

West End Branch Library Project

June 14, 2022



City of Boston
Mayor Michelle Wu



Housing

Zoom Interpretation Services



English: For interpretation in [____],

1. Go to the horizontal control bar at the bottom of your screen. Click on “Interpretation.”
2. Then click on the language that you would like to hear.
3. You are now accessing this meeting in [____]

Cantonese: 若需粵語口譯服務：

1. 與屏幕下方之長方形控制欄中，煩請點擊“Intepretation.”
2. 煩請點擊您所需收聽的語言。
3. 您即可聽到粵語的會議口譯。

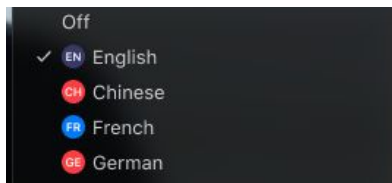
Mandarin: 若需普通话口译服务：

1. 在屏幕下方的长方形控制栏中，请点击“Intepretation.”
2. 请点击您所需收听的语言。
3. 您即可收听普通话的会议口译。

1.



2.



3.



Agenda

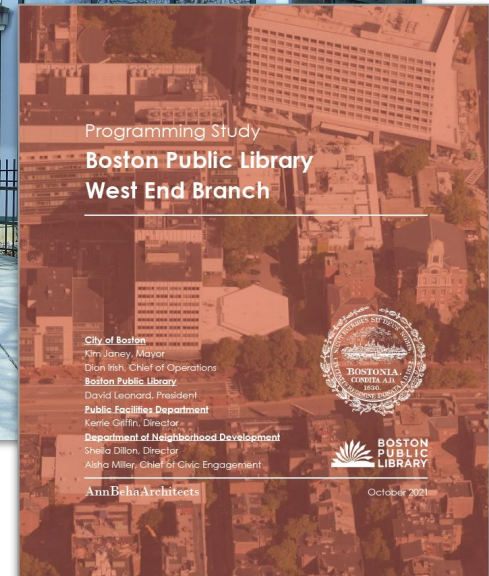
- Welcome!
- Big picture update and objectives
- Introduce the City team
- What is the timeline?
- Summary of the library programming study
- Overview of the development process
- Affordable housing in Boston
- Questions & Comments
- Next steps



The final programming study included two key findings.

The programming study confirmed that a **new branch library should be built** at the West End site, with updated programming and amenities to best serve the community.

The programming study also confirmed the strong potential for a **mixed-use building with affordable housing above the library**. There was consistent support expressed for this idea at community meetings.



Tonight's meeting objectives

- ❖ Summarize the library programming study findings
- ❖ Kick off discussion about the goals for a mixed-use development at this site
- ❖ Lay out the process from this point forward
- ❖ Explain how the Mayor's Office of Housing supports affordable housing in Boston
- ❖ Hear your comments and answer any questions you may have

