



CITY OF SOMERVILLE, MASSACHUSETTS
MAYOR'S OFFICE OF STRATEGIC PLANNING & COMMUNITY DEVELOPMENT
JOSEPH A. CURTATONE
MAYOR

GEORGE J. PROAKIS
EXECUTIVE DIRECTOR

PLANNING DIVISION

LEGAL NOTICE
OF PUBLIC HEARING

A public hearing for all interested parties will be held by the **Zoning Board of Appeals** on **Wednesday, April 3, 2019 at 6:00 p.m.** in the **3rd floor community room** of the **Visiting Nurse Association, 259 Lowell Street, Somerville, MA**

*** Cases are sometimes postponed to later dates. To sign up for emails to inform you of a change of hearing date for a project near you, please use the URL associated with your address of interest that appears at the end of this legal notification.***

2 Earle Street (ZBA 2018-21-E1-2/19): Applicant & Owner, RECP V Boynton Yards Owner LLC, seek a re-approval of previously granted variance that included reduced parking in order to replace an existing gravel storage lot with an 8-story commercial building containing 224,300sf of office/ R&D uses and 10,700sf of retail/arts-related uses. SZO §5.5. Zone TOD-135. Ward 2.

14 Cutler Street (ZBA 2018-180): Applicant and Owner, Margaret O'Meara, seeks a special permit under SZO §4.4.1 to alter a nonconforming structure by constructing a rear deck within the required right side yard setback. RB Zone. Ward 5.

161 Linwood Street (ZBA 2015-49-R3-03/19): Applicant, Phil Naffah of Harvey Signs, Inc., and Owner, Herbert Chambers, seeks a Revision to a previously approved Special Permit Revision (ZBA 2015-49-R1-07/17) for signage. IA Zone. Ward 2.

31 Lake Street (ZBA 2019-21): Applicants/Owners, Shawn Hockert and Miranda Elmorsi, seek a special permit under SZO §4.4.1 to alter a nonconforming structure by constructing a rear deck and stairs within the required right side yard setback. RC Zone. Ward 2.

16 Whipple Street (ZBA 2018-173): Applicant and Owner, David Feeney, seeks a Special Permit under §4.4.1 to construct a dormer within the left side yard setback. RC zone. Ward 6.

84 Franklin Street (ZBA 2017-50-R1-08/18): Applicant, Novo Development Holdings, LLC, and Owner, 84 Franklin Street, LLC, seek relief under §5.3.8 of the SZO to revise a previously-granted Special Permit. RB zone, Ward 1.



169 Tremont St: (ZBA 2019-17): Applicant, Santino Ferrante, and Owner, Tremont 2000, LLC), seek Special Permits under §4.4.1 of the SZO to enclose rear porches within the right side yard setback. RB zone. Ward 2.

74 Winslow Avenue: (ZBA 2019-11): Applicants, Jamie Maguire & Michael Hovanec, seek special permits under §4.4.1 of the SZO to reconstruct a deck within the rear and right side yard setbacks. RA zone. Ward 6.

54 Meacham Road (ZBA 2019-22): Applicant, Mark Philben, and Owner, Margaret Bruton, seek Special Permits under §4.4.1 of the SZO to construct stairs within the rear yard setback. RB zone. Ward 6.

241 Summer Street (ZBA 2019-18): Applicant, Gary J. Lopresti, and Owner, MaryAnn Rapoza, see Special Permits under §4.4.1 of the SZO to enclose a first floor rear porch within the left and rear yard setbacks. RB zone. Ward 5.

42 Henderson Street (ZBA 2018-189): Applicant and Owner, XYZ32MP, Inc., seeks Special Permits under §4.4.1 for alterations to a non-conforming property including adding a dormer and deck within the left side yard setback, increasing the non-conforming FAR through renovations. Parking relief under Article 9 of the SZO. RB zone. Ward 5.

2 Earle St: <http://eepurl.com/dNujfI>
14 Cutler St: <http://eepurl.com/gkRPzP>
161 Linwood St: <http://eepurl.com/dLdsDM>
31 Lake St: <http://eepurl.com/gkROTz>
16 Whipple St: <http://eepurl.com/glfHH5>
84 Franklin St: <http://eepurl.com/glfHTv>
169 Tremont St: <http://eepurl.com/glfH4v>
74 Winslow Ave: <http://eepurl.com/glfId5>
54 Meacham Rd: <http://eepurl.com/glfIq9>
241 Summer St: <http://eepurl.com/glfIGv>
42 Henderson St: <http://eepurl.com/glfIRT>

Submittals may be viewed in-person in the Office of Strategic Planning and Community Development, located on the third floor of City Hall, 93 Highland Avenue, Somerville, MA, Mon-Wed, 8:30 am-4:30 pm; Thurs, 8:30 am-7:30pm www.somervillema.gov/planningandzoning.

As cases may be continued to later dates, please check the agenda on the City's website or call before attending a meeting. **Continued cases will not be re-advertised.** Interested persons may provide comments to the Zoning Board of Appeals at the hearing or by submitting written comments by mail to OSPCD, Planning Division, 93 Highland Avenue, Somerville, MA 02143; by fax to 617-625-0722; or by email to planning@somervillema.gov.

Attest: Sarah Lewis, Planning Director

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