

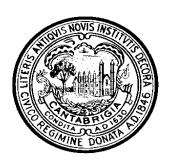
Development Log

2024 Q2 (April - June)

City of Cambridge Community Development Department

Contents

Development Log	
Introduction	
Project Map	
Summary of Current Projects	
Projects by Status	7
Phased Developments in Process	53



City of Cambridge Community Development Department Development Log 2024 Q2 (April - June)



Introduction

The Development Log provides an active record of large-scale new development projects occurring in the City of Cambridge. The Log, updated on a quarterly basis, is distributed to City departments and the public to keep them posted about development progress, from permitting through construction to completion.

Criteria for inclusion in the Log include:

- ◆ Commercial projects totaling over 30,000 square feet;
- ♦ Any other commercial project that falls under the jurisdiction of the Incentive Zoning Ordinance;
- ◆ Any other commercial project that falls under the jurisdiction of the Parking and Transportation Demand Management Ordinance;
- ♦ Residential projects of eight or more units that are either new construction, convert from a non-residential use, or add to or subtract from the existing number of units or square footage;
- ◆ Any other residential project subject to the Inclusionary Zoning Ordinance;
- ♦ Any other residential projects that employ 100% Affordable Housing Overlay zoning;
- Municipal projects in which one or more City departments have an interest that is considered significant;
- ◆ Any other project that has a significant impact on the neighborhood in which it is located.

Projects meeting the criteria are categorized by **Project Stage**, which include:

- Pre-Permitting: Projects that have scheduled a public meeting under the Affordable Housing Overlay provisions of the Zoning Ordinance or that have initiated a formal city permitting application other than with Community Development Department or the Board of Zoning Appeal.
- ◆ Permitting: Project under review by Community Development and/or Board of Zoning Appeal.
- ◆ Required Design Review Underway: Projects that have either initiated an Affordable Housing Overlay consultation with the Planning Board or undergoing Large Project Review conducted by the Community Development Department, as well as buildings included in approved PUD projects undergoing Planning Board design review.
- ◆ Zoning Permit Granted or As of Right: Projects that have received a Special Permit from the Planning Board, received a Special Permit or Comprehensive Permit from the BZA, completed Large Project Review conducted by the Community Development Department, or completed the Affordable Housing Overlay consultation process, or a project that is As of Right.

- ♦ Building Permit Granted: Project received Building Permit for structure (foundation and site mobilization permits do not meet standard).
- ◆ Complete: Project received Certificate of Occupancy (CO) or Temporary CO for the entire structure.

Notes on other topics included in the Development Log:

- ♦ Address / Name: Includes the primary street address of the project and any name by which it is commonly known.
- ♦ Affordable Units: Number of affordable housing units included in the development. This value is not shown for developments with inclusionary housing units until the number of affordable units is determined through the filing of a covenant, prior to issuance of a building permit. However, the number of affordable units is included for city-financed developments both during the permitting process and while permitted and awaiting construction. "TBD" indicates that the number of affordable units is "to be determined".
- Gross Floor Area: Includes only the gross floor area of the project under development. Other gross floor area may exist on the parcel, in either existing or prospective buildings, that affects the floor-to-area ratio (FAR) reported.
- ♦ *Neighborhood:* Cambridge is divided into thirteen neighborhoods for planning purposes. For more information see: http://www.cambridgema.gov/CDD/planud/neighplan.aspx.
- ◆ Parking Spaces: Includes both on-site and off-site spaces assigned to uses found in the project; to avoid double counting on-site spaces assigned to projects reported elsewhere are reported under those projects. Where on-site parking is shared with other developments or parking associated with the project is located off-site additional information about parking is stated in the Notes field.
- ◆ Permit Type: refers to the type of development approval required:
 - Affordable Housing Overlay: An all-affordable housing project proceeding under the terms of the Affordable Housing Overlay provisions of the Zoning Ordinance.
 - As of Right: Projects that do not require a major development approval and that otherwise meet the criteria for inclusion in the development Log.
 - o Board of Zoning Appeals: Project requires a special permit and/or variance granted by the Board of Zoning Appeals.
 - o *Comprehensive Permit*: Project permitted under Chapter 40B provisions for development of affordable housing.
 - Large Project Review: Projects subject to Large Project Review provisions in Article 19 of the Zoning Ordinance.
 - Planning Board Special Permit: Project required a special permit granted by the Planning Board.
- Project Type: refers to the type of construction called for by the project. Project Types include
 - New Construction: A new building constructed from foundation on up.
 - o Alteration: Includes the rehabilitation of an existing building.
 - Addition: Addition to an existing structure
 - Alteration/Addition: Combines alteration of an existing building with an addition.
 - Change of Use: Used where a change of use requires a special permit, such as the repurposing of an existing building

- Master Plan: Used for approved development that has not been allocated to a specific building.
- ◆ Zoning: Refers to the primary zoning under which the project is proceeding. For more information about zoning in Cambridge see: https://www.cambridgema.gov/CDD/zoninganddevelopment/Zoning

Open Data: Both current and historical data about projects found in the Development Log are available to the public in tabular format in the Planning section of the City's Open Data web site. You can view and search data without establishing an account. If you wish to save your work or make comments an account is required.

With this edition of the Development Log there are five tables and two associated maps. "Current Edition" tables contain data from the projects listed in the most recent edition. The data in these tables will be changed each time the Log is updated. Note that there are two Current Edition tables, one with project level data and another enumerating individual uses by project. Each table has an associated map. To download a copy of the data found here visit the Planning Category of the City's Open Data Portal:

https://data.cambridgema.gov/browse?q=development log

Disclaimer: All information that is presented here is accurate to the best of our knowledge at the time of publication. All information stated is subject to revision or retraction at any time.

This document is found at: https://www.cambridgema.gov/CDD/developmentlog

Direct questions or comments about the Development Log to:

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Project Map

- 1. 4 Mellen Street/1627 Massachusetts Ave
- 2. Acorn Holdings Concord Ave. Phase II
- 3. Alewife Park
- 4. Alexandria PUD
- 5. 300 Binney Street
- 6.87-101 Blanchard Road
- 7. 37 Brookline Street
- 8. Cambridge Crossing (North Point)
- 9. Cambridge Fire Department Headquarters
- 10. Cambridge Research Park
- 11. 851 Cambridge Street
- 12. 125 Cambridgepark Drive
- 13. 150 Cambridgepark Drive
- 14. Cambridgeside

- 15. 1 Canal Park
- 16. 35 Cherry Street
- 17. 160-180 Fawcett Street
- 18. First Street PUD
- 19. 2 Garden Street
- 20. Gaslight Building
- 21. 30 Hampshire Street
- 22. 213 Harvard Street
- 23. Jefferson Park Federal Revitalization
- 24. 3-5 Linnaean Street
- 25. MIT Graduate Student Dormitory
- 26. MIT Kendall Square
- 27. MIT Volpe Development
- 28. MXD Infill
- 29. 2161 Massachusetts Avenue

- 30. 2400 Massachusetts Avenue
- 31. 544-550 Massachusetts
- 32. 600 Massachusetts Avenue
- 33. Metropolitan Storage Warehouse
- 34. New MIT Music Building
- 35. 52 New Street
- 36. New Tobin School
- 37. 116 Norfolk Street
- 38. Polish Club
- 39. Ragon Institute
- 40. Rindge Commons Phase 1
- 41. Rindge Commons Phase 2
- 42. Schwartzman College of Computing
- 43. 49 Sixth Street
- 44. 101 Smith Place

- 45. Somerbridge Hotel
- 46. 815 Somerville Avenue
- 47. Sullivan Courthouse Redevelopment
- 48. The Galleria Residential
- 49. The Garage/36 JFK Street/33 **Dunster Street**
- 50. 1 Third Street
- 51. 235 Third Street
- 52. United American Veterans Clubhouse
- 53. University Monument Site
- 54. Walden Square Apartments
- 55. 28-30 Wendell Street
- 56. 53-55 Wheeler Street



Summary of Current Projects

Use	Gross Floor Area (sq. ft.)	Item	
Educational	299,954	Projects	
Fire Department	33,325	Residential Units	
Hotel	47,963	Parking Spaces	
nstitutional	916,860	Hotel Rooms	
ab/R&D	1,459,835	Dorm Rooms	
Office/R&D	4,950,344		
Residential	4,009,149		
Retail	328,200		
Total	12,045,630		

Status	Count
Pre-Permitting	3
Permitting	1
Design Review	5
Zoning Permit Granted or As of Right	21
Building Permit Granted	37
Complete	6
Total	73

Projects by Status

Pre-Permitting

Project Name	37 Bro	okline Street	Addı	ess	37 Brookline	Street		Multifami	ly affo	ordable housing	
Gross Floor	Area by L	Jse (sq. ft.)	Other Det	ails							
Residential			Parking Sp	aces		L	ot Area	(sq. ft.)		6,582	
						F	loor-A	rea Ratio			
						S	Special	Permit			
						_	, ,.	ilalia a Dannait			
Total GFA		TBD				E	Building Permit				
Developer		Just-a-Start	'		'	'					
Neighborhoo	od	5 - Cambridgeport									
Zoning		C-1/AHO						No locate Accidents			
Project Type		New Construction						No	o Image Available		
Permit Type		Affordable Housing	Overlay								
Former Nam	e/Use	Former home of arti	st Peter Vale	entine							
Notes:		First community mee	eting held 6/1	0/2024	ı						
Parking Note	es:										

Pre-Permitting

Project Name	35 Che	erry Street		Address	35 Ch	35 Cherry Street			Affordable homeownership development on City-owned vacant lot. Details to be determined.	
Gross Floor Area by Use (sq. ft.)			О	Other Details						
Residential			P	arking Spaces			Lot Ai	ea (sq. ft.)		10,953
							Floor-	Area Ratio		
							Speci	pecial Permit		
							Ruildi	uilding Permit		
Total GFA		1	ВD				Buildi	Building F Cirriic		
Developer		Just-A-Start	·							
Neighborhoo	od	4 - The Port/Area	ı IV							
Zoning		C-1/AHO						Nie		Aveilable
Project Type		New Construction	on					INC	ımage	Available
Permit Type		Affordable Hous	ing Ove	erlay						
Former Nam	ne/Use									
Notes:		No design yet. First community meeting 5/15/2024. Second community meeting 6/26/2024.						24.		
Parking Note	es:									30.57

