



CITY OF SOMERVILLE

Office of Strategic Planning & Community Development

ZONING MAP AMENDMENT • APPLICATION FORM

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.

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: 501 Mystic Valley Parkway		
Map: 2	Block: A	Lot: 32
Property Address:		
Map:	Block:	Lot:
Property Address:		
Map:	Block:	Lot:
Property Address:		
Map:	Block:	Lot:
Property Address:		
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Map:	Block:	Lot:
Property Address:		
Map:	Block:	Lot:

For ten (10) registered voters:

Name: Charles DiCecca	Signature: Charles DiCecca
Address: 501 Mystic Valley Pkwy Somerville, MA 02144	

Name:	Signature: _____
Address:	

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Address:	

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Name:	Signature: _____
Address:	

**LAW OFFICES of
RICHARD G. Di GIROLAMO**

**Attorneys at Law
424 Broadway
Somerville, MA 02145**

2024 SEP 20 A 9 28

**Richard G. Di Girolamo
Anne M. Vigorito, Of Counsel**

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Tel: (617) 666-8200  
Fax (617) 776-5435

CITY CLERK'S OFFICE  
Somerville, MA  
Breanna Rolland, Of Counsel  
Kendall Curro, Paralegal

September 20, 2024

City of Somerville  
City Clerk's Office  
93 Highland Avenue, 1<sup>st</sup> Floor  
Somerville, MA 02143

**RE: 501 Mystic Valley Pkwy, Somerville, Massachusetts  
Map/Block/Lot: 2/ A/ 32/ /  
Zoning Map Amendment Application**

Dear Sir/Madam:

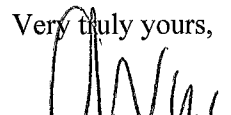
This office is counsel to Charles DeCecca, relative to a Zoning Map Amendment Application for the property at 501 Mystic Valley Parkway, Somerville, Massachusetts. At this time, our client respectfully requests a Zoning Map Amendment at 501 Mystic Valley Parkway, Somerville, Massachusetts.

The property is currently in the Neighborhood Residential (NR) Zoning District and the proposed Zoning District is Urban Residential (UR). The property currently has a single-family dwelling and a one (1) bedroom cottage. The proposed use of this parcel, should the Zoning Map Amendment be granted, would be an apartment building.

The Zoning District for this parcel is Neighborhood Residential (NR). This zoning designation for the site at 501 Mystic Valley Parkway, Somerville, Massachusetts, as Neighborhood Residential (NR) does not permit an apartment building. The proposed Zoning District for this parcel is Urban Residential (UR), this would make better use of the site as it would allow for more housing for the community. The Neighborhood Residential (NR) zoning classification limits the uses of the space to only multi-family uses. A zoning map amendment for this property to an Urban Residential (UR) zone, would permit the development of an apartment to help compensate for the lack of housing in the city, a percentage of which would be Affordable Dwelling Units. Additional Affordable Dwelling Units would be an asset to the community, as there a constant need for such units.

Should any further information be necessary for this request please contact our office.

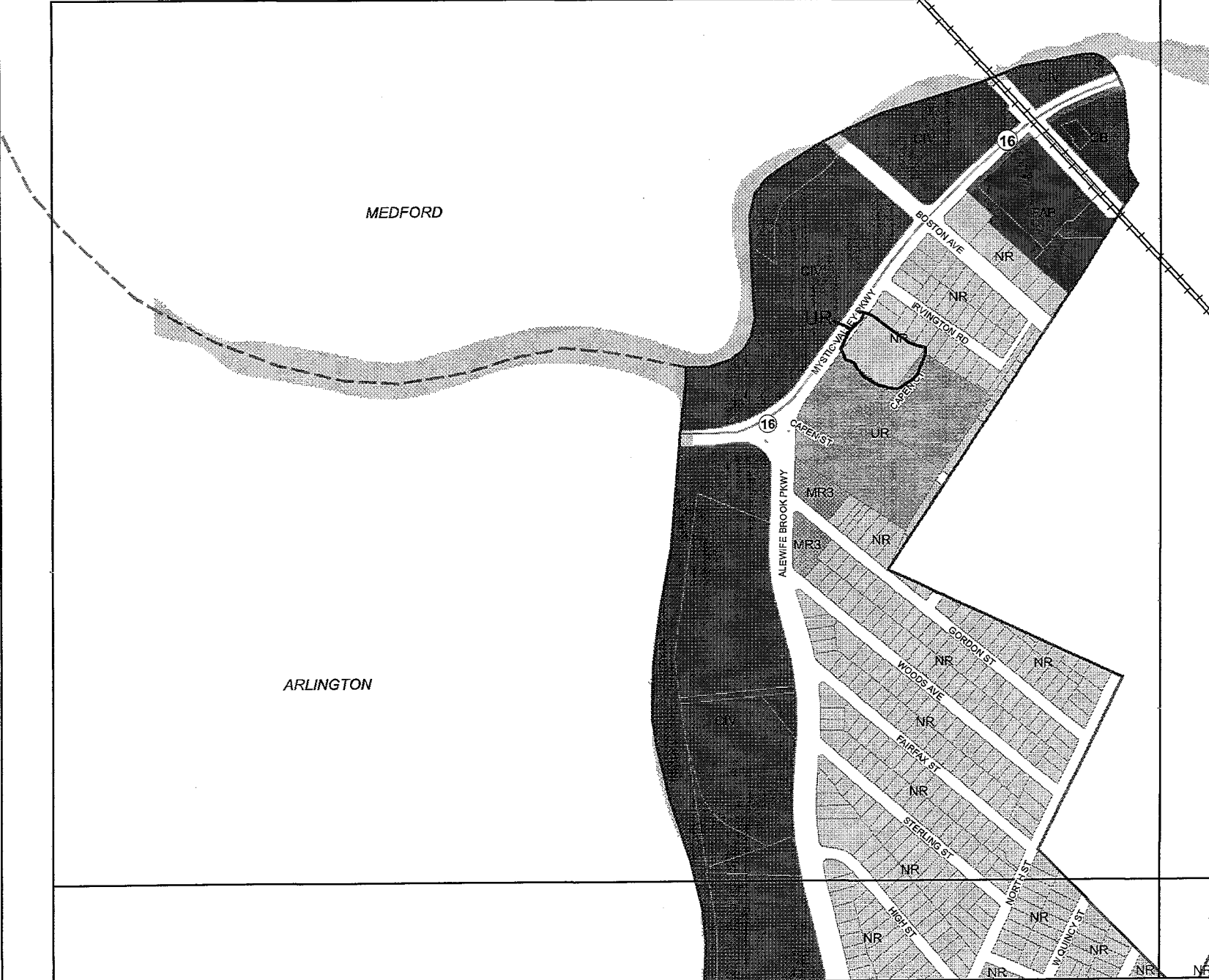
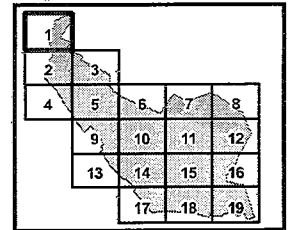
Very truly yours,








  
Anne M. Vigorito

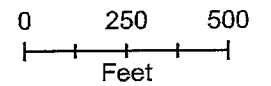
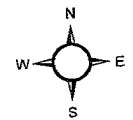
CITY OF  
SOMERVILLE, MA

OFFICIAL ZONING MAP

SHEET 1



-  Pedestrian Streets
-  NR
-  UR
-  MR3
-  CIV
-  FAB
-  CB



Date: March 20, 2022