The City of Boston team collaborating on this process

Mayor's
Office of
Housing

Boston
Public
Library

Public
Facilities
Department

Mayor's Office of
Neighborhood
Services

City
Councilors
and staff

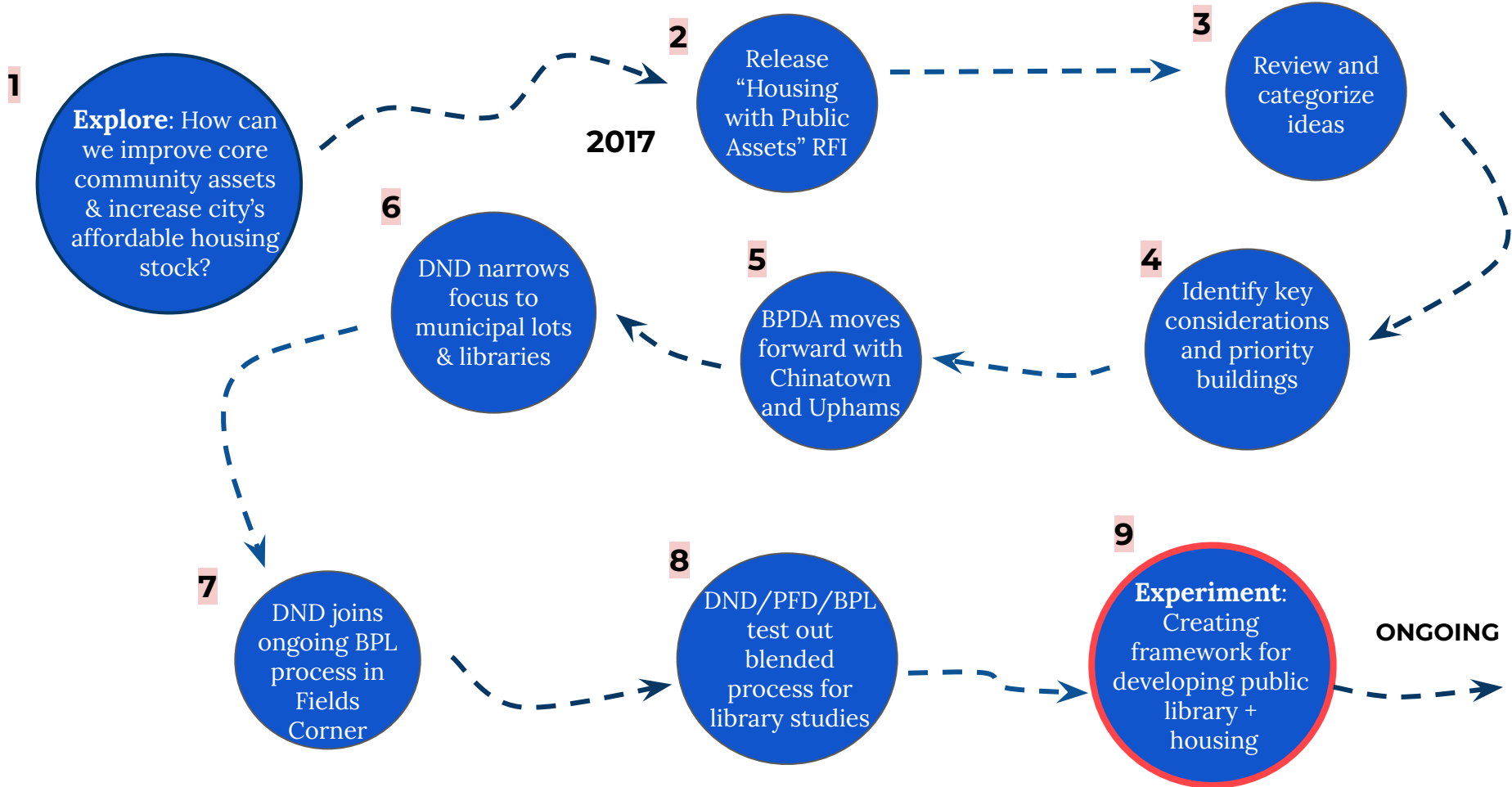
Boston
Housing
Authority

Boston
Planning &
Development
Agency

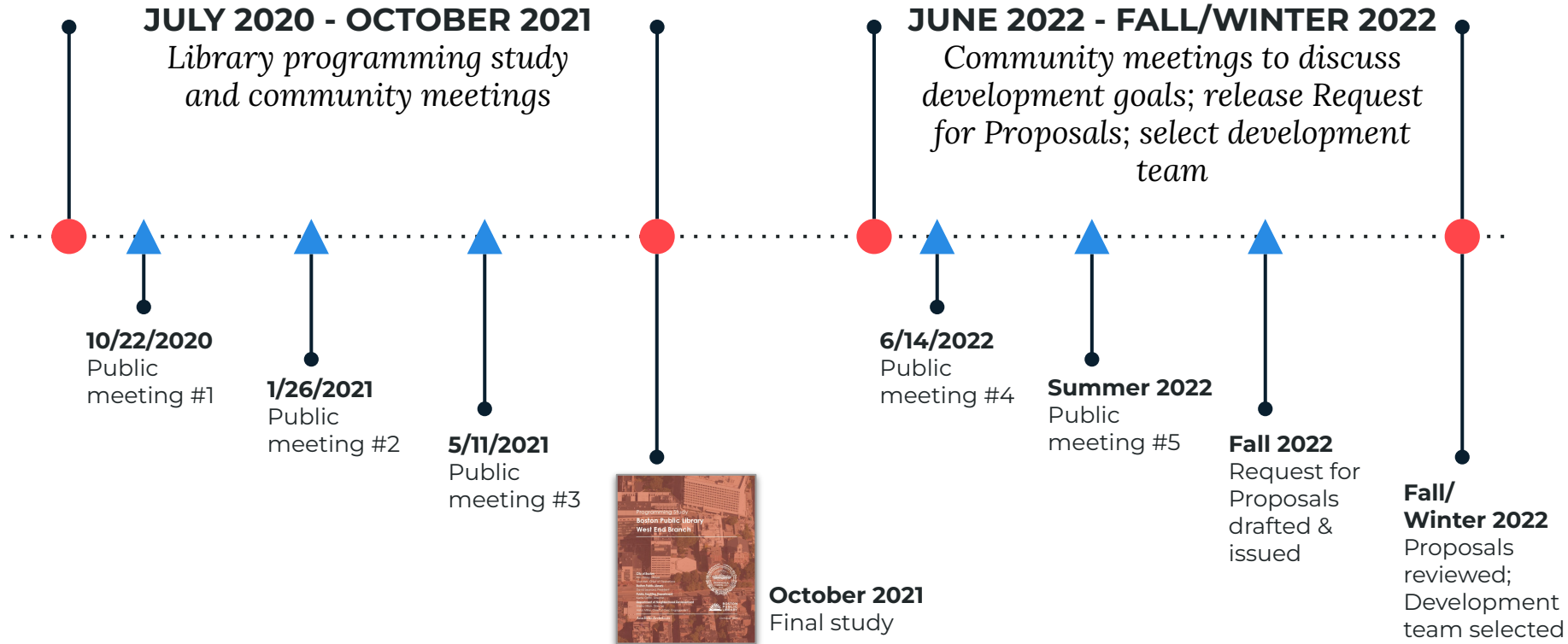
**in partnership with the
West End community**

