ZONING COMMISSION, CITY OF BOSTON

MINUTES

Wednesday, June 8, 2022

Room 900, City Hall, Boston

Attendance

Commissioners

David Marr
Building Trade Employers’ Association Present
Elliot Guerrero
Boston Society of Architects Present
Jay Hurley, Chairman
Greater Boston Massachusetts Labor Council AFL/CIO Present
Annaise Foureau
Mayor’s Selection Present
Vacancy
Neighborhood Association
Jill Hatton
Mayor’s Selection Present
Michael Nichols
Audubon Circle Neighborhood Association Present
Michael DiMella
Greater Boston Real Estate Board Present
Nelson Arroyo
Mayor’s Selection Present
Drew Leff
Greater Boston Chamber of Commerce Present
Jane Brayton, Vice Chairwoman
Neighborhood Association Present

Staff

Bryan Glascock
Deputy Director for Zoning and Regulatory Reform Present
Jeffrey M. Hampton
Executive Secretary to the Commission Present
1. Mr. Hurley called the meeting to order at 9:05 AM and opened the hearing regarding the First Amendment to the Development Plan for Planned Development Area No. 95, 80 East Berkeley Street in the South End.

The following spoke in favor of the Proposed Project:

- Ron Druker, Druker Co.
- Steve Dube, Elkus-Manfredi Architects
- Bryan Glascock, Deputy Director for Regulatory Reform, BPDA

Ron Druker presented the Proposed Amendment to the Commission and stated what was being asked. He also went over the public review of the project. (See Slide Deck)

Steve Dube gave a presentation on the design of the Proposed Project. (See Slide Deck as well)

Commissioner Hatton had questions about the height of the structure and the mechanicals.

Mr. Dube stated that the mechanicals were consumed into the 10th story of the building.

Commissioner Marr stated that this was an important project for the City.

Commissioner Brayton asked how much environmental clean up was going to be necessary.

Mr. Dube stated not as much as one would think or they anticipated.

Bryan Glascock addressed the Commission to acknowledge that the Commission received 2 letters of support.

The hearing was closed at 9:29 am.

Chairman Hurley stated that the Commission would go into a Business Meeting to discuss the previous hearing.
Commissioner DiMella made a motion to adopt the First Amendment to the Development Plan for Planned Development Area No.95, 80 East Berkeley Street, as submitted.

Commissioner Brayton seconded the motion.

Chairman Hurley put the motion to a vote:

**Yea:** Brayton, Leff, Hatton, Foureau, Nichols, DiMella, Marr, Arroyo, Guerrero, Hurley

**Nay:** None

The motion carried 10-0.

Chairman Hurley adjourned the meeting at 9:31 AM

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Executive Secretary