Project Name	-30 We	ndell Street		Address	28-30 Wendell Street			Affordable housing development on adjacent lots formerly owned by Lesley University			
Gross Floor Area	by Use ((sq. ft.)	Oth	er Details							
Residential			Parl	king Spaces			Lot Are	a (sq. ft.)	22,594		
							Floor-A	rea Ratio			
							Specia	l Permit			
Total GFA		TBD					Buildin	g Permit			
Developer	Но	meowner's Rehab	, Inc	(HRI)							
Neighborhood	8 -	Baldwin									
Zoning	C-:	2A/AHO						No Imaga Available			
Project Type	Ne	ew Construction						INC	o Image Available		
Permit Type	Aff	fordable Housing C	verla	ay							
Former Name/Us	e Le	sley University ten	nis c	ourt and resid	dential b	uildings					
Notes:	Fir	st community meet	ing he	eld 6/20/2024							
Parking Notes:									2017		

Pre-Permitting

Summary - Pre-Permitting									
Item	Count	Use	Gross Floor Area (sq. ft.)						
Projects	3	Total	0						

Permitting

	2400 M Avenue	lassachusetts e	Address	2400 Mass Avenue	2400 Massachusetts Avenue			Residential and retail building to replace existing two-story commercial building fronting on Mass Ave and rear parking lot.	
Gross Floor A	rea by U	se (sq. ft.)	Other Details						
Residential		87,706	Parking Spaces		67	Lot Area	(sq. ft.)	27,786	
Retail		7,161	Housing Units		56	Floor-A	rea Ratio	3.41	
						Special	Permit	PB403	
Total GFA		94,867				Building Permit			
Developer		North Cambridge Par	tners LLC						
Neighborhood	1	11 - North Cambridge							
Zoning		BA-5							
Project Type		New Construction						16.5	
Permit Type		Planning Board Spec	ial Permit			100	AND THE PARTY OF T		
Former Name	/Use					3			
Notes:						'			
Parking Notes:	:	67 off-street parking s	paces for residen	ts only. No retai	l parking.				

Summary - Permitting

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	1	Residential	87,706
Residential Units	56	Retail	7,161
Parking Spaces	67	Total	94,867

Project Name	87-101	Blanchard Road	Address	87-101	87-101 Blanchard Road			New Affordable Housing Overlay project. 110 1-bedroom units with 8,000 SF of commercial space.			
Gross Floor A	Area by Us	se (sq. ft.)	Other Details	Other Details							
Residential		103,726	Parking Spaces		30	Lot Area	a (sq. ft.)	133,844			
			Housing Units		110	Floor-A	rea Ratio	1.36			
			Affordable Units		110	Special	Permit				
Total GFA		103,726				- Building Permit					
Developer		Bnai Brith Housing					100				
Neighborhood	d	12 - Cambridge Highl	ands			3					
Zoning		BA/C-1									
Project Type		New Construction				II					
Permit Type		Affordable Housing C	Overlay								
Former Name	e/Use										
Notes:		First of two required P meeting held 6/4/2024	•								
Parking Notes	s:										

Project Name	Cambr	idge Crossing Point) - Remainin Plan	g Address		ng unspecified ment for Cambridge g master plan.					
Gross Floor Area by Use (sq. ft.)			Other Details							
Residential		1,242,255	Parking Spaces		Lot Area	(sq. ft.)	1,690,876			
Retail		25,000	Housing Units	1000	Floor-Ar	ea Ratio	2.52			
Mixed Use		688,340			Special	Permit	PB179			
Total GFA		1,955,595			Building Permit					
Developer		DivcoWest	<u> </u>	I .	ī	-				
Neighborhoo	od	1 - East Cambridge								
Zoning		NP/PUD-6/PUD-4A								
Project Type		New Construction			335					
Permit Type		Planning Board Spec	ial Permit							
Former Nam	e/Use									
Notes:		FAR for entire Cambrid of some buildings part contribution, parking s	tions							
Parking Note	es:						23			

Project Name	MIT Ker Buildin	ndall Square - g <u>6</u>	Address	380 Main Street New retail			l building.			
Gross Floor	Area by Us	se (sq. ft.)	Other Details	Other Details						
Retail		13,200	Parking Spaces		0	Lot Area	(sq. ft.)	4,971		
						Floor-A	rea Ratio	4.48		
						Special	Permit	PB303		
						Building Permit				
Total GFA		13,200				Danang romm				
Developer		MIT				1	1			
Neighborhoo	od	2 - MIT / Area 2								
Zoning		C-3B MXD/PUD 5				9-		1 1111 111		
Project Type		New Construction								
Permit Type		Planning Board Spec	ial Permit				102			
Former Nam	e/Use					1	(A)			
Notes:		Permanent street address yet to be assigned by DPW. FAR for entire MIT Kendall Square SoMa project area including retained buildings.								
Parking Note	es:	Parking at 25 Hayward	l Street garage.					70		

-	_	pe Development Oment Remaining	Address		developm Transport	demaining as yet unspecified levelopment for US DOT Volpe fransportation Research Center dedevelopment.		
Gross Floor A	rea by Us	e (sq. ft.)	Other Details					
Office/R&D		914,711	Parking Spaces	1084	Lot Area	(sq. ft.)	455,750	
Residential	Residential 1,128,000		Housing Units	1400	Floor-Ai	ea Ratio	6.19	
Retail		83,818			Special	Permit	PB368	
Other		25,000			Decilation	: Downsit		
Total GFA	Total GFA				Building Permit			
Developer	ı	итимсо		'		May 3		
Neighborhood	1 1	- East Cambridge			3	V		
Zoning	F	PUD-7				1		
Project Type	ı	New Construction						
Permit Type	F	Planning Board Speci	al Permit			in the lines.		
Former Name/	/Use							
Notes:	f			Center redevelopment to foll ent exempt from FAR calcul			w	
Parking Notes:	: F	Parking will not replac	e existing Volpe pa	rking.			7	

-	Walden S Apartme		Address	102 She	erman Street		100% Affordable Housing Overlay project expanding existing Walden Square development.		
Gross Floor A	rea by Use	(sq. ft.)	Other Details						
Residential 132,226		Parking Spaces			Lot Area	a (sq. ft.)	319,049		
		Housing Units		95	Floor-A	rea Ratio	0.99		
			Affordable Units		95	Special	Permit		
Total GFA		132,226				Building Permit			
Developer	w	/inn Companies		· · · · · · · · · · · · · · · · · · ·			The state of the s		
Neighborhood	9.	- Neighborhood 9							
Zoning	C-	-2/AHO					- 3		
Project Type	N	ew Construction							
Permit Type	Af	ffordable Housing C	Overlay				E E	// 1	
Former Name/	/Use					66 56			
Notes:		rst of two required P as held 7/2/2024.	lanning Board Advi	isory Desigr	n Consultations h	eld 3/12/	2024. Seco	nd	
Parking Notes:	: Pr	roposal includes 198	parking spaces to	be shared	among new and e	existing u	nits.		

Summary - Design Review

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	5	Residential	2,606,207
Residential Units	2,605	Office/R&D	914,711
Parking Spaces	1,314	Mixed Use	688,340
		Retail	122,018
		Other	25,000
		Total	4,356,276

Project Name		en Street/1627 achusetts Ave		Address	4 Mellen Street				100% Affordable Housing Overla project. Preserves existing structure formerly used by Lesle University and includes addition.			
Gross Floor	Area by l	Jse (sq. ft.)	Ot	Other Details								
Residential 35,263			Pai	rking Spaces			0	Lot Are	a (sq. ft.)	14,465		
			Но	using Units			29	Floor-Area Ratio		2.44		
			Aff	ordable Units			29	Specia	l Permit			
Total GFA	Total GFA 35,26:							Buildin	g Permit			
Developer		Homeowners Rehab							1			
Neighborhoo	od	8 - Baldwin							LILE			
Zoning		C2-A						ī				
Project Type		Alteration/Enlargem	ent							THE PLANT		
Permit Type		Affordable Housing (Over	lay					NO THE			
Former Nam	e/Use	Lesley University Ad	miss	ions Office								
Notes:												
Parking Note	es:											

Project Name		idge Crossing Point) - Building R	R	Address	221 M	organ Avenue		New residential and retail building.		
Gross Floor	Area by Us	se (sq. ft.)	Oth	ner Details						
Residential	Residential 120,901		Parking Spaces 60				Lot Area	a (sq. ft.)	34,074	
Retail	Retail 18,32		Ηοι	using Units		120	Floor-A	rea Ratio	2.66	
							Special	Permit	PB179	
Total GFA	Total GFA 13						Building Permit			
Developer		DivcoWest					2		⊒(F	
Neighborhoo	d	1 - East Cambridge								
Zoning		NP/PUD-6					25			
Project Type		New Construction								
Permit Type		Planning Board Spec	ial Pe	ermit			A	The same of the		
Former Name	e/Use						5:45			
Notes:		FAR for overall Cambr units and 10 at 222 Jac				60 parking spaces	on site fo	or residentia	al	
Parking Note	s:									

Project Name	Redev	ridgeside elopment - 150 ridgeside Place		Address	150 Ca	O Cambridgeside Place use. Existing					t for office/R&D ructure will be second floor slab.
Gross Floor	Area by L	Jse (sq. ft.)	Oth	er Details							
Residential	Residential 175,000			king Spaces			Lot A	Area	(sq. ft.)		0
Retail		10,000	Hou	ısing Units		170	Floo	r-Ar	ea Ratio		4.66
							Spec	Special Permit			PB364
Total GFA		185,000					Build	Building Permit			
Developer		New England Develo	pmen	nt							
Neighborhoo	od	1 - East Cambridge									
Zoning		BA/PUD-8									
Project Type		Addition/Change of U	Jse					-			
Permit Type		Planning Board Spec	ial Pe	rmit							
Former Nam	e/Use	Cambridgeside Mall						ų.			Comment of the last
Notes:		FAR for overall Cambr slab. Interior demoliti	_	•		•		•			
Parking Notes: Parking included with 100 Cambridgeside Place redevelopment.											

