Densely packed Chinatown looks to Tremont Street lot for housing

BY VALERIE LI

A surface parking lot on Tremont Street could become affordable homes, as Boston struggles with a housing crisis. The city-owned lot next to the Tufts Shared Services parking structure has received one proposal from 288 Tremont Street Partners.

“The BPDA believes that Parcel 12 represents an opportunity to create a significant number of income-restricted units in a neighborhood that has experienced market-rate development pressures,” said Gina Physic of the Boston Planning and Development Agency (BPDA). “Following a robust public process, we encouraged developers to propose dynamic mixed-use projects that address the need for a range of affordable housing units, support local small businesses and community organizations, enhance local green space, and create a vibrant streetscape environment.”

The four members of 288 Tremont Street Partners comprise community developer Asian Community Development Corporation (ACDC), DoubleTree Hotel owner Corcoran Jennison, Tufts Shared Services for Tufts Medical Center and Tufts University’s Medical School, and Millennium Partners.

The proposal calls for 171 units of income-restricted housing, with 45 units designated for individuals earning 30 to 60 percent area median income (AMI). The remaining 126 units were designated 70 to 100 percent AMI.

About 40 percent of all Boston Chinatown households earn less than $30,000 a year, found the American Community Survey. However, the U.S. Census-based survey did not include nonworking class people and recent immigrants. Based on data presented by ACDC, the average income for Chinatown community members is $25,000 each year.

The proposal depends on financing from Millennium Partners’ 115 Winthrop Square, a mixed-use skyscraper in Government Center undergoing review. It also includes an expansion of the DoubleTree Hotel, 262 parking spaces for the Tufts parking garage and a community space, potentially for a permanent Chinatown library branch.

CONTINUED ON PAGE 7

MassHousing announces down payment help for homebuyers

BY MASSHOUSING

MassHousing announced the launch of a new down payment assistance program designed to lower the barriers to achieving homeownership working households face on March 19. MassHousing’s down payment assistance program will allow qualified first-time homebuyers to finance up to 100 percent of the purchase price of their first home.

MassHousing is now the only entity offering a down payment assistance program for low-, moderate- and middle-income buyers throughout Massachusetts, and the only entity in Massachusetts offering a sustainable, conventional mortgage product allowing buyers to achieve homeownership without making a down payment.

“Record-low inventory levels, rising home prices, high rents and student loan debt are all making it more difficult for the average Massachusetts household to afford to purchase a home,” said MassHousing executive director Chrystal Kornegay. “MassHousing’s new down payment assistance program will help ensure that homeownership remains accessible to working families, by allowing creditworthy homebuyers to buy their first home with little to no down payment requirement. By boosting the buying power of low-, moderate- and middle-income households, MassHousing will support investment in neighborhoods, help the state’s workforce remain rooted in Massachusetts, and advance the Agency’s mission of confronting housing challenges facing the Commonwealth, to improve the lives of its people.”

MassHousing is making down pay-
Josiah Quincy Orchestra showcases youth talent

BY VALERIE LI

The Josiah Quincy Orchestra Program held its spring concert at the elementary school auditorium on March 15. Family and friends joined the concert.

Spearheaded by Graciela Briceno in 2011, the orchestra program aims to positively impact underserved school children with an ensemble-based music curriculum to ensure long-term social and musical success.

The program has expanded over the past seven years, and it now hosts six ensembles for various age groups.

Many members pay as low as a third of the total cost. Scholarships are also available for applicants whose families struggle financially.

“We rely heavily on the funding of the community so we can offer affordable programs to the kids who want to enroll. We also provide sliding-scale scholarships in case any kids need assistance, so there’s a number of members who want to pay anything,” said Briceno, who serves as executive director for the orchestra program.

For many working parents, it is an exciting opportunity for their children to get involved with quality music education at a young age. “We have six ensembles divided by age groups, from kindergarten to seventh grade,” Briceno said.

“We also have 20 coordinating artists this year. They are professional musicians, music administrators and teachers from all different places.”

