



City of Newton, Massachusetts

Department of Planning and Development

1000 Commonwealth Avenue, Newton, Massachusetts 02459

Telephone
(617) 796-1120
Telefax
(617) 796-1086
www.newtonma.gov

Ruthanne Fuller
Mayor

GENERAL PERMIT APPLICATION

Barney Heath
Director

PROJECT #: _____ ZONING DISTRICT: _____ DATE RECEIVED: _____

PROJECT DESCRIPTION: Special Permit and Site Plan Approval/Request to Amend Council Order #96-17

PROPERTY LOCATION INFORMATION

STREET ADDRESS: Washington Street, Walnut Street, Washington Terrace, and Bailey Place (see Schedule A attached hereto)

CITY/ZIP: Newton, MA 02460

LEGAL DESCRIPTION (SECTION, BLOCK, LOT): 21, 029, 0010-0023

PROPERTY OWNER INFORMATION

NAME: Mark Newtonville, LLC PHONE: N/A

MAILING ADDRESS: 57 River Street, Suite 106, Wellesley, MA 02481 E-MAIL ADDRESS: N/A

PROPERTY OWNER CONSENT

I am (we are) the owner(s) of the property subject to this application and I (we) consent as follows:

1. This application for a land use permit or administrative approval for development on my (our) property is made with my permission
2. I (we) grant permission for officials and employees of the City of Newton to access my property for the purposes of this application.

Mark Newtonville, LLC

X *Stephen J. Buchbinder* 4-9-18
by Stephen J. Buchbinder, its attorney duly authorized (Date)

NOTICE: The City of Newton staff may need access to the subject property during regular business hours and will attempt to contact the applicant/agent prior to any visit. Further, members of a regulatory authority of the city may visit the property as well.

APPLICANT/AGENT INFORMATION

NAME: Stephen J. Buchbinder, Esquire, Schlesinger and Buchbinder, LLP

BUSINESS PHONE: 617-965-3500 CELL PHONE: _____

MAILING ADDRESS: 1200 Walnut Street, Newton, MA 02461-1267 E-MAIL ADDRESS: sjbuchbinder@sab-law.com

X *Stephen J. Buchbinder* 4-9-18
(Application/Agent Signature) (Date)

NOTICE: The applicant/agent is the primary contact and may be any individual representing the establishment or property owner. The applicant/agent must also be legally authorized to make decisions on behalf of the Property Owner(s) in regards to the application.

-----OFFICE USE ONLY BELOW THIS LINE-----

CHECK APPROPRIATE PERMIT OR REVIEW PROCESS (CHECK ALL BEING SUBMITTED)			
<input type="checkbox"/>	Zoning Review Application	<input type="checkbox"/>	Comprehensive Permit
<input type="checkbox"/>	Administrative Site Plan Review	<input type="checkbox"/>	Variance Application
<input type="checkbox"/>	Sign Permit	<input type="checkbox"/>	Historic Preservation Review
<input type="checkbox"/>	Special Permit/Site Plan Approval	<input type="checkbox"/>	Conservation Commission Review
<input type="checkbox"/>	Fence Appeal	<input type="checkbox"/>	Other, describe