Name		ridgeside elopment - 80 Firs	<u>t</u> Address	80 Fir	st Street	use. Exis	edevelopment for office/R&D e. Existing structure will be tained up to second floor slab.						
Gross Floor A	rea by l	Jse (sq. ft.)	Other Details	Other Details									
Office/R&D	Office/R&D 445,000		Parking Spaces			Lot A	rea (sq. ft.)	0					
Retail	etail 10,000					Floor	-Area Ratio	4.66					
						Spec	ial Permit	PB364					
						.							
Total GFA	Total GFA 455,000					– Build	ing Permit						
Developer		New England Develo	pment		•			Building Design Review 80 First Street					
Neighborhood	1	1 - East Cambridge						A STATE OF THE STA					
Zoning		BA/PUD-8											
Project Type		Addition/Change of L	Jse										
Permit Type		Planning Board Spec	ial Permit										
Former Name	/Use	Cambridgeside Mall											
Notes:		FAR is for overall Cam to be determined.	bridgeside Mall re	edevelopn	nent. Interior demo	olition ur	nderway. Lot a	area					
Parking Notes	:	Parking included with	100 Cambridgesi										

Project Name	160-180	0 Fawcett Street	Address	160-1	80 Fawcett Stre	eet	New office/R&D building replaces existing warehouse.		
Gross Floor	Area by U	se (sq. ft.)	Other Details						
Office/R&D		58,027	Parking Space	es .	46	Lot Area	a (sq. ft.)	33,432	
						Floor-A	rea Ratio	1.74	
						Special Permit		PB385	
						- Building	? Permit		
Total GFA	Total GFA					Ü			
Developer		Cabot, Cabot & Forbe	es			*		27	
Neighborhoo	od	12 - Cambridge Highl	ands			3			
Zoning		IB/AOD2						THE RUNNING	
Project Type		New Construction							
Permit Type		Planning Board Spec	ial Permit						
Former Nam	e/Use								
Notes:		Will Include demolitio	n of existing wa	rehouse.		·		*	
Parking Note	es:								

Project Name	First St	treet PUD - Parcel	<u>E</u>	Address	75 Firs	st Street			New reside	dentia	l and retail
Gross Floor Area by Use (sq. ft.) Other Details											
Residential	ential 80,698 Parking Spaces Lot Area (sq. ft.)		(sq. ft.)	9,749							
Retail		3,600	Hou	ısing Units		90) /	Floor-Ai	rea Ratio		8.65
							,	Special Permit			PB231A Amend 7
Total GFA		84,298					-	Building Permit			
Developer		Urban Spaces									***
Neighborhoo	od	1 - East Cambridge							STORES AND		M
Zoning		BA/PUD-4						8	1		
Project Type		New Construction								1	
Permit Type		Planning Board Spec	ial Pe	ermit				-			
Former Name	e/Use							-			* TON
Notes:		Requires amendment developed adjacent Pa				cludes rear porti	on o	of previo	ously		
Parking Note	Parking Notes: 38 to 45 parking spaces to be allocated from 107 First St. garage.										

Project Name	2 Garde	en Street	Add	ress	2 Gard	len Street			13 room boarding house. Expansion of pre-existing building.		
Gross Floor	Area by U	se (sq. ft.)	Other De	tails							
Residential		7,721	Parking Spaces 1				Lot Area (sq. ft.)		5,261		
			Housing Units				13	13 Floor-Area Ratio		1.69	
								Special Permit			
								D:II-II:	. D it		
Total GFA		7,721					Building Per		Permit		
Developer Garden Lodge LLC								1			
Neighborhoo	od	10 - West Cambridge								721	
Zoning		C-2							KJ		
Project Type		Addition/Change of U	Jse								
Permit Type		Board of Zoning Appe	eals								
Former Nam	e/Use							•			
Notes:											
Parking Note	es:										

Project Name	MIT Vo	lpe Development ng C1	Ada	dress	25 Broa	adway		New lab/R&D and retail building.					
Gross Floor	Area by L	lse (sq. ft.)	Other De	Other Details									
Lab/R&D		395,248	Parking Spaces 321			Lot Area (sq. ft.)		455,750					
Retail		12,645					Floor-A	rea Ratio	6.19				
							Special Permit		PB368				
Total GFA		407,893			Building Permit								
Developer		MITIMCO					3	And and					
Neighborho	od	1 - East Cambridge											
Zoning		PUD-7						4年间					
Project Type)	New Construction											
Permit Type		Planning Board Spec	ial Permit				4						
Former Nam	ne/Use						1		A				
Notes:		FAR and land area for	overall dev	/elopme	ent.								
Parking Note	es:	Parking from MIT Volp	e developn	nent po	ol.								

Project Name	MIT Volp	ce Development C3	Address	75 Bro	oadway		New office/R&D and retail building.		
Gross Floor	Area by Use	e (sq. ft.)	Other Details						
Office/R&D	Office/R&D 447,05			Parking Spaces 354				455,750	
Retail	Retail					Floor-A	rea Ratio	6.19	
						Special	Permit	PB368	
						5 7 7			
Total GFA		450,591		Building	Permit				
Developer	ı	итимсо							
Neighborhoo	d 1	- East Cambridge							
Zoning	F	PUD-7							
Project Type	ı	New Construction							
Permit Type	F	Planning Board Spec	ial Permit						
Former Name	e/Use						31	ar care discount	
Notes:	F	FAR and land area for	overall developme	ent.					
Parking Notes	Parking Notes: Parking from MIT Volpe development pool.					7			

-	Anniece Jan Binney Street					e/R&D building replaces iogen office building.						
Gross Floor Area by	Use (sq. ft.)	Other Details	Other Details									
Office/R&D	Office/R&D 450,576				Lot Area	a (sq. ft.)	60,624					
					Floor-A	rea Ratio	7.78					
					Special	Permit	PB315 MA2					
					5 77							
Total GFA	450,576				– Buildinį	g Permit						
Developer	Boston Properties			1								
Neighborhood	1 - East Cambridge											
Zoning	MXD											
Project Type	New Construction											
Permit Type	Planning Board Spec	ial Permit										
Former Name/Use	Biogen											
Notes:	To be done in conjunct Street. FAR approxima		tion of un	derground transfo	rmer sout	h of 290 Bin	ney					
Parking Notes: Parking at shared 1,584 space 290 Binney Street garage. Maximum parking 0.9 spaces/1000 SF.						00						

	2161 M Avenue	lassachusetts e	Address		2161 Massachusetts Avenue			and redev	/elopm	ial demolition, ent of existing idential and office
Gross Floor A	Area by U	se (sq. ft.)	Other Details							
Residential		7,272	Parking Spaces		7	Lot	t Area ((sq. ft.)		7,513
Office/R&D		2,514	Housing Units		8	Flo	or-Are	a Ratio		1.3
						Sp	Special Permit			PB397
Total GFA		9,786				Building Permit		Permit		
Developer		ND Development								
Neighborhood	d	11 - North Cambridge	•					_	No.	
Zoning		BA-2								
Project Type		Addition/Change of U	Jse				31	9		
Permit Type		Planning Board Spec	ial Permit					TA ST		
Former Name	e/Use								100	Town Inch and a second
Notes:		Received Historic Cor	nmission review.							
Parking Notes	s:									

Project Name	544-55 Avenu	50 Massachusetts e		Address	544-550 Massachusetts Avenue			Expansion of existing buildin accommodate residential us upper floors. Existing ground retail to be retained.		residential use on kisting ground floor	
Gross Floor	Area by l	Jse (sq. ft.)	Otl	Other Details							
Residential		16,807	Pai	rking Spaces		0	Lot	Area	(sq. ft.)		4,394
Retail		2,181	Но	using Units		27	Flo	or-Ai	rea Ratio		4.32
							Spe	Special Permit			PB381
Total GFA		18,988	Building Permit								
Developer		Central Square Rede	velo	pment LLC						TITLE	4
Neighborhoo	od	5 - Cambridgeport						0			
Zoning		BB-CSQ						MIL			
Project Type		Alteration/Change of	Use	•				100		A STATE OF	MATE AND FEE
Permit Type		Planning Board Spec	ial P	ermit							TAL CILLEGE
Former Nam	ne/Use							N			HI I THE E
Notes:		Requires both BZA var	ianc	e and Planning	g Board sp	ecial permit.					
Parking Note	es:										ر الم

Project Name	600 M	assachusetts le	Address		600 Massachusetts Avenue			Partial demolition of existing retail building to add six floors with housing and commercial space.				
Gross Floor	Area by l	Jse (sq. ft.)	Other Details	Other Details								
Residential		46,769	Parking Spaces		0	Lot Area	a (sq. ft.)	21,262				
Retail		32,427	Housing Units		46	Floor-A	rea Ratio	3.72				
						Special	Permit	PB369				
						Ruilding	g Permit					
Total GFA		79,196				Baname	, r omme					
Developer		Cifrino Mass Ave Rea	ılty									
Neighborho	od	5 - Cambridgeport					THE HE	FILE				
Zoning		ВВ						F				
Project Type)	Addition/Alteration				m'i		E G				
Permit Type		Planning Board Spec	ial Permit			1	THE REAL PROPERTY.	(Sections)				
Former Nam	ne/Use					8						
Notes:		GFA excludes space s	ubject to basemer	nt waiver.								
Parking Note	es:											

Project Name Rinda	ge Commons Phase	Page Commons Phase 2 Address 430 Rindge Avenue One of two ne buildings to be site of existing Apartments p					
Gross Floor Area by	Use (sq. ft.)	Other Details					
Residential	90,075	Parking Spaces	0	Lot Area	(sq. ft.)	155,591	
		Housing Units	77	Floor-A	rea Ratio	2.73	
		Affordable Units	77	Special	Permit		
Total GFA	90,075			- Building	? Permit		
Developer	Just-A-Start		'			を表現 (大)	
Neighborhood	11 - North Cambridge	e					
Zoning	C-2			40	7		
Project Type	New Construction						
Permit Type	Comprehensive Perr	nit				To make ?	
Former Name/Use				.2	*		
Notes:	Formerly referred to 4	18-450 Rindge Ave	ı.			(*\	
Parking Notes: Remaining 233 parking spaces will serve new and existing buildings.							

