



# City of Somerville, Massachusetts

## Land Use Committee

### Meeting Minutes Dispositions

---

Thursday, February 15, 2024

6:30 PM

Virtual

---

#### Joint Meeting with Planning Board

This meeting was held via Zoom and was called to order by Chair McLaughlin at 6:32 pm and adjourned at 7:56 pm with a roll call vote of 5 in favor (Councilor Wilson, Councilor Pineda Neufeld, Councilor Ewen-Campen, Councilor Davis and Chair McLaughlin), none absent, and none opposed.

President Ewen-Campen appointed Councilor Scott to replace him on the Land Use Committee for this meeting only.

A recess was taken at 6:33 to allow the Planning Board to convene. The recess ended at 6:35 with a roll call of all members present.

Others present: Andrew Graminski – PPZ, Emily Hutchings – PPZ, Jahan Habib – Planning Board, Michael Capuano - Planning Board, Amelia Aboff - Planning Board, Deborah Howett-Easton - Planning Board, Luc Schuster - Planning Board, Stephanie Widzowski – Clerk of Committees.

#### Roll Call

**Present:** Ward One City Councilor Matthew McLaughlin, Ward Six City Councilor Lance L. Davis, Ward Seven City Councilor Judy Pineda Neufeld, City Councilor At Large Jake Wilson and Jefferson Thomas (J.T.) Scott

1. Approval of the Minutes of the Land Use Committee Joint Meeting with the Planning Board on December 7, 2023. [23-1822](#)

Accepted

**Aye:** Ward One City Councilor McLaughlin, Ward Six City Councilor Davis, Ward Seven City Councilor Pineda Neufeld, City Councilor At Large Wilson and Scott

#### 2. Public Hearings

- 2.1. 15 registered voters requesting a Zoning Text Amendment to amend the Zoning Ordinances to add Section 8.4.19, Climate & Equity Innovation Sub-Area Overlay District. [23-1830](#)

Recommended to be withdrawn

- 2.2.** 13 registered voters requesting a Zoning Map Amendment to change the zoning district of 8 Park Street, 10 Park Street, 504 Somerville Avenue, and 7-9 Properzi Way from Mid-Rise 4 (MR4) to Climate & Equity Innovation Sub-Area Overlay District, and 15-27 Properzi Way, 29 Properzi Way, 26-32 Park Street, 8-14 Tyler Street, 40 Park Street, 15 Dane Street, 7-9 Tyler Street, 460 Somerville Avenue, 444 Somerville Avenue, 440 Somerville Avenue, 30 Dane Street, and 24-28 Dane Street from Fabrication (FAB) to Climate & Equity Innovation Sub-Area Overlay District. [23-1827](#)

Recommended to be withdrawn

- 2.3.** 234 Pearl Street Realty Trust and Goodpitch, LLC requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 234 and 236 Pearl Street from Mid-Rise 4 (MR4) to Mid-Rise 6 (MR6). [23-1810](#)

Recommended to be withdrawn

- 2.4.** Requesting ordainment of an amendment to the Zoning Ordinances to amend Article 9: Use Provisions, and the Permitted Uses tables of all zoning districts, to establish a Recreational Camp for Children use within the Recreational Services use category. [24-0037](#)

Kept in committee

- 2.5.** Gregg Donovan requesting a Zoning Map Amendment to change the zoning district of 321 Washington Street from Fabrication (FAB) to Commercial Industry (CI). [24-0059](#)

Kept in committee

Referenced Documents:

- Land Use - 2024-02-15 Public Comments (with 24-0059)
- Land Use - 2024-02-15 Public Comments-2 (with 24-0059)
- Land Use - 2024-02-15 Public Comments (with 23-1810)
- Land Use - 2024-02-15 Public Comments (with 23-1827, 23-1830, 24-0059)