

MEMORANDUM

AUGUST 15, 2013

TO: BOSTON REDEVELOPMENT AUTHORITY AND
PETER MEADE, DIRECTOR

FROM: LINDA KOWALCKY, DEPUTY DIRECTOR OF INSTITUTIONAL SECTOR
MANAGEMENT
GERALD AUTLER, SENIOR PROJECT MANAGER/PLANNER

SUBJECT: REQUEST FOR A PUBLIC HEARING ON THE NORTHEASTERN
UNIVERSITY INSTITUTIONAL MASTER PLAN AND TO CONSIDER
THE INTERDISCIPLINARY SCIENCE AND ENGINEERING BUILDING
AS A DEVELOPMENT IMPACT PROJECT

SUMMARY: This Memorandum requests authorization for the Secretary to schedule and advertise a Public Hearing, pursuant to Sections 80B-5.3, 80B-7, and 80D of the Boston Zoning Code, to be held on September 12, 2013 at 6:30 p.m., or at such a time and date deemed appropriate by the Director, to consider the Northeastern University Institutional Master Plan and to consider the Interdisciplinary Science and Engineering Building as a Development Impact Project.

INTRODUCTION

Northeastern University (the "Proponent" or the "University") is seeking an Adequacy Determination approving its Institutional Master Plan ("IMP") and a Scoping Determination waiving further review for an Interdisciplinary Science and Engineering Building proposed therein ("Proposed Project" or "ISEB").

The IMP describes eleven currently proposed institutional projects located within Northeastern University's Boston Campus. These proposed institutional projects include the following institutional uses: academic, research, dormitory, student life, recreation and athletics, parking, and accessory and support spaces.

The ISEB is an approximately 197,000 gross square foot building consisting of research and office space for new faculty, interdisciplinary research clusters and collaborative space, specialized teaching labs, classrooms, student space, and cafe with associated landscaping and construction of pedestrian track crossings that will span the MBTA Orange Line, Commuter Rail, and Amtrak tracks. The Proposed Project will be located on a portion of Northeastern's approximate 3.44 acre Columbus Lot surface parking

area located south of the tracks at 795 Columbus Avenue between the Renaissance Park and the Columbus Garages.

On December 18, 2012, the Proponent filed an Institutional Master Plan Notification Form ("IMP NF") proposing this IMP. The Boston Redevelopment Authority ("BRA") issued a Scoping Determination on April 6, 2009. On June 14, 2013, the Proponent filed an Institutional Master Plan in response to the BRA's Scoping Determination. On July 3, Northeastern submitted a Project Notification Form ("PNF") containing sufficient information about the Proposed Project to qualify for the provisions of Section 80B-5.3(d) of the Boston Zoning Code (the "Code"), i.e. Scoping Determination Waiving Further Review.

PROJECT/IMP REVIEW

The IMP is subject to Institutional Master Plan review pursuant to Section 80D of the Code. The Proposed Project is subject to Large Project Review pursuant to Section 80B of the Code.

The IMP and the Proposed Project have been reviewed and discussed at multiple community meetings.

RECOMMENDATION

Based on the foregoing, BRA Staff recommends that the Secretary be authorized to advertise and schedule a public hearing regarding the IMP and to consider the ISEB as a Development Impact Project, as is required pursuant to Sections 80B-5.3, 80B-7, and 80D of the Code.

An appropriate vote follows:

VOTED: That the Secretary be, and hereby is, authorized to advertise a Public Hearing before the Boston Redevelopment Authority on Thursday, September 12, 2013 at 6:30 p.m., or at such a time and date deemed appropriate by the Director, to consider the Northeastern University Institutional Master Plan, pursuant to Section 80D-5 of the Boston Zoning Code ("Code"), and to consider the Interdisciplinary Science and Engineering Building as a Development Impact Project, pursuant to Sections 80B-5.3 and 80B-7 of the Code.