



CITY OF SOMERVILLE
Commonwealth of Massachusetts
93 Highland Avenue
Somerville, MA 02143
(617) 625-6600

BUSINESS LICENSE APPLICATION - Grant of Location

File #: 23-022455

License #: BL23-000124

Address: 495 COLUMBIA ST

Licensee: Angel Hart NSTAR Electric dba Eversource Energy

DBA Name: NSTAR Electric Company d/b/a Eversource Energy

Business Ownership Type: Corporation

Legal Name of Entity: NSTAR Electric Company d/b/a Eversource Energy

Owners/Officers: Joseph Nolan Jr, , ,

License Information:

Grant of location issued to: NSTAR Electric Company d/b/a Eversource Energy

Describe the reason for the work, and the intended beneficiaries: to supply electric service to a new building (Boynton Gateway) at # 495 Columbia Street

Insert here the same detailed description of the work as appears in the attached Grant of Location Order: WINDSOR PLACE and COLUMBIA STREET – Southerly from MH30846 in Windsor Place to private property at #495 Columbia Street, install approximately 253 feet of conduit and one new manhole MH31771

Approval Conditions:

Approved By:

Isabela Maia, Approved with Conditions

APPROVAL CONDITION IMM 231213: Eversource Electric performed test pits to investigate the installation of a proposed new manhole for the new building at 495 Columbia St. Per Eversource Electric's report, the plan did not require revision and the location of the proposed manhole will not impact existing and proposed utilities in the area.

APPROVAL CONDITION IMM 231213: Any work requiring the use of the street and/or sidewalk will require a Street/Sidewalk Occupancy Permit from the Engineering Department. Apply via Citizen Serve before conduit installation.

APPROVAL CONDITION IMM 231213: 12 ft wide permanent patch centered on trench to be installed on the following calendar year after completion.

Malik Drayton, Approved with Conditions

APPROVAL CONDITION: MD20231106: Contractor shall take all necessary precautions to avoid

damaging any tree or tree part with equipment.

APPROVAL CONDITION: MD20231106: All nearby street tree(s) shall be protected prior to and during all construction activities using TREE BOX or TREE WRAPS. . TREE BOX shall be constructed from 2 in. x 4 in. lumber creating a box around the border of the tree pit with 2 in. x 4 in. lumber standing straight up at the corners and wrapped with orange snow fence. Detail attached. . TREE WRAPS (TREE TRUNK WRAPPING PROTECTION LUMBER) shall consist of 2 in. x 4 in. and 8 ft. height lumber wired together in close spacing with zip ties or 16 gauge galvanized steel wire to form a protective enclosure around tree trunks. Use burlap to separate the wood from the bark if necessary to prevent wood from scraping or bruising bark. Do not use staples or puncture the trunk in any way.

APPROVAL CONDITION: MD20231106 Any tree roots less than two (2) inches in diameter that cannot be avoided during construction shall be carefully and cleanly cut with a clean pair of pruning shears or loppers. Roots are to be cut back flush with the edge of the trench. If any tree roots greater than two (2) inches in diameter are encountered, stop work immediately and contact the City Urban Forester. Any and all pruning of roots greater than 2 inches in diameter must be completed under the supervision of the City Urban Forester.

Eric Weisman, Approved

Kimberly M. Wells, Approved



CITY OF SOMERVILLE, MASSACHUSETTS
CITY CLERK'S OFFICE
KATJANA BALLANTYNE
MAYOR

KIMBERLY M. WELLS
CITY CLERK

January 2, 2024

NOTICE OF PUBLIC HEARING

You are hereby notified that the Somerville City Council will hold a Public Hearing on the following Petition. You are receiving this Notice because the Petitioner has reported that you own property that abuts the work that is being proposed. You and other members of the public are invited to attend and be heard at this Hearing.

This meeting of the City Council will also be conducted via remote participation, online in a webinar hosted on the Zoom platform.

