



CITY OF SOMERVILLE, MASSACHUSETTS
MAYOR'S OFFICE OF STRATEGIC PLANNING & COMMUNITY DEVELOPMENT
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PLANNING BOARD AGENDA

A **public hearing** for all interested parties will be held by the Planning Board on **Thursday, August 3, 2017** at 6:00 p.m. at the **Visiting Nurse Association**, 259 Lowell Street, 3rd Floor, Community Room, Somerville, MA.

Previously Opened Cases that are Requesting a Continuance

129 Broadway: (Case #PB 2017-16)	
Applicant:	Rei da Picanha and Events
Property Owner:	Luis Morales
Agent:	N/A
Legal Notice:	Applicant, Rei da Picanha and Events, and Owner, Luis Morales, seek a Special Permit under Section 6.1.22.D.6.a of the Somerville Zoning Ordinance (SZO) to locate outdoor seating for the existing restaurant. CCD-45 Zone. Ward 1.
Date(s) of Hearing(s):	7/13, 8/3
Staff Recommendation:	None at this time.
PB Action:	Voted on July 13, 2017 to continue the application to August 3, 2017.
Current Status:	The Applicant submitted a written request to continue the application to August 17, 2017.

62 Broadway: (Case #PB 2017-09)	
Applicant:	John Ciano
Property Owner:	John Ciano
Agent:	N/A
Legal Notice:	Applicant and Owner, John Ciano, seeks a Special Permit with Design Review under Article 5 of the SZO to increase the height of a mixed-use building from 24 feet to 40 feet, and increase the number of units from one to three, along with the net floor area and the floor area ratio under §4.4.1 of the SZO. Parking relief is sought under Article 9 of the SZO. CCD 45 zone. Ward 1.
Date(s) of Hearing(s):	5/18, 6/8, 6/22, 7/13, 8/3
Staff Recommendation:	None at this time.
PB Action:	Voted on July 13, 2017 to continue the application to August 3, 2017.
Current Status:	The Applicant submitted a written request to continue the application to October 5, 2017.

Previously Opened Cases that Will be Heard

118-120 Broadway: (Case #PB 2016-16)	
Applicant:	GoodFood Restaurant Group, LLC
Property Owner:	GoodFood Restaurant Group, LLC
Agent:	Sean T. O'Donovan, Esq.
Legal Notice:	Applicant/Owner, GoodFood Restaurant Group LLC, seeks a Special Permit with Site Plan Review under SZO §5.2 to approve replacement of a one-story building with a new construction 5-story/3-story mixed-use building (retail ground floor and 24 residential units, 4 of which are inclusionary units) and §9.13 for an integral parking structure with 20 vehicle spaces (1 handicap, 3 parallel, and 16 compact). CCD Zone. Ward 1.
Date(s) of Hearing(s):	3/16, 4/6, 4/20, 5/4, 5/18, 6/8, 6/22, 7/13, 8/3
Staff Recommendation:	Recommends conditional approval.
PB Action:	Voted on July 13, 2017 to continue the application to August 3, 2017.
Current Status:	Will be heard.

70 Broadway: (Case #PB 2017-13)	
Applicant:	Juan Vasquez and Maria Monge Sibrian
Property Owner:	Juan Vasquez and Maria Monge Sibrian
Agent:	N/A
Legal Notice:	Applicant/Owner, Juan Vasquez and Maria Monge Sibrian, seeks approval of design and site plan review (DSPR) under SZO §6.1.22.D of the Somerville Zoning Ordinance (SZO) to construct a small addition to the existing structure on the west side and construct a new exterior stair and lift in the rear. CCD-45 zone. Ward 1.
Date(s) of Hearing(s):	6/22, 7/13, 8/3
Staff Recommendation:	Recommends conditional approval.
PB Action:	Voted on July 13, 2017 to continue the application to August 3, 2017.
Current Status:	Will be heard.

Other Business

Plans and reports are available at the City of Somerville website at the following link:
www.somervillema.gov/planningandzoning/reports