“My daughter has been having a wonderful experience,” said Roweena Tuttle, member of the school parent council. “Initially, they started off with paper mache so they were able to create their own instruments and learned how to hold them properly and take care of them. Last month they had their graduation ceremony and went from the paper instruments to the real ones. I’m so excited to be here to finally see them playing tonight.”

The program is funded through community support and uses the Josiah Quincy Elementary School space without charge.

The next summer concert will take place June 14 at the Josiah Quincy School auditorium.

Affordable First-time Homeownership Opportunity

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Two three-bedroom, two and one half bath duplex homes, 2,400 square feet of living area $227,300
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New construction of ENERGY STAR certified homes offering garage, deck or patio, gas forced hot air and central air-conditioning.
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In order to qualify, total household income cannot exceed the following maximum income limits per household size:

1 person household: $54,750
2 person household: $61,200
3 person household: $67,500
4 person household: $73,450
5 person household: $78,900
6 person household: $84,450

Buyers will be selected by lottery.

To request an application and information packet, please contact: Housing Resource Group, LLC by voice or text at 781-820-8797 or hrgllc.alwan@yahoo.com or visit the Tyngsboro Public Library. Completed applications must be returned to Housing Resource Group, LLC.

The Mc Donald’s at 329 Washington Street celebrated a grand reopening on March 20. The event featured a lion dance and two check presentations to the Josiah Quincy Elementary School and Josiah Quincy Upper School, each for $250.

“Thank you to my entire staff for working so hard to bring this restaurant back,” said franchise owner Carol Chin. Chin and her husband Vern Chin operate multiple locations in greater Boston, including the Downtown Crossing franchise. The Chins are immigrants from Hong Kong.

“I’m proud for Boston to have places open to all!” Walsh denounced President Donald Trump’s remarks tying substance abuse to immigrants, as Boston’s population is 26 percent foreign born.

Carol and Vern Chin opened the Chinatown branch of McDonald’s on Dec. 22, 1990, when McDonald’s was looking for an Asian operator. The Chinatown location on 702 Washington Street closed in 2015. The Downtown Crossing location was remodeled to feature touch-screen ordering — the first location for Boston — and table service.

“There are possibilities for young kids to start a summer job and work their way up, like our CEO who started as a crew member,” Chin said. “Hard work does pay off.”

Carol Chin was born in Hong Kong to immigrants from Guangdong, China. Her family moved to Venezuela when she was 11 and came to America when she was 17. Chin speaks Cantonese, English and Spanish fluently, enabling her to communicate with almost all 500 employees at her franchises.

The lion dance was performed by Wah Lum Kung Fu Academy.
March 23, 2018

Sampan EVENTS

COMIC

EMPTYTAMBOOOGIRL

THE MUNDANE & SUBLIME ADVENTURES OF AN AWKWARD, GOOD, AND SOMETIMES-EVIL GIRL, BY LIU LIAN.

2018

Event Calendar

CPA New Year celebration
Friday, March 23
6 p.m.
690 Washington Street
Boston, MA 02111
The Chinese Progressive Association’s Year of the Dog Spring Banquet will take place at Empire Garden. For tickets, contact (617) 357-4499 or justicet@cpaobost.on.

Chinese chat group
Fridays, Tuesdays
6:30 p.m. to 9 p.m.
677 Huntington Avenue
Boston, MA 02115
A Cantonese conversation group will meet Friday at the Harvard T. H. Chan School of Public Health, Kresge 201 on 2F. A Mandarin chat group will meet Tuesday. RSVP at www.meetup.com/bostonchina/.

Let’s Talk forum
Saturday, March 24
9:30 a.m. to 5 p.m.
13 Ipswich Way
Cambridge, MA 02138
The third Let’s Talk forum focuses on understanding mental health-related issues as experienced by Asian college students. Register at http://bit.ly/2EeKc7K.

