

Development Log

2024 Q3 (July - September)

City of Cambridge Community Development Department

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City of Cambridge Community Development Department Development Log 2024 Q3 (July - September)



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.
 - o 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. 745 Concord Avenue
- 3. Acorn Holdings Concord Ave. Phase II
- 4. Alewife Park
- 5. Alexandria PUD
- 6. 300 Binney Street
- 7.87-101 Blanchard Road
- 8. 37 Brookline Street
- 9. Cambridge Crossing (North Point)
- Cambridge Fire Department Headquarters
- 11. Cambridge Research Park
- 12. 851 Cambridge Street
- 13. 125 Cambridgepark Drive
- 14. 150 Cambridgepark Drive
- 15. Cambridgeside Redevelopment

- 16. 1 Canal Park
- 17. 35 Cherry Street
- Corcoran Park Redevelopment
- 19. 160-180 Fawcett Street
- 20. First Street PUD
- 21. 2 Garden Street
- 22. Gaslight Building
- 23. 30 Hampshire Street
- 24. 213 Harvard Street
- 25. Jefferson Park Federal Revitalization
- 26. 3-5 Linnaean Street
- 27. MIT Graduate Student Dormitory
- 28. MIT Kendall Square
- 29. MIT Volpe Development
- 30. MXD Infill
- 31. 2072 Massachusetts Avenue

- 32. 2161 Massachusetts Avenue
- 33. 2400 Massachusetts Avenue
- 34. 544-550 Massachusetts Avenue
- 35. 600 Massachusetts Avenue
- 36. Metropolitan Storage Warehouse
- 37. New MIT Music Building
- 38. 52 New Street
- 39. New Tobin School
- 40. 116 Norfolk Street
- 41. Polish Club
- 42. Ragon Institute
- 43. Rindge Commons Phase 1
- 44. Rindge Commons Phase 2
- 45. Schwartzman College of Computing
- 46. 49 Sixth Street

- 47. 101 Smith Place
- 48. Somerbridge Hotel
- 49. 815 Somerville Avenue
- 50. Sullivan Courthouse Redevelopment
- 51. The Galleria Residential
- 52. The Garage/36 JFK Street/33 Dunster Street
- 53. 1 Third Street
- 54. 235 Third Street
- 55. United American Veterans Clubhouse
- 56. University Monument Site
- 57. Walden Square Apartments
- 58. 28-30 Wendell Street
- 59. 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	
Institutional	916,860	Hotel Rooms	
Lab/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	6
Design Review	1
Zoning Permit Granted or As of Right	25
Building Permit Granted	37
Complete	7
Total	76

Projects by Status

Project .	745 Cc	oncord Avenue	Address	745 Concord Ave		Initial proposal for 227 multifamily units with 15 onsite parking spaces		
Gross Floor A	rea by L	Jse (sq. ft.)	Other Details			•		
Residential			Parking Spaces		Lot A	rea (sq. ft.)	6,408	
					Floo	r-Area Ratio		
					Spec	ial Permit		
Total GFA TBD			Building Permit					
Developer		-		-			1	
Neighborhood	1	12 - Cambridge Highl	ands					
Zoning		0-1				N	lo Image Available	
Project Type		New Construction/A	teration					
Permit Type		Planning Board Spec	ial Permit					
Former Name	/Use	Office						
Notes:							•	
Parking Notes:	:							

Project Name	37 Bro	Address 37 Brookline Street				Multifamily affordable rental housing				
Gross Floor Area by Use (sq. ft.)			Other De	Other Details						
Residential			Parking S	Spaces			Lot Are	a (sq. ft.)		6,582
							Floor-A	rea Ratio		
							Specia	l Permit		
							Buildin	ildia a Damait		
Total GFA		TBD					Building Permit			
Developer		Just-a-Start	•							
Neighborhod	od	5 - Cambridgeport								
Zoning		C-1/AHO						N	lo Image Available	
Project Type		New Construction						INC	o image .	Avaitable
Permit Type		Affordable Housing (Overlay							
Former Nam	ne/Use	Former home of artist Peter Valentine								
Notes:		First community meeting held 6/10/2024. Second community meeting held 9/11/2024.								
Parking Note	es:									

Project Name	35 Che	erry Street	Address	35 Cherry Street			nent o t. Deta	eownership n City-owned nils to be
Gross Floor	r Area by l	Jse (sq. ft.)	Other Details					
Residential			Parking Spaces		Lot A	rea (sq. ft.)		10,953
					Floo	r-Area Ratio		
					Spec	ial Permit		
Total GFA	Total GFA TBD		B		- Build	uilding Permit		
Developer		Just-A-Start					-	
Neighborho	od	4 - The Port/Area IV						
Zoning		C-1/AHO						
Project Type	9	New Construction				N	o Image	Available
Permit Type	!	Affordable Housing C	Overlay					
Former Nan	ne/Use							
Notes:		No design yet. First community meeting 5/15/2024. Second community meeting 6/26/2024. Third community meeting 8/21/2024.						
Parking Notes:								

Project Name		ran Park elopment		Address	18 Cus	18 Cushing Ct deve		developm	velopment of CHA opment with 153 existing Planned units TBD.	
Gross Floor	Area by U	Jse (sq. ft.)	Othe	r Details						
Residential			Parki	ing Spaces			Lot Are	a (sq. ft.)		363,539
							Floor-A	Area Ratio		
							Specia	l Permit		
							5 " "			
Total GFA	Total GFA TBD						Buildin	Building Permit		
Developer		СНА	-				'			
Neighborho	od	13 - Strawberry Hill						No Image Available		
Zoning		C-1/AHO								
Project Type	;	New Construction						IN C	o image	Available
Permit Type		Affordable Housing	Overlay	у						
Former Nam	ne/Use									
Notes:							'			
Parking Note	es:									

Project Name	2072 M Avenu	lassachusetts e	Addr	ess	2072 I	Massachusetts Ie			Redevelopment of current restaurant site to affordable rental housing	
Gross Floor	Area by U	Jse (sq. ft.)	Other Deta	ails						
Residential			Parking Sp	aces			Lot A	rea (sq. ft.)		8,515
							Floor	-Area Ratio		
							Spec	ial Permit		
							Ī.,,			
Total GFA	otal GFA TBD						– Build	ilding Permit		
Developer		Capstone Communit	ies			-				
Neighborhoo	od	11 - North Cambridge)							
Zoning		BA-2						No Image Available		
Project Type		New Construction						IN	o image	Available
Permit Type		Affordable Housing C	Overlay							
Former Nam	e/Use	Darul Kabob restaura	ant							
Notes:		First community meeting held 10/9/2024, with repeat meeting 10/30/2024 due to technical issues at first meeting.						(^^		
Parking Note	es:								حريم ا	

Project Name	28-30 W	Vendell Street	Addre	ss	28-30 Wendell Street		Affordable housing development on adjacent lots formerly owned by Lesley University		
Gross Floor A	Area by Us	se (sq. ft.)	Other Detai	ls					
Residential			Parking Spac	ces		Lot Are	a (sq. ft.)	22,594	
						Floor-A	rea Ratio		
						Specia	l Permit		
						Decitation	~ Down it		
Total GFA		TBD			Building Per		g Permit		
Developer Homeowner's Rehab			, Inc (HRI)		'				
Neighborhood	d	8 - Baldwin							
Zoning		C-2A/AHO							
Project Type		New Construction				6	1		
Permit Type		Affordable Housing C	verlay				A PORT		
Former Name	e/Use	Lesley University tennis court and residential buildings							
Notes:		First community meet	st community meeting held 6/20/2024.						
Parking Notes	king Notes:								

	Summary - P	re-Permitting	
Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	6	Total	0

Design Review

Project MIT K Name Build	endall Square - ing 6	Address 380 Main Street New retail bu		building.		
Gross Floor Area by	Use (sq. ft.)	Other Details				
Retail	13,200	Parking Spaces	0	Lot Area	a (sq. ft.)	4,971
				Floor-A	rea Ratio	4.48
				Special	Permit	PB303
Total GFA	13,200			- Building Permit		
Developer	MIT		-	1	ALC: N	AND THE PARTY OF T
Neighborhood	2 - MIT / Area 2				1000	
Zoning	C-3B MXD/PUD 5			1	1	11111111
Project Type	New Construction					
Permit Type	Planning Board Spec	ial Permit			102	
Former Name/Use					So -	
Notes:	Permanent street address yet to be assigned by DPW. FAR for entire MIT Kendall Square SoMa project area including retained buildings.					
Parking Notes:	Parking at 25 Hayward	·				

Summary - Design Review

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	1	Retail	13,200
		Total	13,200

		n Street/1627 husetts Ave		Address	4 Melle	4 Mellen Street project. Proje				dable Housing Overlay eserves existing ormerly used by Lesley and includes addition.	
Gross Floor A	rea by Us	e (sq. ft.)	Oth	ner Details							
Residential		35,263	Par	king Spaces			0	Lot Area	a (sq. ft.)	14,465	
			Нοι	using Units		:	29	Floor-A	rea Ratio	2.44	
			Affo	ordable Units		:	29	Special	Permit		
Total GFA		35,263						Building	g Permit	1139878	
Developer	H	Homeowners Rehab									
Neighborhood	1 8	3 - Baldwin							LIFE		
Zoning	(C2-A						[1]			
Project Type	, ,	Alteration/Enlargeme	ent					11		HE HOLD	
Permit Type	-	Affordable Housing C	verl	ay				111	NO THE		
Former Name	/Use L	Lesley University Adr	nissi	ions Office							
Notes:											
Parking Notes:	:										

