



Community Process Log – Mildred C. Hailey Apartments Redevelopment

Nov 2017 – Present

Summary of the project:

In early 2017, the BHA put out an RFP for to redevelop a corner of the Mildred C. Hailey apartments. The Jackson Square partners, with previous experience working together on Amory St, were the only group to answer the call. The Jackson Square Partners made up of The Community Builders, JPNDC, and Urban Edge are redeveloping several of the oldest buildings at Mildred C. Hailey Apartments.

We were designated with the initial plan to build a 2:1 ratio of market rate apartments for every replacement BHA unit. After some changes, we now plan to redevelop 250 apartments located in 6 buildings and adding new affordable units in addition to market rate apartments. We also are planning to rebuild a new Anna M. Cole Community center. Since the RFP, we've been engaging with the community in an attempt to have engagement and transparency.

Meetings with community stakeholders and organizations

April 2017

- Prior to submitting the RFP, we spoke with community organizations about our intentions to apply for the RFP and received letters of support to submit with our proposal

Community Meeting #1

11/15/17

- BHA introduces developers
- About 125 people attended

Door knocking for survey

December 2017 – February 2018

- 200+ surveys collected via door knocking at conversations at community events
- Summary of key learnings:

Focus groups with seniors and youth

February 2018 – April 2018

- Asked questions about specific needs
- Total attendees to these meetings, about 70

Meeting with Task Force and BHA

4/5/18

- Went over presentation for upcoming community meeting and got feedback

Community Meeting #2

5/1/18

- Conducted rigorous outreach prior to meeting and 150+ people attended
- We reviewed the survey results and split into focus groups to answer questions

*For further information contact Senior Community Organizer, Erica Rothschild
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Meeting with Task Force and BHA

8/6/18

- Went over presentation for upcoming community meeting and got feedback

Meetings with Elected officials

October- November 2018

- Presented the plan and received feedback

Community Meeting #3

11/7/18

- About 100 people signed up to look at the site plan, interact with a model of the site and engage in an exercise about site plan options
- Meeting was attended by architects as well as development team

Coffee Hours and language specific meetings

November 2018

- Somali, Haitian Creole, Seniors groups in English and Spanish

Building Captains training

12/11/18

In the press:

- 12/3/18 *Urban Edge Gets \$175K to Redevelop Housing* in the “Mass Non-profit News” website <http://www.massnonprofit.org/news.php?artid=5527&catid=12>
- 11/22/18 *Progress meeting held on the redevelopment of Mildred Hailey Apartments* By Richard Heath in “The Boston Bulletin” https://bulletinnewspapers.weebly.com/uploads/1/1/4/8/114832579/boston_bulletin_pages_1_to_16_22nov2k18.pdf
- 8/13/17 *Centre Street Partners Chosen to Complete Phase One of Mildred Hailey Apartment Redevelopment* By David Ertischek in the “Jamaica Plain News” <https://www.jamaicainews.com/2017/08/13/centre-street-partners-chosen-to-complete-phase-one-of-mildred-hailey-apartment-redevelopment>
- 8/9/17 *Centre Street Partners chosen to complete phase one of the Mildred C. Hailey Apartment Redevelopment* By “Housing Authority” on the City of Boston Website <https://www.boston.gov/news/center-street-partners-chosen-complete-phase-one-mildred-c-hailey-apartment-redevelopment>
- 3/10/17 *City seeks to redevelop Mildred. C. Hailey Apartments into a mixed-income property* By Emily Resnevic in the “Jamaica Plain Gazette” <http://jamaicainews.com/2017/03/10/city-seeks-to-redevelop-mildred-c-hailey-apartments-into-a-mixed-income-property/>
- 2/15/17 *BHA seeks proposals to redevelop the Mildred C. Hailey Apartments public housing development* on the Boston Housing Authority Website <https://www.bostonhousing.org/en/News/BHA-seeks-proposals-to-redevelop-the-Mildred-C-Ha.aspx>