

Richard J. Daley, Jr., Chairman  
Herbert F. Foster, Jr.

Orsola Susan Fontano  
Salvatore Querusio  
Richard Rossetti  
Marlene Smithers, (Alt.)  
T.F. Scott Darling, III, Esq., (Alt.)

### **AGENDA**

**Aldermanic Chambers, Second Floor, City Hall, 93 Highland Avenue,  
Wednesday, May 4, 2005**

**DECISIONS 6:00 P.M. followed by New HEARINGS**

**432 Medford St.** The Applicant, Cingular Wireless and Owner Somerville Housing Authority seek a Minor Revision to permit # 2000-23 to replace six (6) panel antennas mounted on the roof with six (6) new antennas of similar size and appearance and increase the number of coaxial cables from six (6) to twelve (12). BB zone.

**49-51 Allen St.** Applicant: Allen Street, LLC; Owner: 49-51 Allen Street Trust. The Applicant seeks two Special Permits with Site Plan Review to construct 16 dwelling units (SZO §7.2 and SZO §7.3). This proposal is subject to the Inclusionary Housing requirements of SZO Article 13. RB zone

**212 Elm St.** Applicant, Peter Romero, Owner, Paradigm Properties. The Applicant seeks a special permit to alter a non-conforming structure (SZO §4.4.1) to add a kitchen exhaust vent to the rear of the building and a variance (SZO §9.4.1) for failure to provide 12 required parking spaces for a proposed pizza restaurant. CBD zone.

**212 Elm St.** Applicant, Andreas Romero, Owner, Paradigm Properties. The Applicant seeks a special permit to alter a non-conforming structure (SZO §4.4.1) to construct new exit doors, alter existing window openings and construct a new metal canopy. CBD zone.

**212 Elm St.** Applicant, Peter Creyf, Owner, Paradigm Properties. The Applicant seeks a special permit to alter a non-conforming structure (SZO §4.4.1) to add a kitchen exhaust vent to the rear of the building and a special permit (SZO §9.13.a) for failure to provide 4 required parking spaces for a proposed crepe restaurant. CBD.

**71 Union Sq.** Applicant: Laxmi Pradhan/Shree Karya Binayak Inc., Owner: 71-72 Union Square Realty Trust. The Applicant seeks a special permit with design review to establish a Subway fast food restaurant (SZO §7.11.10.2.1.a). CBD zone.

**31 Morrison Ave.** The Applicant & Owner John Hawthorne seeks a special permit to alter a non-conforming structure (SZO §4.4.1) and a special permit to expand a non-conforming use (SZO §4.5.3) to construct a 15-ft. long dormer on an existing 3-family dwelling. RA zone.

**24 Grant St:** The Applicant & Owner, Isaura C. Ferraz seeks a special permit to alter a non-conforming structure (SZO §4.4.1), a variance from lot area per dwelling unit (SZO §8.5.b), and a special permit to modify the parking requirements for a non-conforming structure (SZO §9.13.a) to convert an existing two-family dwelling to a three-family dwelling. RB zone.

**734 Broadway:** Applicant Gaetand Contaldi; Owner: Camillo Fodera. The Applicant seeks a special permit with design review to establish a fast food restaurant with no drive up service (SZO §7.11.10.2.1.b) and a special permit to modify parking requirements for a non-conforming structure (SZO §9.1.3.a) to add 4 tables and 16 seats to the White Hen Pantry convenience store. NB zone.

**102 Gilman St:** The Applicant & Owner Daniel Ferreira Degios seeks a special permit to alter a non-conforming structure (SZO §4.4.1) to legalize an existing 21-foot dormer. RA zone.

**19 Berkeley St:** (Applicant & Owner, Peter Avery seeks a special permit under SZO §9.13.c to create a shared driveway between this property and 15 Berkeley Street. RA zone.

**ZBA 5/4/05**