

MEMORANDUM

AUGUST 15, 2013

TO: BOSTON REDEVELOPMENT AUTHORITY AND
PETER MEADE, DIRECTOR

FROM: KAIROS SHEN, CHIEF PLANNER
RICHARD McGUINNESS, DEPUTY DIRECTOR FOR WATERFRONT
PLANNING
JEFFREY M. HAMPTON, SENIOR LAND USE PLANNER III

SUBJECT: SOUTH BOSTON WATERFRONT INTERIM PLANNING OVERLAY
DISTRICT EXTENSION

SUMMARY: This Memorandum requests authorization for the Director to petition the Boston Zoning Commission to extend the South Boston Waterfront Interim Planning Overlay District ("IPOD") for the remaining areas, for one year in order to complete the planning and rezoning of the South Boston Waterfront.

The South Boston Waterfront IPOD was approved by the Boston Redevelopment Authority ("BRA") Board on May 20, 1999, and established on July 22, 1999, originally for a period of three years, and after several amendments to extend the period, is due to expire on September 22, 2013.

Article 27P of the Boston Zoning Code, which governs the South Boston Waterfront IPOD, requires the production of comprehensive planning policies, development controls, and design guidelines for each subdistrict and Special Study Area. The recently adopted Article 68 (South Boston Neighborhood District) removed most of this area from the IPOD, however there are still four (4) areas where the IPOD regulations remain in effect. Additional time is necessary to complete this effort.

It is recommended that the Director be authorized to petition the Boston Zoning Commission to extend the time period for the expiration of the South Boston Waterfront IPOD for a period of one year from the current expiration date of September 22, 2013, in order to allow sufficient time to complete the planning and design analysis, the community review process and the zoning regulations for the districts that remain, and to allow sufficient time for hearings by the BRA and the Boston Zoning Commission.

An appropriate vote follows:

VOTED: That the Director be, and hereby is, authorized to petition the Boston Zoning Commission to extend the time period for the expiration of the South Boston Waterfront Interim Planning Overlay District, from September 22, 2013 to September 22, 2014, in substantial accord with the text and map amendments presented to the Boston Redevelopment Authority at its hearing on August 15, 2013.