Board of Zoning Appeals Public Meeting

Date: Wednesday, January 29, 2020
Location: 200 Henry Johnson Blvd | 2nd Floor Community Room
Time: 6:00 PM

Members Present: Berkley, Cummings, Daley, LeBlan, White-Lake

Public Meeting Agenda

PROJECT # 0052

Application(s) | AV #0053
Property Address | 745 Broadway
Applicant | Broadway 915 LLC
Representing Agent | Daniel R. Hershberg
Zoning District | MU-CU (Mixed-Use, Community Urban)
Proposal | Remove portion of existing parking lot and construction of a six-story building with commercial space and parking on the first floor and apartments on the upper five floors.
Request | Area Variance (375-4(A)(3)(b)(i)) to allow a 104-foot front setback on Jackson Street, where the maximum permitted setback is 10 feet.

AV #0052 - Approved | Vote 5-0-0

ADMINISTRATIVE APPEAL #0003

Application(s) | A #0003
Property Address | 900 Central Avenue
Applicants | Somerset Associates, LP; 900 Central Avenue, LLC; Central Colvin Realty, LLC; Dedham Post Funding LLC
Zoning District | MU-CH (Mixed-Use, Community Highway)
Proposal | Determination of blood plasma collection facility classification as “office” where it is currently not explicitly listed in Table 375-3-1 of City’s Unified Sustainable Development Ordinance (USDO).

AA #0003 – Approval with modification | Vote 5-0-0
Modification: The proposal was modified to classify the blood plasma collection
facility as “Light Manufacturing”, a conditional use in the MU-CH district.

Request **Administrative Appeal** of a July 20\textsuperscript{th} 2017 Commissioner’s response to Zoning Compliance certificate (#0010) determining that the described usage was not consistent with any presently listed usages, where such finding led to the Commissioner exercising the authority to delay making determination of usage classification until an amendment to the USDO could be made during the periodic review period to add a new use classification and use standards for the applicants intended use.