

Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I live outside of Belmont but am a frequent visitor.
- ☒ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
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signage
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

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What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

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- ☐ I work in the mapped area.
- ☒ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It feels tired, boring, and underutilized. However, it has great potential and could be something really fun and exciting.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: There's no organizing principle to the area. It's a random assortment of buildings and uses.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
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How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
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More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Personal services I would use, especially medical services, high-end spa (massage), fresh and healthy dining options, and high-end retail.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

When I talk to people around town, the most common references they make are to Arsenal Yards (Watertown) or Assembly Row (Somerville). Belmont would like something similar. I think a solid medical services building would anchor a tremendous amount of visits (from both inside and outside Belmont) and enable many other businesses, services, and uses.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

This area feels like a back yard vs. a prominent face of an area, sort of like an industrial park behind something... I don't get the sense that it is a destination, but more of a place to go if you have a need (e.g. hardware, pick something up, etc.).

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

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More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More things to do in one trip (e.g. more variety, more shops, somewhere to sit outdoors)

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
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- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

If it can be an extension, like we see along the commuter rail in Cambridge, that would provide a nice citified approach that could help bring in revenue, life, and destination attributes (no longer a back yard)

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Jeff Broderick (Resident)

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Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Would love to see more retail and restaurants that attract people to Belmont, not only to serve locals. A smaller scale Arsenal Yards with mixed use and a parking garage would be helpful. The road as well needs to be addressed as it is often at a stand still. Not sure if that is widening, lights, etc, but nothing will thrive if visitors can't get to it. Updating streetscape at this point would be a waste as there is no reason to walk there. Tie this whole initiative into the community path and give people a reason to come out from town. Also extend Channing through to provide another entrance option to town and alleviate traffic through the Winnbrook neighborhood. Make better use of the pond frontage to draw in people through a small park, path, etc so people don't have to go to Cambridge

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
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- ☐ Limited commercial use open hours.
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- ☐ Other:

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Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
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Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

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of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I would love to spend time in my own town rather than going to Boston, Watertown or Cambridge to both accomplish things and to spend time. Shops, activities, somewhere to stroll all accomplish that

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is a major way to cut through Belmont and the traffic is terrible.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Lots of empty buildings and still terrible traffic

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: Let's make this more industry friendly

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic
.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☒ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☒ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

This area is currently underdeveloped, there are very little commercial entities that serve the residents. The area has a lot of potential, but the bottle neck is the traffic on Brighton st. It gets clogged at various times throughout the day-school drop off, rush hour with traffic cutting towards Arlington, etc. The hitting side properties marked in the map all border small residential houses, so less fit for big commercial development, however the side on the east of Brighton st borders the train, brook, alewife bike trail- all are none residential and can work well neighboring to larger commercial developments.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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sites).Renovation of
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density (changing
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

we live close by. we drive through the area daily to work and to drop kids in the high school. There is nothing in the area for us to stop for. Only years back when there was a gas station, we actually stopped in the area, now it's just a pass through. We would love to see in the area of the animal hospital a small park with mixed use building around it, where the ground floors can have stores, cafes, offices, etc.

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other:
areas that will be only operable at day time, and can become dangerous at night when dark and empty.
It must be developd as mixed use, not just commercial.

Please share anything else you'd like to say about potential change in the Brighton area.

It may make sense to think of widening Brighton st for the heavier traffic.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Yael Getz Schoen yael_gs@ygsdd.com (1)

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- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Underutilized and ugly, and frequently clogged with traffic. Lots of potential for foot traffic as it is on the footpath to Alewife and also walking distance to the high school

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
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	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
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More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
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upzone to allow
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
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- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More interesting stores closer together with more inviting space between. Typically I just zoom into one store and out again (pet store or hardware store, never both) and it's not at all tempting to walk down the street to see what's there, even between those two stores.

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

So much potential to make the district more appealing to pedestrians. Right now I just want to get back in my car and leave.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
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of certain parcels
in the center. (e.g. replacing a
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
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- ☐ I do not support any of these goals for this area.
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- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Angus Abercrombie,angusabercrombie22@gmail.com,1

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Traffic is horrible. I have no idea how you'd want to put additional commercial space in here and have it not negatively impact residence on Brighton Street.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
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industrial or
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uses (e.g. auto

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uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
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- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

I don't see how adding more retail space here would be beneficial with regards to traffic.

Well, some of the buildings look dated, I'm concerned about cost to Belmont residence of what we doing. Besides of the commercial businesses here would do and what financial benefit benefits would that bring to Belmont.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Sue West, resident

Thank you for your participation!

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

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industrial or
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repair)
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
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- ☒ Provide more housing options.
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☒ Other: I live there

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
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Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

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- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Love this area as this has been home for last two plus years and would love this area to make our home for years to come. Love the neighborhood and the neighbors. Ease to commute with MBTA bus service and walkable distance to Alewife.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
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- ☐ Other:

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More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
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storefronts and
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upzoning to allow
some additional
density (changing
the allowed
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of certain parcels
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industrial or
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractive and more housing options.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Ensure the community in hill states gets opportunity to thrive and find better homes in this area.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Deepa Shakya, Deepa.shakya@gmail.com; resident

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

We would love to have home in this area. This area is super convenient for us to commute and really love the vibes of the neighborhood.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☒	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractive and more housing options

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

The communities living in Hill Estates should have good opportunity to find better housing options in affordable prices.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Susan Shakya - susan.shakya@gmail.com, resident

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I love living in the Hill Estates area. It is peaceful and safe, and most importantly my autistic daughter feels safe and calm when she is at home. It took me years to find an affordable place that was also a good fit for my daughter's sensory issues. The neighbors are lovely and the bike path to alewife is also wonderful. Aside from being a nice walk, the bike path makes it easy to get to work using the red line. I also appreciate the 78 bus route that stops nearby. The area is pretty with the pond and wetlands nearby. I love watching the family of deer, the swans and ducks and the fuzzy goslings that show up each spring. There is a bit of noise from commuters on 2 and in Brighton, but overall this is a quiet area and a good place for families. It is within walking distance to good schools and even to Belmont Center. I can easily get to a pharmacy, grocery store, hardware store, and restaurants by foot or a short car ride. It is great here just as it is.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: I don't find anything challenging about this area

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☒ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☒ Other: I live in the are

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I would prefer to have less traffic on Brighton

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Do not take away the affordable housing or make it less safe and quiet for families

Please share anything else you'd like to say about potential change in the Brighton area.

This area is one of the few affordable, quiet, and safe place for children. Do not take that away by making it expensive or congested and busy.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Melanie Marketon, mmarketon@gmail.com, resident

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Note: Please submit only one response and provide your email below.

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- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I think it is a unique, diverse piece of Belmont.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☒	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☐	☒	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
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- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

We are very concerned about development on Hill Estates, and we are Hill Estates residents

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Sarah, pagesarahc@gmail.com, resident

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Home, not enough cafes or restaurants

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☐	☒	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Change the small one story commercial stores into 2-3 story mixed use. Have more business choices that complement each other.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Avoid affecting people's lives at Hill Estates. It's a nice and diverse community.

Please share anything else you'd like to say about potential change in the Brighton area.

Change failing or closed businesses with denser and more diverse businesses

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Badr Elmaanaoui, Badr.elmaanaoui@gmail.com,, focus group 1.

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

This area could be an exciting neighborhood hub to attract commuters and recreators to Belmont businesses (imagine something like Kickstand Cafe in Arlington). It would have to be thoughtfully done with an aim at privileging foot and bicycle traffic so as not to make an area that is already a bottleneck for traffic worse.

Also whatever housing there would be would absolutely need to have a very large portion that was deeply affordable, as I'm very concerned about what happens to the current residents of Hill Estates.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Concern about displacing Hill Estates residents and pricing them out.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: Affordable housing; solutions for current Hill Estates residents

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

A hub of some sort: beer garden, cafe, a restaurant with a playground next to it.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Making it too unaffordable for current residents.

Please share anything else you'd like to say about potential change in the Brighton area.

