



CITY OF CAMBRIDGE, MASSACHUSETTS

# PLANNING BOARD

CITY HALL ANNEX, 344 BROADWAY, CAMBRIDGE, MA 02139

## AGENDA

**Tuesday, April 18, 2017 at 7:00 p.m.**  
**Second Floor Meeting Room, 344 Broadway**  
**Cambridge, Massachusetts**

### General Business

Update from the Community Development Department

Adoption of Planning Board meeting transcripts

### Public Hearing

7:00 p.m. City Council zoning petition, to amend the Zoning Ordinance Section 20.50 Harvard Square Overlay District by creating a new section 20.54.7 exempting rooftops from Floor Area by Planning Board Special Permit to read as follows:

#### 20.54.7 Exempting rooftop spaces from FAR

Notwithstanding any other provisions of this Ordinance, the Gross Floor Area of open-air spaces on the roofs of buildings, such as roof gardens, terraces, walkways, including open and enclosed egresses, covered staircase head houses, or observation spaces shall be exempted from Gross Floor Area and FAR limitations upon the granting of a special permit by the Planning Board in the Business B district of this overlay. In granting the special permit, the Planning Board may place further requirements on the design or operational aspects of spaced exempted pursuant to this paragraph, including hours of operation, range of activities permitted, signage, sound mitigation, lighting, or other measures to ensure that the use of the space is consistent with the intent of the section.

### General Business

PB#303 MIT SoMa Building 5, 310-336 Main Street, Design Review

Board of Zoning Appeal No. 012619 – 2017 – 263 Monsignor O'Brien Highway, Special Permit for a hotel use in SD-1, containing 120 guest rooms and accessory parking.

*General Business items may be taken out of the order in which they appear on the agenda above. Times for General Business items are approximate. Public comments are taken only during a Public Hearing. During the discussion and deliberation on General Business items, the Planning Board does not solicit public comment. The City of Cambridge will provide reasonable accommodations to people with disabilities upon request. Please make requests for alternative formats at least two weeks in advance by contacting the Planning Board staff listed below. For further information concerning this agenda, please contact Liza Paden, Planning Board staff, at 617 349 4647, [lpaden@cambridgema.gov](mailto:lpaden@cambridgema.gov). Applications and Petitions are online at [www.cambridgema.gov/cdd](http://www.cambridgema.gov/cdd).*

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