



City of Somerville

ZONING BOARD OF APPEALS

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

PUBLIC HEARING NOTICE

The Somerville Zoning Board of Appeals will hold a public hearing on Wednesday, March 11, 2020 at 6:00pm in the City Council Chambers, City Hall 2nd Floor, 93 Highland Avenue, Somerville, MA to consider the following pursuant to M.G.L. 40A and the Somerville Zoning Ordinance:

- 420 Broadway -** 420 Broadway 2019 Trust proposes to re-classify the principal building as a multi-plex, modify the building to add one (1) dwelling unit for a total of 4 dwelling units, and provide a total of 3 parking spaces rather than the minimum of 4 which requires a Special Permit.
- 3 Hawkins Street -** Hawkins St Union Square LLC proposes to construct a 6-story general building with a nonconforming upper story step back within the Mid-Rise 5 district which requires three (3) Hardship Variances.
- 10 Oak -** Applicants and Owners, 10 Oak Street, LLC, under §5.3.8 of the SZO, seek revisions to a previously-granted special permit. RC zone. Ward 2.
- 453 Somerville Ave -** Applicant and Owner, Jack Saade, seeks a special permit under SZO §7.11.1.c and parking relief under Article 9 to construct a four story mixed use building with five residential units and ground floor retail space. A Variance under SZO §5.5 and §8.6.12 for relief from the required rear yard setback. BA and RB Zone. Ward 2. Advertising conditional upon court decision/order.

Development review application submittal materials and other documentation may be viewed online at <https://www.somervillema.gov/departments/ospcd/planning-and-zoning/reports-and-decisions> or in-person in the Office of Strategic Planning and Community Development, 3rd Floor City Hall, 93 Highland Avenue, Somerville, MA.

Interested persons may provide comments to the Planning Board at the hearing or by submitting written comments by mail to Planning & Zoning Division, 3rd Floor City Hall, 93 Highland Avenue, Somerville, MA 02143; or by email to planning@somervillema.gov.