



# City of Somerville, Massachusetts

## Land Use Committee

### Regular Meeting Agenda

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Thursday, December 7, 2023

6:30 PM

Virtual

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[https://us02web.zoom.us/webinar/register/WN\\_6eB-FjICR5mp2eAxyFebwA](https://us02web.zoom.us/webinar/register/WN_6eB-FjICR5mp2eAxyFebwA)

Joint Meeting with Planning Board

(Posted online: 11/20/23 at 9:00 AM) Original

(Posted online: 12/05/23 at 9:00 AM) Revised

Pursuant to Chapter 2 of the Acts of 2023, this meeting of a City Council Committee will be conducted via remote participation. We will post an audio recording, audio-video recording, transcript, or other comprehensive record of these proceedings as soon as possible after the meeting on the City of Somerville website and local cable access government channels.

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#### Roll Call

1. Committee Minutes (ID # [23-1710](#)) **Agenda Ready:** Approval of the Minutes of the Land Use Committee Meeting of November 16, 2023.
2. **Public Hearings**
  - 2.1. Zoning Ordinance (ID # [23-1625](#)) **Referred for Recommendation:** By Councilor Pineda Neufeld Amending Section 7.2.7 of the Zoning Ordinances to add Shared Workspace & Arts Education to Table 7.2.7 Permitted Uses.

- 2.2. Public Communication (ID # [23-1617](#)) **Referred for Recommendation:** Charles Zammuto requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 563-565 Broadway from Urban Residence (UR) to Mid-Rise 4 (MR4).
- 3. Item to be Withdrawn**
- 3.1. Public Communication (ID # [23-1305](#)) **Referred for Recommendation:** John Fragione and Agostino Feola, Trustees of Frala Realty Trust, requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 295-297 Medford Street and 93 Walnut Street from Mid-Rise 3 (MR3) to Mid-Rise 5 (MR5).
- 4. Other Items**
- 4.1. Public Communication (ID # [23-1306](#)) **Referred for Recommendation:** Mai Lau, 635 Somerville Avenue LLC, requesting the adoption of an amendment to the Zoning Ordinance Map to change the zoning district of 627 Somerville Avenue from Neighborhood Residence (NR) to Mid-Rise 3 (MR3).
- 4.2. Zoning Ordinance (ID # [23-0791](#)) **Referred for Recommendation:** By Councilor Ewen-Campen and Councilor Wilson Amending the Zoning Ordinances Section 10.3, Development Standards, and Table 10.4.1. to include vegetated roofs.