



# Land Use Committee Agenda

## City of Newton In City Council

Tuesday, January 7, 2020

7:00 PM  
Council Chamber

- #11-20**      **Special Permit to increase nonconforming FAR at 95 Suffolk Road**  
SARAH SHERMAN petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct a 189 sq. ft. one-story addition behind an existing detached garage, increasing the FAR to .43 where .41 exists and .33 is required at 95 Suffolk Road, Ward 7, Chestnut Hill, on land known as Section 72 Block 20 Lot 07, containing approximately 11,178 sq. ft. of land in a district zoned SINGLE RESIDENCE 1. Ref: Sec. 7.3.3, 7.4, 3.1.9, 7.8.2.C.2 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.
- #12-20**      **Special Permit to extend nonconforming setbacks at 18 Arapahoe Road**  
TRACY BASCETTA petition for SPECIAL PERMIT/SITE PLAN APPROVAL to raze an existing garage and replace it with a larger garage, extending the nonconforming side and rear setbacks at 18 Arapahoe Road, Ward 4, West Newton, on land known as Section 43 Block 07 Lot 23, containing approximately 5,086 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec. 7.3.3, 7.4, 3.4.3.A.1, 7.8.2.C.2 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.
- #10-20**      **Special Permit to extend nonconforming setbacks and exceed FAR at 68 Manet Road**  
MOHAMMED AND JOSEPHINE AREF petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct dormers in the attic level to add 769 sq. ft. of habitable space for an accessory apartment creating an FAR of .65 where .55 is allowed and .53 exists, and to install a staircase to access the roof of an existing detached garage, extending the side and rear setbacks vertically at 68 Manet Road, Ward 7, Chestnut Hill, on land known as Section 61 Block 12 Lot 10, containing approximately 6,300 sq. ft. of land in a district zoned MULTI RESIDENCE 1. Ref: Sec. 7.3.3, 7.4, 3.2.3, 3.2.11, 7.8.2.C.2, 3.4.3.A.1 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.

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The location of this meeting is accessible and reasonable accommodations will be provided to persons with disabilities who require assistance. If you need a reasonable accommodation, please contact the city of Newton's ADA Coordinator, Jini Fairley, at least two business days in advance of the meeting: [jfairley@newtonma.gov](mailto:jfairley@newtonma.gov) or (617) 796-1253. The city's TTY/TDD direct line is: 617-796-1089. For the Telecommunications Relay Service (TRS), please dial 711.

**#13-20      Petition for parking facility waivers at 55-67 Border Street**

55 BORDER STREET, LLC petition for SPECIAL PERMIT/SITE PLAN APPROVAL to allow parking facility waivers including; to allow parking in the front setback, to waive interior landscape requirements, to waive lighting requirements and to waive bicycle parking requirements in order to expand an existing parking area at 55-67 Border Street, Ward 3, West Newton, on land known as Section 33 Block 13 Lot 17, containing approximately 38,036 sq. ft. of land in a district zoned MANUFACTURING. Ref: Sec. 7.3.3, 7.4, 5.1.8.A.1, 5.1.13, 5.1.9.B, 5.1.10, 5.1.11 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.

**Respectfully Submitted,**

**Richard A. Lipof, Chair**