

# 333 Highland Ave House Renovation

## Neighborhood Meeting

Apr 9, 2026 05:50 PM

[Add to Zoom Clips](#)

[Download \(4 files\)](#)

- Hello! Hi, Heidi.
- Hi, Barbara, nice to see you. I keep everyone on mute, just try to avoid the background noise, but during the Q&A, you will be able to speak.
- Okay, hello, everyone. Most of the participants are on mute, just to keep the background noise low. I appreciate everyone's time to join this meeting. Since we are required to have the city councilor also attending, don't know what's, what, what happened. He has not joined the meeting yet.
- So let's just give him a couple more minutes, in case he could join.
- Just, already in attendance, I recognize that there are, several neighbors, and also our, planning... city's planning department staff, Elvaro, is here. Our architect, Shalini, is also here. We are really excited to work with the neighbors about our design plan, how we are going to do this renovation.
- So just, give us, maybe a couple more minutes to... to see if the board counselor could join.
- And, if you can, could you please try to, I think if you're, signed into Zoom, you could, rename yourself, just, once you.
- I think usually left-click, you will see the option to rename. I would appreciate if you can add your property address, next to our house. It would be really appreciated.
- I tried to, knock on the doors, and I spoke to some neighbors, but I, I wasn't able to, to reach out to more. I think there, I wonder Cara and Amelia actually
- don't recognize... don't recognize you. If you could add your property address, that would be great.
- Okay, perhaps we, we could just, get started. Elvaro, if it's okay, can we just, maybe start a meeting? If the counselor could join later, he can always, join.
- As, as time allows.
- So, good evening, everyone, and, thank you all for taking the time to join us tonight. Before I, before we begin, I'd like to, first, as I mentioned, that this meeting, is being recorded. This is a requirement, of, of the city, due to the ordinance and for documentation purpose.
- And if you have concerns, just please do let me know. The participants are all on mute right now, and we will unmute the speakers during the Q&A session.
- We appreciate your participation and also feedback as members of the community.
- And I'd like to introduce the team first. As I mentioned earlier, Shalini is our architect for this project. She's a very celebrated architect. I've done a lot of large commercial projects in her previous career as working for a top design of, design architecture firm.
- In Boston.

- And, we also have the honor, to have the city planning staff, Alvaro, as part, as part of joining us tonight.
- And then, of course, I would appreciate your time and guidance as our neighbors.
- And for tonight, the agenda will first take about maybe 5 minutes to get an introduction of what we plan to do and some highlights of the project.
- And then, second, we'll, have, Charlene spend perhaps around 15 minutes to work us through the design plan.
- And then, we'll open up the floor, spend perhaps 20 minutes, for the neighbors to ask questions, and we'll just, be interactive.
- And then, finally, we just, wrap up with, with some, next steps.
- So I hope we can finish this meeting in about 15 minutes to an hour, so that everyone can get back to your dinner table.
- And, for, for the project, overview, I would, say that, this house, has been owned by the same family, before us for 80 years. The, the previous owner was, I think, I believe, a Supreme Court judge.
- And she actually grew up in this house. There's a lot of history, even her grandma, her parents were... used to live here. You can see a lot of those characters in the house, very... a lot of original, like, lofty ceilings, a lot of details.
- Unfortunately, as time goes by, she moved away, and there was not too much upkeep. It was rented for decades, and there was a lot of things that need to be done. There was no dishwasher, no washing machine, all those, air conditioner, all those modern amenities, just a lacking in the house.
- So we plan to do a full renovation, just, because if we start, like, changing some more things, it just,
- There were just so many things to, need to be repaired. So we decided just to upgrade to, to meet the modern lean,
- living standard, and also, with, just a good design. So our goal is, to improve the property while respecting the character of the neighborhood.
- And
- the building currently is a four-family house, and we plan to keep it that way. Because it's a four-family, it's actually quite unusual in the neighborhood residence zone by the city's zoning. Because of that, any changes, any renovation, we need a special permit. That's why I have to
- take the time to bother the neighbors to fill this special permit application. And the opportunity of this meeting is to share the project with you early, hear your feedback, and also incorporate the constructive input when appropriate.
- Before we move to the design presentation, I will just highlight a couple of key elements of the design. First, we propose to have a modest side addition on the lastly.



•

16176505832

00:17:35

Bye.

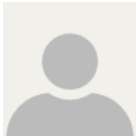


- 

Fan Wang (Host)

00:17:35

in your frontage. So, adding a pro...



- 

16176505832

00:17:38

Probably.



- 

Fan Wang (Host)

00:17:39

approximately a few feet to expand the house with a sediment that is about 10 feet away from the property line on the Leslie Avenue side. And second, we plan to upgrade the roof design. Currently, it has a hip roof. It's a bit of an inefficient way to utilize the attic space, so we want to build a gable roof

- With some shed domes on different directions.

- And then third, we plan to add some rare deck on the northern side, facing, our neighbor on the Leslie Avenue side.
- To make the decks a little bit bigger. And then fourth, we plan to finish the basement, so there is quite some, some work need to be done in the basement, but most of the neighbors won't observe that, because it's all deep inside, underground.
- And then finally, we will do some interior layout changes, which you will see. And then I will maybe open, I will let Shalini to work through the full design with us.
- And then, if you have any questions, we'll leave for after Shalini's presentation, we'll do the Q&A.
- Okay.
- shall we need, are you... are you ready to perhaps walk us through? You could share your screen.
- Oh, I need to unmute you, sorry.



