

ENF Environmental Notification Form

For Office Use Only
Executive Office of Environmental Affairs
 EOE No.: 13253
 MEPA Analyst: ANDREA DAMES
 Phone: 617-626-1028

The information requested on this form must be completed to begin MEPA Review in accordance with the provisions of the Massachusetts Environmental Policy Act, 301 CMR 11.00.

Project Name: The Nashua Street Residences		
Street: The Project is on a site on Nashua Street, immediately west of the FleetCenter in Boston's North Station Economic Development Area.		
Municipality: Boston	Watershed: Charles River	
Universal Tranverse Mercator Coordinates:	Latitude: 42° 21' 57" N	
NAD27: 4692234.20201 N; 330180.83613 E	Longitude: 71°03' 44" W	
Estimated commencement date: 2005	Estimated completion date: 2007	
Approximate cost: \$98 million	Status of project design: 5 % complete	
Proponent: Boston Garden Development Corporation (BGDC)		
Street: One FleetCenter, Suite 200		
Municipality: Boston	State: MA	Zip Code: 02114
Name of Contact Person From Whom Copies of this ENF May Be Obtained: Margaret B. Briggs		
Firm/Agency: Epsilon Associates, Inc.	Street: 150 Main Street	
Municipality: Maynard	State: MA	Zip Code: 01754-0700
Phone: 978.897.7100	Fax: 978.897.0099	E-mail: pbriggs@epsilonassociates.com

Does this project meet or exceed a mandatory EIR threshold (see 301 CMR 11.03)?
 Yes No

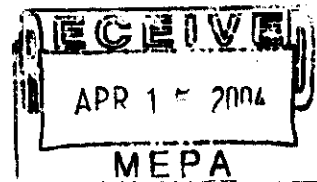
Has this project been filed with MEPA before?
 Yes (EOEA No. 7701) No

Has any project on this site been filed with MEPA before?
 Yes (EOEA No. 7701) No

Is this an Expanded ENF (see 301 CMR 11.05(7)) requesting:
 a Single EIR? (see 301 CMR 11.06(8)) Yes No
 a Special Review Procedure? (see 301CMR 11.09) Yes No
 a Waiver of mandatory EIR? (see 301 CMR 11.11) Yes No
 a Phase I Waiver? (see 301 CMR 11.11) Yes No

Identify any financial assistance or land transfer from an agency of the Commonwealth, including the agency name and the amount of funding or land area (in acres): MBTA approvals, easements, operating agreements, air rights approval.

Are you requesting coordinated review with any other federal, state, regional, or local agency?
 Yes (Specify Boston Redevelopment Authority) No



List Local or Federal Permits and Approvals: The following public approvals could be required: Boston Redevelopment Authority, Article 80, Large Project Review, Amendment to 121A agreement, Boston Civic Design Commission, Design Review; Boston Air Pollution Control Commission, Confirmation of Exemption and/or Parking Freeze Permit; Boston Water and Sewer Commission, Sewer use discharge permit, sewer extension/connection permit, stormwater connection; Boston Zoning Commission, Zoning approvals; Boston Committee on Licenses, Parking garage permit, fuel storage permit; Boston Inspectional Services Department, Building and occupancy permit; Federal Aviation Administration, Notice of construction of structure exceeding 200 feet in height, EPA General Permit for Stormwater Discharge.

Which ENF or EIR review threshold(s) does the project meet or exceed (see 301 CMR 11.03):

- | | | |
|---------------------------------|---------------------------------------|--|
| <input type="checkbox"/> Land | <input type="checkbox"/> Rare Species | <input type="checkbox"/> Wetlands, Waterways, & Tidelands |
| <input type="checkbox"/> Water | <input type="checkbox"/> Wastewater | <input checked="" type="checkbox"/> Transportation |
| <input type="checkbox"/> Energy | <input type="checkbox"/> Air | <input type="checkbox"/> Solid & Hazardous Waste |
| <input type="checkbox"/> ACEC | <input type="checkbox"/> Regulations | <input type="checkbox"/> Historical & Archaeological Resources |