Project Name	87-101 B	Blanchard Road	Address	87-101	Blanchard Ro	ad	New Affordable Housing Overla project. 110 1-bedroom units w 8,000 SF of commercial space.						
Gross Floor A	Area by Use	e (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						
						Duilding	(Dormit						
Total GFA		103,726				Building	, Permit						
Developer	В	Bnai Brith Housing					100						
Neighborhood	d 1	2 - Cambridge Highl	ands										
Zoning	В	BA/C-1											
Project Type	N	New Construction				I							
Permit Type	Δ	Affordable Housing C	Overlay										
Former Name	e/Use												
Notes:		rirst of two required P neeting held 6/4/2024	•	ign Advisoı	ry meetings held 1	/30/2024	. Second	•					
Parking Notes:													

Project Name		dge Crossing Point) - Building R	Address	221 M	organ Avenue		New resid	dential and retail
Gross Floor	Area by Us	e (sq. ft.)	Other Details					
Residential		120,901	Parking Space	S	60	Lot Area	a (sq. ft.)	34,074
Retail		18,324	Housing Units		120	Floor-A	rea Ratio	2.66
						Special	Permit	PB179
Total GFA		139,225				Building	g Permit	
Developer	1	DivcoWest				2		3/6
Neighborhoo	d 1	1 - East Cambridge						
Zoning	1	NP/PUD-6						
Project Type	P	New Construction						
Permit Type	F	Planning Board Spec	al Permit					
Former Name	e/Use					640		A THE PARTY OF THE
Notes:		FAR for overall Cambr units and 10 at 222 Jac			. 60 parking spaces	on site fo	or residentia	al (^^^
Parking Notes	s:							20

Zoning Per	mit Gra	anted or As of Righ	<u>nt</u>							
Project Name	(North	ridge Crossing n Point) - Remainin er Plan	g Address				developm Crossing specific b received,	Remaining unspecified development for Cambridge Crossing master plan. Once specific building proposals are received, they will be subject to design review.		
Gross Floor	Area by l	Jse (sq. ft.)	Other Details							
Residential		1,242,255	Parking Spaces			Lot Are	a (sq. ft.)		1,690,876	
Retail		25,000	Housing Units		1000	Floor-A	rea Ratio		2.52	
Mixed Use	Mixed Use 688,340					Specia	l Permit		PB179	
Total GFA		1,955,595				Buildin	g Permit			
Developer		DivcoWest				ī		200		
Neighborhoo	od	1 - East Cambridge							Maria Maria M	
Zoning		NP/PUD-6/PUD-4A								
Project Type		New Construction						Charles of the Control of the Contro		
Permit Type		Planning Board Spec	ial Permit							
Former Nam	ne/Use					X.				
Notes:	FAR for entire Cambridge site. Includes GFA for buildings yet to enter design review. Portions of some buildings partially in Somerville and Boston. Total units, affordable housing contribution, parking spaces, and retail GFA to be determined.								A. S. C.	
Parking Notes:										

Project Name	Redev	ridgeside elopment - 150 ridgeside Place		Address	150 Cambridgeside Place use.					dedevelopment for office/R&D ise. Existing structure will be etained up to second floor slab.		
Gross Floor	Area by L	Jse (sq. ft.)	Otl	her Details								
Residential		175,000	Pai	rking Spaces			Lot	4re <i>a</i>	(sq. ft.)		0	
Retail		10,000	Но	using Units	170	Floc	r-Aı	rea Ratio		4.66		
1							Special Permit		Permit		PB364	
Total GFA		185,000					Buil	Building Permit				
Developer		New England Develo	pme	ent					ودفيته			
Neighborhoo	d	1 - East Cambridge										
Zoning		BA/PUD-8										
Project Type		Addition/Change of	Use					_				
Permit Type		Planning Board Spec	ial P	ermit				4				
Former Name	e/Use	Cambridgeside Mall									SALERICHE PARTY	
Notes:		FAR for overall Camb slab. Interior demolit	_	-		-		-				
Parking Notes: Parking included with			100 Cambridgeside Place redevelopment.									

Name Re	mbridg develo reet	g <u>eside</u> pment - 80 Firs	t Address	80 Firs	st Street		Redevelopment for office/R&D use. Existing structure will be retained up to second floor sla		
Gross Floor Area	a by Use ((sq. ft.)	Other Details						
Office/R&D		445,000	Parking Spaces			Lot Are	ea (sq. ft.)	0	
Retail		10,000				Floor-	Area Ratio	4.66	
						Specia	l Permit	PB364	
Total GFA		455,000				- Building Permit			
Developer	Ne	w England Develo	pment					Building Droign Resear 80 First Street Installation	
Neighborhood	1-	East Cambridge							
Zoning	ВА	/PUD-8							
Project Type	Ad	dition/Change of U	Jse			1			
Permit Type	Pla	anning Board Speci	ial Permit			9			
Former Name/Us	se Ca	mbridgeside Mall							
Notes:		R is for overall Cam be determined.	bridgeside Mall red	developm	ent. Interior demo	lition und	derway. Lot a	area	
Parking Notes: Parking included wit			100 Cambridgesid	e Place re	edevelopment.		20		

Project Name	<u>160-180</u>	Fawcett Street	Address	160-180 Fawcett Str	eet		ffice/R&D building replaces g warehouse.	
Gross Floor A	rea by Use	e (sq. ft.)	Other Details	:				
Office/R&D	Office/R&D 58,02		Parking Spaces	46	Lot Area (sq. ft.)		33,432	
					Floor-A	rea Ratio	1.74	
					Special	Permit	PB385	
					– Building	g Permit		
Total GFA		58,027				,		
Developer	C	Cabot, Cabot & Forbe	es		*		21	
Neighborhood	d 1	2 - Cambridge Highl	ands					
Zoning	II	B/AOD2						
Project Type	N	New Construction						
Permit Type	P	Planning Board Spec	ial Permit					
Former Name	e/Use							
Notes:	V	Vill Include demolitio	n of existing wareh	nouse.				
Parking Notes	s:							

Project Name	First S	treet PUD - Parcel	E Ac	ddress	75 Firs	t Street		New resid	idential and retail	
Gross Floor	Area by U	Jse (sq. ft.)	Other D	Details						
Residential		80,698	Parking	Spaces			Lot Area	(sq. ft.)	9,749	
Retail		3,600	Housin	g Units		90	Floor-A	rea Ratio	8.65	
							Special	Permit	PB231A Amend 7	
							- Building	Permit		
Total GFA		84,298								
Developer		Urban Spaces								
Neighborho	od	1 - East Cambridge								
Zoning		BA/PUD-4						1		
Project Type)	New Construction					O. Color			
Permit Type		Planning Board Spec	ial Perm	it						
Former Nam	ne/Use								X X X	
Notes:		Requires amendment developed adjacent P				cludes rear portio	n of previo	ously		
Parking Note	es:	38 to 45 parking space	es to be a	Illocated f	rom 107 Fi	rst St. garage.				

Project Name	MIT Vo Buildir	lpe Development ng C1	- Ac	ddress	25 Broadway New lab.			New lab/R	R&D and retail building.		
Gross Floor	Area by U	se (sq. ft.)	Other E	Details							
Lab/R&D		395,248	Parking	g Spaces		321	Lot Area	(sq. ft.)	455,750		
Retail		12,645					Floor-A	rea Ratio	6.19		
							Special	al Permit I			
Total GFA		407,893					Building	? Permit			
Developer		MITIMCO						Rail and			
Neighborho	od	1 - East Cambridge									
Zoning		PUD-7						224			
Project Type	,	New Construction									
Permit Type		Planning Board Spec	ial Perm	nit			K ₂ in				
Former Nam	ne/Use						7		A		
Notes:		FAR and land area for	overall d	levelopme	nt.						
Parking Note	es:	Parking from MIT Volp	e develop	pment pod	ol.				200		

Project Name	MIT Vol	pe Development § C3	Address	75 Bro	adway		New office/R&D and retail building.		
Gross Floor	Area by Us	e (sq. ft.)	Other Details	-					
Office/R&D		447,054	Parking Spaces		354	Lot Area	a (sq. ft.)	455,750	
Retail		3,537				Floor-A	rea Ratio	6.19	
						Special	Permit	PB368	
						Ruilding	(Parmit		
Total GFA		450,591				Building	; Permit		
Developer	I	MITIMCO					-		
Neighborhoo	od 1	1 - East Cambridge					- /		
Zoning		PUD-7							
Project Type	ı	New Construction							
Permit Type		Planning Board Spec	ial Permit						
Former Nam	e/Use							ni care di algunose	
Notes:	F	FAR and land area for	overall developm	ent.					
Parking Note	es:	Parking from MIT Volp	e development po	ool.				70	

Zoning Per	mit Gra	nted or As of Rigr	π								
Project Name		lpe Development ppment Remaininք	I Ad	dress					developm Transport redevelop building p	nent for ation oment oropos	et unspecified or US DOT Volpe Research Center c. Once specific sals are received, oject to design
Gross Floor	Area by U	e (sq. ft.) Other Details									
Office/R&D		914,711	Parking	Spaces			1084	Lot Ai	rea (sq. ft.)		455,750
Residential		1,128,000	Housing	g Units			1400	Floor	-Area Ratio		6.19
Retail		83,818						Special Permit			PB368
Other	25,000						Desited	D it			
Total GFA		2,151,529			Buitaii			ng Permit			
Developer		MITIMCO									
Neighborhoo	od	1 - East Cambridge							N I		
Zoning		PUD-7									
Project Type		New Construction									
Permit Type		Planning Board Spec	ial Permi	t					Jan Birth	177	
Former Nam	ne/Use										
Notes:			DOT Volpe Transportation Research Center redevelopment to follow completion of new eral building. 189,913 SF of development exempt from FAR calculation. Excludes dings C1 and C3.								
Parking Note	es:	Parking will not replace existing Volpe parking.									