Mulan Society classes
Saturday, March 24
1 p.m. to 4 p.m.
87 Tyler Street
Boston, MA 02111
Mulan Society Center

American Citizen Right Alliance will help clients at Quincy Asian Resource Inc. to provide information and referral services to Chinese Americans.

Workforce training assessment
Tuesday, March 27
2 p.m. to 4 p.m.
87 Tyler Street
Boston, MA 02111

The Chinese American Civic Association offers workforce training programs Building Energy Efficient Maintenance Skills (BEEMS) and Careers in Banking and Finance (CBF), and will offer assessments. The New Roots Employment program is for people with a degree from their native country. Applicants should be at least 18 and have a GED/high school diploma. For more information, call (617) 426-0492 x 250 or email jcow@aaci-boston.org.

Chinese children’s string performance
Tuesday, March 27
4:30 p.m.
2 Boylston Street
Boston, MA 02111
The Boston String Academy will perform at the Chinatown Branch Library.

Free evening meals
Every Tuesday to Friday
5:30 p.m. to 6:30 p.m.
61 Mystic Avenue
Medford, MA 02155
Boston of Life offers free evening meals for low-income families and individuals in the metro North area. Evening meals are served Tuesday at Bread of Life, Wednesday and Thursday at 368 Pleasant Street and Friday at 493 Main Street. For more information, call (781) 397-0404.

Breakfast seminar
Thursday, March 29
9 a.m. to 11:30 a.m.
120 Shattuw Street
Boston, MA 02118
The Boston Chinatown Resident Association will celebrate its 40th Anniversary at Hynes Convention Center and the Sheraton Boston Hotel. For more information, visit www.annizzleboston.com.

Free Easter meal
Sunday, April 1
11 a.m. to 2 p.m.
1610 White Street
Malden, MA 02148
Bread of Life will serve a free Easter dinner at the American Legion. To volunteer, email info@breadoflifemalden.org or call (781) 397-0404.

Archive info session
Tuesday, April 3
6 p.m. to 7:30 p.m.
99 Albany Street
Boston, MA 02111

Artist workshop
Wednesday, April 4
4:30 p.m. to 6 p.m.
368 Pleasant Street
Boston, MA 02134
A conversation with Boston University artist-in-residence Xiu Xing will take place at the Harvard Ed Portal.

Asian health symposium
Friday, April 6
9:30 a.m. to 1:30 p.m.
99 Albany Street
Boston, MA 02111
The fourth annual Asian Health Symposium will take place at the Pao Arts Center to address the impact of stress in Asian immigrant communities. Register at www.tuftsctsi.org/registration-4th-annual-asian-health-symposium/.

Creative kitchens tour
Saturday, April 7
1 p.m. to 5 p.m.
65 Beacon Street
Boston, MA 02108
Creative Kitchens Tour 2018 offers a look at kitchens in eight Beacon Hill and Back Bay 19th century townhouses. Followed by a reception. Tickets are $50 in advance and $60 at the door, sold at www.beaconhilllifestyles.org or (617) 723-9713.
March is Women’s History Month. Women have longer life expectancies than men and should prepare for retirement early. (Image courtesy of Flickr user Rachel.)

**For Women’s History Month, learn about female Social Security benefits**

BY KRISTEN ALBERINO, SOCIAL SECURITY

March is Women’s History Month. This is a time to focus not just on women’s achievements but on the challenges women continue to face. In the 21st century, more women work, pay Social Security taxes and earn credit toward monthly retirement income than at any other time in our nation’s history. Knowing this, you can take control of your retirement and have a greater chance — although not a slam dunk — that legislation will be able to move forward.”

NILC lawyer Rosenthal was also cautious in his assessment of efforts to challenge the Trump campaign through the courts. “Courts are only able to go so far. They’re not going to be the final answer. We can’t ignore the role of Congress and the states in providing protection for immigrants.”

With almost a third of the country’s undocumented immigrants, California has mounted the most comprehensive effort to resist the Trump administration’s “war on immigrants,” declaring itself a sanctuary state.