- Residents
- Neighborhood Associations
- Organizations
- Businesses

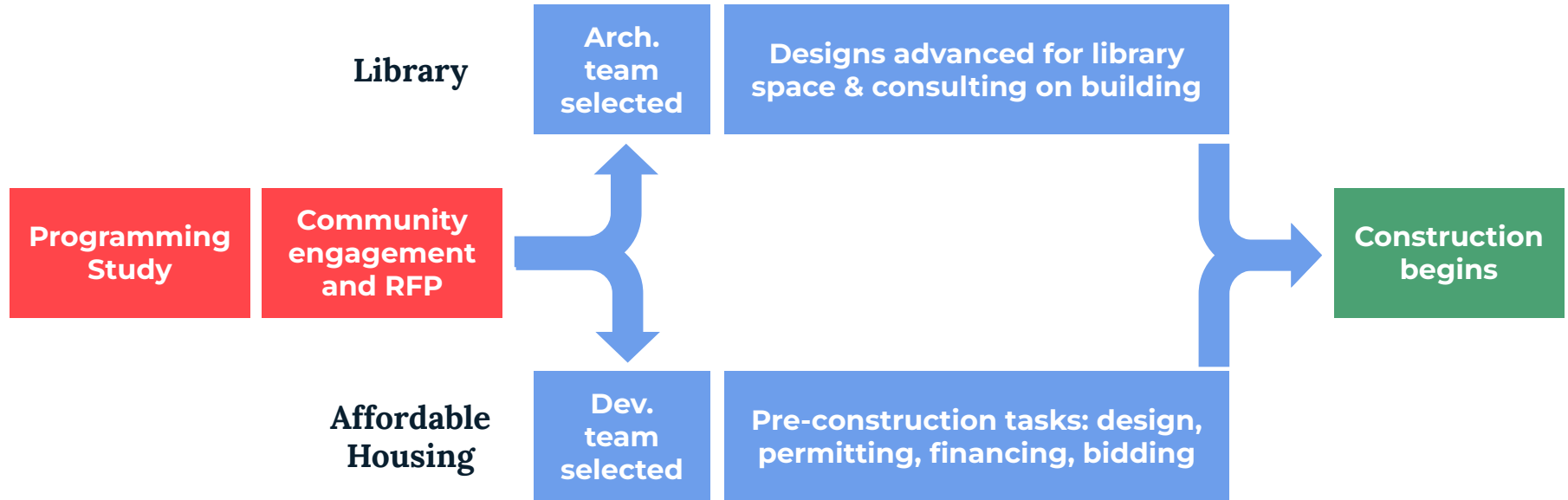
Housing with Public Buildings: A Journey Map



What has happened most recently, and what's coming up?