This could be like an East Arlington area if we do it right. It would be amazing, with easy access to T. But we'd have to avoid over privileging cars. And there would need to be some deeply affordable housing for the current Hill Estates residents.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Mary Lewis marydewhurstlewis@earthlink.net I am a resident of Belmont but not of the neighborhood. I do represent this neighborhood in Town Meeting however.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I often bike through this area. For a bike, Brighton street is pretty unpleasant and I try to minimize the time I spend on it. I find the buildings in this area

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I do not currently have any reason to stop there other than the occasional visit to Comella's or the hardware store. I am generally going through.
.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

This area currently feels pretty separate from town and not especially cohesive. It's a lot of hardscape and asphalt for single-storey buildings, and I think we can do better.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

ajpikc@gmail.com (1)

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

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- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is so heterogeneous that I wonder if it makes sense to treat it as one area? It includes thriving commercial, moribund commercial, empty commercial space. Newly built unoccupied apartments. Hill Estates itself has two entirely different kinds of housing. Small-scale commercial was lost along Brighton, with senior housing meant for that site (which is in Cambridge).

The idea voiced by E Dionne to turn this into a Mini-Arsenal Yards is repellant and entirely beyond the reach of what Belmont can do now. So let's be realistic!

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other:
Find ways to protect the affordable living at Hill Estates and the folks who currently live there!

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Have more stores and restaurants of interest to me

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Avoid giving a free pass to the new purchaser of Hill Estates!

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Judie Feins (resident): bell.feins@verizon.net

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I think it should remain as it is

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: **Keep the low income housing**

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Richard Leeds (1)

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Poor quality of the main road (Brighton St), too many potholes

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)

uses (e.g. auto

repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

less traffic
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Avoid high rises and anything that would increase traffic

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area needs an update. As a non-abutting homeowner in Belmont, I would like to see commercial development combined with more housing, especially deeply affordable housing.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More reasons to go to the area would help. It feels a bit like a transfer station with congestion, a road to elsewhere. I would like a reason to visit the area but generally find it unappealing.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Thank you for asking for opinions regarding this area and helping Belmont find better solutions to our fiscal illiquidity.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Right now it feels very industrial there, and not very welcoming to pedestrians, but I can see that putting more commercial zoning there would be great.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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zoning to allow
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for longer hours.Infill development
of certain parcels
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e.g. replacing a
small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores, better pedestrian/ bike infrastructure.

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
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More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
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What goals should the town embrace related to the Brighton project area? Check all that apply.

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- ☐ Bring in visitors from outside Belmont.
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- ☐ Create public spaces in the Center for seating, gathering, playing.
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- ☐ Add a commuter rail whistle stop in this area
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area has heavy traffic. Some traffic lights might be useful to allow smooth movement. Some one way road designation could also help with the flow. Due to its proximity to the mid and high school, it would be a great area for restaurants, cafe, bookstores and tutoring institutes.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other:
maybe also have a bike share or electric scooter share station, so people could bike or scoot from alewife station

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I go there mostly for the pizza shop, ACE hardware shop and alewife station. If there are other related things, I would visit more often. This place would also appreciate some parking and open space if heavy development is necessary, such as outdoor adult and kid playground. At this moment it is more like a heavy traffic pass through for out of the town people. If you can allow people to park there in the morning to take a bike ride to alewife station, you could attract some people to passby to get pastries, breakfast, grocery and flowers on the way home.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Great job crowd sourcing ideas. We need to make smart and creative decisions for this are. The core problem is traffic and neighbor's living quality. Most people would like to see development and tax relief to the residents. Due to its proximity to the mid-high school, some types of shops should not be encouraged, such as alcohol license or marijuana shops. But bookstores, sports shop, cafe, bakery, restaurants, art studio, pottery shop, workshop, tutoring institute should be highly encouraged. We are a town of homes and build on the reputation of good education. It will be important to take that into consideration and amplify our advantages.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Shan Lou, loushanfjq@gmail.com resident

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

this area need a bike path. Current bike track ends at Brighton St. Bike riders have to ride along with cars. It cause great safety concerns. Also middle/high school students ride bike on Brighton to get to the school. They have to use the very narrow and bumpy sidewalk to get to the school.

Driveway on Brighton gets wider when the street gets into Belmont. It becomes pleasant to drive through. Also so many trucks pass by everyday despite the no-truck sign and the warning on the route 2 exit. The trucks may not take Pleasant St to turn to Brighton. They instead take Cross St to turn to Brighton. All together makes the street unpleasant to pedestrian but to drivers.

The traffic issue is the major issues in this area. Once we can calm down the traffic, we would be able to create a better community vibe in this area. I don't see train as a barrier in this area as it's an at-grade train track. It can be a perfect area for business and townhouse development for the great connectivity this area offers.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
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- ☐ Lack of housing variety
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Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
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signage
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upzoning to allow
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the allowed
zoning to allow
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uses (e.g. auto

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Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

less traffic and wider sidewalk

What should be avoided as we plan for this area?

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- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

(1) Meng Zhang, meng.zhang0209@gmail.com

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Me getting in better shape and going on more runs on the path. Or, if that doesn't happen: a bakery or local "third space"--it is closer to my house than Iggy's or Butternut in Belmont Center, both of which I visit frequently.

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other:
Demolition of the Hill Estates would be a disaster for market-affordable housing in Belmont. I will strenuously oppose zoning designed to accomplish that goal.

Please share anything else you'd like to say about potential change in the Brighton area.

The Purecoat site is the only truly redevelopable area. The Town Meeting turned that proposal down because it wanted to increase commercial. This is not a viable site for significantly expanding destination commercial or retail because of the traffic constraints. Mixed-use development of this site is still the only viable approach to this site, and the Town needs to re-engage the owner of this site.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Joe Wright joewright@me.com - resident

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Lots of opportunity, but very much a hodgepodge of different things. It's not a neighborhood or a "square" like other parts of town.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

A good convenience store

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Brian Caputo, bccaputo@gmail.com, resident

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Very heavy traffic. Not much in the area. I'm just cutting through the area to get to the bike path. Feels very car centric and underdeveloped.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
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sites).Renovation of
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upzoning to allow
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of certain parcels
in the center. (
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small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Make it feel like a true neighborhood center, not just a Brighton St. cut through

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Ken Lind, ken.lind@gmail.com, (1) resident

Thank you for your participation!

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Currently, this area is not welcoming. The Comellas retail area and the new mixed use building between Vale and Hill Rds are a nice first step. I also enjoy Ace Hardware and would love to support them staying.

We live in Winn Brook and enjoy using the bike path to Alewife, but find traveling by bike along Brighton Street to get to the bike path is treacherous, especially with kids.

Our middle schooler bikes to the Middle school from Winn Brook neighborhood and had has two serious bike accidents, one requiring an emergency room visit, due to trying to navigate the narrow and uneven sidewalk along Brighton Street on his bike. While we know that bikes **should** be traveling on the roadway, it's not safe for the kids to do so given the narrow road and heavy traffic. Would like to see a dedicated bike lane along Brighton Street since so many kids travel along this route to the high school campus. (Hopefully the Community Path underpass will also alleviate this).

Would very much like to see the Doggie Daycare/ Purecoat site redeveloped. This site is perfect for multifamily development, with some street level retail along Brighton Street. I do worry about the traffic and lack of parking to support retail here though.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
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industrial or
heavy commercial
uses (e.g. auto

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uses (e.g. auto
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

have more stores I am interested in shopping in, desireable restuarants/ bakeries to walk to, more attractive, more pedestrian friendly
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Connecting Channing Road to Brighton Street would be amazing! This would solve a great deal of the kids biking to high school campus.

I am passionate about community development and planning (and as a civil engineer, I have professional experience) and would love to be involved- please let me know how I can be!

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Kate Dilawari, kleblanc9@gmail.com (resident)

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

feels like there's a lot of underused space and strange navigational (walking and biking) challenges in the area

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area

☒ Other:
i feel like this area is full of potential and appreciate all of these ideas above, especially more affordable housing and more businesses that can provide tax revenue

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

i'd love more stores, cafes/restaurants! i also like to bike or walk through there, and it's currently not the most pleasant place to do this, due in part to odd traffic patterns/congestion at various times of day

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

thank you so much for your attention and creativity in rethinking this underused area full of potential!