Sally Kinoshita of ILRC cited several state measures that provide some resistance to federal efforts against immigrant communities. These include SB 54, AB103 and AB540 which respectively restrict the ability of local law enforcement to cooperate with Immigration and Customs Enforcement (ICE), require the state attorney general to inspect detention facilities operated under contract with the federal government, and require judicial warrants in advance of detention.

“These laws help to make clear that California is much safer for immigrants,” Kinoshita said.

For immigration screenings, Kinoshita recommended the website immi.org, which enables people to do them anonymously and online.

Hector Saldivar, who coordinates field activities for the California Labor Federation, spoke of increased fear and anxiety throughout immigrant communities.

Sizing up immigrant rights: Best hope in ballot box

**BY MARK HEDIN, ETHNIC MEDIA SERVICES**

Less than two weeks after the Trump administration’s arbitrary deadline for Congress to take action on DACA (Deferred Action for Childhood Arrivals) came and went with no solution, four veterans of the immigrant rights movement agreed that the outlook is bleak and the challenges are significant. The greatest hope lies in the voting booth — a shift of power out of Republican hands after the November elections — and the fact that most impacted are taking action to protect themselves and inform others in their communities.

“It’s highly unlikely that Congress is going to pass any relief to benefit young people who make a huge contribution to the country they call home,” said Frank Sharry, director of America’s Voice in Washington, D.C. “Congress and the White House are no friends.”

Sharry was joined by attorney Joshua Rosenthal of the National Immigration Law Center (NIELC), Immigration Legal Resource Center (ILRC) deputy director Sally Kinoshita, and California Labor Federation field coordinator for southern California Hector Saldivar. The four spoke on a national call for ethnic media on March 13, hosted by ILRC’s Ready California.

Calling it a “war on immigrants,” Sharry said the administration aims to “slash immigration by 50 percent, turbocharge deportations and construct a border wall as wasteful as it is insulting.” He counted five failed bipartisan efforts to provide the “bill of love” the president claimed to want while decreeing the end of DACA.

If power shifts out of Republican hands, Sharry said there will be “a much better chance — although not a slam dunk — that legislation will be able to move forward.”

March 13, 2018
How Zhimin Huang is bringing culture of data journalism to China

BY RUOBING SU

Data journalism pioneer Zhimin Huang spoke at Northeastern University. (Image courtesy of Ruobing Su.)

Zhimin Huang, former chief technology officer of Caixin Media, and current CEO and founder of Datworks, is widely cited as one of the pioneers of data journalism in China. In 2014, an investigative project on corruption won an Award of Excellence from the Sociology Investigative Project on Corruption. Huang spoke about data journalism and access in China.

How did you come up with the idea of data journalism and access in China?

It seems traditional journalism has been stagnant, and journalistic values should evolve into new forms, such as data journalism. Data is a trend helping to revitalize journalism. I believe major newsrooms in China will have data journalism teams in addition to editorial teams. However, data journalism won’t replace traditional reporting; it will be another way to present stories and data in the format of technology other than video and audio.

How do you think journalism will evolve in China?

It seems traditional journalism has been stagnant, and journalistic values should evolve into new forms, such as data journalism. Data is a trend helping to revitalize journalism. I believe major newsrooms in China will have data journalism teams in addition to editorial teams. However, data journalism won’t replace traditional reporting; it will be another way to present stories and data in the format of technology other than video and audio.

Writer documents Chinatown’s changes from 1950s to present

BY LING-MEI WONG

Cynthia Yee fondly remembers her childhood growing up on Hudson Street. The teacher and writer recalled attending the Josiah Quincy School, learning Toisseeanese at the Kwong Kow Chinese School and playing in the snow with her cousin Albert in Chinatown.

Her family’s rowhouse on 116 Hudson Street was demolished in 1962 for the Mass Pike Highway. The Massachusetts Turnpike Authority seized the home by eminent domain, leaving her family with $11,378.86.

