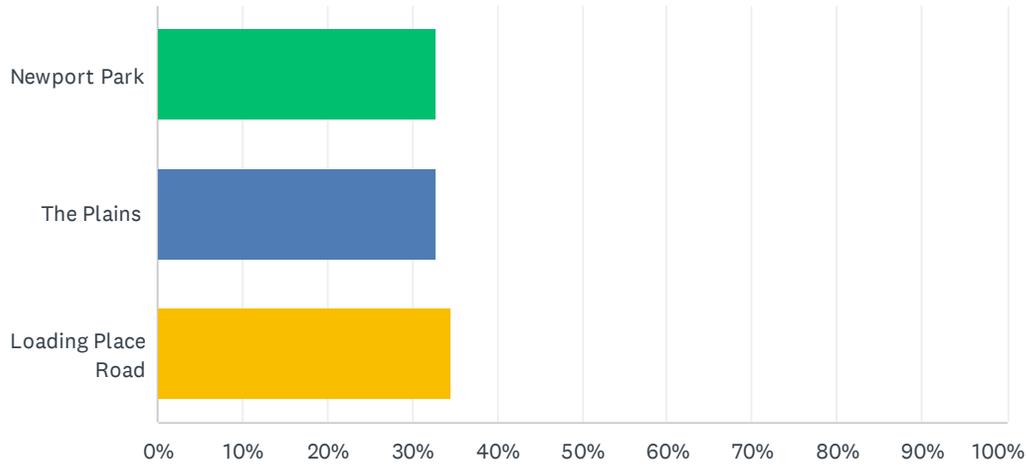


# Q1 What Manchester Housing Authority property do you live near?

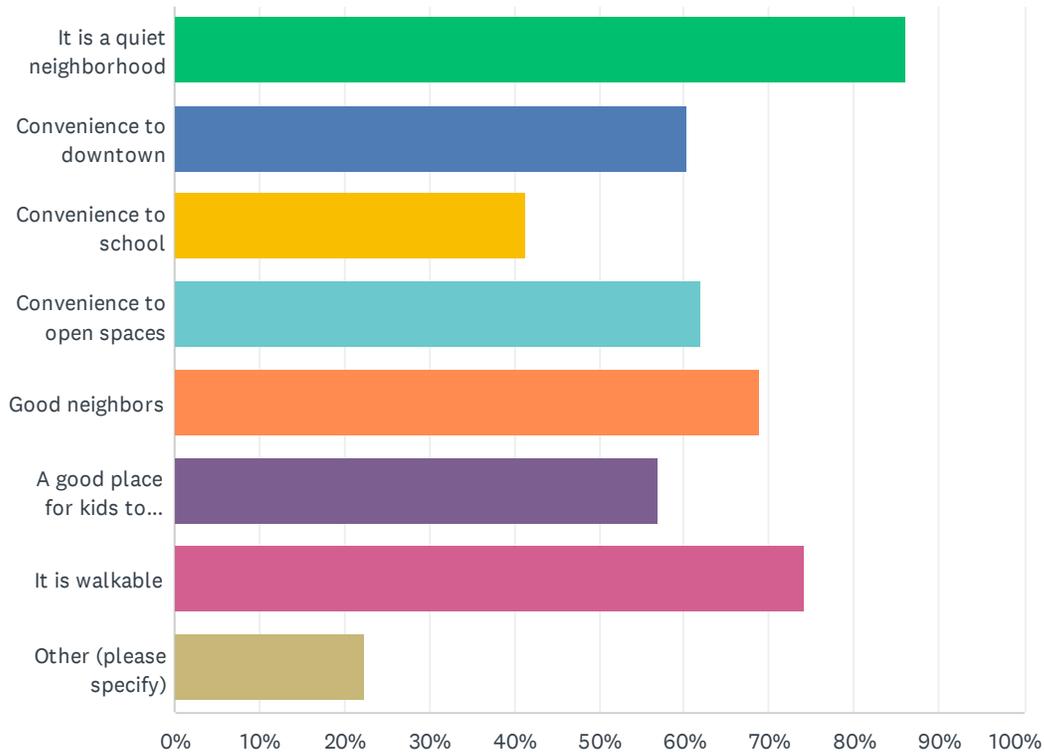
Answered: 58 Skipped: 0



ANSWER CHOICES	RESPONSES	
Newport Park	32.76%	19
The Plains	32.76%	19
Loading Place Road	34.48%	20
<b>TOTAL</b>		<b>58</b>

## Q2 What is it about the neighborhood that you like? Please list all that apply.

Answered: 58 Skipped: 0



ANSWER CHOICES	RESPONSES
It is a quiet neighborhood	86.21% 50
Convenience to downtown	60.34% 35
Convenience to school	41.38% 24
Convenience to open spaces	62.07% 36
Good neighbors	68.97% 40
A good place for kids to grow up	56.90% 33
It is walkable	74.14% 43
Other (please specify)	22.41% 13
Total Respondents: 58	

