

CITY OF CAMBRIDGE, MASSACHUSETTS
PLANNING BOARD
CITY HALL ANNEX, 57 INMAN STREET, CAMBRIDGE 02139

NOTICE OF DECISION

Case No: PB#157, Major Amendment #2

Address: 229-243 Vassar Street

Zoning: Special District 6 District

Owners/Applicants: Massachusetts Institute of Technology, 77
Massachusetts Avenue, Cambridge, Mass. 02139

Date of Filing Decision: January 26, 2000

Date of Major Amendment #1: October 3, 2000

Date of Filing Major Amendment #2: February 22, 2002

Date of Public Hearing of Major Amendment #2: March 19, 2002

Date of Major Amendment #2 Decision: April 2, 2002

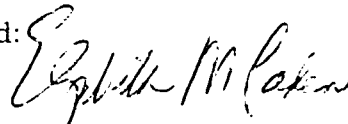
Date of Filing of Major Amendment #2: May 13, 2002

Application: Major Amendment to amend the driveway widths from 20 feet to
30 feet per section 6.43.5(b).

Decision: GRANTED with conditions

Appeals, if any, shall be made pursuant to Section 17 of Massachusetts
General Laws, Chapter 40A, and shall be filed within twenty (20) days after the
filing of the above referenced decision with the City Clerk. Copies of the
complete decision and final plans, if applicable, are on file with the Office of the
Community Development Department and the City Clerk.

Authorized Representative to the Planning Board:



For further information concerning this decision, please call Liza Paden at 617-
349-4647, TTY: 617-349-4621, email lpaden@ci.cambridge.ma.us.

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Documents Submitted

Special Permit Major Amendment Application submitted and certified complete February 22, 2002, containing the amendment description, supporting statement, a copy of the Original decision, and a copy of Amendment #1.

Letter to Susan E. Clippinger, Director of Traffic, and Parking, from Erik R. Maki, dated 2/2/02.

Plans titled “Vassar Street Bus Turning Movement – Proposed Conditions”, Original Site Plan dated 9/22/00 and Site Plan, revised 12/7/01.

Other Documents Submitted

Memo to the Planning Board from Jason Schrieber, Traffic, Parking and Transportation Dept., dated 3/19/02 re: the curb cuts.

Letter of transmittal from Kelley Brown, to the Planning Board dated 3/29/02. with the interim and final conditions of the streetscape improvements.

Letter to the Planning Board from Stephen Kaiser, Traffic Engineer, received 3/28/02.

Findings

After review of the application documents and other documents submitted to the Board, testimony taken at the public hearing, review and consideration of the Major Amendment to the Planning Overlay Special Permit, as amended. and the general special permit criteria, the Board makes the following findings.

There are no changes to either the structure or the use of the building and the proposal is consistent with the special permit issued on January 26, 2000.

1. Conformance to Section 6.43.5(b) of the Zoning Ordinance, conformance with the modifications to the access for Off Street Parking Facilities.

The proposed amendment to widen the curb cut will facilitate the access to the loading bays at the dormitory safely across the sidewalk.

Decision

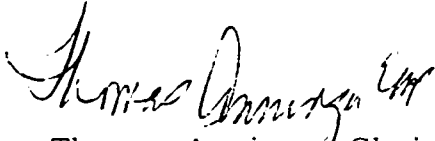
Based on a review of the application documents, comments made at the public hearing and other comments received by the Board, and based on the above findings the Planning Board **GRANTS** the requested Planning Overlay Special Permit Major Amendment #2 subject to the following conditions and limitations:

1. All use, building construction, and site plan development shall be in general conformance with the plans and application documents submitted to the Planning Board as referenced and dated July 30, 1999. Appendix I summarizes the dimensional features of the project as approved. All conditions and requirements of the Special Permit and Major Amendment #1 are still in force with the exception of those detailed in the amendment proposal plans dated December 7, 2001 and the Final conditions of the Vassar Streetscape Improvements, dated March 2002.

2. The Board finds that the chain link fencing along the abutting parking lot inconsistent and out of character with the substantial landscaping efforts to be made by MIT around the new building and its driveway and by the City along Vassar Street. Therefore, the Board strongly urges the applicant to improve the appearance of the chain link fence.

Voting in the affirmative to **GRANT** the Major Amendment #2 to the Planning Overlay Special Permit were T. Anninger, F. Darwin, P. Winters, B. Shaw, L. Brown and W. Tibbs, constituting more than the two thirds of the members of the Board necessary to grant a special permit.

For the Planning Board,


Thomas Anninger, Chair

A copy of this Major Amendment #2 decision shall be filed with the Office of the City Clerk. Appeals, if any, shall be made pursuant to Section 17, Chapter 40A, Massachusetts General Laws, and shall be filed within twenty (20) days after the date of such filing in the Office of the City Clerk.

ATTEST: A true and correct copy of the above decision filed with the Office of the City Clerk on May 13, 2002, by Elizabeth M. Paden, authorized representative of the Cambridge Planning Board. All plans referred to in the decision have likewise been filed with the City Clerk on such date.

Twenty (20) days have elapsed since the filing of the decision.
No appeal has been filed.

DATE:
City Clerk
City of Cambridge