

**Blessed Sacrament CAC
6/27/06 Zoning Meeting
Boston Redevelopment Authority**

Attendance: CAC: Clara Garcia, Fernando Mercedes, Damaris Pimentel, Jennifer Spencer, Carmen Velazquez, Sylvia Villar, Rafael Benzan, Excused: Ashley Cotton
BRA Staff: Inés Soto, Lance Campbell, Rick Shaklik, Randi Lathrop,
DND: David
Elected Officials: Rep. Jeffery Sanchez, John Tobin's Aides
Development Team: Lizbeth Heyer, Richard Thal, Peter Roth,
Other: Kevin Leary, JPNC

Introductions:

Ines opened the meeting by going through the agenda. Lance gave a quick update on the Article 80 filing. He asked the Development team to notify him with time on the filing date, he will be on vacation the week of July 10th. The Development team will try to file before he goes on vacation.

Presentation:

The Development Team presented to the CAC on the current zoning for the Blessed Sacrament Site. The Development Team discussed the need for a Map Amendment which would extend the Local Convenience Sub district to the front on the site along Centre Street and extend the Multifamily Residential across Creighton Street to the back of the Blessed Sacrament Site. At this meeting the development team also presented on the use of the Cheverus School [See Chart].

DRAFT Highlights CAC Questions:

-Can the CAC get a copy of the "Use Matrix" for the Cheverus School?

-Will any of the housing be affordable? Will Section 8 participants be eligible?

-Has the developer considered daycare as a possible use of the Cheverus School? This could be a unifying factor on a site where the affordable and market rate housing are quite separated.

-What are the project tradeoffs for each possible use of the Cheverus? (School. v. Housing v. Office)

-Is daycare acceptable with-in current or proposed zoning?

-Has this development project considered the suggested *Main Streets* uses/guidelines?

-Is there any way to increase the amount of green space on the site? Would any of the possible uses of the Cheverus School allow for a decrease in parking and an increase in green space?

-Would it be possible to have a CAC members-only information session about the PNF process?

-Would it be possible to see some design/illustration of how the rectory will look when it is moved? Can this be highlighted on the site map as well?

-Who would be able to use the Compass School parking? Would any Cheverus school uses lead to a decreased amount of available parking? Please define what limited use means.

Next Steps:

Inform the CAC before the Development Team files.

Schedule an educational session for the CAC to review the Project Notification Form.

Go over the Article 80 process and the Landmarks Process.