

City of Newton



Setti D. Warren
Mayor

Inspectional Services Department

John D. Lojek, Commissioner
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June 26, 2017

G. Michael Pierce, Esq.
Attorney At Law
Newton Wellesley Executive Office Park
60 Walnut Street, 4th floor
Wellesley, Ma 02481

Re: 19-21 Beaconwood Road/ reduction in required lot area after change in size or shape of lot/ zoning determination

Dear Mr. Pierce:

I am in receipt of your recent letter regarding the availability of a Special Permit for the required zoning relief in this instance. A special Permit is available under section 7.8.4.E.1 & 2. As a result of the merger of the three lots there is no additional non-conformity created, the non-conformities already exist as to the lot area and the lot area per unit.

As a result of these conclusions, I believe that you are eligible to file for a special permit under Section 7.8.4.E. 1 & 2.

I hope this serves your clients' purposes. Please contact this office if you need further assistance.

Sincerely,

A handwritten signature in black ink, appearing to read "John D. Lojek".

John D. Lojek

cc: Jane Santasuosso, Chief Zoning Code Official

*Strict code enforcement makes the city safer
Before buying, renting or leasing check zoning*