



City of Somerville

ZONING BOARD OF APPEALS

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

AGENDA

Wednesday, September 16, 2020 at 6:00 pm

**The meeting will be held using GoToWebinar.
TO USE A COMPUTER**

Link: <https://attendee.gotowebinar.com/register/4998667241896901135>

Webinar ID: 674-150-307

TO CALL IN

Phone number: 1 (415) 655-0060

Access code: 503-918-197

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 Zoning Board of Appeals 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

- August 19, 2020; September 2, 2020

Rescheduled or withdrawal of advertised public hearings

- None

PUBLIC HEARINGS

DRA2020-0052

345 Medford St

(continued from July 15, 2020)

345 Medford St, LLC proposes to construct a 6 story general building with a non-conforming rear setback in the Mid-Rise 4 district. This proposal requires three (3) Hardship Variances: for additional floors, for additional building height, and for encroachment on the rear setback.

40B2020-001

34 North St
(Clarendon Hill)

(continued from September 2, 2020)

POAH, Redgate, and the Somerville Community Corp seek a Comprehensive Permit under M.G.L. Chapter 40B. The proposal would replace the existing 216 units of housing at Clarendon Hill and create 375 additional units, for a total of 591 residential units in a mixture of apartment buildings and rowhouses. The Applicant is requesting waivers from various sections of the City's ordinances and requirements, including but not limited to waivers relating to the following topics: maximum density; maximum height; minimum setbacks; parking requirements. The Applicant is also seeking a waiver to have the review required by various sections of the Code of Ordinances be conducted by the Zoning Board.

OTHER BUSINESS

- None

Plans and reports are available to view at the City of Somerville website via the following link:
<https://www.somervillema.gov/departments/ospcd/planning-and-zoning/reports-and-decisions>

Individuals with disabilities who need auxiliary aids and services for effective communication, written materials in alternative formats, or reasonable modifications in policies and procedures, in order to access the programs and activities of the City of Somerville or to attend meetings, should contact the City's ADA Coordinator, Nancy Salamoun, at 617-625-6600 x2323 or NSalamoun@somervillema.gov.