



Zoning & Planning Committee

Agenda

City of Newton In City Council

Monday, September 23, 2019

6:45 PM
Room 211

#274-19 **Appointment of Rick Wetmore to the Chestnut Hill Historic District Commission**
HER HONOR THE MAYOR appointing RICK WETMORE, 131 Suffolk Road, Chestnut Hill, as a member of the CHESTNUT HILL HISTORIC DISTRICT COMMISSION for a term to expire August 1, 2022.

Chamber
7:00pm

***Note:** The Committee will meet jointly with the Land Use Committee in the Council Chamber at 7:00 pm to take up the following items.*

Referred to Zoning & Planning Committee

#140-19(3) **Zoning amendments for Riverside project**
RIVERSIDE STATION/355 GROVE STREET AND 399 GROVE STREET requesting amendments to Chapter 30, Newton Zoning Ordinance, in Sections 4.2.3 and 4.2.4 relative to the Mixed Use 3 District.

#187-19 **Zoning amendment from Newton LFIA for Riverside Station**
LOWER FALLS IMPROVEMENT ASSOCIATION RIVERSIDE COMMITTEE & THE WARD 4 COUNCILORS requesting to amend Chapter 30, City of Newton Zoning Ordinance, Sections 4.2 and 7.3.5 pertaining to the Mixed Use3/Transit-Oriented zoning district.

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 or (617) 796-1253. The city's TTY/TDD direct line is: 617-796-1089. For the Telecommunications Relay Service (TRS), please dial 711.

Referred to Land Use Committee**#140-19 Request to Rezone 4.5 acres to MU3**

MD 399 GROVE OWNER, LLC/RAMIREZ CONCORD, LLC/BH NORMANDY RIVERSIDE, LLC/MASSACHUSETTS BAY TRANSPORTATION AUTHORITY petition for a change of zone to Mixed Use 3/Transit Oriented District for portions of land located at 355 Grove Street (currently zoned BU-2) and 399 Grove Street (currently zoned BU-5), also identified as Section 42, Block 11, Lots 3 and 4.

#140-19(2) Special Permit to allow Mixed Use Development at Riverside Station

MD 399 GROVE OWNER, LLC/RAMIREZ CONCORD, LLC/BH NORMANDY RIVERSIDE, LLC/MASSACHUSETTS BAY TRANSPORTATION AUTHORITY petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct a 10 building, mixed use, transit-oriented development of not more than 1,520,000 sq. ft. and more than 20,000 sq. ft. of gross floor area including; up to 650,000 sq. ft. of office use, up to 750 residential units containing no more than 750,000 sq. ft., retail space of not more than 200,000 sq. ft., buildings up to 18-stories in height, building height of up to 230', Floor Area Ratio up to 2.7, no more than 10% beneficial open space; to permit retail and personal establishments of more than 5,000 sq. ft., for-profit educational uses, restaurants with more than 50 seats, places of amusement, open air businesses, animal services, ground floor health club establishments, hotel, banks up to and over 5,000 square feet, theatre/hall, laboratory/research facility, multi-level accessory parking facility, multi-level non-accessory parking facility, single level accessory parking facility, single level non-accessory parking facility, reduction of the residential parking requirement to 1.25 stalls per unit, reduction of the overall commercial parking requirement by 1/3, a waiver of parking stalls not to exceed 750 stalls, waivers to parking facility design standards including: stall dimensions, minimum depth for handicap parking stalls, maneuvering space for end stalls, dimensions for entrance and exit driveways, waiver of layout design to permit tandem parking stalls, waiver of 5% interior landscaping requirement, waiver of the interior planting area requirements, waiver of the tree requirements, waiver of the bumper overhang requirements, waiver of the one foot candle lighting, waiver of the parking stall striping requirement, waiver of the curbing, wheel stop, guard rail or bollard requirements, waiver of off-street loading facilities requirements, waiver of the number, size location or design requirements relative to signs at 355 and 399 GROVE STREET on land known as Section 42 Block 11 Lots 3 and 4, containing approximately 14.4 acres of land in a districts zoned Mixed Use 3 Transit Oriented (MU3), BU2 (a portion to be rezoned to MU3), BU5 (to be rezoned to MU3). Ref: Sec. 7.3.3, 7.4, 4.2.2A.2, 4.2.2.B.1, 4.2.2.B.3, 4.2.2.B.3, 4.2.3, 4.2.4.A, 4.2.4.F.b, 4.2.4.F.1.b, 4.2.4.G, 4.2.4.G.1, 4.2.4.G.2, 4.2.4.G.3, 4.4.1, 5.1.4, 5.1.4.A, 5.1.4.C, 5.1.8.B.1, 5.1.8.B.2, 5.1.8.B.4, 5.1.8.B.6, 5.1.8.D.1, 5.1.8.D.2, 5.1.8.E.1, 5.1.9.B, 5.1.9.B.1, 5.1.9.B.2, 5.1.9.B.3, 5.1.9.B.4, 5.1.10.A.1, 5.1.10.B.3, 5.1.10.B.5, 5.1.12, 5.1.13, 5.2, 5.2.13, 5.4.2.B, of the City of Newton Revised Zoning Ord, 2017. **Subject to approval of proposed zoning ordinance amendments in Sections 4.2.3 and 4.2.4.**

