



Chestnut Hill Local

(/)

Monday, April 26, 2021

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CHCA Board approves changed 30 W. Highland Ave. plan



(/uploads/original/20210423-142528-30W_HIGHLAND_AVE_210411-W_HIGHLAND_AVE_VIEW_4-11-2021.jpg)

The latest changes to the April 12 design involved lowering the profile of the first unit on the Highland Avenue end: Setting the third (top) floor back further on the east, north, and west sides and removing the roof deck, pilot house, and associated railings above the cornice of the roof at 38 feet. This image shows the configuration before those elements were changed.

Posted Friday, April 23, 2021 2:27 pm

by Walt Maguire

In a meeting Thursday night, the Chestnut Hill Community Association board approved the variance request on 30 W. Highland Ave., with some changes to the development plan that were made earlier in the week.

A Development Review Committee (DRC) subcommittee, composed of neighbors and Chestnut Hill Conservancy members, had sent an April 12 recommendation (https://www.chestnuthill.org/docs/30_W_Highland_Sub-committee_report.pdf) to approve the proposal to build eight town homes on the site. A dissenting opinion was

included. Leaders of a neighborhood group also met with City Councilperson Cindy Bass and the architect, Larry McEwen, earlier in the week. As a result of that discussion, McEwen presented some additional modifications at Thursday's meeting.

Since very few neighbors had been given the chance to review the latest revision, and there were 220 neighbors on record as opposed to the project, there was a motion to "pause" consideration of the variance until more neighbors had an opportunity to review the new changes, and perhaps refine the design further. This motion was defeated on a 9-8 vote.

The latest changes to the April 12 design

(https://www.chestnuthill.org/docs/30W_HIGHLAND_AVE_210411_W_HIGHLAND_AVE_ELEVATION_as_of_4-11-2021.pdf) involved lowering the profile of the first unit on the Highland Avenue end: Setting the third (top) floor back further on the east, north and west sides and removing the roof deck, pilothouse, and associated railings above the cornice of the roof at 38 feet. In addition, there would be more planting on the street side and the west edge of the main rowhouses.

The next step is forwarding the DRC subcommittee's recommendation letter to the ZBA.

A more complete report of Thursday's meeting will be published next week.

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