

Sites on the Tour

Start: Cafe Beatrice, 182 Western Ave

Blue: Sites on walking + bike tour

Orange: Sites on bike tour extension

1. 180 Western Ave

This parcel and the adjacent ones, with the exception of Flint Cleaners, are the site of a potential residential development with ground-floor retail and active uses. The developer, Samuels & Associates, has not yet filed a proposal with the city.

2. Harvard Developments

The Harvard Science and Engineering Complex will bring the School of Engineering and Applied Sciences to Western Avenue. The Harvard Enterprise Research Campus development east of Barry's Corner will leverage Harvard's academic presence to create a new commercial center and innovation ecosystem.

3. Continuum

Completed in 2015, this development has brought Trader Joe's and new retail and food options to the neighborhood, setting the stage for a more vibrant commercial hub at Barry's Corner.

4. Gas Station

Located at the junction of North Harvard Street and Western Avenue, this site was envisioned in the North Allston Strategic Framework for Planning as an urban plaza. The owner has no known plans for selling the parcel or changing the use.

5. Smith Field

The City is currently completing a \$6.5 million investment in Smith Field, with a second phase of renovations to follow. Samuels & Associates and Harvard University have both supported this effort, showing how development can be leveraged for investment in open space and community facilities.

6. Zone 3

Zone 3 is a Harvard-led effort to activate and energize Western Avenue with creative programming at a former auto body shop and dry cleaner. This provides a good example of the ways to activate neighborhood spaces, whether in new development or through cultural event programming.

7. NEXUS

This is the only project within the Study Area that has filed for review with the city. The proposal is

for approximately 500,000 square feet of office and research and development uses, 21,000 square feet of ground floor retail uses, 40 residential units, and approximately 1,900 square feet of civic space.

8. Everett St @ Soldiers Field Road

Responding to the community's desire for improved access to the river and Herter Park, BPDA is working with DCR to plan better crossings to the riverfront parks. DCR is studying a new at-grade crossing with improvements to this block of Everett Street to make for a better approach to the crossing.

9. Mills-Corner Concourse

The 2009 Community Wide Plan (CWP) envisioned a walkable "Main Street" along this portion of Western Avenue, with a high-quality pedestrian environment, better bus service and improved bicycle facilities.

10. Skating Club of Boston & Allston Studio Hotel

The Davis Companies is contemplating a residential project with a ground-level plaza and retail/active uses. The project might also provide an opportunity to enhance access to Herter Park and the Charles River.

11. Brighton Mills

The CWP proposed a mix of uses in the Brighton Mills/Holton Street corridor, including a range of housing choices, strengthened retail including a neighborhood supermarket, and employment opportunities.

12. Telford St @ Soldiers Field Road

The companion to #8 above is an improved crossing at Telford Street. DCR is continuing the conversation with the neighborhood about the preferred option.

13. 365 Western Ave

A residential project is contemplated for the site and. The developer is planning to file for Small Project Review (< 50,000 sf), and for zoning relief from ZBA.

14. Charlesview Apartments

Completed in 2013, the 340-unit Charlesview Apartments relocated to its present site from Barry's Corner through a land swap deal with Harvard, creating new affordable housing, open space, a new community center and 15,000 sf of commercial space.

15. Charles River Community Health Center

This new facility was opened in 2015 to further the Charles River Community Health's mission to improve the health and well-being of the communities of Allston,

Brighton, and surrounding areas.

16. Gas Station

While there have been no proposals for this site, this gas station seems to be a good candidate for redevelopment, although environmental remediation would be necessary.

17. Radius Apartments

Completed in Summer 2019, this new 132-unit rental apartment project adds housing and new retail options to the Western Avenue corridor.

18. Herter Park Improvements

DCR and partners are making improvements to Herter Park, including the revitalization of the amphitheater, improvements to the Artesani Playground, and new programming and events.

19. 1170 Soldiers Field Rd

As part of redevelopment of this site being contemplated by National Development and The Mount Vernon Company, WBZ-TV will be relocated into a new building to be constructed during the first phase, which will be followed by subsequent phases with commercial uses.

20. Star Market

Based on community feedback, the convenience of a supermarket is much appreciated. What type of grocery store (in terms of size, product types, format) would best serve the neighborhood and complement the nearby options (Trader Joe's and Stop & Shop)? How could a grocery store be integrated into future development and open space?

21. Telford Street Extension

A Telford Street extension to Lincoln Street would help to alleviate traffic congestion and improve connectivity in the neighborhood.

22. 90 Antwerp St

Urbanica will break ground soon on a 20-unit condominium project with 12 affordable units and publicly accessible open space.

23. 176 Lincoln

The project being contemplated would replace this never-occupied structure with a mixed-use commercial and residential project with activated publicly accessible open space.



Western Avenue Corridor Study & Rezoning

WALKING & BIKE TOUR

Oct 05, Sat | 10:00am – 12:00pm
Café Beatrice | 182 Western Ave






RAIN DATE

Oct 06, Sun | 10:00am – 12:00pm

Join us to discuss the future of Western Ave from Barry's Corner westwards to Watertown! Or use this map and guide to do the tour on your own.

Western Avenue Corridor Study & Rezoning Tour Map

LEGEND

-  Walking + bike tour
-  Bike tour extension
-  Sites on walking + bike tour
-  Sites on bike tour only
-  Study Area

