



City of Somerville, Massachusetts
Condominium Review Board

Katjana Ballantyne, Mayor

Monday, July 28, 2025

6:00 pm.

Board Members

Zachary Zasloff, Chair

Kate Byrne, Vice-chair

Alix Simeon

Jennifer Tsolas, Alternate

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Pursuant to Chapter 2 of the Acts of 2025, this meeting of the Condominium Review Board will be conducted via remote participation. We will post an audio recording, audio-video recording, transcript, or other comprehensive record of these proceedings as soon as possible after the meeting on the City of Somerville website and local cable access government channels.

Please register for the Somerville Condominium Review Board Meeting on July 28, 2025, 6:00 PM

Register in advance for this webinar:

https://us02web.zoom.us/webinar/register/WN_TfWT6mmMRSaJZdRA7e3cnw

CONDO REVIEW BOARD MEETING AGENDA

1. MEETING CALL TO ORDER

2. MEETING MINUTES

a. JUNE 2025

3. NEW BUSINESS

a. APPLICATIONS FOR FINAL OR COURTESY PERMITS

WARD 3 PRECINCT 4

22-24 Spring Hill Terrace

Application of Spring Hill Terrace Somerville LLC, Jason Santana Manager, seeking a Courtesy Permit for Unit #A, Unit #B, & Unit #C at 22-24 Spring Hill Terrace.

WARD 3 PRECINCT 2

20 Putnam Street

Application of Open Homes LLC, Ramana & Jessica Lagermann, Managers seeking a Final Conversion Permit for Unit #1 & Unit #2 at 20 Putnam Street. This is the first time the application has been before the Board.

WARD 5 PRECINCT 1

16 Trull Street

Application of 16 Trull Street LLC, Tony Barros, seeking a Final Conversion Permit for Unit #1 & Unit #2 at 16 Trull Street.

WARD 7 PRECINCT 2

57 Garrison Avenue

Application of Kalapa Realty Trust, Suman Adhikari, seeking a Final Conversion Permit for Unit #1 & Unit #2 at 57 Garrison Avenue.

WARD 6 PRECINCT 2

54 Lowden Avenue

Application of Irina Suconick, seeking a Final Conversion Permit for Unit #1 & Unit #2 at 54 Lowden Avenue. Applicant also seeking a reasonable accommodation to switch permit type issued between the two units.

WARD 3 PRECINCT 2

56 Putnam Street

Application of 56 Putnam LLC, Lucas Mendes Garcia & James Putnam Managers, seeking a Final Conversion Permit for Unit #2 & Unit #3 at 56 Putnam Street. Unit #1 received a Final Permit in November 2024.

b. PRELIMINARY CONDOMINIUM CONVERSION PERMITS

WARD 7 PRECINCT 3

155-157 Boston Avenue

Application of 155 Boston Ave Somerville LLC, Lucas Mendes Garcia, James P. Douglas, Caitlin M. Merullo, seeking Preliminary Non-rental Conversion Permits for Unit#1 and Unit #2 and a Courtesy Permit for Unit #3 at 155-157 Boston Avenue.

WARD 3 PRECINCT 3

24 Berkeley Street

Application of 24 Berkeley Somerville LLC, Paul Fombelle, seeking Preliminary Rental Conversion Permits for Unit#1 and Unit #2 at 24 Berkeley Street.

WARD 5 PRECINCT 1

10 Barlett Street

Application of Turnpike Prop, LLC, Leonard Ribeiro, seeking a Preliminary Non-rental Conversion Permit for Unit #1 and Unit#2 at 10 Barlett Street.

WARD 7 PRECINCT 3

45-47 Conwell Avenue

Application of 45-47 Conwell Ave PJD, LLC, John Raposo Manager, seeking a Preliminary Non-rental Conversion Permit for Unit #1 and Unit#2 at 45-47 Conwell Avenue.

WARD 5 PRECINCT 2

131 Hudson Street

Application of 131 Hudson St PJD, LLC, John Raposo Manager, seeking a Preliminary Non-rental Conversion Permit for Unit #1, Unit#2 & Unit #3 at 131 Hudson Street.

WARD 7 PRECINCT 1

29-31 Mason Street

Application of Patricia Castro, Victoria Castro and Alfredo Castro, seeking a Preliminary Rental Conversion Permit for Unit #1 and Unit#2 at 29-31 Mason Street.

WARD 7 PRECINCT 1

3 Cameron Avenue

Application of Niranjan Gawli & Snehal Bhilare, seeking a Preliminary Non-rental Conversion Permit for Unit #1 and Unit#2 at 3 Cameron Avenue. Third unit to be added, applicant will seek courtesy permit at later date.

WARD 5 PRECINCT 3

69 Boston Avenue

Application of BOSave LLC, Vijay Johnson, seeking a Preliminary Non-rental Conversion Permit for Unit #1 and Unit#2 at 69 Boston Avenue.

WARD 3 PRECINCT 3

555-557 Somerville Avenue

Application of Somerville Ave Holdings 555 LLC, David Shepherd, seeking a Preliminary Non-rental Conversion Permit for Unit #1, Unit#2 & Unit #3 at 555-557 Somerville Avenue.

1. ADJOURN