



City of Somerville

PLANNING, PRESERVATION, & ZONING

City Hall 3rd Floor, 93 Highland Avenue, Somerville MA 02143

June 8, 2022

393 Highland Avenue LLC
c/o Gorka Grabo
5 Claremon Street #1,
Somerville, MA 02144

Dear Gorka,

Your application for a Plan Revision to your approved plans at 393 Highland Avenue (ZBA2019-123), case number P&Z22-051, has been deemed *de minimis* and accepted. Please see notes below and attached exhibits.

- South elevation, the Highland Avenue façade, will remain as approved with storefront windows and doors in 5 or the 7 bays between columns and the east elevation will retain the existing window configuration but not add the approved door at this time.
- North elevation will retain the existing window configuration and not add the approved door at the western corner this time. The door at the eastern of the north elevation will be slightly moved and an overhead (garage-type) door will be added to accommodate tenants needs.
- West elevation (Grove Street) adds two windows, replicating the existing to remain, and a door to the northern corner. The storefront at the southern corner, wrapping from the Highland Avenue façade, will remain as approved.

As required by SZO §5.3.8, I find that the proposed change;

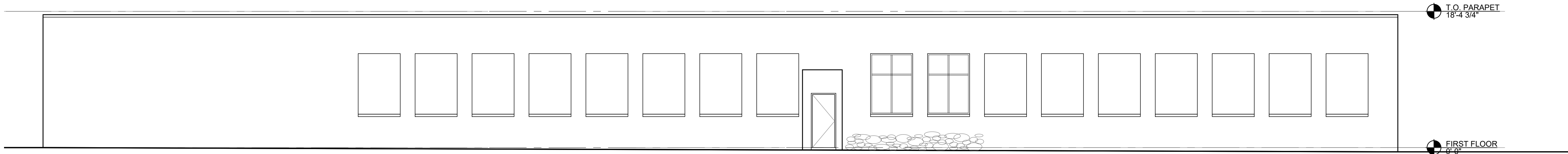
- i. Changes would not contravene the legal notice, any finding, or condition of the SPGA in the original approval;
- ii. Changes would not detrimentally impact matters of substance identified in meeting minutes of original hearings;
- iii. Changes would not alter the character of the development; and
- iv. Changes would be so insignificant as not to be noticeable to persons generally familiar with the original approval.

Please check additional outstanding conditions of the approval and bring the stamped plans to the Inspectional Services so that they may proceed with your project. If you have not done so already, contact Planning Staff at least five working days in advance of a request for a final inspection by Inspectional Services to ensure the proposal was constructed in accordance with the revised plans and the conditions attached to the approval.

