



**CITY OF CAMBRIDGE
 MASSACHUSETTS
 BOARD OF ZONING APPEAL
 831 MASSACHUSETTS AVENUE
 CAMBRIDGE, MA 02139
 617 349-6100**

BZA APPLICATION FORM

Plan No: BZA-017176-2019

GENERAL INFORMATION

The undersigned hereby petitions the Board of Zoning Appeal for the following:

Special Permit : √ Variance : √ Appeal :

PETITIONER : Geraldine Small

PETITIONER'S ADDRESS : 177 Willow Ave Somerville, MA 02144

LOCATION OF PROPERTY : 159 Allston St Cambridge, MA 02134

TYPE OF OCCUPANCY : C ZONING DISTRICT : Residence C Zone

REASON FOR PETITION :

Other: Reconstruction

DESCRIPTION OF PETITIONER'S PROPOSAL :

A fire in 2014 totally destroyed the Small's three family home, which had been a family home for many years. The house next door, to the east, was destroyed as well and then rebuilt by Community Builders. The house to the north was heavily damaged and then renovated.

The Small's building was, at the same time of the fire, vacant and preparing for major renovations. After the fire, full time work delayed sorting out both how rebuild on their non-conforming site and working out what would be financially feasible. A televised news spot on NPR about Greenstaxx modular building system caught the attention of the Small's. Together, Greenstaxx and Small are proposing a 3 unit structure that is more compact than the original building and far more considerate of a site layout in all aspects of the various requirements of the current zoning Ordinance.

SECTIONS OF ZONING ORDINANCE CITED :

- | | |
|--------------------------|--|
| Article <u> 5.000 </u> | Section <u> 5.31 </u> (Table of Dimensional Requirements). |
| Article <u> 5.000 </u> | Section <u> 5.21.1 </u> (Lot Size). |
| Article <u> 6.000 </u> | Section <u> 6.43 </u> (Maneuvering Space). |
| Article <u> 6.000 </u> | Section <u> 6.44.1 </u> (b), (g) (Parking Setbacks). |
| Article <u> 6.000 </u> | Section <u> 6.42 </u> (Space Size). |

Original Signature(s) :

Geraldine J. Small

(Petitioner(s) / Owner)

Geraldine T. Small

(Print Name)

Address :

177 Willow Ave
Somerville, MA 02144

Tel. No. :

617 628 1690

E-Mail Address :

smallgt@gmail.com

Date :

BZA APPLICATION FORM - OWNERSHIP INFORMATION

To be completed by OWNER, signed before a notary and returned to The Secretary of the Board of Zoning Appeals.

I/We Geraldine Small, Edward Small
(OWNER)

Address: 177 Willow Ave, Somerville

State that I/We own the property located at 159 Allston St.,
which is the subject of this zoning application.

The record title of this property is in the name of _____
Geraldine Small, Edward I. Small, Jr.

*Pursuant to a deed of duly recorded in the date 10/31/14, Middlesex South
County Registry of Deeds at Book 64467, Page 198; or
Middlesex Registry District of Land Court, Certificate No. _____
Book _____ Page _____.

Geraldine Small
SIGNATURE BY LAND OWNER OR
AUTHORIZED TRUSTEE, OFFICER OR AGENT*

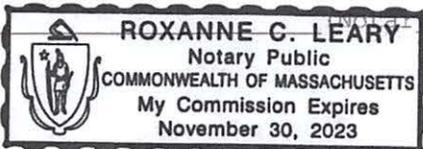
*Written evidence of Agent's standing to represent petitioner may be requested.

Commonwealth of Massachusetts, County of Middlesex

The above-name Geraldine Small personally appeared before me,
this 30th of August 2019, and made oath that the above statement is true.

Roxanne Leary
Notary

My commission expires _____ Seal).



- If ownership is not shown in recorded deed, e.g. if by court order, recent deed, or inheritance, please include documentation.



ROXANNE C. LEARY
Notary Public
COMMONWEALTH OF MASSACHUSETTS
My Commission Expires
November 30, 2023

The notary seal features a shield with a figure holding a scale and a sword, topped with a crest. The shield is flanked by two figures holding a banner.



2014 00169485

Bk: 64467 Pg: 198 Doc: DEED
Page: 1 of 3 11/05/2014 08:31 AM

QUITCLAIM DEED

I, Geraldine Small, of Somerville, Massachusetts Personal Representative of Iris S. Small Middlesex Probate Court Docket No. 11P2504

For consideration paid and in full consideration of One Hundred and no/100 (\$100.00) Dollars

Grant to

Geraldine Small of 177 Willow Avenue, Somerville, Massachusetts, and Edward I. Small, Jr. of 131 Harvard Avenue Medford, Massachusetts, as Joint Tenants not as Tenants in Common

With Quitclaim Covenants

The land in Cambridge, Middlesex County, Massachusetts being Lot A2 as shown on a plan entitled "Subdivision of Land in Cambridge, Massachusetts belonging to Manoel R. Amaro Scale- 1 = 20' 0" April 7, 1953 Donald J. Reardon, reg. Engineer, 23 Milton St. West Somerville" which plan is recorded with Middlesex South District Registry of Deeds, said Lot being bounded and described as follows:

- Southwesterly by Allston Street 43 feet;**
- Northwesterly Northerly, again Northwesterly, and Northeasterly by Lot A1 as shown on said plan 68.5 feet, 43.7 feet 7 feet and 16.8 feet respectively; and**
- Southeasterly by land of owner unknown ,110 feet.**

Containing about 4095 square feet

Conveyed subject to and with the benefit of a Right of Way on the Northerly boundary of the above described premises as shown on said plan, and being a portion of the premises conveyed to Manuel R. Amaro by the Harvard Trust Company et al Executors u/w Addie L. Rhoades Cushing, by deed dated January 16, 1943, and recorded with Middlesex South District Registry of Deeds in Book 6657, Page 215 and right of way is 15 feet more or less on the Northwesterly side of said Lot A2.

Containing about 4095 square feet.

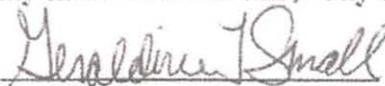
See Deed at Book 8061 Page 136, and Affidavit at Book 64345 Page 259

*William Goldberg
620 Mass Ave
Cambridge MA 02139*

159 Allston Street, Cambridge

Witness my hand and seal this ^{31st} day of October .2014

In Witness whereof, I hereunto set my hand and seal this ^{31st} day of October, 2014.


Geraldine Small
Personal Representative

BZA APPLICATION FORM

SUPPORTING STATEMENT FOR A VARIANCE

EACH OF THE FOLLOWING REQUIREMENTS FOR A VARIANCE MUST BE ESTABLISHED AND SET FORTH IN COMPLETE DETAIL BY THE APPLICANT IN ACCORDANCE WITH MGL 40A, SECTION 10:

- A)** A Literal enforcement of the provisions of this Ordinance would involve a substantial hardship, financial or otherwise, to the petitioner or appellant for the following reasons:

A literal enforcement of the Zoning provisions would involve a substantial hardship to the petitioners because the three family house that they lived in until the fire that destroyed was larger and substantially more non-conforming by all measures as it stood than the currently proposed structure, which requires much smaller variances. Most significantly, the proposed setback from the property line on the right side is (10-6"), whereas the previous structure was only 1' 2" inside the property line. The new, proposed space between the 2 neighboring buildings would be total of 14'. Additionally, the placement of the former building on the lot only accommodated 3 inconveniently tandem parking spaces, whereas the proposed new drive will allow the required 3 spaces to be vacated individually, with much more convenience.

- B)** The hardship is owing to the following circumstances relating to the soil conditions, shape or topography of such land or structures and especially affecting such land or structures but not affecting generally the zoning district in which it is located for the following reasons:

The shape of the property is both narrow and angled at the rear in such way that providing a drive and one space per unit- ie: three (3) - code conforming parking spaces cannot be achieved with the required code setbacks. However, (3) entirely safe and workable compact spaces can fit, and allow each car to enter, park and exit without the other cars in the area needing to move. The neighboring houses are consistently non-conforming in this regard, and the proposed site plan, parking arrangement and structure will fit the neighborhood pattern.

- C)** **DESIRABLE RELIEF MAY BE GRANTED WITHOUT EITHER:**

- 1) Substantial detriment to the public good for the following reasons:

The structure will be a compatible size, off street parking will be provided, there will be additional trees planted, adding shade and amenity to the streetscape.

- 2) Relief may be granted without nullifying or substantially derogating from the intent or purpose of this Ordinance for the following reasons:

- The addition of an attractive new 3 family home and its accompanying new trees will improve the street's general appearance by rebuilding an attractive, appropriately scaled three story structure on a currently vacant, fenced-in, blank site caused by the fire.
- This proposal includes significant energy saving building features that will result in 'passive house'/'Energy+' qualifications.
- Additionally, there is a housing shortage in Cambridge, and the owner intends to provide the ground floor/accessible (ADA conforming) home for a family member at an affordable cost.