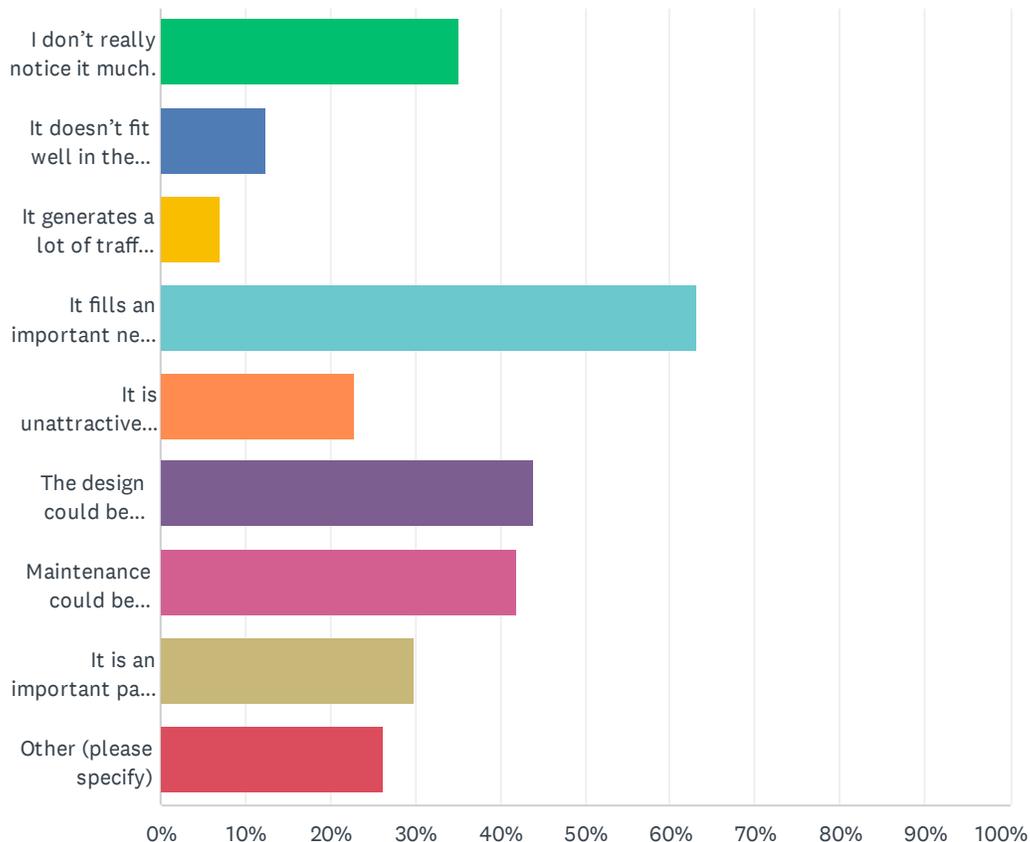
#	OTHER (PLEASE SPECIFY)	DATE
1	I love our privacy and I'd like to understand whether the Newport Park proposal involves expanding into the existing/surrounding conservation land, which I'd oppose.	12/15/2021 6:45 PM
2	It is Old Essex Road. Fine enough.	11/16/2021 3:13 PM

## Affordable Housing Trust Neighborhood Survey

3	Close to Powder House Conservation area	11/13/2021 9:48 AM
4	Little traffic	11/12/2021 1:24 PM
5	Powder House Trails	11/11/2021 3:52 PM
6	Traffic is an issue and speeding. Too dense.	11/11/2021 10:19 AM
7	This is a neighborhood that has had to join together over the years to replace a private way twice since moving here in 1993.	11/11/2021 9:42 AM
8	iT IS A SENSITIVE NATURE AREA & WETLANDS	10/26/2021 4:32 PM
9	It's a generally safe area.	10/22/2021 9:43 AM
10	Access to the Powder House reservation; shady neighborhood with lots of mature trees; less than a mile walk to train; easy bike ride to beach; short walk to library and downtown	10/18/2021 11:41 AM
11	Gardening space, includes enabler	10/15/2021 1:28 PM
12	lots of privacy	10/14/2021 6:14 PM
13	It is a neighborhood versus downtown; appreciate the protected spaces, greenery, and no large buildings.	10/14/2021 4:03 PM

### Q3 What do you think about the MHA housing complex in your neighborhood? Please list all that apply.

Answered: 57 Skipped: 1



ANSWER CHOICES	RESPONSES	
I don't really notice it much.	35.09%	20
It doesn't fit well in the neighborhood.	12.28%	7
It generates a lot of traffic and/or noise.	7.02%	4
It fills an important need in town.	63.16%	36
It is unattractive and is a detriment to the neighborhood.	22.81%	13
The design could be improved.	43.86%	25
Maintenance could be improved.	42.11%	24
It is an important part of the neighborhood.	29.82%	17
Other (please specify)	26.32%	15
Total Respondents: 57		

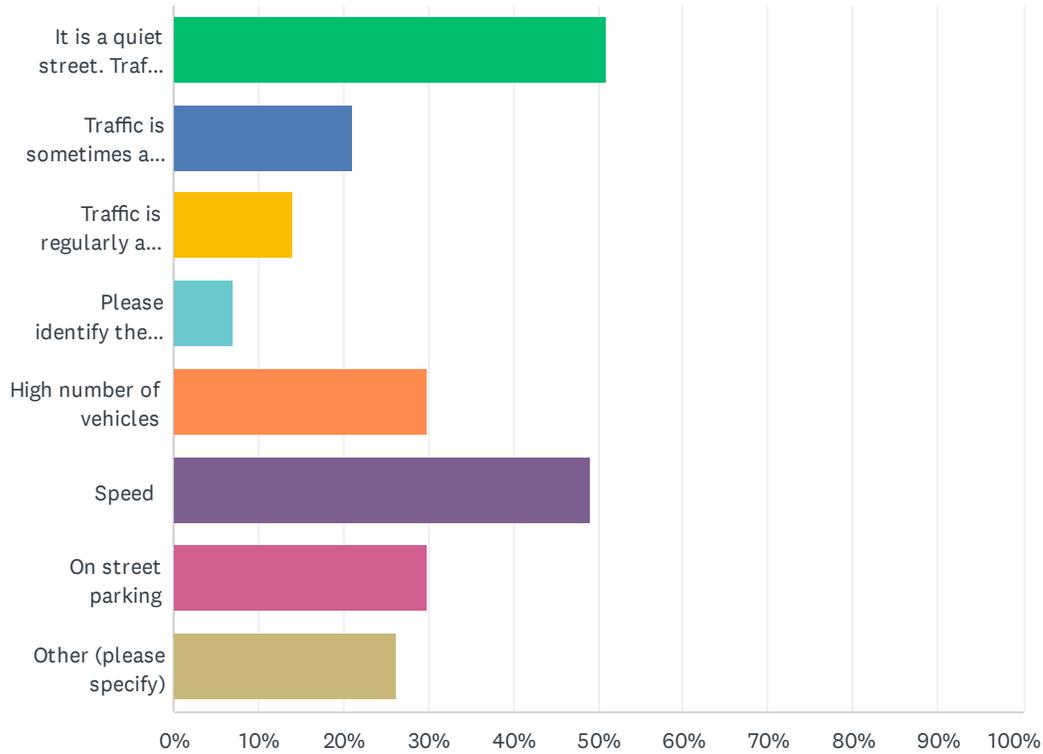
#	OTHER (PLEASE SPECIFY)	DATE
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## Affordable Housing Trust Neighborhood Survey