- 

Shalinie Persaud

00:19:08

Thanks, sorry. I didn't know how else to say that to you very quickly, but I could have typed it, I guess.

- Hi everyone, my name is Shalini Prasad. I'm the owner and designer at Icon... well, I used to be at Icon Architecture, for those who might know that, but now I'm at... I'm doing... I'm working on my own. I'm at SCP Architects, and it's been great working with a, you know, a good client like Anne who really cares about design, so it's been a pleasure working on... this is, I think, our second project together, so it's been great.
- So I'll share my screen. Let me know if you can or cannot see this, and I'll get started.
- Everyone good?
- Can I get a thumbs up from someone?
- Okay, thank you.
- So, because a lot of you are neighbors, there's, you know, this is the property right here on the corner of Highland and Leslie Ave.
- And this is, you know, this is our first render of the property. I would not focus on it, but more importantly, we'll talk about the architectural form of it, and how that relates to the original building, and what we're doing... we're proposing for the renovation. I want to first say that,
- you know, these... these improvements to the property are also for a long-term gain of, long-term gain, for the tenants, and also the, obviously, the property owner. I wouldn't

say that we're building to a passive house standard exactly, but we are trying to meet all of the big passive house, like.

- initiatives, so, you know, airtight, super insulation, triple glazed windows, and has been really focused on, really high-performance buildings, and that's fantastic, because that's something we can
- translate to this building that really needs it. And, you know, right-sizing the systems, high-performance doors and windows, and obviously we're doing our HERS testing, so we're hoping to get a HERS rating of, I believe, 50 or lower, 45 or lower.
- So I'm gonna... I'm gonna switch over to first the elevations, because we're gonna talk about the exterior first, and then we'll work our way to the interior. Everyone still able to see this?
- Thank you. So...
- On the right side of the sheet, we have our existing elevations. On the left, we have our proposed. So, at first, it might seem like there's a huge difference, but as I walk you through, you might see that the things that we're trying to... to keep still try to...
- Keep the character of the street, and what was originally there, because it was a really beautiful building.
- Excuse me. So... We've tried to maintain... can you see my mouse? Yep.
- Okay, so we've tried to maintain this double-story porch area for a true, you know, nice daylight space for the tenants, so we've maintained that here. We've also maintained the existing bay.
- And you'll see that
- Ian was speaking about an addition, that's what this portion is right here. So we have a bay... we have a, sorry, a new addition that projects about 6 feet out to the property line here, and then we have a few bay elements, which I'll explain when we get there.
- We have our... we've... so we've still kept all of our setbacks in the front. We haven't changed anything. The... the one setback that changes is the one on the right side of the property towards Leslie Avenue. We'll look at that together. But for the most part, this front elevation really tries to... to keep what was there.
- But also, we've changed the roofline because, frankly, hip roofs are gorgeous, but they're also quite inefficient. They have a lot of seams, they're very leaky, and gable roofs are fantastic for, you know, weather, climates that have a lot of snow.
- And they... they do provide a better living space for the, you know, we do have a unit up there, so you'll see that it provides a lot more windows and a lot more, generous livable space than it did previously.
- And then I'm gonna go to, the next... the right side here.
- So here's the Leslie outside, and I'm going through these two facades because they're the ones that people are really going to see.
- So, on the Leslie Ave side, we used to have a bay element, and we're... we're proposing creating two new ones. One to expand the space.
- but also to keep that type of bay language in this new addition that projects about 6 feet. So that way, it's still inviting for people walking along the street, and it's not feeling super overwhelming. Like, if we were to... if we were to remove the bays, it might not feel as... as... as warm or as cozy as these two bays kind of invite along the street line and the sidewalk.
- And then we have also...

- the... the addition, we've turned the gable here so that we can... we can get more daylight into this space. I'm actually going to go back one real quick. We also introduced skylights, so you'll see these in the roofs as you move along.
- So here we are. And then, at the back, there was... there was a single level porch there, and we've... we've decided to expand that to two levels to, you know, keep the same language on the front and the back.
- With also a projecting balcony right up here for the third floor unit, and then up here, they just sort of have, like, a Juliet balcony at the front, so we're not projecting further than we previously did on the front facade.
- As you move your way to the back, you'll see that the decks are the length of the house, the existing house, not with the new addition, and then that we've expanded it to two more stories.
- Along the gable there.
- Then I'm going to move to the neighbor's side. This is the west elevation. The west elevation has a lot of the bedrooms for privacy, and we've incorporated dormers where necessary on the third floor. Not much different from what was there previously.
- I also want to say that the existing roof height remains the same.
- It hasn't changed from what it was previously.
- Excuse me.
- Alright, so I'm gonna go back a second to the floor plans. I'm actually gonna start on the first floor.
- So, what was a studio unit on the left here, when you walked into the property, is now going to be a...
- three-bedroom. You have a bedroom on the first floor, you walk in on your left, you walk through your kitchen, your living space, you have a bedroom on the first floor, and you walk down, and then you have two more sizable bedrooms in the basement.
- And previously, the basement wasn't developed. So I'm going to go to the basement. So you can see here, that's the stair you walk down, and you have another sort of flex space, and two more bedrooms on each end.
- Those will have some nice daylight. We're incorporating some window wells there. And then we have our common utility in this corner with a main stair.
- For the rest of the units.
- So this... this unit has been upgraded quite a bit in terms of size.
- The rest of them are quite similar in footprint to what they were previously, with the exception of the 6-foot addition to the right side of this plan.
- As you walk in to the right of the building, you have the same... you have what was a unit, and this one-bedroom unit, what was previously a one-bedroom unit, has now become a two-bedroom unit.
- So you can see that here.
- We felt like these bays really expanded, like.
- expanded the livability of these spaces. Of course, you could do without them, but they really made that feel... they made that elevation feel more similar to what it was previously, and of course, bays always expand livable space.
- And then as you go up.