- * If You have any questions as to whether you can establish all of the applicable legal requirements, you should consult with your own attorney.

BZA APPLICATION FORM

SUPPORTING STATEMENT FOR A SPECIAL PERMIT

Please describe in complete detail how you meet each of the following criteria referring to the property and proposed changes or uses which are requested in your application. Attach sheets with additional information for special permits which have additional criteria, e.g.; fast food permits, comprehensive permits, etc., which must be met.

Granting the Special Permit requested for 159 Allston St. (location) would not be a detriment to the public interest because:

- A) Requirements of the Ordinance can or will be met for the following reasons:

The requirement for parking 3 cars- 1 for each of the 3 apartments - will be met, though the 5' property line setback required by code will be reduced to 2 feet. A reduced parking setback is prevalent throughout the neighborhood, and with this plan, will allow maneuvering in and out of the on-site parking spaces without requiring another resident to move their car.

- B) Traffic generated or patterns of access or egress would not cause congestion hazard, or substantial change in established neighborhood character for the following reasons:

Traffic generated by this 3 family building will be negligible because the 3 cars parked on the site will be off-street. Additionally, the property's location within walking distance of public transportation and major employment centers will be major attractor for prospective residents.

- C) The continued operation of or the development of adjacent uses as permitted in the Zoning Ordinance would not be adversely affected by the nature of the proposed use for the following reasons:

This proposed new development would refill a lot vacant since the devastating fire; it would be an addition to the residential character of the neighborhood.

- D) Nuisance or hazard would not be created to the detriment of the health, safety and/or welfare of the occupant of the proposed use or the citizens of the City for the following reasons:

Parking 3 cars off-street, but within 2' of the lot line (rather than code requested 5'), would not be of any detriment to the health, safety or welfare of the new building's residents or to the neighborhood. The cars would still be farther than 5' away from the structure, exceeding the prior building's spacing between the building and parked cars.

- E) For other reasons, the proposed use would not impair the integrity of the district or adjoining district or otherwise derogate from the intent or purpose of this ordinance for the following reasons:

The proposed parking plan helps keep cars off the street while balancing other Ordinance demands for open space, all provided within a plan that follows the Ordinance more than the original building.

BZA APPLICATION FORM
DIMENSIONAL INFORMATION

APPLICANT: Greenstaxx **PRESENT USE/OCCUPANCY:** Vacant
LOCATION: 159 Allston St Cambridge, MA 02134 **ZONE:** Residence C Zone
PHONE: _____ **REQUESTED USE/OCCUPANCY:** Residential

	<u>EXISTING CONDITIONS</u>	<u>REQUESTED CONDITIONS</u>	<u>ORDINANCE REQUIREMENTS</u> ¹	
<u>TOTAL GROSS FLOOR AREA:</u>	<u>4866</u>	<u>4225</u>	<u>2458</u>	(max.)
<u>LOT AREA:</u>	<u>4095</u>	<u>4095</u>	<u>5000</u>	(min.)
<u>RATIO OF GROSS FLOOR AREA TO LOT AREA:</u> ²	<u>1.19</u>	<u>1.03</u>	<u>.6</u>	(max.)
<u>LOT AREA FOR EACH DWELLING UNIT:</u>	<u>825</u>	<u>906</u>	<u>1800</u>	(min.)
<u>SIZE OF LOT:</u>				
WIDTH	<u>43</u>	<u>43</u>	<u>50</u>	(min.)
DEPTH	<u>110'</u>	<u>110'</u>	<u>110'</u>	
<u>SETBACKS IN FEET:</u>				
FRONT	<u>7' 4"</u>	<u>9' 3"</u>	<u>10'</u>	(min.)
REAR	<u>27' 3"</u>	<u>45' 9"</u>	<u>20</u>	(min.)
LEFT SIDE	<u>12' 2"</u>	<u>6' 2"</u>	<u>7' 6"</u>	(min.)
RIGHT SIDE	<u>1' 2"</u>	<u>10' 6"</u>	<u>7' 6"</u>	(min.)
<u>SIZE OF BLDG.:</u>				
HEIGHT	<u>36'</u>	<u>35'</u>	<u>35'</u>	(max.)
LENGTH	<u>70'</u>	<u>54' 5"</u>	<u>54' 5"</u>	
WIDTH	<u>26'</u>	<u>26' 5"</u>	<u>28'</u>	
<u>RATIO OF USABLE OPEN SPACE TO LOT AREA:</u>	<u>20%</u>	<u>35%</u>	<u>36%</u>	(min.)
<u>NO. OF DWELLING UNITS:</u>	<u>3</u>	<u>3</u>	<u>2.2</u>	(max.)
<u>NO. OF PARKING SPACES:</u>	<u>2</u>	<u>3</u>	<u>3</u>	(min./max)
<u>NO. OF LOADING AREAS:</u>	<u>0</u>	<u>0</u>	<u>0</u>	(min.)
<u>DISTANCE TO NEAREST BLDG. ON SAME LOT:</u>	<u>0</u>	<u>0</u>	<u>0</u>	(min.)

Describe where applicable, other occupancies on same lot, the size of adjacent buildings on same lot, and type of construction proposed, e.g.; wood frame, concrete, brick, steel, etc.

No other buildings on the same lot.

- SEE CAMBRIDGE ZONING ORDINANCE ARTICLE 5.000, SECTION 5.30 (DISTRICT OF DIMENSIONAL REGULATIONS).
- TOTAL GROSS FLOOR AREA (INCLUDING BASEMENT 7'-0" IN HEIGHT AND ATTIC AREAS GREATER THAN 5') DIVIDED BY LOT AREA.
- OPEN SPACE SHALL NOT INCLUDE PARKING AREAS, WALKWAYS OR DRIVEWAYS AND SHALL HAVE A MINIMUM DIMENSION OF 15'.



CITY OF CAMBRIDGE
 MASSACHUSETTS
 BOARD OF ZONING APPEAL
 831 MASSACHUSETTS AVENUE
 CAMBRIDGE, MA 02139
 617 349-6100

2019 SEP 11 PM 3:41

BZA APPLICATION FORM

OFFICE OF THE CITY CLERK
 CAMBRIDGE, MASSACHUSETTS
 Planning BZA 190176-2019

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Original Signature(s) :

Geraldine T. Small

(Petitioner(s) / Owner)

Geraldine T. Small

(Print Name)

Address :

177 Willow Ave

Somerville, MA 02144

Tel. No. :

