



City of Somerville

ZONING BOARD OF APPEALS

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

AGENDA

APRIL 30, 2025, at 6:00 pm

Posted April 24, 2025 at 4:30 PM

The meeting will be held using Zoom.

TO USE A COMPUTER

Link: https://us02web.zoom.us/webinar/register/WN_HTGLnaSvSWS5Tmap9vsk_Q
Webinar ID: 815 6753 5100

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 2025, this meeting of the Somerville Zoning Board of Appeals will be conducted via remote participation. A video recording of these proceedings will be available on the City website's Meetings and Events page or by emailing zoningboard@somervillema.gov.

GENERAL BUSINESS

- None

PUBLIC HEARINGS

22 McGrath Highway

Juice Joint LLC. seeks to establish a Formula Business principal use in the Commercial Business (CB) district, which requires a Special Permit.

238 Summer Street

Mary Agner and Denis Moskowitz seeks relief from SZO Section 3.1.7.b, regarding the minimum sum of side setbacks, which requires a Hardship Variance.

56 Webster Avenue

Triad Alpha Partners, LLC seeks an extension of time on a previously granted special permit (ZBA #2008-65) and a modification to the conditions of its approval.

The applicant has requested a continuance to the May 14, 2025 ZBA Meeting.

OTHER BUSINESS

- None

Join the Zoning Board of Appeals! The Board is looking to fill one spot for a full member position. Please [click here](#) to learn more.

The Zoning Board of Appeals' Rules of Policy and Procedure may be reviewed online at <https://www.somervillema.gov/departments/zoning-board-appeals>

- In accordance with these Rules of Policy and Procedure, no items of business will be taken up after 10pm except by a majority vote of the Board.
- In accordance with these Rules of Policy and Procedure, written public testimony is accepted until noon on the Friday prior to a public hearing unless otherwise stated by the Chair. All written public testimony must be submitted to zoningboard@somervillema.gov.

Plans and reports are available to view at the City of Somerville website:

<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 the ADA Coordinator, Adrienne Pomeroy, at 617-625-6600 x2059 or ada@somervillema.gov.