

Boston Redevelopment Authority

Boston's Planning & Economic
Development Office

Martin J. Walsh, *Mayor*
Timothy J. Burke, *Chairman*
Brien P. Golden, *Director*

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October 13, 2015

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CITY CLERK'S OFFICE

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BOSTON, MA

Ms. Maureen Feeney, City Clerk
City Hall, Room 601
Boston, MA 02201

Dear Madam:

Notice is hereby given in accordance with Section 23B of Chapter 39, as Amended, of the General Laws; and, with Section 20b of Chapter 30A of the General Laws, that the meeting of the Boston Redevelopment Authority will be held at 5:30 P.M. on Thursday, October 15, 2015 at the Boston Redevelopment Authority in the Kane Simonian Room, Room 900, City Hall, One City Hall Square, in the City of Boston, Massachusetts.

MINUTES/SCHEDULING

1. Approval of the minutes of September 17, 2015.
2. Request authorization to schedule a Public Hearing on November 10, 2015 at 5:30 P.M., or at a date and time to be determined by the Director, to consider an Amended and Restated Development Plan for Planned Development Area No. 1 and to consider the 380 Stuart Street project as a Development Impact Project.
3. Request authorization to schedule a Public Hearing on November 10, 2015 at 5:40 P.M., or at a date and time to be determined by the Director, to consider an Amended and Restated Development Plan for Planned Development Area No. 27, Douglass Plaza a/k/a Douglass Park Expansion Project located at 150 Camden Street, Roxbury.
4. Request authorization to schedule a Public Hearing on November 10, 2015 at 5:50 P.M., or at a date and time to be determined by the Director, to consider the Klarman Hall/G2 Pavilion Project at the Harvard Business School within the Harvard University Allston Campus Institutional Master Plan as a Development Impact Project.

PUBLIC HEARINGS

OPEN TO PUBLIC TESTIMONY

5. 5:30 p.m: Request authorization to issue an Adequacy Determination, pursuant to Section 80D-9.2(a)(iii) of the Zoning Code in connection with the construction of a Pedestrian Connector linking the Patient and Family Garage to the Boston Children's Hospital Main Building approving the Children's Hospital Institutional Master Plan Notification Form as an amendment to the Children's Hospital Institutional Master Plan; to consider the Pedestrian Connector as a Development Impact Project; to petition the Zoning Commission for approval of map amendment associated with the Children's Hospital Institutional Master Plan Notification Form; and, to take all related actions.

DEVELOPMENT

NOT OPEN TO PUBLIC TESTIMONY

South End

6. Request authorization to issue a Scoping Determination waiving further review pursuant to Section 80B-5.3(d) of the Zoning Code for the construction of an 83,500 square foot storage facility located at 274 Southhampton Street, and, to take all related actions.
7. Request authorization to adopt an amended and restated resolution for the final designation of Tremont Street Development, LLC as redeveloper of Parcel X-26-1 located at 1008-1012 Tremont Street; to execute all necessary documents for the transfer of Parcel X-26-1 and the development of a portion of Parcel SE-57; and, to take all related actions.
8. Request authorization to adopt a minor modification to the South End Urban Renewal Plan; to revise the Tentative Designation of Melnea Partners LLC as redeveloper of a portion of Parcel 9 known as Parcel B; to adopt the Final Designation Resolution of the redeveloper; and, to take all related actions.

Downtown/Government Center

9. Request authorization to issue a Certification of Approval pursuant to Article 80E, Small Project Review of the Zoning Code for the Center Plaza Improvement Project for renovations to building lobbies, passageways, safety improvements and a rooftop addition of office space with outdoor decks; and, to take any and all related actions.

West Roxbury

10. Request authorization to issue a Certification of Approval pursuant to Article 80E, Small Project Review of the Zoning Code for the construction of 48 residential units, of which 6 will be affordable with 81 vehicles located at 425 LaGrange Street; and, to take any and all related actions.

Citywide

11. Request authorization to advertise for public bids for the repair and maintenance, general construction basic services contract for the BRA owned properties.

Chinatown

12. Request authorization to enter into an Amendment to the Commercial Agreement with Newmark of Massachusetts LLC for services at the China Trade Center at 2 Boylston Center extending the term for an additional six months.