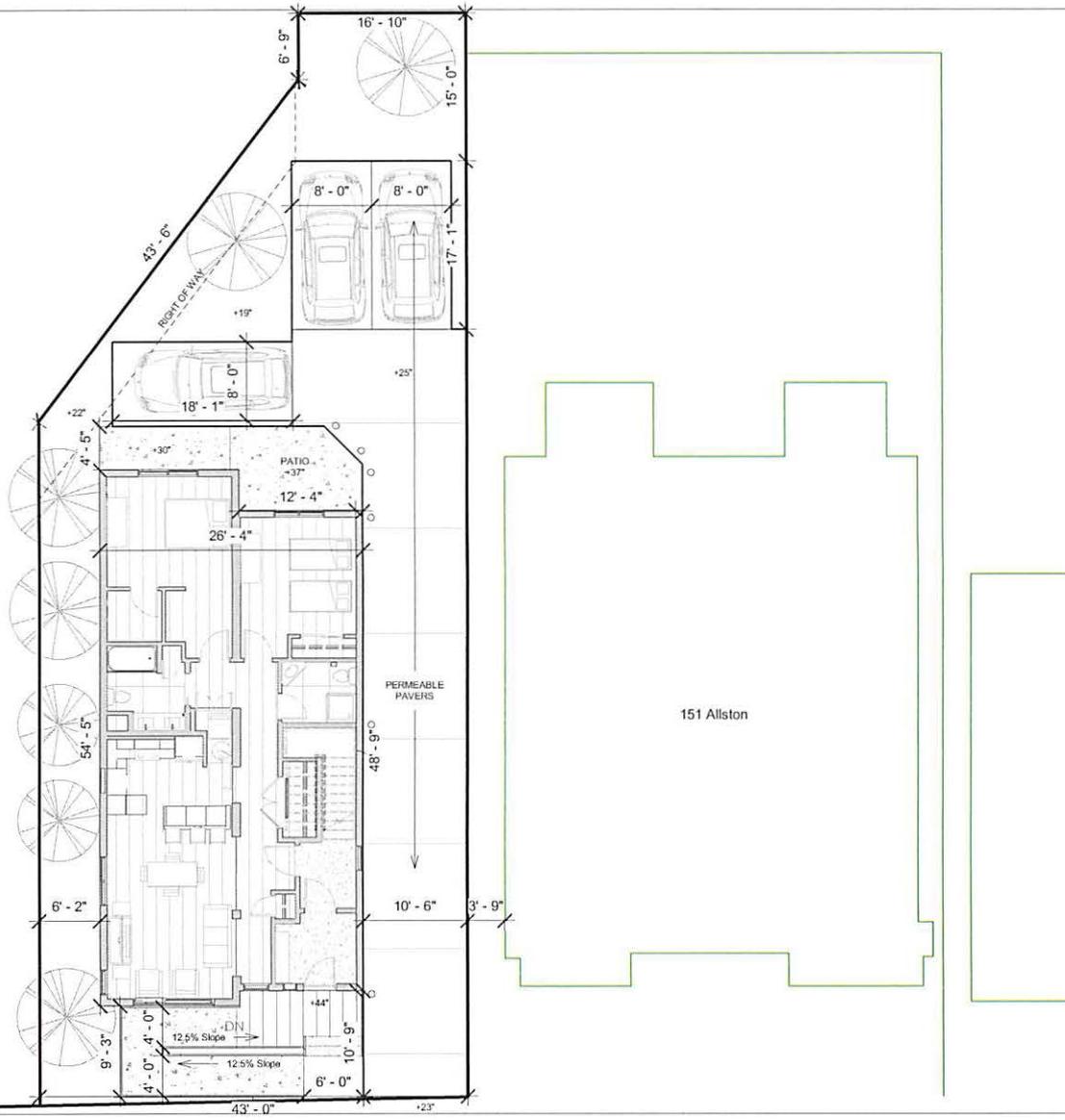
617 628 1690

E-Mail Address :

smallgt@gmail.com

Date :

Area Schedule (Gross Building)			
Name	Area	Type	Level & Type
Back Porch Area	98 SF	Open Space	L1
Back Yard	518 SF	Open Space	L1
Side Yard	538 SF	Open Space	L1
Level 1 Entrance Area	108 SF		L1
Ramp Area	136 SF		L1
Driveway/ Parking	1310 SF		L1
TD Level 1	1365 SF		L1 Gross
TD Level 2	1423 SF		L2 Gross
TD Level 3	1423 SF		L3 Gross



green STAXX

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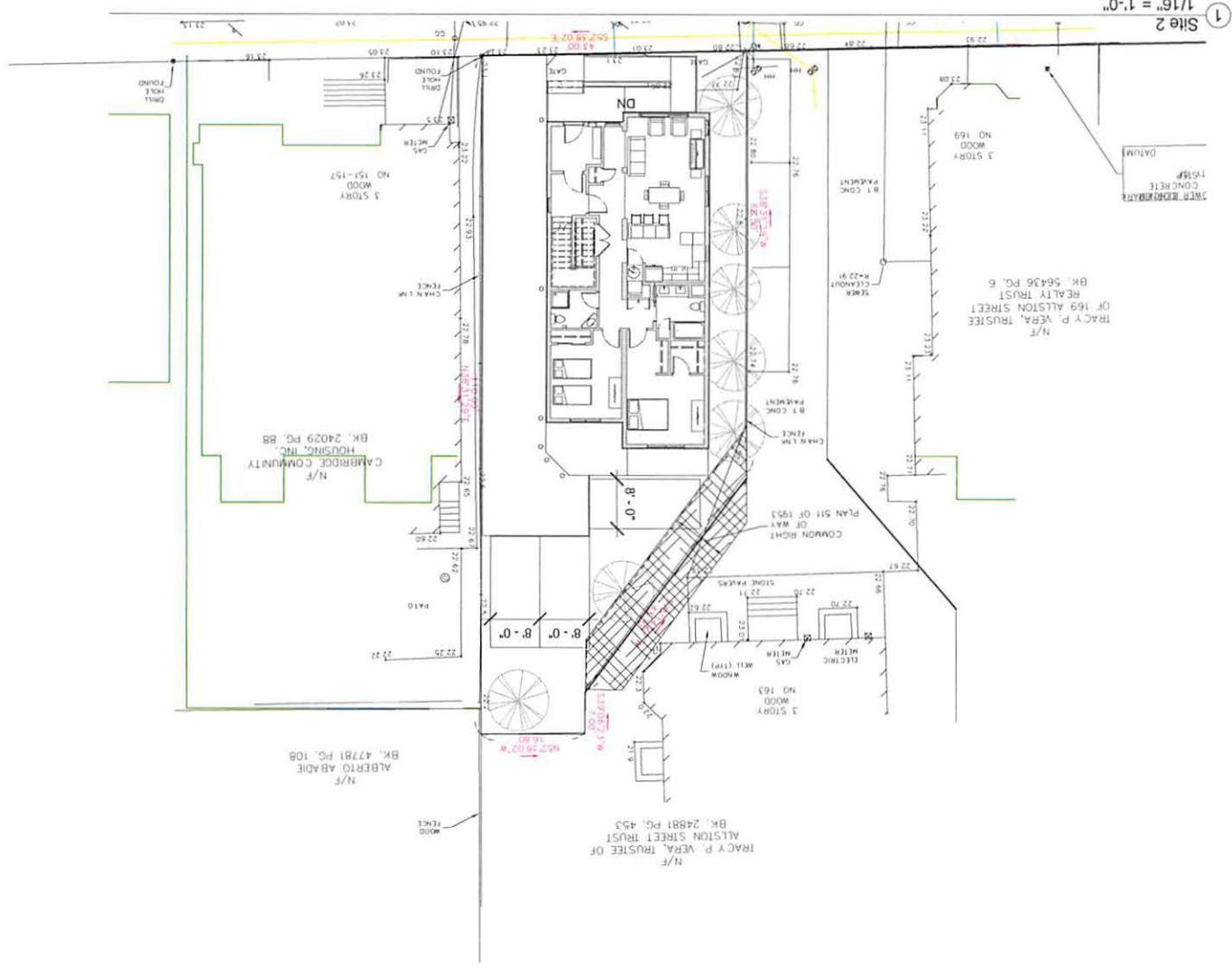
REV. NO.	DESCRIPTION OF REV.	REV. DATE

PROJECT: 159 Allston St
 APPROVER: [Signature]
 SUBJECT: Site Measurements

PROJECT	PROJECT NUMBER	SCALE	DATE	DRAWN BY	AUTHOR
159 Allston St	3/32" = 1'-0"	3/32" = 1'-0"	08/26/19	[Signature]	[Signature]

SHEET: A103

1 Site 2
1/16" = 1'-0"



PROJECT		159 Allison St	
APPROVAL		Approver	
DATE		10/13/19	
DRAWN		SHEET	
SCALE		Site Survey and Building	
SHEET		A104	
PROJECT		159 Allison St	
APPROVAL		Approver	
DATE		10/13/19	
DRAWN		SHEET	
SCALE		Site Survey and Building	
SHEET		A104	
PROJECT		159 Allison St	
APPROVAL		Approver	
DATE		10/13/19	
DRAWN		SHEET	
SCALE		Site Survey and Building	
SHEET		A104	

