



City of Somerville

PLANNING BOARD

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

AGENDA

Thursday, June 16, 2022 at 6:00 pm

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

Link: <https://attendee.gotowebinar.com/register/1057527199605395983>
Webinar ID: 282-944-011

TO CALL IN

Phone number: 1 (213) 929-4212
Access code: 166-696-450

Pursuant to Chapter 22 of the Acts of 2022, this meeting of the Somerville Planning Board will be conducted via remote participation. A recording of these proceedings can be accessed at any time using the registration link at the top of this agenda.

GENERAL BUSINESS

Approval of minutes

- None

Rescheduled or withdrawal of advertised public hearings

- None

PUBLIC HEARINGS

- **304 Somerville Ave – P&Z 21-087** (*continued from June 2, 2022*)
Holistic Industries Inc., D/B/A Liberty, proposes to establish a Cannabis Retail Sales use in the Mid-Rise 5 District, which requires a Special Permit.
- **28-44 Broadway – P&Z 21-029** (*continued from June 2, 2022*)
Ben Rogan proposes a 6-story LEED Platinum General Building with a Household Living principal use in the Mid Rise 6 district, which requires Site Plan Approval and a Special Permit.
- **16 & 20 Medford Street - P&Z 21-057**
Somerville Living, LLC proposes to develop a four (4)-story LEED Platinum general building and establish a Household Living principle use for 41 dwelling units in the Mid-Rise 4 (MR4) zoning district. This proposal requires Site Plan Approval and one (1) Special Permit.

OTHER BUSINESS

- Joint Hearing with the Land Use Committee:
 - The purpose of this hearing is to receive public comments concerning the following:
 - City Councilor-At-Large Wilson Proposing an amendment to the Zoning Ordinances, Section 3.1.6.d, Residence District, to permit the Backyard Cottage accessory building type by right.
 - Vivaldo Meneses Sr. requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 82-84 Prospect Street from MR5 to UR.

- Three owners requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 129R Highland Ave from UR to NR.
 - Mayor Ballantyne Requesting a text amendment to the Somerville Zoning Ordinance to repeal all references to a Certificate of Zoning Compliance and replace with a requirement for the Building Official to conduct a zoning compliance review and maintain a public record of such reviews for all development.
 - Thomas J. Cooke requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 14 White Street Place from NR to MR4
- 299 Broadway Staff Update
 - Ward Councilor Representation
 - Policies and Procedures Staff Update

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 Nancy Bacci, at 617-625-6600 x2250 or nbacci@somervillema.gov.