



CITY OF CAMBRIDGE, MASSACHUSETTS

# PLANNING BOARD

CITY HALL ANNEX, 344 BROADWAY, CAMBRIDGE, MA 02139

## AGENDA

Tuesday, January 5, 2016 at 7:00 p.m.

Second Floor Meeting Room, 344 Broadway, Cambridge, Massachusetts

### General Business

Update from the Community Development Department

Adoption of Meeting Transcript(s)

### Public Hearings

**7:00 p.m.** PB#303, South of Main Street (SoMa), Special Permit for Planned Unit Development (PUD) located at 84 Wadsworth St, 36 Memorial Drive, 226-254 Main St, 65 Wadsworth St, 16 Hayward St, 8, 26, 28, 34, 42, and 46 Carleton Street, 310, 322, and 336 Main St, 65 Carleton St, 5 and 21 Deacon St, and 40 Ames St. The Applicant, Massachusetts Institute of Technology, is proposing new buildings at these addresses pursuant to Section 13.80 Planned Unit Development 5 in Kendall Square and Section 19.20 Project Review Special Permit. This proposal is for two below grade parking garages with a total of 809 net new parking spaces, and five new buildings. The new buildings will be for graduate student housing, retail, and office and/or research and development and total approximately 1,443,600 square feet of new development. This is the second public hearing required for approval of a PUD.

**8:30 p.m.** PB #302, North of Main Street (NoMa) located at One Broadway, Special Permit to construct a new building pursuant to Section 13.80 Planned Unit Development 5 in Kendall Square, Section 19.20 Project Review Special Permit and Section 20.70 Flood Plain Overlay District. The Applicant, MIT One Broadway Fee Owner LLC, is proposing approximately 416,000 square feet of mixed use building with 300 residential units and ground floor retail, parking and potential office space. This is the second public hearing required for approval of a PUD.

### General Business

Board of Zoning Appeal Cases

8968 – 2015 – 2 Arrow St, Variance to convert office meeting space to a retail establishment.

8898-2015 – 201 Brookline St, #6, Variance to create an addition on the roof of unit 6 creating additional floor area beyond what was approved in PB#197.

8899-2015 – 201 Brookline St, #5, Variance to create an addition on the roof of unit 6 creating additional floor area beyond what was approved in PB#197.

9032-2015, 678 Mass Ave, Special permit to modify the existing antenna installation by locating four additional panels for a total of 12 T Mobile antennas.

Election of the Planning Board chair

*General Business items may be taken out of the order in which they appear on the agenda above. Times for General Business items are approximate. Public comments are taken only during a Public Hearing. During the discussion and deliberation on General Business items, the Planning Board does not solicit public comment. The City of Cambridge will provide reasonable accommodations to people with disabilities upon request. Please make requests for alternative formats at least two weeks in advance by contacting the Planning Board staff listed below. For further information concerning this agenda, please contact Liza Paden, Planning Board staff, at 617 349 4647, [lpaden@cambridgema.gov](mailto:lpaden@cambridgema.gov). Applications and Petitions are online at [www.cambridgema.gov/cdd](http://www.cambridgema.gov/cdd).*