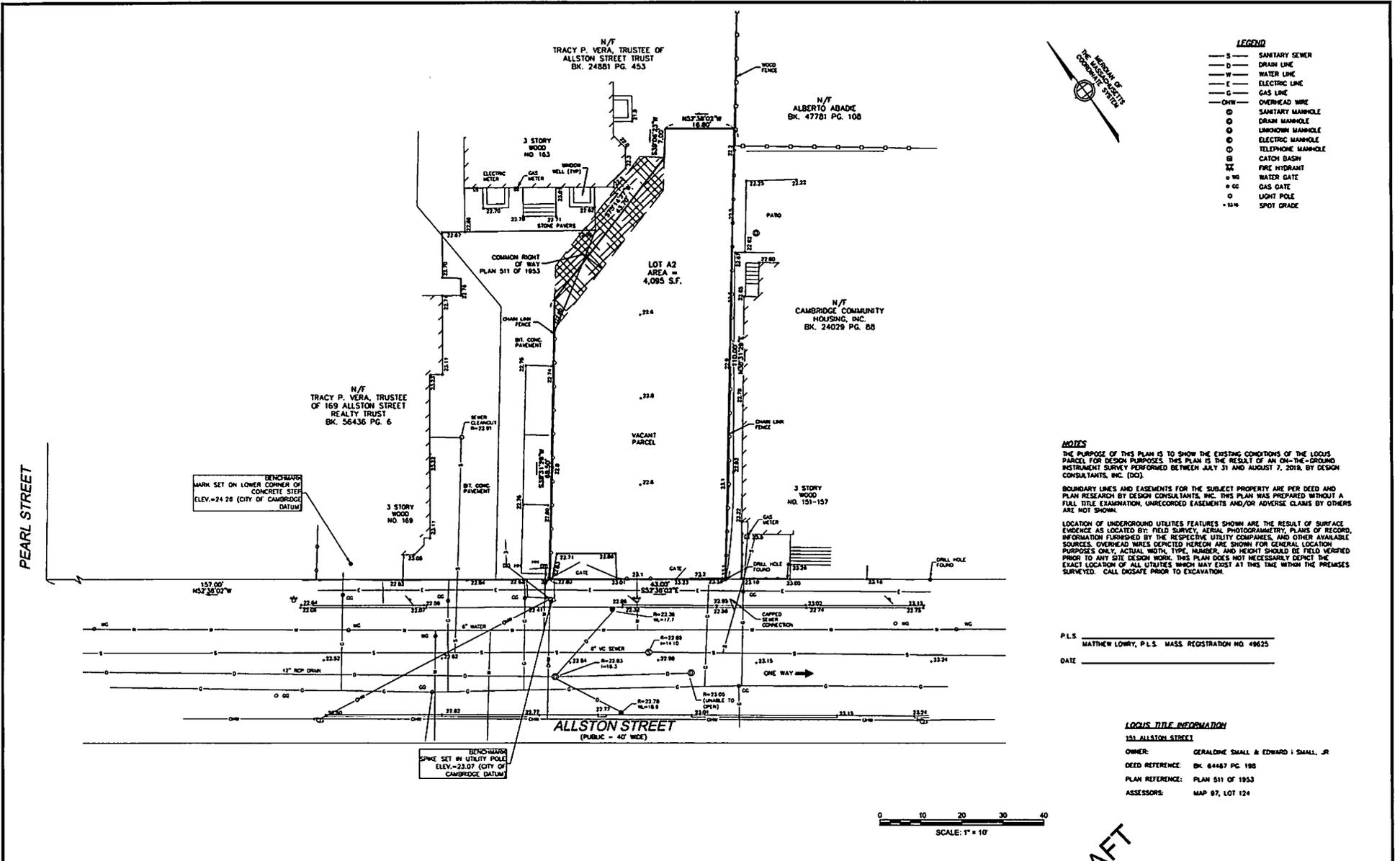


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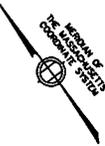
REVISIONS

NO.	DESCRIPTION	DATE

PROJECT
159 Allison St
APPROVAL
Approver
DATE
10/13/19
DRAWN
SHEET
SCALE
Site Survey and Building
SHEET
A104



- LEGEND**
- S — SANITARY SEWER
 - D — DRAIN LINE
 - W — WATER LINE
 - E — ELECTRIC LINE
 - G — GAS LINE
 - OHW — OVERHEAD WIRE
 - SANITARY MANHOLE
 - DRAIN MANHOLE
 - UNKNOWN MANHOLE
 - ELECTRIC MANHOLE
 - TELEPHONE MANHOLE
 - ▢ CATCH BASIN
 - ▣ FIRE HYDRANT
 - WG WATER GATE
 - GG GAS GATE
 - LP LIGHT POLE
 - SG — SPOT GRADE



NOTES

THE PURPOSE OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS OF THE LOCUS PARCEL FOR DESIGN PURPOSES. THIS PLAN IS THE RESULT OF AN ON-THE-GROUND INSTRUMENT SURVEY PERFORMED BETWEEN JULY 31 AND AUGUST 7, 2019, BY DESIGN CONSULTANTS, INC. (DCI).

BOUNDARY LINES AND EASEMENTS FOR THE SUBJECT PROPERTY ARE PER DEED AND PLAN RESEARCH BY DESIGN CONSULTANTS, INC. THIS PLAN WAS PREPARED WITHOUT A FULL TITLE EXAMINATION, UNRECORDED EASEMENTS AND/OR ADVERSE CLAIMS BY OTHERS ARE NOT SHOWN.

LOCATION OF UNDERGROUND UTILITIES FEATURES SHOWN ARE THE RESULT OF SURFACE EVIDENCE AS LOCATED BY: FIELD SURVEY, AERIAL PHOTOGRAMMETRY, PLANS OF RECORD, INFORMATION FURNISHED BY THE RESPECTIVE UTILITY COMPANIES, AND OTHER AVAILABLE SOURCES. OVERHEAD WIRES DEPICTED HEREON ARE SHOWN FOR GENERAL LOCATION PURPOSES ONLY. ACTUAL WIDTH, TYPE, NUMBER, AND HEIGHT SHOULD BE FIELD VERIFIED PRIOR TO ANY SITE DESIGN WORK. THIS PLAN DOES NOT NECESSARILY DEPICT THE EXACT LOCATION OF ALL UTILITIES WHICH MAY EXIST AT THIS TIME WITHIN THE PREMISES SURVEYED. CALL DISSAFE PRIOR TO EXCAVATION.

P.L.S. _____
 MATTHEW LOWRY, P.L.S. MASS REGISTRATION NO. 49625
 DATE _____

LOCUS TITLE INFORMATION
 151 ALLSTON STREET
 OWNER: GERALDINE SMALL & EDWARD J. SMALL, JR.
 DEED REFERENCE: BK. 64487 PG. 198
 PLAN REFERENCE: PLAN 511 OF 1953
 ASSESSORS: MAP 87, LOT 124



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Design Consultants, Inc.
 CIVIL ENGINEERS and LAND SURVEYORS
 120 MIDDLESEX AVENUE
 SOMERVILLE, MA 02145
 617-778-3300

NO.	DATE	BY	REVISIONS

FIELD: LG
 CALCS: ML
 CHECKED: RC
 APPROVED: ML

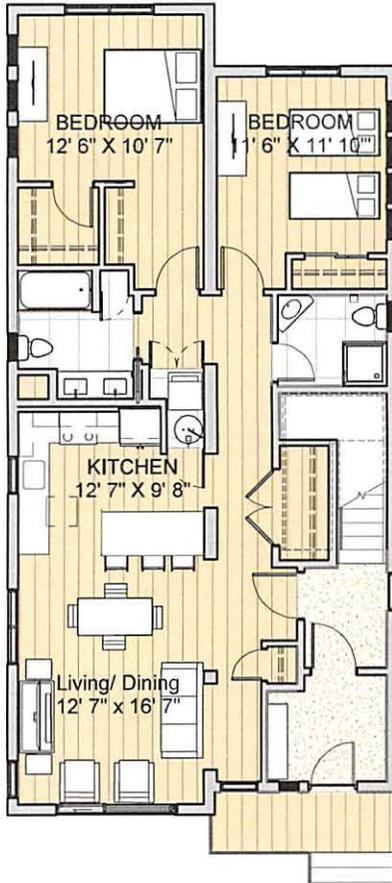
EXISTING CONDITIONS PLAN
 159 ALLSTON STREET

DRAFT

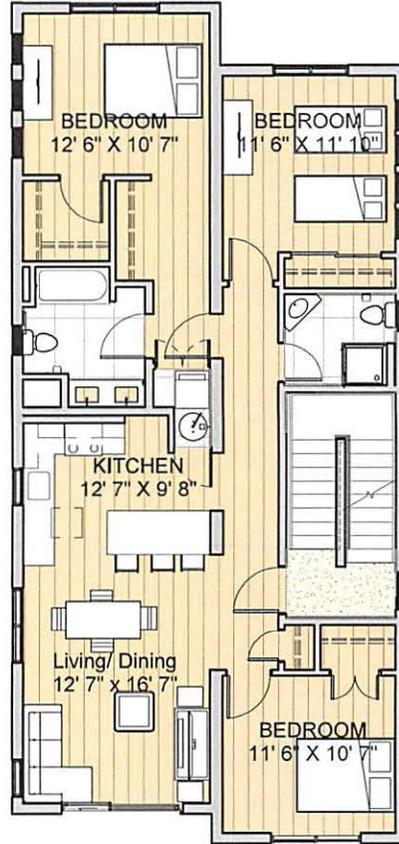
LAND LOCATED IN
 CAMBRIDGE, MASSACHUSETTS
 SURVEYED FOR
 GERALDINE SMALL

PROJECT NO.
 2019-048
 DATE: AUG 13 2019
 SHEET NO.
 1 OF 1

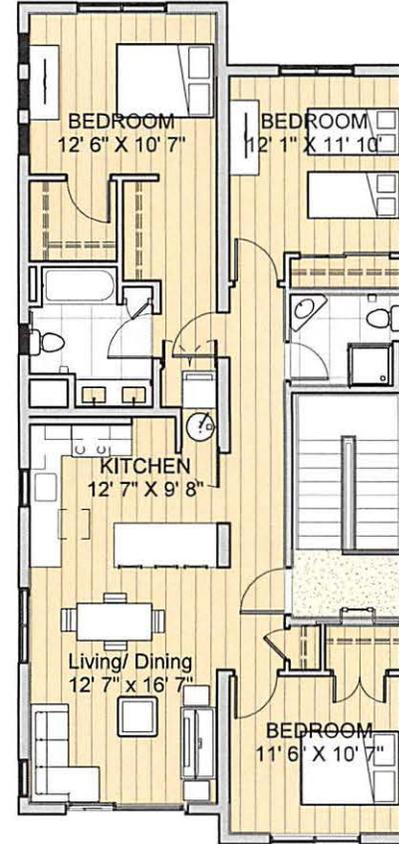
P:\2019 Projects\2019-048 159 Allston St Cambridge\Loc\SURVEY\19-048.dwg



