

May 6, 2014

Brian P. Golden, Acting Director  
Boston Redevelopment Authority  
Boston City Hall, 9<sup>th</sup> Floor  
Boston, MA 02201



**Re: The Factory at 46 Wareham; Letter of Intent to File Project  
Notification Form under Article 80**

Dear Mr. Golden:

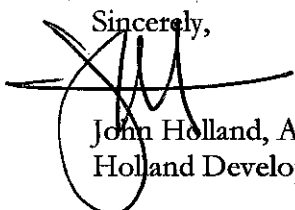
On behalf of The Holland Companies, Holland Development, LLC is pleased to submit this Letter of Intent to file a Project Notification Form [PNF] for the redevelopment of **The Factory at 46 Wareham** located at 46 Wareham Street in the South End.

The proposed project consists of the rehabilitation of, and additions to, the existing warehouse to achieve the development of a new mixed-use project, integrated with the current building. The project is anticipated to include up to: 45 residential units, 9,800 square feet of street level Art Gallery and office space and accessory parking. The project will require Large Project Review under Article 80B of the Boston Zoning Code.

The project will incorporate the planning and design principles articulated in the Harrison/Albany Strategic Plan recently completed by the BRA and approved by the BRA Board of Directors. The Holland Companies has assembled a team of professional planners, engineers and consultants with extensive experience in the development and approval of mixed-use projects under Article 80. The team has already conducted a pre-review meeting with BRA staff in accordance with Art. 80B-5(1) and has undertaken outreach with elected officials, abutters and interested neighborhood groups.

We are prepared to move forward with the Article 80 review process by filing the PNF, and look forward to working with the Authority and the community in the review of this project.

If you have any questions or if any additional information would be helpful, please do not hesitate to contact me.

Sincerely,  
  
John Holland, AIA  
Holland Development, LLC

cc: Heather Campisano  
Casey Hines  
Carlos Montanez  
Alexa Pinard