Zuring F Gi	IIIIt Gra	IIILEU OI AS OI N	giit								
Project Name	ne 49 Sixth Street			Address	49 Sixth Street				100% Affordable Housing Overlay project. Rehab of former Sacred Heart School and CPSD offices building. Located at corner of Thorndike and Seventh Streets.		
Gross Floor	Area by U	Jse (sq. ft.)	0	Other Details							
Residential		59,40	0 P	arking Spaces			0	Lot Area	a (sq. ft.)	19,865	
				ousing Units			46	Floor-A	rea Ratio	2.98	
			A	ffordable Units			46	Special	Permit		
								Building	g Permit		
Total GFA		59,40	0								
Developer		POAH						2		NOTE OF THE PARTY	
Neighborhoo	od	1 - East Cambridg	•						Arrow Market Mar	3-03-1	
Zoning		C-1/AHO								Tables on the state of the stat	
Project Type		Alteration/Change	of Us	se					A FEE	The same state of the same sta	
Permit Type		Affordable Housin	g Ove	rlay							
Former Nam	ne/Use	Sacred Heart Sch	ol an	d CPSD Office:	s				(mp)	(11)	
Notes:											
Parking Note	es:										

Project Name	Somer	bridge Hotel	Address	263 Ms	gr. O'Brien Hig	ghway	Hotel. Par Somervill	otel. Partially located in omerville.	
Gross Floor	Area by U	y Use (sq. ft.) Other Details							
Hotel		23,205	Parking Spaces		13	Lot Area	(sq. ft.)	15,490	
			Hotel Rooms		199	Floor-A	rea Ratio	1.5	
						Special	Permit		
						Ruilding	r Permit		
Total GFA		23,205				Building Permit			
Developer		Somerbridge Hotel L	LC						
Neighborhoo	od	1 - East Cambridge				139			
Zoning		SD-1							
Project Type		New Construction					ın E		
Permit Type		Board of Zoning Appe	eals				AG HO		
Former Nam	ne/Use								
Notes:		Includes demolition or needed.	f existing structure	. Site work	underway. Additio	onal appr	ovals might	be	
Parking Note	es:								

Project Name	815 So	merville Aven	<u>1e</u>	Addres	ss						vation of existing office nto laboratory space.			
Gross Floor	Area by L	Jse (sq. ft.)		Other Detail	Other Details									
Lab/R&D		27,8	24	Parking Spac	ces		!	5 1	Lot Area	(sq. ft.)	10,382			
								1	Floor-A	rea Ratio	2.66			
									Special Permit		PB402			
T								_ _	Building Permit					
Total GFA		27,8	24											
Developer		KS Partners									titi			
Neighborhoo	od	11 - North Camb	idge)							P I			
Zoning		ВС							6.					
Project Type		Alteration/Chan	ge of	Use							まま 非罪 一 一 一			
Permit Type		Planning Board S	pec	ial Permit										
Former Nam	ie/Use								. 1					
Notes:														
Parking Note	es:													

Project Name	The Ga	ılleria Residential	Address	57 JFK	57 JFK Street			Residential addition to existing retail structure.		
Gross Floor	Area by U	se (sq. ft.)	Other Details							
Residential		30,150	Parking Spaces		0	Lot Area	a (sq. ft.)	14,506		
			Housing Units		38	Floor-A	rea Ratio	4.61		
						Special	Permit	PB390		
Total GFA		30,150				- Building	{ Permit	250597		
Developer		Raj Dhanda						THE STATE OF THE S		
Neighborhoo	od	10 - West Cambridge					A STATE OF THE PARTY OF THE PAR			
Zoning		BB/HSOD								
Project Type		Addition					-	Mar Mar		
Permit Type		Planning Board Spec	ial Permit							
Former Name	e/Use					A STATE OF THE STA		NELV		
Notes:		Supersedes prior prop though Certificate of A permit 250597 issued follow.	Appropriateness w	as issued	2/2/23 and amend	ed 11/30/	23. Buildin	g /~^_		
Parking Note	s:									

Project Name		rage/36 JFK /33 Dunster Street	A	ddress	83-91	Mount Auburn	<u>Street</u>	Renovation of The Garage with office and retail space.		
Gross Floor Area by Use (sq. ft.) Other Details										
Office/R&D		87,494 Parking Spaces 0 Lot Area (sq. ft.)		17,608						
							Floor-A	rea Ratio	4.97	
							Special	Permit	PB386	
Total GFA		87,494					Building	(Permit	225078	
Developer		Trinity Real Estate Ma	anagem	ent						
Neighborhoo	d	6 - Mid-Cambridge								
Zoning		BB-HSO								
Project Type		New Construction/A	lteratior	n						
Permit Type		Planning Board Spec	ial Perm	nit						
Former Name	e/Use	The Garage								
Notes:		Will include retail with	GFA to	be determ	ined. Den	nolition will retain h	nistoric ex	terior walls		
Parking Notes	s:									

Project Name	1 Third	Street	Address	1 Third	d Street		New residential building replacing a Dunkin Donuts.		
Gross Floor	Area by U	se (sq. ft.)	Other Details						
Residential		16,921	Parking Spaces		0	Lot Are	ea (sq. ft.)	7,404	
			Housing Units		19	Floor-	Area Ratio	2.28	
						Specia	l Permit		
						Dil di.	or Downsit		
Total GFA		16,921				Builair	g Permit		
Developer		DND Homes, LLC					66		
Neighborhoo	od	1 - East Cambridge							
Zoning		BA/C-1					I H M	FEDOM	
Project Type		New Construction							
Permit Type		Board of Zoning Appe	eals						
Former Name	e/Use	Dunkin Donuts							
Notes:									
Parking Note	s:								

Project Name 235	235 Third Street			Address	235 Third Street		New resid	dential building.
Gross Floor Area	by Use (sq. ft.)	Othe	er Details				
Residential	esidential 18,080			ing Spaces	0	Lot Ar	ea (sq. ft.)	5,563
			Hous	sing Units	19	Floor-	Area Ratio	3.25
						Specia	al Permit	
Total GFA		18,080				Buildii	ng Permit	
Developer	DN	ID Homes			<u> </u>			
Neighborhood	1-	East Cambridge						
Zoning	IA-	1					10000	
Project Type	Ne	w Construction						
Permit Type	Во	ard of Zoning Appe	eals					AR DEBE
Former Name/Use	,						O) was now country of start two	
Notes:						·		
Parking Notes:								

Summary - Zoning Permit Granted or As of Right

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	21	Office/R&D	1,490,665
Residential Units	702	Residential	705,057
Parking Spaces	807	Lab/R&D	423,072
Hotel Rooms	199	Retail	92,714
		Hotel	23,205
		Total	2,734,713

Project Name	Acorn F Ave. Ph	Holdings Concord	Address	605 Co	ncord Avenue	1	New resid building.	ential and retail		
Gross Floor	Area by Us	se (sq. ft.)	Other Details							
Residential		53,551	Parking Spaces		68	Lot Area	a (sq. ft.)	21,666		
Retail		4,128	Housing Units		49	Floor-A	rea Ratio	2.66		
			Affordable Units		7	Special	Permit	PB319		
Total GFA		57,679				- Building	? Permit	55622		
Developer		Acorn Holdings		'				8/		
Neighborhoo	od	12 - Cambridge Highl	ands					18		
Zoning		BA/AOD-5								
Project Type		New Construction				4				
Permit Type		Planning Board Spec	ial Permit				1			
Former Nam	e/Use	Bank				Ė				
Notes:		Includes demolition o	(**\							
Parking Note	es:	Parking comprises 49 residential and 19 commercial spaces.								

Project Name	lewife I	Park - Building 1	Address	1 Alev	vife Park		Rehab of lab/R&D (existing building for use.	
Gross Floor Are	ea by Use	(sq. ft.)	Other Details						
Lab/R&D		90,000	Parking Spaces		0	Lot Area	a (sq. ft.)	45,125	
						Floor-A	rea Ratio	0.94	
						Special	Permit	PB387	
Total GFA		90,000				Building Permit		182959	
Developer	IC	SHG							
Neighborhood	1.	1 - North Cambridge	•						
Zoning	S	D-3					27'- 6"	181'-0" 8LDG 1	
Project Type	A	ddition/Alteration							
Permit Type	P	lanning Board Spec	ial Permit			1			
Former Name/U	Use G	CP/W. R. Grace Site	9						
Notes:			xisting building. Overall project includes transfer of development rights from d area. FAR is for entire Alewife Park project.						
Parking Notes:	Pa	arking for entire Alew	vife Center develop	20					

Project Name	ewife P	ark - Building 2	A	ddress	4 Alewife Park Rehab of exist office/R&D.				xisting building for
Gross Floor Area	a by Use (sq. ft.)	Other	Details					
Office/R&D		98,500	Parking	g Spaces		0	Lot Area	(sq. ft.)	853,776
							Floor-A	rea Ratio	0.94
							Special	Permit	PB387
T-+-1 054		00.500					Building Permit		199995
Total GFA		98,500							
Developer	IQI	HQ							
Neighborhood	11	- North Cambridge	•					M	
Zoning	SD	-3						THE REAL PROPERTY.	
Project Type	Ne	w Construction/Al	lteratior	n					
Permit Type	Pla	anning Board Spec	ial Perm	nit				14 6	
Former Name/Us	se GC	P/W. R. Grace Site	е						
Notes:		Overall project includes transfer of development rights from Jerry's Pond area. Foundation work underway. FAR is for entire Alewife Park project.							
Parking Notes:	Pa	rking for entire Alew	vife Center development reported separately.						20

Project Name	Alewif	e Park - Building 3		Address	1101101			of existing	struction and alteration g building for office/R&D		
Gross Floor	Area by U	lse (sq. ft.)	Othe	Other Details							
Office/R&D		147,400	Parki	ing Spaces		0	Lot Area	(sq. ft.)	853,776		
							Floor-A	rea Ratio	0.94		
							Special	Permit	PB387		
Total GFA		147,400					Building Permit		192693		
Developer		IQHQ						de l'			
Neighborhoo	od	11 - North Cambridge	е				8				
Zoning		SD-3									
Project Type		New Construction/A	lterati	on			H				
Permit Type		Planning Board Spec	ial Per	rmit							
Former Nam	e/Use	GCP/W. R. Grace Site	е								
Notes:		Overall project include entire Alewife Park pro		isfer of devel	opment r	ights from Jerry's F	ond area.	FAR is for			
Parking Note	s:	Parking for entire Alew underway.	vife Ce	nter develop	evelopment reported separately. Foundation work				200		

Project Name	lewife P	ark - Building 4	A	Address	2 Alew	2 Alewife Park Rehab of exi office/R&D u			existing building for D use.
Gross Floor Are	ea by Use	(sq. ft.)	Other	r Details					
Office/R&D		98,400	Parkin	ng Spaces		0	Lot Area	a (sq. ft.)	853,776
							Floor-A	rea Ratio	0.94
							Special	Permit	PB387
Total GFA		98,400					Building	g Permit	192754
Developer	IQ	HQ							
Neighborhood	11	- North Cambridge)						
Zoning	SD)-3					e de la companya de l	4	
Project Type	Ne	ew Construction/Al	lteratio	on					
Permit Type	Pla	anning Board Spec	ial Pern	mit				STEVE !	
Former Name/U	Jse GC	CP/W. R. Grace Site	е						
Notes:		hab of existing build ry's Pond area. FAR					opment ri	ghts from	
Parking Notes:	Parking for entire Alewife Center development reported separately.								

