

IN BOARD OF ALDERMEN

BOARD ACTIONS

Monday, October 6, 2014

Present: Ald. Albright, Baker, Blazar, Brousal-Glaser, Ciccone, Cote, Crossley, Danberg, Fuller, Gentile, Harney, Hess-Mahan, Kalis, Lappin, Laredo, Leary, Lipof, Norton, Rice, Sangiolo, Schwartz, Yates and Lennon

Absent: Ald. Johnson

THE BOARD OF ALDERMEN DISCUSSED AND VOTED THE FOLLOWING ITEMS ON SECOND CALL:

REFERRED TO FINANCE COMMITTEE

#255-14 HIS HONOR THE MAYOR recommending that 1316 Beacon Street, 1330 Beacon Street, and 1338 Beacon Street, including trees and structures on the properties, be acquired through purchase or by friendly takings ~~eminent domain~~ for the purpose of expanding the Zervas Elementary School site. [06/16/14 @11:17 AM]

FINANCE APPROVED AS AMENDED 5-0-1 (Norton abstaining) on June 23, 2014

MOTION TO REFER BACK TO FINANCE COMMITTEE WAS APPROVED BY VOICE VOTE ON JULY 14, 2014

FINANCE APPROVED AS AMENDED 4-2 (Blazar and Norton opposed)

MOTION TO AMEND THE RECOMMENDATION OF THE FINANCE COMMITTEE TO INCLUDE ALL THREE PROPERTIES WAS APPROVED BY VOICE VOTE

ITEM APPROVED AS AMENDED TO INCLUDE ALL THREE PROPERTIES 18 YEAS, 5 NAYS (Ald. Blazar, Hess-Mahan, Norton, Sangiolo, Yates), 1 ABSENT (Ald. Johnson)

Clerk's Note: The Chair of the Finance Committee presented this and the following item together. He noted that the Finance Committee had only approved the purchase of two of the properties at its meeting on October 1, 2014 because the purchase and sale agreement on the third property, 1338 Beacon Street, had lapsed and a new agreement had not been reached. He noted that earlier in the day today, a new agreement had finally been reached and a fully executed purchase and sale agreement had been signed. With this agreement in place he would ask for a motion to approve all three properties and funding in the amount of \$2,415,000 to cover the cost of the purchases. Motions were made to amend the approvals to include the third property and to increase the funding amount which were approved by voice vote.

The Chairman of Finance reminded the Board that as this was both a property acquisition and the funding for that acquisition, a 2/3rds vote of those present and voting would be needed to approve the items.

It was noted that this is one of the more important votes that the Board will take during the term. There is a lot of money involved and because the Board is talking about real estate, if a mistake is made on this real estate transaction, it will be hard to correct. There were some real estate mistakes in the past: not making property purchases around Newton North and in the need to site two middle schools across the street from one another. With the larger enrollment expected at Zervas it only make sense to have a larger site and it would be irresponsible to not plan for more space for more children. The Board was asked to not be short sighted. If the City is renovating a school capacity needs to be added.

The school building process has more oversight today than it has ever had. This project has been vetted and approved by the Superintendent and the School Committee, the Mayor's Office, the Public Buildings Department and the Planning Department, the Zervas Working Group, the Zervas School Building Committee, the Design Review Committee, the abutters, and the professionals – the project team, architects, engineers and consultants that have worked on this project. The project team reviewed 15 potential sites before making the recommendation to purchase these properties and to expand the current site. It was noted that the Board members that have been deeply involved in the working group for this project are all in favor of this acquisition.

If these properties are not purchased, the program at the school would need to be limited. There were many community meetings to vet and talk about this project. Concerns from the community have been heard and addressed in the current plans. This is a project not just for today but for decades to come and to have more land will give the City more options in the site and design. The City has the opportunity to acquire additional parcels to make this site better.

Concern was raised about the cost of the properties as they seemed to be in excess of the clear market value of the properties. The City Solicitor's office made it clear that there are a number of add-ons above the value of the property including relocation expenses that have added to the cost of the acquisitions thus the higher costs. These are willing sellers and are not being forced out. Eminent Domain is not necessary to be used in this case.

