

June 3, 2013

Robert Shortsleeve
Chairman
Zoning Board of Appeals
1010 Massachusetts Avenue, 4th Floor
Boston, MA 02118

Re: Minimum Square Footage Requirements for Downtown and Transit Oriented
Developments

Dear Chairman Shortsleeve and Members of the Board:

In an effort to further clarify the Boston Redevelopment Authority's ("BRA's") standards on minimum square footage requirements, I would like to take this opportunity to expand upon a letter written to Michael Kineavy in March 2006 on this matter. In the letter, the BRA's policy on "metropolitan-sized" units located in the Downtown was outlined as follows:

- Metro-studio units – 450 square foot minimum
- Metro 1 units – 625 square foot minimum
- Metro 2 units – 850 square foot minimum

At this time, the BRA recognizes the current demand for smaller unit sizes within projects located not only in the Downtown, but also as part of transit oriented developments elsewhere in the City of Boston ("City"). The BRA classifies transit oriented development as projects located within a one (1) mile radius of public transportation. As such, the minimum square footage requirements described above also apply to transit oriented development across the City.

If you have any questions, please feel free to contact me at 617-918-4471.

Sincerely,



Kairos Shen
Chief Planner