- The second floor was always a unit on its own, and it had two bedrooms. Now we have 3 bedrooms, and it feels much... I guess you would say it lives large, because it's got a lot more open space, the bedrooms are feeling more private.
- And we've, you know, because of the building code, we're allowed to get rid of one big stair... sorry, one of the two stairs that were there previously, and we've incorporated a code-compliant larger stair for the entire
- property.
- You can also see... sorry, I'll point out... you can also see this new deck back here.
- As you make your way up to the third floor, a similar change, you know, a two-bedroom has converted again to a three-bedroom, but the unit lives
- the unit is laid out much more efficiently and allows a lot more daylight into it. One... one... the biggest change here being the change in roof
- Form that really helps to create more livable space and bring a lot more daylight into it.
- Okay, I'm also gonna add that,
- These... I'm going to show you a comparison right here of...
- the previous footprint of the deck, so you'll see that the... the new...
- the new footprint of the back porch is a little... I'd say one and a half times the size of
- the original. And this wasn't really used as a porch. It had... it was more of, like, an egress stair exit. So because we don't need that, we thought it'd be nice to have outdoor space for the tenants.
- So... Those are our skylights in the third floor unit.
- And then I'm gonna move on to...
- Something that'll be a little easier on the eyes, so... Here's where you can see...
- The first floor unit, I'm just showing this as a summary. The first floor unit that was a studio that's become a three-bedroom is in yellow here, and here's that lower level that's a part of that square footage.
- Here is the right side unit that was a one-bedroom, is now a two-bedroom.
- Here's that second floor unit, and here's that third floor unit. And again, the increase in size is right here.
- To the footprint of the building.
- So, in terms of demolition, this one wall, a good portion of it.
- It's going to be demoed to add on to.
- And then here it is in section. So we have our main stair, we have our common utility, this is, the unit on the left, unit on the right of the first floor, and then unit... the third unit and fourth unit up here in the attic.
- And we've tried to... any space that's sort of less than 5 feet, we're trying to give it to some storage, because it's always helpful to use that space. And here's that bay projecting over Leslie Ave.
- This is the extent of the addition. The 6 feet goes up to here, and then we have the... it's actually... it's not a full 3-foot projecting bay, it's a little less.
- I think that's all I have, unless... Anne, do you feel like I need to cover anything else?
- Oh, sorry, you're muted.



- 

Fan Wang (Host)

00:31:19

Sorry, okay, sorry, I need to unmute myself.

- Okay, I guess you highlighted, pretty well about the design. I really appreciated you working through everyone about it.
- We spent quite a few months coming up with this design, so we're fairly proud of it. I hope everyone else enjoyed it. So maybe now, if anyone would like to ask questions, maybe let's open up to the Q&A portion of it. Before we begin, I would really appreciate if,
- if, especially the people who joined later, with this Samsung ID, could, could you change, rename yourself to show your real name and the property address? Because we do need to have, have this on record, for the city's, staff with purple, records, so I really need to know everyone's,
- The real name and the property address, so we can provide the meeting minutes to the city properly.
- So anyone who wishes to, to, ask questions, you can just, usually on Zoom, you could, raise your hand, and then, we'll, we'll, take a...
- Let everyone to speak.
- And ask a question.



- 

Shalinie Persaud

00:32:44

And if there's a specific sheet you want me to go to, just let me know.



- 

Fan Wang (Host)

00:33:01

Especially for neighbors directly next door to us, if you have any questions, or if you are not clear about any particular aspect of it.

- Oh, I see your hands quickly raised, but, now...
- Okay, I have two hands raised, okay.



- 

Shalinie Persaud

00:33:23

And I'll see Amelia and Heidi.



- 

Fan Wang (Host)

00:33:25

Okay, got it. Maybe we'll let, Heidi to, to speak first.

- I'm... I hope I unmuted you.



- 

Heidi Burgiel -- 329 Highland

00:33:38

Hello, I'm Heidi, I'm right across the street from the building.

- Nice.
- And... I'm wondering when the construction will take place, because I work from home, and...
- Dust, noise... and also, what's the impact on Leslie proper? Parking, damage to the street?



- 

Fan Wang (Host)

00:33:56

Okay, sure. we... right now, we have not started applying for, the building permit yet. And also, special permit, I was told that it would, take, the quickest would be 3-4 months.