Project MXD Stree	Infill - 250 Binney t	Addres	s 250 B	inney Street			e/R&D building replaces iogen office building.				
Gross Floor Area by	Use (sq. ft.)	Other Details	Other Details								
Office/R&D 450,576		Parking Space	es		Lot Area	a (sq. ft.)	60,624				
					Floor-A	rea Ratio	7.78				
					Special	Permit	PB315 MA2				
					Puilding	· Dormit					
Total GFA	450,576				- Building	, 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		ruction of ur	derground transfo	rmer sout	n of 290 Bin	ney				
Parking Notes:	34 space 290 Bi	00									

Project Name	2161 M Avenu	1assachusetts e		Address	2161 Massachusetts Avenue				Relocation, partial demolition, and redevelopment of existing structure for residential and of use.		
Gross Floor	Area by L	Jse (sq. ft.)	Ot	her Details							
Residential		7,272	Pai	rking Spaces		7	1	Lot Area	(sq. ft.)		7,513
Office/R&D		2,514	Но	using Units		8	I	Floor-Ai	ea Ratio		1.3
							3	Special	Permit		PB397
Total GFA		9,786						Building	Permit		273468
Developer		ND Development									To the same
Neighborhoo	d	11 - North Cambridge	Э						_ >	No.	
Zoning		BA-2									
Project Type		Addition/Change of U	Jse								
Permit Type		Planning Board Spec	ial P	ermit							
Former Name	e/Use									12.6	
Notes:		Received Historic Cor	nmis	ssion review.							
Parking Note	s:										

Project Name		anted or As of Right 1assachusetts e	Address	3 _	2400 Massachusetts Avenue			tial and retail building to existing two-story cial building fronting or e and rear parking lot.	
Gross Floor	Area by U	Jse (sq. ft.)	Other Details				11007111		
Residential	Residential 87,706			s	67	Lo	t Area (sq. ft.)	27,7	786
Retail	Retail 7,161		Housing Units		56	Flo	oor-Area Ratio	3	3.41
						Sp	ecial Permit	PB4	403
Total GFA	Total GFA 94,86					Bu	ilding Permit		
Developer		North Cambridge Par	tners LLC			•		A CHARLES	
Neighborhoo	od	11 - North Cambridge	•				1000		
Zoning		BA-5						Ma.	
Project Type		New Construction						THE STATE OF THE S	
Permit Type		Planning Board Spec	ial Permit						
Former Nam	ne/Use							· · · · · · · · · · · · · · · · · · ·	
Notes:									
Parking Notes: 67 off-street parking			paces for residents only. No retail parking.					5.5	. Jim

Project Name	544-59 Avenu	50 Massachusetts ie	Add	dress	544-550 Massachusetts accommoda				odate ors. Ex	kisting building to residential use on kisting ground floor ined.	
Gross Floor	r Area by	Use (sq. ft.)	Other Do	ther Details							
Residential		16,807	Parking S	Spaces		0	Lot	Area	(sq. ft.)		4,394
Retail		2,181	Housing	Units		27	Floc	r-Ar	ea Ratio		4.32
							Spe	Special Permit			PB381
Total GFA		18,988					Buil	Building Permit			
Developer		Central Square Rede	velopmer	nt LLC						The same of the sa	4
Neighborho	od	5 - Cambridgeport						0			
Zoning		BB-CSQ						No. of			
Project Type	€	Alteration/Change of	Use								West Sur Fa
Permit Type		Planning Board Spec	ial Permit	i				-			TAL GERALL
Former Nan	ne/Use										
Notes:		Requires both BZA var	iance and	Plannin	g Board sp	ecial permit.					
Parking Note	es:										7

Project Name	600 M Avenu	assachusetts Ie	Address	600 M Avenu	assachusetts e		Partial demolition of existing reta 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 Ar	ea (sq. ft.)	21,262				
Retail		32,427	Housing Units		46	Floor-	Area Ratio	3.72				
						Speci	al Permit	PB369				
						5						
Total GFA		79,196				Builai	ng Permit					
Developer		Cifrino Mass Ave Rea	ılty									
Neighborhoo	od	5 - Cambridgeport					THE FIF	F				
Zoning		ВВ					- FEE ERR	F				
Project Type	1	Addition/Alteration						E G				
Permit Type		Planning Board Spec	ial Permit				ATTENDED TO STATE OF THE PARTY.	GENERAL PART IS Some Liquors I				
Former Nam	ne/Use											
Notes:		GFA excludes space s	ubject to basemer	nt waiver.		•						
Parking Note	es:											

Project Name	Rindge	e Commons Phase	2 Address	430 Rin	idge Avenue		One of two new residential buildings to be constructed or site of existing Rindge Tower Apartments parking lot.		
Gross Floor	Area by l	Jse (sq. ft.)	Other Details						
Residential		90,075	Parking Spaces		0	Lot Are	a (sq. ft.)	155,591	
			Housing Units		77	Floor-A	Area Ratio	2.73	
			Affordable Units		77	Specia	l Permit		
Total GFA		90,075				Buildin	g Permit		
Developer		Just-A-Start				1		A.A.P.	
Neighborhoo	od	11 - North Cambridge	1						
Zoning		C-2				W.			
Project Type		New Construction				10			
Permit Type		Comprehensive Pern	nit						
Former Nam	e/Use								
Notes:		Formerly referred to 4	18-450 Rindge Ave).					
Parking Note	es:	Remaining 233 parking	g spaces will serve	e new and e	xisting buildings.				

Zoning Per	mit Gra	inted or As of Rigl	าt							
Project Name	49 Sixt	th Street Address Address 49 Sixth Street project. Reha Heart School a building. Loca				dable Housing Overlay hab of former Sacred ol and CPSD offices ocated at corner of and Seventh Streets.				
Gross Floor	Area by L	Jse (sq. ft.)	Ot	her Details						
Residential		59,400	Pa	rking Spaces		0)	Lot Area	(sq. ft.)	19,865
			Ho	ousing Units		46	3	Floor-Ai	rea Ratio	2.98
			Aff	fordable Units		46	3	Special	Permit	
Total GFA		59,400						Building	Permit	
Developer		POAH	1					20		NOTES
Neighborhoo	od	1 - East Cambridge						3		The state of the s
Zoning		C-1/AHO						-22		The state of the s
Project Type		Alteration/Change o	f Us	е						or significant and significant
Permit Type		Affordable Housing	Over	lay						The state of the s
Former Nam	ne/Use	Sacred Heart Schoo	land	CPSD Offices	S				(80)	***************************************
Notes:		Developer is assemb	ling f	inancing to beg	gin constr	uction.				
Parking Note	es:									

Project Name	Somer	bridge Hotel	Address	263 M	sgr. O'Brien Hig	ghway	Hotel. Pa Somervill	rtially located in e.
Gross Floor	Area by U	se (sq. ft.)	Other Details	•				
Hotel		23,205	Parking Spaces		13	Lot Area	a (sq. ft.)	15,490
			Hotel Rooms		199	Floor-A	rea Ratio	1.5
						Special	Permit	
Total GFA		23,205				Building	g Permit	
Developer		Somerbridge Hotel L	LC					
Neighborhoo	od	1 - East Cambridge				8		
Zoning		SD-1						
Project Type		New Construction				2	ıı t	
Permit Type		Board of Zoning Appe	eals				AG HO	
Former Nam	ne/Use							
Notes:		Includes demolition o	f existing structure	. Site wor	k underway. Additio	onal appr	ovals might	t be
Parking Note	es:							20

Project Name	815 Sor	nerville Avenue	Addres	ss 815 S	omerville Aven	vation of existing office nto laboratory space.		
Gross Floor A	Area by Us	se (sq. ft.)	Other Detail	.s				
Lab/R&D	b/R&D 27,82 4		Parking Spaces 5			Lot Area (sq. ft.)		10,382
						Floor-A	rea Ratio	2.66
						Special	Permit	PB402
Total GFA		27,824				Building	g Permit	
Developer		KS Partners						th.
Neighborhood	d	11 - North Cambridge)					Î
Zoning		ВС				6.		
Project Type		Alteration/Change of	Use					
Permit Type		Planning Board Spec	ial Permit					
Former Name	e/Use					. 1		
Notes:								
Parking Notes	s:							

