



City of Somerville

PLANNING, PRESERVATION, & ZONING

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

July 12, 2022

Mallard LLC
c/o Vera Rodrigues
105 Washington Street, Unit C1,
Somerville Ma 02143

Dear Vera,
The Plan Revision (P&Z22-066) to your approved plans at 105 Washington Street, case number ZBA2017-91 has been deemed a *Major Amendment*, and as such requires additional Board Review.

- Flipping of the dimensions of the rear and side yard setbacks
- Elevation changes

As required by SZO §5.3.8, I find that the proposed changes do not meet the following criteria;

- 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.

This request will be forwarded for Board Review to the original permit granting authority once the necessary additional information has been received by staff.

Sincerely,

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

Cc: file
ISD