



Ruthanne Fuller
Mayor

CITY OF NEWTON, MASSACHUSETTS

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ZONING BOARD OF APPEALS

Adrianna Henriquez, Board Clerk

AGENDA

A public hearing of the Newton Zoning Board of Appeals will be held on Tuesday, November 26, 2019 at 7:00 p.m. in the City Council Chambers, Room 207, Newton City Hall, 1000 Commonwealth Avenue, Newton Centre, Massachusetts on the following petitions:

1. **#07-19** M&D Family Trust, 73 Falmouth Road, Newton, Massachusetts requesting a variance from the rear setback requirement. The petitioner proposes to construct an addition resulting in a rear setback of 7.5 feet, where 15 feet is required pursuant to section 3.1.3 of the Newton Zoning Ordinance. The property consists of a 4,254 square foot corner lot with a single-family residence constructed in 1937 and a detached garage located in a Single-Residence 3 (SR-3) zoning district.
2. **#08-19** Brendan and Betsy McSheffrey, 34 Morton Road, Newton, Massachusetts requesting a variance from sections 7.8.4.D.4 and 3.1.3 of the Newton Zoning Ordinance to waive the new (post-December 7, 1953) lot dimensional requirements so that the old lot dimensional requirements will apply. Specifically, the petitioners seek to waive the following new lot requirements: lot size, frontage, front and side setback, maximum lot coverage and minimum open space. The property consists of a 10,411 square foot lot with a single-family residence constructed in 1910 located in a Single-Residence 2 (SR-2) zoning district.
3. **#07-17** Citizens for Affordable Housing in Newton Development Organization, Inc. (CAN-DO), requesting to change the details of the Comprehensive Permit previously granted to the applicant on January 23, 2018, and amended on May 22, 2018, for a project located at 236 Auburn Street that consists of eight affordable housing units. The applicant proposes to reduce the number of required parking spaces from 11 to 10. This item will be heard for the purpose of determining whether the proposed change to the Comprehensive Permit is substantial or insubstantial.
4. Review and approval of minutes for September 25, 2019 and October 30, 2019 meetings.
5. Litigation update on 381 and 384 Dudley Road appeal.

Newton Tab

**November 13th &
November 20th, 2019**

Adrianna Henriquez

Board Clerk

The location of this meeting is wheelchair 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/Sec. 504 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.