The design that is being considered for this site has a single entry access point and given the Newtown tragedy, this is a positive for the current plan. It will provide for safety.

It was felt by some that the site plan should be completed before the City acquires these properties. The Board should know what the site plan is before committing to the purchase. The additional space may not be needed and the funds that are committed for acquisition could be spent on other things.

The process has reached a point where it is presumed that this school will be for 490 students. Concern was raised however that if the number of students in each classroom is consistent with

the number of students in other classrooms around the city the City there will be a much larger student population.

It was asked if this is the site where a new building should be built? There seems to be a great deal of criticism from the community about building a new school. A former school committee member has said that there was no involvement in putting the request to fund this on the ballot. The override was for renovation and an addition, not a completely new school.

It was felt by some that the policy to create larger centralized schools is a wrong-headed policy. The City needs to have smaller, walkable schools. We need smart growth and livable, sustainable communities. People are going to have to drive to this location. By widening the road and putting in a turn lane, we are giving people permission to drive their kids to school. It has become a problem at other schools where the traffic has become a problem with people parked and double-parked in the blue zone, parents creating their own blue-zones and letting their kids out of the car on the driver's side into traffic. There will be gridlock around these mega-size schools. We will have traffic conflicts. We don't have a traffic study or parking study for this site to find out what is needed here. We would not allow this for a business seeking a special permit, we would require a traffic study be done. Why are we not asking for it here? We don't know if this will work and it is against our knowledge of livable, sustainable communities.

It was noted that the City will be spending \$40 million to add a 170 student capacity to this building, when we could be spending \$40 million on another school that could add 490 student capacity to the system. There are areas south of Route 9 and in Ward 8 where new schools are needed. The City should be using this money for a brand new school, or to go to full time kindergarten citywide, not for just an additional 170 students at Zervas. More work needs to be done.

There has been a good and thoughtful counterproposal that has been made by a group of very committed and honorable citizens that have proposed to make this site better designed and perhaps save us some money, however, the problem is that no one has been able to tell us that the plan of putting parking within the wetland setback is possible or likely to be approved. It would be irresponsible to not vote to acquire these properties when we can for a reasonable price to avoid the eventuality that if we can't build a parking lot in that wetland that we are not stuck with having to use necessary educational and green program spaces for parking.

It was noted that with a larger school and more teachers, more space will be needed for parking so as not to have them parking on the streets.

This project is staying under the cap and we are not spending more than the \$40 million even with the acquisition. If we were being asked to spend over the \$40 million it would be a different story.

The plan for the override was built on a long range plan for the schools. Most of us in this room supported the override, and had access to information about the plan. It was clear that there were two primary reasons for addressing the schools. One was the substandard condition of the schools and the second was to address the insufficient capacity of the buildings as they exist.

The Zervas School was chosen as a way to add substantial capacity to the system early in the process. With the purchase of these properties we can make this an excellent school. It is not a perfect plan, but it is pretty darn good. We have not gotten to the 5-58 process and we will have the opportunity to review the particulars of the plan, but we need to make the decision to purchase these properties now. Let's not have a great building on a poor site.

The site plan boils down to parking. Can we justify parking as the reason to purchase three houses and demolish them? For years I have heard that we don't need to build more parking spaces, we need to build less. Institutions in Newton are looking at Real Estate, are we going to say no to them and then do it ourselves? All of our school sites are tight. Is this going to be the precedent that we are going to set? Will we be buying up residential properties around all the schools to allow for parking?

At the beginning of the 20th century, schools were in the center of villages. In the later-half of the century city leaders dismantled that plan, sold off school properties and consolidated them. This has destroyed some of the villages and the communities around them. The alternatives were dismissed early in the process. The suggestion of looking at putting a new school on the land at the DPW site was casually dismissed. Alternatives for a new school were not seriously looked at. The placement of the Zervas School on the edge of a wetland when it was originally built was marginal at best. Expanding Zervas in this way is the exact product of those bad decisions in the past.

