



CITY OF SOMERVILLE, MASSACHUSETTS
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PLANNING BOARD AGENDA

A **public meeting** for all interested parties will be held by the Planning Board on **Thursday, August 8, 2013** at 6:00 p.m. in the Aldermanic Chambers on the Second Floor of Somerville City Hall, 93 Highland Ave., Somerville, MA.

AN ORDINANCE AMENDING THE ZONING MAP TO CHANGE THE ZONING DISTRICT OF 9 MEDFORD STREET (MBL 114-A-1) FROM BUSINESS-A TO TOD100.

A **public hearing** for all interested parties will be held by the Planning Board on **Thursday, August 8, 2013** at 6:00 p.m. in the Aldermanic Chambers on the Second Floor of Somerville City Hall, 93 Highland Ave., Somerville, MA.

Previously Opened Cases and are Requesting a Continuance

771 McGrath Highway (Case #PB 2013-05) re-advertised	
Applicant:	CPC-T Holdings, LLC
Property Owner:	The Stop & Shop Supermarket Company, LLC
Agent:	Joshua Davis, Esq
Legal Notice:	Applicant, CPC-T Holdings, LLC, and Owner, The Stop & Shop Supermarket Company LLC, seek an amendment to a Planned Unit Development Preliminary Master Plan (PUD-PMP) approved by the Planning Board on Sept 6, 2001 and Nov 1, 2001 under SZO §16.11 to construct a 121-unit residential building. Waivers are requested to supply tandem parking spaces, a reduction in the requirement for landscaped area, signage area and height and reduced setbacks under SZO §16.5.4 and 16.5.5. BA zone/PUD-B. Ward 1.
Date(s) of Hearing(s):	3/7, 3/21 re-advertised, 4/4, 4/18, 5/2, 5/16, 6/20, 7/11, 8/8
Staff Recommendation:	None at this time.
PB Action:	Voted on June 20, 2013 to continue the application to July 11, 2013.
Current Status:	The Applicant submitted a written request to continue the application to August 22, 2013.



New Cases to be Opened and are Requesting a Continuance

16-18 Bow Street (Case #PB 2013-14)	
Applicant:	United States Postal Service
Property Owner:	16 Bow Street Realty Trust
Agent:	N/A
Legal Notice:	Applicant, the United States Postal Service, and Owner, 16 Bow Street Realty Trust, seek a Special Permit under SZO §6.1.22.D.5.a to alter a nonconforming structure which includes modifications to signage and the rear egress as well as to provide ADA accessibility. CCD55 zone. Ward 3.
Date(s) of Hearing(s):	8/8
Staff Recommendation:	Recommends conditional approval.
PB Action:	--
Current Status:	Will be heard on August 8, 2013.

2-8 Broadway (Case #PB 2013-15)	
Applicant:	Lolastar, LLC
Property Owner:	Lolastar, LLC
Agent:	Adam Dash, Esq.
Legal Notice:	Applicant and Owner, Lolastar, LLC, seek a Special Permit with Site Plan Review under SZO §6.5.D.1 & 7.13.E to establish 11 residential units and under SZO §6.5.D.2 to establish by-right uses §7.13B, and 7.13.C small and/or medium retail. The applicant seeks approval under SZO §9.17.2.A for reduced parking requirements, and §6.5.G.18 for the reduced lot area and §6.5.D.5 to alter facades and signage. Article 13 Inclusionary Housing will apply. TOD 55. Ward 1.
Date(s) of Hearing(s):	8/8
Staff Recommendation:	Recommends conditional approval.
PB Action:	--
Current Status:	Will be heard on August 8, 2013.

Plans and reports are available at the City of Somerville website at the following link:
www.somervillema.gov/planningandzoning/reports