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

caroline light clighthouse200@gmail.com

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area looks like it needs a good redo. Visually speaking there is no appeal to it, and it's hard to feel that it belongs to Belmont.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
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How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.	☐	☐	☐	☒	☐
Improved sidewalks and streetscapes.	☒	☐	☐	☐	☐
Better wayfinding signage (directions to stores or key sites).	☐	☐	☒	☐	☐
Renovation of storefronts and building faces.	☒	☐	☐	☐	☐
Moderate upzoning to allow some additional density (changing the allowed zoning to allow more building area).	☒	☐	☐	☐	☐
Businesses open for longer hours.	☐	☐	☒	☐	☐
Infill development of certain parcels in the center. (e.g. replacing a small one story building with a larger building).	☐	☒	☐	☐	☐
More significant upzone to allow greater density and mix of uses.	☒	☐	☐	☐	☐
More light industrial or heavy commercial uses (e.g. auto	☐	☐	☐	☐	☒

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
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- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractions, stores, restaurants, places to walk.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
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- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)

uses (e.g. auto

repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

improved pedestrian safety

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other:
Make Brighton Street one way and a separated 2-way bike lane , so people can bike from Concord Ave

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractive and more safe for bikers

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

It would be nice to have a secluded commercial area with a small park or reea between them - so it's a nice walk from one store to another, not along busy Brighton st. Also bike repair shop and bike friendly cafes would be great

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Yulia borukhina@gmail.com, (1)

Thank you for your participation!

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area in the map currently doesn't feel very appealing. With the addition of Comella's, it has added some character to the area, however, the currently commercial footprint in that area is underwhelming. Perhaps the spaces in front of Hill Estate will be additive to the area, but unsure what's going in there. Beyond that, there are some other businesses but those do not seem to be retail/consumer friendly. Would be helpful to make this area also a walking friendly zone where people have a reason to be walking around. There are also significant potholes which makes biking harder and it seems like the cars and bikes always have to be dodging the potholes.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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storefronts and
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upzoning to allow
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density (changing
the allowed
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more building
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of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Occasionally (once a month or less)
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Meenal Bagla, resident

Thank you for your participation!

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- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

kind of run-down, try to avoid it; know nice people there, but it's not a pleasant area to drive around

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐

More public

parking available.

☐☐☐☐☐Improved
sidewalks and
streetscapes.☐☐☐☐☐Better wayfinding
signage
(directions to
stores or key
sites).☐☐☐☐☐Renovation of
storefronts and
building faces.☐☐☐☐☐Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).☐☐☐☐☐Businesses open
for longer hours.☐☐☐☐☐Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).☐☐☐☐☐More significant
upzone to allow
greater density
and mix of uses.☐☐☐☐☐More light
industrial or
heavy commercial
uses (e.g. auto☐☐☐☐☐

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Many of the options seem like "business engineering" - changing rules to encourage specific uses and business types -- and I haven't seen that work in Belmont. Also fear that the extensive effort to bring in commercial revenue will only yield a small result after all is said and done.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☒ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

pretty disconnected, not inviting, or commercial, not well organized,

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
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- ☐ Take steps to create a more active and welcoming district.
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- ☐ Other:

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- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

shopping, walking area, family/dog friendly area, restaurants options

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It feels disjointed, unpleasant to walk through, and dangerous to bike through. There is little development of visual interest, and there is often a strong chemical smell near the intersection of the MBTA tracks and Brighton Street.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores, restaurants, a coffee shop, coworking space

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

If additional parking is necessary, it would be best to incentive placement of parking behind buildings rather than to the front or side. Making this a truly walkable district would both improve quality of life in the neighborhood and increase tax revenue from new business. We need both more residents and new businesses.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Will Jason, will.jason@gmail.com

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I'm concerned about displacement of existing businesses. For example, Crate Escape has already been required to relocate so the new substation could be constructed. Now it looks like their current building will be impacted by this plan which undoubtedly will result in Crate having to relocate again. Are there any plans to assist businesses like Crate or will they just have to close the Belmont location and the town causes another business to leave town.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
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industrial or
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uses (e.g. auto

repair)
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
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- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
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- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: Something needs to be done about the daily traffic jams

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic and no displacement of existing businesses

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

the proposed bike trail connecting this area to Belmont Center

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☒ Other: Homeowner in other area of Belmont

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Looks reasonable but need to take into account traffic congestion and railroad delays.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Train crossing

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores and businesses, safer walking, a cafe, connecting Channing and Brighten Sts.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☒ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☒	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)

uses (e.g. auto

repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other:
There are some spaces near the proposed community path where a skatepark could be built. Belmont needs a skatepark, and along the community path, near the high school and Alewife, would be a great second-best location (the best location being in Concord, in the recessed area in front of the pool, adjacent to the new library)

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Making it more friendly to walker and bikers, with less traffic

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Seetha Burtner, seethanarayan@comcast.net

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It should be used strictly for commercial business no residential.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☒
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I don't want reasons to visit the area. I want more commercial build out with taller. More productive buildings. I want more tax revenue period! And no more residential development in that area. Focus on revenue without additional burden on our schools. Focus on commercial that produces more business revenue such as office space. I want businesses that can throw off a bottom line to pay higher tax rates!

I'd do it for a living I know what I'm talking about. Thanks!

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

I'm willing to help. I'm very familiar with this work.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

John David Sullivan property owner/resident. Dsullivan1897@gmail.com

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

For me it's just a (very busy) thoroughfare that I drive through - I rarely stop there except to pick up a pizza at Comella's or printing at Belmont Printing, and walk to the start of the Minuteman bikeway.

I don't feel a big need to stop there or for it to become a busier destination area.
.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
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upzoning to allow
some additional
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of certain parcels
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upzone to allow
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

For me Belmont should look to improve the Brighton area by:

- a) retaining affordable housing (losing Hill Estates varied housing would be detrimental for wider housing projects)
 - b) boosting tax revenue in a thoughtful non-invasive way, eg adding cafés and small businesses - but *not* allowing mega industrial/corporate developments (no Target!) that would increase the traffic problem even further
 - c) maximising the opportunity of the Minuteman Bikepath - make Brighton St a 'destination stop' for bikers and families by creating green spaces and adding cafés, restaurants, breweries and small businesses so people are encouraged to pause and spend their money in Belmont
-

What should be avoided as we plan for this area?

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- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Be very mindful of any development that would increase traffic - more traffic jams would deter people from the area and be counterproductive to the whole project's objectives.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Georgina Lamont hillgeorgina@gmail.com

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I commute to and from work via Brighton street and honestly think it's a huge eyesore. I also ride my bike, accessing the bike trail near Crate Escape, and am always surprised that there isn't better protection for pedestrians and cyclists. Arlington has done a fabulous job at the bike lane and road intersections.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Carol Kean carolakean23@gmail.com. Resident (1)

Thank you for your participation!

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- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
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How would you characterize your level of support for the following possible changes for the project area?

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Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

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industrial or
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uses (e.g. auto

repair)
uses (e.g. auto
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What goals should the town embrace related to the Brighton project area? Check all that apply.

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- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
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.....

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- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Has potential. More commercial would be good. May need more parking then.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores, more attractive.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Lots of space for development, commercial and housing.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
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of certain parcels
in the center. (e.g. replacing a
small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

faster cut through to concord Ave. Businesses that interest me. keep hardware store

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

maybe reasonable restaurants

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Brian Saper briansaper@yahoo.com

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

We've lived in the Brighton St/Cross St neighborhood for 29 years, and the area around the RR tracks has always been ugly and underused (and the RR crossing is poorly designed and not safe)

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractive, more green spaces, more cafes/restaurants with outdoor seating that doesn't face Brighton St, and also a grocery store

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

One of the biggest issues with any Brighton St improvements is the bumper-to-bumper traffic for multiple hours, twice a day. Not sure if there is any remedy for that. I wish it were possible for an additional RR crossing to be added somewhere between Brighton St and the Cambridge line, but that is, of course, very unlikely.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Kristi Armstrong, kristi.armstrong@pobox.com - resident

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

There is quite a bit of traffic at certain times of day such as when school gets out and during rush hour in the am and pm

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☒ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

less traffic to make it easier to get in and out of stores in that area.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Traffic must be addressed. Perhaps add a signal where Hittinger comes out.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More of a town center look

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Lots of potential—but a little derelict for now

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
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of certain parcels
in the center. (e.g. replacing a
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
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- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic, more attractive, community gathering space , walkable

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Most important, it's another way into the school to reduce congestion on concord Ave.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
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How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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of certain parcels
in the center. (
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upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
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- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Mary. Twogoofies@gmail.com

Thank you for your participation!

