

DECISION TO REVIEW:

Project: **95 ST. ALPHONSUS STREET PROJECT**

Address: 95 ST. ALPHONSUS STREET, BEHIND 1575 TREMONT STREET, IN THE MISSION HILL NEIGHBORHOOD

Description: RESIDENTIAL (115 ± UNITS) ~111,665 SF
 PARKING (TOTAL, SERVING BOTH BUILDINGS) ~130 SPACES
 (22 SURFACE, 108 STRUCTURED)

Proponent: WINGATE COMPANIES, DEVELOPER
 BLUESTONE TREMONT, LLC, TRUSTEE OF 1575 TREMONT REALTY TRUST, OWNER

_____ not to review X to review

This action will be taken based on the following criteria:

- x Large-Scale Development Projects" gross floor area ± 100,000 Sq. Ft.
- _____ "Projects of Special Significance" required 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 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.

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Commission Public Hearing Date July 11, 2017 (project accepted for review)

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

Vote Taken

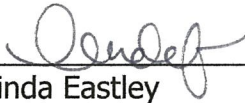
For: 6

Against: 0

Vice Chair



Michael Davis



Linda Eastley

Andrea Leers

David Manfredi

William Rawn

Kirk Sykes

BCDC Director



David Carlson