Financial District

13. Request authorization to adopt a Demonstration Plan; to petition the City of Boston Public Improvement Commission for the discontinuance of portions of Tremont Street for the replacement of the Massachusetts Bay Transportation Authority Elevator on the corner of Tremont and Winter Streets; to adopt an Order of Taking for the discontinuances areas; to execute a Deed transferring said discontinued areas to the MBTA; and to take all related actions.
14. Request authorization to issue a Partial Certificate of Completion for a portion of the 50 Post Office Square Project located at 185 Franklin Street.

South Boston

15. Request authorization to issue a Certification of Approval pursuant to Article 80E, Small Project Review of the Zoning Code for the construction of 9 residential units, a two-floor photography studio, ground floor retail with 30 off-street parking space located at 120 West Fourth Street; and, to take any and all related actions.
16. Request authorization to issue a Final Certificate of Completion for the 411 D Street Project consisting of 197 residential rental units, of which 26 are innovation units and 26 affordable units, ground floor retail/commercial space and 132 parking spaces; and, to take any and all related actions.
17. Request authorization to enter into an Affordable Housing Agreement in connection with the proposed project at 27 H Street.
18. Request authorization to amend the existing 121B/PILOT Agreement for the Bronstein Building in the Boston Marine Industrial Park; and to enter into all necessary documents; and, to take all related actions.

East Boston

19. Request authorization to advertise and issue a Request for Letters of Interest for the redevelopment of approximately 7 acres of land and adjacent water-sheet which abuts the Chelsea Creek and is located at 148 Condor Street.

Roxbury

20. Request authorization to issue a Scoping Determination waiving further review pursuant to Section 80B-5.3(d), Large Project Review of the Zoning Code for the Whittier choice Project consisting of 387 rental units and 121 below-grade parking spaces located at 1158 Tremont Street; and, to take all related actions.
21. Request authorization to issue a Scoping Determination waiving further review pursuant to Section 80B-5.3(d), Large Project Review of the Zoning Code for the Madison Park Infill Sites Project for the construction in two buildings one with 16 affordable residential units located at Raynor Circle with 8 off-street parking spaces and one with 60 affordable residential units with 29 off-street parking spaces located at Brooke Marshall Road; and, to take all related actions.

22. Request authorization to adopt a Fourth Amendment to the Report and Decision on the Restoration Housing Chapter 121A Project, which involves approval of a change in the Project financing.

Jamaica Plain

23. Request authorization to issue a Certificate of Completion for the Jackson Commons component of the Jackson Square Development consisting of 37 mixed-income rental residential units, ground floor uses and 28 parking spaces located at 1542 Columbus Avenue.
24. Request authorization to issue a Certification of Approval pursuant to Article 60E, Small Project Review of the Zoning Code for the Bartlett Square II Project construction of a mixed-use building consisting of 15 residential units, of which 2 will be affordable, two ground-level retail spaces with 9 parking spaces located at 450-456 Amory Street; to recommend approval to the Board of Appeal for the necessary zoning relief; and, to take any and all related actions.

Charlestown

25. Request authorization to issue Certificates of Completion for the 43 Sullivan Street portion (Lot 2) and the 45 Sullivan Street portion (Lot 1) of Parcel R-48-1C located at 45 Sullivan Street/17-25 Wesley Street evidencing the completion of the townhouses.

PLANNING AND ZONING

26. Board of Appeal
27. Request authorization to petition the Zoning Commission to retroactively extend the South Boston Waterfront Interim Planning Overlay District for the remaining area for one-year.
28. Request authorization to adopt the Stuart Street Development Review Guidelines; and to authorize the Director to implement said Review Guidelines; and, to take all related actions.
29. Request authorization to adopt the Fairmount Indigo Plan as the framework for the BRA and the community for future public land disposal, real estate and development review, economic development and public realm initiatives along the Fairmount Line transit corridor.
30. Request authorization to adopt the Avenue of the Arts Design Guidelines, which contain recommendations for design to be considered during future permitting and review of projects in the Study Area; to authorize the Director to implement the Avenue of the Arts Design Guidelines; and, to take all related actions.
31. Request authorization to issue a Request for Proposals for design and construction of a Gateway design to Mt. Vernon Street and Columbia Point at the Morrissey Boulevard underpass.

ADMINISTRATION

32. Request authorization to enter into a contract with Regional Economic Models, Inc. as the econometric modeling consultant, in an amount not to exceed \$13,600.
33. Contractual
34. Director's Update
35. Personnel

Very truly yours,



Teresa Polhemus, Secretary