#06022011

4

APPLICATION FOR DRIVEWAY CUTS AND OPENINGS

CITY OF CAMBRIDGE

INSTRUCTIONS:
In order to obtain permission for a driveway cut or opening you must first get approval from the Department of Inspectional Services on the zoning requirements for off-street parking, including the cooperation of your immediate abuttors.

To receive a review from Inspectional Services you must fill out Part I of the application. Be sure to draw your plot plan on Drawing 1, choosing the lot that represents your lot,s position, i.e. corner or interior. You must also include a sketch of the proposed driveway, including dimensions, on Drawing 2. You may then calculate the cost of the driveway by using the formula based on your chose of surfaces. You must also include signed forms from abutters on the sides and rear of the property and from all property owners located across the street(s) from the property.

Once you have gathered this information on the application, it should be submitted to:

Zoning Officer
Inspectional Services
831 Massachusetts Avenue
Cambridge, MA 02139

If the application is approved by Inspectional Services, it will then be sent on to Traffic and Parking, the Historical Commission and the Department of Public Works. If approved by Public Works, the application and backup will be sent to the City Council for their approval. Once the City Council approves, the driveway curb cut can be installed. However, the full cost of the cut must be paid to Public Works before the work will start.

If, however, Inspectional Services denies your application you may then appeal to the Zoning Board of Appeals.

2011 JUN 23 PM 12:00
CITY OF CAMBRIDGE
INSPECTIONAL SERVICES

DATE: 6/5/11

PART I:

Address of proposed curb cut or off-street parking facility: 100 Binney St / 41 Linskey Way

Frontage: 300'

Block and Lot: 15/25, 26, 11

Setback (distance from building to sidewalk): >1

Distance from proposed driveway to surrounding structures and property line:

Dimensions of proposed driveway: 2 curbcuts per attached plan

Location of any trees, sign posts, fire hydrants, utility poles, etc., in direct vicinity of proposed driveway:

☒ Plot plan is included

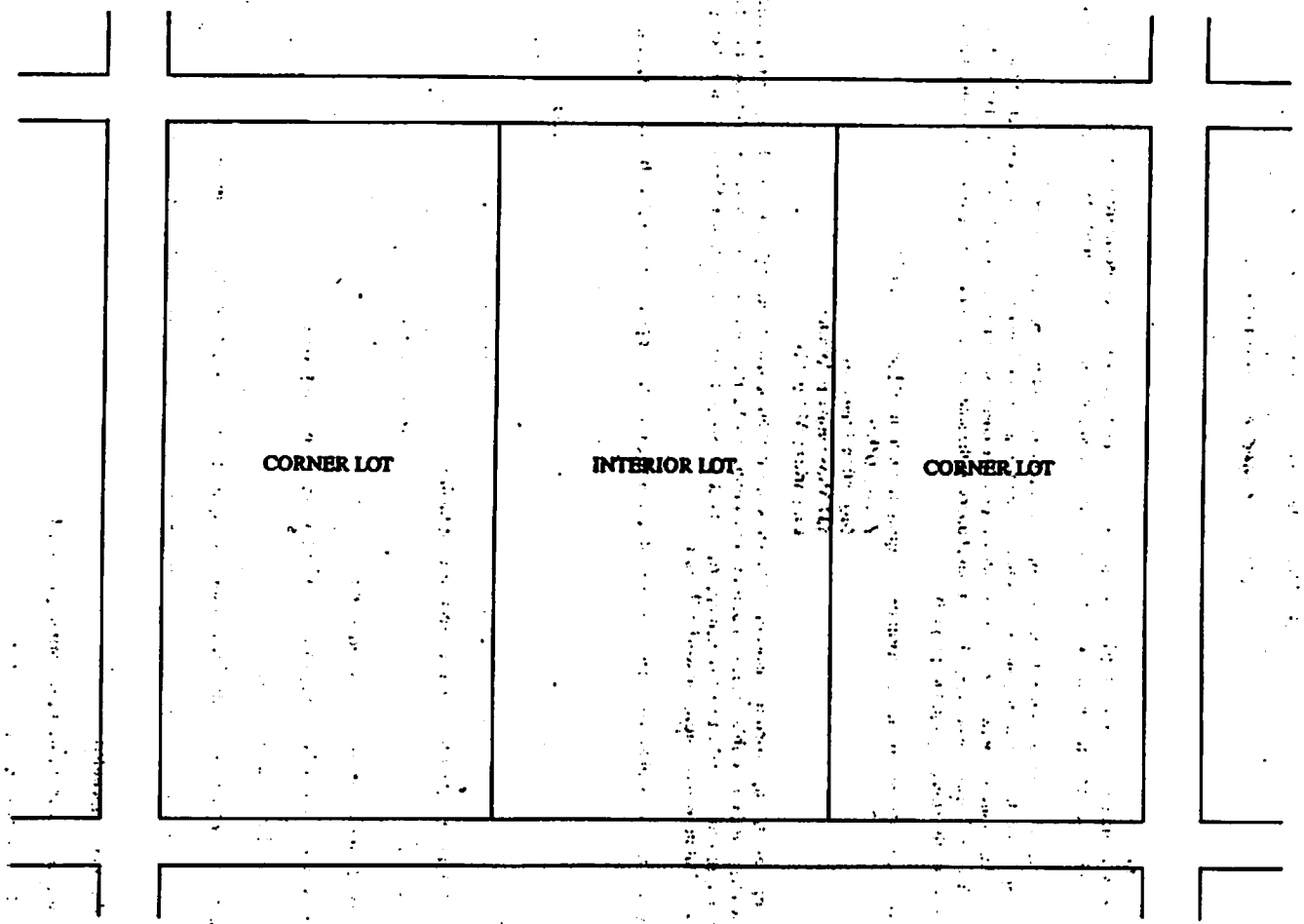
☒ Sketch of driveway with cost estimate is included

