



CITY OF SOMERVILLE

Office of Strategic Planning & Community Development

2020 FEB -4 A 9:44

ZONING MAP AMENDMENT • APPLICATION FORM

CITY CLERK'S OFFICE
SOMERVILLE, MA

Per Article 15.6.2 of the Somerville Zoning Ordinance (SZO), an individual property owner or ten (10) registered voters of the City of Somerville may petition the Somerville City Council to change the maps of the Somerville Zoning Atlas in response to changes in City policy or real-world conditions. To submit a map amendment petition to the City Council, the following must be provided:

1. A completed Zoning Map Amendment Application Form.
2. A copy of the appropriate Zoning Atlas map(s) with the proposed change(s) clearly noted.
3. A letter addressed to the City Council including a description of the proposed changes and the purpose for the petition.
4. A check for \$250 made out to the City of Somerville.

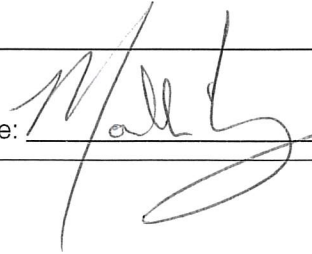
Submit all required documents to:

City Clerk's Office
1st Floor, City Hall
93 Highland Avenue
Somerville, MA 02143

Property to be changed

Property Address: 60-62 COLLEGE AVENUE.		
Map: 16	Block: F	Lot: 13

For an individual property owner:

Name: 62 College Ave TRUST LLC	Signature: 
Address: [REDACTED]	

See next page for ten (10) registered voters.

62 College Ave Trust LLC

February 2, 2020

City Council
93 Highland Ave
Somerville, MA 02143

Dear City Councilors,

Thank you for the new zoning ordinance.

As expected, this ordinance still has some zoning details to work out. 60-62 College Ave is one such matter.

In speaking with Dan Bartman at OSPCD, he advised me to file a zoning map amendment to convert 60-62 College Avenue from NR to UR, since it was somehow overlooked in the zoning map design.

Please see the attached map.

60-62 College Avenue is a 10-family building, and therefore falls into the "Apartment House" Principle Building Type. It is next to a UR building, and across the street from a UR apartment house (51 College Ave) of smaller building size and smaller land area. See comparison table below.

	51 College Ave	60-62 College Ave
Land Area	6970 SF	8276 SF
Gross Floor Area	10,436 SF	12,573 SF
Net Floor Area	7,197 SF	8,168 SF
# Dwelling Units	6 UNITS	10 UNITS
Zoning District	UR	SHOULD BE UR

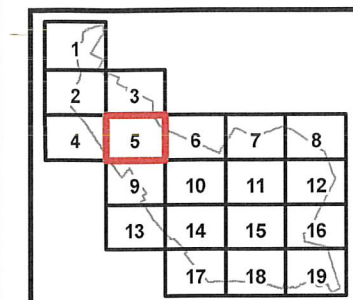
I respectfully request that 60-62 College Avenue is made to be a conforming structure and conforming use by altering it's zoning district to UR (Similar to the way that 51 College Ave was treated).

Thank You for your assistance on this matter.

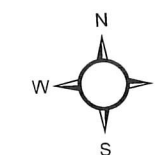
62 College Ave, Trust LLC



CITY OF
SOMERVILLE, MA
OFFICIAL PROPOSED
ZONING
(UNADOPTED)



- | | |
|------------|-----|
| SB Overlay | CIV |
| NR | FAB |
| UR | CC4 |
| MR3 | CB |
| MR4 | TU |
| MR6 | PS |



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Feet



Date: December 12, 2019