



**CARLO DEMARIA
MAYOR**

ZONING BOARD OF APPEALS

484 Broadway Room 24, Everett, Massachusetts 02149

MARY GERACE - Chairman
PAUL COLAMETA- Member
TYLER LE CAO – Member
ROGER THISTLE – Member
JOHN FRAISER – Member

Roberta Suppa - Administrative Assistant

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Zoning Board of Appeals

May 3, 2021

1st and 3rd of the Month Meeting Minutes

Location: Via Zoom Communications

Members Present: Mary Gerace, Tyler Le Cao, Roger Thistle, Paul Colameta, John Frasier

Minutes Taken By: Roberta Suppa Clerk for ZBA

Motion to Open Meeting 7:00 PM

- Motion made by: Roger Thistle
- Seconded by: Paul Colameta
- All in Favor – None Opposed
- Motion Carried

The rules for the meeting were explained by the Chairperson Mary Gerace.

Minutes of the Meeting:

A motion was made by Roger Thistle to take new business off the table and Paul Colameta seconded it

1. **Petition # 2471 65 Norman Street, Everett, MA 02149 Variance
Daniel Lee Lenna Multifamily Communities, LLC 99 Summer St., Boston MA 02110**

Applicant asked the board for a six-month extension for petition # 2471. Favorable action was made by Roger Thistle to extend this petition until January 21, 2022, and it was seconded by John Frasier. The board voted Mary Gerace Yes, Roger Thistle Yes, Tyler Le Cao Yes, Paul Colameta Yes and John Frasier Yes. The petition was Granted.

2021 MAY -5 A 9:43

**2. Petition # 2496 16 Mystic View Road, Everett, MA 02149 Variance
Anna Halutch 65 Belmont Street South Easton Ma 02375**

Applicant is seeking approval to: ***Remove the existing wall sign and install a new wall sign of 102.44 sq. ft. in area.***

Spoke in Favor: Mike McLaughlin 9 Baldwin Pl Everett, MA 02149

A favorable motion on Petition was made by Roger Thistle and seconded by Tyler Le Cao and the board voted Mary Gerace Yes, Roger Thistle Yes, Tyler Le Cao Yes, Paul Colameta Yes John Frasier Yes

This Petition was Granted

A motion to take old business off the table was made by John Frasier and Paul Colameta seconded it

**1. Petition # 2491 114 Spring Street, Everett, MA 02149
Richard Beliveau Nead Realty Hingham, MA 02043 Variance**

Remove all existing structures and construct a new building with 363 residential apartments and up to 7,490 sf of retail space. The Mixed-use Building is proposed to consist of twenty-one (21) stories with 340 proposed parking spaces. The property is within the Commercial Triangle Economic Development District (CTEDD) zoning district.

A favorable motion on Petition #2491 was made by John Frasier and seconded by Paul Colameta The Board voted Mary Gerace Yes, Roger Thistle Yes, Tyler Le Cao, Yes, Paul Colameta Yes, and John Frasier Yes.

This Petition was Granted.

A Motion to approve minutes from April 20, 2021 meeting was made by John Frasier and seconded by Roger Thistle

Motion to adjourn meeting

Motion was made by John Frasier and Seconded by Paul Colameta

Meeting Adjourned: 7:50 p.m.