“If you were to ask us, former children of Hudson Street, what it was like to live there, each of us will tell you about each house and who lived in it, every rail we slid down, every sidewalk we traversed, every pole we climbed, every stoop we sat on, and every face,” Yee wrote. “It was the landscape of our childhood: always sunny, always a playmate nearby.”

Today, Hudson Street features rowhouses bracketed by Tai Tung Village on Marginal Street and One Greenwood on Kneeland Street.

“Chinatown being so overtaken by high-rises so much and being pushed into a corner makes me sad,” Yee said. However, Yee is heartened by the neighborhood’s social service organizations. Yee, who founded the Asian American Resource Workshop Writers Group, considered the Pao Arts Center to be a breath of fresh air on Hudson Street, with its extensive art programming.

“I have hope that Chinatown Boston will stay vital in spite of its physical structures being squeezed, because the community service people are so smart, dedicated and eager,” Yee said. “That part makes me joyful.”

The Chinese Historical Society of New England has partnered with the University of Massachusetts, Boston to collect photos of Chinese living in Greater Boston, including Chinatown memories from current and former residents, along with anyone who works or studies in the neighborhood. Participants of the Chinese American Experiences: Massachusetts Memories Road Show can bring three photos to be scanned to a community archive and can choose to record a video. An information session will take place April 3, and the road show itself will take place June 2.

HOMES: State lender to help new buyers

CONTINUED FROM PAGE 1

It uses MassHousing financing to purchase a single-family home or condominium unit. The area median income varies by county. Eligible households will earn $103,400 or less in eastern Massachusetts, $85,700 in Worcester County and $67,200 in Berkshire County.

Homebuyers accessing down payment assistance must still meet MassHousing’s underwriting criteria, including minimum credit score and debt-income qualifications, and attend a homeownership education class.

MassHousing mortgages currently finance up to 97 percent of a home purchase price. The Agency’s new down payment assistance program will finance up to an additional 3 percent of the purchase price, allowing for up to 100 percent financing for creditworthy income-eligible borrowers.

Down payment assistance will be a fully amortizing 15-year, fixed-rate second mortgage, with an interest rate of 1 percent. The down payment assistance loan will carry no additional fees, and will be due in full upon the sale or refinance of the property. Down payment assistance will be capped at 3 percent of the purchase price, up to $12,000.

Down payment assistance loans will be internally subsidized by the strength of the agency’s existing single-family portfolio. The program will not require any additional allocation of funds or the diversion of funds from other agency uses. MassHousing does not use taxpayer dollars to sustain its operations.

Down payment assistance will launch alongside a simplification and consolidation the agency’s mortgage products. The new mortgage products, including down payment assistance, are available to consumers immediately.

The new down payment assistance program for low-, moderate- and middle-income households complements MassHousing’s ongoing efforts to support workforce housing. The agency has also created a $100 million workforce housing fund to spur the creation of 1,000 new apartments affordable to middle-income renters. In partnership with the Baker-Polito Administration’s Housing Choice Initiative, MassHousing is advancing measures to boost the production of new housing, and deliver 135,000 new housing units by the year 2025.

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APPLICATION AVAILABLE ONLINE AT: www.mcohousingservices.com
What parents should know about e-cigarettes
BY EMILY FEINSTEIN

Electronic cigarettes, or e-cigarettes, are now the most popular form of nicotine among middle and high school students, with an estimated 3 million students using them. There has been a 10-fold increase in the use of e-cigarettes among high school students between 2011 and 2015—from 1.5 percent to 16 percent. In fact, more teens use these products today than smoke cigarettes. Still, approximately three-quarters of young adults who report using e-cigarettes also smoke traditional cigarettes, exposing themselves to very high doses of nicotine.

Your teenager may believe e-cigarettes are completely safe and may get defensive when you try to discuss the issue. But there are significant risks to be aware of. Here’s what you and your child need to know.