There are currently 3.5 usable acres at the site and with the 300 students currently there, it is not a comfortable place for our students. When you layer in the important educational program, the single secure entrance to the building and the wetlands, it is obvious that we will need the additional space. We owe those that are going there now to fix the traffic situation. When you add the additional acreage it will make it work well. In the 5-58 process, if there are better ways to deal with the parking and site the school we will be able to deal with those then.

We have looked at how many students should be at this site. Several of our elementary schools are currently at this size, this will not be a mega school. The design team looked at many sites and kept coming back to the Zervas site. In the selection of the architects, Design Partnership was chosen because they were the only firm that took a serious look at renovation. It has been determined that a renovation is not the best option.

The concept of the additional schools is something that needs to be looked at. Why, with an additional 1,000 children in the schools, are we not talking about building a new school?

We are losing three more homes that are on the more affordable side as they compare to the average in Newton. The number of demolition requests that have come to the Historic Commission is up and the Commission is adding meetings to deal with that. Do we need to lose these properties? Can we save the trees?

It was asked why the conversations about the wetlands had not been undertaken with the Conservation Commission.?

- #256-14 HIS HONOR THE MAYOR requesting authorization to appropriate the sum of two million seven hundred thousand dollars (\$2,700,000) from the Capital Stabilization Fund-Operating Override Account Fund for purposes of funding all costs associated with the acquisition of 1316 Beacon Street, 1330 Beacon Street, and 1338 Beacon Street including any relocation obligations the City may have pursuant to Massachusetts General Law Chapter 79A. [06/16/14 @11:17 AM]
- COMMITTEE OF THE WHOLE APPROVED AS AMENDED @ \$2.4 MILLION 11 YEAS, 12 ABSTENTIONS**
- ITEM POSTPONED ON SEPTEMBER 2, 2014 TO DATE CERTAIN OF SEPTEMBER 15, 2014 BY VOICE VOTE**
- ITEM RECOMMITTED TO FINANCE ON SEPTEMBER 15, 2014 BY VOICE VOTE**
- FINANCE APPROVED AS AMENDED 4-2 (Blazar and Norton opposed)**
- MOTION TO AMEND THE RECOMMENDATION OF THE FINANCE COMMITTEE TO \$2,415,000 WAS APPROVED BY VOICE VOTE**
- ITEM APPROVED AS AMENDED TO \$2,415,000 18 YEAS, 5 NAYS (Ald. Blazar, Hess-Mahan, Norton, Sangiolo, Yates), 1 ABSENT (Ald. Johnson)**

Clerk's Note: Please see Clerk's Note for docket item #255-14 above.

THE BOARD OF ALDERMEN VOTED WITHOUT DISCUSSION 22 YEAS, 1 RECUSED (Ald. Brousal-Glaser) 1 ABSENT (Ald. Johnson), TO TAKE THE FOLLOWING ACTIONS:

REFERRED TO LAND USE COMMITTEE

Tuesday, September 16, 2014

- #272-14 CHRISTINE BOISCLAIR petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to EXTEND A NONCONFORMING STRUCTURE to construct a portico of approximately 4.5 feet over the front entrance at 42 BRAE BURN ROAD, Ward 4, Auburndale, on land known as SBL 43, 5, 2, containing approximately 9,095 sf of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-15 Table 1, 30-21(b) of the City of Newton Rev Zoning Ord, 2012.
- HEARING CLOSED; LAND USE APPROVED 8-0**
- #274-14 GATEWAY CENTER REALTY TRUST petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to replace and legalize an existing freestanding sign at 296-334 WASHINGTON STREET (Gateway Center), Ward 1, Newton Corner, on land known as SBL 12, 11, 1, in a district zoned BUSINESS 1. Ref: Sec 30-24,

30-23, 30-20(l) of the City of Newton Rev Zoning Ord and special permit #270-67.