1	Please have some sort of tenant alert system so that when someone dies their body is not found days later. VERY Sad	11/17/2021 2:14 PM
2	Growing my family, and now grandfamily, The Plains residents have been friendly and accomodating as we would stroll the carriages on through helping round out our young children's personalities as we would sit and chat.	11/16/2021 3:13 PM
3	more units are obviously needed	11/16/2021 10:08 AM
4	The units are too small and should be made larger	11/12/2021 6:28 PM
5	It is a very small piece of property fit into a residential neighborhood that should not be expanded	11/12/2021 8:57 AM
6	It doesn't affect us much. It could be updated.	11/11/2021 3:52 PM
7	We need AH. The State needs to fund improvements and ensure it is safe, healthy, and not declining.	11/11/2021 10:19 AM
8	The affordable housing units in our neighborhood have ALWAYS BEEN POORLY MAINTAINED AS CHECKED ABOVE. Furthermore, the initial design was obviously NEVER shared with the nearby homeowners, as the yards that are on the street, provide NO privacy, resulting in the residents of the housing units sitting out on patios of sorts within 100% view of walkers and cars going by. The result: debris, refuse, old appliances, etc that have been left out, reflective of very poor oversight by the committee that you all represent. The final work about these units: we have no problem with them but do not feel we should in anyway have to provide the town of MBTS with more units here to meet the state requirements. As a longtime resident of LPR, I can only speak personally and say that I have known many of the residents there over the years and always supported this existence of these units. HOWEVER, I do not believe that additional units here can be safelyk, enviromentally, or equitably considered for our street. Period. Other areas of the town need to carry the responsibility of the need for more affordable housing. Period.	11/11/2021 9:42 AM
9	Is antagonistic to town residents who wish to park and to visit Powder House Hill	11/4/2021 4:37 PM
10	it IS POORLY MAINTAINED & A BLIGHT ON THE RESIDENTIAL STREET	10/26/2021 4:32 PM
11	It needs greater storage options.	10/20/2021 8:44 AM
12	I like having the Newport Park housing and am glad there is senior housing in my neighborhood. I wish that access to Powder House through the complex was encouraged and could be done in a way that seniors felt ok with. It's nice to walk through there and say hello on the way to the woods, also there was some parking before for people to access trails. Now the trails connecting Newport Park have been blocked off.	10/18/2021 11:41 AM
13	As discussed, Newport park is in my backyard and since the complex was it built has caused a water management problem for my family's home all these years. Further expansion would be concerning with more of an environmental impact on 61 and 63 pine street.	10/16/2021 10:40 AM
14	The scale it is now is good	10/15/2021 8:10 AM
15	It generates some extra traffic as it is already and wouldn't want it any larger - the street can't handle it. It's a bit ugly as they took away trees and can see lights from the buildings which are bad for the neighborhood and needs to be resolved. Other than that the people there seem nice and glad they have a decent place to live.	10/14/2021 4:03 PM

### Q4 What are traffic conditions on the street? Please list all that apply.

Answered: 57 Skipped: 1



ANSWER CHOICES	RESPONSES	
It is a quiet street. Traffic is seldom a problem.	50.88%	29
Traffic is sometimes a problem.	21.05%	12
Traffic is regularly a problem.	14.04%	8
Please identify the issues (if any) that contribute to traffic problems.	7.02%	4
High number of vehicles	29.82%	17
Speed	49.12%	28
On street parking	29.82%	17
Other (please specify)	26.32%	15
Total Respondents: 57		

#	OTHER (PLEASE SPECIFY)	DATE
1	I live on Pine St which is a busy road obviously.	11/18/2021 8:56 AM
2	Excessive speed	11/13/2021 9:48 AM
3	Some residents of The Plains if they have multiple vehicles park on Old Essex Rd or Millets Lane	11/12/2021 4:20 PM

## Affordable Housing Trust Neighborhood Survey

4	Narrow roads, occasional speeders	11/12/2021 1:24 PM
5	Pine St is too busy. Speeding is an issue. I am opposed to more traffic on Pine, including adjoining Pine to Chebbaco Development. More traffic with the DPW development, More traffic with Newport, and more traffic with Chebacco is unsafe, nuisance, and irresponsible by our Town.	11/11/2021 10:19 AM
6	LPR is a private way. It is not legally conforming to be two car lengths wide, resulting in a winding road that has multiple blind corners, one of which is actually scarily included in the site plans. We have problems with drivers that do not follow speed laws, resulting in near collisions on a regular basis. This is the reality and as such ABSOLUTELY CANNOT TAKE ON MORE DRIVERS, MORE CONGESTION, MORE DANGEROUS CONDITIONS FOR ALL THAT USE THE LPR ACCESS.	11/11/2021 9:42 AM
7	ITS A SMALL, NARROW STREET WITH MODESTLY-ACTIVE TRAFFIC & WALKING CAN BE RISKY	10/26/2021 4:32 PM
8	Speed enforcement on Pine Street could be improved.	10/22/2021 9:43 AM
9	There are no sidewalks and sight lines are poor. The road can handle the current volume of traffic. That volume, however, should not be increased.	10/20/2021 8:44 AM
10	lack of striped bike lanes; dangerous intersection at Pine/Central, which got worse for pedestrians when one of the crosswalks was removed. We need some traffic calming measures and better facilities for shared use.	10/18/2021 11:41 AM
11	road is well maintained up tp the Plains the remainder is neglected	10/18/2021 7:50 AM
12	Adding more residents to such a small area of land increasing cars and limited parking.	10/16/2021 10:40 AM
13	Speeding not enforced on pine street of cars leaving town	10/15/2021 1:28 PM
14	Dangerous sight lines, unsafe for bikes and strollers	10/15/2021 5:59 AM
15	Have to say, the traffic is getting worse -- lots of folks park on the road which makes it difficult to maneuver around; and the entrance of cars from Pleasant to Old Essex is a speedway and dangerous.	10/14/2021 4:03 PM

## Q5 Are there existing conditions or concerns with the MHA housing complex that you think should be addressed? Please explain.

