

PUBLIC MEETING

**LARGE PROJECT DEVELOPMENT CONSULTATION
Harvard Square Advisory Committee**

Thursday, October 29, 2009

**6:00 P.M. - 7:30 P. M.
344 Broadway, Fourth Floor Conference Room
City Hall Annex**

**Proposed Residential and Retail Building at 1075 Massachusetts Avenue - Brighton
Allston Properties, Proponent.**

It is proposed to construct a seven story residential building with ground floor retail stores, replacing the existing one story retail building on the site (the former Bowl and Board store). Forty-eight dwelling units and underground parking for 38 cars is proposed.

The project would require relief under provisions of the Harvard Square Overlay District (Section 20.50: For height above 60 feet, waiver of yard requirements imposed on residential development, and waiver of some required parking), which may be granted by special permit from the Planning Board. Variance relief would be required from the Board of Zoning Appeal for additional FAR (from the 3.9 allowed, to ca 6.33).

The project is subject to the Large Project Review Procedures set forth in Sections 19.43 and 20.54.1 (3) of the Zoning Ordinance.

The project is outside the boundaries of the Harvard Square Conservation District.