Project Name	Alewit	e Park - Building 5	Address	3 Alev	vife Park		New construction and alteration of existing building for office/R&D and retail use.				
Gross Floor	Area by l	Jse (sq. ft.)	Other Details								
Office/R&D 140,200		140,200	Parking Spaces 0			Lot Area (sq. ft.)		853,776			
Retail		3,500				Floor-A	rea Ratio	0.94			
						Special	Permit	PB387			
						Building Permit				400700	
Total GFA		143,700						192769			
Developer		IQHQ									
Neighborhoo	od	11 - North Cambridge)								
Zoning		SD-3									
Project Type		New Construction/A	lteration			3	200				
Permit Type		Planning Board Spec	ial Permit								
Former Nam	e/Use	GCP/W. R. Grace Site	e								
Notes:		Overall project include work underway. FAR is	n								
Parking Note	es:	Parking for entire Alew	vife Center deve								

Project Name	Alewife Garage	Park - Parking	ing Address 6 Alewife Park Park develop				rage for Alewife ent.			
Gross Floor	Area by Us	e (sq. ft.)	Othe	er Details						
Parking Gara	ge	0	Park	ing Spaces		609	Lot Are	Lot Area (sq. ft.)		853,776
							Floor-A	rea Ratio		0.94
							Special	Permit		PB387
Total GFA		TBD					Buildinį	Building Permit		192779
Developer	I	 QHQ							dir.	
Neighborhoo	d 1	1 - North Cambridge	е					-	4	
Zoning	S	6D-3						1		
Project Type	N	lew Construction/A	lterati	ion				A SA		
Permit Type	F	Planning Board Spec	ial Pe	rmit				Time	1	
Former Name	e/Use C	GCP/W. R. Grace Site	е				3			
Notes:		Overall project includes transfer of development rights from Jerry's Pond area. Foundation work underway. FAR is for entire Alewife Park project.							n	
Parking Notes	S:	ncludes all parking fo urface spaces.	rking for entire Alewife Center development. 358 space garage and 251						7	

Project Alexa Name Stree	ndria PUD - 161 Firs t	Address	161 First Street Office/R&D			redevelopment.				
Gross Floor Area by	Use (sq. ft.)	Other Details	Other Details							
Office/R&D	30,087	Parking Spaces	Lot Area (sq. ft.)		40,000					
				Floor-A	rea Ratio	3.75				
				Special	Permit	PB243				
Total GFA	30,087			Building Permit		54231				
Developer	Alexandria Real Esta	te	'	24	A Volume	100				
Neighborhood	1 - East Cambridge									
Zoning	IA-1/PUD-3A			m!						
Project Type	Alteration				HAUI					
Permit Type	Planning Board Spec	ial Permit								
Former Name/Use				20						
Notes:	Shared site with 50 Ro	gers Street, which								
Parking Notes:	Includes 18 parking sp	paces at 75/125 Bir	200							

	ndria PUD - 90 sy Street	Address	90 Binney Street New office/R&D and retail building.				
Gross Floor Area by	Use (sq. ft.)	Other Details					
Office/R&D	10,000	Parking Spaces		15	Lot Area	a (sq. ft.)	9,625
Retail	6,189				Floor-A	rea Ratio	1.68
					Special	Permit	PB243
					Building	g Permit	182441
Total GFA	16,189				Januaria	, , , , , , , , , , , , , , , , , , , ,	
Developer	Alexandria Real Esta	te					A STATE OF THE STA
Neighborhood	1 - East Cambridge					711	
Zoning	IA-1/PUD-3A					W.	
Project Type	Addition/Alteration						可以 原数
Permit Type	Planning Board Spec	ial Permit				HENRY BRIDE	
Former Name/Use					o		
Notes:	Also known as 219 Se	cond St.					
Parking Notes:	Parking provided at 50)/60 Binney Street (Garage.				20

Project Name	Binne	y Street							on of former Biogen h lab and office uses.		
Gross Floor Area	by Use (sq. ft.)	Oth	Other Details							
Lab/R&D		124,200	Parking Spaces			Lot Area (sq. ft.)		49,544			
Office/R&D		82,800					Floor-Ai	rea Ratio	4.18		
							Special	Permit			
Total GFA		207,000					Building Permit		221669		
Developer	Bos	ston Properties					9		717		
Neighborhood	1-	East Cambridge									
Zoning	МХ	(D						600			
Project Type	Alt	eration/Change of	Use								
Permit Type	As	of Right									
Former Name/Use	Bio	gen Office						State	The state of the s		
Notes:											
Parking Notes:	No	change in parking.									

Project Name		idge Crossing Point) - Building Q	Add	dress	121 M	organ Avenue		New offic retail.	e/R&D building with
Gross Floor	Area by U	se (sq. ft.)	Other Do	etails					
Office/R&D		163,794	Parking S	Spaces		144	Lot Area	a (sq. ft.)	55,997
Retail		1,801					Floor-A	rea Ratio	2.66
							Special	Permit	PB179
Total GFA		165,595					Building Permit		206184
Developer		DivcoWest					20.	Air.	
Neighborhoo	od	1 - East Cambridge							
Zoning		NP/PUD-6							
Project Type		New Construction							
Permit Type		Planning Board Spec	ial Permit	t					
Former Nam	e/Use							THE	A STATE OF THE STA
Notes:		FAR for overall Cambr	idge Cross	sing dev	elopment.				
Parking Note	es:								20

Project Name		idge Fire ment Headquarte	ers	Address					enovation of Cambridge Fire epartment Headquarters		
Gross Floor	Area by Us	se (sq. ft.)	Otl	her Details							
Fire Departm	Fire Department 33,325		Pai	rking Spaces		18	Lot Are	ea (sq. ft.)	21,172		
							Floor-	Area Ratio	1.57		
							Specia	l Permit			
Total GFA		33,325					Buildir	g Permit	263369		
		City of Cambridge									
Neighborhoo	od	6 - Mid-Cambridge									
Zoning		C-3									
Project Type		Addition/Alteration									
Permit Type As of Right		As of Right									
Former Nam	e/Use										
Notes:											
Parking Note	es:										

-	_	e Research Pa Third Street	Address Address	320-330 Third Street		New office/R&D building with community center.			
Gross Floor Area b	oy Use (sq. ft.)	Other Details						
Office/R&D		470,000	Parking Spaces	0	Lot Area	a (sq. ft.)	51,341		
Community Center	Community Center				Floor-A	rea Ratio	10.01		
					Special Permit		PB383		
Total GFA		500,000			- Building Permit		196010		
Developer	Bio	med				3 100			
Neighborhood 1 - East Cambridge							7 \		
Zoning	O-3	3/PUD-CDK							
Project Type	Nev	w Construction							
Permit Type Planning Board Spec			ial Permit						
Former Name/Use						in the same			
Notes:		Replaces Constellation Theatre proposal and gas transmission station. FAR for entire Cambridge Research Park project.							
Parking Notes:	Up								

Project Name	851 Ca	ambridge Street	Address	851 Cambridge Street			New residential and retail building replaces mixed use building destroyed by fire.			
Gross Floor Area by Use (sq. ft.)			Other Details							
Residential		15,000	Parking Spaces		6	Lot Area	a (sq. ft.)	5,836		
Retail		4,964	Housing Units		10	Floor-Area Ratio		2.48		
						Special	Permit			
Total GFA		19,964				- Building Permit		74225		
Developer Cambridge Hunting		Cambridge Hunting S	STS Realty Trust							
Neighborho	od	3 - Wellington Harrin	gton							
Zoning		BA/C-1								
Project Type New Construction		New Construction								
Permit Type		As of Right						FIRST TO THE		
Former Name/Use							0			
Notes:						·				
Parking Note	es:							20		

Project Name	125 Ca	mbridgepark Driv	<u>e</u> Address	125 Cambridgepark Drive Infill addition for lab/R&D us			ion to existing building D use.		
Gross Floor Area by Use (sq. ft.) Other Details									
Lab/R&D	Lab/R&D 50,000		Parking Spaces			Lot Area (sq. ft.)		126,612	
						Floor-A	rea Ratio	1.77	
						Special	Permit	PB26 Amd 7	
						Desilation	r Dawnit	045450	
Total GFA		50,000				Бинат	g Permit	215450	
Developer		Longfellow						ALCOHOLD WALLES	
Neighborhood	d	11 - North Cambridge)				-		
Zoning		O-2A/AOD-6					Treath of the latest		
Project Type New Construction									
Permit Type	Permit Type Planning Bo		ecial Permit						
Former Name	e/Use								
Notes:	Reduction in surface parking expected. Final GFA for building will total 216,981 SF.								
Parking Notes	s:								

Project Name	150 Ca	ambridgepark Driv	<u>e</u> Address	150 Cambridgepark Drive			HVAC/elec/elevator/infill work to convert office building to lab space.		
Gross Floor	Area by l	Jse (sq. ft.)	Other Details						
Lab/R&D		270,080	Parking Spaces 0		Lot Area (sq. ft.)		125,089		
						Floor-A	rea Ratio	2.65	
						Special Permit		PB47 Amend	
						- Building Permit		135347, 155714,	
Total GFA		270,080						172450	
Developer		Longfellow Real Esta	te			A			
Neighborhoo	od	11 - North Cambridge	- North Cambridge						
Zoning		O2A/AOD6							
Project Type Alteration/Change of Use						D 2			
Permit Type		Planning Board Spec	ial Permit					The second secon	
Former Name	e/Use								
Notes:		Might need new Planning Board special permit later depending on scope. FAR includes all structures on parcel.							
Parking Note	es:	No changes to parking							