Answered: 40 Skipped: 18

#	RESPONSES	DATE
1	Please address whether the plan involves expanding the number of units or the footprint of the existing development. As I understand it, to expand would require encroaching on conservation land (Powder House), which I would hate to see happen.	12/15/2021 6:45 PM
2	The buildings are old and could use maintenance/improvements. If it were possible to add additional units to address the need for affordable housing back there, I would support that. Many of the people who live in Newport Park are elderly and don't drive much or at all. So, I don't think that would add too much traffic to Pine St which is already really busy anyway.	11/18/2021 8:56 AM
3	I am sure you will do a great job. Thank you	11/17/2021 2:14 PM
4	Yes, I am very, very concerned with the condition of the culvert which runs alongside and behind The Plains. It releases all the water from Old Essex, and is now getting cluttered with fallen woodland debris and collapsing earthen walls. I have noticed a major increase in my basement pumps activity over the last several years, and upon inspection noticed a limited amount of flow down there. This is a problem. Who is responsible for maintaining the clearance of that open culvert? I believe on Old Essex Road, towards Pleasant St., it is the beginning of SawMill Brook. I speculate without a resolve to this ever growing problem, you would have issues getting a "Perk" test for the proposed building site.	11/16/2021 3:13 PM
5	Unkempt yards	11/15/2021 10:42 AM
6	Units need updating	11/13/2021 9:48 AM
7	The units are too small and should be enlarged.	11/12/2021 6:28 PM
8	no	11/12/2021 4:33 PM
9	At this time no. In the past there were residents sitting in lawn chairs at the corner of Old Essex and Millets Lane smoking cigarettes. Not a good look for the neighborhood. Additionally, new lighting on the back of the buildings was excessive. Shined into the houses that back up to The Plains. This seems to have been corrected.	11/12/2021 4:20 PM
10	none	11/12/2021 9:56 AM
11	How much the town is being paid, how the water/sewer will handle the extra units, how it will affect school capacity, increase in car/home pollution, how units will deal with excess rainwater since it's essentially a valley	11/12/2021 9:50 AM
12	Ongoing noise and overused lighting in a residential neighborhood	11/12/2021 8:57 AM
13	No	11/11/2021 3:52 PM
14	My property directly abuts the current housing complex. Water runoff and drainage onto our property is a major concern. My family had to add a French drain and sump pumps to the basement, but in events such as the recent Nor'easter when the power goes out, our basement floods. This was never an issue prior to the units being built. Snow removal is another concern. Snow from the housing complex is often piled onto our corner lot, obstructing vision from our driveway. We had to remove an over 40 year old beech tree from the corner, as it was killed due to excess snow and salt being piled around it.	11/11/2021 3:03 PM
15	First, the State needs to be responsible for the senior housing, not us the taxpayers. The MHA needs to demand the State to fund this project. We have failed to use our General Counsel and the law to claw back to get funds. Second, the DPW is a valuable piece of real estate. The MHA and the MAHT has failed to provide a market analysis of this property. The MAHT has failed to soil test this property to determine viability for safety. We all know the close by Lincoln St water supply has issues. The MAHT has done what is called due diligence with	11/11/2021 10:19 AM

## Affordable Housing Trust Neighborhood Survey

environmental issues, traffic and noise and certainly has failed to provide voters and taxpayers with a financial scoring of the cost here. I have heard up to 22 million to move the DPW site. Really? This Town is already filled with seniors like myself...why do you at the MAHT feel you have the right to burden taxpayers who are seniors. Our taxes, fees, inflation for food, services, and utilities are on the rise. Where is the data that tells me thae senior taxpayer that I need to subsidize the State and other seniors ? You have work to do. I will not support an unvetted agenda that appears to be unfair.

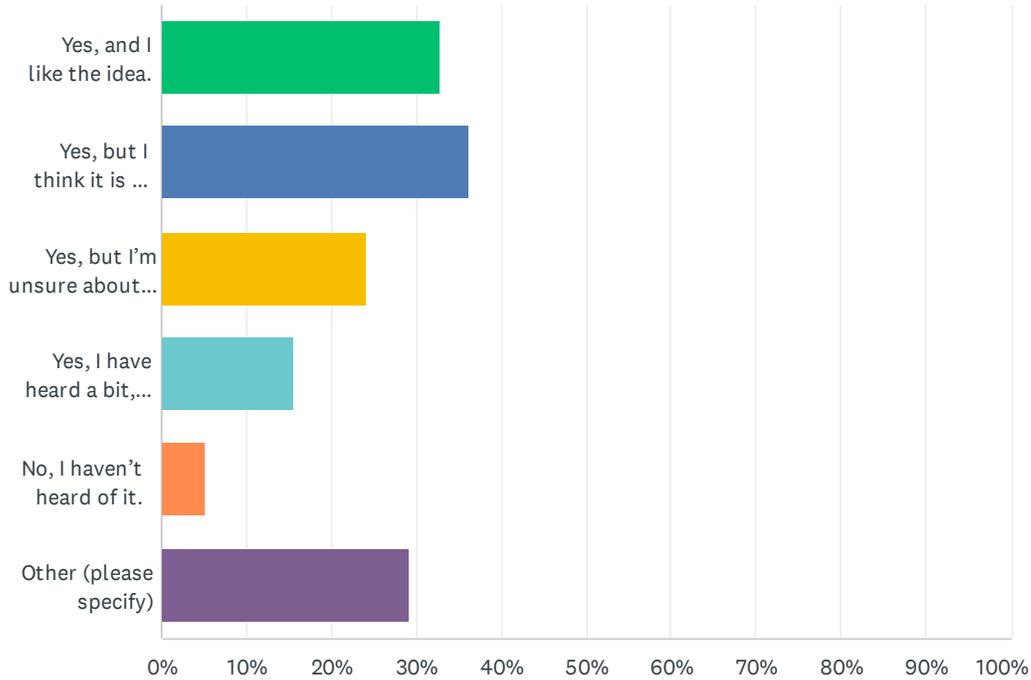
16	I believe I have been abundantly clear in my comments above and would ask each committee member to ask themselves where are additional sites in the town of MBTS that would shoulder the responsibility of affordable housing to quadrants in the town. To ask a street like ours to further shoulder these state requirements for affordable housing smacks completely of NIMBY. With the documentation that is being provided by residents of LPR, I would truly hope you all recognize that the LPR site is not appropriate for the additional housing that you have proposed.	11/11/2021 9:42 AM
17	On street parking sometimes overflows onto Old Essex from the Plains, an intersection where there is a blind corner. Although I'm not aware of any collisions at that location, this scenario creates a dangerous situation.	11/10/2021 5:09 PM
18	Again, allowing residents to park at the entry to Powder House Hill	11/4/2021 4:37 PM
19	Many of the units are a disgrace- sheets & towels for curtains; broken furniture & debris outside/behind them; lawns are rarely/never mowed; minimal tree/shrub, etc yard care; Entrance was/is never graded; electric co. or DPW cant decide who clears trees cut down on road; buildings don't look maintained exteriors.	10/26/2021 4:32 PM
20	None.	10/22/2021 9:43 AM
21	yard upkeep	10/20/2021 10:39 PM
22	The landscaping in front of the building could be improved. Because there is limited storage for the units, unit dwellers often store possessions outside in front of the units. This is anomalous with the rest of the neighborhood.	10/20/2021 8:44 AM
23	Providing elevators to 2nd floor units and updating building systems for energy efficiency and resident's comfort. Adding additional units to accommodate more seniors.	10/18/2021 11:41 AM
24	Yes. If the upgrading is done how will traffic congestion and noise be handled	10/18/2021 7:50 AM
25	As stated earlier rain water run off from Newport park has been an ongoing issue all these years since the complex was built. Our basement has been flooded 2 times since the 1990's. Because of the topography of the land and way engineers filled in the complex it forces all the water towards 61 pine street. The 2nd issue would be Snow management. In recent years the property manager Chris has been receptive to not allowing Snow to be dumped on my property. The previous contractor who I believe was grimes would at times plow Newport park and use a front end loader dumping it into 61 pine street, after years of it eventually killed a 150 beech tree that had to be cut down. I mention this because any expansion will cause more snow removal with no where to put it. It also would most likely become to much for Chris rodier to manage then involving more contractors that will have to take the easy way out dumping it on my property. The previous contractor mentioned I spoke with several times advising them there snow removal contract does involve dumping on private property. Chris rodier has done great job since taking over the operation the last couple of years.	10/16/2021 10:40 AM
26	The backyards of existing units face loading place road creating a lack of privacy for current tenants placing them on display to the entire neighborhood.	10/15/2021 7:29 PM
27	None.	10/15/2021 9:34 AM
28	The exterior yard area is unsightly. Too much junk left outside visible from the street. It houses are the gateway to the neighborhood and it degrades the image of the overall neighborhood and value of the properties.	10/15/2021 8:15 AM
29	Units should be maintained	10/15/2021 8:10 AM
30	Properties could use some TLC, especially the yards	10/15/2021 7:36 AM
31	Water run off- environmental concerns. Cutting into the private road we just paid for!!!!	10/15/2021 6:59 AM
32	No	10/15/2021 5:59 AM

