

MINUTES
DESIGN COMMITTEE OF THE BOSTON CIVIC DESIGN COMMISSION

July 27, 2021
Held virtually via Zoom

MEETING 1

5:00pm

Project: **Boston Medical Center Institutional Master Plan**, South End
Present: Commissioner Linda Eastly, Commissioner Andrea Leers, Commissioner William Rawn

DISCUSSION: This was the project's first time before the Commission since January 2020. The focus was on the changes that have been made to the plan, including changes to proposed uses, open space, and access. The Commissioners questioned the entrance sequence and proposal to infill the courtyard at 10 Stoughton Street with an 11 story building, and encouraged the team to consider the adoption of a "wellness overlay" centering open space connections. They are interested in seeing potential alternate build out scenarios for the 10 Stoughton Street courtyard, considering other forms, to explore what density is actually best for the parcel. The project will continue in Design Committee.

6:00pm

Project: **Parcels O&P**, South Boston Waterfront
Present: Commissioner Linda Eastly, Commissioner Andrea Leers, Commissioner William Rawn

DISCUSSION: In response to previous comments from the Commission and the public, the project team presented a revised building design focused on context, public realm connection, and mechanical penthouse design. Commissioners complemented the playfulness of Parcel P's design, and encouraged the team to consider how the design of Parcel O could integrate more features that will make the "front porch" feel public. Overall the Commissioners were pleased with the updated design. The project will return to the full Commission for a vote.

MEETING 2

5:00pm

Project: **Nexus at the Allston Innovation Corridor**, Allston

Present: Commissioner David Hacin, Commissioner Anne-Marie Lubenau

DISCUSSION: The design team presented the project's changes in massing, cladding, and relation to urban context. The Commissioners commended the design team on many of these changes, in particular changes made to Artist's Way and to the overall massing of the project. The Commissioners then asked for more images demonstrating Artist's Way's place in the urban context, and how it connects to the wider neighborhood, as well as smaller changes in the facade of the north building and the proportions of the center building. The project will continue in Design Committee.

6:00pm

Project: **Willow Baker Development**, Dorchester

Present: Commissioner David Hacin, Commissioner Anne-Marie Lubenau

DISCUSSION: The design team presented the project given previous comments from the BCDC and BPDA staff. The Commissioners were very pleased with the changes since the last Design Committee meeting, in particular with the benefits the project will bring to the public realm through changes to the streetscape and how the design team rectified challenges regarding the project's height. The project will return to the full Commission for a vote.