Name Red		eside pment - 20 eside Place	Address 20 Cambridgeside Place			ace	Lab, office, and retail in redeveloped Cambridgeside mall.			
Gross Floor Area I	by Use (sq. ft.)	Other Details							
Lab/R&D		295,000	Parking Spaces			Lot Area	a (sq. ft.)	38,788		
Office/R&D		48,000				Floor-A	rea Ratio	4.66		
Retail	Retail					Special Permit		PB364		
						- Building Permit		130531		
Total GFA		360,000				Building Ferrin		130531		
Developer	Ne	w England Develo	pment			1	-			
Neighborhood	1-	East Cambridge								
Zoning	ВА	/PUD-8					41	HILLIAN		
Project Type	Ne	w Construction/Al	teration							
Permit Type	Pla	nning Board Speci	ial Permit							
Former Name/Use Macy's Department S			itore					T		
Notes:	FAI	FAR is for overall redevelopment. Existing structure will be retained up to second floor slab.								
Parking Notes:	Par	Parking included with 100 Cambridgeside Place redevelopment.								

building Pen	Till Orall	iteu							
Project R		pment - Core ce Space		Address	100 Cambridgeside Place Cambrid				n of third floor of eside mall from retail to lab space.
Gross Floor Are	ea by Use ((sq. ft.)	Oth	ner Details					
Lab/R&D		84,000	Par	king Spaces			Lot Area	267,821	
Office/R&D		56,000					Floor-Area Ratio		3.2
							Special	Permit	PB364
Total GFA	Total GFA						Building	(Permit	216130
Developer	Ne	ew England Develo	pme	nt				4 944	
Neighborhood	1-	East Cambridge							
Zoning	ВА	/PUD-4							
Project Type	Alt	teration/Change of	Use	•			in the	1	
Permit Type	Pla	anning Board Speci	ial P	ermit			N.		
Former Name/U	Use Ca	mbridgeside mall							EN COLUMN
Notes:									
Parking Notes:									25

Project Name	Redeve	idgeside elopment - Core etail Space	Address	100 Ca	Redeveloretail spa			opment of the core mall ace.	
Gross Floor	Area by U	se (sq. ft.)	Other Details						
Retail		315,000	Parking Spaces		1695	Lot Area	a (sq. ft.)	267,821	
						Floor-A	rea Ratio	3.2	
						Special	Permit	PB364	
Total GFA	Total GEA					- Building Permit		252579, 253670	
Developer		315,000 New England Develo	pment						
Neighborhoo	d	1 - East Cambridge				1	100		
Zoning		BA/PUD-4				1			
Project Type		Alteration							
Permit Type		Planning Board Spec	ial Permit					Re = / Sec	
Former Name	e/Use					7		nourtop	
Notes:		This record does not in	nclude 3rd floor co	nversion to	o lab.				
Parking Notes	s:	Includes all parking fo	r overall redevelop	oment.					

Project Name	Gaslig	ht Building	Address	711-727 Massachuse Avenue	oment of office building ad floor retail to notel including office uses.		
Gross Floor Area by Use (sq. ft.)			Other Details				
Hotel		24,758	Parking Spaces	0	Lot Area	a (sq. ft.)	10,553
Office/R&D		18,760	Hotel Rooms	36	Floor-A	rea Ratio	3.83
Retail		3,006			Special Permit		PB361
Total GFA		46,524			- Building	g Permit	195428
Developer		Gas Light Building LL	С			The state of	A Maria
Neighborhoo	d	6 - Mid-Cambridge					
Zoning		BB-CSQ				in a i	
Project Type		Alteration/Change of	Use				
Permit Type		Planning Board Spec	ial Permit		P		
Former Name	e/Use						
Notes:		FAR excludes exempte	ed retail GFA.				
Parking Notes	s:						

Project Name	30 Han	npshire Street	Address	30 Han	30 Hampshire Street New lab/R&			R&D building.
Gross Floor	Area by U	se (sq. ft.)	Other Details					
Lab/R&D		15,821	Parking Spaces 12		Lot Area (sq. ft.)		5,758	
						Floor-A	rea Ratio	4
						Special	Permit	
Total GFA		15,821				- Building Permit		150581
Developer		38-40 Hampshire St L	LC					Wine
Neighborhoo	d	4 - The Port/Area IV				111	of Dispasses	THE PARTY OF THE P
Zoning		I-B				0.02		
Project Type		New Construction					100 min	
Permit Type		As of Right						
Former Name	e/Use							
Notes:		Previously permitted a	s hotel under SP F	PB358.				
Parking Note	s:	No parking at site at ti	me of permit appli	cation.				

Project Name	213 Ha	rvard Street	Address	213 Harvard Street		New residential building replacing building destroyed by fire.		
Gross Floor	Area by U	se (sq. ft.)	Other Details					
Residential 12			Parking Spaces	Lot Area (sq. ft.)		5,913		
			Housing Units	8	Floor-A	rea Ratio	2.21	
					Special	Permit		
Total GFA		12,378			Building Permit		172820	
Developer		213 Harvard St Condo	o Assn	1		,		
Neighborhoo	od	4 - The Port/Area IV			-	- A		
Zoning		C-1			1			
Project Type		New Construction				開区水		
Permit Type		As of Right						
Former Nam	ne/Use					WAN BU	THE CHAPTER STATES	
Notes:								
Parking Note	es:							

Project Name		on Park Federal	Address	1 Jacks	son Place	rdable Housing Overlay placing existing Park federal CHA ent.		
Gross Floor A	Area by Us	se (sq. ft.)	Other Details					
Residential		379,925	Parking Spaces		138	Lot	Area (sq. ft.)	328,125
			Housing Units		278	Flo	or-Area Ratio	1.16
			Affordable Units		278	Spe	cial Permit	
Total GFA		379,925				Building Permit		195497, 195498, 195499, 195500, 195502, 195503, 195504
Developer		Cambridge Housing /	Authority					At .
Neighborhood	d	11 - North Cambridge	•					
Zoning		C-1A/C-2/AHO						
Project Type		New Construction						
Permit Type		Affordable Housing C	Overlay					The state of the s
Former Name	e/Use	Jefferson Park federa	l housing				1	
Notes:	Notes: Construction underway. Formerly 278 Rindge Ave. Net gain of 103 units.							
Parking Notes	s:	Application includes 1	32 on site and 3 of	ff site spac	es.			20

Project Name	MIT Gra	aduate Student tory	Address	269-29	299 Vassar Street buildi			aduate student apartment ilding replacing MIT Police ation and surface parking lot.	
Gross Floor A	Gross Floor Area by Use (sq. ft.)			Other Details					
Institutional		328,050	Parking Spaces		0	Lot Are	a (sq. ft.)	765,106	
			Housing Units		351	Floor-Area Ratio		1.87	
			Dorm Rooms		351	Specia	l Permit	PB371	
						D:IIi	Dit		
Total GFA		328,050				Builain	g Permit	151307, 145074	
Developer		MIT							
Neighborhood	d	2 - MIT / Area 2							
Zoning		SD-6, SD-11, IU Over	lay				-		
Project Type		New Construction							
Permit Type		Planning Board Spec	ial Permit					Control of the last	
Former Name	e/Use	MIT Police station						76	
Notes:		FAR includes all build	ings on larger conti	iguous MI	T-owned parcel.	·			
Parking Notes	S:	Parking included in ex	isting MIT pool.					20	

Project Name	MIT Ker Buildin	ndall Square - g 2	Address	200 Ma	200 Main Street New office building.			e/R&D and retail		
Gross Floor	Area by U	se (sq. ft.)	Other Details							
Office/R&D 312,		312,355	Parking Spaces 278		Lot Area (sq. ft.)		69,711			
Retail		10,925				Floor-Ai	rea Ratio	4.48		
						Special	Permit	PB303		
						Building	Permit	209931		
Total GFA		323,280								
Developer		MIT								
Neighborhoo	od	2 - MIT / Area 2								
Zoning		C-3B MXD/PUD 5								
Project Type		New Construction								
Permit Type		Planning Board Spec	ial Permit					Manager Market Control of the Contro		
Former Name	e/Use	Eastgate Graduate D	ormitory							
Notes:		FAR for entire MIT Ken demolition of former E				ed buildin	gs. Include	s		
Parking Note	es:									

Duituing F	Jillill OI	antou										
Project Name	MXD Ir Broady	nfill - 11 way	9-123		Address	119-123 Broadway				Residential/retail building. Project includes underground transformer, up to 1,584 space garage serving multiple MXD buildings, grade level public open space.		
Gross Floor	Area by U	Jse (sq. ft	t.)	Ot	her Details							
Residential			420,000	Pa	rking Spaces			Lot	Area	(sq. ft.)		105,000
Retail			700	Но	using Units		439	Flo	or-A	rea Ratio		7.78
						S		Spe	ecial	Permit		PB315 MA2
Total GFA			420,700					Bui	lding	Permit		222469
Developer		Boston	Properties				I				411	
Neighborhoo	od	1 - East	Cambridge									
Zoning		MXD								-		
Project Type		New Co	nstruction									
Permit Type		Planning	g Board Spec	ial P	ermit				-			
Former Nam	e/Use	Cambrio	dge Center No	orth	Garage				(3)			
Notes:		Lot area	Lot area and FAR approximate. Site work underway.									
Parking Note	es:	Parking	Parking ratio to be 0.4 to 0.75 space/unit.									

Building Pe	ermit Gi	ranted									
Project Name	MXD II Street	nfill - 290 Binney		Address	290 Bi	nney Street		includes u transform garage se	Office/retail building. Project includes underground transformer, up to 1,584 space garage serving multiple MXD buildings, grade level public open space.		
Gross Floor	Area by L	Jse (sq. ft.)	Ot	Other Details							
Office/R&D		500,000	Pa	rking Spaces		1584	Lot	Area (sq. ft.)		105,000	
Retail		3,904					Floo	or-Area Ratio		7.78	
						Special Permit			PB315 MA2		
							Rui	ding Permit		222345	
Total GFA		503,904				Duit	ung Fermit		222343		
Developer		Boston Properties	•								
Neighborhoo	od	1 - East Cambridge									
Zoning		MXD									
Project Type		New Construction									
Permit Type		Planning Board Spec	ial F	Permit							
Former Nam	ne/Use	Cambridge Center N	orth	Garage				The second second			
Notes:		Lot area and FAR approximate. Site work for building and transformer underway.								() · ()	
Parking Note	es:	Maximum parking 0.9	spaces/1000 SF.								

