

CITY OF CAMBRIDGE, MASSACHUSETTS

# PLANNING BOARD

CITY HALL ANNEX, 57 INMAN STREET, CAMBRIDGE 02139

## MINOR AMENDMENT #2

CASE NO: PB #56

PREMISES: 71 Fulkerson Street

ZONING DISTRICT: Residence C-1

DATE OF ORIGINAL DECISION: September 2, 1986

DATE OF APPROVAL OF MINOR AMENDMENT #2: June 30, 1988

### DOCUMENTS SUBMITTED

1. Letter to Lester Barber from Joel Alstein, dated April 29, 1988, requesting approval of a site plan for parking and driveway access to the recently acquired railroad right of way.
2. Plan entitled "Spring Condominiums Site Improvements, Parking Lot Plan", Sheet 1, Scale 1"=20', no date.

### PROPOSAL

The request is to approve a modification to the approved site plan for 71 Fulkerson Street to permit the installation of 20 parking spaces, driveway access, and landscaping on the newly acquired land adjacent to the Conrail right of way. The parking facility would generally be located closer than five feet to the property line and adjacent buildings and requires a waiver from the Planning Board under Section 6.441 (g) of Article 6.000 and Section 10.45 of the Zoning Ordinance.

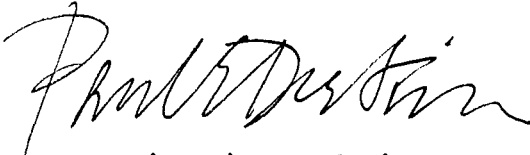
### DECISION

After review of the site plan the Planning Board GRANTS the requested minor amendment as consistent with the stated intent the applicants when the initial permit was sought and consistent with the intent of the Permit which specifically encouraged /

acquisition of the railroad land and its use for parking and open space. The Board finds that the location of the parking facility next to an active railroad line and adjacent to the parking level of 217 Thorndike Street justifies the waiver of the five foot setback requirement for parking spaces and driveway this is required by Section 6.441 (a) and (b) of the Zoning Ordinance.

Voting to GRANT the Minor Amendment were

For the Planning Board,

A handwritten signature in cursive script, appearing to read "Paul Dietrich".

Paul Dietrich, Chairman

ATTEST: I, \_\_\_\_\_, duly authorized representative of \_\_\_\_\_, have read this decision prior to action by the Planning Board and hereby agree to the foregoing conditions as approved by the Planning Board. (PUD only)

A copy of this decision shall be filed with the Office of the City Clerk. Appeals if any shall be made pursuant to Section 17, Chapter 40A, Massachusetts General Laws and shall be filed within twenty (20) days after the date of such filing in the Office of the City Clerk.

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ATTEST: A true and correct copy of the decision filed with the Office of the City Clerk on June 30, 1988 by Elizabeth J. Malenfant, authorized representative of the Cambridge Planning Board. All plans referred to in the decision have likewise been filed with the City Clerk on such date.

Twenty (20) days have elapsed since the filing of this decision. No appeal has been filed.

Date \_\_\_\_\_  
City Clerk, City of Cambridge