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- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Area looks a bit more commercial than the surrounding neighborhood

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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industrial or
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uses (e.g. auto

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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More retail stores or service stores

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Brendan Connolly, baconnolly@gmail.com, resident

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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larger building).More significant
upzone to allow
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and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☒ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

The fundamental problem is Cambridge limits traffic through Alewife making commuters drive through Belmont. Adding density to this area will make things worse.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Dated, undedeveloped, not much purpose, in need of revitalization

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☒	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Already there every day

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area feels industrial but has a lot of potential.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
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of certain parcels
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

less traffic and more variety of businesses

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Not that much interesting going on, nothing that really draws you to the area.
.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Have more places to visit; could be a nice destination with the bike path

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Greg Piotrowicz

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☒ I operate a business in Belmont.
- ☒ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐

More public

parking available.

☐☐☐☐☐Improved
sidewalks and
streetscapes.☐☐☐☐☐Better wayfinding
signage
(directions to
stores or key
sites).☐☐☐☐☐Renovation of
storefronts and
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upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).☐☐☐☐☐Businesses open
for longer hours.☐☐☐☐☐Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).☐☐☐☐☐More significant
upzone to allow
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and mix of uses.☐☐☐☐☐More light
industrial or
heavy commercial
uses (e.g. auto☐☐☐☐☐

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Any change should not impact the Channing Road residents.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Joseph Noone jnoone@averydooley.com

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
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storefronts and
building faces.Moderate
upzoning to allow
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density (changing
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zoning to allow
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for longer hours.Infill development
of certain parcels
in the center. (
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small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)

uses (e.g. auto

repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Brighton Street is already very congested, lots of kids walking to and from school with a train crossing. It can get really backed up during school start/dismissal and rush hours.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☒
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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industrial or
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I am concerned that development will increase traffic and decrease safety on this street. I am also very much concerned that there seems to be little attention to the disruption that a new or improved development might have for existing families who send their kids to school and long term residents who find the property affordable. I get that Belmont wants to increase the commercial real estate to help fund very important initiatives but it shouldn't be on the backs of residents who may be displaced in this process and their children's education disrupted if their leases are not renewed. How about we focus on Belmont Center and the fact that there is so much turnover in small business opportunities from what I hear is due to a landlord that unfairly charges too much rent.

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other:
You should avoid displacing families and community members so that residents can places to buy stuff from.

Please share anything else you'd like to say about potential change in the Brighton area.

There needs to be clearer communication within the town about what this process looks like and in particular making sure you are engaging current residents.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Andrea Fisichella akfisichella@gmail.com - Resident

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- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Underutilized and underplanned

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Buildings too low, low volume businesses

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☒	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☒	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
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signage
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storefronts and
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upzoning to allow
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upzone to allow
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
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- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I hope for maximum tax impact, which is typically not retail, hence increased visiting of area not important.

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Ira Morgenstern, irabmrgnstrn@gmail.com, 1

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- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☒ Other: Former business owner in the mapped area

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It has some small potential, but significant development would never be successful.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

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More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
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density (changing
the allowed
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area).Businesses open
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uses (e.g. auto

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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☒ Other: 24/7 - work from home resident

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Solving the traffic issue is the only first step that will allow for any positive results.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Jeremy Gotsch - Resident - tennage@mac.com

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I go to ACE hardware quite often, and I also use the Alewife bike path to get to the train station. On a bike, the Hittenger/Brighton intersection is particularly difficult, especially with the train. Lots of distractions with cars on a bike. Needs to be slower. I do think this would be a great opportunity for Belmont. It needs some love, and the bike path nearby is a highlight for the town. I've always wondered why it was so unused and decrepit. Needs some traffic management for sure, bike path, and a streetlight.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: traffic, train, bikes, kids from high school. It's in need of attention.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic, more attractive, more stores.
.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☒ Other: Maximize for tax dollars and do the traffic planning.

Please share anything else you'd like to say about potential change in the Brighton area.

Love the idea of a whistlestop

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

1 - Kristin Hamann hamann.kristin1@gmail.com

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☒ Other: Lack of town revenue from unutilized stores and property.

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Loss of town revenue with unutilize

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☐	☒	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☒	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More useful busines
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Disconnected, industrial, congested

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More amenities like restaurants and shops

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Please make this happen
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It seems like a good area for business but traffic can be horrific on Brighton st

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

A reason to go there, so more shops/ businesses that I need

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☒	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☒	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
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upzoning to allow
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☒ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic - it's already congested and adding more residential space to the area will not help and impact the other infrastructure of Belmont
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Brighton St is extremely congested during the busy rush hours both morning & evening. The Belmont High/Middle school adds to this & students would be a risk with increased congestion. Allowing Channing Rd onto Brighton would only increase Belmont Center traffic congestion. Adding any additional traffic to this area is not a good idea. Also, Belmont's schools & facility infrastructure cannot take on more burden without adding to services I don't believe the added residential/commercial tax revenue would be able to offset.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Gail Harrington 3

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It's fine - a few businesses that I frequent are there (Hillside Gardens I think is in this block) and Comella's

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
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upzoning to allow
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density (changing
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of certain parcels
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and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
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- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Have more stores or restaurants that I'm interested in

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Donna Mayo -- mayodonnad@gmail.com (1) resident

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☒ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☒ Other: I (and my family) frequently jog, bike, walk and/or drive through this area

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Underutilized 1-to-2-story commercial. Large parking lots in front. Hill Estates has sprawl and huge parking lots, with poor access to amenities immediately near-by. The closest convenience store is on Concord Ave. Wetlands near-by. Little Pond adjacent. Huge amount of cut-through traffic. Distracted drivers. Hittinger merge is a mess of cut-throughs.

Hill Estates has a lot of naturally occurring (more) affordable housing. Brighton is a tricky train crossing. Bike path extension is sorely needed. We can leverage Cambridge housing, and the senior housing that will be developed on the Cambridge side of Blanchard. Taller buildings are no-big-deal.

Build up not out. This area could be amazing mix-use neighborhood, especially with inclusionary zoning. Please allow for tall enough to incentivize 2 stories of commercial, medial services near by, gyms shops, convenience stores, cafes, restaurants, and maybe a hotel.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.

☒ Other:

The worst of accesses, cut-through traffic, and suburban sprawl. The real risk is the developers will "upgrade" the housing to raise rents, without improving.

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.	☐	☐	☐	☐	☒
Improved sidewalks and streetscapes.	☒	☐	☐	☐	☐
Better wayfinding signage (directions to stores or key sites).	☒	☐	☐	☐	☐
Renovation of storefronts and building faces.	☒	☐	☐	☐	☐
Moderate upzoning to allow some additional density (changing the allowed zoning to allow more building area).	☐	☐	☒	☐	☐
Businesses open for longer hours.	☒	☐	☐	☐	☐
Infill development of certain parcels in the center. (e.g. replacing a small one story building with a larger building).	☒	☐	☐	☐	☐
More significant upzone to allow greater density and mix of uses.	☒	☐	☐	☐	☐
More light industrial or heavy commercial uses (e.g. auto	☐	☐	☐	☐	☒

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
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- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other:
Pedestrian safety. No "drive through" businesses that needs lots of parking (and lots bigger than the building). It's mostly private land, so "placemaking" will be owner dependent.

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Restaurants, cafes, nightlife, quality-of-life-amenities, better crossing safety, better connectivity to Alewife, Belmont Center, schools. Build UP not out.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: "Renovations" that raise rents, displace residents, but do nothing for the community.

Please share anything else you'd like to say about potential change in the Brighton area.

This area, and possible owner interested in redevelopment, is a once-in-a-100-year opportunity for our community. Be bold, move the needle and don't waste our chance to say YES.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

matt@02478.org

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

feels like mostly a thoroughfare but not very inviting to stop and explore

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

more inviting with more green space, shops and walkable areas

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Thank you for working on this!!!