## Affordable Housing Trust Neighborhood Survey

33	Update and maintenance	10/14/2021 9:51 PM
34	renovate area	10/14/2021 9:23 PM
35	The back yards are visible from the street such that the residents of 2,4,6,8 LPR dont have backyard privacy. The partial fence was a good start but it needs to be extended to reach the full extent of the property.	10/14/2021 8:02 PM
36	no	10/14/2021 6:14 PM
37	Lighting, replace dead and dying trees to block the complex to the road. Do not make it bigger or taller.	10/14/2021 4:03 PM
38	There residents from the Plains that already park on Old Essex Rd.	10/14/2021 10:28 AM
39	It needs an upgrade and monies budgeted each year for ongoing maintenance.	10/13/2021 9:53 AM
40	they don't allow parking for town residents to access powderhouse hill trails	9/10/2021 10:11 AM

## Q6 The Manchester Housing Authority and the Manchester Affordable Housing Trust have been discussing a project that would renovate and add more units to the MHA complex. Have you heard about the project concept? Please list all that apply.

Answered: 58 Skipped: 0



ANSWER CHOICES	RESPONSES
Yes, and I like the idea.	32.76% 19
Yes, but I think it is a bad idea.	36.21% 21
Yes, but I'm unsure about certain elements and would like to give input.	24.14% 14
Yes, I have heard a bit, but want to know more.	15.52% 9
No, I haven't heard of it.	5.17% 3
Other (please specify)	29.31% 17
Total Respondents: 58	

#	OTHER (PLEASE SPECIFY)	DATE
1	Culvert issues	11/16/2021 3:13 PM
2	This site should not be expanded. Believe the committee is looking at the problem the incorrect way and will bringing growth where it does not fit in the building codes developed for the property. Development limits and boundaries were put to protect home owners impacted by over use	11/12/2021 8:57 AM
3	I have major concerns about the addition of more units, and particularly about multilevel units	11/11/2021 3:03 PM

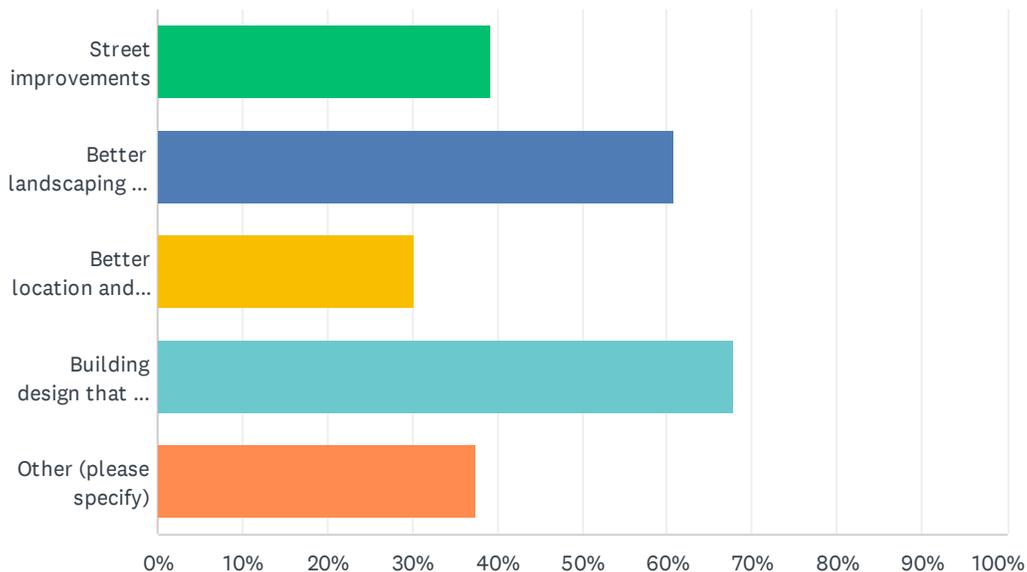
## Affordable Housing Trust Neighborhood Survey

and the possible impact on our property value and privacy.

