



City Council Docket

July 12: Land Use
July 13: Programs & Services, Public Safety & Transportation
and Public Facilities
July 18: Zoning & Planning
July 19: Land Use
August 1: Finance
August 2: Land Use

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Continued
Monday, July 11, 2022
7:45 p.m, Hybrid
To be reported on
Monday, August 8, 2022

The City Council will hold this meeting as a hybrid meeting in the City Hall Chambers on Monday, July 11, 2022, 7:45 pm To view this meeting on zoom use this link at the above date and time:

<https://us02web.zoom.us/j/85855866153>

One tap mobile

US: +13017158592, 858 5586 6153#

Land line

US: +1 301 715 8592

Meeting ID: 858 5586 6153

You may also:

1. Watch a live broadcast of the meeting on NewTV's government channel (Comcast 9, RCN 13, 614(HD), Verizon 33).
2. View a live stream on NewTV's Vimeo channel at: <https://vimeo.com/newtvgov>

City of Newton

In City Council to be Accepted and Referred to Committees

Referred to Land Use Committee

#372-22

Discussion with city staff regarding TRIO's survey results

COUNCILORS LAREDO, LIPOF, LUCAS, GREENBERG, MARKIEWICZ, DANBERG, LEARY, MALAKIE, BAKER, WRIGHT, OLIVER requesting a discussion with the Planning Department regarding the results of TRIO's survey of its residents about their transportation needs and habits. The discussion should include information on:

The location of this meeting is handicap accessible and reasonable accommodations will be provided to persons requiring assistance. If you need a special accommodation, *please contact Jini Fairley, at least two days in advance of the meeting: jfairley@newtonma.gov, or 617-796-1253. For Telecommunications Relay Service dial 711.*

- The demographics of the TRIO residents, including information on the number of residents (a) who do not or cannot drive at all; (b) who work from home (part-time and full-time); per unit and, if there are children, what ages are the children
- How many residents own or lease cars and how many of those cars are parked at TRIO
- What forms of transit are residents using instead of cars?
- For residents who do not own or lease a car, why have they made that decision – the availability of amenities in Newtonville; the ability to use Lyft and Uber; the current cost of new and used cars; other factors
- Are residents getting subsidized transit passes from their employers
- How much are residents using the bike racks and storage on site?
- What is the utilization of electric charging stations on site?

#373-22

Petition to amend Deed Restriction and Order #276-68(3) at 120 Wells Ave

HARTFORD PROPERTIES, LLC petition to amend the deed restriction adopted by Board Order #276-68(3), dated November 18, 1963, as amended, to allow a day care center at 120 Wells Avenue, Ward 8, Newton, on land known as Section 84 Block 34A Lot 06, containing approximately 50,010 sq. ft. of land in a district zoned LIMITED MANUFACTURING.

Public Hearing to be Assigned for August 9, 2022

#374-22

Request to further extend a nonconforming detached accessory building, to allow reduced separation distance from an abutting dwelling, and to further increase FAR at 199 Church Street

199 CHURCH STREET, LLC petition for SPECIAL PERMIT/SITE PLAN APPROVAL to: construct a two-story rear addition to the principal dwelling, further increasing nonconforming FAR; to convert an existing detached structure into an accessory apartment and allow a reduced separation distance between the detached accessory structure and abutting dwelling; and to further extend a nonconforming two-story detached accessory building at 199 Church Street, Ward 1, Newton, on land known as Section 12 Block 13 Lot 16, containing approximately 10,688 sq. ft. in a district zoned MULTI RESIDENCE 1. Ref: Sec. 7.3.3, 7.4, 6.7.1.E.7.b, 3.4.3.A.3, 7.8.2.2, 3.2.3, 3.2.11 7.8.2.C.2 of the City of Newton Rev Zoning Ord, 2017.

Public Hearing to be Assigned for August 9, 2022

#375-22

Request to allow oversized dormers and exceed FAR at 1198 Chestnut Street

SALWA ELARABI petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct shed dormers on two sides of the dwelling closer than 3 ft. to the end walls and exceeding 50% of the wall planes, and to exceed allowable FAR at 1198 Chestnut Street, Ward 5, Newton, on land known as Section 51 Block 40 Lot 20, containing approximately 11,146 sq. ft. of land in a district zoned MULTI RESIDENCE 1. Ref: Sec. 7.3.3, 7.4, 1.5.4.G.2.b, 1.5.4.G.2.c, 3.2.3, 3.2.11 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.

