



Welcome, neighbors!

AGENDA

- Our Mission(s)
- The Vision
- The Team
- What We Learned
- Preliminary Designs
- Q&A

MISSION: SERVICE CREDIT UNION

At Service Credit Union, our mission is doing what is right for our members by: improving financial well-being, supporting the communities we serve and creating value and enduring relationships. We partner with local and national organizations that have a meaningful impact, supporting their causes both domestically and overseas.



MISSION: SEACOAST WHC

Our mission is to educate and engage communities and municipalities to advance diverse housing options. We envision an ample supply of affordable, desirable housing throughout the Seacoast region of New Hampshire, providing opportunities for members of the workforce, including our teachers, firefighters, police officers, small business owners, artists, chefs, caregivers, bankers, and all families and individuals, to put down roots and create a more diverse and equitable community that benefits us all.

THE CHARRETTE PROCESS

The Workforce Housing Coalition's signature design charrettes are dedicated to transforming the way people work together. Each charrette is a hypothetical thought exercise that harnesses the talents and energies of volunteer architects, engineers, developers, planners, and other housing industry professionals.

The charrette process relies on the realistic challenges presented by a real site, but encourages the community and the volunteers to ask, "what if?" We ask community members to describe their ideal community, and our volunteers bring these ideas to life.

Charrette Goals:

- Gather community input about the project.
- Envision possible outcomes for the project based on that input.

THE CHARRETTE PROCESS



Community Engagement **Listening Session**

Community feedback is the center point of the charrette process. The community listening session provides an opportunity to learn more about community values, ask questions about design ideas, and ensure that the surrounding community has an opportunity to comment on what they would like to see in a potential development.



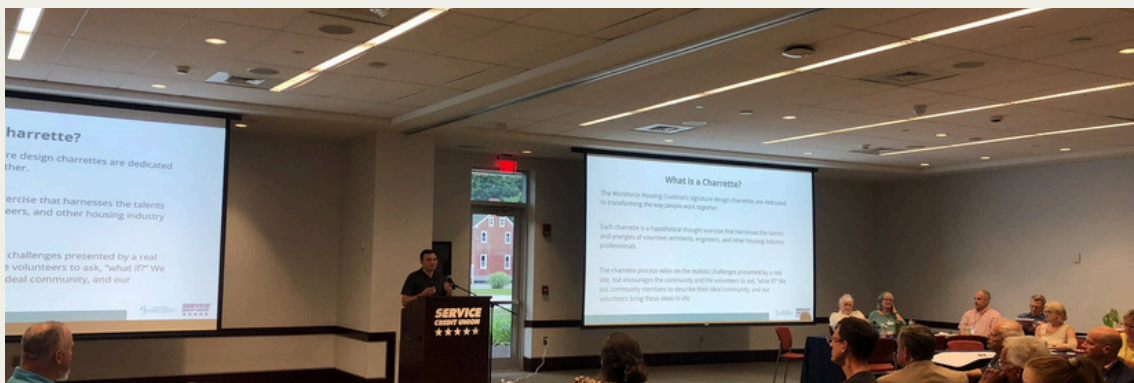
Design Process **Volunteer Team**

The volunteer team is integral to charrette success. This team, made up of volunteer architects, engineers, town planners, finance experts, and community members, works to create the final designs that complete the charrette process.



Design Process **Creation**

Following the community listening session, the charrette team works hard over the course of a single day to create one or two potential designs for the development. These designs are informed by the experience of the volunteer team, as well as by the input given by community members during the listening session.



Community Engagement **Report Out**

The final aspect of the charrette process is the design report-out. This meeting presents a space for design team members to present their work back to the public. While these designs are only ideas, not actually for development use, they present potential options for future work.

WHAT WE LEARNED

Community input is an integral part of the charrette process. During the community listening session, held at Service Credit Union on the evening of June 20th, we gathered input from abutters and community members. The listening session included a robust facilitated community discussion featuring both group discussion questions and individual questions, the latter of which were answered anonymously on notecards.

Attendees expressed excitement at the possibilities for the project and some concern about increased strain on existing traffic infrastructure, the need for connection to the wider community, and the need to respect existing neighborhoods around the property.