① FIRST FLOOR MARKETING PLAN
1/8" = 1'-0"



② SECOND FLOOR MARKETING PLAN
1/8" = 1'-0"



③ THIRD FLOOR MARKETING PLAN
1/8" = 1'-0"

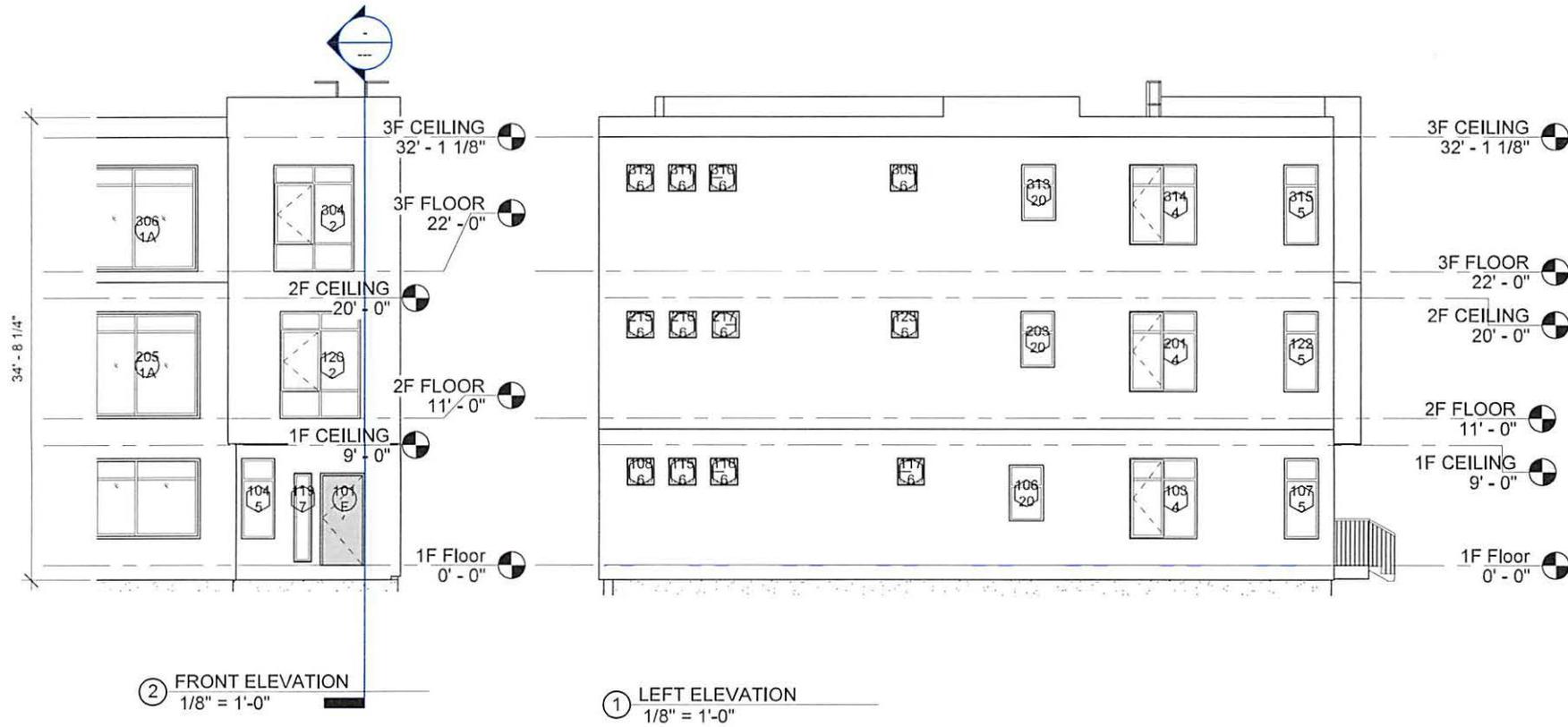
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Oaktree-GSX LLC

REV. NO.	DESCRIPTION OF REV.	REV. DATE

PROJECT GREENSTAXX MODULAR
UNITS
SUBJECT MARKETING PLAN

PROJECT 1465	SCALE 1/8" = 1'-0"
DATE 04/04/19	DRAWN Author

SHEET NO. A-0.0



ELEVATION NOTES

ALL EXTERIOR FINISHES TO BE DETERMINED BY SITE ARCHITECT. FOR PRICING PLEASE USE HARDI PLANK SIDING OF A BASE COLOR.

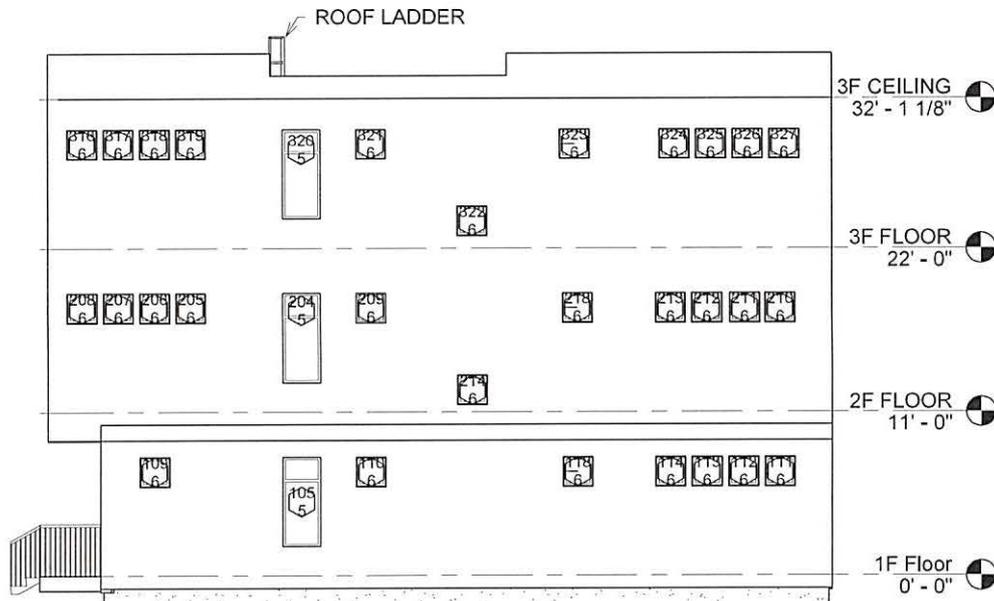
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REV. NO.	DESCRIPTION OF REV.	REV. DATE

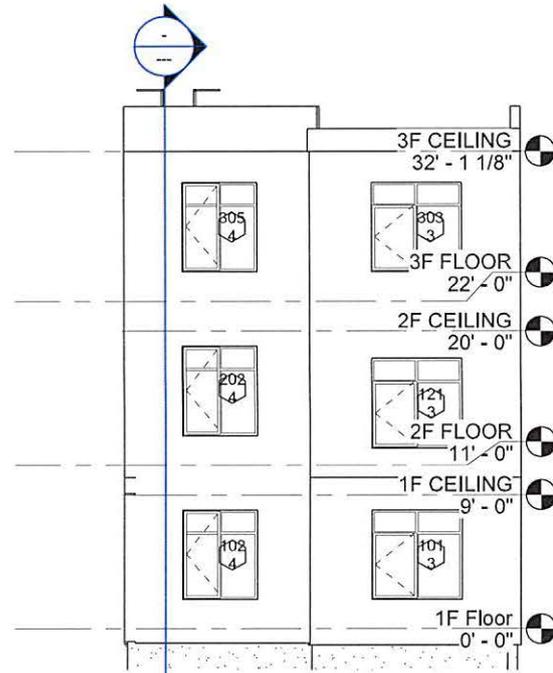
GREENSTAXX MODULAR
UNITS
ELEVATION LEFT AND
FRONT

PROJECT	1465
TOILET	7/8 modified
DATE	4-24-18
OWNER	SR

SHEET NO.
A-5.1



① RIGHT ELEVATION
1/8" = 1'-0"



② BACK ELEVATION
1/8" = 1'-0"

ELEVATION NOTES

ALL EXTERIOR FINISHES TO BE DETERMINED BY SITE ARCHITECT. FOR PRICING PLEASE USE HARDI PLANK SIDING OF A BASE COLOR.