Project .	The Gall	leria Residential	Address	57 JFK Street		Residential addition to existing retail structure.						
Gross Floor A	rea by Us	e (sq. ft.)	Other Details	Other Details								
Residential		30,150	Parking Spaces	0	Lot Area	(sq. ft.)	14,506					
			Housing Units	38	Floor-Ai	rea Ratio	4.61					
					Special	Permit	PB390					
					Puilding	(Parmit	250597					
Total GFA		30,150			Building	remit	250597					
Developer	F	Raj Dhanda		·		and a second						
Neighborhood	1 1	0 - West Cambridge			2	N. Carlot						
Zoning	E	BB/HSOD										
Project Type	4	Addition				-	Maria Char					
Permit Type	F	Planning Board Speci	ial Permit									
Former Name	/Use				all and a second		REV					
Notes:				ansion. Building permit 2505 ny. Further permits to follow		I for new						
Parking Notes	:											

		age/36 JFK 3 Dunster Street	Address	83-91 N	<u> 1ount Auburn</u>	Street		on of The Garage with I retail space.
Gross Floor A	rea by Use	e (sq. ft.)	Other Details					
Office/R&D	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	Т	rinity Real Estate Ma	anagement					
Neighborhood	6	- Mid-Cambridge						
Zoning	E	BB-HSO				3		
Project Type	N	New Construction/Al	teration			10		
Permit Type	P	Planning Board Spec	ial Permit					A Section 1
Former Name/	/Use T	he Garage						
Notes:	V	Vill include retail with	GFA to be determ	nined. Dem	olition will retain h	nistoric ex	terior walls	
Parking Notes:	:							7

Project Name	1 Third	d Street	Address	1 Third Street			New residential building replacing a Dunkin Donuts.		
Gross Floor	r Area by L	Jse (sq. ft.)	Other Details						
Residential		16,921	Parking Spaces		0	Lot Area	(sq. ft.)	7,404	
			Housing Units		19	Floor-A	rea Ratio	2.28	
						Special	Permit		
						Building	(Permit		
Total GFA		16,921					,		
Developer		DND Homes, LLC		•			44		
Neighborho	od	1 - East Cambridge							
Zoning		BA/C-1					FERMINA		
Project Type	e	New Construction							
Permit Type		Board of Zoning Appe	eals						
Former Nan	ne/Use	Dunkin Donuts							
Notes:									
Parking Not	es:								

Project Name	235 Thi	rd Street	Address	235 Th	ird Street		New residential building.		
Gross Floor	Area by U	se (sq. ft.)	Other Details	-					
Residential	Residential 18,080		Parking Spaces 0 Lo			Lot Area	a (sq. ft.)	5,563	
			Housing Units		19	Floor-A	rea Ratio	3.25	
						Special	Permit		
						Ruildin	g Permit		
Total GFA		18,080				Daname	g r Grinic		
Developer		DND Homes						_	
Neighborhod	od	1 - East Cambridge							
Zoning		IA-1					n e me o		
Project Type		New Construction							
Permit Type		Board of Zoning Appe	eals					A B D B D B	
Former Nam	ne/Use					-	MALANTONIA CANADAM		
Notes:						•			
Parking Note	es:								

-	lden S irtmer	quare nts II	Address	102 Sh	102 Sherman Street			100% Affordable Housing Overlay project expanding existing Walder Square development.				
Gross Floor Area	by Use ((sq. ft.)	Other Details	Other Details								
Residential		132,226	Parking Spaces		200	Lot Are	a (sq. ft.)	319,04				
			Housing Units		95	Floor-A	rea Ratio	0.9				
			Affordable Units		95	Specia	Permit					
						D ''.'						
Total GFA	Total GFA 132,226					Building Permit						
Developer	Wi	nn Companies										
Neighborhood	9 -	Neighborhood 9										
Zoning	C-:	2/AHO					F 15					
Project Type	Ne	w Construction					Fire					
Permit Type	Aff	fordable Housing C	Overlay				ELLE					
Former Name/Use						96 56						
Notes:		st of two required P s held 7/2/2024.	lanning Board Adv	isory Desig	n Consultations h	ield 3/12	'2024. Seco	ond				
Parking Notes:	Pro	Proposal includes 198 parking spaces to be shared among new and existing units.										

Summary - Zoning Permit Granted or As of Right

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	25	Residential	3,391,249
Residential Units	3,350	Office/R&D	2,405,376
Parking Spaces	2,187	Mixed Use	688,340
Hotel Rooms	199	Lab/R&D	423,072
		Retail	208,693
		Other	25,000
		Hotel	23,205
		Total	7,164,935

Project Name	Acorn H	oldings Concord	Address	605 C	oncord Avenue	<u>.</u>	New residential and retail building.				
Gross Floor	Area by Us	e (sq. ft.)	Other Details								
Residential		53,551	Parking Space	s	68	Lot Area	a (sq. ft.)	21,666			
Retail		4,128	Housing Units		49	Floor-A	rea Ratio	2.66			
			Affordable Un	its	7	Special	Permit	PB319			
Total GFA		57,679				- Building	g Permit	55622			
Developer	A	Acorn Holdings			•						
Neighborhoo	od 1	2 - Cambridge Highl	ands					*			
Zoning	E	BA/AOD-5									
Project Type	ı	New Construction				4 4					
Permit Type	F	Planning Board Spec	ial Permit				•				
Former Nam	e/Use E	Bank				<u>L</u>					
Notes:	ı	ncludes demolition o	f existing bank t	oranch buildi	ing.	·					
Parking Note	es: F	Parking comprises 49									

Project Name	Alewife	e Park - E	Building 1		Address	1 Alew	rife Park				Rehab of existing building for lab/R&D use.	
Gross Floor	Area by U	se (sq. ft.)		Oth	ner Details	-						
Lab/R&D			90,000	Par	king Spaces			0	Lot Area	(sq. ft.)		45,125
									Floor-Ar	ea Ratio		0.94
									Special	Permit		PB387
									Building	Permit		182959
Total GFA			90,000						Daname	7 Omme		102000
Developer		IQHQ						Ċ				
Neighborhoo	d	11 - North	Cambridge	Э								
Zoning		SD-3								27'- 6"		81'-0" BLDG 1
Project Type		Addition/	Alteration									
Permit Type		Planning	Board Spec	ial Pe	ermit						****	
Former Name	e/Use	GCP/W. F	R. Grace Site	е							-	1
Notes:					Overall project r entire Alewif		s transfer of deve oject.	eloj	pment rig	hts from		
Parking Notes	s:	Parking fo	arking for entire Alewife Center development reported separately.									

Project Name	vife Park -	Building 2		Address	4 Alew	rife Park	existing building for O.		
Gross Floor Area b	y Use (sq. ft.)	Oth	her Details					
Office/R&D	98,500 Parking Spaces 0 Lot Area (sq. ft.)		853,776						
							Floor-A	rea Ratio	0.94
							Special	Permit	PB387
Total GFA		98,500					Building Permit		199995
Developer	IQHQ							as well to	
Neighborhood	11 - Nort	h Cambridge	9						
Zoning	SD-3								
Project Type	New Cor	struction/A	ltera	ition					
Permit Type	Planning	Board Spec	ial P	ermit					
Former Name/Use	GCP/W.	R. Grace Site	е						
Notes:				ansfer of devel		ights from Jerry's F ect.	ond area.	Foundation	
Parking Notes:	Parking fo	Parking for entire Alewife Center development reported separately.							20

Project Name	Alewif	e Park - Building 3	Address	5 Alew	vife Park		New construction and alteration of existing building for office/R&D use.				
Gross Floor	Area by l	Jse (sq. ft.)	Other Details								
Office/R&D		147,400	Parking Spaces		0	Lot Area	a (sq. ft.)	853,776			
						Floor-A	rea Ratio	0.94			
						Special	Permit	PB387			
						Decilation	c Da uma it	400000			
Total GFA	otal GFA 147,400					- Building	, Permit	192693			
Developer		IQHQ					and the	NEW TOTAL			
Neighborhoo	od	11 - North Cambridge	9			1					
Zoning		SD-3									
Project Type		New Construction/A	lteration			H	TITLE				
Permit Type		Planning Board Spec	ial Permit					Tip			
Former Name	e/Use	GCP/W. R. Grace Site	е								
Notes:		Overall project includ entire Alewife Park pro		lopment r	ights from Jerry's P	ond area	FAR is for				
Parking Note	es:	Parking for entire Alew underway.									

Project Name	ewife P	ark - Building 4	- Building 4 Address 2 Alewife Park Rehab of exist office/R&D us				existing building for D use.			
Gross Floor Are	a by Use ((sq. ft.)	Other	Details	•					
Office/R&D		98,400	Parkin	g Spaces			0	Lot Area	(sq. ft.)	853,776
								Floor-Ai	ea Ratio	0.94
								Special	Permit	PB387
								Building Permit		192754
Total GFA		98,400								192/34
Developer	IQ	HQ	•							
Neighborhood	11	- North Cambridge	•							
Zoning	SD	9-3								
Project Type	Ne	w Construction/A	lteratior	n						
Permit Type	Pla	anning Board Spec	ial Perm	nit						
Former Name/U	se GC	CP/W. R. Grace Site	9							
Notes:		hab of existing build ry's Pond area. FAR					evelo	pment rig	hts from	
Parking Notes:	Pa	Parking for entire Alewife Center development reported separately.								