4	Have our Town Counsel pursue funds from the State. I reviewed docs that show that the State does have a maintenance schedule. If you feel more kitchens and baths need to be updated, then pursue the State, not us in MBTS. And, no I do not want to see more density downtown if I have to foot the bill.	11/11/2021 10:19 AM
5	See my comments above.	11/11/2021 9:42 AM
6	I don't like that it has to cross wetlands. I think adding a level to the existing buildings would be better	11/4/2021 4:37 PM
7	Concerned about the expansion and who maintains property	11/3/2021 1:45 PM
8	This road is fully populated & is poorly-suited for multi-housing; It is too close to wetlands & minimal or no septic capacity	10/26/2021 4:32 PM
9	It makes little to no sense to expand the number of the Loading Place Road units.	10/20/2021 8:44 AM
10	This neighborhood is so close to downtown it could be made more walkable. It's a good place to densify a bit but stay low-rise so as not to break the tree line. It's quite tucked away now which is a nice feature.	10/18/2021 11:41 AM
11	Checked both. as I have serious concerns on the long term environmental impact on 61 and 63 pine street.	10/16/2021 10:40 AM
12	Not opposed to the renovation of existing units. Opposed, to adding more units. Additional units will have the potential to adversely-impact wetlands and well water usage.	10/15/2021 7:29 PM
13	Keep our elders in town	10/15/2021 1:28 PM
14	There is no room for additional dwellings. Too crowded and abuts wetlands. Will be too many cars. Noise pollution.	10/15/2021 8:15 AM
15	Have heard about it. Seems to be very little data at this point to show proof of concept.	10/15/2021 8:10 AM
16	The proposed development would have problems with wetlands. The proposed development would place too many septic systems on too little land, all of which drains into Cat Brook. The proposed development would have too many units needing water wells on too little land, which would adversely impact all the other waterwells along the rest of Loading Place Road and Wood Hollow Drive. If the town wants to expand at LPR, the town will have to (a) get wetland waivers and (b) install town waterlines and sewerlines to the project.	10/14/2021 8:02 PM
17	Renovating the back building into some units makes sense but building it out and up does not fit the neighborhood.	10/14/2021 4:03 PM

### Q7 If the Project goes ahead, what specific things could be done to improve both the housing complex and the neighborhood? Please list all that apply.

Answered: 56 Skipped: 2



ANSWER CHOICES	RESPONSES
Street improvements	39.29% 22
Better landscaping and buffer areas	60.71% 34
Better location and/or design of lighting	30.36% 17
Building design that is compatible with the neighborhood	67.86% 38
Other (please specify)	37.50% 21
Total Respondents: 56	

#	OTHER (PLEASE SPECIFY)	DATE
1	Definitely would want parking for this property and not street parking.	11/14/2021 12:52 PM
2	Cottage style units ADA compatible	11/13/2021 9:48 AM
3	Tear down and start over, sell some condos for income	11/12/2021 6:28 PM
4	Keep speeds low on the street. There are no sidewalks for walkers, bikers	11/12/2021 4:33 PM
5	Improve existing buildings. The current complex is a good size for this neighborhood.	11/12/2021 4:20 PM
6	ENFORCEMENT OF SPEED LIMIT and ENFORCEMENT OF SPEED LIMIT!!!!	11/12/2021 9:56 AM
7	don't build it at all - that's not an improvement	11/12/2021 9:50 AM
8	Drainage	11/11/2021 3:03 PM
9	This project is not vetted.	11/11/2021 10:19 AM

## Affordable Housing Trust Neighborhood Survey

10	LPR is not an appropriate site for additional units given safety concerns, enviromental concerns, (Cat Brook is opposite and floods in seasonal conditions, etc.).	11/11/2021 9:42 AM
11	Retain / improve visual buffers.	10/22/2021 9:43 AM
12	To be clear: the project should not go ahead, in my view.	10/20/2021 8:44 AM
13	Scope needs to be smaller	10/18/2021 12:25 PM
14	Limit development to two- or three-stories. Minimize tree clearing and protect adjacent wetlands; use LID and green infrastructure. The adjacency to PH reservation make it especially important to protect the ecology of this site.	10/18/2021 11:41 AM
15	See previous comments on the water issues and the original construction that changed the topography of the land.	10/16/2021 10:40 AM
16	Not opposed to the renovation of existing units.	10/15/2021 7:29 PM
17	So many prefab units are out for the complex	10/15/2021 1:28 PM
18	Scale should remain close to what is currently at these sites	10/15/2021 8:10 AM
19	The reason people buy houses in this neighborhood instead of in the village is because it is very quiet and wooded. This would change the entire feel of the neighborhood.	10/15/2021 7:36 AM
20	Location cannot accommodate more cars and more people.	10/15/2021 5:59 AM
21	Keep the buildings 2 stories akin with neighborhood - even have 1 story houses around it - so anything bigger would tower over. Don't destroy more land or trees to do this. And what about all the extra parking that will be needed - hate to see more land destroyed.	10/14/2021 4:03 PM

**Q8 If you would you be interested in participating in the design of the project if it moves ahead please include your name and phone or email address so we can contact you or reach out to Sue Brown at browns@manchester.ma.us and she will add you to a contact list for this project.**