Building Pe	IIIII G	ranteu									
Project Name	Metro Warel	politan Storage nouse		Address	134 Massachusetts Avenue			Conversion of former storage warehouse into new facilities for MIT School of Architecture and Planning.			
Gross Floor Area by Use (sq. ft.)				Other Details							
Institutional		195,000	Pari	king Spaces		0	Lot Are	a (sq. ft.)	46,666		
							Floor-Area Ratio		4.71		
							Special Permit				
						Buildin	g Permit	200381, 216308			
Total GFA		195,000									
Developer		MIT					Z	Chair A	The state of the s		
Neighborhood	d	2 - MIT / Area 2							" 17		
Zoning		SD-6							III TE		
Project Type		Alteration/Change o	f Use					BALL I	PROOF		
Permit Type		As of Right									
Former Name	e/Use	Metropolitan Storage	e War	rehouse				LEGI	11 11 11		
Notes:		Includes selective de	moliti	on. Variance	allows foo	od service operatio	n on first	floor.			
Parking Notes	3:										

Project Name	New M	IT Music Building	Address	201 Amherst Street		New institutional building.				
Gross Floor	Area by U	se (sq. ft.)	Other Details							
Institutional		34,000	Parking Spaces	155	Lot Area (sq. ft.)		2,790,855			
					Floor-Area Ratio		0.81			
					Special	Permit				
					- Building	? Permit	147283			
Total GFA		34,000								
Developer		MIT				新新				
Neighborhoo	od	2 - MIT / Area 2								
Zoning		C-3			25					
Project Type		New Construction								
Permit Type		As of Right								
Former Nam	ne/Use				9	10 T				
Notes:		Will be campus buildi	ng W18.		· · · · · · · · · · · · · · · · · · ·		(^^\			
Parking Note	es:	No net increase in par	king due to reloca	tion of spaces from other ca	mpus loca	ations.	200			

Project Name	52 New S	Street	Address	52 Ne	w Street	ordable Housing Overlay cluding daycare space.		
Gross Floor Ar	rea by Use	(sq. ft.)	Other Details					
Residential		126,230	Parking Spaces		43	Lot Area	a (sq. ft.)	43,794
Educational		3,000	Housing Units		107	Floor-A	rea Ratio	3.3
			Affordable Units	3	107	Special	Permit	
Total GFA		129,230				- Building	g Permit	230992
Developer	Ju	ıst-A-Start						
Neighborhood	9	- Neighborhood 9					Agree .	FIF E
Zoning	IA	1-1/AHO						
Project Type	N	ew Construction						
Permit Type	At	ffordable Housing C	Overlay					The state of the s
Former Name/	Use W	arehouse and Gym					2 NEW STREET	A Section of the sect
Notes:						·		
Parking Notes:								20

Project Name	New To	obin School	Address	197 Vassal La	ane		New public school.			
Gross Floor	Area by U	lse (sq. ft.)	Other Details	Other Details						
Educational		299,954	Parking Spaces 150		150	Lot Area (sq. ft.)		396,958		
	Flo		Floor-A	rea Ratio	0.76					
						Special	Permit			
						Building Permit		185582		
Total GFA 299,95		299,954								
Developer		City of Cambridge								
Neighborhoo	od	10 - West Cambridge								
Zoning		B/OS								
Project Type		New Construction						STORE OF THE PARTY		
Permit Type		Board of Zoning Appe	eals							
Former Nam	ne/Use	Tobin Montessori and	d Vassal Lane Upp	er Schools.		2	3,-			
Notes:						·				
Parking Note	es:									

Building Pe	ennit G	เลเเเยน							
Project Name	116 No	orfolk Street		Address	116 No	orfolk Street		project. C housing d affordable	ordable Housing Overlay conversion of congregate evelopment to a partments for nomeless persons.
Gross Floor	Area by L	Jse (sq. ft.)	Otl	Other Details					
Residential	Residential 47,075		Pai	Parking Spaces		0	Lot Ar	rea (sq. ft.)	25,230
			Но	Housing Units		62	Floor-	-Area Ratio	1.87
			Affordable Units		62	Speci	al Permit		
							- Building Permit		201178
Total GFA		47,075							
Developer		Cambridge Housing	Auth	ority					
Neighborhoo	od	4 - The Port/Area IV							
Zoning		C-1/AHO							
Project Type		Addition/Alteration							THE HE
Permit Type		Affordable Housing (Over	lay					H
Former Nam	ne/Use								
Notes:									
Parking Note	es:								

Project Name	Polish	Club	Address	747 Can	nbridge Stree	et .	New residential building with community center.		
Gross Floor	r Area by U	Jse (sq. ft.)	Other Details						
Residential 6,86		6,869	Parking Spaces		9	Lot Area (sq. ft.)		6,200	
Community Center		1,097	Housing Units		6	Floor-Area Ratio		1.71	
						Specia	l Permit		
Total GFA		7,966				Building Permit		115390	
Developer		747 Cambridge St , LI	-C						
Neighborho	od	3 - Wellington Harring	gton						
Zoning		BA/C-1							
Project Type	e	New Construction							
Permit Type		Board of Zoning Appe	als				YENT TO		
Former Nan	ne/Use	Polish Club							
Notes:		Polish Club will take s	pace in new buildi	ng.		'			
Parking Notes:							20		

Project Name	mith Place	Address	101 Smith Place		New office	e/R&D building.		
Gross Floor Area by	Use (sq. ft.)	Other Details						
Office/R&D	142,153	Parking Spaces	154	Lot Area	(sq. ft.)	113,246		
				Floor-Area Ratio		Floor-Area Ratio		1.273
			Special Permit		PB359			
Total GFA	142,153			- Building Permit		107682		
Developer	The Davis Companie	es	-					
Neighborhood	12 - Cambridge High	nlands		*	anti			
Zoning	IB-2/AOD1,O1/AOD	3						
Project Type	New Construction							
Permit Type	Planning Board Spe	cial Permit			A E	A SA NEW		
Former Name/Use								
Notes:	Includes demolition	of existing technica	l office structure.					
Parking Notes:						2007		

Project Name		n Courthouse elopment	Address	40 Thorndike Street		Redevelopment of former Middlesex County Courthouse and addition of street-level residential units.	
Gross Floor	Area by U	lse (sq. ft.)	Other Details				
Office/R&D		434,593	Parking Spaces	355	Lot Area	a (sq. ft.)	59,788
Residential	Residential 47,46		Housing Units	48	Floor-A	rea Ratio	7.97
Retail	Retail 15,000		Affordable Units	48	Special	Permit	PB288
Total GFA	Total GFA 497,0				- Building	g Permit	97328
Developer		Leggat McCall					
Neighborhoo	od	1 - East Cambridge					
Zoning		ВВ			i de		
Project Type		Addition/Alteration					
Permit Type		Planning Board Spec	ial Permit				
Former Nam	ne/Use	Middlesex Count Cou	urthouse				
Notes:							
Parking Note	es:	Parking includes 85 sp	paces on-site and 2	270 spaces leased at First St	Garage.		

Building Pe	SITTIIL G	Tarrieu									
Project Name	United Clubh	d American Vetera ouse	ns	Address	1 Cedar Street			New residential building with community center to be occupied by United American Veterans Clubhouse		iter to be occupied	
Gross Floor	Area by l	Jse (sq. ft.)	Oth	Other Details							
Residential	Residential 9,981		Parking Spaces			8	Lo	ot Area	(sq. ft.)		7,590
Community	Community Center 2,11		Housing Units		8	Fl	oor-Ar	ea Ratio		1.59	
							S	oecial	Permit		
								., ,.			
Total GFA	Total GFA 1:						B	uilding	Permit		141137
Developer		John Repucci							1	1000	No. of the last of
Neighborhoo	od	11 - North Cambridge	•								
Zoning		BA-2									
Project Type		New Construction									
Permit Type		Board of Zoning Appe	als						1 11 2		
Former Nam	e/Use	United American Vet	eran	s Clubhouse							
Notes:		Includes demolition o zoning ordinance.	f exis	sting veterans	club. Als	o subject to Large	Proj	ect Re	view under	the	
Parking Note	es:										حرير ا

Project Name	Iniversity	y Monument Sit	Address	1043-1059 C Street	Cambridg	<u>e</u>	New resid	sidential and retail દુ.	
Gross Floor Are	ea by Use (sq. ft.)	Other Details						
Residential		24,892	Parking Spaces 13 Lot				(sq. ft.)	15,686	
Retail 4,364		4,364	Housing Units		18	Floor-A	rea Ratio	1.86	
			Affordable Units		4	Special	Permit	PB336	
						Building	Permit	152842	
Total GFA 29,256		29,256							
Developer	418	8 Real Estate				RENE	PERING OF 1055 CAMBRIDGE	sī	
Neighborhood	3 -	Wellington Harring	gton						
Zoning	ВА	/C-2B					- 111		
Project Type	Ne	w Construction							
Permit Type	Pla	nning Board Speci	ial Permit			9		THE TRANSPORT OF THE PARTY OF T	
Former Name/U	Jse Un	iversity Monumen	t Works						
Notes:									
Parking Notes:									

Summary - Building Permit Granted

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	37	Office/R&D	2,753,042
Residential Units	1,384	Residential	1,143,366
Parking Spaces	5,460	Lab/R&D	929,101
Hotel Rooms	36	Institutional	557,050
Dorm Rooms	351	Retail	390,481
		Educational	302,954
		Fire Department	33,325
		Community Center	33,211
		Hotel	24,758
		Total	6,167,288

Project Name	al Park	Address	1 Canal Park		Conversion Lab/R&D.	on of office building to				
Gross Floor Area by	Use (sq. ft.)	Other Details	Other Details							
Lab/R&D	107,662	Parking Spaces L			a (sq. ft.)	30,400				
	Floor		Floor-A	rea Ratio	3.54					
				Special	Permit	PB038				
				Building	r Dormit	156580				
Total GFA	107,662			Building Permit		136360				
Developer	1 Canal Park LLC									
Neighborhood	1 - East Cambridge									
Zoning	C2-A/PUD-4A				and O ===	100 m2m 100 M				
Project Type	Alteration									
Permit Type	As of Right				AT ME	THE REAL PROPERTY.				
Former Name/Use				E.						
Notes:				·						
Parking Notes:	No change to parking.									