Project Name	Alewif	e Park - Building 5	Address	3 Alev	vife Park		of existing	New construction and alteration of existing building for office/R&D and retail use.				
Gross Floor	Area by U	lse (sq. ft.)	Other Details	Other Details								
Office/R&D	Office/R&D 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		0.77 0				
Total GFA		143,700						192769				
Developer		IQHQ										
Neighborhoo	od	11 - North Cambridge	•									
Zoning		SD-3										
Project Type		New Construction/Al	teration			~	1					
Permit Type		Planning Board Spec	ial Permit			8						
Former Nam	ne/Use	GCP/W. R. Grace Site	•									
Notes:		Overall project include work underway. FAR is		•	•	ond area.	Foundatio	n				
Parking Note	es:	Parking for entire Alew	rife Center develo	pment rep	orted separately.							

_	Alewife P Garage	ark - Parking		Address	6 Alew	ife Park		New park Park deve		rage for Alewife ent.
Gross Floor Ar	rea by Use	(sq. ft.)	Oth	her Details						
Parking Garage	Э	0	Par	rking Spaces		609	Lot Area	(sq. ft.)		853,776
							Floor-A	rea Ratio		0.94
							Special	Special Permit		PB387
Total GFA		ТВО					- Building	Permit		192779
Developer	IO	HQ								
Neighborhood		- North Cambridge	a						Ø3	
Zoning)-3	<u></u>							
Project Type	Ne	ew Construction/A	ltera	ition				A B		
Permit Type	Pla	anning Board Spec	ial P	ermit				Tin.		
Former Name/	Use GO	CP/W. R. Grace Site	е				3			
Notes:		verall project includer ork underway. FAR is					ond area.	Foundatio	n	
Parking Notes:	otes: Includes all parking for entire Alewife Center development. 358 space garage and 251 surface spaces.									

-	exandria reet	<u> </u>						Office/R&I	O redevelopment.
Gross Floor Area	a by Use (sq. ft.)	Oth	er Details					
Office/R&D		30,087	Parking Spaces			Lot Area (sq. ft.)		40,000	
							Floor-A	rea Ratio	3.75
							Special	Special Permit	
							Building	(Permit	54231
Total GFA		30,087							
Developer	Ale	xandria Real Esta	te				c2 %		The second second
Neighborhood	1-1	East Cambridge							
Zoning	IA-	1/PUD-3A					n!		
Project Type	Alte	eration							
Permit Type	Pla	nning Board Spec	ial Pe	ermit					
Former Name/Us	se						14		
Notes:	Sha	ared site with 50 Ro	gers	Street, which	is a new 10	2-unit residentia	l building.		
Parking Notes:	Inc	ludes 18 parking sp	oaces	at 75/125 Bir	nney and 50	/60 Binney Stree	t garages.		20

-	lexandri inney St	ia PUD - 90 reet	Address	90 Binr	ney Street	e/R&D and retail		
Gross Floor Are	a by Use	(sq. ft.)	Other Details	-				
Office/R&D		10,000	Parking Spaces		15	Lot Area	(sq. ft.)	9,625
Retail		6,189				Floor-A	rea Ratio	1.68
						Special	Permit	PB243
Total GFA		16,189				- Building	Permit	182441
Developer	Ale	exandria Real Esta	te					
Neighborhood	1-	East Cambridge						
Zoning	IA-	-1/PUD-3A					W.	
Project Type	Ad	ldition/Alteration				4	A COL	ALL ALL
Permit Type	Pla	anning Board Spec	ial Permit				HENRY BATT	
Former Name/U	/se					o		
Notes:	Als	so known as 219 Sec	cond St, 41 Linske	y Way				
Parking Notes:	Pa	rking provided at 50	/60 Binney Street (Garage.				

Project Name	300 Biı	nney Street	Address	300 B	nney Street		Renovation of former Biogen office with lab and office uses.	
Gross Floor	Area by U	Jse (sq. ft.)	Other Details					
Lab/R&D		124,200	Parking Spaces			Lot Area	a (sq. ft.)	49,544
Office/R&D		82,800				Floor-A	rea Ratio	4.18
						Special	Permit	
						Decilation	c Da uma it	221669
Total GFA		207,000				Building	g Permit	221669
Developer		Boston Properties						
Neighborhoo	od	1 - East Cambridge						
Zoning		MXD						
Project Type		Alteration/Change of	Use					THE ASSE
Permit Type		As of Right						
Former Nam	ne/Use	Biogen Office					17.53	ASSESSED OF THE PARTY OF THE PA
Notes:								
Parking Note	es:	No change in parking.						

-		ge Crossing int) - Building Q	22	Address	121 M	organ Avenue		New office/R&D building with retail.		
Gross Floor Area	a by Use (sq. ft.)	Oth	er Details						
Office/R&D		163,794	Park	Parking Spaces 144			Lot Area	(sq. ft.)	55,997	
Retail		1,801					Floor-A	rea Ratio	2.66	
							Special	Permit	PB179	
Total GFA		165,595					- Building Permit		206184	
Developer	Div	/coWest					12-0	il.		
Neighborhood	1 -	East Cambridge								
Zoning	NP	/PUD-6								
Project Type	Ne	w Construction								
Permit Type	Pla	nning Board Spec	ial Pe	ermit			-			
Former Name/Us	se							THE	A STATE OF THE STA	
Notes:	FAI	R for overall Cambr	ridge C	Crossing deve	lopment.		•			
Parking Notes:										

Project Name		ridge Fire tment Headquarte	ers	Address	I 491 Krnanway					n of Cambridge Fire nt Headquarters
Gross Floo	ross Floor Area by Use (sq. ft.) Other Details									
Fire Department 33,325		33,325	Par	king Spaces		18	8 Lot Area (sq. ft.)		a (sq. ft.)	21,172
							Floo	or-A	rea Ratio	1.57
							Spe	Special Permit		
							Buil	- Building Permit		263369
Total GFA		33,325								20000
Developer		City of Cambridge	•		•		.		The first	
Neighborho	od	6 - Mid-Cambridge								
Zoning		C-3								
Project Type	Э	Addition/Alteration								
Permit Type	,	As of Right								
Former Nar	ne/Use									
Notes:							•			
Parking Not	es:									

-		lge Research Pa O Third Street	Address	320-33	0 Third Street		New office/R&D building with community center.	
Gross Floor Are	ea by Use	e (sq. ft.)	Other Details	•				
Office/R&D		470,000	Parking Spaces		0	Lot Area (sq. ft.)		51,341
Community Cer	nter	30,000				Floor-A	rea Ratio	10.01
						Special	Permit	PB383
Total GFA		500,000				- Building Permit		196010
Developer	В	iomed		•			10	and the same of th
Neighborhood	1	- East Cambridge						
Zoning	0	-3/PUD-CDK						
Project Type	N	ew Construction						
Permit Type	P	lanning Board Spec	ial Permit					
Former Name/U	Jse						The State of	
Notes:		eplaces Constellatio ambridge Research I		al and gas t	ransmission statio	on. FAR fo	or entire	
Parking Notes: Up to 406 parking spaces provided from Cambridge Research Park pooled fa					ooled fac	lity.		

Project Name	851 Ca	ambridge Street	Address	851 Cambridge Stree	<u>et</u>	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-A	rea Ratio	2.48			
					Special	Permit				
Total GFA		19,964			Building Permit		74225			
Developer		Cambridge Hunting S	STS Realty Trust							
Neighborho	od	3 - Wellington Harrin	gton			1				
Zoning		BA/C-1								
Project Type	9	New Construction								
Permit Type		As of Right								
Former Nan	ne/Use				0					
Notes:					·		(*************************************			
Parking Note	es:									

Project Name	125 Can	nbridgepark Driv	<u>e</u> Address	125 Ca	ambridgepark l	<u>Drive</u>	Infill addit	tion to existing building &D use.		
Gross Floor Area by Use (sq. ft.)			Other Details							
Lab/R&D 50,000		50,000	Parking Spaces Lo			Lot Area	a (sq. ft.)	126,612		
						Floor-A	rea Ratio	1.77		
						Special	Permit	PB26 Amd 7		
						Puildin	ding Permit 21			
Total GFA		50,000				Duitairig	g Permit	215450		
Developer	L	ongfellow						AND THE PARTY OF T		
Neighborhood	1 1	11 - North Cambridge)			-	-			
Zoning	C	D-2A/AOD-6					THE RESERVE			
Project Type	ı	New Construction								
Permit Type	F	Planning Board Spec	ial Permit			18	1 1			
Former Name/	/Use									
Notes:	F	Reduction in surface p	oarking expected. F	inal GFA 1	for building will tot	al 216,98	1 SF.			
Parking Notes:	:									

Project Name	150 Ca	ambridgepark Driv	<u>Address</u>	150 Ca				c/elevator/infill work to ffice building to lab	
Gross Floor	Area by l	Jse (sq. ft.)	Other Details						
Lab/R&D		270,080	Parking Spaces 0 I			Lot Area (sq. ft.)		125,089	
						Floor-A	rea Ratio	2.65	
						Special	Permit	PB47 Amend	
						Building Permit		135347, 155714, 172450	
Total GFA		270,080						172400	
Developer		Longfellow Real Esta	te			A		The same of the sa	
Neighborhoo	d	11 - North Cambridge)					A CONTRACTOR OF THE PARTY OF TH	
Zoning		O2A/AOD6				1			
Project Type		Alteration/Change of	Use				选是		
Permit Type		Planning Board Spec	ial Permit	l Permit					
Former Name	e/Use						(the second		
Notes:		Might need new Plann structures on parcel.	ing Board special _l	permit late	r depending on sc	ope. FAR	includes a		
Parking Notes	s:	No changes to parking.							

