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February 2, 2017

Mr. Brian Golden  
Director  
Boston Planning and  
Development Agency  
Boston City Hall, 9<sup>th</sup> Floor  
Boston, MA 02114

**Re: Request for Article 80E: Small Project Review  
1857-1859 Dorchester Avenue  
Dorchester, Massachusetts**

Dear Mr. Golden:

On behalf of the Owner and Developer, Connelly Construction, we are submitting this application for the redevelopment of a site with an address of 1857-1859 Dorchester Avenue to the Boston Planning and Development Agency for Small Project Review as defined in Section 80-E-5, Procedures for Small Project Review.

Included with this letter is the Small Project Review submission which includes the team members, project description, zoning analysis, transportation analysis, accessibility checklist and the proposed plans, elevations and renderings.

The new building will provide 5 levels and approximately 26,896 sf of residential rental housing in a mix of 1 and 2-bedroom apartments, and two ground-level retail spaces. Three of the 20 units will be affordable per the City's inclusionary zoning requirements.

The Project will improve the character of the neighborhood by activating an underutilized parcel and by contributing to a more diverse housing stock that will attract and retain residents.

Sincerely,

Spalding Tougas Architects, Inc.

A handwritten signature in black ink, appearing to read 'Cheryl Tougas', written in a cursive, flowing style.

Cheryl Tougas, AIA, LEED AP  
President