Answered: 24 Skipped: 34

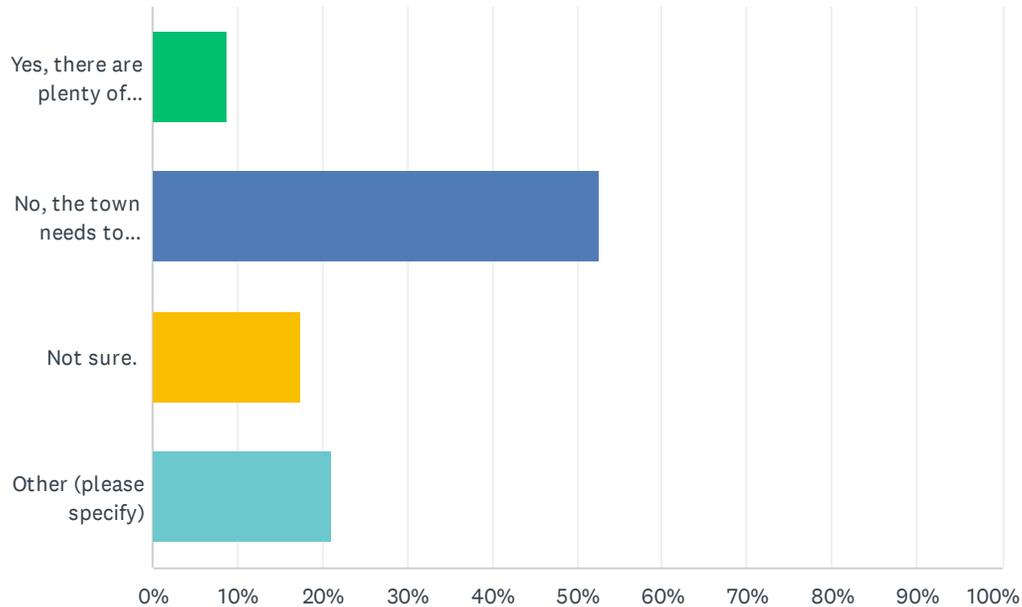
#	RESPONSES	DATE
1	Jay Sibulkin jsrxski@aol.com 978-430-1431	11/16/2021 10:08 AM
2	Susan Harrington (978) 526-8769	11/13/2021 9:48 AM
3	robert.n.atwater@gmail.com	11/12/2021 6:28 PM
4	x	11/12/2021 4:33 PM
5	n/a	11/12/2021 9:56 AM
6	winter_chrysnthemum@yahoo.com	11/12/2021 9:50 AM
7	not interested	11/12/2021 8:57 AM
8	Jeff carovillano carovillanoj@gmail.com	11/11/2021 3:52 PM
9	Jane Costa, jbarbaro2002@yahoo.com	11/11/2021 3:03 PM
10	I want the project scored for cost to us the taxpayers...if you cannot vet environmental issues, traffic issues, and costs, you have failed in due diligence. This type of survey is quite a ruse. Responsible AH which I am in favor of has been shown to be developed by CIMAH. Your approach is clearly NOT in the best interests of the Town that I can see. As a senior, one of almost half in this Town, your interests and that of the Senior Community population is unclear. MAHT...look for other buildings that exist, work with CIMAH, and the state development nonprofits, and identify housing targets for conversion...work with folks who will contribute. In the meanwhile, the STATE owes us funding for senior housing that they see fit to dump on MBTS residents. The MAHT is a poor plan, unvetted, and burdens existing seniors . I'd like to see the numbers, which you do not have for the DPW scenario. Until then, you will not have my support.	11/11/2021 10:19 AM
11	Cathy Bilotta. bilottc.home@gmail.com	11/10/2021 6:12 PM
12	mr.kyletodd@gmail.com	11/10/2021 5:09 PM
13	olgahayes@comcast.net	11/4/2021 4:37 PM
14	Suzanne Lattanzi 978-526-8114	11/3/2021 1:45 PM
15	noriegamd@yahoo.com	10/22/2021 9:43 AM
16	Eric Magnuson (eric.p.magnuson@gmail.com)	10/20/2021 8:44 AM
17	Laura Tenny	10/18/2021 11:41 AM
18	marcshnider@gmail.com	10/18/2021 7:50 AM
19	Chris Costa, 978-473-2493, crcosta45@gmail.com	10/16/2021 10:40 AM
20	Leslie Beatty txbooks@sbcglobal.net	10/15/2021 9:34 AM
21	No, thank you	10/15/2021 5:59 AM
22	Rob Beatty, 15 Loading Place Road. 214-616-0897. Rob@jrbeatty-oilandgaslaw.com.	10/14/2021 8:02 PM

# Affordable Housing Trust Neighborhood Survey

23	ricrogers71@gmail.com	10/14/2021 10:28 AM
24	Charlotte Minasian 978-526-9171	10/13/2021 9:53 AM

## Q9 Do you feel that Manchester has enough housing to provide affordable options for seniors and start-up families?

Answered: 57 Skipped: 1



ANSWER CHOICES	RESPONSES	
Yes, there are plenty of affordable houses already in town.	8.77%	5
No, the town needs to encourage the development of more diverse housing to serve a greater variety of people.	52.63%	30
Not sure.	17.54%	10
Other (please specify)	21.05%	12
<b>TOTAL</b>		<b>57</b>

#	OTHER (PLEASE SPECIFY)	DATE
1	Inlaw apartments should be allowed without special permits	11/12/2021 6:28 PM
2	It needs to be addressed in a way that's compatible with the needs of the town and current residents. The way it's been happening is far more forceful than it should be.	11/12/2021 9:50 AM
3	The town needs to proceed slowly and no disrupt our core values of the town. Small incremental changes that can be absorbed by all the services and fincial abilities of the tax payers	11/12/2021 8:57 AM
4	Obviously, MBTS has failed to wotk over the last several years to build its SHI to fight a 40 B. Why is that? Now, we see the need to rush into an unvetted plan to "catch up." Let me crystal clear here, our Town did not do enough for AH over the last several years. Your plan with the consultants leaves more questions than answers. My suggestion is to align with CIMAH and follow there model which works.	11/11/2021 10:19 AM
5	The state mandate conducive to town and the strict timelines.	11/3/2021 1:45 PM
6	I'm not sure where this question is headed. My self I owned 2 homes that I renovated and slowly built equity to be able to sell and move to Manchester. I don't see why it is expected	10/16/2021 10:40 AM

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that the town provide "start up" homes. If folks are looking for a home they could just do it the old fashioned way and take risk and earn it!

7	I am a strong supporters of additional Affordable Housing in Manchester. Three neighborhoods can't continue to solve the housing issues of the town.	10/15/2021 7:29 PM
8	Town needs to do a better job of repurposing current structures.	10/15/2021 8:10 AM
9	I believe there are many options. I have read about unusual ways that current units are "counted"	10/15/2021 5:59 AM
10	The town needs to come up with more suitable neighborhood style housing - not building complexes.	10/14/2021 4:03 PM
11	I'm not sure. While I do think we could serve that community better, I am convinced the legal stipulations completely fail at their intended goal for the State and communities.	10/14/2021 10:28 AM
12	We need well-designed, sustainable housing for seniors and start-up families. The SLV School Street proposed project is not it. It is too far from town, too many unattractive units, and I doubt if it is sustainable. Furthermore, it would be a drain on our infrastructure which needs upgrading. MBTS needs to do affordable housing that benefits all of us.	10/13/2021 9:53 AM