Name	Cambridgeside Redevelopment - 20 Cambridgeside Place		Address	dress 20 Cambridgeside Place			Lab, office, and retail in redeveloped Cambridgeside mall.		
Gross Floor Ar	rea by Us	e (sq. ft.)	Other Details						
Lab/R&D		295,000	Parking Spaces	arking Spaces Lo				38,788	
Office/R&D		48,000				Floor-A	rea Ratio	4.66	
Retail		17,000				Special Permit		PB364	
Total GFA		360,000				Building Permit		130531	
Developer	I	New England Develo	pment				-		
Neighborhood	•	1 - East Cambridge				*			
Zoning	I	BA/PUD-8					Sec. 4H	HHHH	
Project Type	I	New Construction/Al	teration						
Permit Type	I	Planning Board Spec	ial Permit						
Former Name/	/Use I	Macy's Department S	Store						
Notes:	I	FAR is for overall rede	velopment. Existir	ng structu	re will be retained u	p to seco	ond floor sla	b. (************************************	
Parking Notes:	Parking Notes: Parking included with 100 Cambridgeside Place redevelopment.						200		

building Pe	Jiiiii Oi	anteu			1			ı		
Project Name	Redev	ridgeside elopment - Core ffice Space rsion		Address	100 Ca	ambridgeside F	<u>Place</u>	Conversion of third floor of Cambridgeside mall from retail to office and lab space.		
Gross Floor	Area by U	lse (sq. ft.)	Ot	her Details						
Lab/R&D		84,000	Pa	rking Spaces			Lot Area	a (sq. ft.)	267,821	
Office/R&D		56,000					Floor-Area Ratio		3.2	
							Special	Permit	PB364	
Total GFA	Total GFA 140,000						Building	g Permit	216130	
Developer		New England Develo	pme	ent				- 46		
Neighborhoo	od	1 - East Cambridge								
Zoning		BA/PUD-4								
Project Type		Alteration/Change of	f Us	e			in it.			
Permit Type		Planning Board Spe	cial F	Permit			1	4		
Former Name	e/Use	Cambridgeside mal	l				0			
Notes:							·			
Parking Note	s:								200	

Project Name	Redev	ridgeside elopment - Core etail Space	Address	100 C	ambridgeside I	<u>Place</u>	Redevelo retail spa	pment of the core mall ce.
Gross Floor	Area by U	Jse (sq. ft.)	Other Details	•				
Retail		315,000	Parking Space	S	1695	Lot Area	a (sq. ft.)	267,821
						Floor-Area Ratio		3.2
						Special	Permit	PB364
Total GFA		315,000				Building	g Permit	252579, 253670
Developer		New England Develo	pment		1			
Neighborhoo	od	1 - East Cambridge				1	- Marie	
Zoning		BA/PUD-4				1		
Project Type		Alteration						
Permit Type		Planning Board Spec	ial Permit					
Former Nam	ne/Use					7		nouthop
Notes:		This record does not in	nclude 3rd floor	conversion	to lab.			
Parking Note	Parking Notes: Includes all par		r overall redevel	opment.				

Project Name	2 Gard	len Stre	et	Address	2 Gard	den Street		13 room boarding house. Expansion of pre-existing building.		
Gross Floo	r Area by l	Jse (sq. ft.)	Other Details						
Residential			7,721	Parking Spaces	3	1	Lot Are	a (sq. ft.)	5,261	
				Housing Units		13	Floor-A	rea Ratio	1.69	
							Specia	l Permit		
							Puildin	a Dormit	239759	
Total GFA	Total GFA		7,721				Building	g Permit	239/59	
Developer		Garden I	Lodge LLC							
Neighborho	od	10 - Wes	t Cambridge							
Zoning		C-2						1		
Project Type	е	Addition	/Change of l	Jse						
Permit Type)	Board of	Zoning Appe	eals						
Former Nar	ne/Use						•	9		
Notes:							•			
Parking Not	es:									

Building Pe								
Project Name	Gasligh	t Building	Address	711-727 Avenue	1-727 Massachusetts with ground to			pment of office building nd floor retail to hotel including office uses.
Gross Floor	Area by Us	e (sq. ft.)	Other Details					
Hotel		24,758	Parking Spaces		0	Lot Are	a (sq. ft.)	10,553
Office/R&D	Office/R&D 18,760		Hotel Rooms		36	Floor-Area Ratio		3.83
Retail	etail 3,006					Specia	l Permit	PB361
Total GFA		46,524				Buildin	g Permit	195428
Developer		Gas Light Building LL	С	•			L STEEL S	A TO A STATE OF THE PARTY OF TH
Neighborhoo	od (6 - Mid-Cambridge						
Zoning	ı	BB-CSQ					行言	4 4 4 4
Project Type		Alteration/Change of	Use					
Permit Type	I	Planning Board Spec	ial Permit				公園 唐	
Former Nam	ne/Use							
Notes:	F	FAR excludes exempte	ed retail GFA.					
Parking Note	Parking Notes:							

Project Name	213 Ha	rvard Street	Address	s 213 Ha	arvard Street		idential building replacing destroyed by fire.	
Gross Floor	Area by U	se (sq. ft.)	Other Details	;				
Residential		12,378	Parking Space	es	6	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					
Neighborhoo	od	4 - The Port/Area IV				5	1	
Zoning		C-1					1	
Project Type)	New Construction					HILE.	
Permit Type		As of Right				1		
Former Nam	ne/Use						144 AV 441	
Notes:								
Parking Notes:							70.	

Building Pe	IIIIII GI	anteu							
-	<u>Jeffers</u> <u>Revital</u>	on Park Federal ization	Address	1 Jackso	n Place		project re	Affordable Housing Overlay et replacing existing son Park federal CHA opment.	
Gross Floor A	Area by U	se (sq. ft.)	Other Details	•					
Residential		379,925	Parking Spaces		138	Lot Area (sq. ft.)		328,125	
			Housing Units		278	Floor-Area Ratio		1.16	
			Affordable Units		278	Special Permit			
Total GFA		379,925				Building	g Permit	195497, 195498, 195499, 195500, 195502, 195503, 195504	
Developer		Cambridge Housing	Authority	•			Service	An 3	
Neighborhood	d	11 - North Cambridge	•						
Zoning		C-1A/C-2/AHO					****		
Project Type		New Construction				4			
Permit Type		Affordable Housing C	Overlay					And the state of t	
Former Name	e/Use	Jefferson Park federa	l housing				1		
Notes:		Construction underwa	ay. Formerly 278 Ri	indge Ave. Ne	its.		**		
Parking Notes	Parking Notes: Application includes			ff site spaces					

_	Γ Gradi rmitor	uate Student /		Address	269-29	99 Vassar Stree	et .	building re	e student apartment replacing MIT Police nd surface parking lot.	
Gross Floor Area	by Use (sq. ft.)	Oth	er Details						
Institutional		328,050	Park	king Spaces		0	Lot Are	a (sq. ft.)	765,106	
			Hou	ısing Units		351	Floor-A	Area Ratio	1.87	
			Dori	m Rooms		351	Specia	l Permit	PB371	
							Ruildir	g Permit	151307, 145074	
Total GFA		328,050					Bullan	grennic	151507, 145074	
Developer	MI	Т								
Neighborhood	2 -	MIT / Area 2								
Zoning	SD	-6, SD-11, IU Over	lay					11/1		
Project Type	Ne	w Construction								
Permit Type	Pla	anning Board Spec	ial Pe	ermit					Through to the control of	
Former Name/Use	e Mi	T Police station								
Notes:		R includes all buildi 29/2024	ings o	on larger conti	guous MI	T-owned parcel. Te	mporary	C of O issue	ed (A	
Parking Notes:	Parking Notes: Parking included in 6		isting	sting MIT pool.					20	

Project Name	MIT Ker Building	ndall Square - g <u>2</u>	Address	200 Ma	nin Street		New offic building.	e/R&D and retail
Gross Floor	Area by Us	se (sq. ft.)	Other Details	•				
Office/R&D		312,355	Parking Spaces		278	Lot Area	(sq. ft.)	69,711
Retail	Retail					Floor-Area Ratio		4.48
						Special Permit		PB303
Total GFA		323,280				Building	Permit	209931
Developer		MIT		-				
Neighborhoo	d	2 - MIT / Area 2						
Zoning	-	C-3B MXD/PUD 5						
Project Type		New Construction						
Permit Type		Planning Board Spec	ial Permit					THE RESERVE OF THE PARTY OF THE
Former Name	e/Use	Eastgate Graduate D	ormitory					
Notes:		FAR for entire MIT Ken demolition of former E			-	ed buildin	gs. Include	es (
Parking Note	s:							

