

The Power to Redefine Aging.



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Center Communities of Brookline (CCB) Centre Street Development Information

July 2021



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Topics:

- Centre Street Campus: Opportunity and Vision
- Current Development Plans
- Community Space Expansion, Sustainable Design, and Outdoor Green Space
- Regularly Scheduled Deliveries, Caregiver Parking, and EMS Calls
- Process Going Forward

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Opportunity to Fulfill Great Need for Affordable Senior Housing and Community Space in Brookline

Research Shows:

- Having a sense of attachment to home and community relates positively to physical, social, and emotional health and well-being in older age
- Loneliness is the biggest threat to healthy aging
- Most seniors want to remain in their community

Key Senior Issues in Brookline:

- 20% of the Town's population is over age 60
- 18.3% of people age 65+ have an annual income less than \$20,000
- CCB has 230 seniors on the affordable housing wait list
- Older adult population is growing



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Centre Street Campus: Unique Opportunity to Enhance the Senior Living Experience



The Centre Street Campus provides a unique opportunity to redefine and enhance the senior living experience:

- Proximity to the many amenities offered in Coolidge Corner – dining, shops, movie theater, bookstore and library, multigenerational activities throughout the day
- Adjacent location to the Brookline Senior Center
- A well-established existing senior residential community offering a wide variety of high-quality housing and services at all levels of affordability
- A mission-driven, nonprofit owner with deep and respected experience in senior care

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A Vision for the Centre Street Campus



- A dynamic, welcoming, and attractive Senior Hub for the Brookline community
- Expanded community space offering cultural arts, lifelong learning, and multigenerational programs that promote wellness and independence in our vibrant neighborhood
- Redevelopment of the 108 Centre Street site into 54 senior all-affordable independent living apartments in a 7-story building via a 40B; no onsite parking
- Sustainable design – pursuing Passive House standards and fossil fuel free design (with exception of domestic hot water) and incorporating highest standards to the greatest extent feasible
- Enhancements to the overall campus, including landscaping, lighting, and green space

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Expanded Community Space

Key Proposed Elements:

- ~5,000 square feet on the ground floor of 108 Centre Street
 - Café + Exterior Patio
 - Group Exercise
 - Multipurpose Room
- Outdoor Green Space for use by all Brookline Seniors

