



Land Use Committee Agenda

City of Newton In City Council

Tuesday, December 15, 2020

7:00 PM

The Land Use Committee will hold this meeting as a virtual meeting on Tuesday, December 15, 2020 at 7:00 pm. To view this meeting using Zoom use this link: <https://us02web.zoom.us/j/84145369132> or call 1-646-558-8656 and use the following Meeting ID: 841 4536 9132

Note: The Committee will review the request for a consistency ruling relative to special permit Order #263-20 to allow changes to the site plan approved for 43 Prince Street.

#459-20 Petition to extend nonconforming setbacks at 25 Emerson Street

STEPHEN THOMAS petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct a rear addition to an existing detached garage structure, vertically extending the nonconforming side setback in an accessory structure and further extending the nonconforming front setback at 25 Emerson Street, Ward 1, Newton, on land known as Section 11 Block 25 Lot 25, containing approximately 4,456 sq. ft. of land in a district zoned MULTI RESIDENCE 2. Ref: Sec. 7.3.3, 7.4, 3.4.3.A.1, 7.8.2.C.2, 1.5.3.B, 3.2.3 of the City of Newton Rev Zoning Ord, 2017.

#439-20 Petition to exceed FAR and extend nonconforming front setback at 728 Walnut Street

MARK AND KELLY ANSELM petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct first and second floor additions on all sides, extending the nonconforming front setback and increase the habitable space in the half story, creating an FAR of .56 where .27 exists and .42 is allowed at 728 Walnut Street, Ward 2, Newton Centre, on land known as Section 64 Block 08 Lot 01, containing approximately 7,815 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec. 7.3.3, 7.4, 3.1.3, 3.1.9, 7.8.2.C.2 of the City of Newton Rev Zoning Ord, 2017.

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.

- #442-20** **Special Permit Petition to allow retaining wall over 4' at 55 Alexander Road**
ROMAN FAYNGERSH petition for SPECIAL PERMIT/SITE PLAN APPROVAL to allow retaining walls exceeding four feet in height within the front setback at 55 Alexander Road, Ward 6, Newton Highlands, on land known as Section 81 Block 27 Lot 10, containing approximately 10,286 sq. ft. of land in a district zoned SINGLE RESIDENCE 3. Ref: Sec. 7.3.3, 7.4, 3.4.2.B of the City of Newton Rev Zoning Ord, 2017.
- #443-20** **Petition to allow marijuana retailer and amend #774-85 at 232 Boylston Street**
MME Newton Retail, LLC petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to allow a recreational retail marijuana establishment, allow waivers to parking facility requirements for; parking in the side setback, parking stall width and depth, reduced dimensions for accessible parking stalls, to reduce the minimum aisle width for two-way traffic, to waive perimeter screening requirements, to waive lighting requirements, to allow tandem parking and parking managed by an attendant, to allow a free-standing sign and to allow an oversized directional sign and to amend Special Permit Board Order #774-85 at 232 Boylston Street, Ward 7, Chestnut Hill, on land known as Section 82 Block 02 Lot 09, containing approximately 16,570 sq. ft. of space in a district zoned BU4. Ref: Sec. 7.3.3, 7.4, 6.10.3.D, 4.4.4, 5.1.8.A.1, 5.1.13, 5.1.8.B.1, 5.1.8.B.2, 5.1.8.B.4, 5.1.8.C.1, 5.1.8.E.1, 5.1.8.E.2, 5.1.9.A, 5.1.10, 5.2.3, 5.2.8, 5.2.13 of the City of Newton Rev Zoning Ord, 2017.
- #460-20** **Class 1 Auto Dealer License**
NEWTON CENTRE SHELL
1365 Centre Street
Newton, MA. 02459
- #461-20** **Class 1 Auto Dealer License**
MMAG RETAIL HOLDINGS – CJ LLC. D/B/A MCGOVERN CHRYSLER JEEP DODGE RAM
777 Washington Street
Newton, MA. 02460
- #462-20** **Class 2 Auto Dealers License**
NEWTON AUTO GROUP, INC.
1235 Washington Street
West Newton, MA. 02465
- #463-20** **Class 2 Auto Dealers License**
KC AUTO
55 Farwell Street
Newtonville MA 02460
- #464-20** **Class 2 Auto Dealers License**
OLD TIME GARAGE LTD.
1960 Washington Street
Newton Lower Falls, MA. 02462

- #465-20** **Class 2 Auto Dealer License**
AUCTION DIRECT PREOWNED
1545 Washington Street
West Newton, MA. 02465
- #466-20** **Class 2 Auto Dealers License**
NEWTON TRADE CENTER ASSOCIATES, INC.
103 Adams Street
Nonantum, MA. 02458
- #467-20** **Class 2 Auto Dealers License**
ROBERT'S TOWING, INC.
926r Boylston Street
Newton Highlands, MA. 02461
- #468-20** **Class 2 Auto Dealers License**
REGANS INC.
2066 Commonwealth Avenue
Auburndale, MA. 02466
- #469-20** **Class 2 Auto Dealers License**
KG Motors LLC
1235 Washington Street
West Newton, MA. 02465
- #470-20** **Class 2 Auto Dealers License**
VELOCITY MOTORS
14 Hawthorn Street
Nonantum, MA. 02458
- #471-20** **Class 2 Auto Dealers License**
ENZO'S AUTO SALES
10 Hawthorn Street
Nonantum, MA. 02458
- #472-20** **Class 2 Auto Dealer License**
NEW ENGLAND MOTOR MART, INC.
1211 Washington Street
West Newton, MA. 02465
- #473-20** **Class 2 Auto Dealers License**
LIFT THROTTLE AUTOMOTIVE, LLC
64 Hillside Avenue
West Newton, MA. 02465

#474-20 **Class 2 Auto Dealers License**
JR CAR CARE, INC.
454 Watertown Street
Newtonville MA 02460

Respectfully Submitted,

Richard A. Lipof, Chair