

May 16, 2019

RECEIVED
CITY CLERK'S OFFICE
2019 MAY 16 P 2:40
BOSTON, MAMaureen Feeney, City Clerk
City Hall, Room 601
Boston, MA 02201

Dear Madam:

REVISED

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 d/b/a the Boston Planning & Development Agency will be held at 3:30 P.M. on Thursday, May 16, 2019 at the BPDA in the Kane Simonian Room, Room 900, City Hall, One City Hall Square, in the City of Boston, Massachusetts.

**BOSTON REDEVELOPMENT AUTHORITY
D/B/A BOSTON PLANNING & DEVELOPMENT AGENCY
MAY 16, 2019 BOARD OF DIRECTORS' MEETING
SCHEDULED FOR 3:30 P.M.**

MINUTES/SCHEDULING

1. Request authorization for the approval of the Minutes of the April 11, 2019 Meeting.
2. Request authorization to schedule a Public Hearing on June 13, 2019 at 5:30 p.m.; or at a time and date to be determined by the Director, to consider the Development Plan for Planned Development Area No. 123, 20 Clinton Street, Dock Square, also known as Parcel E-8 in the Downtown Waterfront-Faneuil Hall Urban Renewal Plan.
3. Request authorization to schedule a Public Hearing on June 13, 2019 at 5:40 p.m.; or at a time and date to be determined by the Director, to consider the Development Plan for Planned Development Area No. 118, Rio Grande Dudley Square Development, 2343-2345 Washington Street and 11-29 Roxbury Street, Roxbury.

PLANNING AND ZONING

4. Board of Appeal

REQUEST FOR PROPOSALS/INVITATION FOR BIDS/CONTRACTS

5. Request authorization to enter into a consultant services contract with Sasaki Associates, Inc. to assist with the Fort Point District 100 Acres Open Space System in South Boston, in the amount not to exceed \$99,995.70.
6. Request authorization to enter into a consultant services contract with Gamble Associates, LLC to assist with the Plan: East Boston, Land Use & Urban Design Study, in the amount not to exceed \$250,000.00.
7. Request authorization to enter into a consultant services contract with Toole Design Group, LLC, to assist with the Plan: East Boston Multimodal Transportation Study, in the amount not to exceed \$360,000.00.
8. Request authorization to advertise and issue an Invitation for Bids for the Atrium Painting and Repairs at the China Trade Building located at 2 Boylston Street in Chinatown.
9. Request authorization to enter into a contract with Gone Green Electric Co., Inc. for the Electrical Repair and Maintenance for BRA-owned properties for one year in an amount not to exceed \$50,000.00, with two one-year extension options not to exceed \$50,000.00 per option year, if both options exercised amount not to exceed \$150,000.00.

LICENSE AGREEMENTS/LEASE/MEMORANDUM OF AGREEMENT

10. Request authorization to enter an amendment to extend the lease with the Massachusetts Port Authority for an additional ninety days for the use of approximately 147,505 square feet of Parcel P-8A2 located on the Southwesterly side of Terminal Street in the Charlestown Urban Renewal Area.
11. Request authorization to enter into temporary easement agreements with the Boston Transportation Department for use of three BRA-owned properties to allow for the construction of the Melnea Cass Boulevard Project.
12. Request authorization to enter into a utility easement agreement with Eversource for use of BRA-owned property to install an electrical duct bank in the fire lane and all appropriate under and above ground services lines to the building located at 66 Long Wharf, Downtown Waterfront.

13. Request authorization to amend the existing the license agreement with CHLN, Inc. to extend the term for a period of one (1) year for use of 5,375 square feet of land adjacent to the Chart House Restaurant on Long Wharf for seasonal outdoor seating.
14. Request authorization to enter into an amendment to the license agreement with Cap Long Wharf to extend the license term for a period for one (1) year for use of 15,000 square feet of land adjacent to the Chart House Restaurant on Long Wharf for parking.

TENTATIVE/FINAL DESIGNATION/EXTENSIONS

15. Request authorization to extend the Tentative Designation of Madison Tropical LLC as Redeveloper of a portion of Parcel 10, also known as Parcel B, in the Southwest Corridor Development Plan; and to extend the license agreement for the continued use of Parcel 10B for parking.

