

City of Everett

PLANNING BOARD
484 BROADWAY
EVERETT, MA 02149

CITY CLERK'S OFFICE
EVERETT, MA
2019 NOV 21 A 10:26

Frederick Cafasso-*Chairman*



Speaker George Keverian Room
3rd Floor-City Hall
2nd & 4th Mondays
7:00 PM

LEGAL NOTICE EVERETT PLANNING BOARD PUBLIC HEARING NOTICE

35-45 Garvey Street Site Plan Review & Inclusionary Zoning

In accordance with the provisions of M.G.L Chapter 40A, Section 33 – Commercial Triangle Economic Development District, and Section 32 – Inclusionary Zoning, of the Everett Zoning Ordinance, the Everett Planning Board will conduct a public hearing on **Monday, December 9, 2019** at 7:00 PM in the Speaker George Keverian Room, third floor, City Hall, 484 Broadway, Everett, MA 02149 to consider the redevelopment of 35-45 Garvey Street (approx. 4 acres) for a 591 residential apartment complex, with 7,388 sf of retail space, and 764 parking spaces in a two (2) 8-story Type IIIA buildings that share an at-grade outdoor pedestrian courtyard. At the public hearing, the Board will also consider the applicant's petition for 30 rental units under Everett's Inclusionary Zoning Ordinance.

The site is owned by 35 Garvey Street, LLC, 10 Liberty Lane, Lynnfield, MA 01940. The applicant is Capital Hall Partners, LLC, 225 Franklin Street, Floor 26, Boston, MA 02128. For reference of the premises please consult the Assessor's Map K0-07-00088. The property is located in the Commercial Triangle Economic Development District.

The site plan application, narrative and plans were received on October 31, 2019. The plans titled "Site Development Plans for Capital Hall Partners LLC" with narrative and application prepared by Bohler Engineering, Boston, MA dated October 31, 2019. A document titled, "Transportation Impact Assessment" was prepared by VAI Transportation Engineers & Planners, Andover, MA dated October 30, 2019. The application for Inclusionary Zoning was prepared by the applicant received and dated October 31, 2019.

A copy of the applications, narrative and plans are on file and available in the Office of the City Clerk and the Department of Planning and Development, both located at City Hall, 484 Broadway, Everett, MA 02149 and can be inspected during regular City Hall business hours.

All persons interested or wishing to be heard on the proposal should appear at the time and place designated above. As items may be continued to later dates, please call the Department of Planning & Development at 617-394-2334 before attending.

Frederick Cafasso, Chairman

Advertisement dates: Weeks of November 18th ad November 24th.

Posted in accordance with
provisions of Mass. General Laws
Chapter 30A - Sections 18-25

on NOV. 21, 2019 at 10:26 Am

Attest:

Sergio Conditio

City Clerk

City of Everett

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LEGAL NOTICE EVERETT PLANNING BOARD PUBLIC HEARING NOTICE

**65 Norman Street
Site Plan Review**

In accordance with the provisions of M.G.L Chapter 40A, Section 26 – Riverfront Overlay District the Everett Planning Board will conduct a public hearing on **Monday, December 9, 2019** at 7:00 PM in the Speaker George Keverian Room, third floor, City Hall, 484 Broadway, Everett, MA 02149 to consider the redevelopment of 65 Norman Street. The site is approximately 5.7 acres located within the Riverfront Overlay District. The proposed development will consist of an approximately six (6) story, 70-foot high building with 398 units and 547 parking spaces and accessory uses, such as a management office, pool area, and fitness center.

The site is owned by 65 Norman Street, LLC, 65 Norman Street, Everett, MA 02149. The applicant is Lennar Multifamily Communities LLC, 99 Summer Street, Boston MA 02110. For reference of the premises please consult the Assessor's Map- G0-01-000267.

The site plan application, narrative and plans were received on October 31, 2019. The plans titled "Schematic Design Site Development Plans" with narrative and application prepared by Bohler Engineering, Boston, MA dated October 31, 2019. A document titled, "Environmental Notification Form" was received on October 31, 2019, prepared by Bohler Engineering, Boston, MA 02110, dated October 29, 2019.

A copy of the application, narrative and plans are on file and available in the Office of the City Clerk and the Department of Planning and Development, both located at City Hall, 484 Broadway, Everett, MA 02149 and can be inspected during regular City Hall business hours.

All persons interested or wishing to be heard on the proposal should appear at the time and place designated above. As items may be continued to later dates, please call the Department of Planning & Development at 617-394-2334 before attending.

Frederick Cafasso, Chairman

Posted in accordance with the
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Advertisement dates: Weeks of November 18th ad November 24th

on Nov. 21, 2019 at 10:26 AM
Attest:

City Clerk