HEARING CLOSED; LAND USE APPROVED 8-0

#257-13(3) WELLS AVENUE BUSINESS CENTER LLC requesting that the restriction adopted by Board Order #276-68(3), dated November 18, 1968, and subsequent amendments be further amended to reflect a waiver of use restriction to permit an interior place of amusement at 145 WELLS AVENUE, Ward 8. *NOTE: Public Hearing not required.*

LAND USE APPROVED 8-0

#257-13(4) WELLS AVENUE BUSINESS CENTER LLC petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to permit a “place of amusement,” an indoor bouncy house, in an existing building housing a day care and to waive 7 parking stalls, reduce minimum aisle width for one-way traffic and waive interior landscaping requirements at 145 WELLS AVENUE, Ward 8, on land known as SBL 84, 34, 2G, containing approximately 86,256 sf of land in a district zoned LIMITED MANUFACTURING. Ref: Sec 30-24, 30-23, 30-5(a)(3)d)iii, 30-12(e)(8), 30-19(d)(13), and(16), 30-19(h)(3)a, 30-19(i)(2), 30-19(m) of the City of Newton Rev Zoning Ord, 2012. *NOTE: Accompanying petition #257-13(3) requests that the restriction adopted by Board Order #276-68(3), dated November 18, 1968, and subsequent amendments be further amended to reflect a waiver of use restriction to permit an interior place of amusement*

HEARING CLOSED; LAND USE APPROVED 8-0

#316-14 KATHLEEN CURRAN petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to EXTEND A NONCONFORMING STRUCTURE to construct a 2-story addition including an attached 2-car garage with living space above with a dormer wider than 50% of the wall below at 30 HANCOCK STREET, Ward 4, Auburndale, on land known as SBL 43, 17, 17, containing approximately 13,950 sf of land in a district zoned SINGLE RESIDENCE 3. Ref: Sec 30-24, 30-23, 30-15 Table 1, 30-15(t)(1), 30-21(b) of the City of Newton Rev Zoning Ord, 2012.

HEARING CLOSED; LAND USE APPROVED 8-0

Hearing opened on July 29, continued to September 16:

#318-13(3) RODNEY D. FARNSWORTH III petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to create an accessory apartment in part of an finished living space in the basement at 161 EDINBORO STREET, Ward 2, NEWTONVILLE on land known as SBL 21, 23 18, containing approximately 17,496 sf of land in a district zoned MULTI RESIDENCE 1. Ref: Sec 30-24, 30-23, 30-9(h)(2) of the City of Newton Rev Zoning Ord, 2012.

HEARING OPENED ON JULY 29, CONTINUED TO SEPTEMBER 16

HEARING CLOSED; LAND USE APPROVED 8-0

#229-14 MICHAEL & DENA RASHES petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to EXTEND a NONCONFORMING STRUCTURE to add

approximately 2,372 sq. ft. to the rear of an existing dwelling, which is nonconforming as to height, ~~and to relocate the existing detached garage from the western side of the property to the eastern side of the property and~~ to construct an attached three-car garage, and to waive preservation and conservation restrictions and to amend special permit #127-80(2), at 93 BELLEVUE STREET, Ward 1, NEWTON, on land known as SBL 12, 21, 39 and 40, containing approximately 93,923 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-21(b), 30-8(b)(7), 30-15 Table 1 of the City of Newton Rev Zoning Ord, 2012.

HEARING OPENED ON JULY 29, CONTINUED TO SEPTEMBER 16
HEARING CLOSED; LAND USE APPROVED 8-0

#275-14 BRIGHT HORIZONS CHILDRENS CENTERS/320 NEEDHAM DE, LLC. petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to waive 20 parking stalls, to locate parking stalls within a setback, to waive landscape, lighting, and surfacing requirements for the parking lot and to waive the requirement for bicycle parking facilities in order to locate a child care center at 230 NEEDHAM STREET, Ward 8, in a district zoned MIXED USE 1. Ref: Sec 30-24, 30-23, 39-19(d)(13), (h), (i), (j), (k), 30-5(a)(3)d, 30-19(m) of the City of Newton Rev Zoning Ord, 2012.

