

DECISION TO REVIEW:

Project: **BOSTON LANDING RESIDENCES PROJECT**

Address: 125 GUEST STREET, ROUGHLY BOUNDED BY A CONTINUATION OF HICHBORN STREET, GUEST, AND ARTHUR STREETS, AND ADJACENT PROPERTIES, IN THE ALLSTON-BRIGHTON NEIGHBORHOOD

Description:	RETAIL (ESTIMATE)	~ 80,000 SF
	HOTEL (175-ROOM)(A)	~140,000 SF
	HEADQUARTERS BUILDING (A)	~250,000 SF
	SPORTS FACILITY (B)	~290,000 SF
	OFFICE (C)	~705,000 SF
	<u>RESIDENTIAL (125 GUEST ST)</u>	<u>~295,000 SF</u>
	TOTAL ACTIVE PROGRAM PDA MP	~1,760,000 SF
	(PARKING, LOADING AREAS ~851,500 SF, ~479,500 SF ABOVE GRADE)	
	PARKING	~1750 SPACES ANTICIPATED OVERALL

Proponent: BOSTON LANDING LLC (C/O NEW BALANCE AND HYM, INC.)

_____ 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" 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.
- X Condition of prior Project Phase or IMP/PDA Approval by the Design Commission

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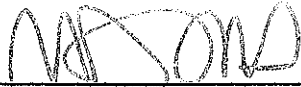
Commission Public Hearing Date December 1, 2015 (project accepted for review)

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

Vote Taken

For: 6
Against: 0

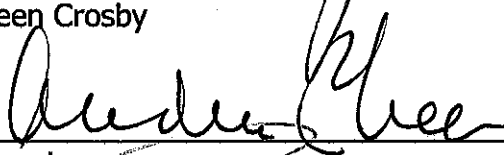
Co-Vice Chair



Michael Davis




Deneen Crosby

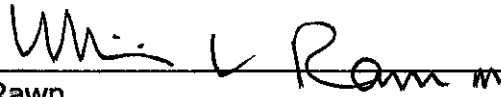


Andrea Leers

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BCDC Director

David Carlson