Building Permit	Gran	tea									
	D Infill adway	. <u>- 119-123</u> L		Address	119-12	23 Broadway			includes u transform garage se	underg ier, up rving r	ail building. Project ground to 1,584 space multiple MXD s level public open
Gross Floor Area I	Gross Floor Area by Use (sq. ft.)				Other Details						
Residential	Residential 420,00				Parking Spaces Lo				Lot Area (sq. ft.)		105,000
Retail		700	Housing Units			439	Floor-Area Ratio			7.78	
					Sp			ecial	Permit		PB315 MA2
Total GFA		420,700					Ви	laing	Permit		222469
Developer	Во	ston Properties								411	
Neighborhood	1 -	East Cambridge									
Zoning	МХ	(D							-		
Project Type	Ne	w Construction									
Permit Type	Pla	nning Board Spec	ial P	ermit							
Former Name/Use	Ca	mbridge Center N	orth	Garage				(3)			
Notes:	Notes: Lot area and FAR ap			proximate. Site work underway.							
Parking Notes:	Par	rking ratio to be 0.4	to 0.	.75 space/unit							

Building Pe	ermit Gr	anted									
Project Name	MXD In	ifill - 290 Binney		Address	290 Bi	nney Street		includes (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 U	se (sq. ft.)	Oth	her Details							
Office/R&D		500,000	Parking Spaces 1584				Lot Ar	ea (sq. ft.)		105,000	
Retail		3,904					Floor-	Area Ratio		7.78	
							Speci	al Permit		PB315 MA2	
							Duital	in or Daymait		000045	
Total GFA		503,904					Бина	ng Permit		222345	
Developer		Boston Properties						200			
Neighborhoo	od	1 - East Cambridge								-	
Zoning		MXD									
Project Type		New Construction									
Permit Type		Planning Board Spec	ial P	ermit							
Former Name	e/Use	Cambridge Center N	orth	Garage				The same of			
Notes:		Lot area and FAR appr	proximate. Site work for building and transformer underwa								
Parking Note	s:	Maximum parking 0.9	.9 spaces/1000 SF.						ح المر		

Building Pe	iiiiii G	ranteu								
Project Name	Metro Warel	politan Storage house		Address	134 Massachusetts Avenue			Conversion of former storage warehouse into new facilities fo MIT School of Architecture and Planning.		
Gross Floor	Area by l	Use (sq. ft.)	Ot	her Details				•		
Institutional		195,000	Pa	rking Spaces		0	Lot Area	a (sq. ft.)	46,666	
							Floor-A	rea Ratio	4.71	
							Special	Permit		
T		405.004					Building	g Permit	200381, 216308	
Total GFA		195,000					TOWN			
Developer		MIT						Chair A	All and	
Neighborhoo	d	2 - MIT / Area 2								
Zoning		SD-6								
Project Type		Alteration/Change	of Us	е				Contract of	7 2800F	
Permit Type		As of Right					3			
Former Name	e/Use	Metropolitan Stora	ge Wa	arehouse					ip + 1#	
Notes:		Includes selective d	emoli	tion. Variance	allows fo	od service operatio	n on first	floor.		
Parking Notes	s:									

Project Name	New M	IIT Mı	usic Building		Address	201 Ar	nherst Street		New insti	tution	onal building.	
Gross Floor	Area by U	Jse (sc	Į. ft.)	Otl	ner Details							
Institutional			34,000	Pai	rking Spaces		155	Lot Are	ea (sq. ft.)		2,790,855	
								Floor-/	Area Ratio		0.81	
								Specia	l Permit			
								Buildir	g Permit		147283	
Total GFA			34,000									
Developer		MIT								A STATE OF	4	
Neighborhoo	od	2 - M	IT / Area 2					8				
Zoning		C-3										
Project Type		New	Construction									
Permit Type		As of	Right							(
Former Nam	e/Use							3	Va 05 - 1			
Notes:		Will b	oe campus buildii	ng W	/18.							
Parking Note	es:	No ne	et increase in par	king	due to relocat	ion of spa	ces from other ca	mpus loc	cations.		200	

Duituing i Cilin	Oran									
Project Name	New St	treet	Address	<u>52 Nev</u>	w Street			00% Affordable Housing Overlay roject including daycare space.		
Gross Floor Area	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		107	Special Permit				
						- Building	g Permit	230992		
Total GFA		129,230								
Developer	Jus	st-A-Start								
Neighborhood	9 -	Neighborhood 9						TER E		
Zoning	IA-	1/AHO					MARKET TO THE PARTY OF THE PART	THE LANGE OF THE PARTY OF THE P		
Project Type	Ne	w Construction						THE RESERVE		
Permit Type	Aff	ordable Housing C	Overlay					The state of the s		
Former Name/Us	e Wa	arehouse and Gym					NEW STREET			
Notes:										
Parking Notes:										

Project Name	New Tol	Tobin School Address 197 Vassal Lane New p				New publ	ic school.				
Gross Floor	Area by Us	e (sq. ft.)	Other Details	Other Details							
Educational		299,954	Parking Spaces	150	Lot Area	a (sq. ft.)	396,958				
					Floor-A	rea Ratio	0.76				
					Special Permit						
Total GFA		299,954			Building Permit		185582				
Developer	(City of Cambridge					A PRODUCTION OF THE PROPERTY O				
Neighborhoo	od 1	10 - West Cambridge									
Zoning	E	B/OS									
Project Type	ı	New Construction					Abten a stratt				
Permit Type	E	Board of Zoning Appe	eals								
Former Nam	e/Use 1	Tobin Montessori and	d Vassal Lane Upp	per Schools.		3,-					
Notes:					•						
Parking Note	es:										

Building Pe	ermit G	ranted							
Project Name	116 N	orfolk Street		Address	116 N	orfolk Street		project. C housing d affordable	ordable Housing Overlay onversion of congregate evelopment to a partments for comeless persons.
Gross Floor	Area by I	Jse (sq. ft.)	Otl	her Details					
Residential	Residential 47,075		Pai	rking Spaces		0	Lot	: Area (sq. ft.)	25,230
			Но	ousing Units		62	Flo	or-Area Ratio	1.87
		Aff	fordable Units 62		62	Sp	ecial Permit		
Total GFA	Total GFA 47,075						- Building Permit		201178
Developer		Cambridge Housing	L Auth	ority		1			
Neighborhoo	od	4 - The Port/Area IV							1.2
Zoning		C-1/AHO							
Project Type	!	Addition/Alteration							
Permit Type		Affordable Housing (Over	lay					
Former Nam	ne/Use								
Notes:									
Parking Note	Parking Notes:								

Project Name	Polish	Club	Address	747 Ca	mbridge Stree	e <u>t</u>		dential building with ty center.		
Gross Floor	Area by U	lse (sq. ft.)	Other Details				-			
Residential	Residential 6,869		Parking Spaces	arking Spaces 9 Lo			ea (sq. ft.)	6,200		
Community	Community Center		Housing Units		6	Floor-Area Ratio		1.71		
						Speci	al Permit			
Total GFA		7,966				- Building Permit		115390		
Developer		747 Cambridge St , LI	LC			<u> </u>				
Neighborhoo	od	3 - Wellington Harring	gton							
Zoning		BA/C-1								
Project Type	,	New Construction								
Permit Type		Board of Zoning Appe	eals							
Former Nam	ne/Use	Polish Club								
Notes: Polish Club will take sp			pace in new buildi	ng.		•				
Parking Notes:										

Project Name	01 Smith	ı Place	Addre	ss	101 Smith Place		New office	e/R&D building.
Gross Floor Are	ea by Use ((sq. ft.)	Other Detai	ils			-	
Office/R&D		142,153	Parking Spaces		154	Lot Are	a (sq. ft.)	113,246
						Floor-A	rea Ratio	1.273
			Special Permit		! Permit	PB359		
Total GFA		142,153				Building Permit		107682
Developer	The	e Davis Companies	3		<u> </u>			
Neighborhood	12	- Cambridge Highl	ands			-	- Ithin	
Zoning	IB-	-2/AOD1,O1/AOD3						
Project Type	Ne	ew Construction						
Permit Type	Pla	anning Board Speci	al Permit					A La Dalle
Former Name/U	Jse							
Notes:	Inc	cludes demolition of	existing tech	nical	office structure.			
Parking Notes:								

Project Name		an Courthouse relopment	Address	40 Thorndike Street		Middlesex	ment of former County Courthouse on of street-level units.			
Gross Floor	Area by U	Jse (sq. ft.)	Other Details	ther Details						
Office/R&D	Office/R&D 434,593		Parking Spaces	355	Lot Area	a (sq. ft.)	59,788			
Residential		47,465	Housing Units	48	Floor-A	rea Ratio	7.97			
Retail		15,000	Affordable Units	48	Special	Permit	PB288			
Total GFA	Total GFA 497,05				Building	g Permit	97328			
Developer		Leggat McCall				-				
Neighborhoo	od	1 - East Cambridge								
Zoning		ВВ								
Project Type		Addition/Alteration								
Permit Type		Planning Board Spec	ial Permit							
Former Nam	ne/Use	Middlesex Count Cou	urthouse		•					
Notes:										
Parking Notes: Parking includes 85 spaces on-site and 270 spaces leased at First St Garage.										

