

## DOCKET

Feb. 24: Finance; Zoning&Planning  
Feb. 25: Real Property Reuse

Continued  
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Tuesday, February 18, 2014  
7:45 PM, Newton City Hall  
To be reported on  
**MONDAY, MARCH 3, 2014**

### CITY OF NEWTON

#### IN BOARD OF ALDERMEN

- I. Communications from His Honor the Mayor and other City Boards, Agencies, and Commissions.

#### **REFERRED TO LAND USE COMMITTEE**

*Public Hearings to be assigned for March 11, 2014:*

- #41-14     LINDA WILLIAMS petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to demolish an existing detached garage and construct an attached garage with a bedroom above on the northern corner of an existing single-family dwelling, which will increase the Floor Area Ratio from the .36 allowed to .43, at 54 BONAD ROAD, Ward 3, West Newton, on land known as SBL 32, 55, 11, containing approximately 12,000 sq. ft. in a district zoned SINGLE RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-15 Table A, 30-15(u) of the City of Newton Rev Zoning Ord, 2012.
- #42-14     HEATHER & ALLEN SUSSMAN petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to EXTEND A NONCONFORMING STRUCTURE to add a bay in front of the existing single-car garage to create a two-car garage and to construct additions to the first and second floors totaling approximately 800 sq. ft., which will increase the Floor Area Ratio from .28 to .43, where .39 is allowed at 58 FERNCROFT ROAD, Ward 5, Waban, on land known as SBL 53, 8, 3, containing approximately 9,483 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-15 Table A, 30-15(u), and 30-21(b) of the City of Newton Rev Zoning Ord, 2012/
- #139-12(2)     BANK OF AMERICA, N.A./DANA J. KATZ, TRUSTEE, DK REALTY TRUST petition to AMEND special permit #139-12 (granted on 8/13/12 for a freestanding sign and to permit a second principal sign and to waive dimensional limits) to add an additional tenant and if necessary relief for a second principal sign if the existing wall sign is deemed to be a principal sign at 176 BOYLSTON STREET, Ward 7, CHESTNUT HILL, on land known as SBL 82, 2, 18, containing approximately 64,007 sq. ft. in a district zoned BUSINESS 1 and 4. Ref: Sec 30-24, 30-23, 30-20(f)(1), (2), and (9), 30-20(l) of the City of Newton Rev Zoning Ord, 2012 and Special Permit #139-12.

- #43-14 SALOMEH SADRI petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to allow an accessory apartment in a single-family dwelling at 21 COURT STREET, Ward 2, NEWTONVILLE, on land known as SBL 23, 16, 13, containing approximately 5,498 sq. ft. in a district zoned MULTI RESIDENCE 1. Ref: Sec 30-24, 30-23, 30-9(h), 30-19(d)(19), 30-19(g) and (1) and (2) of the City of Newton Rev Zoning Ord, 2012.
- #44-14 CAFÉ SANTIAGO, LLC/DAVID T. ZUSSMAN, TRUSTEE petition for a SPECIAL PERMIT /SITE PLAN APPROVAL to locate a restaurant of more than 50 seats, to waive the 14 parking stalls associated with the proposed restaurant; and to allow cooking classes on-site at 105 UNION STREET, Ward 6, NEWTON CENTRE, on land known as SBL 61, 36, 9, containing approximately 31,455 sq. ft. of land in a district zoned BUSINESS 1. Ref: 30-24, 30-23, 30-11(d)(9), (13), 30-19(c)(3) (d)(13), and (m), 30-5(b)(2) of the City of Newton Rev Zoning Ord, 2012.

