

Riley, Kate

From: SKC <[REDACTED]>
Sent: Thursday, December 19, 2019 7:03 PM
To: Riley, Kate
Subject: Feedback for Jan 16th mtg
Attachments: Tobin Access Studies Nov 23.pdf

Hello Kate,

I am an abuter to the Tobin at 152 Vassal.

Im writing since I shall be out of the country on Jan 16 and wish my feedback to be brought to attention of the design team.

Before I give you my points of concern, I want to note that I am one of those listed on the Dec 9 letter to the City Manager, a copy of which is at the bottom of my email inline text.

My concerns

1. The site schemes generally show what seems to be a **reduction on open/play/playground/green space from existing conditions.**

I was under the impression that the youngest children's program dictates a lot of this "sprawl" due to needing the children on the ground level, whereas older kids are better at dealing with facilities on the upper floor. I would urge consideration be made to consider a change in the design program to reduce this part of the program or relocate that age group as we may be trying to do too much on one site.

While the above point is clearly a design consideration, it is program driven, so I do not know if it is feasible to amend the schools and programs being proposed to be brought to Tobin

2. My other main concern is **vehicular access, mainly bus traffic.** Any google earth view of the site reveals that the Vassal streets are and should remain residential, while Concord Ave, for better or worse, is a major commercial traffic route. The current situation of buses screaming away from the school along Vassal and out to adjacent residential streets is obnoxious and worse, dangerous. Many of us have lost mirrors, doors and its only time before a real injury results. Making this worse is the idea of bringing buses from Concord, along the backyards of Alpine St residents, a kind of one-way **Bus Highway**, then making a sharp left turn onto Vassal, directly facing my house. It just doesn't make sense from various standpoints.

The only plus is that the bus can have kids exit on the right side directly to the bldg. This is a valid safety concern, and Im glad that safety is being attended to within the site, but what about around the site?

It is also obvious that the Fresh Pond side of Tobin is zoned commercial and would be minimally impacted by traffic along that edge.

I have done three quick sketches, for the three presented schemes. They are attached. They are preliminary but are valid schematically.

They keep bus and autos along the Fresh Pond side. They provide full access to all buildings for the buses. They direct buses onto Concord Ave. They may require the use of coordinated traffic lights (as you might see in front of a Fire Station) during the times when buses exit the school en-masse. Its not high tech and to my mind a lot more neighborhood-safety-friendly than anything being proposed.

Please reply that you received this with the site plan attachment.

Thank you

Scott

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