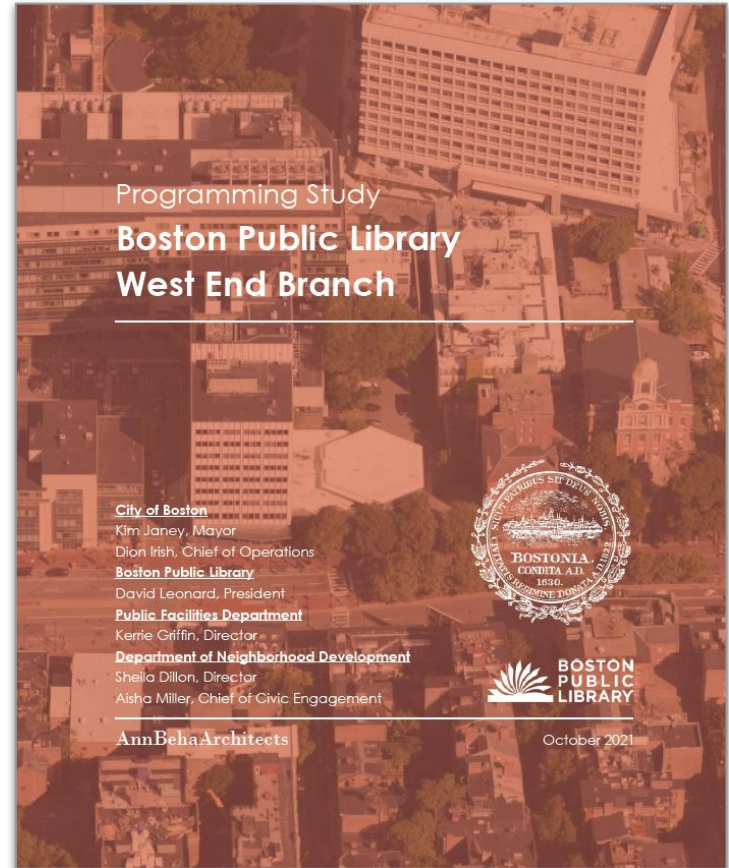


The library and housing planning efforts will move in parallel.



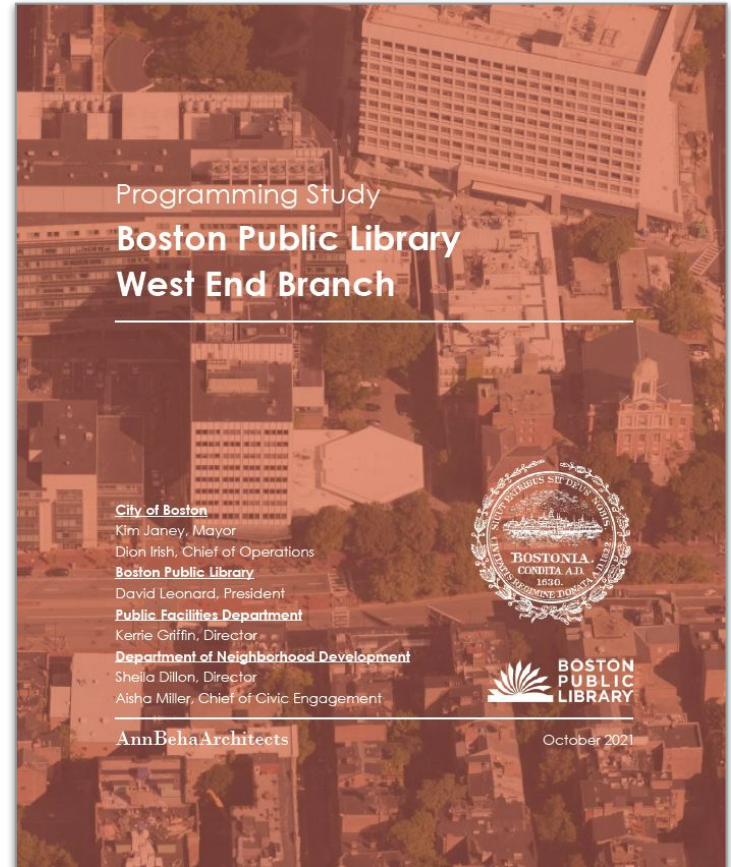
What were the primary findings of the programming study?

The design and program needs of the new library branch are paramount.



What were the primary findings of the programming study?

