

Meeting commenced at 6:05 p.m.
Herbert Foster absent, Scott Darling delayed, all other Members present

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.)

Meeting Results

Aldermanic Chambers, City Hall, 93 Highland Avenue,
Wednesday, March 15, 2006

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

29 Conwell St: The Applicants & Owners, Deborah Marya Axner & Mark Niedergang seek a minor revision to previously approved plans (#2005-61), to enclose a third floor porch. ***The Board voted unanimously (5-0) to approve the request as a Minor Revision.***

1 Davis Square, (Proposed CVS & Boston Sports Club): The Applicant & Owner, 460 Somerville Ave Trust requests various design and material changes to previously approved plans (#2005-27) as well as a building height increase from 38 feet 6 inches to 43 feet. ***The Board voted unanimously (5-0) to approve the changes to the plans as a Minor Revision.***

7 Garfield Ave: Applicants & Owners, Charles F. & Jean P. Roderick and Agent Adam Dash, Esq. seek a special permit for multiple dwellings (SZO §7.11.1.c) to add a dwelling unit to an existing four-family dwelling and a special permit for parking on a separate lot (§9.13.d). CBD/IA zones. ***The Board voted unanimously (5-0) to approve the Applicant's request to Withdraw the Petition Without Prejudice.***

508 Somerville Ave: Applicant Luciano Rossetti & Owner, Benjamin J. Rossetti seek a special permit (SZO §4.5.3) to expand a non-conforming use to remove the existing building and to rebuild a larger auto repair garage. BA zone. ***The Board voted unanimously (5-0) to approve the Applicant's request to continue the hearing to April 12, 2006.***

149A Highland Ave: Applicant: Rocco DiRenzo & Owner: Highland & Central Realty Trust seek a special permit (SZO §9.13.a) for failure to provide four required parking spaces. NB zone. ***The Board voted unanimously (5-0) to approve the Applicant's request to continue the hearing to April 12, 2006.***

11-13 Flint Ave: Applicant, Ciro Fodera, Owner: S.M.A. Real Estate, LLC seeks a special permit (SZO §4.4.1) to alter a non-conforming structure and a special permit (SZO §4.5.3) to expand a non-conforming use to convert an existing four-unit dwelling to a six-unit dwelling. RB zone. ***The Board voted on March 1, 2006 to allow the Applicant's request to continue the application to the hearing scheduled for April 12, 2006.***

88 Albion St: Applicant & Owner Giovanni Forte seeks a variance from maximum fence/wall height (SZO §10.7.1) to legalize an existing retaining wall. RB zone. ***Opened and continued to the next hearing on April 12, 2006.***

ZBA 3/15/06