HEARING CONTINUED TO SEPTEMBER 23, 2014

Hearing opened on June 10, continued to July 29; continued to September 16:

#165-14 RICHARD D. SEWALL petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to demolish an existing single-family dwelling and construct two sets of two attached single-family dwellings for a total of four dwellings which includes waivers from the side-and rear-yard setback and lot coverage requirements and relief to locate a driveway within 10 feet of a side lot line at 3-5 AUBURN STREET, Ward 3, on land known as SBL 33, 6, 34, containing approximately 23,426 sf of land in a district zoned MULTI RESIDENCE 1. Ref: Sec 30-24, 30-23, 30-9(b)(5)a and b, 30-15 Table 1, 30-15(b)(5)a and b) of the City of Newton Rev Zoning Ord, 2012.

HEARING CONTINUED TO OCTOBER 14, 2014

#285-06(2) BELL ATLANTIC MOBILE OF MASS. CORP. LTD. d/b/a VERIZON WIRELESS/THE COVENANT RESIDENCES ON COMMONWEALTH CONDOMINIUM TRUST petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to install antennas on the roof inside faux chimney structures and to place accessory radio equipment and an emergency stand-by power generator inside an equipment shelter to the rear of property at 35 COMMONWEALTH AVENUE, Ward 7, Chestnut Hill on land known as SBL 63, 1, 8, containing approximately 48,000 sf of land in a district zoned MULTI RESIDENCE 1. Ref: Sec 30-24, 30-23, 30-18A(e)(6) and 10 and 30-18A(i) of the City of Newton Rev Zoning Ord, 2012.

HEARING OPENED JULY 15, CONTINUED TO SEPTEMBER 16
HEARING CONTINUED TO OCTOBER 14, 2014

REFERRED TO LAND USE COMMITTEE

Tuesday, September 23, 2014

- #273-14 NICORE CONSTRUCTION, CORP. petition to change the zone of 114 RIVER STREET, known also as Section 33, Block 23, Lot 15, containing approximately 6,837 square feet of land, from BUSINESS 1 to MULTI RESIDENCE 2.
HEARING CONTINUED TO DATE TO BE DETERMINED
- #273-14(2) NICORE CONSTRUCTION CORP. petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to construct four attached single-family dwellings in two buildings and to locate a driveway within 10 feet of a side lot line at 5-7 ELM STREET and 114 RIVER STREET, Ward 3, West Newton, on land known as SBL 33,23, 9, containing approximately 19,483 sf of land in a district zoned MULTI RESIDENCE 2 and SBL 33, 23, 15, containing approximately 6,837 sf of land in a *proposed* MULTI RESIDENCE 2 district, for a *proposed* total of 26,290 sf of land. Ref: Sec 30-24, 30-23, 30-15(b)(5)a) and b), 30-9(b)(5)a) of the City of Newton Rev Zoning Ord, 2012 and Amend Special Permit #40-07, dated May 21, 2007.
HEARING CONTINUED TO DATE TO BE DETERMINED
- #102-06(11) CHESTNUT HILL REALTY DEVELOPMENT, LLC./KESSELER DEVELOPMENT, LLC. petition to amend Ordinance Z-37, dated November 17, 2008, which adopted a change of zone from SINGLE RESIDENCE 3 to MULTI RESIDENCE 3 conditional upon the exercise of Special Permit #102-06(9), for a parcel of land located on LaGrange Street, Ward 8, identified as Section 82, Block 37, Lot 95, and shown as Lot H-1 on a Subdivision Plan of Land in Newton MA, "Toomey-Munson & Associates, Inc.," dated April 28, 2004, recorded with the Middlesex South County Registry of Deeds in Plan Book 2005, page 102.
HEARING CONTINUED TO DATE TO BE DETERMINED
- #102-06(12) CHESTNUT HILL REALTY DEVELOPMENT, LLC./KESSELER DEVELOPMENT, LLC. petition to AMEND SPECIAL PERMIT/SITE PLAN APPROVAL #102-06(9), granted on November 17, 2008, by constructing a 4-story, 80-unit multi-family building with accessory parking, driveway, and landscaping, including waivers from the maximum height requirement, various parking dimensionals, lighting requirements, and signage on land located on LaGRANGE STREET, Ward 8, known as Sec 82, Blk 37, Lot 95, shown as Lot H-1 on a Subdivision Plan of Land in Newton MA, "Toomey-Munson & Associates, Inc.," dated April 28, 2004, recorded with the Middlesex South County Registry of Deeds in Plan Book 2005, page 102, containing approximately 640,847 sf of land in a proposed Multi Residence 3 district. Ref: §§30-24, 30-23, 30-9(d), 30-15 Table 1 footnote 5, 30-19(h)(2)a), 30-19(h)(5)a), 30-19(j), 30-19(m), 30-20(l), 30-5(b)(4) of the City of Newton Rev Zoning Ord, 2012.
HEARING CONTINUED TO DATE TO BE DETERMINED

