

crease slightly, or decrease if too many spaces were open.

This pilot marked the first time meter prices have been adjusted in Boston since 2011, when they were raised to \$1.25 per hour.

Over the course of the pilot, the data collected revealed that the approach taken in the Back Bay was more successful at opening parking spaces and reducing congestion. All additional revenue as a result of the program will be reinvested into street, sidewalk, and transportation infrastructure projects in those neighborhoods and around the City.

With results of the pilot now available, the Boston Transportation Department will analyze the results and determine

whether the program should be expanded to other parking meters throughout Boston. Parking meters are currently located in the Back Bay, South Boston, Downtown, South End, North End, Fenway, Allston, Cleveland Circle, Charlestown, and Longwood neighborhoods. As the results are analyzed, the pilot will continue in Back Bay and the Seaport.

The Performance Parking pilot was a collaboration between the Boston Transportation Department (BTD), the Mayor's Office of New Urban Mechanics (MONUM), and the Department of Innovation and Technology (DoIT) to study the relationship between parking price and demand for parking. More details are available on [boston.gov](http://boston.gov).

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## FEATURED HOMES



### 61 AVERTON STREET, ROSLINDALE

Sun-filled three bedroom Colonial in the heart of Roslindale. Enclosed front porch, spacious living room with high ceilings leads into formal dining room, maple cabinets with stainless steel appliances, full bath on first floor, 2 bedrooms on the second floor with full bath and an additional room with custom dressing room, 3rd floor renovated bedroom. 2 car parking in rear, garden area, storage in the basement. Short distance to Roslindale village, shops and commuter rail. \$599,900

Listed by Lisa Sullivan 617-838-7361



### 71 WYVERN STREET, ROSLINDALE

This spacious 3 bed/2.5 bath condo townhouse has everything on your wish list and is a MUST see! First level offers a sizable family room equipped with a gas fireplace and mantle. The kitchen and dining room have a spectacular open concept floor plan with modern custom white cabinets, stainless high-end appliances, and granite countertops/island, plus a half bath and laundry room! Second level offers an impressive master suite with a walk-in closet and lavish master bathroom, as well as two generous bedrooms and an additional full bathroom. This home also includes a large basement and attic for ample storage, a deck and yard, a multi-room sound system, security system and a driveway for two off-street parking spaces. \$739,000

Listed by Jenna Lemoine 617-835-8911



### 69 MT. VERNON STREET, WEST ROXBURY

Highly sought after location in a private setting. Sunny fireplace living room leads into dining room with wainscoting and hardwood floors, updated kitchen and half bath, 3-season porch, lush landscaped lot with patio and shed, newer Harvey windows, finished family room/playroom in basement, recessed lighting, laundry and storage room. Short distance to Centre Street, schools, commuter rail, parks, YMCA, restaurants. \$679,000

Listed by Lisa Sullivan 617-838-7361

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