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☒ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Lots of potential but the infrastructure in the area is lacking and has not been comprehensively thought through. This makes sense as this area is one of the historically redlined neighborhoods in Belmont, and long time residents see it as an afterthought and "doing nothing" area.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☒	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Having more stores and more accessible parking for those stores would help. Prioritize development of retail/services along the bike path to attract nearby Cambridge residents at the Alewife complex. Traffic could be mitigated better by conducting traffic studies and coordination with the lights at Concord/Blanchard (Cambridge), Cross/Brighton (Belmont) and the Lake/Rt 2 light in Arlington. I would not support a traffic study for this area only; it is interconnected to the Concord/Rt 2/Lake St/Pleasant St arteries and should be comprehensively studied together, if traffic is a priority.

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

This area could be redeveloped into a denser use area that could benefit the entire town of Belmont, with some upfront and sensible planning. Hill Estates already contains a building that is above 5 stories and more developments taller than 5 stories are being planned for nearby Cambridge areas along the Blanchard/Brighton corridor. Ideally this area should be an extension of the redevelopment that has taken place near the Alewife station in Cambridge.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Alex Thurston akthurston@gmail.com Category 3

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☒	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
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of certain parcels
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small one story
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upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Stores of interest and less traffic
.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I operate a business in the mapped area
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

When I drive there it is always congested. I use Hittinger to get to the bike path which is a convenient awy to get to everything. I go to Hillside ACE often but there is nothing else I use over there.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

looks disjointed with the Hittinger/Brighton "warehouse" holding Crate Escape immediately across from homes, Flanders Rd not even looking like a road, Belmont Printing as an island in front of French and Mahoney. As for Hill Estates, it's currently an old-style neighborhood, with children riding bikes, access to Little Pond, etc. and the community path to Alewife is great but comes out so close to the Railroad crossing without a safety crossing lot it's dangerous. The volume of traffic at the Hittinger Street intersection is enormous and dangerous as people seem to have no choice but to block Brighton to edge their way in during commuting hours. The only retail opportunity right now is Hillside Garden ACE and salons.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☒ Other: construct a commuter parking lot for those using the path or train

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Better traffic management/safety for pedestrians, vehicles, bikes

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Encourage the new owners of the Hill Estates property to take advantage of the access to Little Pond, both by view and by walking paths to connect to the existing comm path.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
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of certain parcels
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building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I'm concerned about the traffic which is already a big problem for the area. Additional development would highly impact this area where traffic bottlenecks throughout Brighton Street and the surrounding neighborhood.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

☐☐☒☐☐Improved
sidewalks and
streetscapes.☐☐☒☐☐Better wayfinding
signage
(directions to
stores or key
sites).☐☐☒☐☐Renovation of
storefronts and
building faces.☐☐☒☐☐Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).☐☐☐☐☒Businesses open
for longer hours.☐☐☐☐☐Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).☐☐☐☐☒More significant
upzone to allow
greater density
and mix of uses.☐☐☐☐☒More light
industrial or
heavy commercial
uses (e.g. auto☐☐☒☐☐

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

This is not an easy question to answer as traffic is a major problem in this neighborhood. More housing will add additional traffic which the area can not support. More housing will also bring more children and foot traffic which will add safety concerns throughout the neighborhood. The suggestions for development will also bring more trucks and heavy equipment flowing throughout. We already have have traffic weaving through the neighborhood streets because of the traffic congestion. The redevelopment of the retail strip at the Blair Pond Estates will highly tax the ongoing traffic issues and all of this will have a negative impact on property values.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

This is all very risky and could add more challenges and additional burden to the town and the neighborhoods. These changes would not be easily correctable and will have a long term effect on the community.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☒ I own commercial or residential property in Belmont other than a private home.
- ☒ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☒ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☒ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☒
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☒ I own commercial or residential property in Belmont other than a private home.
- ☒ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☒ I operate a business in Belmont.
- ☒ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I think this is a great area for the proposed project area

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
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sites).Renovation of
storefronts and
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upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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of certain parcels
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small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
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- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Michael Mahoney mmahoney@mahoneyoil.com 1,2,3

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

There is huge congestion on Brighton St, and the road is horrible for vehicles and bikes because of the condition of the road - filled with potholes and it's just in bad condition. I avoid Brighton Street at every cost, even though I use it mainly to go to Ace Hardware, Comellas or the back way to the high school. Aside from those two businesses, there really is no reason to go there (except for Crate Escape. I don't use the business, but have heard good things).

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: do not add a commuter rail stop. we can barely support the two stops we have!

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic; better roads; more businesses that fit my needs. Something like a Trader Joes or small, higher end grocery store would be great.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Kevin Sullivan; kjohnsullivan@gmail.com Focus group: 1

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Unattractive, too much pavement & wasted space, needs wider sidewalks & street trees, plus attractive redevelopment

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Have more stores I'm interested in shopping in. Would also be nice to have a park

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Making it pedestrian friendly and providing wider sidewalks and street trees would dramatically change the area

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Erin Rowland rowland_erin@hotmail.com

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐
More public	☐	☐	☐	☐	☐

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
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of certain parcels
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e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
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- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

I'd like to see one or more medical office buildings, hotels or biotech companies in this area

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

The area around purecoat, the railroad crossing, the bike path, and the landscaper's buildings all look very unfriendly, industrial

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Mike Atlas - mikeatlas4belmont@gmail.com - resident

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area isn't particularly cohesive but has a lot of potential to be transformed into something commercially interesting given its location. It is a little difficult to get kids through there onto the bike path.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More cohesion as a district aesthetically to make it more welcoming to visitors, make it very easy and clear to get onto the bike path, bring in more tax revenue preferably with a cluster of businesses that serve Belmont and the nearby towns.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Development should consider the whole area at once preferably rather than piecemeal. If possible to improve the aesthetics of the area near the train tracks that would be great. This is the main area I worry about going with kids to the bike path in terms of safety. This area's development is one of the few chances to meaningfully improve long term tax revenues for Belmont, hopefully providing some breathing room financially, but if not tastefully done, will be tragic in my opinion. Thank you for your efforts !!

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☒ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It's a poorly developed area with buildings that are industrial and poorly developed for retail in today's world.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

more attractive, more stores I'm interested in

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

connecting Channing Road to Brighton Street and developing the community path

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It's hard to get around by car and not very pedestrian or cyclist friendly. It also looks kind of haphazardly planned and dated overall. Not so inviting.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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zoning to allow
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for longer hours.Infill development
of certain parcels
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small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More pedestrian friendly, more restaurant options, more attractive generally

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Many local kids fish in Little Pond. Could there be a better more well groomed public access to the pond?
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Thank you for your participation!

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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☐	☒	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☒	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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industrial or
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uses (e.g. auto

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uses (e.g. auto
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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- ☐ I work in the mapped area.
- ☒ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is mostly run down and could use some investment. The new building with Palates Studio across from TNT Auto looks great, so does the Comella's building, but the rest of the are could us work.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

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More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
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of certain parcels
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industrial or
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uses (e.g. auto

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- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

restaurants, a park, a bar would be great. This would all assume that parking would be available.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Matthew Kuzmeskas mkuzmeskas@gmail.com (I am a resident and own property very close to the this area on Newcastle Rd

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is hard to tell what impact this will have on the residents there, but I think there could be more businesses over in the shopping area where Pepperidge Farm used to be. That has always felt to me to be an afterthought.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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storefronts and
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upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
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- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

more attractive stores
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

This seems to me to be forgotten area, and it needs help!

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Leslie Aitken, Town Meeting member Precinct 2

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Congested. Unattractive.
.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other:
It is unattractive. It is both highly congested but unattractive for walking or cycling. It is an area I go through, but not one I desire to spend any time in.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I would love to see this developed into something more like Cushing Square. However, the lack of parking and the high volume of through-traffic may make that impossible.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I operate a business in the mapped area
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The only business I use in that area is ACE hardware. We use to pick up child at Winn Brook afterschool. The back up on Brighton street at 5:45-6:15 was terrible, 5 years ago.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
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How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
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upzoning to allow
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density (changing
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more building
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small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
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- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
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- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Interesting restaurant or take out (like Sofra)

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Forgotten. Very little if anything to keep. Prime to rezone into multistory commercial.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Need to have bike path

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
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larger building).More significant
upzone to allow
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More commercial and industrial businesses.
.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Thank you for your participation!

