



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

AGENDA
Thursday, April 23, 2020 at 6:00 pm

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 public hearing will be conducted via remote participation.

TO USE A COMPUTER

Virtual meeting link: <https://attendee.gotowebinar.com/register/2993313060456563980>

TO CALL IN

Phone number: 1 (213) 929-4212
Access code: 424-580-194

GENERAL BUSINESS

Approval of minutes

- None

PUBLIC HEARINGS

The Somerville City Council's Land Use Committee and the Somerville Planning Board will hold a joint public hearing to receive public comments concerning the following proposed amendments to the Somerville Zoning Ordinance:

- Amendment of §1.2 Applicability to extend the validity time frame of previously issued permits.
- Clarification of §2.4.2.c concerning lot coverage.
- Correction of the primary and secondary façade fenestration requirements for the general building, commercial building, lab building, mid-rise podium tower, block building, and commercial block building types in the mid-rise, high-rise, and commercial core districts.
- Correction of the threshold for the employment lineage requirement in Article 4. Mid-Rise Districts
- Article 5. High-Rise Districts, Article 6. Commercial Districts, and Article 7. Special Districts.
- Correction of the minimum building height in stories for the commercial building and lab building types in the commercial core district.
- Revision of §10.3.6.b & c and §10.3.7 to streamline the provisions for landscape buffers.
- Correction of the tier 1, tier 2, and tier 3 Rental ADU price multiplier for studio ADUs in Table 12.1.5(b) and the tier 2, and tier 3 Ownership ADU price multiplier for studio ADUs in Table 12.1.5(c).
- Correction of the language in §12.1.8 and §12.1.9 of Article 12 Development Benefits.

- Correction of the language in subsection b. Membership for Section 15.7.2 Zoning Board of Appeals, 15.7.3 Planning Board, and 15.7.4 Urban Design Commission of Article 15 Administration.
- Revision of the use limitations for ground story commercial spaces fronting a pedestrian street in the mid-rise, high-rise, commercial core, and fabrication districts.

The proposed amendments identified above may be viewed online at www.somervillezoning.com/amendments.

Interested persons may provide comments at the hearing or by submitting written comments by email to planning@somervillema.gov.

OTHER BUSINESS

None

Note: Agenda items may be taken out of order at the discretion of the board.