



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

AGENDA
Thursday, June 11, 2020 at 6:00pm

This meeting will be held using GoToWebinar.

To use a computer or smartphone app:

Virtual meeting link:

<https://attendee.gotowebinar.com/register/4776727518817582096>

Virtual meeting ID: 737-354-627

To call in:

Phone number: 1 (562) 247-8422

Access code: 835-015-452

Pursuant to Governor Baker's March 12, 2020 Order suspending certain provisions of the Open Meeting Law, G.L. C. 30A, s. 18, and the Governor's March 15, 2020 Order imposing strict limitations on the number of people that may gather in one place, as well as Mayor Curtatone's Declaration of Emergency, dated March 15, 2020, this meeting of the Planning Board will be conducted via remote participation. We will have an audio recording available upon request as soon as possible after the meeting.

GENERAL BUSINESS

Approval of minutes

- March 26, 2020; April 23, 2020; April 30, 2020

Rescheduled or withdrawal of advertised public hearings

- none

PUBLIC HEARINGS

DRA #2020-0162

74 Middlesex Ave

74 Middlesex Ave Owner LLC proposes a Master Plan in the Assembly Square Mixed-Use district which requires a Master Plan Special Permit for an approximately 525,000 square foot 275 foot tall commercial building which requires three special permits to exceed the maximum permitted floor area ratio, building height, and leasable floor area for a single commercial space.

DRA2020-0039

378 Highland Ave

NE Harvest Corp proposes to establish a Cannabis Retail Use in the MR3 district which requires a Special Permit.

PB2018-07-MA2-0320

5 Middlesex Ave

CDNV Assembly, LLC & CDNV Land, LLC is seeking an Amendment to the Planned Unit Development-A Preliminary Master Plan previously approved under PB2018-7 from June 7, 2018 on 9.43 acres (Lots 88-A-1 & 99-A-15) in the Assembly Square Mixed-Use District (ASMD). The Amendment would allow for approximately 1.6 million square feet of mixed-use development (an increase of approximately 100,000 square feet). The proposal replaces the existing building

(Block 24) and approved buildings for Blocks 21, 25, and 26 with primarily office/R&D/lab development and a new above-ground structured parking for up to 1,283 vehicles still focused around a significant Civic Space. The Applicant has also requested modifications to previously approved waivers.

PB#07.10-R1-06.20

133 Middlesex Ave

Federal Realty Assembly Square, LLC is seeking a Revision to the SPSR-A Phase 1-AAA Assembly Square Marketplace, (PB#07.10, approved March 16, 2007), under the Planned Unit Development - Preliminary Master Plan (PUD-PMP) originally approved on December 14, 2006 (PB#2006-59 as amended) in the Assembly Square Mixed-Use District (ASMD) for a change of use to accommodate new office or restaurant uses within the existing building (no increase in square footage).

OTHER BUSINESS

- none

Plans and reports are available to at the City of Somerville website via the following link:

<https://www.somervillema.gov/departments/ospcd/planning-and-zoning/reports-and-decisions>