Project Name	3-5 Lin	naean Street	Address	3-5 Lin	naean Street		Conversion of existing underutilized basement space into housing.			
Gross Floor	Area by U	lse (sq. ft.)	Other Details							
Residential		50,701	Parking Spaces 0			Lot Area (sq. ft.)		24,153		
			Housing Units		5	Floor-Area Ratio		2.1		
			Affordable Units		1	Special	Permit	PB329		
Total GFA 50		50,701				Building Permit		25045		
Developer		Willow Land Corpora	tion				The second secon			
Neighborhod	od	9 - Neighborhood 9				Same of Same o		**Anne - A, 100 for (1, 100 m. 2021 for 72) **Prince - A, 100 for (1, 1		
Zoning		C-2/BA-2				Ganage Supply Supply Supply To	-11.	Per of January 120 February 1200 February		
Project Type		Alteration				1	131	Selection of the select		
Permit Type		Planning Board Spec	ial Permit			4	TO SOURCE STREET	The state of the s		
Former Nam	ne/Use					ь	GRAPHIC SCALE	LINNAEAN STREET Plot Pign 3-5 Lineage Street Combridge, MA 02138 Take Name Street Combridge, MA 02138 Take Name Street		
Notes:		GFA includes entire ex	kisting 37 unit build	ling.		·				
Parking Note	es:							20		

Project Name	Ragon In	nstitute	Address	600-62	24 Main Street		New institutional building associated with MGH, MIT and Harvard.		
Gross Floor Ar	ea by Use	e (sq. ft.)	Other Details						
Institutional	Institutional 185,81		Parking Spaces		120	Lot Area	a (sq. ft.)	67,579	
						Floor-A	rea Ratio	2.75	
						Special	Permit	PB375	
						Building	· Darmit	149353	
Total GFA 185,		185,810				Building	, Permit	149353	
Developer	M	1IT/Ragon Institute				152	A LANGUE		
Neighborhood	2	- MIT / Area 2				1	18		
Zoning	IE	В							
Project Type	N	lew Construction							
Permit Type	Р	lanning Board Spec	ial Permit			8			
Former Name/	Use O	Olmstead-Flint Build	ing					A Commission of the Commission	
Notes:		ncludes demolition o s associated with MG			varehouse structur	es. The R	agon Institu	ite , , , , , , , , , , , , , , , , , , ,	
Parking Notes:								20	

Project Name	Rindge	Commons Phase	• 1 Aa	ddress	432 Ri	ndge Avenue		buildings to	new residential o be constructed on the ting Rindge Tower s parking lot.
Gross Floor A	rea by Us	se (sq. ft.)	Other D	Details					
Residential	Residential 27,96		Parking Spaces		0	Lot	Area (sq. ft.)	155,591	
Educational	Educational		Housing Units		24	Floo	or-Area Ratio	2.73	
Office/R&D		12,192	Affordal	ble Units		24	Spe	cial Permit	
Total GFA		68,954					Building Permit		158329
Developer		Just-A-Start				ı			4.2 M
Neighborhood		11 - North Cambridge)						
Zoning		C-2						V dent 9	
Project Type		New Construction							
Permit Type		Comprehensive Pern	nit						S SERVICE STATE
Former Name/	/Use								
Notes:	-	Temporary C of O issu	ed but av	waiting Gr	een Build	ing report			
Parking Notes:	Parking Notes: Remaining 233 parking spaces will serve new and existing buildings.					20			

Project Name	Schwa Comp	ortzman College o uting	f	Address	51 Va	ssar Street		New MIT i	nstitu	itional building.
Gross Floor	Area by U	Jse (sq. ft.)	Otl	her Details						
Institutional		174,000	Pai	rking Spaces			Lot Are	a (sq. ft.)		409,261
							Floor-A	rea Ratio		1.64
							Special	Permit		PB370
							Decilation	- Daymait		141637
Total GFA 174,000						– Building	uilding Permit		141037	
Developer		MIT	•							
Neighborhoo	od	2 - MIT / Area 2					8			3.0
Zoning		C-3B					1		0.10	
Project Type		New Construction						3	alasta.	
Permit Type		Planning Board Spe	cial P	ermit				to the Bun as		The Land of the Control of the Contr
Former Nam	e/Use	MIT Building 44								
Notes:		Replaces MIT Building 44, which has been demolished. FAR includes all buildings on larger contiguous MIT-owned parcel.					(^\			
Parking Note	es:	Parking included in MIT pool.				200				

Project Name	53-55 V	Vheeler Street	Address	ress 53-55 Wheeler Street		New residential building replacing Abt Associates offices.	
Gross Floor	Area by Us	se (sq. ft.)	Other Details				
Residential		563,609	Parking Spaces	448	Lot Are	ea (sq. ft.)	249,518
			Housing Units	525	Floor-	Area Ratio	2.26
			Affordable Units	99	Specia	al Permit	PB330
Total GFA		563,609			Buildii	ng Permit	61424, 61926
Developer		55-9 Wheels Owner L	LC	-			
Neighborhoo	od	12 - Cambridge Highl	ands			Aller In	
Zoning		O1/AOD4				THE REAL PROPERTY.	
Project Type		New Construction					
Permit Type		Planning Board Spec	ial Permit				
Former Name	e/Use	Abt Associates					
Notes:		C of O 249844 for 405 units at 55 Wheeler St issued 1/19/2024, C of O 249856 for 120 units at 53 Wheeler St issued 2/29/2024					ts at
Parking Note	s:						

Summary - Complete

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	6	Residential	642,278
Residential Units	554	Institutional	359,810
Parking Spaces	568	Lab/R&D	107,662
		Educational	28,794
		Office/R&D	12,192
		Total	1,150,736

Phased Developments in Process

Does not include phases completed in prior years.

Alewife Park

Project Name	Address	Description	Status	Total GFA
Alewife Park - Building 1	1 Alewife Park	Rehab of existing building for lab/R&D use.	Building Permit Granted	90,000
Alewife Park - Building 2	4 Alewife Park	Rehab of existing building for office/R&D.	Building Permit Granted	98,500
Alewife Park - Building 3	5 Alewife Park	New construction and alteration of existing building for office/R&D use.	Building Permit Granted	147,400
Alewife Park - Building 4	2 Alewife Park	Rehab of existing building for office/R&D use.	Building Permit Granted	98,400
Alewife Park - Building 5	3 Alewife Park	New construction and alteration of existing building for office/R&D and retail use.	Building Permit Granted	143,700
Alewife Park - Parking Garage	6 Alewife Park	New parking garage for Alewife Park development.	Building Permit Granted	0

Alexandria PUD

Project Name	Address	Description	Status	Total GFA
Alexandria PUD - 161 First Street	161 First Street	Office/R&D redevelopment.	Building Permit Granted	30,087
Alexandria PUD - 90 Binney Street	90 Binney Street	New office/R&D and retail building.	Building Permit Granted	16,189

Cambridge Crossing (North Point)

Project Name	Address	Description	Status	Total GFA
Cambridge Crossing (North Point) - Building Q2	121 Morgan Avenue	New office/R&D building with retail.	Building Permit Granted	165,595
Cambridge Crossing (North Point) - Building R	221 Morgan Avenue	New residential and retail building.	Zoning Permit Granted or As of Right	139,225
Cambridge Crossing (North Point) - Remaining Master Plan		Remaining unspecified development for Cambridge Crossing master plan.	Design Review	1,955,595

Cambridge Research Park

Project Name	Address	Description	Status	Total GFA
Cambridge Research Park - 320-330 Third Street	320-330 Third Street	New office/R&D building with community center.	Building Permit Granted	500,000

Cambridgeside Redevelopment

Project Name	Address	Description	Status	Total GFA
Cambridgeside Redevelopment - 150 Cambridgeside Place	150 Cambridgeside Place	Redevelopment for office/R&D use. Existing structure will be retained up to second floor slab.	Zoning Permit Granted or As of Right	185,000
Cambridgeside Redevelopment - 20 Cambridgeside Place	20 Cambridgeside Place	Lab, office, and retail in redeveloped Cambridgeside mall.	Building Permit Granted	360,000
Cambridgeside Redevelopment - 80 First Street	80 First Street	Redevelopment for office/R&D use. Existing structure will be retained up to second floor slab.	Zoning Permit Granted or As of Right	455,000
Cambridgeside Redevelopment - Core Mall Office Space Conversion	100 Cambridgeside Place	Conversion of third floor of Cambridgeside mall from retail to office and lab space.	Building Permit Granted	140,000
Cambridgeside Redevelopment - Core Mall Retail Space	100 Cambridgeside Place	Redevelopment of the core mall retail space.	Building Permit Granted	315,000

First Street PUD

Project Name	Address	Description	Status	Total GFA
First Street PUD - Parcel E	75 First Street	New residential and retail building.	Zoning Permit Granted or As of Right	84,298

MIT Kendall Square

Project Name	Address	Description	Status	Total GFA
MIT Kendall Square - Building 2	200 Main Street	New office/R&D and retail building.	Building Permit Granted	323,280
MIT Kendall Square - Building 6	380 Main Street	New retail building.	Design Review	13,200

MIT Volpe Development

Project Name	Address	Description	Status	Total GFA
MIT Volpe Development - Building C1	25 Broadway	New lab/R&D and retail building.	Zoning Permit Granted or As of Right	407,893
MIT Volpe Development - Building C3	75 Broadway	New office/R&D and retail building.	Zoning Permit Granted or As of Right	450,591
MIT Volpe Development - Development Remaining		Remaining as yet unspecified development for US DOT Volpe Transportation Research Center redevelopment.	Design Review	2,151,529

MXD Infill

Project Name	Address	Description	Status	Total GFA
MXD Infill - 119-123 Broadway	119-123 Broadway	Residential/retail building. Project includes underground transformer, up to 1,584 space garage serving multiple MXD buildings, grade level public open space.	Building Permit Granted	420,700
MXD Infill - 250 Binney Street	250 Binney Street	New office/R&D building replaces existing Biogen office building.	Zoning Permit Granted or As of Right	450,576
MXD Infill - 290 Binney Street	290 Binney Street	Office/retail building. Project includes underground transformer, up to 1,584 space garage serving multiple MXD buildings, grade level public open space.	Building Permit Granted	503,904