

**ADAMS & RAFFERTY**  
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May 13, 2016

Ms. Sarah Burks  
Cambridge Historical Commission  
831 Massachusetts Ave., 2nd Floor  
Cambridge, Massachusetts 02139

**Re: 207 Cambridge Street**  
**227 Cambridge Street**

Dear Ms. Burks:

Please be advised that the above-captioned property owner no longer is seeking approval to demolish the two existing structures.

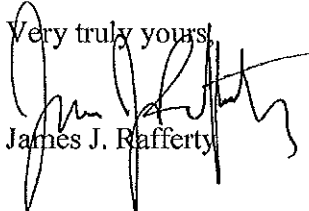
The owner has revised its proposal and intends on retaining the 1917 bank building at 227 Cambridge Street, but removing the 1961 addition at the rear. An addition of approximately 9,000 square feet will be constructed along Cambridge Street.

Similarly, the owner is no longer seeking approval to demolish the three story wood frame building at 207 Cambridge Street. That building will remain as a separate, free standing structure, but the owner is seeking approval to remove the three story ell at the rear of the building.

Please accept this correspondence as a request for a determination that the 1961 addition to the bank at 227 Cambridge Street and the three story ell at 207 Cambridge Street are not significant and thus can be removed without further authorization.

Please let me know if you require any additional information in order to act upon this request.