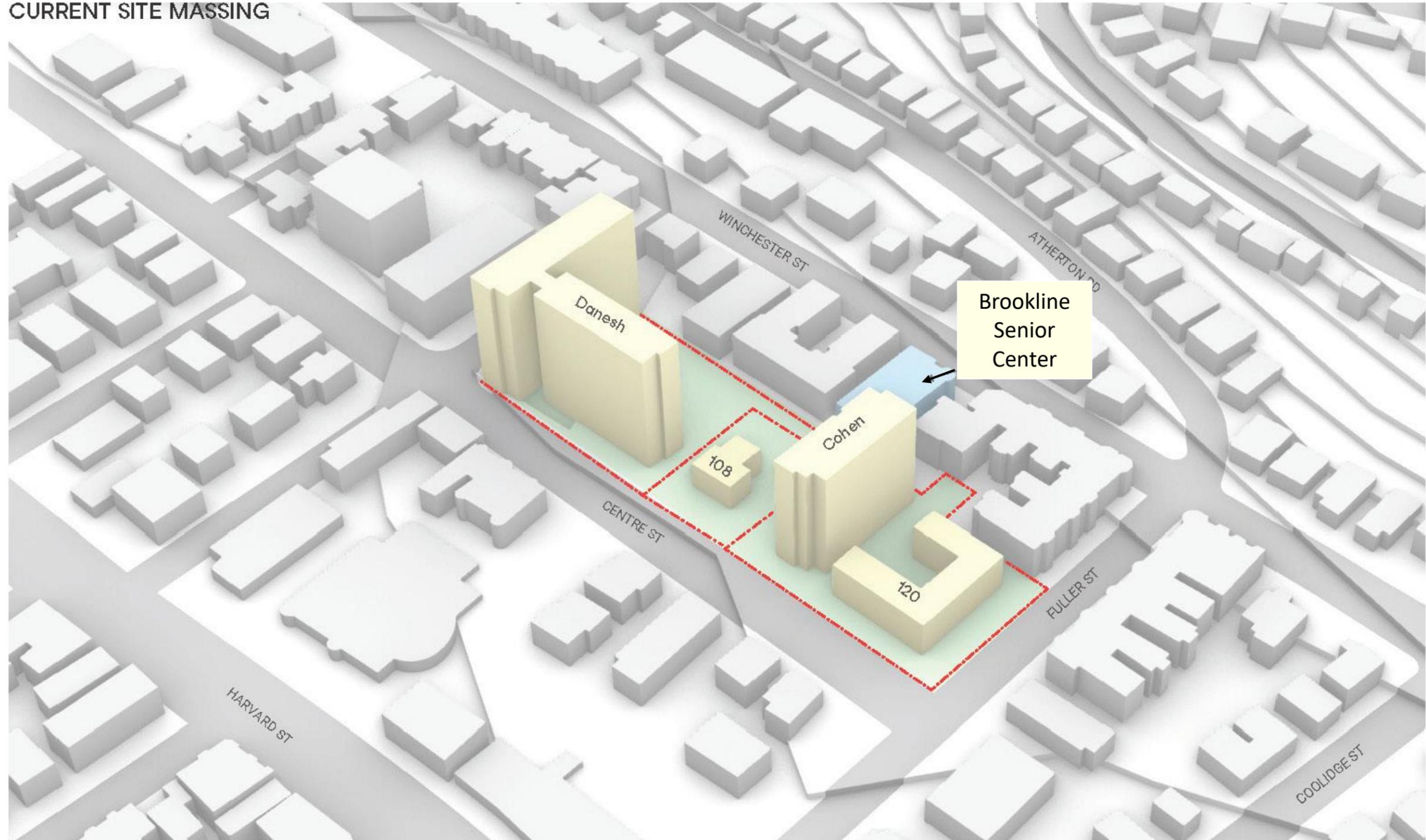


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CURRENT SITE MASSING



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Regularly Scheduled Deliveries - Danesh 100 Centre Street