WHAT WE LEARNED

Group Discussion Questions

What values do you hold that you would like to see reflected in this space?

- Walkability and neighborhood feeling. Access to transportation. Affordability and mixed-income options.

What would you like to see in this project?

- Green space and community gathering areas. Affordable options, a mix of rental and ownership options. Energy efficiency.

What else should the team take into consideration?

- Create a design that is not focused on parking. Accessibility and diversity. How can these housing options remain affordable over time?

Individual Notecard Questions

What doubts and/or reservations do you have about the project?

- Concerns about affordability, both on the development side and on the rental/ownership side. Current abutting neighborhoods do not want to be altered by this project.

What would it take for you to become an advocate for this project?

- Permanent affordability and economic diversity within the project. Focus on neighborhood connectivity and accessible transportation.

MEET THE TEAM



Service Credit Union
Mike Mulhern



Service Credit Union
David Weed



Service Credit Union
Mark O'Dell



PROCON
Adam Morrill



McClure
Nicole Duquette



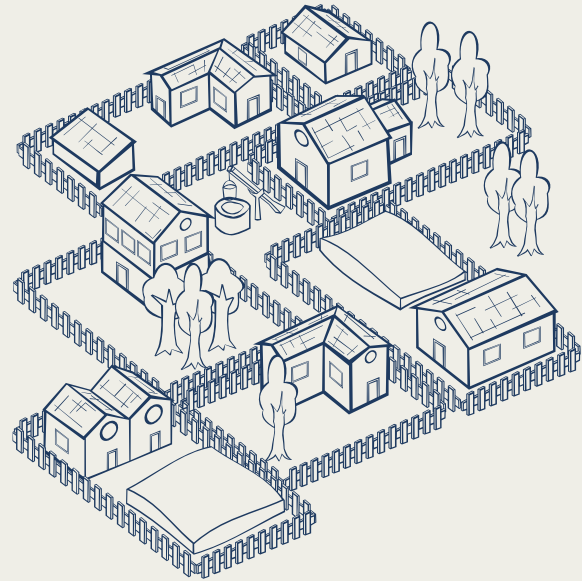
POAH
Alex Finigan

THE VISION: WHY BUILD HOUSING?

Service Credit Union is dedicated to giving back to the communities they serve. As the cost of living across the Seacoast continues to rise, Service Credit Union has pledged to create mission-aligned housing using the land that is part of its Portsmouth headquarters. Service Credit Union envisions a mixed-use project that the entire community can be proud of and one that fills a need for housing attainable to veterans, seniors, and those in the workforce.



WORKFORCE HOUSING: CONSIDERATIONS



Affordability & Density

- Priority is affordable housing
- The more a building costs to construct, the higher rents need to be to cover costs
- Density reduces building cost and enables greater affordability



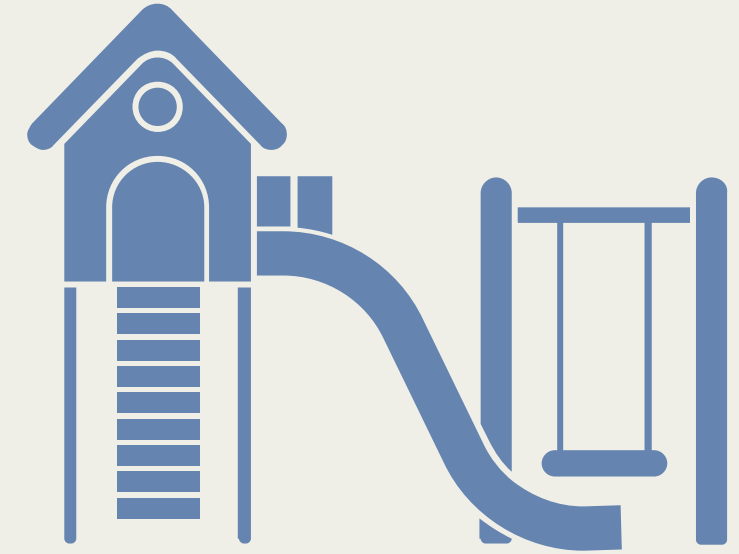
Parking & Transportation

- City has minimum parking requirements per zoning
- Consolidating parking reduces building cost
- Public transit may reduce parking needs



