

Boston Groundwater Trust

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Elliott Laffer

August 20, 2010

Mr. Tai Lim
Boston Redevelopment Authority
One City Hall Square
Boston, MA 02201-1007

Subject: 93 Massachusetts Avenue

Dear Mr. Lim:

Thank you for the opportunity to comment on the Notice of Project Change for 93 Massachusetts Ave. The Boston Groundwater Trust was established by the Boston City Council to monitor groundwater elevations in sections of the City where the integrity of building foundations is threatened by low groundwater levels and to make recommendations for solving the problem. Therefore, my comments are limited to groundwater related issues.

As noted in the NPC, the project is located in the Groundwater Conservation Overlay District. I am pleased with the commitment of the proponent to meet all GCOD related standards. During the scoping session, the proponent stated that the recharge system would be unchanged from that approved when the project was first proposed and approved in 2008. Because of the change in the project, the passage of time, and the need to return to the Board of Appeals for GCOD permit approval, the proponent should submit an updated plan to BWSC for their review.

In addition to recharge requirements, the proponent is required to provide a certification by a registered professional engineer showing that the project will not cause any reduction of groundwater levels on site or on adjoining lots. Because the project includes a fairly deep basement that will be refurbished, it is important that this certification include methods, such as waterproofing, that will back up this assertion. I was again pleased that, during the scoping session, the proponent committed to waterproofing, including the basement slab if it is replaced.

The proponent has installed a groundwater observation well for inclusion in the Trust's network in front of 407 Newbury Street. This well has not

yet been turned over to us for use; I look forward to that transfer which, according to the proponent during the scoping session, should occur soon.

I look forward to continuing to work with the proponent and the Authority to assure that this project can have only positive impacts on groundwater levels in the Back Bay.

Very truly yours,

Elliott Laffer
Executive Director

Cc: Kathleen Pedersen, BRA
Maura Zlody, BED