

DRAFT – MAY 31, 2007 AT 9:30 P.M.
BOSTON REDEVELOPMENT AUTHORITY
MAY 31, 2007 BOARD OF DIRECTORS’ MEETING
SCHEDULED FOR 2:00 P.M.

MINUTES/SCHEDULING

1. Approval of the Minutes of the May 8, 2007 meeting.
2. Request authorization to schedule a Public Hearing for June 21, 2007 at 2:00 p.m. or such a time deemed appropriate by the Director, regarding The Waterside Place project, consisting of 209 residential units, a 300-room hotel, retail spaces including a grocery store and restaurants located in the South Boston Waterfront District, to be considered as a Development Impact Project.
3. Request authorization to schedule a Public Hearing for June 21, 2007 at 2:15 p.m. regarding the Longwood Research Center at 121 Brookline Avenue to be considered as a Development Impact Project.
4. Request authorization to schedule a Public Hearing for June 21, 2007 at 2:30 p.m. regarding the Massachusetts College of Pharmacy Institutional Master Plan.

PUBLIC HEARINGS

5. **2:00 p.m. Public Hearing:** Request authorization: to issue an Adequacy Determination approving the Wheelock College Institutional Master Plan for a Campus Center and Residence consisting of 129 beds, a 250 seat student dining facility and a 10,200 square foot multi-purpose student space; to petition the Zoning Commission to consider the IMP and associated map amendment; to issue a Preliminary Adequacy Determination waiving further review of Article 80, Large Project Review; to issue a Certification of Compliance upon completion of the Article 80 process; to issue a Certification of Consistency, and; to amend a Cooperation Agreement. **PRESENTATION**

DEVELOPMENT

Washington Park

6. Request authorization for the tentative designation of Vatchel Younger as redeveloper of 16 Townsend Street for open space and parking space for 28 Townsend Street.

South End

7. Request authorization to enter into a Cooperation Agreement in connection with the Modern 2.0 Project consisting of 37 units including 7 affordable artist live-work units and to issue a Notice of Intent to Take an easement at 277 Northampton Street.
8. Request authorization to issue a Partial Certificate of Completion to D4 Development Limited Partnership for the successful completion of twenty-three of the twenty-three residential units, including all three of the affordable units, located at 7 Warren Avenue.
9. Request authorization to disburse \$65,000 for partial reimbursement of public infrastructure improvements related to the Albany Street Residences Project.

Roxbury

10. Request authorization to issue a Scoping Determination waiving further review of Article 80, Large Project Review for The Greater Boston Food Bank project for the construction of 110,300 square foot warehouse and office space building located at 70 South Bay Avenue; issue a Certification of Compliance upon successful completion of the Article 80 process and to enter into a Memorandum of Understanding.

PRESENTATION

Downtown

11. Request authorization to amend the "Demonstration Project" for the development and construction of the 45 Province Street Project; to amend the "Demonstration Project Plan" to acquire and convey certain property within Bosworth Street, owned by the City of Boston, to adopt an Order of Taking and to petition the Public Improvement Commission for the discontinuance of Bosworth Street.

Government Center

12. Request authorization to issue a Request for Proposals for the 2007 Community Arcade Services Program; to select a food service provider and to enter into an agreement.

Financial District

13. Request authorization to adopt an Order of Taking for an easement at 115 Winthrop Square for the limited purpose of entering into a management and/or operation agreement for a parking facility for four years.

Charlestown Navy Yard

14. Request authorization to enter into a temporary License Agreement with the U.S. Navy for the use of Pier 4 from June 7 to June 11, 2007 for the berthing of the USS Nashville.
15. Request authorization to enter into a temporary License Agreement with the U.S. Navy for use of Pier 4 from May 31 to June 4, 2007 for the berthing of the USS McInerney.
16. Request authorization to disburse \$5,000 of mitigation funds from the Building 42 purchase for various summer events as part of the waterfront activation plan and to execute a Grant Agreement with the sponsors of the events.

Charlestown

17. Request authorization to issue a Certification of Approval in accordance with Article 80, Small Project Review for Charlestown Recovery House, Inc. as redeveloper of 75 Bunker Hill Street for a twenty-five bed male recovery house; to extend the Final Designation for 180 days and to enter into a Land Disposition Agreement.

Fenway

18. Request authorization to issue a Certification of Approval in accordance with Article 80, Small Project Review for the construction of a 2,500 person music hall in two phases located at 15 Lansdowne Street. **PRESENTATION**

South Boston

19. Request authorization to issue a Certification of Approval in accordance with Article 80, Small Project Review for the development of seventeen residential units, of which two will be affordable, located at 141 West Second Street, the former Dirigo Spice building; to enter into an Affordable Housing Agreement and to recommend approval to the Board of Appeal for variances necessary for the rehabilitation of the proposed project. **PRESENTATION**

Jamacia Plain

20. Request authorization to establish a "Demonstration Project" in connection with the development of thirty affordable residential units by Jamaica Plain Neighborhood Development Corporation, located at Centre and Lamartine Streets; to adopt a "Demonstration Project Plan" for the project to acquire and convey property; to petition the Public Improvements Commission for discontinuance of subsurface and air rights on

Centre and Lamartine Streets and to adopt an Order of Taking for the subsurface and air rights.

Roslindale

21. Request authorization to establish a “demonstration project” for the vacant building owned by the Massachusetts Bay Transportation Authority located at 4228 Washington Street; to adopt a “Demonstration Project Plan” to acquire said property and to accept a deed for MBTA.

PLANNING AND ZONING

22. Informational presentation by staff only concerning the progress of The Roslindale Neighborhood Strategic Plan.
23. Request authorization to expend \$25,000 for the final design and site engineering for the South Boston Waterfront wayfinding and signage system for which the Convention Center Authority will contribute \$25,000 and Massport will contribute \$50,000.
24. Board of Appeal

ADMINISTRATION AND FINANCE

25. Request authorization to expend \$10,000 to the Boston Preservation Alliance towards the \$45,300 cost of the October 2007 Symposium on Campus Heritage Planning.
26. Contractual Payments
27. Personnel