



ZONING BOARD OF APPEALS

484 Broadway Room 24, Everett, Massachusetts 02149

MARY GERACE -
Chairman
PAUL COLAMETA- Member
TYLER LE CAO - Member
JOHN FRAISER - Member
JEAN THERMITUS -Member
REBECCA EDMONDSON-KOROM - Alternate
Roberta Suppa - Administrative Assistant

☎ 617-394.2498

✉ Roberta.Suppa@ci.everett.ma.us

AGENDA

Meeting Monday May 15, 2023

Keverian Room 3rd Floor

Everett City Hall 6:00 P.M.

Order of Business

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

on 4/25/2023 at 10:39 A

Attest:


ASSIST City Clerk

1. Call to Order

2. Roll Call of Members

3. New Business

a. Petition #2584 94 Tremont Street

Mr. Michael Bono & Joseph Bono

Variance /Special Permit

193 Belmont St., Everett MA 02149

To construct a new mixed use 5 Story building with 32 residential units and 2 retail spaces

b. Petition # 2586 (2559) 1911-1919 Revere Beach Parkway M&M Realtor's LLC

Six (6) Month Extension

c. Petition #2587 71 Chestnut Street

Mr. Octavio DaSilva

Variance

24 Auburn St. Rear, Everett, MA 02149

2023 APR 25 A 10:39

CITY OF EVERETT
EVERETT, MA
CITY CLERK'S OFFICE

To create a parking area in the front and left side yards of the property (Hall Avenue Side).

d. **Petition #2588** 403 Main Street

Alfred J. Lattanzi

57 Peirce Ave. Everett, MA 02149

On March 11, 2023, the Zoning Board of Appeals voted to grant zoning relief to permit the construction of an additional three stories on the subject property and use of the property for mixed use. The relief granted included a use variance “to make this a Mixed-Use Building” notwithstanding the requirements of Section 6(A)(8) of the Zoning Ordinance. The applicant seeks clarification/confirmation that the relief previously granted includes relief from the dimensional requirements for mixed uses contained in Section 6(A)(8)(1) of the Zoning Ordinance or, in the alternative, for a variance from those requirements.

e. **Petition #2589** 445-455 Broadway also 13 Cottage St.

Variance /Special Permit

306 Main St., Reading, MA 01867

Applicant seeks to remove the rear portion of the existing commercial building and a small building at the rear of the property, to renovate and continue to use the remainder of the existing first floor commercial space, and construct a new 4 story addition in the rear for 33 residential units with on grade parking and commercial space under the residential units. No residential units will be located on the first floor. The use designation is mixed use as authorized under Section 6(A)(8) of the Zoning Ordinance.

f. **Petition #2590** 81 Elsie Street

Mr. Sergio Cornelio

Variance

43 Luke St., Everett, MA 02149

The owner wishes to erect an accessory structure on the side yard to be a separate dwelling unit bringing the total number of dwelling units on the property to three (3). The separate dwelling unit will have a total square footage of 3,337 S.F. The lot is 10,982 S.F. The current structure on the property was erected in 1948.

4. **Approval of Minuets**

5. **Staff Communications**

The listings of matters are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion in the extent permitted by law.

6. Adjournment

Signed: _____
Mary Gerace, Chairman

A copy of the applications is on file in the Office of the City Clerk located at City Hall, 484 Broadway, Everett, MA and can be inspected during regular business hours.

Please contact the Zoning Board if Appeals with any questions or concerns at 617-394-2498
Posted in Accordance with the Provisions of M.L.G Chapter 30A- Sections 18-25

On _____ City
Clerk