

Emma's Court
Summary of Neighborhood Outreach
Housing Corporation of Arlington

Existing Property Tenant Community Meeting

HCA held a meeting just for our existing tenants at 840-846 Mass Ave and 17 Newman Way on November 6th, which was held on site at a community room in the 840 Mass Ave building as well as on Zoom. Tenants were informed about the meeting via a mailing to all households as well as flyers posted on site, and emails. A total of 14 tenants attended either in person or on Zoom.

The meeting included a slide show presentation of the proposal and design by Utile, along with a Q & A session which included opportunity for direct input from the tenants. The meeting generated significant notes about the uses and function that the tenants who attended would like to see in the project's new courtyard. In particular, some tenants shared their desire to maximize natural light in the courtyard space and ensure that it is not overly shaded. Other tenants shared their preference for seating and for space to be able to throw a frisbee or ball. Several tenants also shared a preference for the brick of Building 1 to be in the same family as the colors of the brick in the 840 and 846 Mass Ave buildings.

General Public Community Meeting

On November 12th, HCA held a general community meeting that was open to any member of the public, via Zoom. There appeared to be 20 total attendees (not including HCA staff or Utile), including in some cases, two members of the same household joining together.

The meeting was advertised via a flyer sent to all 300-foot abutters of 840 Mass Ave, 846 Mass Ave and 17 Newman Way; from door-knocking and flyering by HCA staff along Newman Way and part of Wildwood Ave; and by a notice in HCA's email newsletter.

This meeting included a brief overview by HCA staff of our organization and a presentation of the proposal and design by Utile. The presentation was followed by a Q & A session where Utile and HCA answered a wide range of questions, including about timeline, construction impact on the neighborhood, affordability, and exterior design. The majority of attendees seemed to be neighbors/abutters of the development sites.

HCA invited anyone in attendance to join an email list to receive updates about the project, and shared email contact information for the Executive Director and Real Estate Project Manager via the chat.

HCA also made clear that the HCA website will include project updates.