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Brighton Area Public Survey

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- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

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What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

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- ☐ No Change. I like it just the way it is.
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How would you characterize your level of support for the following possible changes for the project area?

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Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
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signage
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Have more stores that interest me, decent parking, and bearable traffic

What should be avoided as we plan for this area?

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- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Note: Please submit only one response and provide your email below.

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- ☐ I operate a business in Belmont.
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- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
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How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
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More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☐	☒	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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upzoning to allow
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
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- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
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- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Some sections really are difficult to answer. For example, one answer included both restaurant and entertainment uses. I would love more restaurants but do not want whatever 'entertainment' is so I did not check this box. Same with bicycle and pedestrian safety features. They are not the same, I would prefer restricting bikes from all sidewalks, not make it more attractive. I walk that area almost every day and bikes are a major hazard to pedestrians, especially at commuting times.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

pat brusch

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Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
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- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

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Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
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- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractive

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
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- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
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- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The rail road crossing makes it a bottleneck.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Dense housing

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I look at this area, especially the old Purecoat property as being ripe for redevelopment. The area currently is a bit of a blight. It should be developed as commercial or mixed use commercial and high density residential.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
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small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores, shops, services, and destinations.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Even if redevelopment only brought office and medical building uses to the location, it would look far better and be less of a blight on the neighborhood.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Mike Crowley, mcrowley@gmail.com, (1) resident

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- ☒ I operate a business in Belmont.
- ☒ I operate a business in the mapped area
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
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upzone to allow
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industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less Traffic
.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

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- ☐ No Change. I like it just the way it is.
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- ☒ Moderate Change
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	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
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storefronts and
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upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
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upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

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- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More auto shops

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Valuable as a mixed use commercial development
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Henry.ogilby@verizon.net

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Neglected mix of light industry and outdated condos/apartments.
.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other:
Loss of pedestrian access at end of Channing Rd. It was open 10-15 years ago. TM approval of changes for French property included access. Planning Board caved to group of Channing Rd residents to close it off.
.....

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More business I am interested in. Traffic at commute hours is prohibitive, tho I'd be happy to walk a few blocks (eg, from h.s. parking lot)
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Do *not* cave to Channing Rd naysayers

Please share anything else you'd like to say about potential change in the Brighton area.

Do more to be attractive to Belmont High students. You surely have to complement redevelopment in Cambridge, across from Hillside Gardens.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

John Bowe john@bowe.us (1)

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It serves its purpose with various stores but doesn't have a unified feel and isn't appealing for pedestrians but I do walk to the area to get to the bike path to alewife.
.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Other than Ace hardware and Comella's , I don't pay attention to any other businesses there.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Stores, restaurants
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Fran Yuan fthyuan@gmail.co

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I like it pretty much the way it is. Rush hour traffic is an issue.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☐	☒	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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more building
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of certain parcels
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small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I just go to the hardware store.

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

john.dieckmann@comcast.net

Thank you for your participation!

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area is congested, dangerous for pedestrians, bikers and automobiles.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Very high traffic, make safer and introduce no new traffic.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: No additional development should be considered. Too busy as is.

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic, no additional housing, more attractive.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

The town of Belmont has been made urban enough, stop.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I think the area has potential for commerce and residential value not yet reached.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
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storefronts and
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upzoning to allow
some additional
density (changing
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upzone to allow
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and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☒ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Very congested traffic - always concerned at RR crossing - busses driven aggressively - too many bicycles - road has been too narrowed with "calming measures" those curves and jut outs are ridiculous.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐
More public	☐	☐	☐	☐	☐

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☒ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
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- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

In a confined space, such as any town, there are competing interests for housing, open space, tax revenue, and commercial development. No zoning plan will be enough to lessen the tax burden on homeowners in Belmont. Our financial people are able to run those numbers and confirm that is the case. Trying to prioritize more housing AND more commercial business in a 5 square-mile town is not practical or desirable.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

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- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Honestly, it is too hard (traffic) to get to due to limited road access. I avoid it at all costs.

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other:
over development. every recent / new development we have done for one reason or another has empty storefronts, bradford, even the station. don't kid yourself that more development will solve belmont's problems. we spend to much and won't consider major structural change.

Please share anything else you'd like to say about potential change in the Brighton area.

the high school and the library are not beautiful buildings. they are too big and architecturally interesting or appealing. our new buildings must maintain the look of Belmont - otherwise let's just move to Cambridge or Watertown and call it a day!

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

I attended the Belmont Center group and my input didn't appear to be listened to or even noted. I have lived in Belmont >25 years and care deeply about the way it looks and how it is run. It should be worth something right.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I was initially enthusiastic about the possibility of increased revenue through commercial development. However, I am now deeply troubled by what I see as proposed for Belmont Center. We are not Cambridge or Somerville. Belmont is a small town with limited green space. Let's keep it that way.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: I am opposed to increased density, especially in this already congested area

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☒	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area

☒ Other:

Most residents, like myself, do NOT want to see increased density. Belmont Center should NOT become another Somerville or Arsenal Yards-like space.

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

I enjoy my trips just as they are.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Our Select Board members are trying to change our town in a way in which I find unacceptable.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Peg Callanan

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

parking is limited

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is congested. It feels a bit depressing and does not draw people to the area.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
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larger building).More significant
upzone to allow
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and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Creating a more attractive, inviting area should be a priority. The artisan space concept is exciting. If there s a way to create tax revenue that would be wise to consider this.

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

There are tremendous opportunities in this area. It is exciting to take steps to making this an inviting area for the community and visitors.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area seems under utilized and development patterns in the area don't seem to be focused on creating services and businesses that compliment one another.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: dangerous pedestrian and cyclist infrastructure

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More restaurants, better retail, safer bike infrastructure

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Ed Barker edbarkerforbelmont@gmail.com (1)

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It doesn't look like Belmont and has no cohesion. However it's a great business area- a number of small business owners have moved there and are frequented.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: Streets too narrow causing back-up; parking on street can be sangerous

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
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storefronts and
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upzoning to allow
some additional
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upzone to allow
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and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
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- ☒ Create public spaces in the Center for seating, gathering, playing.
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- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

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- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores of interest
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

The area has potential but the horrible traffic will impede any big development.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Where are you going to put more stores???? The traffic is awful. I walk to Hillside. All the shops where Pepperidge Farm was are closed. Why? Are you going to build ten stories over the existing houses???

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Yes, there is room for improvement here. But, we had nice stores and a great camera shop. They're gone. The White Hen and the Restaurant couldn't make it after the liquor license fiasco. Please don't build 4, 5, or 10 stories and densely packed buildings. There is no place for the traffic to go!!!!!! But into the neighborhoods and we're sick of it!

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

I would love to participate but you won't listen. Been there, done that!

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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upzoning to allow
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upzone to allow
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industrial or
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uses (e.g. auto

repair)

uses (e.g. auto

repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
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- ☒ Take steps to create a more active and welcoming district.
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- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

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- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Adding more cafes , arcade , something like level 99

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

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- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☒ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☒ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

There is a major problem NOW. I can only imagine how it will look if this is passed. Not Good

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☒ Other: Crime!!!!

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☒
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☒
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Nothing it will bring on more problems

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Listen to the taxpayers we support this town

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Teresa Vidette. Tvidette@aol.com. 1-2-3

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is already a heavy traffic zone

There seems to be no communication between Belmont and Cambridge about the redistricting and rezoning of this area, which brings me great concern and which will impact traffic mostly to Belmont residence in the neighborhood as well as commuters through the area, including the commuter rail

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
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upzoning to allow
some additional
density (changing
the allowed
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upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☒ Other: I live in this neighborhood

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

N/a

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.

☒ Other:

My greatest concern is the traffic volume. Both Cambridge and Belmont are proposing projects. I don't think there is much communication between the two. I would like extensive public safety assessments of all projects and how ambulance police and fire traffic would be able to move through this already congested area during high commute times also, the commuter rail backs up traffic. We have had several hazardous traffic accidents between pedestrians cars, bicycles, and public safety vehicles align with the commuter rail.

Please share anything else you'd like to say about potential change in the Brighton area.

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Kathleen DerKazarian. kaceycoll@yahoo.com. (1)

Thank you for your participation!