### OTHER COMMUNICATIONS

- #45-14 TONY LOGALBO re-appointed by the President of the Board of Aldermen as a Citizen Representative on the FINANCIAL AUDIT ADVISORY COMMITTEE for a term expiring on December 31, 2016.
- #318-13 ZBA #14-13 RODNEY D. FARNSWORTH III filing on February 11, 2014 with the Land Court Department an appeal from the decision of the Zoning Board of Appeals re an illegal accessory apartment at 159-161 Edinboro Street, Ward 2, Newtonville.
- #46-14 NEWTON UPPER FALLS AREA COUNCIL submitting on February 11, 2014 its 2013 Annual report pursuant to Section 9-10 of the City Charter.

### REFERRED TO ZONING & PLANNING COMMITTEE

*Public Hearing to be assigned:*

#### REFERRED TO ZONING & PLANNING & REAL PROPERTY REUSE COMMITTEES

- #47-14 SARAH QUIGLEY et al. filing on February 3, 2014 a Group Petition pursuant to Sec. 10-2 of the Newton Charter which seeks the following:
1. Review and rescind the declaration and classification of the Austin Street public parking lot as surplus municipal land.
  2. Recommend that the mayor or other municipal authority withdraw the offer to sell the land, exercising an option listed in the Request for Proposal dated February 13, 2013.
  3. Rezone the Austin Street parking lot from the recently created Mixed Use 4 (MU4) zone to a zone that is more appropriate to the scale of Newtonville village: Public Use, BU1 or BU2.

***N.B: Board action shall be taken not later than three months from the date the petition was filed with the City Clerk.***

**REFERRED TO FINANCE COMMITTEE**

Re-appointment by His Honor the Mayor

#48-14 JAMES REARDON re-appointed as the Treasurer/Collector of the City of Newton for a term to expire December 31, 2017. (90-days 05/11/14) [02/10/14 @ 6:47 PM]

**REFERRED TO LAND USE AND FINANCE COMMITTEES**

#49-14 LAND USE COMMITTEE requesting discussion with the Chief Financial Officer and the Chief Information Officer regarding the critical need to implement technology which enables the development and management of a shared searchable database which contains parcel-based information that can be accessed by Planning, Inspectional Services (ISD), Assessing, the Board of Aldermen and the community. This technology must support the work of ISD in both the office and the field to more effectively and efficiently monitor and enforce compliance with approved special permits and other related Board Orders. [02/10/14 @ 6:47 PM]

**REFERRED TO PROGRAMS & SERVICES AND FINANCE COMMITTEES**

#50-14 HIS HONOR THE MAYOR requesting authorization to transfer the sum of one hundred thousand dollars (\$100,000) from FY2015 Budget Reserve to a Health & Human Services Mental Health Services Account for the purpose of developing and implementing a Risk Identification and Suicide Intervention Program with Riverside Community Care and other appropriate organizations. [02/10/14 @ 6:47 PM]

**REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES**

#51-14 HIS HONOR THE MAYOR requesting authorization to appropriate the sum of five hundred thousand dollars (\$500,000) from Free Cash for the purpose of covering the costs of snow and ice removal in the Public Works Department's Budget. [02/10/14 @ 6:47 PM]

**REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES**

#52-14 HIS HONOR THE MAYOR requesting authorization to appropriate and expend six million one hundred twelve thousand two hundred ninety-six dollars (\$6,112,296) from bonded indebtedness for the replacement of Fire Station #10, a training area and a new Wires Division Building at 755 Dedham Street and a temporary facility. [08/04/09 @ 4:29 PM]

**REFERRED TO REAL PROPERTY REUSE COMMITTEE**

#53-14

HIS HONOR THE MAYOR seeking an amendment of reuse board order #645-76, dated December 6, 1976, amended by board order #466-93, dated November 15, 1993, re the Newton Arts Center, 61 Washington Park, Newtonville, in order to allow execution of all necessary documents to subordinate the City's right of reverter in connection with a proposed loan to the Newton Arts Center.

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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 the Newton ADA Coordinator, Joel Reider, at least two days in advance of the meeting: [jreider@newtonma.gov](mailto:jreider@newtonma.gov) or 617-796-1145. For Telecommunications Relay Service dial 711.