- So once we got all the permits approved, we will start. So I would think, sometime maybe around September. If it's quicker, maybe August, but that's the timeline. And our, our constraint is that we, we would want to finish the demolition and the framing.
- So that insulation can be done before it freezes up. So, we will definitely... would try to start as soon as possible, without,
- delay going into freezing winter. And then in terms of, construction noise, we, will try to work within the city's allowed, work hours. I believe it's, 7 a.m. to maybe 5 or 6 p.m. every, on weekdays.
- And, Saturdays, I believe the hours are a bit different, but there may be some work, just not that early, maybe start from, 9. I forgot exactly, I have not looked into it. And, during holiday, public holidays, there's also no work. Sundays, no work. So you can be assured. We will try to make sure that, noisy work, maybe try to take a place.

- during maybe just a lunch time, and try to, try to make sure that the, people have a good, good rest. And in terms of, construction vehicles, maybe, Leslie Avenue is a, it's a two-way street, and usually there's a decent amount of traffic, and also there's a reasonable amount of, of a parking spot. Currently the house have no
- parking on the lot. I'm still trying to go to city offices, try to figure out if we could add maybe two parking spots on site. We would try to open up the fences on the backyard so that the dumpsters could be parked on the backyard instead of a blocking street. So that's... and also, if we could add a parking, we would start doing
- carting and, try to... try to utilize our own backyard instead of taking... taking over space on the street.
- It, is that a, a reasonable, expectation?
- Okay, I, I see that,
- Regan's hands is, is output. Since you're also a direct neighbor, I would just like you to, to speak first.
- Certainly. Go ahead.



Megan Ringrose 329 Highland

00:36:55

I think one of the things Heidi was saying is that

- both Highland and Leslie, the streets themselves are in pretty poor shape, which is obviously not your fault, but do... can... can the plant... can,
- Alvaro, inform us if there are any plans to
- improve those streets, because any... any amount of construction vehicles is going to continue to damage the Leslie and Highland, and so that's... I think that's part of the... what's the damage to the street that we're talking about.



Fan Wang (Host)

00:37:28

Oh, okay, I see. I believe that, the, the city, if, if we damage, the street, say, if we dig, for example, if we build, we need to do excavation, or the... or if, we dig some new water lines or silver lines, we damage the street, we'll have to be responsible for repairing it.

- But, in, if, it's just an existing condition, the...
- The property owners usually are not, responsible for... improvement.



- 

Megan Ringrose 329 Highland

00:38:04

God.

- I'm wondering if you have any estimations about
- if, you know, how it will impact the pavement. And again, is Alvaro still there?



- 

Fan Wang (Host)

00:38:15

Sorry, it's Lavaros's.



- 

Shalinie Persaud

00:38:17

Damn.



Fan Wang (Host)

00:38:17

There? -Oh.



Shalinie Persaud

00:38:19

Why don't you unmute Alvaro, and...



Fan Wang (Host)

00:38:22

I think he has been unmuted.

- Okay.
- There we go. Okay, yeah, feel free to speak.



- 

Alvaro Esparza - City of Somerville

00:38:31

Thank you.



- 

Fan Wang (Host)

00:38:33

Yeah, I'm, unmuted, Yep.



- 

Alvaro Esparza - City of Somerville

00:38:37

Yeah, no, I was gonna say, I do not have any information if there's any reparation, foreseeing for them. That will be a different department, that will be DPW, that will have that information, but kind of just what, Fan said.

- If there's any sort of curve cut or anything like that, those permits will have to be seen through inspectional service, and if there's any sort of impacts at the street level, they will be the ones that will be looking and fixing that.



- 

Megan Ringrose 329 Highland

00:39:05

I was just wondering if you... if you happen to know, in the planning stage of things, when you're here, and I can ask.



•

Alvaro Esparza - City of Somerville

00:39:13

Yeah, no. Unfortunately, no.



•

Fan Wang (Host)

00:39:17

Yeah, I think the city usually, have a single road if it's more than 5 years old, if there's some construction work needs to be done, they would, ask people to, to do improvement on the road surface, but if the road, is more than 5 years old, I forgot exactly the rule. They have some cutoff point that they would consider.

- And, we likely, we, we plan to install, a sprinkler system, and we, we would, I believe we would going to connect the water line through the Highland Avenue side, because the, the main city's water line is, is on that direction.
- Okay, now we, we may, there are two hands raised, so I will go to the next direct neighbor, Cara, if I, I may, I'll just unmute you.
- Go ahead, please, Kara.



•

Cara Rodriguez 335 Highland Ave

00:40:14

Hi, this is Felix, Kara's husband. I just have a major concern about the roof getting changed. I mean, I realize that it's not... it's not gonna be any higher, but it's definitely closer to our property.

- And we have solar panels, for one thing, and obviously light coming into the house as well. This is, like, the side with all the windows.
- So I have... I have a little bit of concern that it would have both a financial aspect
- And a financial hit for our solar panels, and a light hit for our standard living on this side with that type of roof.
- Being modified.



Fan Wang (Host)

00:40:57

Okay.



Shalinie Persaud

00:40:57

Are you on the left here, Seth?



Cara Rodriguez 335 Highland Ave

00:40:59

Yeah, I'm on that side. I'm on the... I'm on the left, yes.



Fan Wang (Host)

00:41:04

Yeah.



Shalinie Persaud

00:41:05

Go ahead, Anne, sorry.