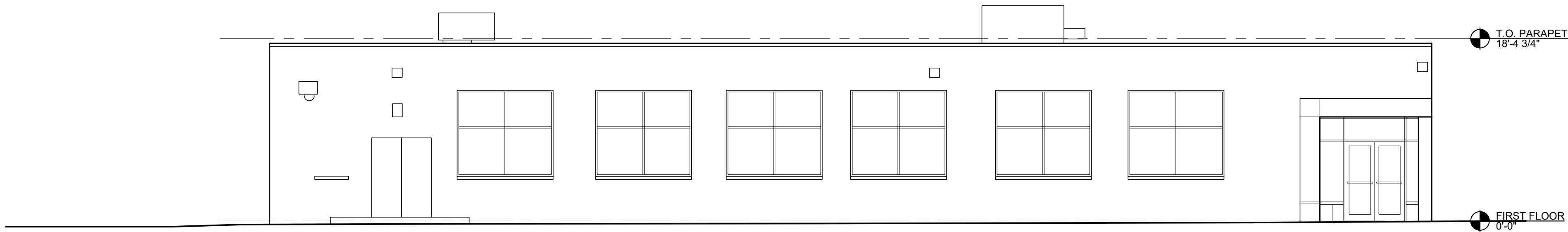
Sincerely,

Sarah Lewis, RA, LEED-AP, CNU-A
Director of Planning, Preservation, & Zoning

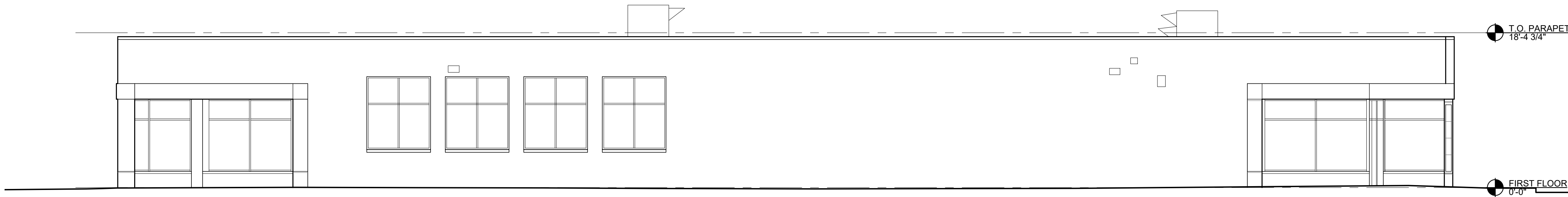
Cc: file
ISD
Adam Dash



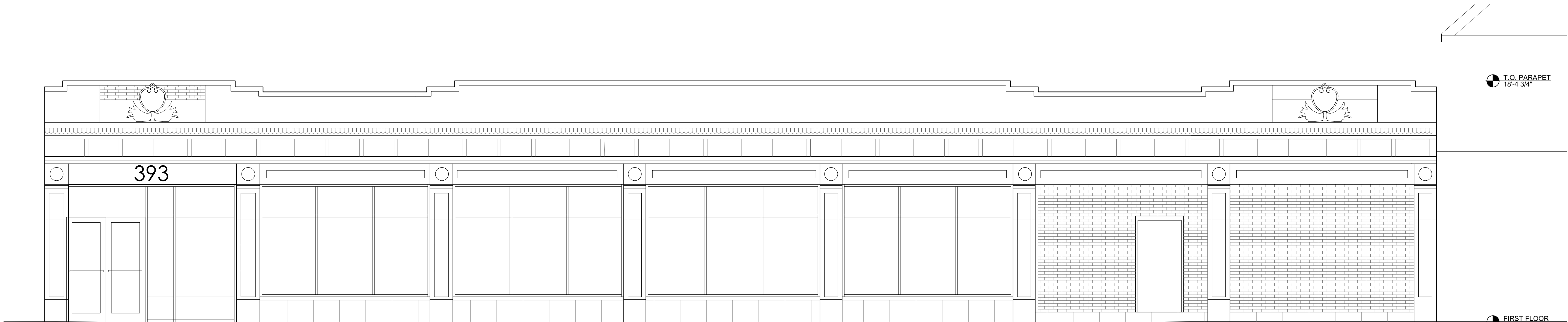
④ RIGHT ELEVATION (East)
SCALE: 1/8"=1'-0"



③ REAR ELEVATION (North)
SCALE: 1/8"=1'-0"



② LEFT ELEVATION (West)
SCALE: 1/8"=1'-0"



① FRONT ELEVATION (South)
SCALE: 1/4"=1'-0"