Comments: _____

PERMIT INTAKE INITIALS AND DATE STAMP

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Planning NSC

SCHEDULE A

	Property Address and Square Footage per Assessors Records	Legal Description (SBL)	Zoning District and Ward	Owner
1.	241 Walnut Street, Newton, MA 02460 7,794 sf	21029 0010	BU2 Ward 2	Mark Newtonville, LLC
2.	245-261 Walnut Street 12,788sf	21029 0011	BU1 Ward 2	Mark Newtonville, LLC
3.	845-855 Washington Street 7,478 sf	21029 0012	BU1 Ward 2	Mark Newtonville, LLC
4.	14-18 Bailey Place 9,457 sf	21029 0013	BU2 Ward 2	Mark Newtonville, LLC
5.	22 Bailey Place 6,914 sf	21029 0014	BU2 Ward 2	Mark Newtonville, LLC
6.	Unnumbered lot on Bailey Place 3,364 sf	21029 0015	BU2 Ward 2	Mark Newtonville, LLC
7.	861-865 Washington Street 17,072 sf	21029 0016	BU2 Ward 2	Mark Newtonville, LLC
8.	857-859 Washington Street 3,325 sf	21029 0017	BU1 Ward 2	Mark Newtonville, LLC
9.	867 Washington Street 3,300 sf	21029 0018	BU1 Ward 2	Mark Newtonville, LLC
10.	869 Washington Street 19,971 sf	21029 0019	BU2 Ward 2	Mark Newtonville, LLC
11.	875 Washington Street 10,760 sf	21029 0019A	BU1 Ward 2	Mark Newtonville, LLC
12.	6-8 Washington Terrace 2,345 sf	21029 0020	BU2 Ward 2	Mark Newtonville, LLC
13.	10-12 Washington Terrace 1,855 sf	21029 0021	BU2 Ward 2	Mark Newtonville, LLC
14.	16-18 Washington Terrace 4,200 sf	21029 0022	BU2 Ward 2	Mark Newtonville, LLC
15.	22 Washington Terrace 4,382 sf	21029 0023	BU2 Ward 2	Mark Newtonville, LLC

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 Newton City Clerk
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 David A. Olson, CMC
 Newton, MA 02459

GENERAL PERMIT APPLICATION INSTRUCTIONS

LAND USE PERMITTING CHECKLIST (City staff, check all that apply)

In most instances, any development or land disturbance activity within the City of Newton will require some type of review and approval from the Planning Department and one of the City's regulatory authorities. In all cases, this General Permit Application must accompany all land use permitting applications. A checklist of permit forms, by regulatory authority, is provided below:

Administrative

- Administrative Site Plan
- Review of Accessory Apartment
- Wireless Facility

Conservation Commission

- Request for Determination of Applicability
- Notice of Intent
- Abbreviated Notice of Resource Area Delineation

Historic Commission(s)

- Demolition Delay
- Historic District
- Landmark/Preservation Restriction

Land Use Committee

- Amendment to Special Permit/Site Plan
- Extension of Nonconforming Use or Building
- Site Plan Only
- Special Permit/Site Plan

Urban Design Commission

- Fence Appeal
- Sign Permit

Zoning Board of Appeals

- Appeals of the ISD Commissioner
- Comprehensive Permit
- Variance Application

DAVID A. OLSON, CMC
Newton, MA 02459

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NOTE: The Planning Department has many handouts that provide useful information regarding each of the permitting processes above. Petitioners should also be aware that approvals from other City or State agencies may be necessary as well.

APPLICATION COMPONENTS

For each permit application, the submission of inaccurate information or an incomplete application may delay the review and approval process for said permit. The items needed for a complete application will vary by permitting process, but generally include:

FORMS: A completed General Application and the project-specific permit application form. The signature of the Property Owner (or the Owner's legal representative) and the Applicant/Agent are **mandatory** on the General Permit Application.

FEES: To process any land use permit application, it must be submitted with the appropriate fee. The permit fee will vary by permitting process. All fees are subject to change, please contact the Department of Planning to verify the current fee.

SUBMITTALS: Each permit should also be accompanied by the necessary supporting documentation. The items needed to explain a project may vary, please refer to the permit application for the typical documents submitted for each permit application or contact a city planner. All applications should be submitted in hard and digital formats.

SUBMITTING THE APPLICATION

Bring the complete application to the Planning Department (at Inspectional Services customer service counter), on the second floor of City Hall at 1000 Commonwealth Avenue. A planner will review the application, answer any questions you may have and explain the next step of the permitting process.

If you have questions about an application or application process, please call the Department of Planning at (617) 796-1120 or visit the Planning Department, Monday-Friday: 8:30 a.m. to 5:00 p.m., and Tuesday 8:30 a.m. to 8:00 p.m.

INCOMPLETE APPLICATIONS WILL NOT BE ACCEPTED.