Fan Wang (Host)

00:41:06

Yeah, I believe your house has, like, a two-car tandem parking driveway between your house and the other house. I know that the existing house is pretty close to your house. I think it's only 3-4 feet to the property line, so unfortunately, the existing house is just very close. But I hope that,

- The new roof change, we are not releasing the roof. They are pretty much the same height.
- as before, but there is some expansion towards your direction, definitely. I think Shalini may have a better sense of how it's going to... in terms of shadow, how it's going to impact your...



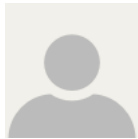
•

Shalinie Persaud

00:41:48

I'm sorry, I don't... I'm gonna have to look up your property real quick. I,

- I just want to see what your roof is. And are your... are your solar panels on the southern facade? Do you know where they are?



•

Cara Rodriguez 335 Highland Ave

00:42:01

They're, they're facing your property.



•

Shalinie Persaud

00:42:04

They're facing, so they're facing...



- 

Cara Rodriguez 335 Highland Ave

00:42:05

Because our roof is like this, so that...



- 

Shalinie Persaud

00:42:08

Tracy.



- 

Cara Rodriguez 335 Highland Ave

00:42:09

That's the south, and they're facing east.

- I agree.



- 

Shalinie Persaud

00:42:11

Thank you.



- 

Cara Rodriguez 335 Highland Ave

00:42:12

So they, they, you know, they get a fair bit of power, but they get a fair... they get a fair bit of light, but, like, the... that roof... I mean, maybe it won't, but I think there needs to be...

- Some sort of...
- figure out if that actually is the case, because if it is, then I would be unhappy with losing
- Electric... I mean, that's how I electrify my house.



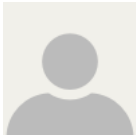
- 

Shalinie Persaud

00:42:33

Sorry, give me one sec.

- Oh, I see. I mean... Frankly, I don't think there's going to be any impact.
- you're quite... you're still quite some distance away, and this is a southern-facing facade. It seems to me, though, like your northern... your northernmost solar panels
- are just impacted by where the sun is. I'm surprised they didn't put it on the front end of the house.



- 

Cara Rodriguez 335 Highland Ave

00:42:57

Well, it's because... because there's no... the angles around.

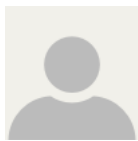


•

Shalinie Persaud

00:43:02

Could you say that one more time? There's no...



•

Cara Rodriguez 335 Highland Ave

00:43:04

I mean, it is the way it is, but .

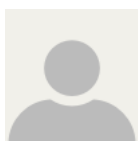


•

Shalinie Persaud

00:43:07

Yeah.



•

Cara Rodriguez 335 Highland Ave

00:43:07

And the house is angled, to the sides, right?

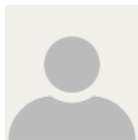


- 

Shalinie Persaud

00:43:11

Got it, got it, okay.



- 

Cara Rodriguez 335 Highland Ave

00:43:12

Much like, your house is now.

- So, there's no... there's no real angle in the front.



- 

Shalinie Persaud

00:43:19

Yeah, yeah. So, the facade... the facade that you're actually concerned about, though, thankfully, is one of the facades that haven't really changed. So, the gable, the main gable line is right here.

- For us.

- And that means that this roof is still going to be at a very reasonable slope compared to what it is currently, and we maintain... we probably maintained about
- we've probably tripled the length of this dormer, but it should not impact the height at which the sun is hitting your solar panels. If this roof were... if we have rotated that gate, if this addition was on your side, I'd be concerned about your solar panels, but the addition is on this side.



- 

Cara Rodriguez 335 Highland Ave

00:44:03

Oh, the picture, the picture I got.



- 

Shalinie Persaud

00:44:05

I'm sorry, yeah, that might be a little confusing, so let me.



- 

Cara Rodriguez 335 Highland Ave

00:44:08

I got it, it seems to imply that it was on the other side.



- 

Shalinie Persaud

00:44:10

Oh, yeah, yeah. So, the side of your property that has the... you're right over here, essentially.

- And,
- These dormers are basically just like the existing, just a little bit longer, and this slope of this hipped roof is not much different than the existing roof... sorry, the slope of this gabled roof is not much different than the existing
- hipped roof. So, what I'm getting at is, if this addition were on your side, I'd be concerned about your solar panels.



- 

Cara Rodriguez 335 Highland Ave

00:44:40

Goals.



- 

Shalinie Persaud

00:44:42

Because then it's towering over, it's not... it doesn't have the slope that's allowing the sun to get to you, right?

- I hope that helps a little.



- 

Cara Rodriguez 335 Highland Ave

00:44:51

Okay.



- 

Shalinie Persaud

00:44:51

like, this side hasn't changed much, and I can, I can show you again.

- Let me get that elevation... For you.
- Here we are.
- So we still have a significant slope. The addition is that we have another dormer coming in.



- 

Cara Rodriguez 335 Highland Ave

00:45:09

Okay.

- Okay, thank you.



Shalinie Persaud

00:45:12

Yep.



Fan Wang (Host)

00:45:13

Okay, great. Okay, I see another hand raised, it's from Amelia. Amelia, if you could, let us know, which, what is your property address would be helpful, because right now...



