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Director

ZONING REVIEW MEMORANDUM

Date: August 22, 2023

To: Anthony Ciccariello, Commissioner of Inspectional Services

From: Jane Santosuosso, Chief Zoning Code Official
Katie Whewell, Chief Planner for Current Planning

Cc: GREEN RE WEST NEWTON LLC
Ascend Mass LLC
Michael Ross, Attorney
Barney S. Heath, Director of Planning and Development
Jonah Temple, Assistant City Solicitor

RE: Request to amend Special Permit #67-20 to allow a Medical Marijuana Treatment Center

Petitioner: GREEN RE WEST NEWTON LLC	
Site: 1089 Washington Street	SBL: 31009 0007
Zoning: BU2	Lot Area: 25,122 square feet
Current use: Marijuana retail establishment	Proposed use: Marijuana retail establishment and Medical marijuana treatment center

BACKGROUND:

The property at 1089 Washington Street consists of a 25,122 square foot lot improved with a one-story building constructed in 1950 currently occupied by a marijuana retail establishment allowed by Special Permit #67-20. The petitioner is seeking to expand the operation to include a medical marijuana treatment center per section 6.10.3.B.10, requiring an amendment to the special permit.

The following review is based on plans and materials submitted to date as noted below.

- Zoning Review Application, prepared by Michael Ross, attorney, dated 8/3/2023
- Special Permit #67-20
- Zoning Review Transmittal Letter, prepared by Michael Ross, attorney, dated 8/1/2023

ADMINISTRATIVE DETERMINATIONS:

1. The petitioner seeks to amend Special Permit #67-20 to expand the existing marijuana retail establishment to include a medical marijuana treatment center. This use requires a special permit from the City Council per sections 4.4.1 and 6.10.3.D of the Newton Zoning Ordinance. The petitioner states that the building will not be altered or extended and no additional employees are anticipated.
2. See “Zoning Relief Summary” below:

Zoning Relief Required		
<i>Ordinance</i>	<i>Required Relief</i>	<i>Action Required</i>
	To amend Special Permit #67-20	
§6.10.3.D §4.4.1	To allow a medical marijuana treatment center	S.P. per §7.3.3