CERTIFICATE OF COMPLETION

16. Request authorization to issue a Certificate of Completion, pursuant to the Cooperation Agreement and the Land Disposition Agreement, to 2Life Communities, formerly known as the Jewish Community Housing for the Elderly, for 132 Chestnut Hill Avenue Project in Brighton.

ARTICLE 80 DEVELOPMENT/IDP NOT OPEN TO PUBLIC TESTIMONY

East Boston

17. Request the authorization to issue a Certification of Approval pursuant to Article 80, Section 80E-6 of the Zoning Code for the construction of 26 residential condominium units, including 3 IDP units, 19 off-street parking spaces and 26 bicycle storages spaces located at 28-30 Geneva Street; to recommend approval to Board of Appeal for the necessary zoning relief; and to take all related actions.

Mission Hill

18. Request the authorization to issue a Certification of Approval pursuant to Article 80, Section 80E-6 of the Zoning Code for the construction of 24 residential compact living rental units, including 3 IDP units, 1,625 square feet of ground floor shared amenity space and 5 off-street parking spaces located at 9-11 Burney Street; to recommend approval to Board of Appeal for the necessary zoning relief; and to take all related actions.

Dorchester

19. Request the authorization to issue a Certification of Approval pursuant to Article 80, Section 80E-6 of the Zoning Code for the renovations to the Neighborhood House Charter School expansion project consisting of a gymnasium, 12 classrooms, support spaces and 15 additional parking spaces located at 21 Queen Street; and to take all related actions.

Jamaica Plain

20. Request the authorization to issue a Certification of Approval pursuant to Article 80, Section 80E-6 of the Zoning Code for the construction of 23 residential condominium units, including 4 IDP units of which 2 will be Artist Live/Work units, and 11 parking spaces located at 121 Brookside Avenue; and to take all related actions.

South Boston

21. Request authorization to issue a Determination waiving further review of pursuant to Section 80A-6.2 of the Zoning Code in connection with the Sixth Notice of Project Change for Phase 1A of the Waterside Place Project to allow Boston Veterinary Clinic to use the last remaining 3,393 square feet of the first-floor commercial innovation space; and to take all related actions.

URBAN RENEWAL

South Cove

22. Request authorization to issue a Certificate of Completion to Boston Chinese Evangelical Church as Redeveloper of Parcel R-3C for the construction a church facility in the South Cove Urban Renewal Area, Project No. Mass R-92.
23. Request authorization to adopt a Confirmatory Order of Taking for Parcel R-3A-2, located at the Corner Washington Street and Marginal Road, in the South Cove Urban Renewal Area, Project No. Mass R-92.

Fenway

24. Request authorization issue a Certificate of Completion; and, to enter into an Amendment to the Land Disposition Agreement, loan agreements and all necessary documents in connection with the transfer and financial restructuring of the St. Botolph Assisted Living Community Project on Parcel 6.

PUBLIC HEARINGS OPEN TO PUBLIC TESTIMONY

25. 5:30 p.m.: Request authorization to issue a Determination waiving further review of pursuant to Section 80B-6, Large Project Review of the Zoning Code in for the construction of 16 new hotel rooms located at 15 Arlington Street (Taj Hotel Boston) totally 211 hotel room as a Development Impact Project; and to take all related actions.
26. 5:40 p.m.: Request authorization to issue a Determination waiving further review pursuant to Section 80A-6, in connection with the 15-19 Congress Street Notice of Project Change, which was previously approved as a Development Impact Project, changing the use from 35 residential condominiums units to a 116 room hotel, reduce the ground floor retail/restaurant space to 3,100 square feet and to locate the hotel lobby on the north side of the Project Site; and to take all related actions.

ADMINISTRATION AND FINANCE

27. Request authorization to execute a Second Amendment to the Grant Agreement with the Mayor's Office of Arts and Cultural Development in connection with the funds from the Russia Wharf Project.
28. Request authorization to expend \$100,000.00 to eight Fenway non-profit organizations, with funds provided by the Fenway Park Demonstration Project Community Benefits Fund; and to enter into Grants Agreements.
29. Personnel
30. Contractual
31. Acting Directors Update

Very truly yours,



Teresa Polhemus, Secretary