Sustainable Buildings

- Solar-ready roofs
- Housing density
- High efficiency building enclosures and all-electric systems
- Green space and permeable surfaces



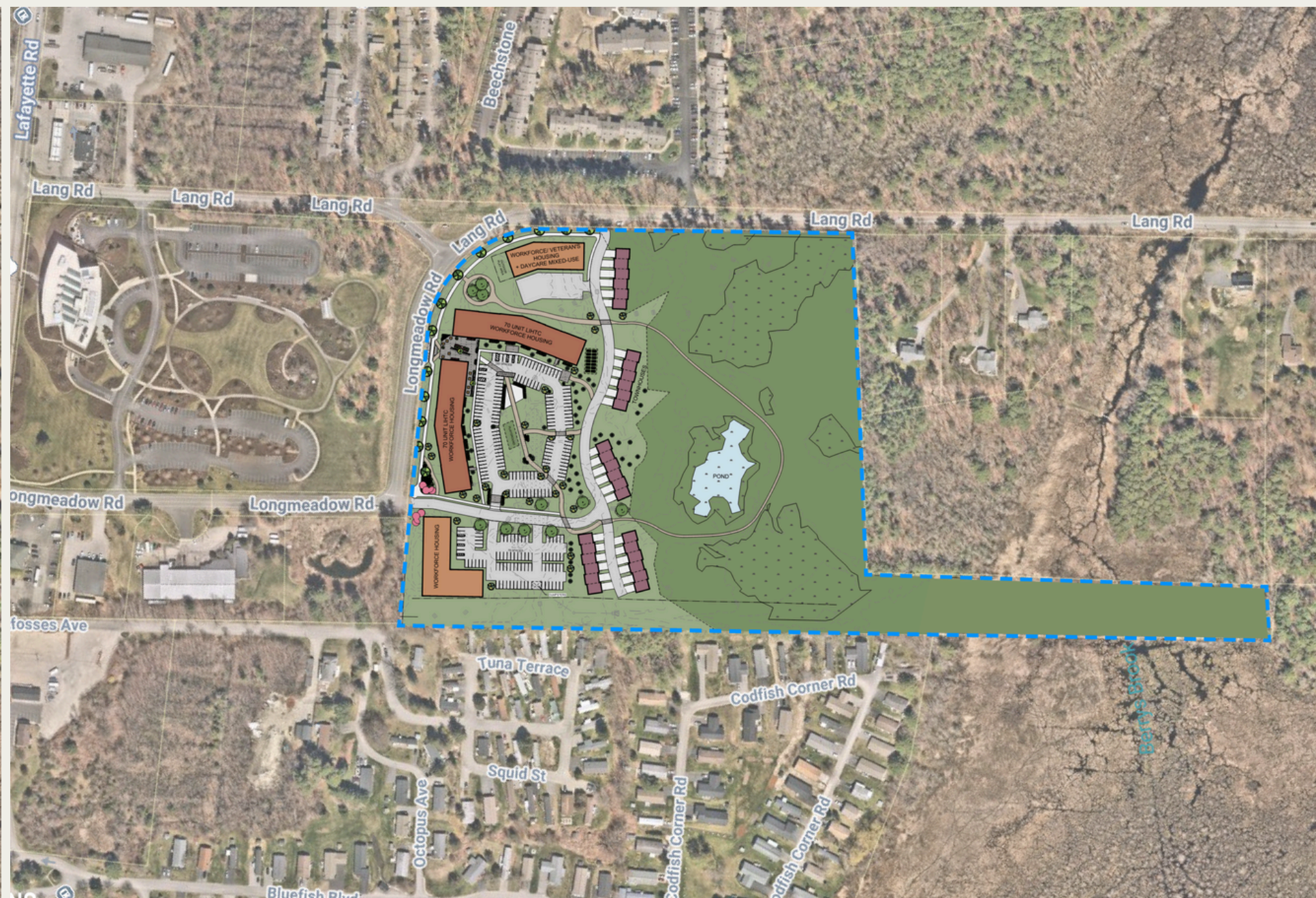
Neighborhood Feel

- Wide range of household sizes and incomes
- Various building types
- Community connected via pathways and shared green spaces