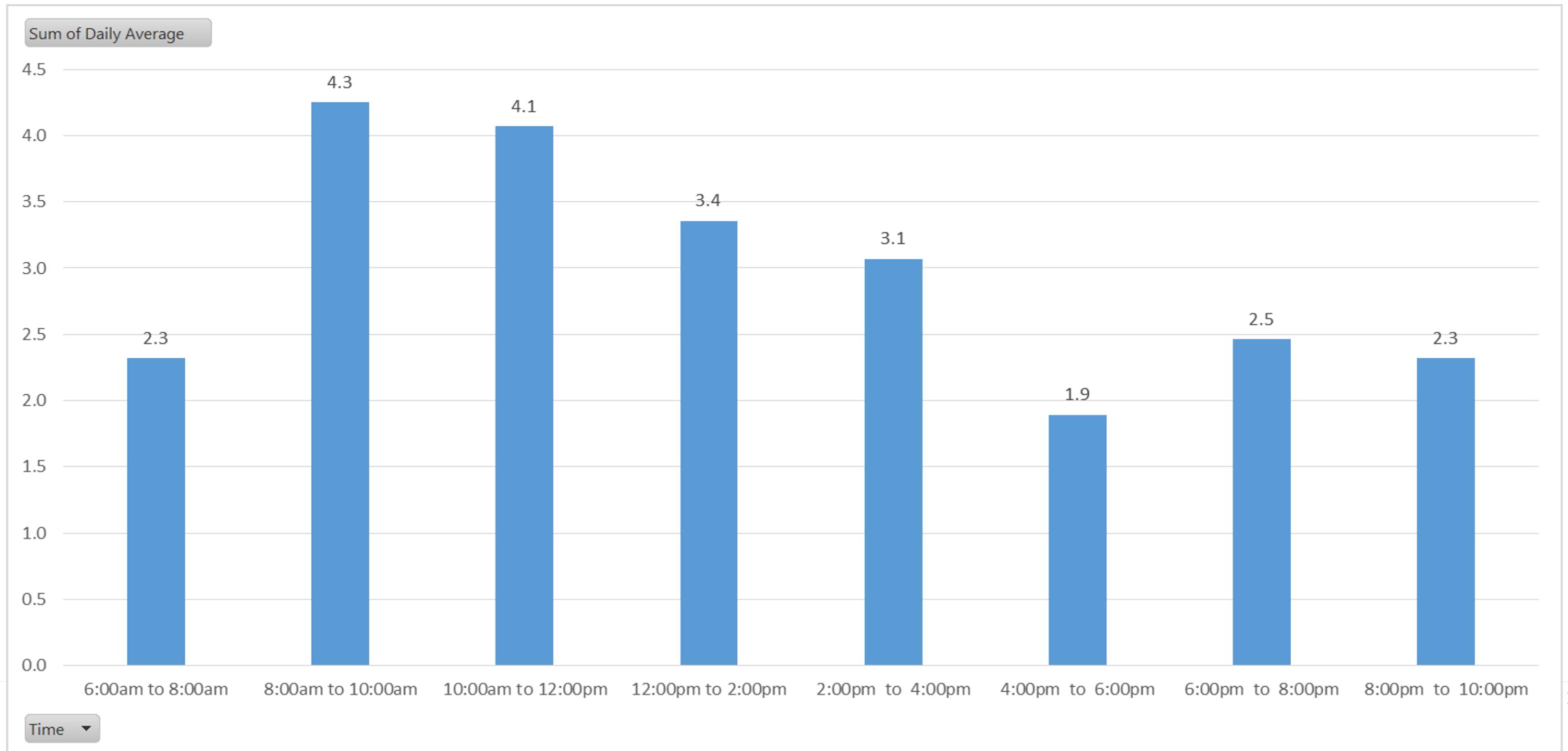
	Monday	Tuesday	Wednesday	Thursday	Friday
Time					
7:00 am	Bakery	Bakery	Bakery	Bakery	Bakery
7:00-7:30 am	Produce	Produce	Produce	Produce	Produce
8:00-11:00 am			Food Service		Food Service



Number of Caregivers/Aides All CCB Centre Street Buildings February 2021

<u>Average Per Day</u>	
Park	25
Do Not Park	18
Walk/Public Transportation	9
Dropped Off	9
Total	43

Average Number of Caregivers/Aides Per Day Who Park By Arrival Time





EMS Calls on Centre Street

Fallon Response:

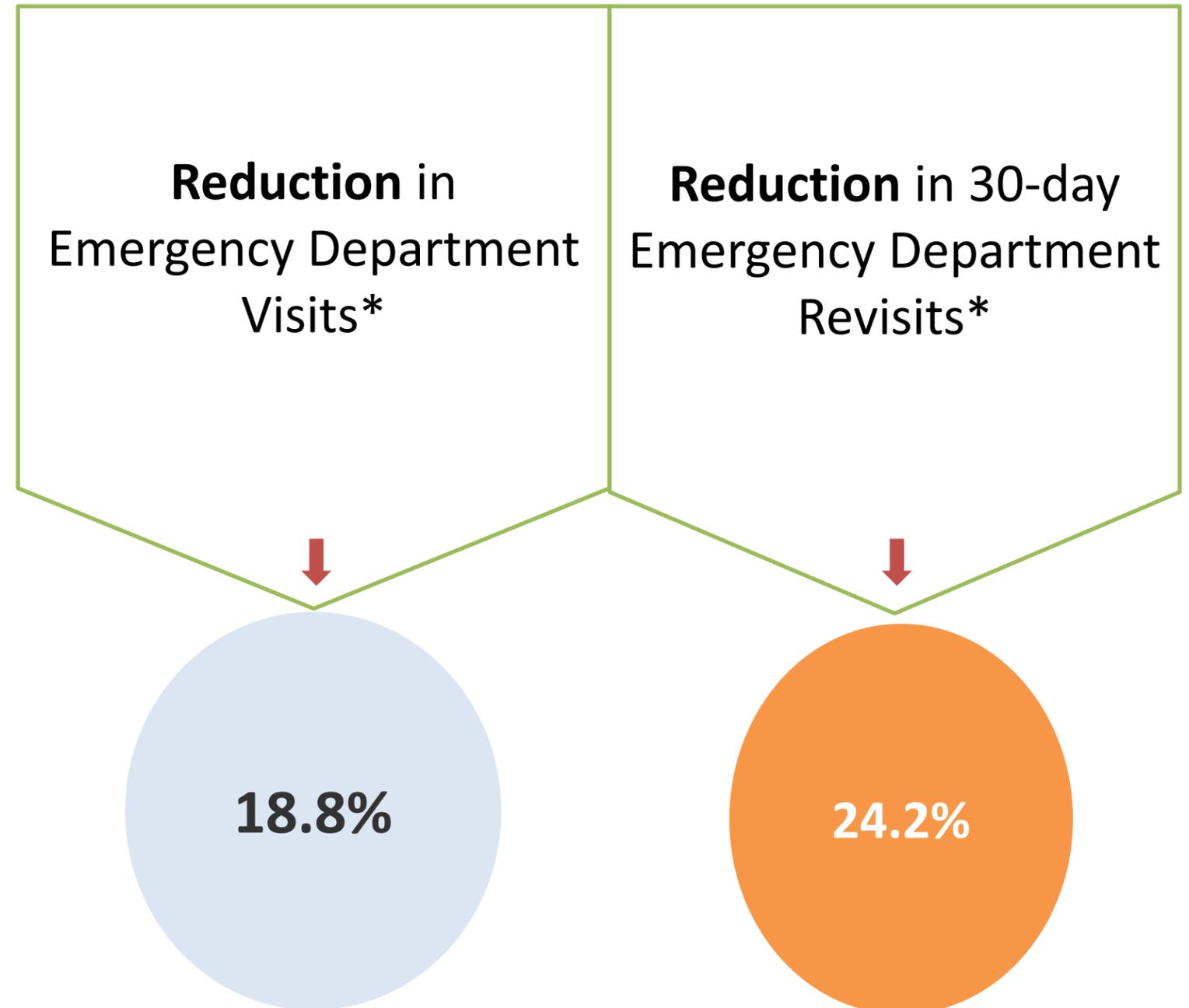
	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020*</u>
100 Centre St.	203	181	193	213	144
112 Centre St.	37	43	39	59	55
<u>Grand Total:</u>	<u>240</u>	<u>224</u>	<u>232</u>	<u>272</u>	<u>199</u>

* 2020 Jan - Sep

Key Outcomes – Right Care, Right Place, Right Time (R3) Initiative

Components

- Assessments-condition, wellness, cognition
- Eyes-on and communication with team
- Connection to services
- Education and wellness programs
- Transitions management
- Regular proactive check-ins and follow up
- Ongoing coaching



*Demonstration Period: 2017 – 2020; results are from 7 senior housing sites in greater Boston, including CCB

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Process Going Forward

- Continue to meet with residents, neighbors, community members, and other stakeholders who have concerns
- We hope you will attend regular Town meetings.

To sign up for automatic emails from the Town, including Housing Advisory Board, Select Board, and Zoning Board of Appeals, scan this QR Code, or go to:

- Brooklinema.gov
- [BrookONLine](#)
- [Notify Me](#)

- Meet when issues arise, as needed



SCAN ME

Visit the CCB website for periodic updates:
HebrewSeniorLife.org/center-communities-brookline

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To share your input , ideas, concerns, or questions,
please call CCB's voicemail: 617-363-8392

If you would like to be added to our mailing list...

please send the following to: CCBCentreStreetCampus@hsl.harvard.edu

- Full name
- Email address
- Street number, city, zip
- Phone number

Thank You!