What are e-cigarettes?
E-cigarettes are a type of Electronic Nicotine Delivery System (ENDS), a class of products that includes single-use e-cigarettes that look like traditional cigarettes and a range of “vaping” devices that look like futuristic, mechanical cigarettes. These products work by heating a liquid called an e-liquid or e-juice until it turns into an aerosol, which the user inhales. Most of the e-liquids contain highly concentrated nicotine along with other chemicals.

Why should you be concerned?

1. E-cigarettes contain nicotine, a highly addictive chemical that is particularly risky to teens and young adults.

Adolescents are more vulnerable to addiction than adults because their brains are still developing (the brain isn’t fully developed until a person’s mid-twenties). The younger you are when you try nicotine or other addictive chemicals, the more likely you are to become addicted. Nicotine can also increase the risk of developing addiction to other drugs and various mental and physical health problems later in life. Additionally, nicotine can disrupt brain development and interfere with cognitive functioning.

The bottom line? Nicotine is a highly potent and addictive substance that is especially risky for the developing teen brain, no matter what form it comes in.

2. E-cigarettes contain other chemicals that endanger your teen’s health.

Aerosols from these products have been found to contain various toxic chemicals, heavy metals and ultrafine particles, all of which pose health risks. Although e-cigarettes are less harmful than smoked cigarettes, the common perception that these devices are safe is false: they do pose health risks.

3. Tobacco companies are marketing these products to your teen.

There are laws that prohibit companies from marketing traditional cigarettes to young people, but those laws don’t apply to electronic cigarettes and other vaping devices. Companies are free to use the same tactics that cigarette companies used in the past to attract young people. Given the uptake in teen e-cigarette use, the numbers show it’s working.

Cigarette companies are prohibited from making television commercials that glamorize smoking, but e-cigarette companies can and do air such ads. In 2014, nearly seven in 10 middle and high school students were exposed to e-cigarette advertisements. A recent study found that the majority of young people report having seen an advertisement for e-cigarettes on at least one television channel.

The U.S. Food and Drug Administration banned flavored cigarettes (except menthol) because research shows that young people are attracted to flavors. The endless variety of candy and other enticing flavors of e-cigarette and other vaping products likely contribute to their popularity among teens.

The federal government imposed a legal minimum age of 18 for these electronic products in August 2016.

Although more research is needed for a complete assessment of the risks of e-cigarettes, the existing data show they pose some risk, especially for young people. If your teen is using e-cigarettes, don’t write it off as a safe or a risk-free habit. While it may be less dangerous than smoking cigarettes, it is not harmless.

Tips for talking to kids about smoking
BY THE AMERICAN LUNG ASSOCIATION

Smoking is glamorized in movies and television shows, but parents are the most important influences in their children’s lives. Tell your children honestly and directly that you don’t want them to smoke cigarettes. Give them clear, consistent messages about the risks of smoking.

Start talking to your kids about smoking when they are five or six years old and continue through their high school years. Many kids start smoking at age 11 and some are addicted by age 14. Explain the health dangers of smoking, as well as the unpleasant physical aspects (such as bad breath, discolored teeth and nails).

Set a good example for your kids by not smoking. Parents who smoke are more likely to have children who smoke. If you’re a parent who smokes, the best thing you can do is to quit. Talk to your kids about how difficult it is to quit smoking and how much easier it would have been if you’d never started smoking in the first place. In the meantime, don’t smoke around your children, and don’t ever let them have any of your cigarettes.

Establish a smoke free policy in your home. Don’t allow anyone to smoke indoors at any time. Make sure that the events that your children attend are smoke free.

Support tobacco-free schools, and insist that school health programs include tobacco-use prevention education.

Find out if your children have any friends that smoke. Talk with your kids about ways to refuse a cigarette. If you catch your teen smoking, avoid threats and ultimatums. Ask a few questions, and find out why your child is smoking; he or she may want to be accepted by a peer group or want your attention. Talk about what changes can be made in your teen’s life to help him or her stop smoking. As you talk to your child about their smoking, point out that he or she is probably already addicted to nicotine. The tobacco industry spends billions of dollars each year to make sure their products are as appealing and as addictive as possible. Ask your child to think about how they’ve been manipulated and used by tobacco companies. This realization makes many teen smokers angry and can help motivate them to quit.