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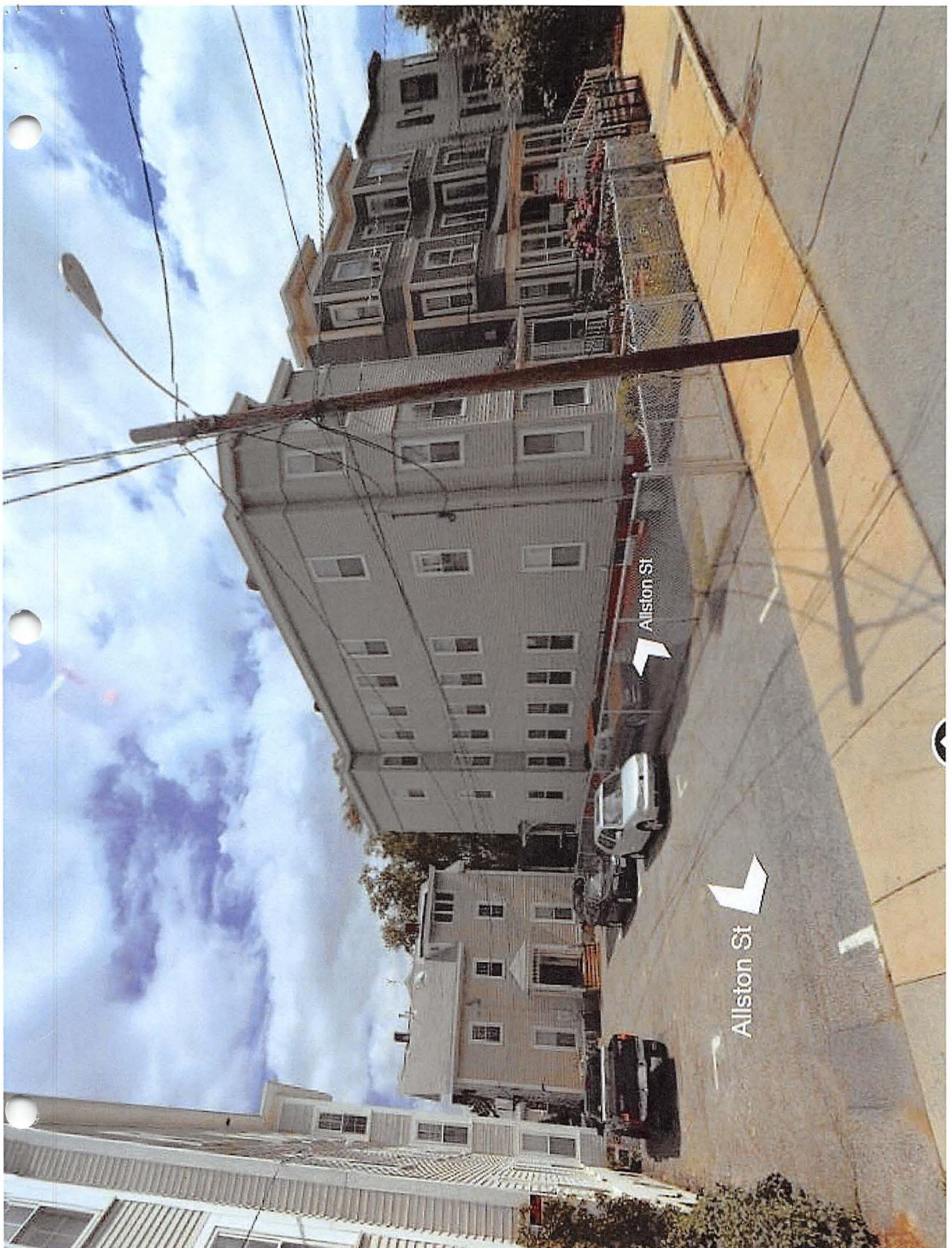
THIS DOCUMENT IS THE PROPERTY OF GREEN STAXX. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREIN. ANY REUSE OR REPRODUCTION OF THIS DOCUMENT WITHOUT THE WRITTEN PERMISSION OF GREEN STAXX IS STRICTLY PROHIBITED. THE USER AGREES TO HOLD GREEN STAXX HARMLESS FROM AND AGAINST ALL LIABILITY, INCLUDING REASONABLE ATTORNEY'S FEES, ARISING FROM OR OUT OF ANY SUCH REUSE OR REPRODUCTION. THE USER AGREES TO INDEMNIFY AND HOLD GREEN STAXX HARMLESS FROM AND AGAINST ALL LIABILITY, INCLUDING REASONABLE ATTORNEY'S FEES, ARISING FROM OR OUT OF ANY SUCH REUSE OR REPRODUCTION.

REV. NO.	DESCRIPTION OF REV.	REV. DATE

PROJECT: GREENSTAXX MODULAR UNITS
SUBJECT: ELEVATION RIGHT AND BACK

PROJECT: 1405	SCALE: As indicated	DATE: 4/24/18	DRAWN: SR
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SHEET NO. A-5.2



Allston St



Allston St





159 Allist

5,200 sq. ft.

186

5,672 sq. ft.

183

4,095 sq. ft.

189

5,225 sq. ft.