Amelia

00:45:27

Yes, I'm sorry, I would have followed the instruction earlier, but this is dinner time, and I'm taking care of a baby and cooking dinner, so I didn't have a hand free to edit it. My apologies.



- 

Fan Wang (Host)

00:45:37

No virus.

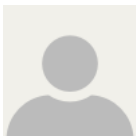


- 

Shalinie Persaud

00:45:38

We understand.



- 

Amelia

00:45:39

Oh my god.

- I am also, I think, a direct neighbor. I'm at 7 Henry Avenue, so my backyard backs on to the corner of the back of your yard.
- I was just wondering, you mentioned sort of when the project was scheduled to start, but I was wondering if you could speak to the anticipated duration of the project once it gets started?
- Also to any plans you have to, mitigate dust and other airborne stuff during construction,

- we often have our windows open, I have an infant, we have a lot of, like, air quality concerns about any asbestos commanding material or other construction debris that could be airborne, since we're not too far from you, and
- Would just like to understand that a little bit better, if possible.



Fan Wang (Host)

00:46:28

Definitely. In terms of airborne dust, one thing, one good thing about this house is it has aluminium siding, so there's no asbestos sidings. The roof, I believe, is just a regular shingle roof. There's also nothing special. And then when the construction goes on, as I mentioned earlier, we will try to start as soon as possible.

- likely around early September. And the construction timeline, we are hoping that we could wrap up by, say, late spring. If we can finish framing and doing insulation before it freezes in November, we will definitely hit the timeline to finish, maybe in May, I would say, if everything goes well.
- But in case we couldn't finish, framing in time, we may not start in this late autumn. That would be just too late. We may just have to wait for next spring to start. But if everything gets delayed for some various reasons that are out of our control, it may take more than a year, maybe even a year and a half.
- That's kind of the expectation. And in terms of dust control, we'll, definitely try to, my, the contractor we worked with before, he's quite experienced, so he usually does a pretty good job, and we'll also try to keep the dumpster on the backyard and close to the house, so that, there's not too much, dust.
- getting, getting over, the air. And,
- Other than that, if we could minimize the dust in any way, if you have any ideas and requirements, we're definitely open to suggestions as well.
- And in terms of construction noise, as I mentioned earlier, we will try to make it more during the daytime, so that the
- when people are not at home at work, we try to do more work, and when people need time to rest, say, early morning or on weekends, usually, I think my contractors, they don't even like to work on Saturdays, so I think that that would be a good thing.
- Okay, Amelia, is that, is that answering our question, or do you have any more comments about it?
- Okay, now we can maybe go back to Heidi. I see her hands are being raised again.



Heidi Burgiel -- 329 Highland

00:49:10

Yeah, I'm just asking if you could unmute Tony Kiemeyer, my neighbor, my roommate.



Fan Wang (Host)

00:49:16

Oh, okay. Tony Khmer, let's see... I think... okay, yeah, sure. Hi, Tony.

- You can unmute yourself.



Tony Camire 329 Highland apt 1

00:49:31

Hi, can you hear me?



- 

Shalinie Persaud

00:49:33

Yes.

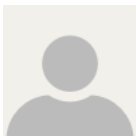


- 

Fan Wang (Host)

00:49:33

kids.



- 

Tony Camire 329 Highland apt 1

00:49:34

Okay, I'm... in, 329 Highland, across the street, I'm in a wheelchair.

- And the way I get to the... get out of the building is, I go down to Leslie Avenue.
- And I have, like, the ride comes and picks me up there. Will Leslie ever be blocked off because of this,
- Construction at any point?



- 

Fan Wang (Host)

00:50:07

Okay, sure. We do not expect to block the road completely, because I said we likely would have installed a new, water line for the sprinkler system that, as I expected, I think we did some research, some survey, the hydrant is on the Highland Avenue side, so unlikely on the

- Leslie Avenue site, in case maybe there's some, I... I cannot, think of perhaps maybe some heavy delivery, but I don't expect now, but in case there's some really heavy boom truck that they need to deliver something.
- maybe if that is required, we may have some police detail to do that. But usually, even for windows and doors, I think the delivery is just a simple track as of now.
- Okay. I don't expect to block the road. And also, I said we will try to place a dumpster in the backyard instead of on the street.



- 

Tony Camire 329 Highland apt 1

00:51:15

Okay, I was more wondering if it's any digging up the sidewalks or anything.



- 

Fan Wang (Host)

00:51:21

unlikely, yeah. As... based on our best knowledge now, we do not expect to do that.



Tony Camire 329 Highland apt 1

00:51:29

Okay, thank you.



Fan Wang (Host)

00:51:36

Okay, Amelia, do you have a more question? I see your hands are still up.



Amelia

00:51:41

Thank you, I appreciate it. Just so you know, this...

- I know the format is dictated by the city, but it's a little bit challenging, because when you asked, like, does that answer your question before, we are automatically re-muted, and also the chat's been disabled, so there's really no way for someone on the call to, like, respond or ask a follow-up question. So that might be a note for you, Alvaro, also, just in the administration of these.
- Would it be possible to set up some kind of a, like, email listserv for your neighbors about, like.
- the stages of the project as it's advancing, and, like, when there might be, like, bigger dust or noise events, so that we can plan accordingly. I think that would be...

- Really helpful, given the presence of this relatively large project in a very residential neighborhood, and hearing the concerns that some other folks are also sharing.