## Q10 Please feel free to share any additional thoughts.

Answered: 27 Skipped: 31

#	RESPONSES	DATE
1	Thank you MHA and MAHT for all that you do!	11/18/2021 8:56 AM
2	We need to find a balance of expanding our tax base while maintaining the "charm" of a small town. We need to have a full time parking system at the beach parking lot so that residents have space to park. Tickets should be written YEAR ROUND for any non resident parking in that lot. We need revenue!! The police all want new toys and higher salaries.. 10-20 tickets a day at \$100 a ticket would go a long way to get them what they want. AND , finally. no selling spaces in the summer to visitors. start up a shuttle bus from the two schools parking lots. Charge \$50 for parking and a ride back and forth. Pet friendly in the off season(weekends only as school is in session M-F)	11/17/2021 2:14 PM
3	Culvert issues, water drainage, rising water table, mosquitos	11/16/2021 3:13 PM
4	Lower income housing for elderly and special needs population is desperately needed	11/16/2021 10:08 AM
5	Time for other neighborhoods to step up	11/15/2021 10:42 AM
6	More attention should be paid to the maintenance of ALL the units in town. There are people who have been waiting literally years for their concerns to be addressed.	11/13/2021 8:05 PM
7	Am all for more affordable housing close to center of town	11/13/2021 9:48 AM
8	New developments should be spread out through town rather than in the few select neighborhoods currently used.	11/12/2021 4:20 PM
9	These projects should not move forward without concrete plans to curb existing and future growth in hazards caused by automobiles. The speeding is dangerous and constant. Stop signs are regularly run through.	11/12/2021 9:56 AM
10	I'm concerned about the extra traffic, noise, pollution, straining of electric/water/sewer systems and overcrowding the schools.	11/12/2021 9:50 AM
11	I think the DPW yard is the best place to build. Newport Park could also be updated.	11/11/2021 3:52 PM
12	We ALL agree that AH whether low income or extremely low income housing for seniors and disabled is need throughout the country, state, and in MBTS. However, your plan is not clear for the taxpayer, it ignores environmental vetting, and it promotes more density, traffic, noise, and draw off of our resources. Who would support a concept with more clarity?	11/11/2021 10:19 AM
13	Equity in the future considerations of where affordable housing should be placed appears to be nowhere to be seen in all the reading, and meetings I have attended. Please provide a projected look at how the town of MBTS can equitably meet the state requirements for affordable housing. LPR has met its responsibility and does not need to shoulder additional units based on extremely sound reasons. Equity is something I have not seen properly addressed by your committees.	11/11/2021 9:42 AM
14	More flexibility on zoning would also benefit existing senior and start-up family residents (e.g. ability to add a unit to a home zoned as single family... an actual unit, not an ADU).	11/10/2021 5:09 PM
15	We are sick of Mandates!	11/3/2021 1:45 PM
16	Thank-you for asking us. We believe CIMAH is the best advocacy orgnization for affortable housing	10/26/2021 4:32 PM
17	The town should promote, or at least not discourage, auxiliary living units. There are many nearly empty houses in town that could be used to welcome more residents at more affordable rents.	10/22/2021 9:43 AM
18	Loading Place Road (LPR) is not the place in town to expand affordable housing. Here are some of the reasons that I say that. First, LPR—which is not a public road—has no sidewalks	10/20/2021 8:44 AM

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or lighting. Second, the roads servicing LPR are narrow, experience high volumes of traffic (consider, for example, Mill Street), and lack sidewalks and lighting. Third, it makes more sense to site affordable housing closer to town, thereby allowing residents of the units to walk to public transportation more easily. Walking to town now requires traversing LPR (see point one ) and the servicing roads (see point two ), not a safe or convenient option. Fourth, LPR residents recently paid the vast bulk of the monies for replacement of their road. That was a time consuming and expensive endeavor. Adding more volume to the road will only increase wear and tear on the road, thereby shortening the life of the road and putting the burden back on LPR residents to once again repair or replace the road. Fifth, the town has shown little to no interest in addressing the needs of LPR when it comes to beaver activity. That activity will likely undermine the integrity of the road near the current affordable-housing units. If the town will not assist in smaller matters on the road, I have little to no confidence in the town to address larger matters on the road.

19	Affordable housing should be proportionately distributed throughout all neighborhoods within the town, not concentrating only on three neighborhoods that already have done their part. These three neighborhoods should not have to continue to solve the housing problem. If the town is truly concerned with affordable housing the town needs to look at other options. Does the town need a pickleball court? does it need a half empty parking lot in the middle of town? How many families could be served utilizing those lots for affordable housing.	10/15/2021 7:29 PM
20	The location for more affordable housing on Loading Place Road is untenable fo a lot of reasons: near wetlands, too many units for the amount of land, possible septic problems, etc.	10/15/2021 9:34 AM
21	Loading Place Road already has Units. The new accommodations should be added to one of the other properties.	10/15/2021 8:15 AM
22	I have environmental concerns with adding additional units in this area. The area is very wet and wooded. I worry about how this will impact other properties adjacent to the proposed new properties. In addition I do not think the road itself lends itself to additional traffic. It is very narrow and already difficult in the winter.	10/15/2021 7:36 AM
23	Loading Place Road is not an ideal location for MHA units. Ideal locations for MHA units would be within walking distance of necessary services. The Loading Place Road location is not close to town for walking to commuter rail, grocery store, schools, post office or library. The Loading Place Road location requires that residents own and utilize a vehicle for everyday use. Narrow sections and poor sight lines inherently make Loading Place Road a dangerous road to walk or bike. Delivery trucks, repair trucks, and garbage trucks are challenged by this small, private road yet the speeds at which they drive are dangerous. The addition of more vehicles and walkers to this road will only contribute to the safety challenge.	10/15/2021 5:59 AM
24	I live in a 2 acre zone. I hope that some of these grand houses will be given permission to tinker with the interiors to create apartments inside, some of which could be small and affordable for our young adults and trades people.	10/14/2021 6:14 PM
25	Go back to the drawing table and come up with a plan that may add a smaller amount of units - not what is proposed right now. This is a small town neighborhood, not a city.	10/14/2021 4:03 PM
26	The combined plans for DPW and The Plains I think was 58 residences. That is a significant increase in traffic on Pleasant St which is already a very narrow road for such a main thoroughfare. The on-street parking already makes navigating Pleasant St a problem. Old Essex Rd is only worse in terms of managing heavy traffic and on street parking. People from the lower end tend to dive more quickly, and the increase of new families on the street has increased traffic considerably. ... I disagree with the statement that relocating the DPW is the "better" option. Many towns prefer their DPW to be located closer to the town center when possible. Over-crowding neighborhoods seems like a poor option compared to offering good and accessible service to the entire town population. ... If Manchester is to significantly grow and yet maintain the atmosphere we all enjoy about the town in the first place; then that growth needs to occur in less dense places. We are talking about expansion on the other side of the highway already, and there are other options outside those so close to the village. I appreciate that proximity to town center is desirable, but the populations we're talking about are not the ones utilizing long stretches of sidewalk. They drive downtown from their current locations already. There would be no hardship in a slight increase in distance and it would help spur development outside one square mile close to the harbor and downtown.	10/14/2021 10:28 AM
27	thanks	9/10/2021 10:11 AM