

HIGHLIGHT

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The Newsletter of the High Street Hill Association

April 2009

Please Join Us for Your Neighborhood Association's

Annual Meeting and Potluck Dinner

Monday, April 27
Latvian Lutheran Church
58 Irving Street

6:00 PM Family Potluck Dinner

7:00 PM *Featured Speaker* **Erin Chute Gallentine**
Director, Brookline Parks and Open Space

Those with last names beginning with A-F please bring a dessert, G-M a salad, and N-Z a main dish.

With Special Invited Guest
State Representative **Jeffrey Sanchez**

HSHA Annual Business Meeting to Follow

Warrant Article Could Apply to 52 Parcels on Pill Hill

It's no secret that some of the larger homes in Pill Hill and elsewhere in town have illegal "in-law" apartments. A creative warrant article submitted for next month's Town Meeting, however, may go a long way to addressing the issue.

The Housing Authority Board (HAB), which has been promoting Article 18, believes that the creation of "Accessory Dwelling Units" (ADU's) will enable some homeowners to reduce their own housing costs and provide affordable housing without public cost or further new development. ADU's will also offer greater safety by providing a legal alternative to illegal units which don't comply with all fire and safety codes.

After researching the issue, the HAB concluded that an "affordable housing program" requiring single family home owners to voluntarily deed restrict their homes and meet program requirements for tenant selection, limits on income and rents and annual reporting would not be successful.

So the HAB looked to other towns for more limited but more successful ADU programs to come up with their proposal that includes certain restrictions. See sidebox.

There are just under 1,300 properties in town which would meet baseline thresholds of minimum lot size and owner occupancy and there are 52 in the HSHA neighborhood. See the Planning Department page on the Town's website for a map and more info. Be sure to let your Town Meeting Member know how you feel about this important issue.

Dwell On This ...

- The ADU must be a segregated space within a single family home, comprised of a kitchen, bathroom and living/sleeping area.
- The ADU must be within a single family home located on S-10 to S-40 zone parcels of 10,000 square feet or greater.
- The principal residence or the ADU must be owner-occupied.
- The ADU can be no greater than 700 square feet or 30 percent of the home's total habitable space, whichever is less, and it can have no more than one bedroom.
- Parking must be provided or otherwise proven adequate.
- The house must continue to appear as a single family home and can have only one set of metered utilities.
- All ADU's would require a Special Permit that would be recorded, would set forth all applicable restrictions, and would include a special certification of owner occupancy which would have to be renewed every 5 years or upon sale of the home.

Volunteers Needed

Celebrate
Frederick Law Olmsted's
Birthday
with an afternoon of

What a
Great Idea!!



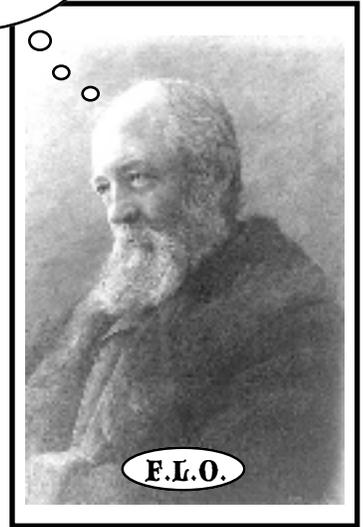
Stewardship and Music

at Olmsted Park

Sunday, April 26, 1-5 PM

featuring

the Brookline Community Band



As part of Earth Week, join your neighbors to help spruce up your park. We will be raking, weeding and pruning at the Allerton Overlook in Olmsted Park (along Pond Avenue near Allerton Street) from 1 to 4 PM. At 4 PM the Brookline Community Band, one of the oldest, continually-performing bands in the country, will entertain us.

Bring work gloves and a picnic dinner. Refreshments and tools will be provided. Sponsored by the High Street Hill Association's Friends of Leverett Pond in cooperation with the Brookline GreenSpace Alliance and the Town of Brookline Division of Parks and Open Space. For more info please call Rob Daves at 617-566-7334 or Hugh Mattison at 617-232-6083.

Amendment to Bylaws Proposed

At last year's HSHA Annual Meeting, the membership voted to adopt a revised set of bylaws. A motion was made, however, to ask the Board to develop language that would allow a nonresident who has a special interest in the association to become an "associate member." Also, a minor clarification to the wording in "Section A. Voting Members" has been suggested. The HSHA Board has voted to bring the following amendments to April 27's Annual Meeting for consideration by the membership (proposed changes are in bold and italicized):

III. MEMBERSHIP/1. Eligibility.

A. Voting Members

The membership of the Association shall be open to and consist of all property owners ~~and~~ **and/or** residents of the Neighborhood area who meet the qualifications for membership hereinafter described. [Paragraph continues]

B. Associate Members

A nonresident of the Neighborhood may apply to the Executive Board for an Associate Membership in the Association, which may be approved by the Executive Board if it determines that such a person has a special interest in the Neighborhood that would justify such approval. Such Associate Member would pay the current dues assessed to the regular membership, have the right to attend and participate in all meetings and events of the Association, but such Associate Member would not have the right to vote on Association matters.

Jay Veevers Earth Day Fund

Jay Veevers, who lived at the corner of High and Allerton Streets, passed away last December. She supported many philanthropic causes but was an especially dedicated and enthusiastic board member for the Brookline GreenSpace Alliance.