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Brighton Area Public Survey

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The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

In it's current form it is undesirable

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
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storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
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zoning to allow
more building
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Varitey of space, perhaps a hotel with shops and community open space (hotel could allow for another community center option for town use)
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Please no more nail or hair salons.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Cabell Eames

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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Looks run down. A little stressful crossing Brighton from Hittinger to reach the bike path... particularly with kids.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
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- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More shops... grocery, bakery, wine store etc

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Michelle Rule - Group 1

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
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- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☒	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

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What should be avoided as we plan for this area?

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- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
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of certain parcels
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small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
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- ☐ Other:

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- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More retail offerings

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
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How would you characterize your level of support for the following possible changes for the project area?

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More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☒	☐
More restaurants and entertainment.	☐	☐	☒	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
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industrial or
heavy commercial
uses (e.g. auto

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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
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- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☒ Add a commuter rail whistle stop in this area
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- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

The notion of a whistle stop station and a destination business center are both intriguing (whether or not in Town's control) and seem supportive of one another. Would "whistle stop" REPLACE Belmont Center train station? That doesn't make it a nonstarter for me (even tho I would prefer BOTH).

.....

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

I "moderately opposed" a couple of things because they do not go far enough. I fear that if we do this halfway, that's like doing nothing. The fact is we need change here, and the WORST that could happen is to do it halfway. That is the "worst" because it seems we have ONE chance to make this change in our generation and doing it halfway (ie, "let's have change with nothing being different") would be a squandered opportunity. I REALLY like the talk about form-based zoning in Belmont Center rather than the knee-jerk opposition to. . .gasp. . ."increased density."

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

roger.belmont@comcast.net (homeowner) (does that put me in the "resident" or the "property owner" group?)

Thank you for your participation!

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- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Any commercial development in this area will cause even more congestion and traffic than there already is. Baker Street gets backed up from Hittinger; Cara also speed up and down the road, cutting through or just disregarding speed limits and common courtesy driving etiquette. Brighton Street gets tremendously backed up, well beyond the railroad tracks with traffic heading to Rt 2 during commuting hours. This is not the right place to put in more commercial business, it will negatively impact the residence in and around this area.

.....

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☒ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☐	☐	☐	☒
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☒
More restaurants and entertainment.	☐	☐	☐	☐	☒
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☒	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☒	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☒ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☐ Negative tax impact uses
- ☒ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Samantha Thu, Samantha.thu@gmail.com; resident

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Mainly a cut through from Pleasant St. to Concord Ave. Brighton Street is too narrow for bikes to comfortably share the road, and the sidewalks are too poor and traffic too heavy for comfortable pedestrian use. The buildings/businesses around Ace Hardware are poorly situated to each other and prevent having a critical mass of commercial options. The residential units in Hill Estates are too sprawling. That property and surrounding area could include the same number of residential units and commercial options ***that front along the bike path.***

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☒ Other: The land fronting the Fitchburg bike path is very underutilized.

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☐ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☒ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area

☒ Other:
Encourage commercial establishments to have frontage ALONG the Fitchburg bike path. See the Atlanta Beltline.

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More attractive and safer for pedestrians and bikes.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

There could be more businesses and restaurants there as long as there was parking. It's not a very appealing look right now. I only go there for ACE and Commellas.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☒ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☒ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☒	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☒ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More restaurants and maybe a grocery store

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

Blue bikes station should be added to encourage bike traffic on path.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐
More public					

parking available.

☐☐☐☐☐Improved
sidewalks and
streetscapes.☐☐☐☐☐Better wayfinding
signage
(directions to
stores or key
sites).☐☐☐☐☐Renovation of
storefronts and
building faces.☐☐☐☐☐Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).☐☐☐☐☐Businesses open
for longer hours.☐☐☐☐☐Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).☐☐☐☐☐More significant
upzone to allow
greater density
and mix of uses.☐☐☐☐☐More light
industrial or
heavy commercial
uses (e.g. auto☐☐☐☐☐

repair)

uses (e.g. auto

repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☒ Other: I live in it

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic, it's horrible

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☒ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☒ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☐	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☐
More public					

parking available.

☐☐☐☐☐Improved
sidewalks and
streetscapes.☐☐☐☐☐Better wayfinding
signage
(directions to
stores or key
sites).☐☐☐☐☐Renovation of
storefronts and
building faces.☐☐☐☐☐Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).☐☐☐☐☐Businesses open
for longer hours.☐☐☐☐☐Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).☐☐☐☐☐More significant
upzone to allow
greater density
and mix of uses.☐☐☐☐☐More light
industrial or
heavy commercial
uses (e.g. auto☐☐☐☐☐

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☒ Other: I live in it

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Less traffic, it's horrible

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☒ Other: Self-Employed working in Belmont

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Horrible!! No matter what you do it will ruin our old historic, open spaces, town of homes and trees!!! Belmont no longer is desirable for those of us that have dedicated our lives to preserving our (what used to be a truly desirable place to live and raise a family). It's only going to make Belmont more like Cambridge, Somerville and Brighton. Nothing about any of these projects preserves our Belmont, this like everything else you're planning is ruining what's left of our town and just going to make Belmont more of a parking lot!!!! Let's not even mention the unsustainability financially will tank Belmont and add insult to injury , we're not allowed to know the cost, or any crucial impact studies, just give up your life and home to satisfy the ego's of those in charge. All of these projects are going to ruin Belmont!!

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☒ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☐	☒
More mixed-use buildings.	☐	☐	☐	☐	☒
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other: We can not afford more housing

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☒ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☒ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☒ Other: Housing, traffic, and parking lots.

Please share anything else you'd like to say about potential change in the Brighton area.

There's nothing about this plan or any other plan that will bring in revenue enough to offset the the impact of more housing, students and services that will be needed. This like the others are going to destroy what's left of Belmont

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☒ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

There is a lot of untapped potential in this neighborhood. It currently looks like outdated, underutilized industrial space that has been poorly developed for both commercial and residential use. Traffic is going to be the obvious problem here, as it is already nearly impossible to navigate across the train tracks at certain times of day.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☒ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☒	☐	☐	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☒ Other:
Development of this nature may require widening Brighton St. and adding a second lane for traffic and/or parallel parking

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☒ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More useful stores - a small grocery store would be great. Restaurants and shops, please no more banks, dry cleaners or nail salons. Traffic on Brighton in the afternoon is also a deterrent, so something will need to be done to mitigate that.
.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☒ Nothing. Go for it.
- ☒ Other:
Please take cues from other successful projects in the area, like the Arsenal or even the Bow Street Market in Somerville.
.....

Please share anything else you'd like to say about potential change in the Brighton area.

Please take cues from other successful projects in the area, like the Arsenal or even the Bow Street Market in Somerville.
.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☒ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Arto Asadoorian, arto.asadoorian@gmail.com. (1)

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

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- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☒ Other: I often cycle through this area on my way to the Fitchburg cutoff

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

I like the businesses in the area, especially Ace and Comella's. It is difficult to cross the road as a pedestrian. Traffic is often backed up.

What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☒ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☐	☒	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☐ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Improved cycling and pedestrian infrastructure. More businesses of interest.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☒ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Brighton Area Public Survey

This online survey is seeking citizen and stakeholder input regarding the future of the Brighton Street corridor and surrounding commercial area including the Hill Estates property. Please see the project page at <https://www.belmont-ma.gov/2131/Brighton-Area-Planning-and-Zoning-Projec> for a proposed project area map and other project information.

The Brighton Street corridor centered on the crossing of the MBTA commuter rail line is currently a mix of commercial, industrial, and residential uses and does suggest a lot of potential due to its location near Alewife and a high density area in Cambridge. We want to hear from you about what you think about this area, what you like and don't like, what you'd like to see happen and what should be avoided. This area is potentially a commercial opportunity area in Belmont, and it is positioned to be an important economic engine for the town. We look forward to your responses!

Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

Could be developed if done thoughtfully

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☒ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☐	☐	☒
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☐	☐	☒

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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for longer hours.Infill development
of certain parcels
in the center. (e.g. replacing a
small one story
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larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
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- ☐ Create public spaces in the Center for seating, gathering, playing.
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

Only need to visit if there is a reason for it (shops, services, etc)

.....

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☒ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Brighton Area Public Survey

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
- ☐ I am a resident in a neighborhood in or surrounding the mapped area.
- ☐ I own commercial or residential property in Belmont other than a private home.
- ☐ I own commercial or residential property in the mapped area.
- ☐ I live outside of Belmont but am a frequent visitor.
- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☐ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

.....