Summary of Project Size & Environmental Impacts	Existing	Change	Total	State Permits & Approvals
LAND				<input type="checkbox"/> Order of Conditions <input type="checkbox"/> Superceding Order of Conditions <input type="checkbox"/> Chapter 91 License <input type="checkbox"/> 401 Water Quality Certification <input type="checkbox"/> MHD or MDC Access Permit <input type="checkbox"/> Water Management Act Permit <input type="checkbox"/> New Source Approval <input checked="" type="checkbox"/> DEP or MWRA Sewer Connection/ Extension Permit <input checked="" type="checkbox"/> Other Permits <i>(including Legislative Approvals) –</i> Specify: <u>MBTA easements, operating agreements, and air rights grants;</u> <u>MWRA, Sewer use discharge permit;</u> <u>DEP Non Major Plan Approval</u>
Total site acreage	.81			
New acres of land altered		0		
Acres of impervious area	.81	0	.81	
Square feet of new bordering vegetated wetlands alteration		0		
Square feet of new other wetland alteration		0		
Acres of new non-water dependent use of tidelands or waterways		0		
STRUCTURES				
Gross square footage	0	577,331	577,331	
Number of housing units	0	368	368	
Maximum height (in feet)	0	415	415	
TRANSPORTATION				
Vehicle trips per day	0	1,944	1,944	
Parking spaces	0	244	244	

WATER/WASTEWATER			
Gallons/day (GPD) of water use	0	62,920	62,920
GPD water withdrawal	0	0	0
GPD wastewater generation/treatment	0	57,200	57,200
Length of water/sewer mains (in miles)	0	0	0

CONSERVATION LAND: Will the project involve the conversion of public parkland or other Article 97 public natural resources to any purpose not in accordance with Article 97?

Yes (Specify _____) No

Will it involve the release of any conservation restriction, preservation restriction, agricultural preservation restriction, or watershed preservation restriction?

Yes (Specify _____) No

RARE SPECIES: Does the project site include Estimated Habitat of Rare Species, Vernal Pools, Priority Sites of Rare Species, or Exemplary Natural Communities?

Yes (Specify _____) No

HISTORICAL / ARCHAEOLOGICAL RESOURCES: Does the project site include any structure, site or district listed in the State Register of Historic Place or the inventory of Historic and Archaeological Assets of the Commonwealth?

Yes (Specify _____) No

If yes, does the project involve any demolition or destruction of any listed or inventoried historic or archaeological resources?

Yes (Specify _____) No

AREAS OF CRITICAL ENVIRONMENTAL CONCERN: Is the project in or adjacent to an Area of Critical Environmental Concern?

Yes (Specify _____) No

PROJECT DESCRIPTION: The project description should include (a) a description of the project site, (b) a description of both on-site and off-site alternatives and the impacts associated with each alternative, and (c) potential on-site and off-site mitigation measures for each alternative (*You may attach one additional page, if necessary.*)