New Library

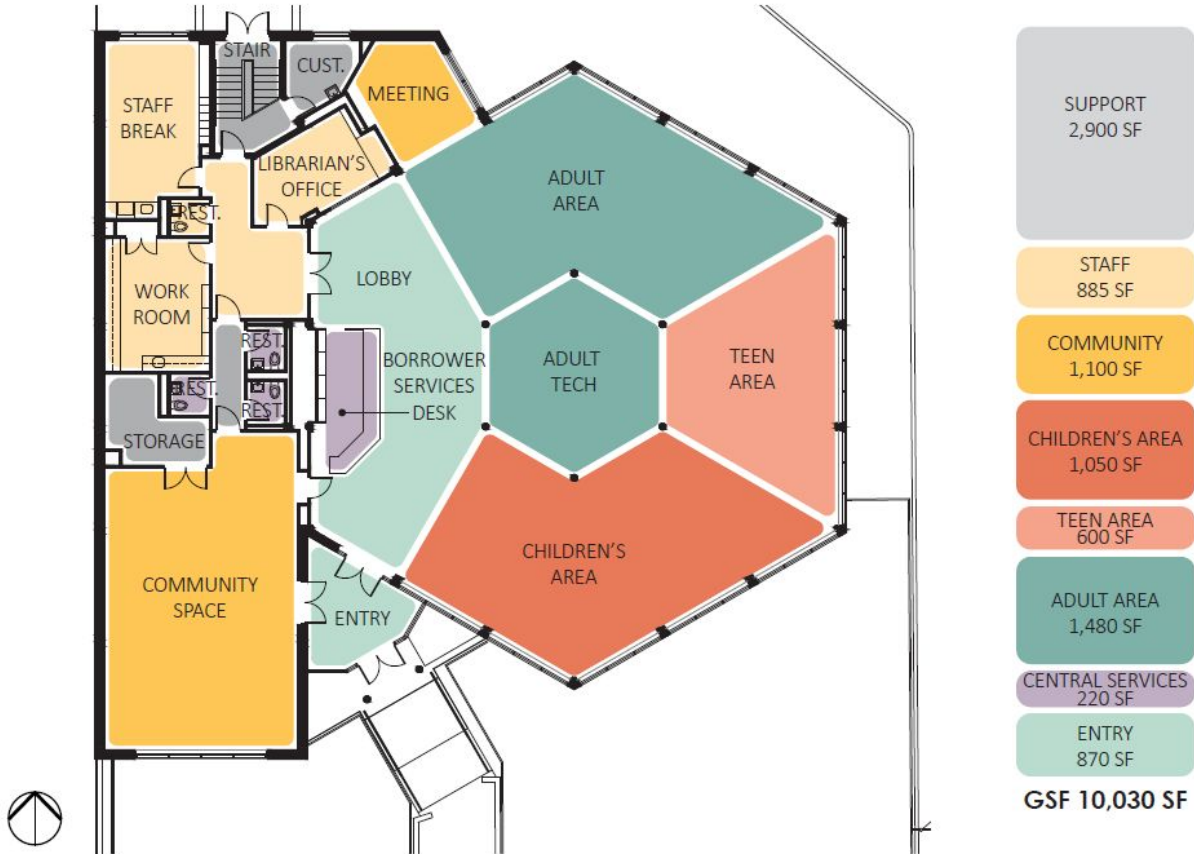


WHAT WE HEARD - LIBRARY

- Functional green space
- Programming for seniors and youth
- Consider Diversity, Equity, and Inclusion in the design
- Spaces for classes and events
- Food Pantry storage
- Design unique to West End
- Open Plan is desirable



EXISTING FLOOR PLAN



PROPOSED LIBRARY PROGRAM

ENTRY

Vestibule
Lobby
Exterior Book Drop

CHILDREN'S AREA

Children's Collections
Children's Seating
Children's Technology
Early Literacy Area
Tween Area
Craft Area
Family Restroom

COMMUNITY

Community Room
Classroom
2 Study Rooms
Outdoor Space

CENTRAL SERVICES

Central Service Point Lucky
Day Shelves
Holds & Self Checkout Print
Release
Men's/Women's Restrooms
All Gender Restroom
Friends' Shelves and Storage

ADULT AREA

Adult Collections
Adult Seating Adult
Technology

TEEN AREA

Teen Collections
Teen Seating

STAFF

Workroom
Librarian's Office
Staff Break Room
Staff Restroom

SUPPORT

Custodian's Closet
Facilities Storage
Storage Mechanical
Server Room
Electrical Room
Water Service Room