- 

Fan Wang (Host)

00:52:34

Yeah, you, you could email me, my email is, is under notice. You could email me, and if any other neighbors who would be, open to have some email distribution list, I'd be happy to create one. But this needed permission now from me, and also from the neighbors as well.

- Whoever willing to join, we could create some list.
- So that in case some, some disruptions or anything happens, you could be copied and received notice from us.



- 

Shalinie Persaud

00:53:13

I think Barbara has.



- 

Fan Wang (Host)

00:53:15

Yes, I see that too. Okay, so Amelia, you're good for now, right? Let me open up for Barbara.

- Barbara, go ahead, please.



Barbara Lynch 6-8 Lesley Ave

00:53:25

Okay, that's Barbara Lynch, 6-8 Lesley Avenue. You're talking about putting the dumpster in the backyard. My question is, how are you planning to get it into the backyard?



- 

Fan Wang (Host)

00:53:36

Yes, that's a good question. Right now, there's no curb cut, but there's some delivery trucks for dumpsters. I believe they can push the dumpster in.

- But, we will... maybe we, we would also try to ask the city if we could apply for a curb cut and do the curb cut sooner.



- 

Barbara Lynch 6-8 Lesley Ave

00:53:58

Okay, thank you.

- About the ruins from the dumpsters.
- Hmm.



- 

Fan Wang (Host)

00:54:10

Let's see, one more hand up, okay.

- Okay, Carol, go ahead, please.



- 

Cara Rodriguez 335 Highland Ave

00:54:16

I have a quick question about, just the care of the house until the renovations. The plans look beautiful, and I know they're not starting for quite a while, but...

- things like all the, the trash in the backyard. Just, I think, trash goes out of the dumps... out of the, trash cans, and because tenants are renting rooms and they're not...
- It's not really full, it just stays there. Leaves in the fall stayed there till they decompose. Snow on the side of the house took a while to get shoveled. Are there any plans to take care of the property as is until the renovations?



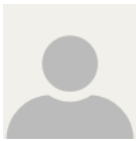
- 

Fan Wang (Host)

00:54:53

Okay, sure. We, currently the house is rented. Some tenants are more reliable, some are not. I already, even early this week, but during the weekly visit collection, I actually, pushed some of the dumpsters out to the curb, and also I, already contacted some of the,

- tenants who were not doing a reliable
- work to, to follow the city's schedule. I emphasized that, this, they need to follow the schedule, they need to keep the backyard clean.
- And then for snow removal, this year has been just horrendous in terms of the volume of snowfall. We had a contractor who did a snow removal for us.
- Because, here's on the snow day, there is 2 feet of snowfall. The contractors are also extremely busy. They, they almost worked around the clock, sometimes even midnight, as they were doing snow removal. So if sometimes it wasn't done in time, I apologize for that.



•

Cara Rodriguez 335 Highland Ave

00:56:04

Thank you.



•

Fan Wang (Host)

00:56:07

I see that, Megan has a hand up.

- So, Megan, go ahead, please.



•

Megan Ringrose 329 Highland

00:56:14

Okay, really quick question for Shalini, because I couldn't read it on the map. The current square footage is 5622. What's the new square footage going to be for the whole building?



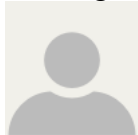
- 

Shalinie Persaud

00:56:25

For the whole building, give me a quick second...

- We've got 7232.



- 

Megan Ringrose 329 Highland

00:56:36

Thank you.

- Also, I just want to say that I really appreciate that it's 3-bedroom units, because there are just not enough of those around. We would all like more families to be living here, and that group. The 3-bedroom units are great, the sprinklers are awesome. Were solar panels considered for the building, or did it just not work with the layout?



- 

Shalinie Persaud

00:56:57

Are you considering it?



- 

Fan Wang (Host)

00:57:00

We might, but as of now, we have not... because we tried to look up solar panel contractors, and this year was very crazy, and we got some calls, but people seem to be just not so reliable, so we are... we are a bit afraid of doing that.



- 

Megan Ringrose 329 Highland

00:57:20

Okay, the other thing I don't quite... I'm not quite sure I understand is.

- Is the basement getting extended, or is it just the first floor and the floors above the basement?



- 

Shalinie Persaud

00:57:30

Correct, it's just the floors above the basement, you can see that here.

- The addition is on a rat slab, so we aren't building a full basement for...



- 

Megan Ringrose 329 Highland

00:57:41

the property.

- Aptly worded. Any construction around here that involves any digging, seems to...
- Drink... bring up a lot of rat activity.
- Could it be part
- Could we ask, as neighbors that part of the plan B, that you have someone come in with electrocution traps and take care of any increase in rat behavior?



- 

Fan Wang (Host)

00:58:06

I believe that, the, the city requires any excavation to have summer resident or pest control. So we all have some contractors with also pest control, contractors.



- 

Megan Ringrose 329 Highland

00:58:21

Okay, thank you.



Shalinie Persaud

00:58:25

You know what it is, they're trying to find a new home.



Fan Wang (Host)

00:58:29

Yeah, I can imagine.



Shalinie Persaud

00:58:31

Yeah.



Fan Wang (Host)

00:58:33

So far, we have another seen the rats in the basement.