☒ All abuttor's forms are included

2011 JUN 23 P 3:46

DRAWING 1:

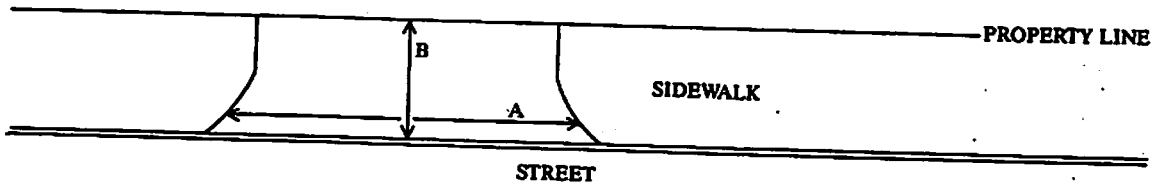
PLEASE INDICATE LOCATION OF HOUSE AND DRIVEWAY.
BE SURE TO GIVE DIMENSIONS OF LOT.



DRAWING 2:

SKETCH OF PROPOSED DRIVEWAY WITH COST ESTIMATE

CITY OF CAMBRIDGE



A = _____FT. ÷ 3 = _____YARDS

B = _____FT. ÷ 3 = _____YARDS

A × B = _____SQUARE YARDS

COST ESTIMATE:

BRICK:_____SQUARE YARDS × $70/SQUARE YARD = $_____

BRICK ON CONCRETE:_____SQUARE YARDS × $85/SQUARE YARD = $_____

CONCRETE:_____SQUARE YARDS × $40/SQUARE YARD = $_____

ASPHALT:_____SQUARE FEET × 1 TON/40 SQUARE FEET × $125/TON = $_____

DEPARTMENT OF PUBLIC WORKS SCHEDULED DATE FOR CONSTRUCTION: / /

DEPARTMENT OF PUBLIC WORKS STATED FEE: $_____

The undersigned agrees to pay the stated fee for the driveway installation in full within two (2) weeks of the estimated starting date of construction before the Department of Public Works shall proceed with construction:

Owner's signature: James J. Rafferty Date:_____

Address:_____

Funds Received: $_____ Check Number:_____

APPLICATION FOR DRIVEWAY CUTS AND OPENINGS

CITY OF CAMBRIDGE

PART II: INSPECTIONAL SERVICES DEPARTMENT

☑ Application approved ☐ Application denied

Reason:

Signature: Date: 6 23 11

Title: PB 243

PART III: TRAFFIC AND PARKING DEPARTMENT

☒ Application approved ☐ Application denied

Reason: SEE ATTACHED MEMO

Signature: Date: 6-23-11

Title: Traffic Engineer

PART IV: HISTORICAL COMMISSION

☑ Application approved ☐ Application denied

Reason: -

Signature: Sarah C. Burke Date: 6/23/11

Title: Preservation Planner

PART V: PUBLIC WORKS DEPARTMENT

☑ Application approved ☐ Application denied

Reason:

Signature: Date: 6/23/2011

Title: Superintendent of Streets & Sidewalks

Per Mitigation agreement Construction

CITY OF CAMBRIDGE
Traffic, Parking and Transportation
344 Broadway
Cambridge, Massachusetts 02139

www.cambridgema.gov/traffic

Susan E. Clippinger, Director
Brad Gerratt, Deputy Director

Phone: (617) 349-4700
Fax: (617) 349-4747

MEMORANDUM

To: James Rafferty
From: Jeffrey R. Parenti, P.E. JRP
Date: June 23, 2011
Re: Curb cut permit application, 100 Binney/41 Linskey Way

The Traffic, Parking, and Transportation Department approves this curb cut permit application provided that:

- The building design will allow for adequate sight lines between the driveways and the sidewalk and
- Driveway slopes fall within acceptable parameters

as outlined in the Memorandum of Agreement between this Department and Inspectional Services dated 6/29/1998.

