



**boston planning &  
development agency**

February 12, 2024

Alex Geourntas  
Boston City Clerk  
1 City Hall Square  
Boston, MA 02201

Re: Proposed Minor Modification to the Charlestown Urban Renewal Area,  
Project No. Mass. R-55, with respect to Parcel X-28B

---

Dear Clerk Geourntas,

In accordance with the policies adopted by the Boston Redevelopment Authority d/b/a the Boston Planning & Development Agency ("BPDA") Board on December 12, 2004 and April 14, 2016, with respect to proposed urban renewal actions of the BPDA, I am hereby notifying the Boston City Clerk that the BRA proposes to adopt a minor modification to the Charlestown Urban Renewal Area, Project No. Mass. R-55, with respect to the creation of Parcel X-28B, a sliver parcel located between 67 and 71 School Street in Boston's Charlestown neighborhood.

The purpose of the proposed BPDA action is to facilitate the disposition of said Parcel, which is to be used as ancillary open space. The BPDA proposes to take action on the minor modification on March 14, 2024.

I enclose a copy of the proposed minor modification resolution. If you have any questions about this matter, please do not hesitate to contact Zachary Gagné, Urban Renewal Associate, at (617) 918-4445. Thank you.

Sincerely,

Teresa Polhemus  
Acting Director

**RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY  
RE: MINOR MODIFICATION TO THE CHARLESTOWN URBAN RENEWAL PLAN,  
PROJECT NO. MASS. R-56, WITH RESPECT TO PARCEL X-28B**

---

**WHEREAS**, the Urban Renewal Plan for the Charlestown Urban Renewal Area, Project No. Mass. R-55, was adopted by the Boston Redevelopment Authority (the "Authority") on March 25, 1965, and approved by the City Council of the City of Boston on June (said plan, as previously modified, being herein referred to as the "Plan"); and

**WHEREAS**, Section 1201 of Chapter XII of the Plan, entitled: "Amendment," provides that the Plan may be modified at any time by the Authority without further approval provided that the proposed modifications do not substantially or materially alter or change the Plan; and

**WHEREAS**, it is the opinion of the Authority that the modifications hereinafter provided with respect to Parcel X-28B in the Charlestown Urban Renewal Area are consistent with the objectives of the Plan; and

**WHEREAS**, the Authority is cognizant of the requirements of Massachusetts General Laws Chapter 30, Sections 61 through 62H, as amended, and its implementing regulations (collectively "MEPA") with respect to minimizing and preventing damage to the environment; and

**WHEREAS**, the proposed amendment to the Plan is a minor change and may be adopted within the discretion of the Authority pursuant to said Section 1201; and

**WHEREAS**, the proposed amendment to the Plan is necessary to effectuate the redevelopment of Parcel X-28B; and

**NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:**

1. That, pursuant to Section 1201 thereof, the Plan be, and hereby is, amended as follows:

- a. That Map 7, entitled "Disposition Parcel," is hereby modified by creating so-called Parcel X-28B as shown on the map attached hereto; and
- b. That Map 2, entitled "Proposed Land Use," is hereby modified by setting the use of newly created Parcel X-28B as Open Space; and
- c. Section 602, entitled "Land Use and Building Requirements", is hereby modified by inserting the following with respect to so-called Parcel X-28B:

Site Designation	Permitted Uses	Minimum Setback	Max. Bldg. Height	Max. Floor Area Ratio	Max. Net Density	Min. Parking Ratio
X-28B	Open Space	AA	AA	AA	AA	AA

2. That the proposed modification is found to be a minor modification which does not substantially or materially alter or change the Plan.
3. That it is hereby found and determined pursuant to MEPA that the foregoing modification of the Plan, and any proposed development undertaken pursuant thereto, will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means and measures have been taken and are being utilized to avoid and minimize damage to the environment.
4. That all other provisions of the Plan not inconsistent herewith be, and hereby are, continued in full force and effect.
5. That the Director be, and hereby is, authorized to proclaim by certificate this minor modification of the Plan, all in accordance with the provisions of the Urban Renewal Handbook, RHM7207.1, Circular dated August, 1974, if applicable.

# Parcel X-28B, Charlestown Urban Renewal Plan

1:150

