

MEMORANDUM

JUNE 13, 2013

TO: BOSTON REDEVELOPMENT AUTHORITY AND
PETER MEADE, DIRECTOR

FROM: KAIROS SHEN, CHIEF PLANNER
LINDA KOWALCKY, DEPUTY DIRECTOR OF INSTITUTIONAL
SECTOR MANAGEMENT
KATELYN SULLIVAN, PROJECT MANAGER

SUBJECT: REQUEST AUTHORIZATION AND APPROVALS REGARDING THE
HARVARD UNIVERSITY LONGWOOD CAMPUS INSTITUTIONAL
MASTER PLAN NOTIFICATION FORM FOR RENEWAL AND
EXTENSION OF THE HARVARD UNIVERSITY LONGWOOD CAMPUS
INSTITUTIONAL MASTER PLAN

SUMMARY: This Memorandum requests that the Boston Redevelopment Authority ("BRA" or "Authority"): (1) approve the Institutional Master Plan Notification Form for Renewal and Extension of the Harvard University Longwood Campus Institutional Master Plan ("IMPNF for Renewal") pursuant to Section 80D-5.2(e), Section 80D-6, and Section 80D-8 of the Boston Zoning Code (the "Code"); and (2) authorize the Director to take all actions and execute any and all documents deemed necessary and appropriate relative to the IMPNF for Renewal.

INTRODUCTION

The IMPNF for Renewal renews the Harvard University Longwood Campus ("Harvard Longwood") Institutional Master Plan ("IMP") for a limited term of five (5) years. The Harvard Longwood IMP was established by the following actions of the Authority and the Boston Zoning Commission ("Zoning Commission"):

The Harvard Longwood IMP was approved by the Boston Redevelopment Authority ("BRA") on February 27, 2003. The Zoning Commission approved the IMP on March 26, 2003. The IMP has been amended by: (i) First Amendment to the IMP approved by the BRA on April 1, 2004 and by the Zoning Commission on May 5, 2004; (ii) Second Amendment to the IMP approved by the BRA on January 12, 2010.

IMPINF REVIEW

Harvard University submitted an IMPNF for Renewal on May 8, 2013 initiating a 30-day comment period that ended on June 10, 2013. Notice of submission was published in the Boston Herald on May 10, 2013. Harvard University is not proposing any new Proposed Institutional Projects or new land to be added to its IMP area within the five year renewal period. The IMPNF for Renewal was distributed to city agencies, elected officials, and the Medical Academic and Scientific Community Organization/Longwood Medical Area Forum email distribution list. The IMPNF for Renewal of the Harvard Longwood IMP meets the requirements of Section 80D-5.2(e) of the Code ("Waiver of Further Review of Unchanged Plans") in that (i) no new Proposed Institutional Projects are planned, (ii) no changes in the Institutional Master Plan are proposed that would constitute a change in the use, dimensional, parking or loading elements of the Institutional Master Plan (other than de minimus dimensional changes), and (iii) no significantly greater impacts would result from continued implementation of the approved Institutional Master Plan than were originally projected.

Therefore, the BRA staff requests that the Authority approve the IMPNF for Renewal and the existing IMP, as amended, together as the renewed Harvard University Longwood Campus Institutional Master Plan for a five year term.

RECOMMENDATION

It is, therefore, recommended that the Authority: (1) approve the IMPNF for Renewal pursuant to Section 80D-5.2(e), Section 80D-6, and Section 80D-8 of the Code; and (2) authorize the Director to take all actions and execute any and all documents deemed necessary and appropriate relative to the IMPNF for Renewal.

Appropriate votes follow:

VOTED: That in connection with the Institutional Master Plan Notification Form for Renewal and Extension of the Harvard University Longwood Campus Institutional Master Plan ("IMPNF for Renewal") submitted to the Boston Redevelopment Authority ("Authority") on May 8, 2013 by Harvard University and after consideration of the IMPNF for Renewal, the Authority finds that: (a) the Harvard Longwood Institutional Master Plan, as amended, and the IMPNF for Renewal (collectively the "Amended IMP") conform to the provisions of Article 80D of the Code; (b) the Amended IMP conforms to the general plan for the City of Boston as a whole; and (c) on balance, nothing in the Amended IMP, will be injurious to the neighborhood or otherwise detrimental to the public welfare, weighing all benefits and burdens; and

FURTHER

VOTED: That the Authority waives further review of the IMPNF for Renewal pursuant to Section 80D-5.2(e), Section 80D-6 and Section 80D-8 of the Boston Zoning Code ("Code") and approves the IMPNF for Renewal and the Harvard Longwood IMP as previously amended together as the renewed Harvard Longwood Institutional Master Plan for a period of five years from the date of approval of this renewal vote by the Authority; and

FURTHER

VOTED: That the Authority hereby authorizes the Director to take all actions and execute any and all documents deemed necessary and appropriate and in the best interest of the Authority by the Director in connection with the IMPNF for Renewal and Amended IMP.