Please provide details of the garage and loading zone entrances (plan, elevation, and driveway profiles) for review no later than 5 business days prior to seeking building permit sign-off.

cc: City Clerk
Susan Clippinger, Director
Adam Shulman, Transportation Planner

Cosgrove, Marybeth

From: Barbara Broussard [barbarabroussard@gmail.com]
Sent: Thursday, June 23, 2011 3:51 PM
To: Cosgrove, Marybeth
Subject: Fwd: Curb Cuts 50 and 100 Binney Street

---------- Forwarded message ----------
From: **Jim Rafferty** <jrafferty@adamsrafferty.com>
Date: Thu, Jun 23, 2011 at 12:45 PM
Subject: Curb Cuts 50 and 100 Binney Street
To: Barbara Broussard <barbarabroussard@gmail.com>

Dear Madame Clerk,

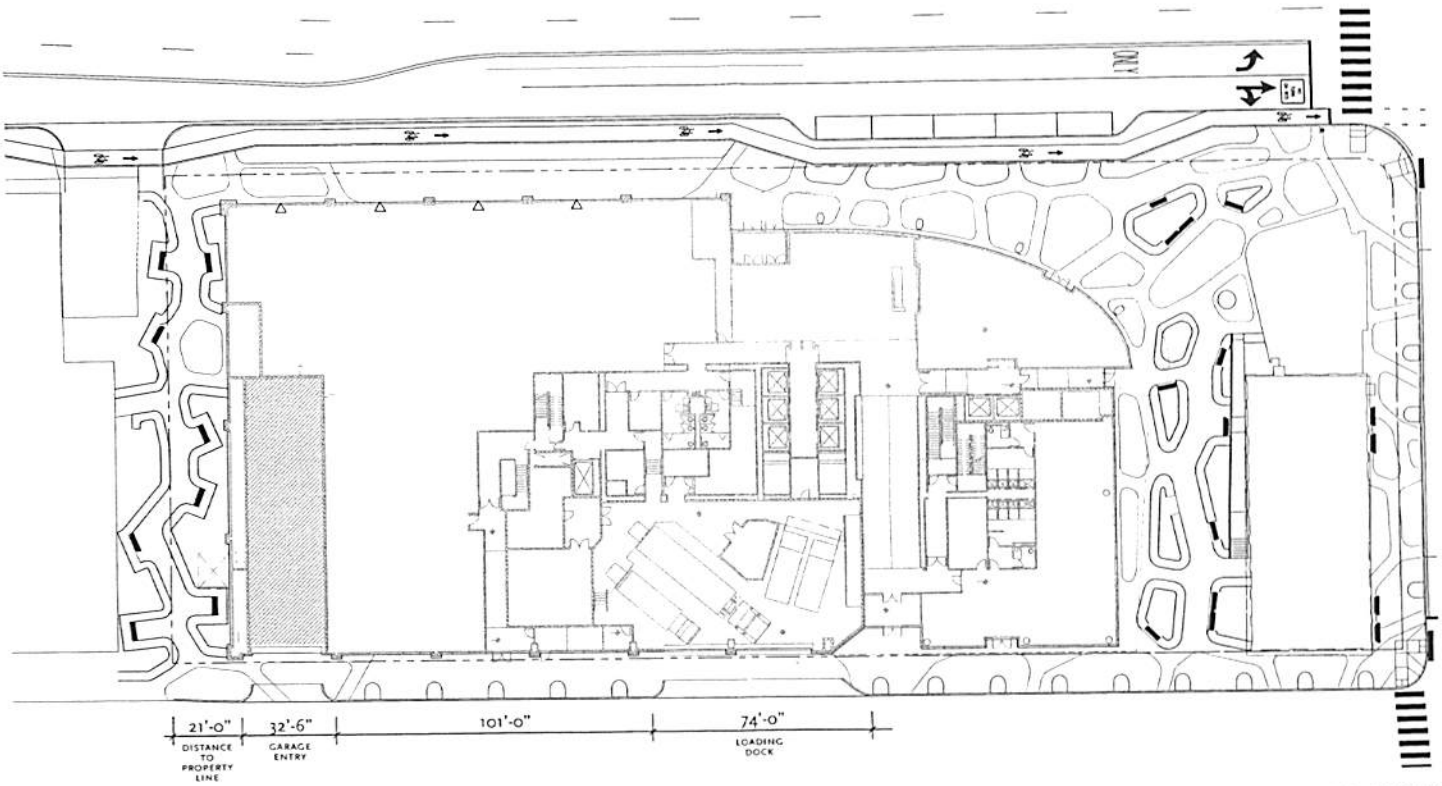
Please be advised that the East Cambridge Planning Team has no objection to the application of Alexandria Real Estate Equities for curb cuts on the two new buildings proposed at 50 Binney Street and 100 Binney Street.

Very truly yours,

Barbara Broussard

President

East Cambridge Planning Team



NOTE: DIMENSIONS ARE APPROXIMATE

100 BINNEY STREET
Cambridge, MA

Site Plan - Proposed Curb Cuts
April 6, 2011

0 15 30 60

ALEXANDRIA REAL ESTATE EQUITIES INC.

KLEINFELDER / S E A
MICHAEL VAN VALKENBURGH ASSOC.
VANASSE HANGEN BRUSTLIN, INC.

ELKUS | MANFREDI ARCHITECTS