



City of Somerville

PLANNING BOARD

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

AGENDA

Thursday, November 21, 2024, at 6:00 pm

The meeting will be held using Zoom.

TO USE A COMPUTER

Link: https://us02web.zoom.us/webinar/register/WN_TqIM9iD8SJCWZZMQnLCCDA
Webinar ID: 885 7829 2504

TO CALL IN

An attendee must register for the meeting online in order for a call-in number to be emailed to them by Zoom.

Pursuant to Chapter 2 of the Acts of 2023, this meeting of the Somerville Planning Board will be conducted via remote participation. A video recording of these proceedings will be available on the [City website](#) or by emailing planning@somervillema.gov.

GENERAL BUSINESS

Approval of Minutes

- None

PUBLIC HEARINGS

- **71-72 Union Square** – ZP24-000059 (*continued from September 19, 2024*)
Walter Sullivan seeks a Major Amendment to a previously issued Special Permit for Cannabis Retail (CZC#2020-00039) for in the Commercial Core 4 (CC4) zoning district
- **720-722 Broadway** – ZP24-000047 (*continued from November 7, 2024*)
DiCamillo Associates, LLC, seeks to develop residential housing in a General Building in the MR4 zoning district, which requires a Special Permit.
- **720-722 Broadway** – ZP24-000048 (*continued from November 7, 2024*)
DiCamillo Associates, LLC, proposes to develop a 4-story mixed-use General Building in the MR4 zoning district, which requires Site Plan Approval.
- **35 McGrath Highway** – ZP24-000049 (*continued from November 7, 2024*)
35 McGrath Highway Realty Trust proposes to develop a nine (9)-story Lab Building in the High Rise (HR) district, which requires Site Plan Approval.

OTHER BUSINESS

- Recommendations on Zoning Amendments:
 - Requesting ordainment of an amendment to Sections 1.1.4, 2.1.1, 3.1.18, 3.2.17, 4.1.15, 4.2.15, 4.3.15, 4.4.16, 5.1.17, 6.1.13, 6.2.15, 6.3.13, 6.4.16, 7.2.9, 7.3.9, 8.2.4.c, 9.2.3, 9.2.6, 11.2.4, 11.2.5, 11.2.6, 11.3, 12.1.7, 15.2.1, and Table 9.1.1 of the Zoning Ordinance to address various parking requirements. (ID # [24-1197](#))
 - Charles DeCecca requesting a Zoning Map Amendment to change the zoning district of 501 Mystic Valley Parkway from Neighborhood Residence (NR) to Urban Residence (UR). (ID # [24-1367](#))

- Nomination of New Planning Board Representative on the Community Preservation Committee
- Review of Standard Conditions

Plans and reports are available to view at the City of Somerville website via the following link:
<https://www.somervillema.gov/departments/ospcd/planning-and-zoning/reports-and-decisions>

Individuals with disabilities who need auxiliary aids and services for effective communication, written materials in alternative formats, or reasonable modifications in policies and procedures, in order to access the programs and activities of the City of Somerville or to attend meetings, should contact Adrienne Pomeroy, at 617-625-6600 x2059 or ada@somervillema.gov.