You have three ways to be heard at this meeting:

1. To attend and be heard, enter the link exactly as it appears below into your internet browser any time before the meeting. You will then be asked to register for the meeting. After registering, you will receive an email with instructions to join the webinar when it starts.
2. You may also testify in person in the City Council Chamber, City Hall, 2nd Floor, 93 Highland Avenue, Somerville, MA 02143
3. If you are unable to attend but wish to be heard, you may send written comments by US mail to the City Clerk at the address below, or by email to cityclerk@somervillema.gov. Your comments must arrive no later than 12 Noon on the day of the Hearing, in order to be sure they are conveyed to the Council.

PETITION: Eversource (NStar Electric) is applying for a Grant of Location to install a new manhole and 253 feet of conduit in Columbia Street, from Manhole 30846 located at the intersection of Windsor Place and Columbia Street to new manhole. Then continuing to a point of pickup at 495 Columbia Street.

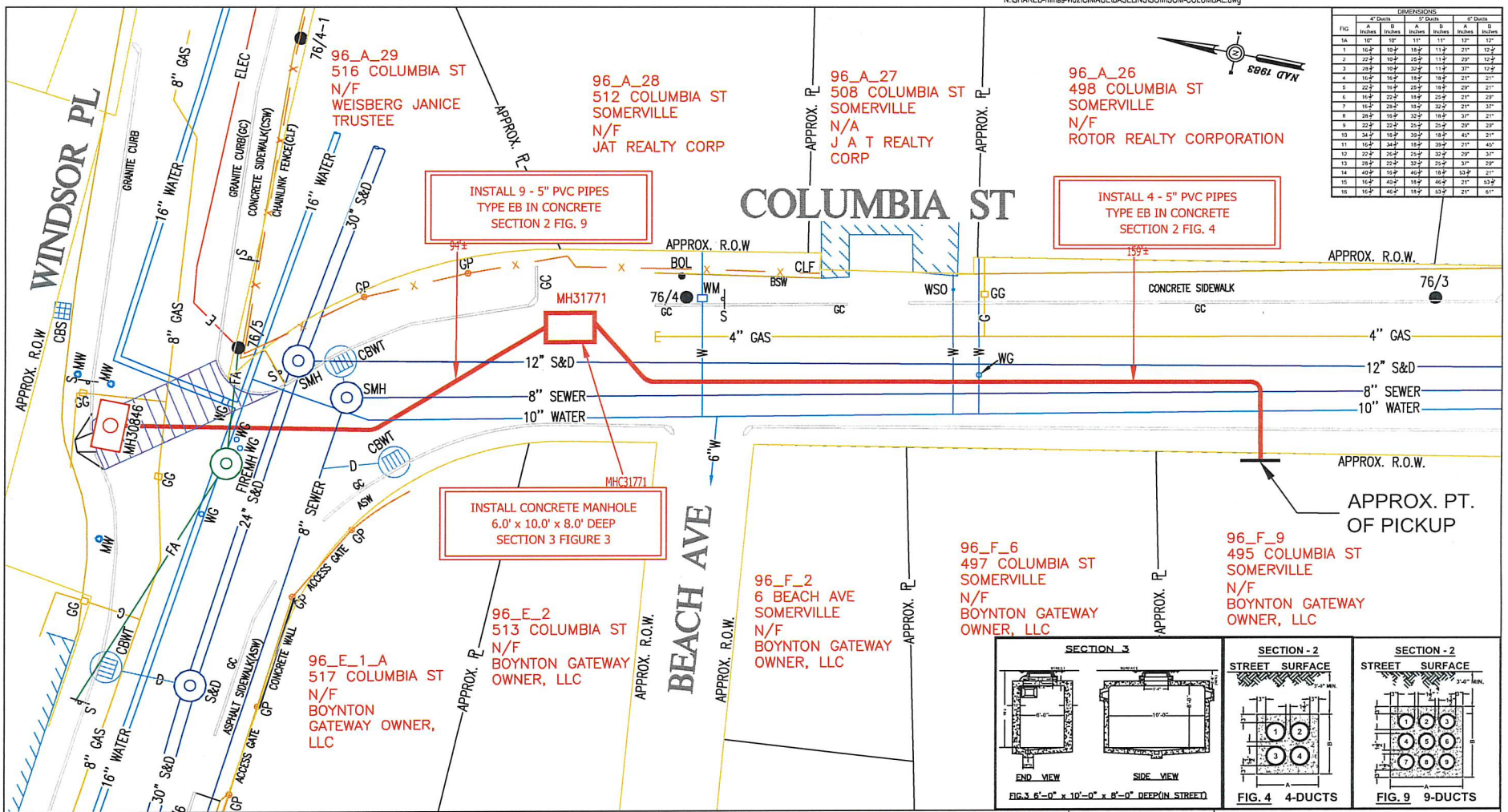
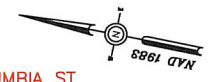
PLACE: https://us02web.zoom.us/webinar/register/WN_46-PW6xeTUGO347c2efi-g or City Council Chambers, City Hall, 2nd Floor, 93 Highland Avenue, Somerville, MA 02143