Five tips for quitting smoking
BY THE NATIONAL CANCER INSTITUTE

1. Get support
Call or text someone.

- Call a friend or family member, or co-worker. This takes the focus off yourself.
- Find a local quitline. Call 1-800-QUIT-NOW to connect directly to your state’s quitline.
- Use the National Cancer Institute’s quitline. Call 1-877-44U-QUIT to talk with expert support for free.
- Chat with a counselor. Get real-time help from the National Cancer Institute.

2. Stay busy
Keep your mouth busy. Chew a stick of gum instead of picking up a cigarette. Keep hard candy with you. Drink more water.

3. Go to a smokefree zone
Visit a public place. Most public places don’t allow smoking. Go to a movie, a store, or another smoke free place where you can’t smoke.

4. Try nicotine replacement therapy
Even if you use nicotine replacement therapy (NRT), you might have a craving. Think about trying a short-acting NRT, such as a lozenge or gum, plus long-acting NRT, such as the patch, to get past the craving.

5. Do a good deed
Try distracting yourself for a few minutes by being helpful to a friend, family member or co-worker. This takes the focus off yourself.
At APR, students may begin learning Mandarin in the eighth grade, which becomes mandatory in ninth grade. Students participating in the Chinese Language and Exchange Programs can study abroad at APR’s sister school, Beijing No. 80 School, spending time at the school’s dormitories, living with host families and visiting landmarks such as the Great Wall of China and Tiantanmen Square. APR’s International Thespian Society Troupe, which has formerly taken trips to New York and Los Angeles, will be visiting Los Angeles this spring. Students will go backstage at theaters, talk with actors and directors, and visit colleges.

APR serves students from fifth grade through 12th grade and aims to empower urban students of all ethnicities and racial backgrounds. According to its mission statement, the school seeks to combine Eastern principles, “high standards, discipline and character education,” with Western ones, “a commitment to individualism, creativity and diversity.” Students come from neighborhoods such as Hyde Park, Dorchester and Roslindale.

“APR doesn’t only strive for academic excellence but pushes us to find our values,” said Lambert. “…My teachers have shown me the importance of knowing what is happening around the world, both the good and the bad, so that you can contribute to the good.”

PARCEL 12: Neighborhood pressed for space

Continued from page 1

Building housing that is truly affordable to Chinatown’s working class community remains elusive. One Greenway’s 95 affordable rental units at 66 Hudson Street received nearly 4,400 applications for units designated for 30 to 60 percent AMI households. Its 51 affordable homeownership condos at 88 Hudson Street received more than 1,600 applications, showing strong demand for homes in Chinatown.

A community meeting took place Feb. 28, with public comment ending today. To submit a comment, please visit www.hous tonplans.org/planning/planning-initia tives/parcel-p-12-visibility-planning.

WOMEN: Getting ready for retirement

Continued from page 4

According to the U.S. Census Bureau, a female born today can expect to live more than 80 years. As a result, experts generally agree that if women want to ensure that their retirement years are comfortable, they need to plan early and wisely.

A great place to start is with Social Security’s Retirement Estimator. It gives you a personalized estimate of your retirement benefits. Plug in different retirement ages and projected earnings to get an idea of how much money you can expect to receive. You can use this valuable tool at www.socialsecurity.gov/estimator.

The Nagoya Maze Soba ($13.50) is a ramen served dry without a broth. The ground pork topped the soba noodles, along with onions, chives, scallions and a raw egg. The pork gravy has the strongest flavor in the maze soba, compared to the lighter ramen soup broth. To get the last bit of pork and gravy, you can raise your hand and order rice after you’ve polished off the noodles.

The portions here were on the smaller side, compared to other ramen places. There are three rice bowls on the menu, if you don’t want ramen. Drinks include water, cold brew green tea and soda.

Amateras is a welcome addition to the Boston ramen scene.
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