ADULT AREA



Collection Shelving

Computers

Soft Seating

Tables and Chairs

Laptop Bar

TEEN AREA



Soft Seating

Tables and Chairs

Collection Shelving

Power for Laptops

Banquettes

CHILDREN'S AREA



Collection Shelving Early

Literacy Children's

Computers Tween Area

Craft Area

Family Restroom

COMMUNITY



100 Seat Community Room

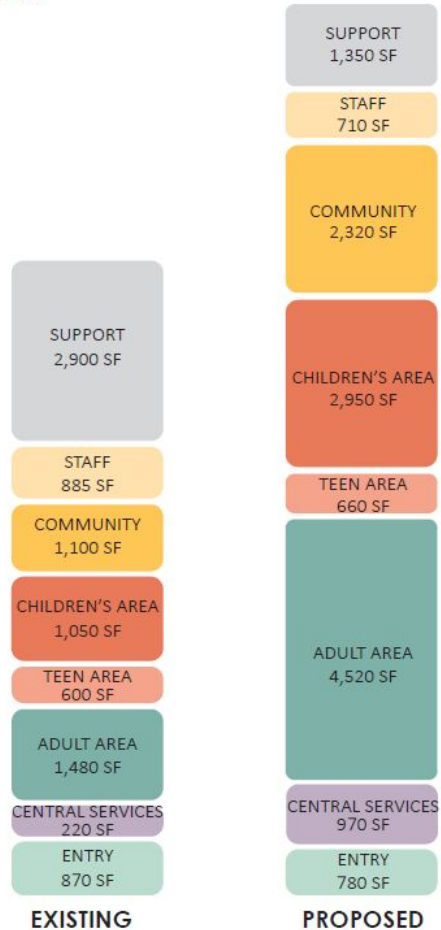
Classroom for 12-20 seats

2 Small Study Rooms

Small Outdoor Space for Flexible

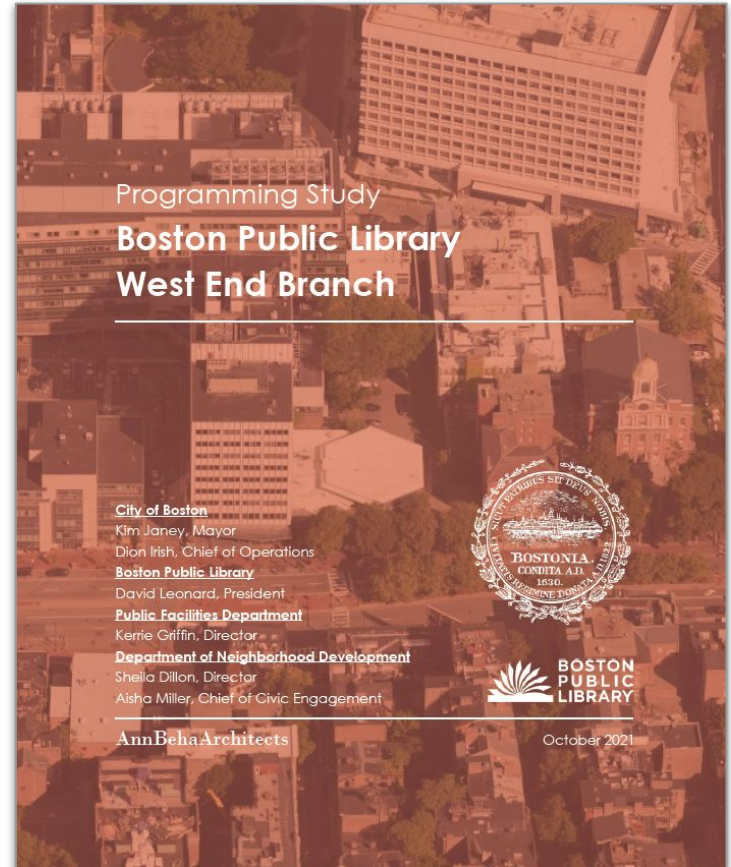
Gathering and Activities

PROPOSED PROGRAM COMPARISON



What were the primary findings of the programming study?

Housing



WHAT WE HEARD - HOUSING

- Support for Affordable housing
- Community amenities
- Sustainability
- Continuity in the streetscape and skyline
- Senior and accessible housing
- Roof Terrace







16,000 SF LIBRARY
44 SENIOR APARTMENTS, 30 RESERVED FOR CHA
RESIDENTS, WITH THE REMAINING 14 SERVING
HOUSEHOLDS MEETING AGE AND INCOME
ELIGIBILITY REQUIREMENTS