Building Pei	rmit Gi	ranted									
,	United Clubho	l American Vetera ouse	ns	Address	1 Ceda	ar Street			communit	ty cer Amer	l building with iter to be occupied ican Veterans
Gross Floor A	Area by U	Jse (sq. ft.)	Otł	ther Details							
Residential	Residential 9,981		Par	rking Spaces		8		Lot Area	(sq. ft.)		7,590
Community C	enter	2,114	Но	using Units		8		Floor-A	ea Ratio		1.59
							Special Permit				
Total GFA 12,095				Building Permit			Permit		141137		
Developer		John Repucci					•		1	e di Sala	
Neighborhood	d	11 - North Cambridge	•								
Zoning		BA-2									
Project Type		New Construction									
Permit Type		Board of Zoning Appe	eals						T. POLICE		
Former Name	e/Use	United American Veterans Clubhouse									
Notes: Includes demolition of existing veterans club. Also subject to Large Project Review under the zoning ordinance.											
Parking Notes:						حرارات ا					

Project Name	<u>Universi</u>	ty Monument Sit	<u>te</u>	Address	1043-1 Street	059 Cambridg	<u>e</u>	New resid	lential and retail	
Gross Floor A	Area by Use	e (sq. ft.)	Othe	Other Details						
Residential		24,892	Park	Parking Spaces 13 Lot Area (sq. ft.)		15,686				
Retail		4,364	Hou	sing Units		18	Floor-A	rea Ratio	1.86	
			Affor	rdable Units		4	Specia	l Permit	PB336	
Total GFA		29,256					Buildin	g Permit	152842	
Developer	4	18 Real Estate	!				RE	NDERING OF 1055 CAMBRIDGE	sī	
Neighborhood	d 3	- Wellington Harring	gton							
Zoning	В	A/C-2B								
Project Type	N	lew Construction								
Permit Type	P	lanning Board Spec	ial Pe	rmit				La de la	Will Target to	
Former Name	e/Use U	Iniversity Monumen	t Wor	ks						
Notes: Parking Notes	2.						•			
Parking Notes	5.									

Summary - Building Permit Granted

Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	37	Office/R&D	2,753,042
Residential Units	1,397	Residential	1,151,087
Parking Spaces	5,449	Lab/R&D	913,280
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	6,159,188

Project Name	1 Cana	<u>l Park</u>		Address	1 Can	al Park		Conversion Lab/R&D.	on of office building to
Gross Floor A	Area by U	se (sq. ft.)	Oth	er Details					
Lab/R&D	Lab/R&D 107,662		Park	king Spaces	Lot Area (sq. ft.)			30,400	
							Floor-A	rea Ratio	3.54
							Special	Permit	PB038
Total GFA		107,662	Building Permit		(Permit	156580			
Developer		1 Canal Park LLC							STATE OF THE STATE OF
Neighborhood	d	1 - East Cambridge							
Zoning		C2-A/PUD-4A						MI O TET	v2v 100 00 00 00
Project Type		Alteration							7 (1)
Permit Type		As of Right						AT MA	
Former Name	e/Use						Š.		
Notes:									
Parking Notes	rking Notes: No change to parking.								

Project Name	30 Han	npshire Street	Address	30 Hai	mpshire Street		New lab/f	R&D building.
Gross Floor	Area by U	se (sq. ft.)	Other Details					
Lab/R&D	Lab/R&D 15,82		Parking Spaces		12 Lot Area (sq. ft.)		5,758	
						Floor-A	rea Ratio	4
						Special	Permit	
						Building Permit		150581
Total GFA	Total GFA 15,821							
Developer		38-40 Hampshire St L	LC				The Marie	
Neighborhod	od	4 - The Port/Area IV				CELL STATE	II DEPARTE IN	II II III
Zoning		I-B				902	Territoria.	
Project Type		New Construction					edited?	
Permit Type		As of Right						
Former Nam	ne/Use					7		
Notes:		Previously permitted a	as hotel under SP F	PB358.				
Parking Note	es:	No parking at site at ti	arking at site at time of permit application.					

Project Name	<u>3-5 Lin</u>	naean Street	Address	<u>3-5 Linn</u>	nnaean Street		Conversion of existing underutilized basement space into housing.					
Gross Floor	Area by U	se (sq. ft.)	Other Details	Other Details								
Residential 50,701		50,701	Parking Spaces 0 L			Lot Area (sq. ft.)		24,153				
			Housing Units		5	Floor-A	rea Ratio	2.1				
			Affordable Units		1	Special	Permit	PB329				
Total GFA		50,701				Building	(Permit	25045				
Developer		Willow Land Corpora	ition	'		ones a	PROCESS OF STREET OF STREE	MOTES. SINCE COMPANY TO COMPANY				
Neighborhod	od	9 - Neighborhood 9				Same of the same o		**See = (A, 100 to (1, 100 at 221 by 12) **Pers = (A, 100 to (1, 100 at 221 by 12) **Pers but 21 has 30 **Pers but 47 has 30 **P				
Zoning		C-2/BA-2				5 mg/s	-11-11	Pour I Lumano D. Se Australiano (180) Se Australian				
Project Type		Alteration		[a] a] [a] [b] [a] [a] [a] [a] [a] [a] [a] [a] [a] [a								
Permit Type		Planning Board Spec	ial Permit			4	The state of the s	The state of the s				
Former Nam	ne/Use						GEAPHIC SCALE	LINNAEAN STREET Plo1 Plgn 3-5 Unesen Street Combridge, MA 02138 Date Street				
Notes:		GFA includes entire ex	xisting 37 unit build	ding.								
Parking Note	es:							20				

Project Name	Ragon	<u>Institute</u>	Address	600-62	24 Main Street		New institutional building associated with MGH, MIT and Harvard.				
Gross Floor A	Area by U	se (sq. ft.)	Other Details	Other Details							
Institutional 18		185,810	Parking Spaces		120	Lot Area (sq. ft.)		67,579			
						Floor-Area Ratio		2.75			
						Special	Permit	PB375			
						Building Permit		149353			
Total GFA		185,810					,				
Developer		MIT/Ragon Institute				152	A LANGUE				
Neighborhood	d	2 - MIT / Area 2				e final de la companya de la company	18				
Zoning		IB				320		THE STATE OF THE S			
Project Type		New Construction									
Permit Type		Planning Board Spec	ial Permit			V					
Former Name	e/Use	Olmstead-Flint Build	ing								
Notes:	Notes: Includes demolition of preexisting industrial and warehouse structures. The Ragon Institute is associated with MGH, MIT and Harvard.						ite				
Parking Notes	s:							20			

Complete									
Project Name	Rindge	e Commons Phase	1 .	Address	432 Rii	ndge Avenue		buildings to site of existi	new residential be constructed on the ing Rindge Tower parking lot.
Gross Floor	Area by U	Jse (sq. ft.)	Othe	er Details				·	
Residential		27,968	Park	king Spaces		0	Lot	Area (sq. ft.)	155,591
Educational		28,794	Hous	sing Units		24	Flo	or-Area Ratio	2.73
Office/R&D		12,192	Affor	rdable Units		24	Spe	ecial Permit	
Total GFA		68,954					Bui	ilding Permit	158329
Developer		Just-A-Start	•				•		13.00
Neighborhoo	od	11 - North Cambridge	Э					No.	
Zoning		C-2							ALE ALE APP
Project Type		New Construction							
Permit Type		Comprehensive Pern	nit						THE PARTY OF
Former Nam	e/Use								
Notes:		Temporary C of O issued but awaiting Green Building report							
Parking Note	es:	Remaining 233 parking	g spac	ces will serve	new and e	existing buildings.			20

Project Name	Schwa Comp	artzman College o	<u>f</u>	Address	51 Vas	ssar Street		New MIT i	nstitu	itional building.
Gross Floor	Area by U	Jse (sq. ft.)	Ot	her Details						
Institutional		174,000	Pa	rking Spaces			Lot Area	a (sq. ft.)		409,261
							Floor-A	rea Ratio		1.64
							Special	Permit		PB370
Total GFA		174,000					Building	g Permit		141637
Developer		MIT								
Neighborhoo	od	2 - MIT / Area 2								
Zoning		C-3B							11.00	
Project Type		New Construction						The section of	alasta.	
Permit Type		Planning Board Spe	cial P	ermit				es area Maria An		The state of the state of
Former Nam	e/Use	MIT Building 44					*		D. J.	
Notes:		Replaces MIT Building 44, which has been demolished. FAR includes all buildings on larger contiguous MIT-owned parcel.								
Parking Note	98:	Parking included in N	IIT po	ol.						رق المر

Project Name	53-55 W	heeler Street	Address	53-55	Wheeler Stree	<u>t</u>		dential building replacing ciates offices.
Gross Floor	Area by Use	e (sq. ft.)	Other Details	•			·	
Residential		563,609	Parking Spaces		448	Lot Ar	ea (sq. ft.)	249,518
			Housing Units		525	Floor-	Area Ratio	2.26
			Affordable Units		99	Speci	al Permit	PB330
Total GFA		563,609				Building Permit		61424, 61926
Developer	5	5-9 Wheels Owner L	LC					
Neighborhoo	d 1:	2 - Cambridge Highl	ands				ALTERNATION AND	
Zoning	0	01/AOD4					THE REAL PROPERTY.	
Project Type	N	lew Construction						
Permit Type	Р	lanning Board Spec	ial Permit					
Former Name	e/Use A	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 - 0	Comp	lete
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Item	Count	Use	Gross Floor Area (sq. ft.)
Projects	7	Residential	642,278
Residential Units	554	Institutional	359,810
Parking Spaces	580	Lab/R&D	123,483
		Educational	28,794
		Office/R&D	12,192
		Total	1,166,557

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. Once specific building proposals are received, they will be subject to design review.	Zoning Permit Granted or As of Right	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. Once specific building proposals are received, they will be subject to design review.	Zoning Permit Granted or As of Right	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