Respectfully Submitted,

Susan S. Albright, Chair



Ruthanne Fuller
Mayor

City of Newton, Massachusetts
Office of the Mayor

274-19

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rfuller@newtonma.gov

July 12, 2019

Honorable City Council
Newton City Hall
1000 Commonwealth Avenue
Newton, MA 02459

To the Honorable City Councilors:

I am pleased to appoint Rick Wetmore of 131 Suffolk Road, Chestnut Hill as a regular member of the Chestnut Hill Historic District Commission. His term of office shall expire on August 1, 2022 and his appointment is subject to your confirmation.

Thank you for your attention to this matter.

Warmly,

Ruthanne Fuller
Mayor

RECEIVED
CITY CLERK
2019 JUL 15 PM 3:44
Ruthanne A. Fuller, Mayor
Newton, MA 02459

Application Form**Profile**

Rick _____ Wetmore _____
 First Name Middle Initial Last Name

 Email Address

131 Suffolk Road _____
 Home Address Suite or Apt

Chestnut Hill _____ MA _____ 02467
 City State Postal Code

What Ward do you live in?

Ward 7

 Primary Phone

 Alternate Phone

Beacon Pointe Wealth Advisors _____ Senior Wealth Advisor _____
 Employer Job Title

Which Boards would you like to apply for?

Chestnut Hill Historic District Commission: Submitted

Interests & Experiences

Please tell us about yourself and why you want to serve.

Why are you interested in serving on a board or commission?

While there are no formal vacancies on the Chestnut Hill Historic District Commission at this time, it is my understanding that Mark D'Annolfo will be stepping down as a member over the next 1-2 months. To ensure continuity, I am willing to serve the City in this capacity. I have an interest in and appreciation for historic preservation. The Chestnut Hill Historic District (CHHD) is one of the few remaining enclaves in Greater Boston with a preserved mid 19th and early 20th century character. It is imperative that the distinct rural feel and unique architectural quality of the CHHD is maintained for current and future generations.

Wetmore CV 05.19.19.docx

Upload a Resume

Rick Wetmore, CFA
131 Suffolk Road
Chestnut Hill, MA 02467



EDUCATION

University of Pennsylvania, The Wharton School, Philadelphia, PA 2002
Bachelor of Science in Economics
Concentrations in Finance and Management
Activities: Varsity letter winner, Spruce College House Council (President 1999-2001)

EXPERIENCE

Beacon Pointe Wealth Advisors, Waltham, MA 2019 – Present
Director/Senior Wealth Advisor

BNP Paribas Asset Management, Boston, MA 2014 – 2017
Deputy Chief Investment Officer
Senior Portfolio Manager
Global Emerging Markets Equities

Turner Investments LP, Berwyn, PA 2002 – 2014
Portfolio Manager/Security Analyst – Principal

DESIGNATIONS

CFA Institute, Charlottesville, VA 2010
Chartered Financial Analyst (CFA) designation