NORTHTOWN BRANCH LIBRARY & APARTMENTS
CHICAGO, IL



NORTHTOWN BRANCH LIBRARY & APARTMENTS
CHICAGO, IL



14,500 SF LIBRARY

73 APARTMENTS, INCLUDING 37 CHA UNITS,
29 AFFORDABLE UNITS, AND SEVEN MARKET
RATE UNITS

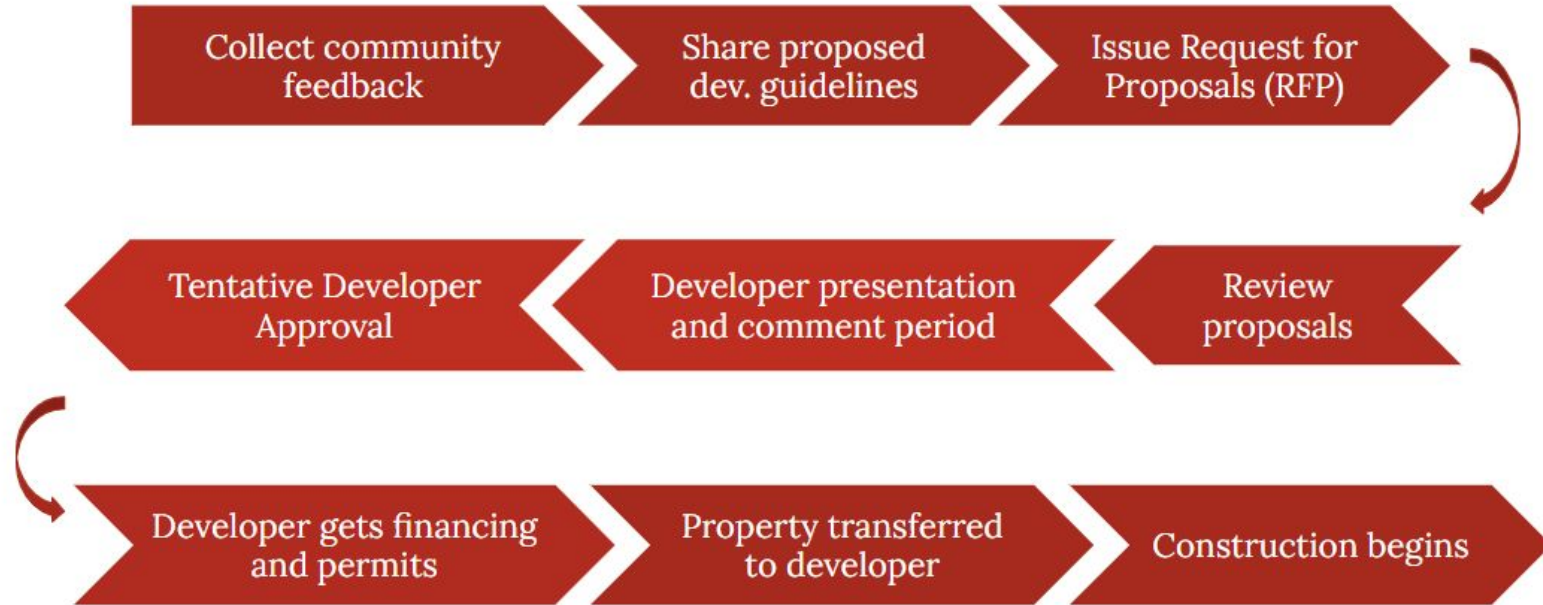
TAYLOR STREET APARTMENTS & LITTLE ITALY BRANCH LIBRARY
CHICAGO, IL

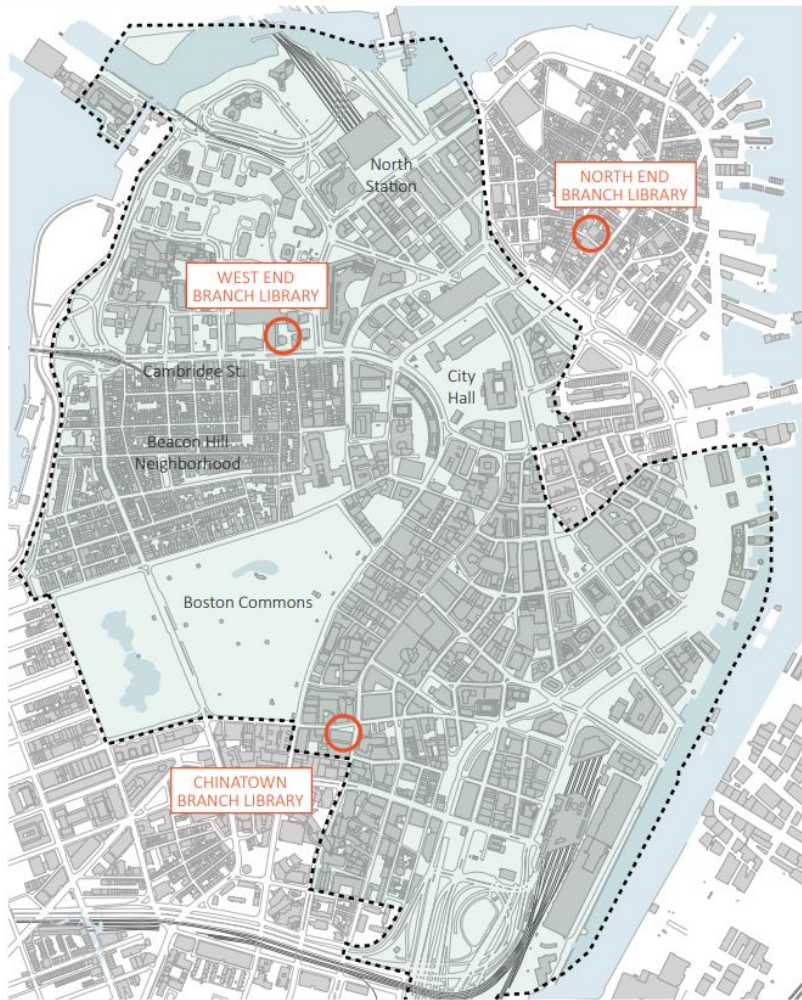


TAYLOR STREET APARTMENTS & LITTLE ITALY BRANCH LIBRARY
CHICAGO, IL



How does the RFP and developer selection process typically work?





Deed-restricted
affordable housing
city-wide: 19%

West End: 16%
Beacon Hill: 6%

Source: Report: "Income-Restricted Housing in Boston 2021"