Public Hearing to be Assigned for August 9, 2022

#376-22 Petition to extend non-conforming two-family use and to exceed FAR at 1766-1768 Commonwealth Avenue

JOE DESOUZA petition for SPECIAL PERMIT/SITE PLAN APPROVAL to combine two parcels and eliminate the interior lot line, and to construct additions to the existing dwelling, exceeding allowable FAR and further extending the nonconforming use at 1766-1768 Commonwealth Avenue, Ward 4, Newton, on land known as Section 43 Block 08 Lot 04, containing approximately 12,880 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: 7.3.3, 7.4, 3.4.1, 7.8.2.C.2, 3.1.3, 3.1.9 of the City of Newton Rev Zoning Ord, 2017

Public Hearing to be Assigned for August 9, 2022

#377-22 Petition to allow parking in the front setback at 344 Woodward Street

RAJEEV PATTNI petition for SPECIAL PERMIT/SITE PLAN APPROVAL to allow parking in the front setback at 344 Woodward Street, Ward 5, Newton, on land known as Section 54 Block 08 Lot 24, containing approximately 8000 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec. 7.3.3, 7.4, 5.1.7.A, 5.1.13 of the City of Newton Rev Zoning Ord, 2017.

Public Hearing to be Assigned for August 9, 2022

#378-22 Request to further extend nonconforming FAR at 17 Jerome Avenue

DAN AND JULES MYUNG petition for SPECIAL PERMIT/SITE PLAN APPROVAL to partially enclose a porch and construct a two-story addition within the existing footprint, further increasing nonconforming FAR at 17 Jerome Avenue, Ward 3, Newton, on land known as Section 34 Block 39 Lot 13, containing approximately 2640 sq. ft. of land in a district zoned SINGLE RESIDENCE 3. Ref: Sec. 7.3.3, 7.4, 3.1.3, 3.1.9, 7.8.2.C.2, of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.

Referred to Zoning & Planning Committee

#379-22 Reappointment of Eliza Datta to the Community Preservation Committee

HER HONOR THE MAYOR reappointing Eliza Datta, 40 Homer Street, Newton as a full member of the Community Preservation Committee for a term of office to expire on July 31, 2025. (60 Days: 09/09/2022)

#380-22 Reappointment of Martin Smargiassi to the Community Preservation Committee

HER HONOR THE MAYOR reappointing Martin Smargiassi, Newton as a full member of the Community Preservation Committee for a term of office to expire on July 10, 2025. (60 Days: 09/09/2022)

Referred to Programs & Services Committee

- #381-22** **Authorization to acquire the property at 47 Walnut Place**
HER HONOR THE MAYOR requesting authorization to acquire whether by purchase or friendly eminent domain the property at 47 Walnut Place adjacent to the current Senior Center.

Referred to Public Safety & Transportation Committee

- #382-22** **Request for authorization on the number of police officers detailed at each polling place for elections**
CITY CLERK, in accordance with MGL Chapter 54, section 72, recently amended by "The VOTES Act" (6/2022), which changed the responsibility for detailing a sufficient number of police officers for each polling place from the Chief of Police to City Council; requesting approval of a detail of a sufficient number of police officers and staffing hours for each polling place to preserve order and to protect the election officers from any interference with their duties and to aid in enforcing the laws relating to elections. The Chief of Police, in consultation with the City Clerk, will provide a plan for providing police officers at polling locations in the number required by the City Clerk to meet this obligation.

Referred to Public Facilities Committee

Public hearing to be assigned for July 13, 2022

- #383-22** **5-58 for the Newton Center for Active Living at 345 Walnut Street**
DESIGN REVIEW COMMITTEE petition, pursuant to 5-58, for schematic design and site plan approval at 345 Walnut Street for the design of the new 33,000 SF facility to replace the current Senior Center located at 345 Walnut Street in Newtonville to meet the needs and interests of Newton's older adults.

Public hearing to be assigned for July 13, 2022

- #384-22** **Eversource petition for Grant of Location in Kinmonth Road**
EVERSOURCE ENERGY petitioning for a grant of location to install 145' ± of conduit in Windsor Road southerly from pole 469/5 and install 145' ± of conduit in Kinmonth Road westerly from Windsor Road thence turning southerly.

- #385-22** **Appointment of Jay Snyder to the Citizens Commission on Energy**
HER HONOR THE MAYOR appointing Jay Snyder, 2117 Commonwealth Avenue, Newton to the Citizens Commission on Energy for a term of office to expire June 15, 2024. (60 days: 09/09/22)

Referred to Finance Committee

#386-22

Discussion with Administration regarding Consultants, including the process of selection, project oversight, billing, and contract negotiation

COUNCILORS LAREDO, OLIVER, MARKIEWICZ, GROSSMAN, KALIS, HUMPHREY, WRIGHT, MALAKIE, BAKER, NORTON, GENTILE, LIPOF, AND LUCAS requesting a discussion with the

Administration regarding the process for selecting and overseeing the work of consultants retained by the city including (a) the criteria for when consultants are selected without a bidding process; (a) how contracts with consultants are negotiated; (c) the process for creating change orders in consulting contracts; (d) what detail is expected in bills submitted by consultants and the process for review and approval of such bills; and (e) whether bills submitted by consultants have ever been rejected or challenged and the reasons for such rejections or challenges.