Shalinie Persaud

00:58:36

Yeah, I didn't see any there, but you never know what happens. We're...



Fan Wang (Host)

00:58:40

Yeah, I know. Somerville is very crowded, and the whole Boston, as it is, right?



Shalinie Persaud

00:58:46

Yeah.



Fan Wang (Host)

00:58:46

problem.

- Okay, Kara, you have a question again? I see your hands will open.



Shalinie Persaud

00:59:00

She said no.



- 

Fan Wang (Host)

00:59:01

Oh, okay, okay, good.

- I guess a b... And then we, we have a...
- all the questions answered. I think, Megan, you have your hands up, right?
- Okay, go ahead, please.



- 

Megan Ringrose 329 Highland

00:59:15

We have definitely seen rats in the yard of the property.

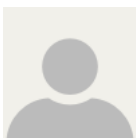


- 

Shalinie Persaud

00:59:20

Oh, jeez.



-

Megan Ringrose 329 Highland

00:59:21

take our cat outside, and the cat loves to look at the rats. So we know that there are rats in the backyard of the property, just so you know.



Fan Wang (Host)

00:59:28

Okay, got it. We'll pay attention. Maybe we try to set up some of the, rodent, trap and the boxes there, you know?



Shalinie Persaud

00:59:39

The exterior ones, yeah.



Fan Wang (Host)

00:59:41

Okay.



- 

Megan Ringrose 329 Highland

00:59:42

Yeah, that just...



- 

Fan Wang (Host)

00:59:42

As my tenants, again, to keep the dumpsters all closed, and not to have them overflowing.

- Okay, so we've... we've answered all the questions. I guess, time is almost out up. I wonder,
- If anyone have more questions, maybe we can take the last opportunity.
- Also, Aguaro, do you have anything to... to close.



- 

Alvaro Esparza - City of Somerville

01:00:22

I'll let Hayden go ahead.



- 

Fan Wang (Host)

01:00:26

Okay, Heidi, you, you can speak now.



- 

Heidi Burgiel -- 329 Highland

01:00:29

I was just wondering, you talk about bringing dumpsters in, are you gonna take down that tree that's right there?



- 

Fan Wang (Host)

01:00:36

So far, the backyard is still quite spacious. I do not believe we need to remove trees yet.

- We'll have to ask some professionals to look into it. Once my contractor look into it, and also reach out to some dumpster contractors and see what they say.
- So far, we tried to preserve all the trees.

- Okay, Amelia, you can speak.



- 

Amelia

01:01:11

I would just second that, that I think if it can be done without, killing the tree, it's a pretty old-growth tree, and one of not too many that's in this area, it would be really wonderful if we could keep it.



- 

Fan Wang (Host)

01:01:21

Definitely.



- 

Shalinie Persaud

01:01:23

Yeah, I'm sure there's a way to phase, you know, build... rebuilding the back porch in a way that allows for hopefully preserving that.

- In a, in a phased manual.



- 

Fan Wang (Host)

01:01:41

Okay.



- 

Megan Ringrose 329 Highland

01:01:44

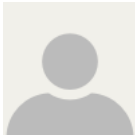
I... Are you intending this to be entirely a rental property, or are you intending to move in?

Fan Wang (Host)

01:01:52

We have not decided yet, because our life is also in, I guess, in transition. We have a, an infant at home as well, so we don't know how our, lifestyle would change. I think some nice yard and deck would be, would be helpful as the baby grows. And, but some would, would be,

- perhaps a...
- We're going to do a condo conversion, so some units may be sold, and some may be owners, some may be renters.



- 

Megan Ringrose 329 Highland

01:02:29

Thank you.

Fan Wang (Host)

01:02:30

Okay.



Alvaro Esparza - City of Somerville

01:02:36

I think, just to wrap up, I will say that this will go through the special permit process, so by that point, you will again receive a notification once that application will come through in front of the Sony Board of Appeals, so you'll be able to come see the presentation again and provide comments in that setting as well.

Fan Wang (Host)

01:02:55

Yeah, thank you, Avara, for adding that. That's exactly, I guess, people need to know, and, at this point, when we, we are, concluding this meeting, we want to also let the neighbors know, we plan to file a special permit application in two weeks. By that time, I believe, the city would, publish.

- our design plan.
- On the city's website, so that the neighbors would be notified again, also for the hearing of the special permit, and then you would be also able to see the design plan on the city's website.
- And, again, I have, my email, my contact, all with you, so if, if you have any questions, concerns, do let me know, and do reach out. And if anyone who wants to, to be on, on the list to get notified of, so the start date, or any, say,
- Pools deliveries, dumpster deliveries, or any construction
- timeline, I'd be happy to create some distribution list for you to be informed.
- And, let's, let's do, stay in touch, and, love to, to hear what... what your thoughts are. And, if you see anything that, I'm not leaving there, so if you see anything, you can let me know in real time. I'd be happy to.
- to do as best as I can to handle any situation, whether it's a trash dumpster, or construction, dust, noise, whatever, it matters.
- Okay, thank you all for attending, and I also appreciate Alvaro and Shalini take this evening hour with us to hear what the neighbors are thinking. And I look forward to a

smooth construction project. Hopefully, we will see a beautiful house next year around this time when we speak again.

- Okay, enjoy your evening, have a wonderful night to you all.