

## Military Housing Design and Development Advisory Committee

May 9, 2007

Members Present: David Doyle, Lenny Frisoli, Sue Bonner, Lynne Spencer, Robert Frary, Richard Snyder, Mark Cullinan (ex-officio)

Others Present Daniel Perepelitza (resident)

Meeting opened at approximately 7:30

Mr. Cullinan opened the meeting by reviewing the work done to date by Goody Clancy. Mr. Cullinan highlighted the 3 schemes that Goody Clancy presented at the April 25. Scheme #1 outlined placing single-family units along Castle Road and Townhouses on the Goddard Drive half of the site. Scheme #1 also showed a public access loop around the south half of the site. Scheme #2 showed 27 units, with 15 units comprised of duplexes and single-family units along Castle Road and 12 duplex and townhouse units on the Goddard Drive section. Scheme #3 showed 27 units, with 14 units of duplexes and townhouses along Castle Road and 13 units of the same along Goddard Drive. Scheme #3 highlights alley style parking

There was a general discussion of the pros and cons of each scheme. Mr. Doyle expressed he favored the elements in scheme #1 with single family homes along Castle Road and cluster type development on Goddard Drive. Mr. Frisoli thought that scheme #1 had some good elements but thought there could be a better mix of housing types throughout the development.

Mr. Frary expressed a concern that whatever is eventually developed at the site it ultimately needs to be 'sold' to the community. Housing style needs to fit within the context of the neighborhood and not too big for the site. Mr. Snyder agreed with much of what Mr. Frary said and also thought the new development needed to fit 'architecturally' with the neighborhood. Mr. Snyder also thought more housing diversity might be beneficial.

Ms. Spencer was interested in exploring the possibility of having a double row of single family units along Castle Road, using the topography of the site better and suggested that the Town explore the possibility of obtaining more land.

There was a general discussion of the benefits of clustering buildings on Goddard Drive and abutting Bailey's Hill.

The Committee agreed, in general, that single-family units should be placed along Castle Road and to have Goody Clancy explore and option of placing a double row of single family units along Castle Road and Gardner Road. The Committee also agreed, in general, that a cluster style development on the Goddard Drive section of the property could be nice.

The Committee agreed to have Mr. Cullinan, and any other committee members who wished to attend, meet with Goody Clancy in Boston to review the committee's concerns and ideas.

The meeting adjourned at approximately 8:30 PM.