TIME: Thursday, January 11, 2024, at 7:00 PM.

PURPOSE: The work is necessary to provide service to 495 Columbia Street.

W.O. 7213444

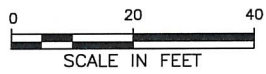
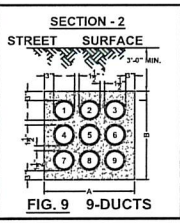
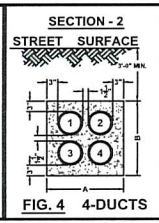
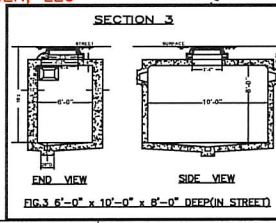
FIG.	4" DUCTS			5" DUCTS		
	A	B	C	A	B	C
1	16'-0"	10'-0"	14'-0"	11'-0"	21'-0"	12'-0"
2	22'-0"	10'-0"	22'-0"	11'-0"	20'-0"	12'-0"
3	22'-0"	10'-0"	22'-0"	11'-0"	20'-0"	12'-0"
4	16'-0"	10'-0"	14'-0"	11'-0"	21'-0"	12'-0"
5	22'-0"	10'-0"	22'-0"	11'-0"	20'-0"	12'-0"
6	16'-0"	22'-0"	14'-0"	22'-0"	21'-0"	20'-0"
7	16'-0"	22'-0"	14'-0"	22'-0"	21'-0"	20'-0"
8	22'-0"	10'-0"	22'-0"	11'-0"	20'-0"	12'-0"
9	22'-0"	10'-0"	22'-0"	11'-0"	20'-0"	12'-0"
10	24'-0"	16'-0"	30'-0"	18'-0"	40'-0"	21'-0"
11	16'-0"	16'-0"	16'-0"	30'-0"	21'-0"	40'-0"
12	22'-0"	20'-0"	19'-0"	32'-0"	20'-0"	30'-0"
13	22'-0"	20'-0"	32'-0"	22'-0"	37'-0"	20'-0"
14	40'-0"	16'-0"	40'-0"	18'-0"	53'-0"	21'-0"
15	16'-0"	16'-0"	16'-0"	40'-0"	21'-0"	53'-0"
16	16'-0"	40'-0"	16'-0"	53'-0"	21'-0"	61'-0"



INSTALL 9 - 5" PVC PIPES
TYPE EB IN CONCRETE
SECTION 2 FIG. 9

INSTALL 4 - 5" PVC PIPES
TYPE EB IN CONCRETE
SECTION 2 FIG. 4

INSTALL CONCRETE MANHOLE
6.0' x 10.0' x 8.0' DEEP
SECTION 3 FIGURE 3



BY YOUR USE OF THE INFORMATION CONTAINED IN THIS MAP, YOU AGREE THAT NO WARRANTY OF ANY KIND, EXPRESS OR IMPLIED, IS GIVEN WITH RESPECT TO THE INFORMATION. NEITHER NESTAR ELECTRIC COMPANY, NESTAR GAS COMPANY NOR ITS PARENTS, AFFILIATES, OFFICERS, DIRECTORS, SHAREHOLDERS, EMPLOYEES OR AGENTS COLLECTIVELY OR INDIVIDUALLY SHALL BE LIABLE FOR ANY LOSSES OR INJURY CAUSED IN WHOLE OR IN PART BY USE OF THIS INFORMATION, OR IN RELIANCE UPON IT, TO THE MAXIMUM EXTENT ALLOWED BY LAW. YOU AGREE BY YOUR ACCEPTANCE OF THE INFORMATION TO RELEASE, INDEMNIFY AND HOLD THE NESTAR ENTITIES HARMLESS FROM ANY SUCH LOSSES OR INJURY.