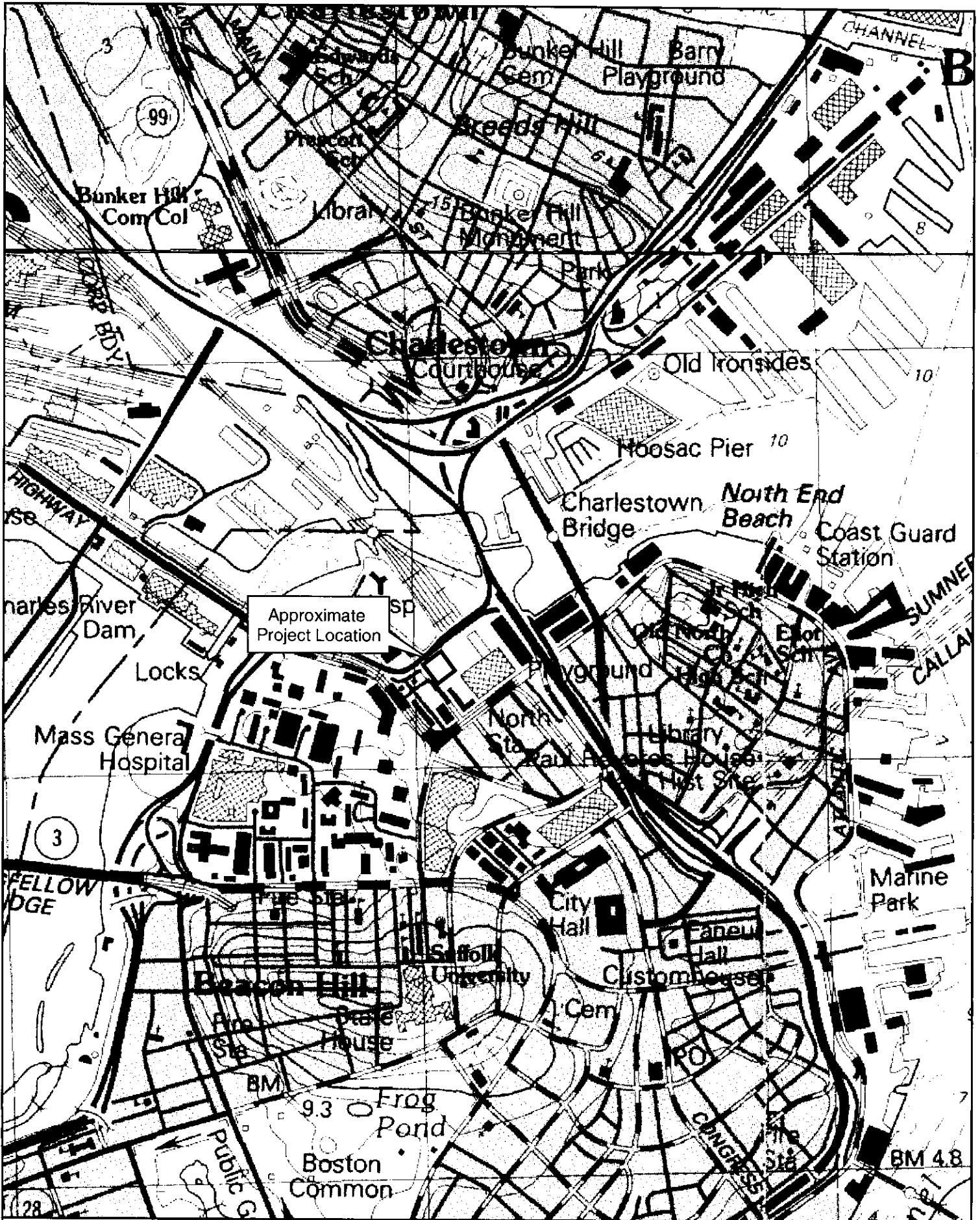
The Nashua Street Residences is a residential structure with above grade parking at the base. The building will include approximately 368 residential units and approximately 244 parking spaces. The building will be approximately 415 feet tall (37 stories). The ground floor will offer lobbies, and active spaces providing convenience services for residents and passers-by. Refer to Appendix A for Project Elevations and Street-Level Concept Plans.

The Nashua Street Residences will provide an important new element in the redevelopment of the North Station area. It will knit together adjacent neighborhoods, linking the area with the West End residential neighborhood. It will provide much needed housing, including affordable units, in close proximity to major transportation resources.

The Project Site is bounded by Nashua Street to the west, Massachusetts General Hospital (MGH) property to the north, the FleetCenter/North Station site to the east, and the Thomas P. O'Neill Building to the south. The Site is comprised of air rights over an approximately 35,210 sf parcel of land owned by the Massachusetts Bay Transit Authority (MBTA), adjacent to the FleetCenter. The Project Site is located in the North Station area of Boston, which has

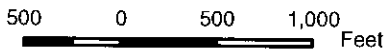
undergone significant changes and improvements over the past decade due primarily to the completion of the FleetCenter arena, the new North Station commuter rail terminal, and the construction of the Central Artery/Tunnel project (CA/T). The area will continue to improve as the MBTA completes construction of the new "SuperStation" for the Green and Orange rapid transit lines, and the surface above the future Central Artery Tunnel becomes available for public open space and development projects.

The Project development represents sound environmental urban planning by concentrating residential development at one of the City's major public transportation nodes, the North Station commuter rail terminal and the MBTA's Green and Orange Line "SuperStation". Other mitigation measures include feasible water conservation measures to reduce wastewater impacts. Building occupants will be encouraged to actively participate in recycling. Other transportation, noise, construction, wind and air quality mitigation will be determined through the BRA's Article 80 process.



Approximate Project Location

Scale 1:12,000
1 inch = 1,000 feet



Project Locus

**Fleet Center
Boston, Massachusetts**

Basemap: 1985 USGS Quadrangles, MassGIS

EPSILON ASSOCIATES INC.
Engineers & Environmental Consultants