City of Somerville, Massachusetts

Land Use Committee
Meeting Minutes Dispositions

Thursday, October 20, 2022	6:30 PM	Virtual

This meeting was held via GoToWebinar and was called to order by Chair Ewen-Campen at 6:31 pm and adjourned at 8:03 pm. Councilor McLaughlin moved to adjourn, and the motion was approved by unanimous roll call vote.

Others present: Dan Bartman - OSPCD, Stephanie Widzowski - Assistant Clerk of Committees.

Roll Call

Present:	Chairperson Ben Ewen-Campen, Vice Chair Lance L. Davis, Beatriz Gomez Mouakad , Matthew McLaughlin and Kristen Strezo	

1. Approval of the Land Use Committee Minutes of September 1, 2022. **22-1620**

Approved

Aye:	Chairperson Ewen-Campen, Ward Five City Councilor Gomez Mouakad, Ward One City Councilor McLaughlin and City Councilor At Large Strezo
Absent:	Vice Chair Davis

2. Approval of the Land Use Committee Minutes of October 6, 2022. **22-1702**

Approved

Aye:	Chairperson Ewen-Campen, Ward Five City Councilor Gomez Mouakad, Ward One City Councilor McLaughlin and City Councilor At Large Strezo
Absent:	Vice Chair Davis

3. Requesting ordainment of an amendment to the Somerville Zoning Ordinance Articles 4 (Mid Rise Districts), 5 (High Rise Districts), 6 (Commercial Districts), 8 (Overlay Districts), and 9 (Use Provisions) to permit additional uses for any ground story commercial space fronting a Pedestrian Street. **22-1431**

Recommended to be approved

Aye:	Chairperson Ewen-Campen, Ward Five City Councilor Gomez Mouakad, Ward One City Councilor McLaughlin and City Councilor At Large Strezo

Nay:	Vice Chair Davis	

4. Requesting ordainment of an amendment to the Somerville Zoning Ordinance Article 3, Residence Districts and Article 9, Use Provisions, to permit the adaptive reuse of commercial building types in the NR and UR zoning districts.   **22-1430**

Recommended to be approved

Aye: Chairperson Ewen-Campen, Vice Chair Davis, Ward Five City Councilor Gomez Mouakad, Ward One City Councilor McLaughlin and City Councilor At Large Strezo

5. Boynton Yards LandCo LLC requesting approval of the attached Land Conveyance petition for Boynton Yards.   **22-1407**

Recommended to be approved

Aye: Chairperson Ewen-Campen, Vice Chair Davis, Ward Five City Councilor Gomez Mouakad, Ward One City Councilor McLaughlin and City Councilor At Large Strezo

6. That the Director of Mobility consider including Electric Vehicle charging station requirements in Section 11 of the Zoning Ordinances.   **22-0668**

Sponsors: Councilor Gomez Mouakad, Councilor Wilson and Councilor Strezo

Recommended to be marked work completed

7. That the Superintendent of Inspectional Services review the durability and structural stability of materials used to comply with Section 10.8 of the Zoning Ordinances and explore rewriting that section to provide more specific requirements.   **22-0669**

Sponsors: Councilor Gomez Mouakad

Kept in committee

8. That the Administration present specific plans to this Council to advance the long-awaited affordable housing components of the Union Square redevelopment on the "D2.4" and "D4.3" parcels.   **22-0050**

Sponsors: Councilor Clingan and Councilor Ewen-Campen

Kept in committee

9. Planning Board Chair conveying the Planning Board's recommendations for proposed amendments to the Somerville Zoning Ordinance, items #213430, #213601, #213705, #213807, and #213886.   **22-1442**

Recommended to be placed on file

10. Proposing a zoning map amendment to change the zoning district of the contiguous parcels containing 250-256 Somerville Avenue and 5-27 Allen Street (odd side only: 5-7, 9, 11, 13, 17, 21-23, and 27) from Urban Residence (UR) to Neighborhood Residence (NR).

22-0467

Sponsors: Councilor Scott

Recommended to be placed on file

11. Proposing a zoning map amendment to change the zoning district of the contiguous or abutting-across-a-public-way parcels of 29-31, 33-35, and 37-39 Allen Street (odd side only) and 34 Allen Street from Urban Residence (UR) to Commercial Business (CB).

22-0468

Sponsors: Councilor Scott

Recommended to be placed on file