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MASS. LAW
REQUIRES 72 HOURS ADVANCE NOTICE TO UTILITY COMPANIES BEFORE DIGGING BY ANYONE. CALL DIG-SAFE 1-888-344-7233

C#	298-22
Ward #	
Work Order #	7213444
Surveyed by:	GC/BP
Research by:	JC
Plotted by:	GR
Proposed Structures:	GR/GC
Approved:	T THIBAUT
P#	

NSTAR EVERSOURCE
ELECTRIC
d/b/a
1185 MASSACHUSETTS AVE. DORCHESTER, MASS. 02125

Plan of COLUMBIA ST (NEAR WEBSTER AVE)
SOMERVILLE

Showing PROPOSED NEW MANHOLE & CONDUIT LOCATION

Scale 1"=20'
Date NOVEMBER 1, 2022
SHEET 1 of 1
REVISION: OCTOBER 23, 2023

Abutting Properties for
495 COLUMBIA ST SOMERVILLE, MA
96/ F/ 9/ /
(350 Feet)

Location:
96/ A/ 26/ /
498 COLUMBIA ST
Owner:
ROTOR REALTY CORPORATION
480 COLUMBIA STREET
SOMERVILLE, MA 02143

Location:
96/ A/ 29/ /
516 COLUMBIA ST
Owner:
WEISBERG JANICE TRUSTEE
THE CHERYL LANE 2018 REALTY TRUST
33 CHERYL LANE
WALTHAM, MA 02451

Location:
96/ D/ 1/ /
69 WEBSTER AVE
Owner:
SEGAL ALEXANDER & ANNE R TRSTES
ALSONS REALTY TRUST
69 WEBSTER AVE
SOMERVILLE, MA 02143

Location:
83/ B/ 5/ /
63 WEBSTER AVE
Owner:
BURUCA RIGOBERTO & KATHLEEN
29 HOUGHTON ST
SOMERVILLE, MA 02143

Location:
96/ A/ 43/ /
0 WINDSOR PL
Owner:
SOMERVILLE REDEVELOPMENT AUTH
VACANT LAND
93 HIGHLAND AVE
SOMERVILLE, MA 02143

Location:
96/ A/ 27/ /
508 COLUMBIA ST
Owner:
J A T REALTY CORP
508 COLUMBIA ST
SOMERVILLE, MA 02143

Location:
96/ A/ 31/ /
520 COLUMBIA ST
Owner:
517 MSF, LLC & TRIAD ALPHA
PARTNERS,LLC
S/O 202 WESTBROOKLINE ST LLC
181 DUDLEY RD
NEWTON, MA 02459

Location:
96/ F/ 9/ /
495 COLUMBIA ST
Owner:
BOYNTON GATEWAY OWNER,LLC
315 PARK AVENUE SOUTH
NEW YORK, NY 10010

Location:
83/ B/ 7/ /
233 TREMONT ST
Owner:
REILLY JOHN F & LIESE
3 ASHWOOD RD
ACTON, MA 01720

Location:
96/ A/ 28/ /
512 COLUMBIA ST
Owner:
JAT REALTY CORP
512 COLUMBIA ST
SOMERVILLE, MA 02143

Location:
96/ A/ 32/ /
56 WEBSTER AVE
Owner:
517 MSF, LLC & US ASSET
FUNDING,LLC &
201 WEST BROOKLINE STREET,LLC
181 DUDLEY RD
NEWTON, MA 02459

Location:
97/ A/ 6/ /
0 WINDSOR ST
Owner:
NISSENBAUM BETSY M. & ESTA M.
20 DANE RD
LEXINGTON ST, MA 02421

Location:
97/ A/ 7/ /
138 SOUTH ST
Owner:
SOMERVILLE REDEVELOPMENT
BOYNTON YARDS
93 HIGHLAND AVE
SOMERVILLE, MA 02143