- #275-14 BRIGHT HORIZONS CHILDRENS CENTERS/320 NEEDHAM DE, LLC. petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to waive 20 parking stalls, to locate parking stalls within a setback, to waive landscape, lighting, and surfacing requirements for the parking lot and to waive the requirement for bicycle parking facilities in order to locate a child care center at 230 NEEDHAM STREET, Ward 8, in a district zoned MIXED USE 1. Ref: Sec 30-24, 30-23, 39-19(d)(13), (h), (i), (j), (k), 30-5(a)(3)d), 30-19(m) of the City of Newton Rev Zoning Ord, 2012.
HEARING OPENED ON SEPTEMBER 16, CONTINUED TO SEPTEMBER 23
HEARING CLOSED; LAND USE APPROVED 7-0

THE BOARD OF ALDERMEN VOTED WITHOUT DISCUSSION 23 YEAS, 1 ABSENT (Ald. Johnson) TO TAKE THE FOLLOWING ACTIONS:

REFERRED TO ZONING & PLANNING COMMITTEE

Monday, September 22, 2014

REFERRED TO ZONING & PLANNING AND FINANCE COMMITTEES

- #277-14(2) COMMUNITY PRESERVATION COMMITTEE recommending the appropriation of three hundred thousand dollars (\$300,000) to the Planning and Development Department for a grant to the Newton Cultural Alliance to preserve and rehabilitate the historic Nathaniel Allen House, as described in the July 2014 proposal for “partial occupancy” as Phase 1, Part 1 of a planned larger project. [08/06/14 @ 4:16 PM]
FINANCE APPROVED 7-0 on 9/22/14
ZONING & PLANNING APPROVED 7-0 (Baker not voting)

Appointment by His Honor the Mayor

- #279-14 MATTHEW MONTGOMERY, 60 Manchester Road, Newton Highlands, appointed as a member of the CHESTNUT HILL HISTORIC DISTRICT COMMISSION for a term to expire May 31, 2017 (60 days 10/10/14) [07/01/14 @ 2:54PM]
ZONING & PLANNING APPROVED 4-0-1 (Yates abstaining; Johnson, Hess-Mahan and Baker not voting)

Re-appointment by His Honor the Mayor

- #299-14 NANCY GRISSOM, 7 Orris Street, Auburndale, re-appointed as a member of the NEWTONVILLE HISTORIC DISTRICT COMMISSION for a term to expire January 1, 2017 (60 days 10/10/14) [07/01/14 @ 2:54PM]
ZONING & PLANNING APPROVED 5-0 (Johnson, Hess-Mahan and Baker not voting)

REFERRED TO PROGRAMS AND SERVICES COMMITTEE

Wednesday, September 17, 2014

REFERRED TO PROGRAMS & SERVICES AND FINANCE COMMITTEES

- #333-14 **COMMUNITY PRESERVATION COMMITTEE** recommending the appropriation of four hundred seventy-six thousand seven hundred eighty dollars (\$476,780) to the Parks and Recreation Department to preserve, restore, and rehabilitate historic Farlow Park, as described in the proposal and supplemental materials submitted to the Community Preservation Committee from November 2013 to April 2014. [08/06/14 @ 4:16 PM]