At its Annual Meeting on April 6, the BSGA announced the formation of the Jay Veevers Earth Day Fund, an environmental scholarship. A portion of this account will support a Brookline school student to attend the Park and Recreation summer environmental day camp. An essay contest which encourages 9-10 year olds to consider how their neighborhood open space contributes to their enjoyment and their responsibility to protect it will determine the winner of this contest. To contribute to the Jay Veevers Fund, please contact the BSGA at 617-277-4777 or at www.brooklinegreenspace.org.

Neighborhood Extras....

Election May 5

Since there are only five Town Meeting Member candidates on the ballot, all will be guaranteed a seat. Incumbents Lenore von Krusenstiern, Randolph Meiklejohn and Phyllis O'Leary will be joined by David Hamlin from Wellington Terrace and Phil Harrington from Edwin Street.

We'd like to give a big thank you to Liz Craig-Olins and Rob DeVries for their long service as Precinct 5 Town Meeting Members.

Although the TMM race is uncontested please vote. The school committee contest is important.

Village Green Renewal

Neighbor Robert Kaufman on Upland Road sent in this item: "The ornate latch on my dining room cupboard has been in disrepair for over a year now. So I was delighted to discover that Seth Barrett at the Village Green Renewal shop at 6 Davis Avenue could do the job. At a very reasonable cost it was repaired the same day I dropped it off. This new shop is a treasure trove of antique hardware, including door knobs, plates, hinges, tools, and even fire screens. I was also surprised to hear that they repair most anything new or old, and offer handyman services as well. What a great resource to serve our historic neighborhood." Call 617-Go-Green.

Terrier-ist Alert

Adorable Jack Russell puppies available to populate Pill Hill! Come see them at Faith Michaels' home. Show quality, home raised, \$650. 617-739-6729

Pill Hill Rental Wanted

Harvard professor and family looking for a 2-3 bedroom apartment to rent for one year, June '09 through June '10. Please contact Liz Craig-Olins at ecraigolins@gmail.com or call 617-734-1931

Local Historic District/PC Survey Update

In February, property owners who have appeared before the Preservation Commission in the past three years were asked to participate in a survey about the PC's processes and communication procedures. The results, which were collected by an independent researcher, are now being analyzed and a report, originally expected to be available in April, should be ready in May. Another, less formal survey will be sent to all LHD residents later in the spring. The HSHA is helping to underwrite the cost of this important project.

What's Next? Roadrunners?

Last week coyotes were sighted on Walnut Place. Since coyotes will eat small animals, fruits, vegetables, garbage, and pet food, it's important that you secure your garbage and keep your pets safe. Please see www.masswildlife.org (search: coyote) for tips on how to prevent conflicts with our canine visitors. Incidentally, Police Captain John O'Leary informs us that there have been reports of coyotes preying on Brookline's wild turkeys.



Let's Go Pill Hill! We Can Beat Cottage Farm!

Announcing the Green Neighborhoods Challenge

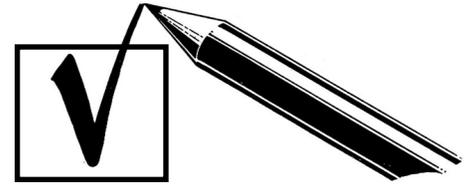
The Green Neighborhoods Challenge, jointly sponsored by the Brookline Neighborhood Alliance and Climate Change Action Brookline, is a campaign to cut carbon in Brookline's neighborhoods.

The rules of the contest are below. Stay tuned for more info about how to become involved.

- Three Brookline neighborhood associations will be awarded the designation of 2009 Brookline Green Neighborhood.
- Neighborhoods will be judged on the number of households participating, and the quality of the participation.
- Carbon cutting measures taken between September 1, 2008 and September 30, 2009 will be eligible for consideration.
- A list of potential carbon cutting measures will be provided to participating neighborhood associations. Measures not on this list may still qualify.
- Reporting to the judges of measures taken by a neighborhood association will be on the honor system. No verification will be required.

This Challenge is offered in the spirit of fun, inclusion, and cooperation. All participants will be acknowledged.

If the High Street Hill Association wasn't here, who would... ?



- send email notices for neighborhood events, important meetings and crime alerts?
- arrange for renowned storyteller Jay O'Callahan to perform at Lincoln school?
- partner with the Preservation Commission and other Local Historic Districts to develop a survey?
- develop and maintain a really useful website with photos of every house and lots of historical information?
- work with other neighborhood groups in Brookline to meet common goals for zoning, parking, open space?
- organize a Fathers Day Picnic on the Green with free pony rides and the Brookline Community Band?
- lobby the Town to install stop signs at High and Allerton Streets?
- publish and distribute a free local neighborhood newsletter to each mailbox in the neighborhood?
- host a free demonstration of a whole house energy audit to learn how to save energy?
- work with the Town to develop a Volunteer Program to insure that Olmsted Park stays beautiful?
- hold an Annual Meeting and potluck dinner?

**Do you think
our
neighborhood
would be as
special without
the HSHA?**

These are just a few of the important things that the committed volunteers of the **High Street Hill Association** have done for our neighborhood in the past year. But it takes support from you to continue the activities and the advocacy. **We hope you agree your \$15 per year dues brings quite a return.** Thank you for your support.

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High Street Hill Association

Membership Application

New Renewal

Name _____

Address _____

Phone _____ Email _____

- Yes, I'd like to receive the HSHA newsletter and updates by email.
- Enclosed is a check for \$15 for a one year family membership.
- I'd like to support the HSHA with an additional donation of \$ _____.

Mail to: High Street Hill Association
Blake Cady, Treasurer
24 Walnut Place
Brookline, MA 02445