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☒ Quality and design of the buildings.
- ☒ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☐ Substantial Change
- ☒ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☐	☒	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☒	☐	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
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area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☐ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☐ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☐ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☒ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

We need a reasonably priced family destination in this area-not another bank, mortgage office or pizzeria.

What should be avoided as we plan for this area?

- ☒ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☐ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

.....

Thank you for your participation!

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Note: Please submit only one response and provide your email below.

Please tell a little about yourself. Select all that apply.

- ☒ I am a resident of Belmont
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- ☐ I operate a business in Belmont.
- ☐ I operate a business in the mapped area
- ☐ I used to have a connection to the area.
- ☐ I work in the mapped area.
- ☐ I work in Belmont but outside of the mapped area.
- ☒ I am a regular commuter through the mapped area.
- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

It is incredibly difficult to get there during morning and evening rush hours due to stand still traffic on Brighton.

What do you find most challenging about this area? Select all that apply.

- ☒ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☒ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☒ Medium Change
- ☐ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☐	☒	☐	☐	☐
More restaurants and entertainment.	☐	☒	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☐	☒	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☒	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

parking available.

Improved
sidewalks and
streetscapes.Better wayfinding
signage
(directions to
stores or key
sites).Renovation of
storefronts and
building faces.Moderate
upzoning to allow
some additional
density (changing
the allowed
zoning to allow
more building
area).Businesses open
for longer hours.Infill development
of certain parcels
in the center. (
e.g. replacing a
small one story
building with a
larger building).More significant
upzone to allow
greater density
and mix of uses.More light
industrial or
heavy commercial
uses (e.g. auto

repair)
uses (e.g. auto
repair)

What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☐ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☐ Improve existing properties to increase taxable value and look more presentable.
- ☐ Provide more housing options.
- ☐ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
- ☐ Promote sustainable/green development and land uses (e.g., walkable, denser development, energy efficiency, low impact development).
- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☒ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☒ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☐ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

More stores I'm interested in and less traffic

What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

I highly support redevelopment for revenue purposes, but it would be hard for me to want to sit in the traffic there from 7:30-9:30am and 4:00-6:00pm.

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☒ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Thank you for your participation!

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Please tell a little about yourself. Select all that apply.

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- ☐ Other:

Please describe what you think about the area depicted in the map above? This could be how it looks, how it feels to be there and get around or do business, etc.

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What do you find most challenging about this area? Select all that apply.

- ☐ Limited commercial opportunities (retailing, services, other)
- ☐ Quality of the shops and services.
- ☐ Lack of convenient and available parking.
- ☐ Heavy Traffic
- ☐ Quality and design of the buildings.
- ☐ Sidewalks and streetscape infrastructure is lacking (i.e. street furniture, signs, trees, lighting)
- ☐ Lack of housing variety
- ☐ Limited commercial use open hours.
- ☐ Too noisy, bright, or other nuisance.
- ☐ Other:

What degree of change would you like to see related to the mapped Brighton Street area?

Limited change might be improving the buildings and storefronts and improving the streetscape with better sidewalks and landscaping. Moderate change might be adding some infill development on underdeveloped sites. Medium change might also include replacement of some smaller, one-story buildings with two- or three-story commercial or mixed-use buildings. Substantial change might include replacement of most smaller buildings with larger commercial or mixed-use buildings. Complete redevelopment would be to rezone to replace all the buildings in the area with new ones of a larger scale.

- ☐ No Change. I like it just the way it is.
- ☐ Limited Change
- ☐ Moderate Change
- ☐ Medium Change
- ☒ Substantial Change
- ☐ Complete Redevelopment

How would you characterize your level of support for the following possible changes for the project area?

	Strongly Support	Somewhat Support	Neutral	Somewhat Oppose	Strongly Oppose
More retail offerings.	☒	☐	☐	☐	☐
More personal services offerings (e.g. salon, dry cleaning)	☒	☐	☐	☐	☐
More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☒	☐	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☒	☐	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☒	☐	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☒	☐	☐	☐

More public

parking available.

Improved
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uses (e.g. auto

repair)
uses (e.g. auto
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What goals should the town embrace related to the Brighton project area? Check all that apply.

- ☒ Be more accessible to residents of all ages and abilities.
- ☒ Generate more tax revenue for the Town.
- ☒ Bring in visitors from outside Belmont.
- ☒ Improve existing properties to increase taxable value and look more presentable.
- ☒ Provide more housing options.
- ☒ Take steps to create a more active and welcoming district.
- ☒ Take steps to support local businesses and property owners (e.g. permitting assistance, assisting with grant funding).
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- ☒ Improve bicycle and pedestrian friendliness and better connections external, including the Community Path..
- ☒ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
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- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
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Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

A reason to visit (currently it's the Ace hardware & the Vet) that isn't easier to do near my own neighborhood.

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- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
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Please share anything else you'd like to say about potential change in the Brighton area.

Traffic is an issue all over the metro area, so that's not unique to Belmont. Let's take advantage of the non-resident commuters (and eventually, recreational bikers) who are already driving through by giving them a reason to stop & spend. It's a different purpose/personality than "Town Center."

.....

Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☒ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

Kimberley Kelsea Selness (resident, precinct 7)

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More restaurants and entertainment.	☒	☐	☐	☐	☐
Parks, playgrounds, and greenspace areas.	☐	☒	☐	☐	☐
Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☒	☐	☐	☐
Multifamily housing (rental, condos)	☒	☐	☐	☐	☐
More mixed-use buildings.	☐	☒	☐	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

More public

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Improved
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More stores, restaurants
.....

What should be avoided as we plan for this area?

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- ☐ Drive-through windows
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- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☐ Connecting Channing Road to Brighton Street
- ☒ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

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Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

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Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Community space (e.g. meeting space, shared work space)	☐	☐	☒	☐	☐
Better public transit (e.g. greater bus frequency or rail station)	☐	☐	☒	☐	☐
Multifamily housing (rental, condos)	☐	☐	☐	☒	☐
More mixed-use buildings.	☐	☐	☒	☐	☐
Live/work or artisan or artist spaces.	☐	☐	☒	☐	☐

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parking available.

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- ☐ Improve the public realm (streets, sidewalks, lighting, signs, landscaping)
- ☐ Create public spaces in the Center for seating, gathering, playing.
- ☒ Prioritize having a variety of businesses to support trip chaining (supporting both commuters and residents to run errands at local businesses on their way to and from work - both retail and coffee shops/cafes/restaurants)
- ☐ Promote placemaking to establish a true destination/small neighborhood town center
- ☐ I do not support any of these goals for this area.
- ☐ Add a commuter rail whistle stop in this area
- ☐ Other:

Please tell us how often you visit or travel through the project area. Use the next question to let us know if you'd visit more often if "x or y" was done.

- ☐ Every Day (visit)
- ☐ Every Day (travel through)
- ☐ Frequently (2-4 times a week)
- ☒ Sometimes (once a week)
- ☐ Occasionally (once a month or less)
- ☐ Almost Never (a few times a year)
- ☐ Never been in this area
- ☐ Other:

Please tell us what would encourage you to visit the Brighton project area more. It could be anything from "have more stores I am interested in shopping in" to "less traffic" or "more attractive"

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What should be avoided as we plan for this area?

- ☐ Heavy industrial uses or uses with more than nominal truck traffic
- ☐ Sprawl form of development
- ☐ Drive-through windows
- ☒ Negative tax impact uses
- ☐ Taverns, bars, and saloons
- ☐ Live entertainment
- ☐ Too much pavement (excessive surface parking, wide streets, etc.)
- ☒ Connecting Channing Road to Brighton Street
- ☐ Excessive building height (more than 10 stories)
- ☐ Nothing. Go for it.
- ☐ Other:

Please share anything else you'd like to say about potential change in the Brighton area.

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Would you be interested in participating in a 60-90 minute focus group on the topic of the Brighton project area? If yes, please be sure to include your name and contact information below.

- ☐ Yes
- ☐ No
- ☐ Maybe

Please tell us your **name** and **email** contact information (Optional). If you are interested in participating in a focus group, please also pick one of the following categories of focus group: (1) resident, (2) business owner, (3) property owner.

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Thank you for your participation!

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