



TOWN OF WATERTOWN
Planning Board
Administration Building
149 Main Street
WATERTOWN, MASSACHUSETTS 02472

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AGENDA

The Planning Board of the City known as the Town of Watertown will hold a public meeting on **Wednesday, June 10, 2015 at 7:00 p.m.** in the Lower Hearing Room, Administration Building, 149 Main Street, Watertown, MA.

I. ADMINISTRATIVE BUSINESS

Minutes of 5/13/15, 5/21/15 Meetings

II. CASES PENDING

- [11 Fuller Road](#); James P. Caulfield II - **Special Permit Finding & Special Permit**

§4.06(a), Alterations to Non-Conforming Structures and a §5.04(r), Table of Dimensional Regulations, FAR, so as to replace and extend an existing 6' x 16' two-story rear porch to 8'5.5" x 20'3.5", creating a 9.1' northerly side yard setback, where the non-conforming house is at 6.5' and where 10' is required; extend the non-conforming distance required between structures from 6'3" from porch and 3' from handrail to 4'4", where 10' is required; increase non-conforming building coverage from 35.8% to 37.2%, where 30% maximum is allowed; and increase FAR from .58 to .61, where .5 - .625 maximum is allowed located in T (Two-Family) Zoning District. ZBA-2015-16

- [480-3 Arsenal Street](#); William McQuillan, Manager, 480 Arsenal Group LLC - **Special Permit with Site Plan Review**

§5.01.3a2, Business, Office; §5.01.5c2, Light Industry, Office, greater than 4,000 s.f., so as to renovate an existing 73,920 s.f. warehouse into 185,595 s.f. office building with amenities; construct a parking deck for 83 spaces and add at grade parking for 483 spaces – located in I-2 (Industrial) Zoning District ZBA-2015-17

III. OTHER BUSINESS