

Central Square Advisory Committee
c/o Community Development Department
344 Broadway, Cambridge, MA 02139
Liza Paden, 617/349-4647

Date: January 4, 2017

Re: 907 Main Street

The Central Square Advisory Committee met on January 4, 2017 to review and comment on the hotel with ground floor retail uses proposed for 907 Main Street which is similar to the proposal presented to the committee in 2016. The current plan requests a waiver of Article 2.000 Definition of Gross Floor Area for a rooftop bar and a waiver of the parking requirements pursuant to Section 20.304.6(2) of the Central Square Overlay District. This proposal is a change of use from housing with ground floor retail to hotel with retail. The project consists of the renovation of the existing residential and retail building and a 4 story addition along Columbia Street.

The project is located in the Central Square Overlay District, which allows the Planning Board to waive, by Special Permit, the parking requirement (and associated curb cut) based on the availability of non-single-occupancy vehicle transportation options in Central Square. The Columbia Street sidewalk will be a better pedestrian environment without a curb cut.

The applicant, Patrick Barrett, and the architect, Mark Boyes Watson presented the project concept to the committee, including proposed changes to the ground floor plan and the addition along Columbia Street. The existing retail users plan to remain, with Patty Chen's Dumpling Room moving to the retail location along Columbia and the hotel lobby located at the corner. There is also a commitment to hire at least 20% of the employees from the Port neighborhood while retaining the existing retail tenants.

As before, the Advisory Committee continued to enthusiastically support this proposal and the relief and special permits being sought from the Planning Board

The Cambridge Community Development Department approves of the project as proposed, noting that it meets the overall goals of the Central Square Action Plan, does not unduly impact the surrounding neighborhood, and will provide a strong urban presence in its location.

Respectfully submitted for the Committee,



Liza Paden
Community Development Department staff