FINANCE APPROVED 7-0**PROGRAMS & SERVICES APPROVED 7-0 (Baker not voting)**

- #254-12(2) **THE PROGRAMS & SERVICES COMMITTEE** recommending an ordinance to ban single-use plastic bags at certain retail establishments in the City of Newton. [01/10/14 @ 3:36 PM]

REFERRED TO FINANCE COMMITTEE 8-0**REFERRED TO PUBLIC SAFETY & TRANSPORTATION COMMITTEE**

Wednesday, September 17, 2014

- #325-14 **ALD. ALBRIGHT**, requesting a review and possible change in the composition of Traffic Council membership in light of the consolidation of all parking and transportation staff in the Department of Public Works. [08/19/14 @ 9:16 AM]
PUBLIC SAFETY & TRANSPORTATION APPROVED 7-0

REFERRED TO PUBLIC FACILITIES COMMITTEE

Wednesday, September 17, 2014

- #327-14 **NATIONAL GRID** petitioning for a grant of location to install and maintain 100' ± of 6" gas main in ALBERT ROAD from the existing 6" gas main in Albert Road northerly to the end of Albert Road to provide new gas service to 35 and 41 Albert Road. (Ward 4) [08/21/14 @ 8:34 AM]
PUBLIC FACILITIES APPROVED 4-0 (Laredo not voting)

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

- #288-13 **PUBLIC FACILITIES & FINANCE COMMITTEES** requesting that the Administration update the Board of Aldermen when a funding source is determined for the Zervas Elementary School Feasibility Study
FINANCE VOTED NO ACTION NECESSARY 7-0 on 09/22/14
PUBLIC FACILITIES NO ACTION NECESSARY 5-0

REFERRED TO FINANCE COMMITTEE

Monday, September 22, 2014

REFERRED TO ZONING & PLANNING AND FINANCE COMMITTEES

- #277-14(2) COMMUNITY PRESERVATION COMMITTEE recommending the appropriation of three hundred thousand dollars (\$300,000) to the Planning and Development Department for a grant to the Newton Cultural Alliance to preserve and rehabilitate the historic Nathaniel Allen House, as described in the July 2014 proposal for “partial occupancy” as Phase 1, Part 1 of a planned larger project.
ZONING & PLANNING APPROVED 7-0 on 09/22/14
FINANCE APPROVED 7-0

REFERRED TO PROGRAMS & SERVICES AND FINANCE COMMITTEES

- #333-14 COMMUNITY PRESERVATION COMMITTEE recommending the appropriation of four hundred seventy-six thousand seven hundred eighty dollars (\$476,780) to the Parks and Recreation Department to preserve, restore, and rehabilitate historic Farlow Park, as described in the proposal and supplemental materials submitted to the Community Preservation Committee from November 2013 to April 2014. [08/06/14 @ 4:16 PM]
PROGRAMS & SERVICES APPROVED 7-0 on 09/17/14
FINANCE APPROVED 7-0
- #343-14 HIS HONOR THE MAYOR requesting authorization to appropriate the sum of three million dollars (\$3,000,000) from the September 8, 2014 Declaration of Overlay Surplus as declared by the Chairman of the Board of Assessors to the Rainy Day Stabilization Fund. [09-11-14 @ 1:23 PM]
FINANCE APPROVED 7-0

REFERRED TO PUBLIC FACILITIES AND FINANCE COMMITTEES

- #288-13 PUBLIC FACILITIES & FINANCE COMMITTEES requesting that the Administration update the Board of Aldermen when a funding source is determined for the Zervas Elementary School Feasibility Study. [07-11-13 @ 10:10 AM]
PUBLIC FACILITIES VOTED NO ACTION NECESSARY 5-0 on 09/17/14
FINANCE NO ACTION NECESSARY 7-0