187

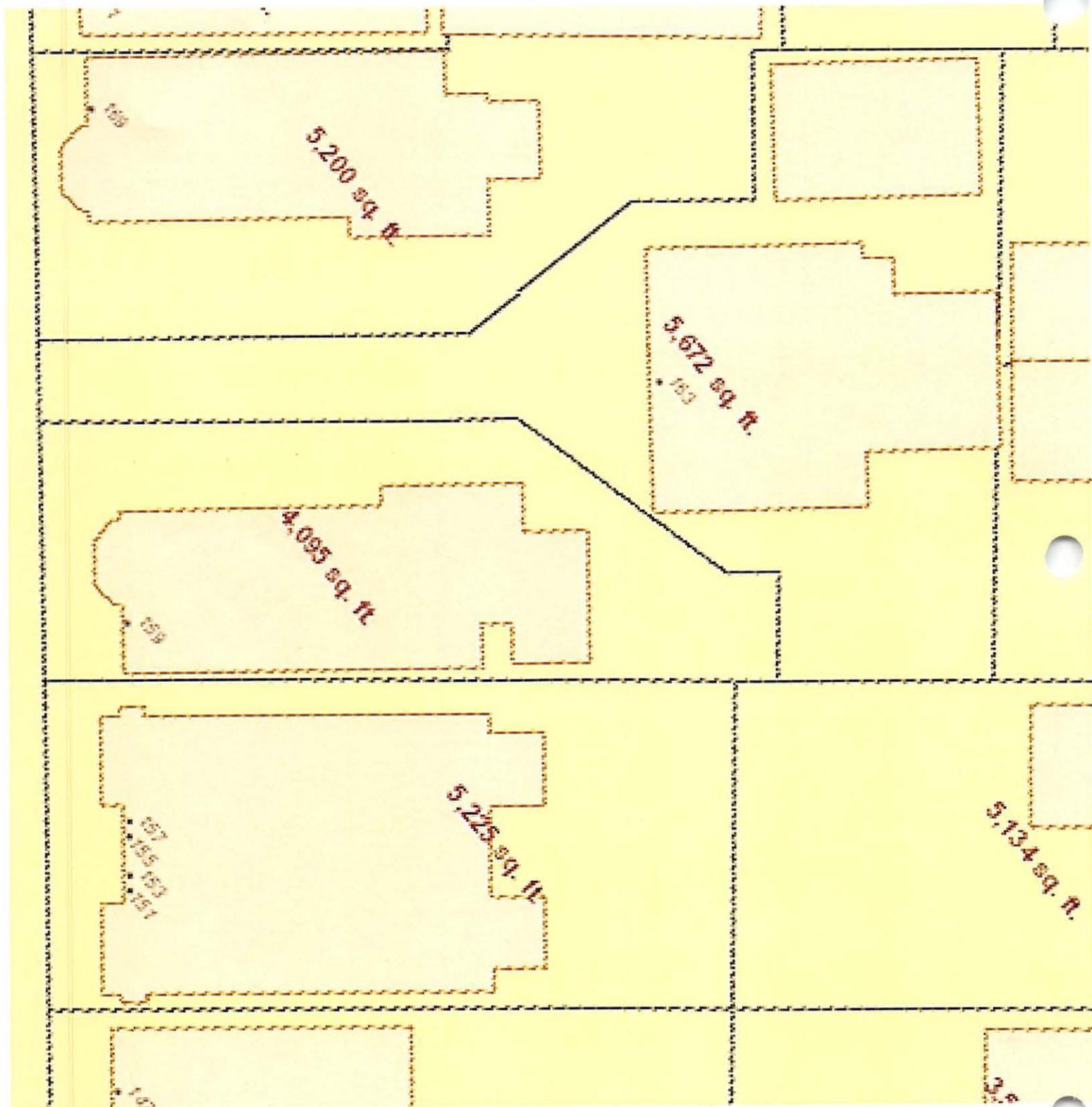
185

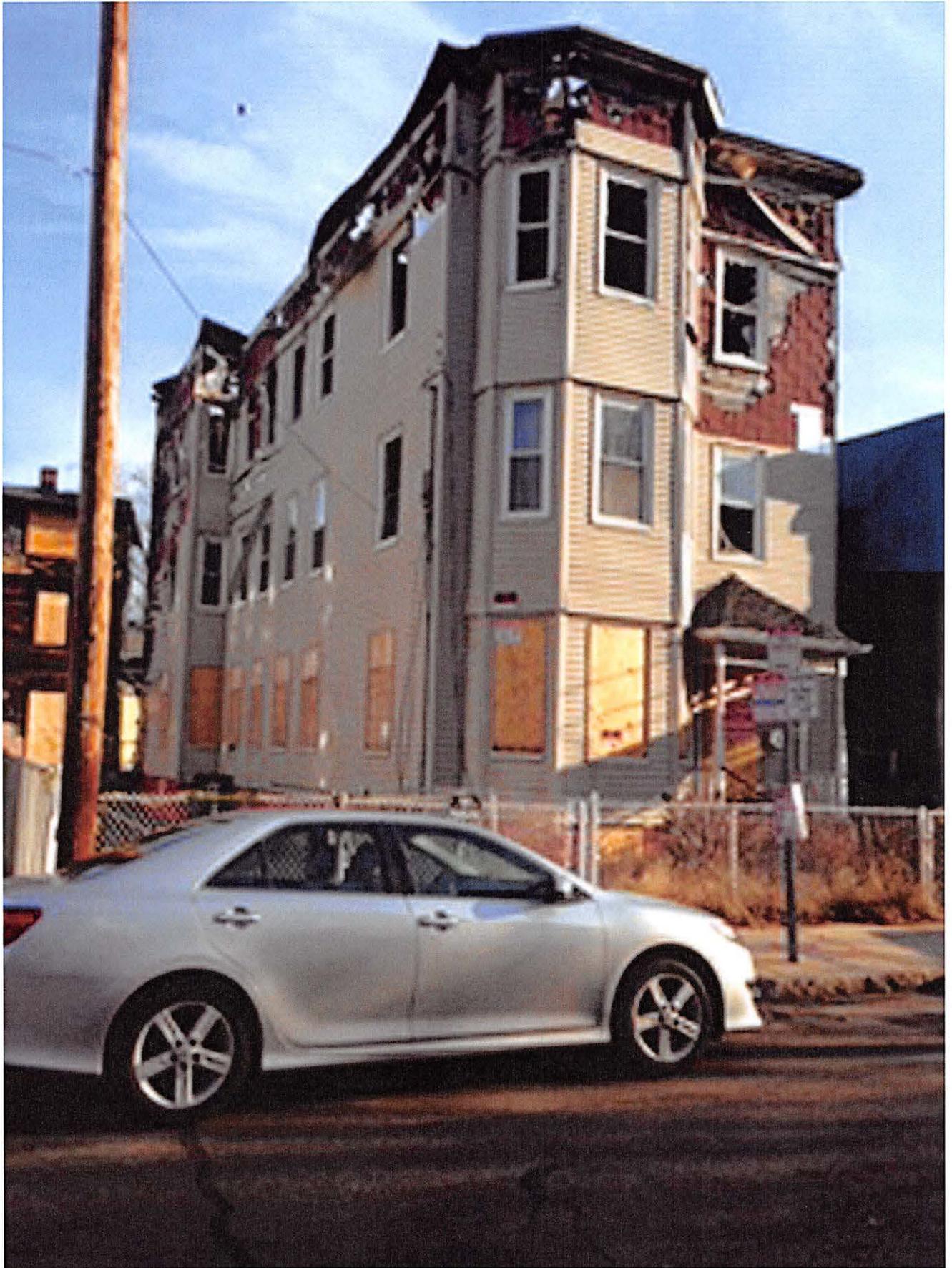
183

181

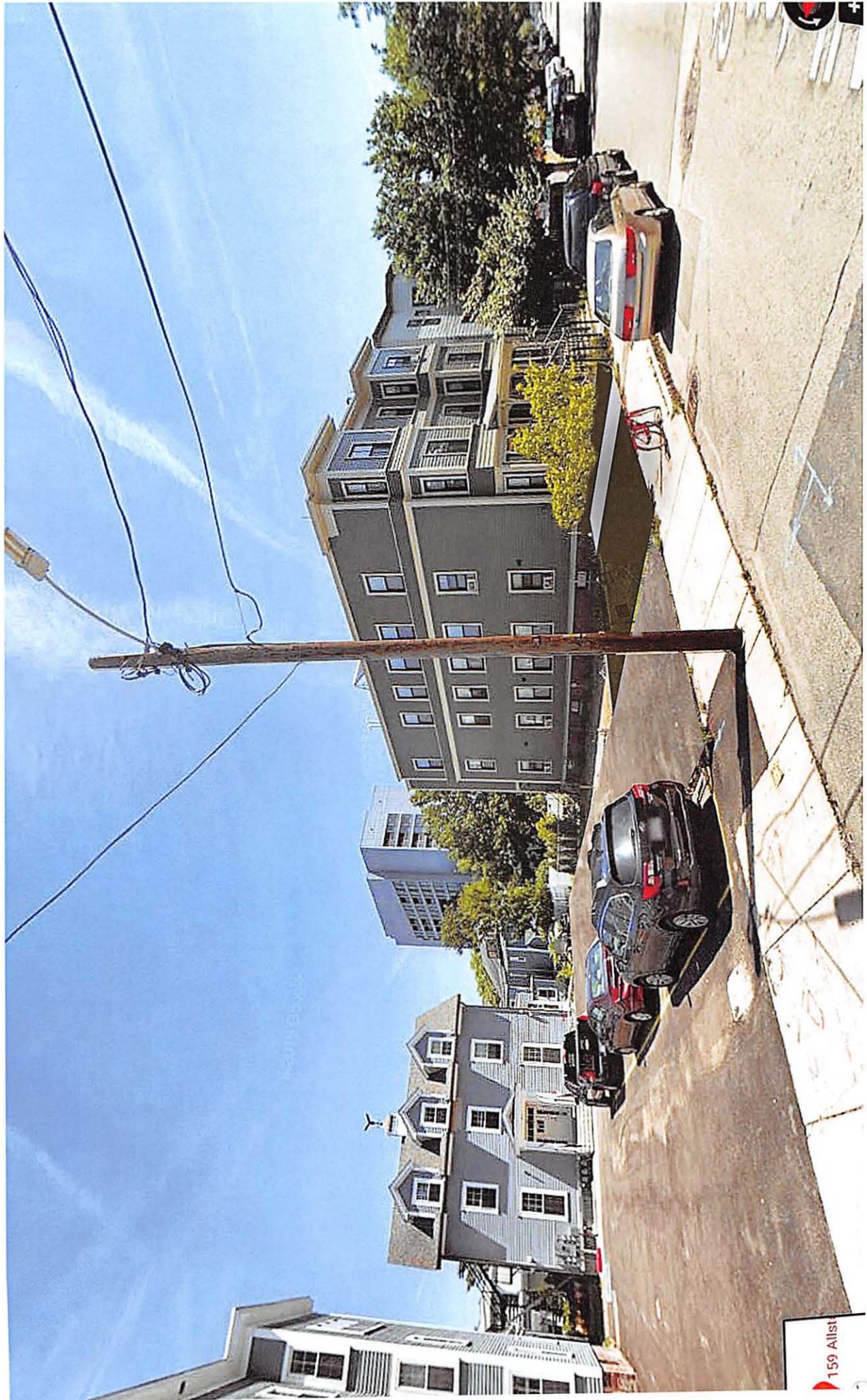
5,134 sq. ft.