Very truly yours,

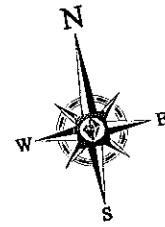
  
James J. Rafferty

cc: Robert Korff, Mark Investments

*\*not a partnership*

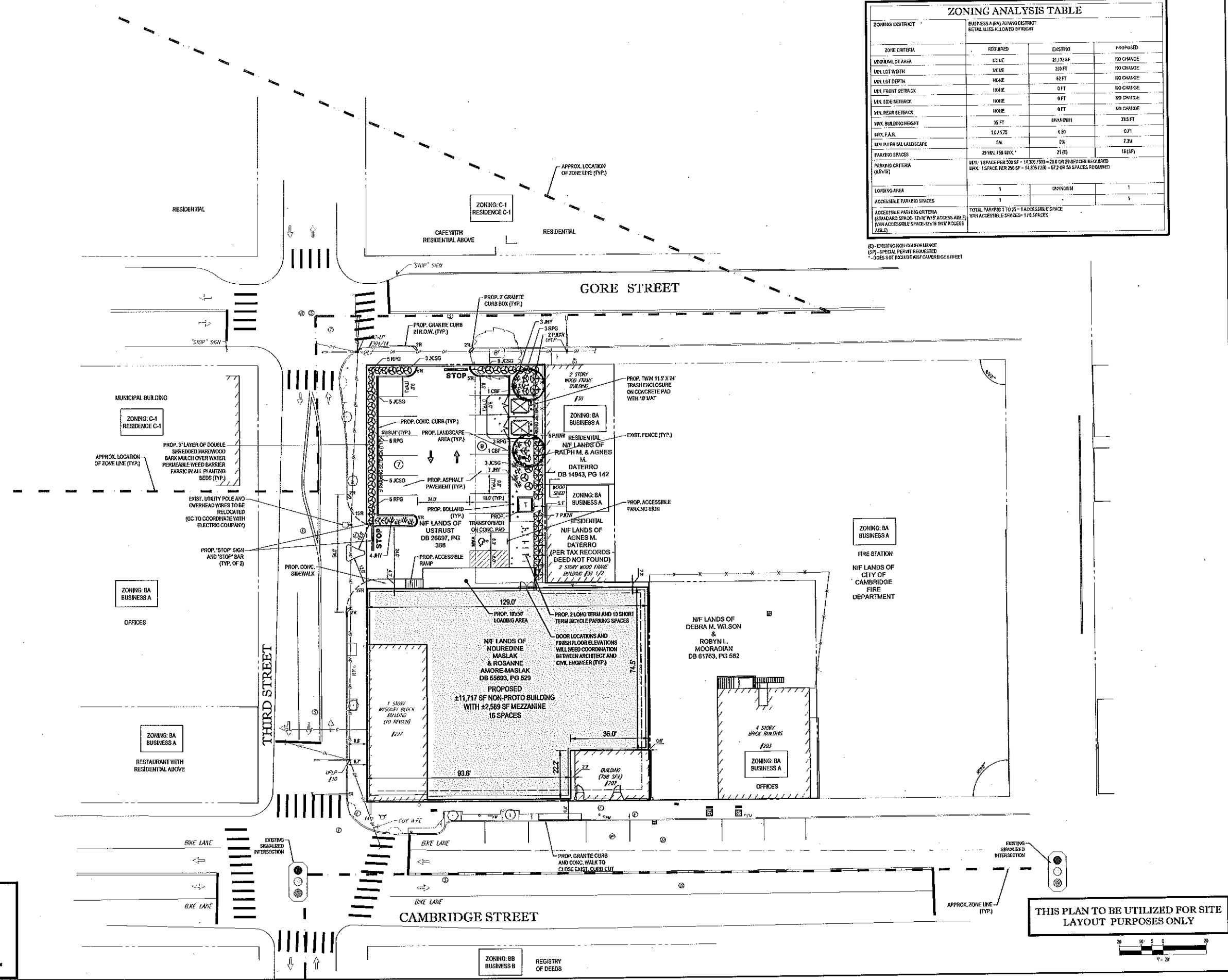


CAMBRIDGE ST ELEVATION



ZONING ANALYSIS TABLE				
ZONING DISTRICT	BUSINESS A (BA) ZONING DISTRICT	RETAIL USES ALLOWED BY RIGHT		
ZONE CRITERIA	REQUIRED	EXISTING	PROPOSED	
MINIMUM LOT AREA	NONE	21,192 SF	NO CHANGE	
MINIMUM LOT WIDTH	NONE	28 FT	NO CHANGE	
MINIMUM LOT DEPTH	NONE	62 FT	NO CHANGE	
MINIMUM FRONT SETBACK	NONE	0 FT	NO CHANGE	
MINIMUM SIDE SETBACK	NONE	0 FT	NO CHANGE	
MINIMUM REAR SETBACK	NONE	0 FT	NO CHANGE	
MAXIMUM BUILDING HEIGHT	25 FT	UNKNOWN	33.5 FT	
MAX. F.A.S.	1.0 / 1.75	0.50	0.71	
MINIMUM RETENTION LANDSCAPE	5%	0%	7.3%	
PARKING SPACES	29 MIN / 158 MAX	21 (3)	16 (5)	
PARKING CRITERIA (8.8.15)	MIN. 1 SPACE PER 500 SF = 14.36 / 150 = 2.8	OR 29 SPACES REQUIRED	MAX. 1 SPACE PER 200 SF = 14.36 / 126 = 6.72	OR 58 SPACES REQUIRED
LOADING AREA	1	UNKNOWN	1	
ACCESSIBLE PARKING SPACES				
ACCESSIBLE PARKING CRITERIA (STANDARD SPACE - 17'-6" W x 5' ACCESSIBLE) (VAN ACCESSIBLE SPACE - 17'-6" W x 8' ACCESSIBLE)	TOTAL PARKING 1 TO 25 = 1 ACCESSIBLE SPACE		VAN ACCESSIBLE SPACES - 1 TO SPACES	

(E) - EXISTING NON-COMPLIANCE  
 (SP) - SPECIAL PERMIT REQUESTED  
 \* - DOES NOT INCLUDE 80' W CAMBRIDGE STREET



203, 207 & 227 CAMBRIDGE STREET  
 CAMBRIDGE,  
 MIDDLESEX COUNTY, MA

**ARCHITECT OF RECORD:**

**BKA Architects, Inc.**  
 Architecture & Interiors  
 142 Crescent Street  
 Brockton, MA 02302  
 Tel: 508.683.8603  
 Fax: 508.584.2914  
 e-mail: bka@bkaarch.com

**BOHLER ENGINEERING**

352 TURNPIKE ROAD  
 SOUTH BOROUGH, MA 01772  
 Phone: (508) 453-5900  
 Fax: (508) 453-5900  
 www.BohlerEngineering.com

**DEVELOPER**  
**MARK LECHMERE, LLC**

**W.D. GOEBEL**

PROFESSIONAL ENGINEER  
 MASSACHUSETTS LICENSE NO. 42544  
 RHODE ISLAND LICENSE NO. 7200  
 CONNECTICUT LICENSE NO. 21504  
 NEW HAMPSHIRE LICENSE NO. 10767  
 NEW JERSEY LICENSE NO. 4430  
 NEW YORK LICENSE NO. 97124-1  
 FLORIDA LICENSE NO. 66202

**REVISIONS**

REV.	DATE	COMMENT	BY
1	05/10/16	REV. FOOTPRINT	CFD
2	05/27/16	REV. PER CLIENT	WS

CHECKED BY: RMMJGS  
 DRAWN BY: CFD  
 DATE: 04/18/2016  
 JOB NUMBER: W141800  
 TITLE: **CONCEPT PLAN #3**  
 SHEET NUMBER: **1**

COMMENTS:  
 NOT FOR CONSTRUCTION

P:\01\11\000000\110000.dwg, Site Plan, 12/23/16, 10:27:14 AM, wmmjgs, DWG, T:\P\01\11\000000\110000.dwg, A:\C\11\000000\110000.dwg, 11



THIS PLAN TO BE UTILIZED FOR SITE LAYOUT PURPOSES ONLY