BOARD OF ALDERMEN REFERRED THE FOLLOWING ITEM TO THE PLANNING & DEVELOPMENT BOARD FOR A PUBLIC HEARING:

- #102-06(11) CHESTNUT HILL REALTY DEVELOPMENT, LLC./KESSELER DEVELOPMENT, LLC. petition to amend Ordinance Z-37, dated November 17, 2008, which adopted a change of zone from SINGLE RESIDENCE 3 to MULTI RESIDENCE 3 conditional upon the exercise of Special Permit #102-06(9), for a parcel of land located on LaGrange Street, Ward 8, identified as Section 82, Block 37, Lot 95, and shown as Lot H-1 on a Subdivision Plan of Land in Newton MA, “Toomey-Munson & Associates, Inc.,” dated April 28, 2004, recorded with the

Middlesex South County Registry of Deeds in Plan Book 2005, page 102.

A MOTION TO SUSPEND THE RULES TO ALLOW THE VICE CHAIR OF THE REAL PROPERTY REUSE COMMITTEE TO REPORT ON THE FOLLOWING ITEM THAT WAS TAKEN UP EARLIER IN THE EVENING WITHOUT A WRITTEN REPORT WAS APPROVED BY VOICE VOTE

REFERRED TO REAL PROPERTY REUSE COMMITTEE

#71-09(3) **TERENCE P. MORRIS** on behalf of **HERRICK ROAD REALTY TRUST** seeking to amend Board Order #71-09(2) for a renewable lease for a subsurface easement beneath city-owned land 1294 Centre Street, Newton Centre, for vehicular access to 17-31 Herrick Road; the petitioner is seeking to purchase the easement.

REAL PROPERTY REUSE VOTED NO ACTION NECESSARY 7-0

PUBLIC HEARINGS WERE ASSIGNED FOR THE FOLLOWING ITEMS:

Public Hearing to be assigned for November 18, 2014:

#344-14 **ERIC BERNARD & GIDA ZIKAS-BERNARD** petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to EXTEND a NONCONFORMING STRUCTURE in order to replace an existing 7' x 4' landing and staircase and replace them with an approximately 23.75' x 5/7' covered porch and new staircase at 1044-1046 CHESTNUT STREET, Ward 5, on land known as SBL 51, 7, 7, containing approximately 11,390 sf of land in a district zoned MULTI RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-21(b), 30-15 Table 1 of the City of Newton Rev Zoning Ord, 2012.

Public Hearing to be assigned for November 18, 2014:

#345-14 **YURIY MATSKEVITCH** petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to EXTEND a NONCONFORMING USE in order to replace and reconfigure an existing addition and to add an attached breezeway and two-car attached garage to an existing nonconforming two-family dwelling, increasing the Floor Area Ratio from .32 to .42, where .35 is the maximum allowed by right, at 182 BEETHOVEN AVENUE, Ward 5, on land known as SBL 54, 12, 7, containing approximately 15,000 sf of land in a district zoned SINGLE RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-21(b), 30-15(u)(2) of the City of Newton Rev Zoning Ord, 2012.

Public Hearing to be assigned for November 18, 2014:

#180-13(2) **JOHN F. MCCARTHY** petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to AMEND special permit #180-13, granted on August 12, 2013, for increased Floor Area Ratio for a garage, in order to expand an existing parking allow for two vehicles to park in the front setback at 20 BURRAGE ROAD, Ward 7, on land known as SBL 73, 28, 6, containing approximately 5,771 sf of land in a

district zoned SINGLE RESIDENCE 2. Ref: Sec 30-24, 30-23, 30-19(g)(1), 30-19(m) of the City of Newton Rev Zoning Ord, 2012.

Public Hearing to be assigned for October 15, 2014:

#237-14 ALD. SANGIOLO on behalf of concerned citizens requesting a one-year moratorium on the demolition of single- and two-family homes. [06/12/14 @ 10:45AM]