DESIGN



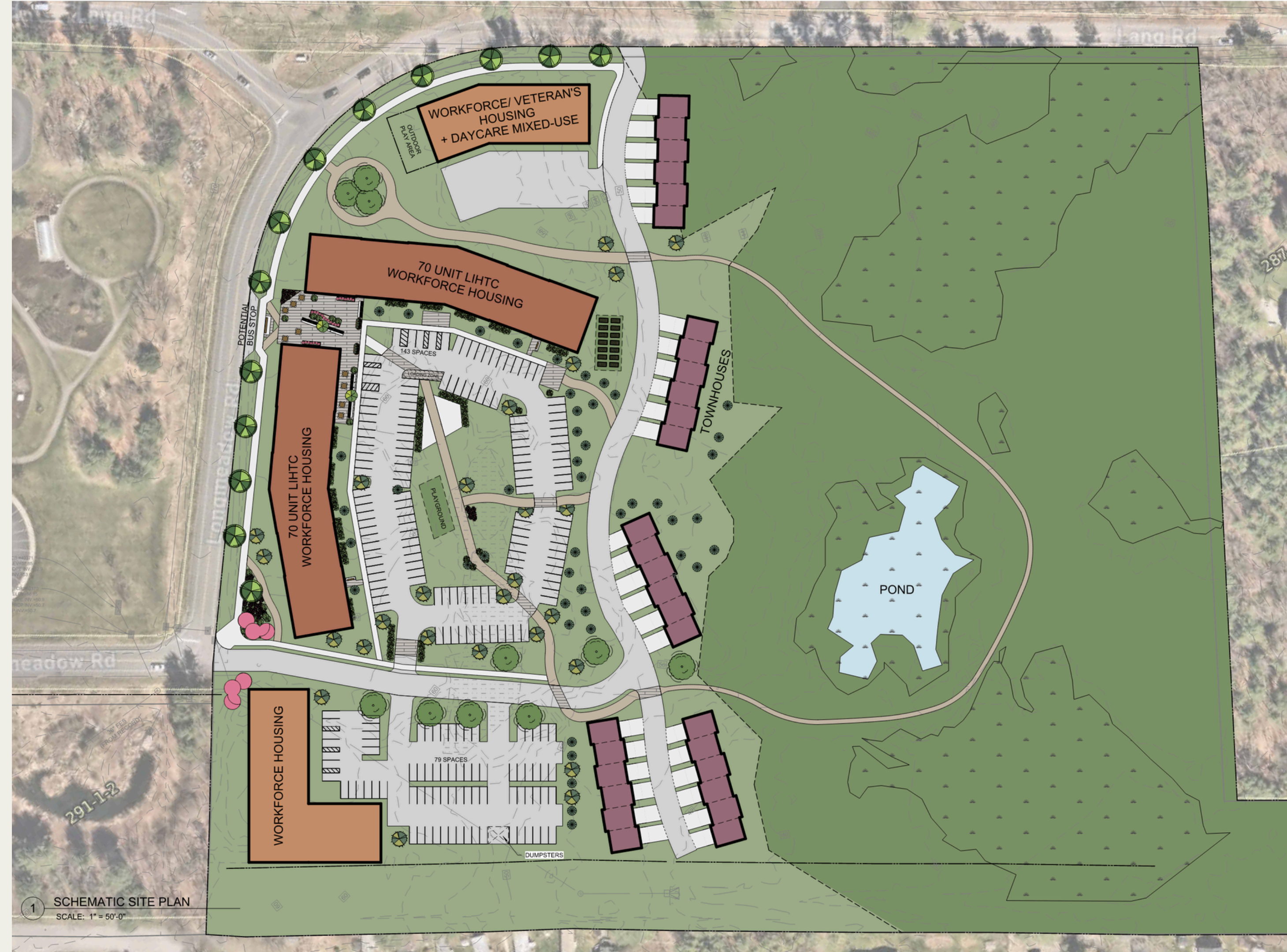
EXISTING SITE



PROPOSED SITE

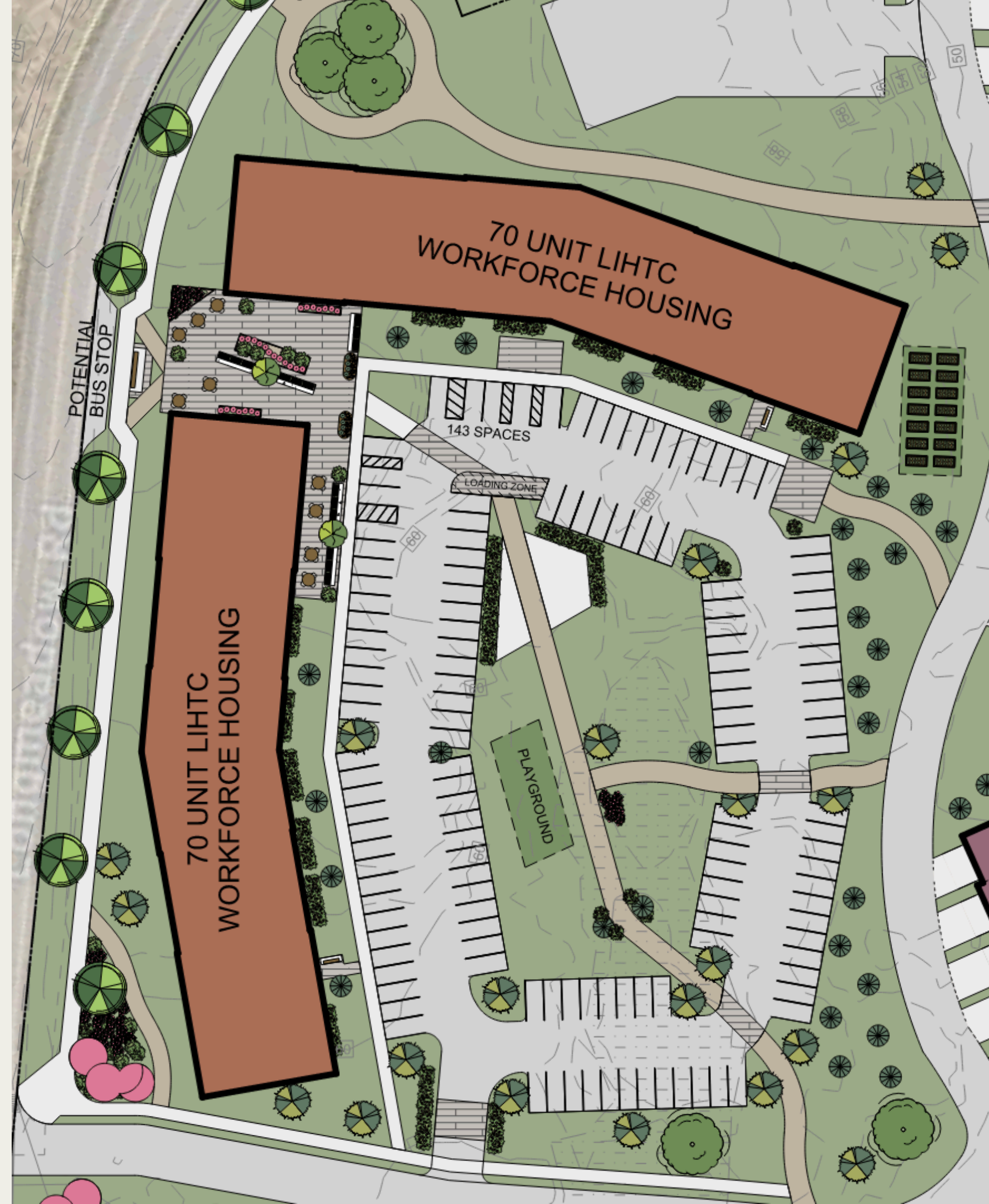
SITE CONCEPT

- Attainable + Affordable Housing
- Variety of Building Types + Scales
- Connected + Walkable Community
- Sustainable Buildings











Q&A



WORKFORCE
HOUSING COALITION
— OF THE GREATER SEACOAST —

SERVICE
CREDIT UNION
★★★★★



PRESERVATION
OF AFFORDABLE
HOUSING

Get in touch!

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Thank you!
