

**DECISION TO REVIEW:**

**Project: 2 CHARLESGATE WEST PROJECT**

**Address: 2 and 6 Charlesgate West / 1161 Boylston Street / 120 Ipswich Street at the corner of Private Alley 938, in the West Fenway neighborhood**

Description:	Residential Rental (~173 units)	~174,500 SF
	Residential Ownership (~122 units)	~136,000 SF
	Residential Amenity Spaces	~ 16,000 SF
	Office/Community Space	~ 7,500 SF
	Retail	~ 10,000 SF
	<hr/> Total	~344,000 SF
	Parking (below and above grade) 306 Bicycle Spaces	up to 186 spaces

**Proponent: Trans National Properties / Charlesgate West Associates Limited Partnership / Charlesgate Condo LLC**

\_\_\_\_\_ not to review                        X   to review

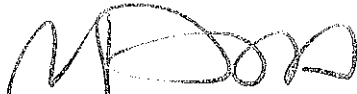
This action will be taken based on the following criteria:

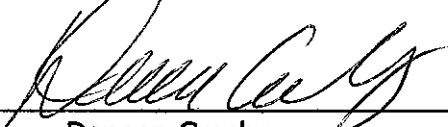
- X   Large-Scale Development Projects" gross floor area  $\pm$  100,000 Sq. Ft.
- \_\_\_\_\_ "Projects of Special Significance" requiring a majority vote by the Design Commission to be considered of special urban design significance to the City of Boston.
- \_\_\_\_\_ Civic Project - open space/public monument, cultural center.
- \_\_\_\_\_ District Design Guideline/Guidelines for Development of a specific area (IMP or PDA) of Boston.
- \_\_\_\_\_ 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.

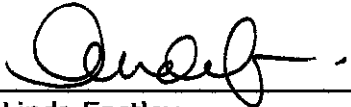
Commission Public Hearing Date October 4, 2016 (project accepted for review)

Commission Members Present and Voting: # 6 (quorum 5)


Vote Taken For: 6 Against 0

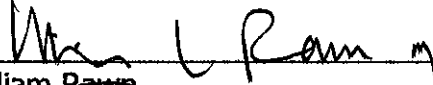
Co-Vice-Chair   
Michael Davis

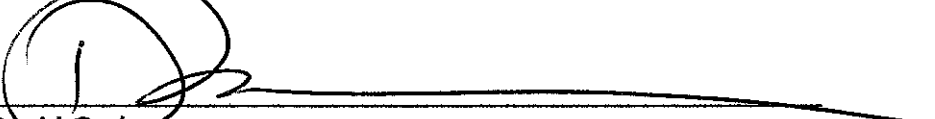
  
Deneen Crosby

  
Linda Eastley

  
Andrea Leers

Co-Vice-Chair   
Paul McDonough

  
William Rawn

BCDC Director   
David Carlson