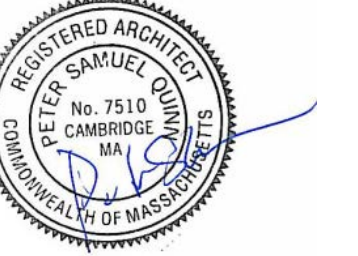
APPROVED PER ZBA CASE # ZBA 2019-123

PETER
QUINN
ARCHI
TECTS

ARCHITECTURE
PLANNING
INTERIOR DESIGN

PETER QUINN ARCHITECTS LLC
259 ELM ST, SUITE 301
SOMERVILLE, MA 02144
PH 617-354-3989

SEAL



CONSULTANT

PROJECT
393 HIGHLAND

393 HIGHLAND AVE,
SOMERVILLE, MA 02143
PREPARED FOR
LALO CORP.

5 CLAREMON ST, #1
SOMERVILLE, MA 02144

DE MINIMUS

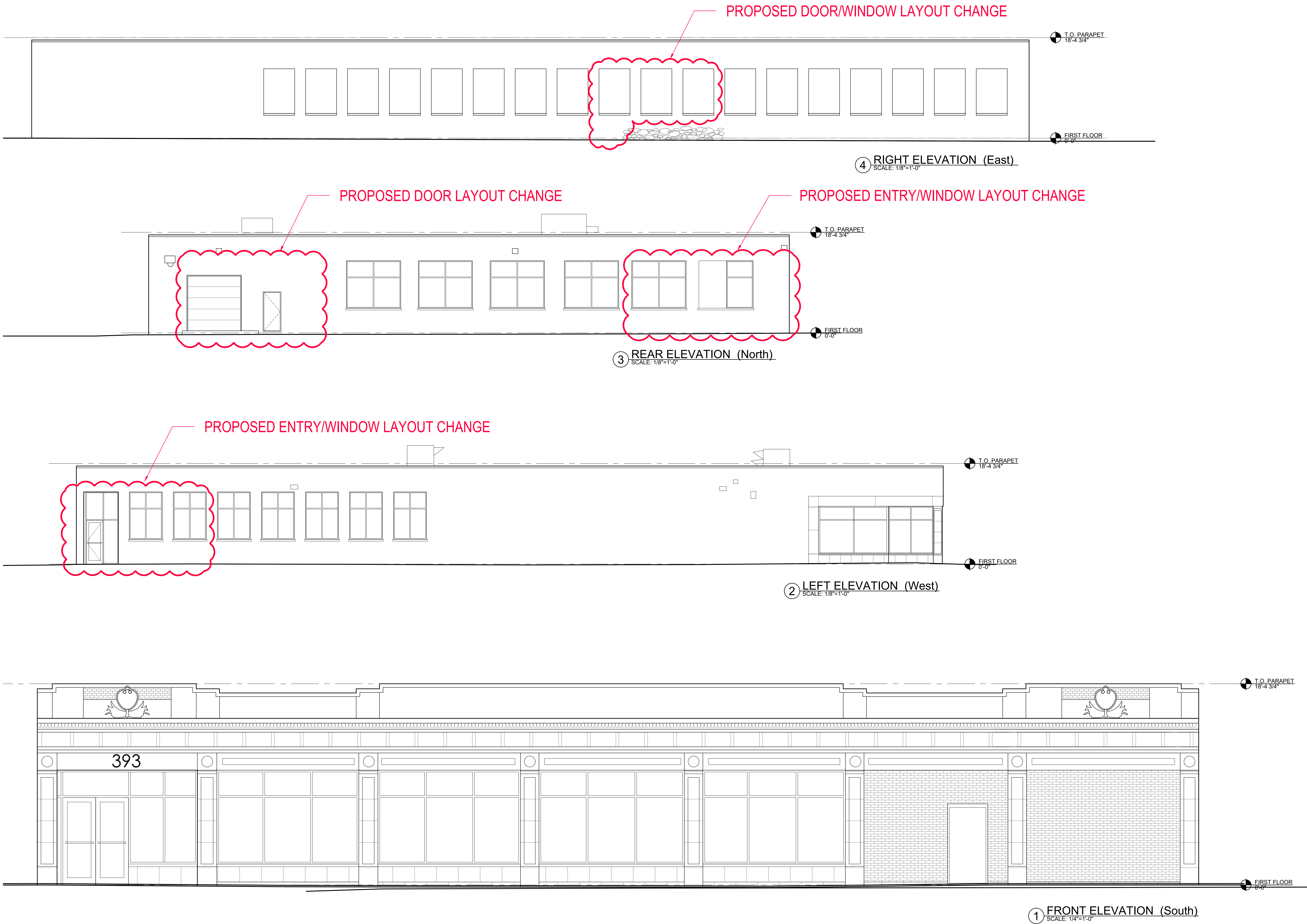
DRAWING TITLE
**ELEVATIONS
(APPROVED)**

SCALE AS NOTED

REVISION / ISSUE	DATE
DE MINIMUS REV 1	6/2/22
DE MINIMUS	3/21/22
SP APPL.	1/11/19
DRAWN BY JAL, WFD, ASH	REVIEWED BY PQ

SHEET

A2.1



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DRAWING TITLE
ELEVATIONS
(PROPOSED)

SCALE AS NOTED

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SHEET

A2.2