

BOSTON CIVIC DESIGN COMMISSION

DATE: FEBRUARY 3, 2015

DECISION TO REVIEW:

Project: **110 BROAD STREET**

Address: 102-112 Broad Street; small block bounded by Broad, Wharf, and the visual continuation of Well streets and the Rose Kennedy Greenway, in the Town Cove / Broad Street area of Boston's Financial District

Description: Residential (52 condos) ~80,000 SF
Retail ~ 3,500 SF
TOTAL ~83,500 SF
Parking (mechanical garage) ~35 spaces
Parking for bicycles (secure)

Proponent: New Boston Ventures, LLC
_____ not to review to review

This action will be taken based on the following criteria:

- Large-Scale Development Projects" gross floor area \pm 100,000 Sq. Ft.
- "Projects of Special Significance" requiring a majority vote by the Design Commission to be considered of special urban design significance to the City of Boston.
- _____ Civic Project - open space/public monument, cultural center.
- _____ District Design Guideline/Guidelines for Development of a specific area (IMP or PDA) of Boston.
- _____ Condition of prior vote by the Commission.
- _____ Proposed project review would extend beyond scope of BRA or that granted consensually by the Mayor or Article 28.
- _____ Another duly constituted Commission's and/or public agencies jurisdiction protects the responsibilities of the BCDC.
- _____ Submission is incomplete and does not conform to Schematic Design requirements as described by BRA development review procedures.
- _____ Project review is primarily the rehabilitation to interior spaces and does not substantially alter the exterior.
- _____ The proposed project is deemed by the BCDC not to be of a significant impact upon the public realm.

Commission Public Hearing Date February 3, 2015 (project accepted for review)

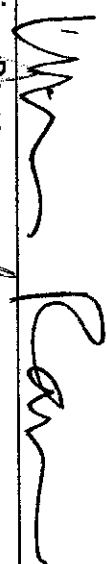
Commission Members Present and Voting: # 5 (quorum 5)

Vote Taken For: 5 Against 0

Co-Vice-Chair


Michael Davis


David Manfredi


William Rawn


Daniel St. Clair


Kirk Sykes

BCDC Director

David Carlson