

**BOSTON REDEVELOPMENT AUTHORITY
APRIL 24, 2007 BOARD OF DIRECTORS' MEETING
SCHEDULED FOR 2:00 P.M.**

MINUTES/SCHEDULING

1. Approval of the Minutes of the March 29, 2007 meeting.
2. Request authorization to schedule a Public Hearing on May 8, 2007 at 2:00 p.m. regarding Genzyme Corporation's proposed Allston Landing Manufacturing Facility Phase Chapter 121A Project consisting of a 90,000 square foot addition and parking located at 500 Soldiers Field Road.
3. Request authorization to schedule a Public Hearing on May 8, 2007 at 2:15 p.m. regarding a Planned Development Area Plan for the 311 Summer Street Project consisting of office, retail/service and restaurant uses located within PDA No. 69, South Boston/The 100 Acres.
4. Request authorization to schedule a Public Hearing on May 31, 2007 at 2:00 p.m. to consider an Institutional Master Plan for Wheelock College.

PUBLIC HEARINGS

5. **2:00 P.M. Public Hearing:** to consider the proposed Dana Farber Cancer Institute Institutional Master Plan and the proposed Center for Cancer Care as a Development Impact Project consisting of a 275,000 square foot addition with below-grade parking located at 454 Brookline Avenue; to issue a Preliminary Adequacy Determination waiving further review of the Article 80, Large Project Review process in connection with the Center for Cancer Care; to issue an Adequacy Determination approving the Institutional Master Plan; to petition the Zoning Commission to approve the Institutional Master Plan and associated map amendments; to issue a Certification of Compliance upon successful completion of the Article 80 process, and; to issue a Certification of Consistency with the Dana Farber Cancer Institute Institutional Master Plan. **PRESENTATION**

DEVELOPMENT

South End

6. Request authorization to issue a Certificate of Completion for 180 Shawmut Avenue, The Waterford Place Project; to allow the transfer of Waterford Place from CCBA Limited Partnership to CCBA Waterford Place LLC, and; to consent to the restructuring of the debt payment of the Project.
7. Request authorization to adopt a Minor Modification to the South End Urban Renewal Plan concerning Parcels SE-105 and SE-121 located at West Newton Street for use changes.
8. Request authorization to adopt a Minor Modification to the South End Urban Renewal Plan concerning Parcel RC-7 located at 255 Northampton Street for use changes.

Kittredge Square

9. Request authorization to re-advertise a Request for Proposals for the sale and redevelopment of 23 Highland Street for residential use and 21 Morley Street for associated parking.

Washington Park

10. Request authorization for the final designation of James H. Williams and Charlotte Holt Williams as redevelopers of 58 Hollander Street consisting of landscaped open space.

Mission Hill

11. Request authorization to issue a Scoping Determination waiving further review for the project located at 1486 Tremont Street consisting of first floor retail space and sixty-six rental units, of which one unit will be affordable; to issue a Certification of Compliance upon successful completion of the Article 80 review process, and; to enter into an Affordable Housing Agreement.

12. Request authorization to issue a Certification of Approval pursuant to Article 80, Small Project Review for the proposed twenty-one condominium units, of which 3 will be affordable, located at 44 Terrace Street; to enter into an Affordable Housing Agreement, and; to recommend approval to the Board of Appeal for variances necessary for the construction of the proposed project. **PRESENTATION**

Midtown

13. Request authorization to approve the Suffolk University Institutional Master Plan, without change for one year, in order to obtain a Certification of Consistency necessary for Suffolk University occupancy of 73 Tremont Street. **PRESENTATION**
14. Request authorization to issue a Final Certificate of Completion for the Emerson College Piano Row Residence Hall located at 150 Boylston Street.
15. Request authorization to amend the Demonstration Project Plan for the Two Financial Center Chapter 121A Project, also known as 60 South Street; to re-adopt certain findings and determinations with the amended Plan; to adopt an Order of Taking for various air rights parcels; to petition the Public Improvements Commission for the discontinuance of the parcels to be taken, and; to enter into a Deed for the parcels to be taken.

Government Center

16. Request authorization to adopt an Order of Taking for two parcels of land in the Bulfinch Triangle for title clearing purposes and to transfer them to the Massachusetts Bay Transportation Authority to permit the rehabilitation of the Terracotta Building located at 53-85 Canal Street.

17. Request authorization to issue a Determination waiving further review of the Article 80 process, Large Project Review for the conversion of condominium units to rental units at the Avenir Project located at 89 Canal Street and to enter into an Affordable Rental Housing Agreement.

Central Business District

18. Request authorization to establish a “demonstration project” for the parking garage located at 115 Winthrop Square; to adopt a “Demonstration Project Plan”, and; to advertise a Request for Proposals for the management and maintenance of the parking garage located at 115 Winthrop Square.
19. Informational presentation by staff only concerning the Downtown Crossing Identifying and Branding Strategy.
PRESENTATION

Downtown Waterfront

20. Request authorization to agree to the exercise of the option held by Rowes Wharf Associates, LLC to purchase the Authority’s interest as landlord of the Office/Retail Unit in the Condominium at Rowes Wharf such that the Authority will continue to receive the same rental payment it received previously under the lease for an additional twenty years, and; to agree to the exercise of the option held by Rowes Wharf Associates, LLC to purchase the Authority’s contingent interest rights in the Hotel Unit in The Condominium at Rowes Wharf such that the Authority will be assured of an increased cash flow for an additional twenty years.

Charlestown Navy Yard

21. Request authorization to enter into a temporary License Agreement with the U.S. Navy for berthing use at Pier 4 from May 4 to May 7, 2007.

Charlestown

22. Request authorization to issue a Final Certificate of Completion for the successful completion of the three residential units with associated parking located at 300 Medford Street.

South Boston

23. Request authorization to adopt an Order of Taking for title perfection purposes for two parcels of land necessary for the creation of Wharf Park and new Children's Museum Park.

Fort Point Channel

24. Request authorization to expend \$10,000 to the Friend's of the Fort Point Channel to support public improvements and to implement the recommendations of the Fort Point Channel Watersheet Activation Plan.

PLANNING AND ZONING

25. Board of Appeal

ADMINISTRATION AND FINANCE

26. Contractual Payments
27. Request authorization to purchase two Ricoh Color Copiers, in an amount not to exceed \$40,200.00, in accordance with Commonwealth of Massachusetts unit pricing and Chapter 30B.
28. Request authorization to appoint the Deputy Director for Budget and Finance as Chief Procurement Officer for the Boston Redevelopment Authority under the Uniform Procurement Act.
29. Personnel