182

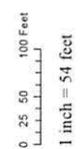








159 Allist

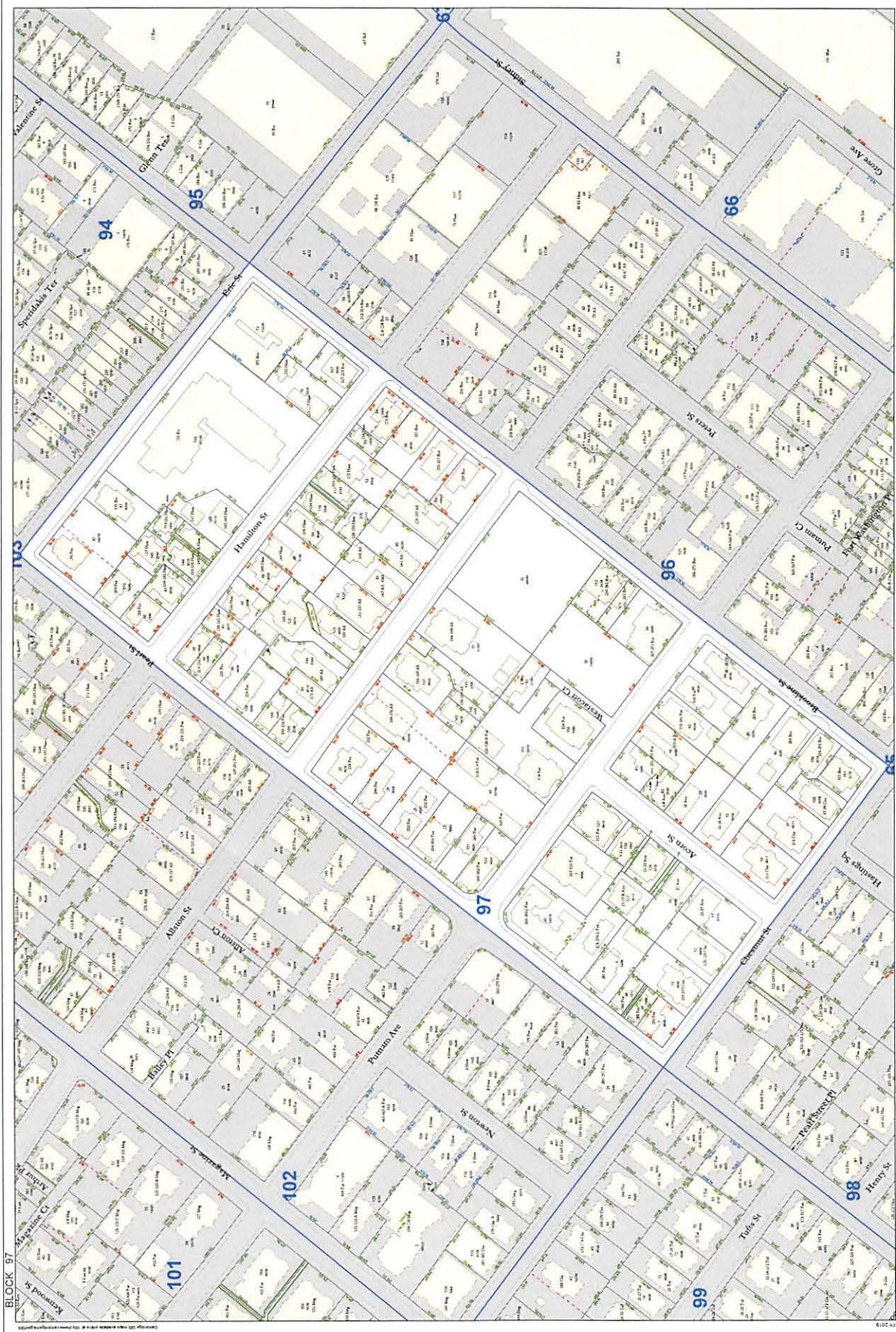


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10 Lot Number 100 Parcel size in Sq. Ft.
 97 Block Number 44.0 LC Land Court Dimension
 10 Cam Street Number 65.0 Survey Dimensions
 (125.0) Dead Dimension

- Building
- Water
- Lot Line
- Sub-Parcel Line
- Block Line
- City Boundary
- Easement
- Railway

City of Cambridge
 Assessing Department
 795 Massachusetts Ave.
 Cambridge, MA 02139



BLOCK 97

101

102

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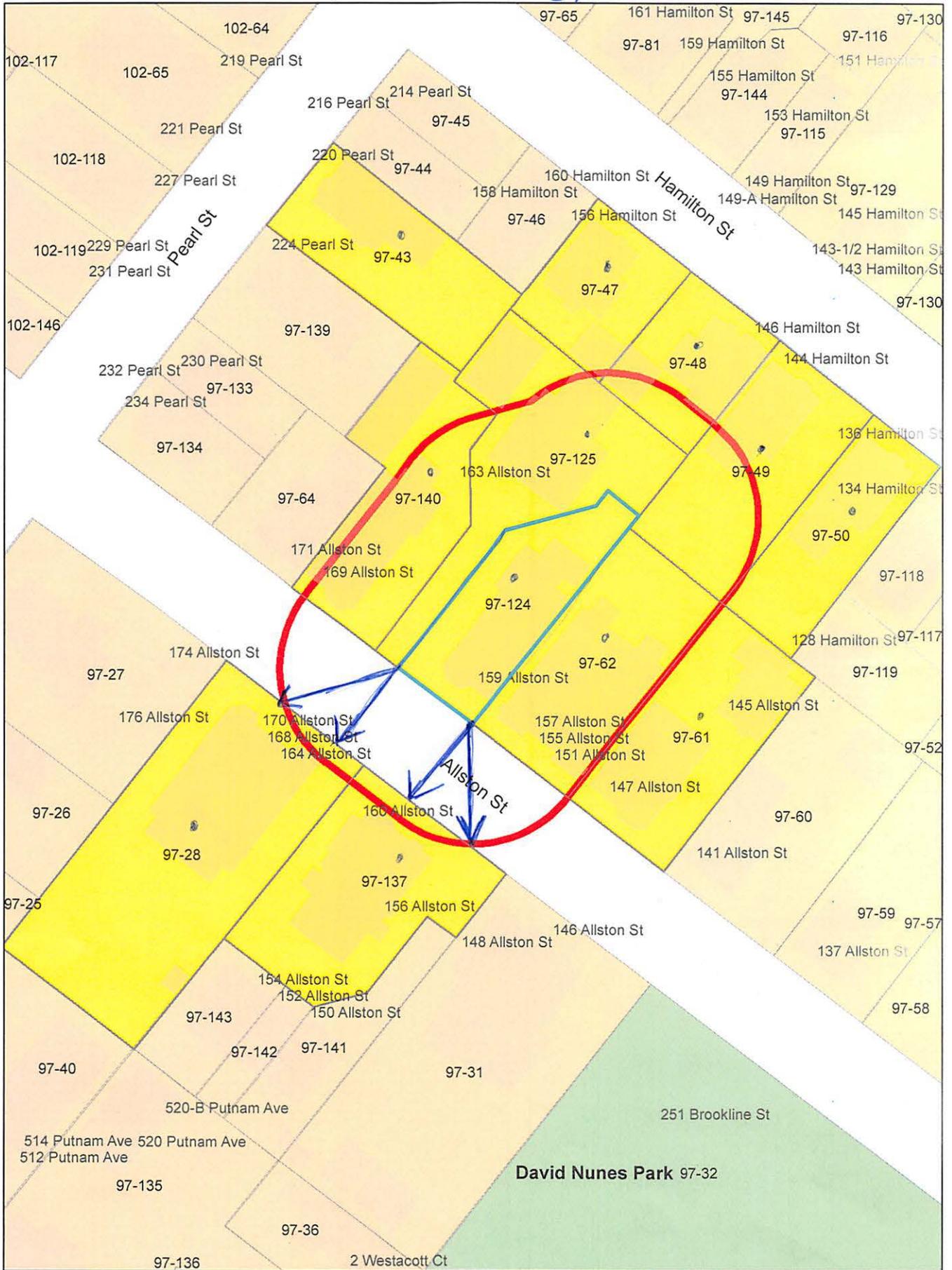
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159 Allston St.



159 Allston St.

Petitioner

97-28
TSECHRENTZIS, VIOLA & VIRGINIA WILSON,
A LIFE ESTATE
166 ALLSTON STREET
CAMBRIDGE, MA 02139

97-43
CHILD, LUTHER M., III & CAROL L. FAULKNER
220 PEARL ST
CAMBRIDGE, MA 02139

97-124
SMALL, GERALDINE EDWARD I. SMALL, JR
177 WILLOW AVE
SOMERVILLE, MA 02144

97-48
TEKEIAN, EDWARD K. & KATHERINE B. GINNIS
146 HAMILTON STREET
CAMBRIDGE, MA 02139

97-49
ABADIE, ALBERTO
144 HAMILTON ST
CAMBRIDGE, MA 02139

GREENTAXX
C/O SAMUEL ROBERTSON
84 SHERMAN STREET
CAMBRIDGE, MA 02140

97-61
MANDARANO, JOSEPH M., III &
ANN MARIE MANDARANO, TRUSTEES
145 ALLSTON ST
CAMBRIDGE, MA 02139

97-62
CAMBRIDGE COMMUNITY HOUSING, INC.
C/O WINN MANAGEMENT
6 FANEUIL HALL MARKETPLACE
BOSTON, MA 02109

97-50
BIRD, CATHERINE & JONATHAN M. DELGADO
136 HAMILTON ST
CAMBRIDGE, MA 02139

97-125
VERA, TRACY P., TR. OF ALLSTON STREET TRUST
163 ALLSTON ST.
CAMBRIDGE, MA 02139

97-137
SEBASTIAN, SEUNG H.
156-160 ALLSTON ST., UNIT# 156
CAMBRIDGE, MA 02139

97-137
FAIRBAIM, ANDREW & HANH BUI
156-160 ALLSTON ST. UNIT#160
CAMBRIDGE, MA 02139

97-140
VERA, TRACY P.
169 ALLSTON ST
CAMBRIDGE, MA 02139

97-47
D' ALMEIDA, JAIME C. & LISA K. MURRAY
156 HAMILTON ST
CAMBRIDGE, MA 02139