How does the Mayor's Office of Housing support the creation of affordable housing across Boston?

Source: Report: *"Income-Restricted Housing in Boston 2021"*



Neighborhood Homes Initiative: 2 family homeownership + rental unit

Hearth at Four Corners:
completed, rental



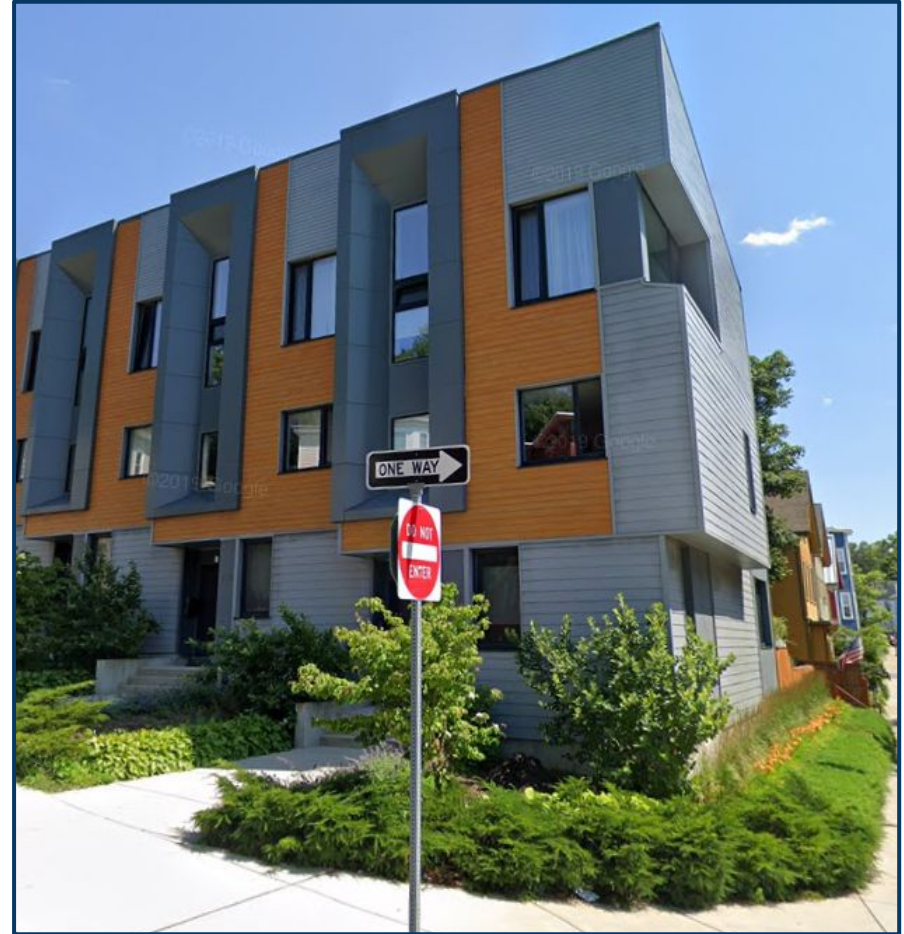
Bartlett D: In-construction Passive House certified *senior rental housing*





Barton Rogers School: The Pryde
LGBTQ senior housing adaptive
reuse, rental

**Highland
Marcella:** Energy
positive,
homeownership



**Comments &
Questions?**



Next steps





THANK YOU

Contact info:

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617-635-0226

www.boston.gov/buildinghousing/west-end-library-housing-public-assets