

Special Permit Application

SP-22-169

Submitted On: Nov 28, 2022

Applicant

👤 Terrence Morris
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@ tpmorris.landuse.law@comcast.net

Primary Location

219 MELROSE ST
AUBURNDALE, MA 02466

To the Newton City Council

The undersigned hereby makes application for permit to erect and use, to alter and use, or to make such uses as may be hereinafter specified of a building or buildings at the location and for the purpose hereinafter specified under the provisions of Chapter 30 of the Revised Ordinances, 2017, as amended, or any other sections

true

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2022 NOV 29 PM 3:40
CITY CLERK
NEWTON, MA 02445

Applicant Information

The individual submitting this application is the agent

Property Owner Information

Name	Address
Fox & Toby LLC	68 Bridle Trail Road
City	State
Needham	Massachusetts
Zip Code	Telephone Number
02492	617-390-4141
Email	
jonfox1970@gmail.com	

Application Information

Petition For	Application Type
Special Permit/Site Plan Approval	Residential
Size of the main parcel (in square feet)	Does this involve multiple parcels?
16976	No
Are you creating any new residential units?	Are you creating gross Floor Area?
No	Yes

Please reference sections of the ordinances from which relief is requested

Sections 3.4.1 and 7.8.2.C.2 (extension of nonconforming use); section 3.1.2.A.3 (determine density and dimensional controls for the proposed use)

Please describe proposed project:

raze existing two-family dwelling and construct a new 2 unit dwelling

Are there any prior special permits and/or variances on the subject property?

No

Has this project been reviewed by historic?

Yes

Has this project been reviewed by conservation?

N/A

Does this petition require a rezoning to the Mixed Use 4 district?

No

Is this petition seeking to create an accessory apartment?

No

Is this petition seeking to create a rear lot subdivision?

No

Is this petition seeking to establish a Marijuana Establishment?

No

Does the project involve the creation or substantial alteration of 20,000 sq. ft. or more?

No

Is this petition subject to the Inclusionary Zoning section of the Newton Zoning Ordinance?

No

Does this petition create or alter an outdoor parking facility containing more than five parking stalls?

No

Does this petition increase the amount of impervious surface by more than the lesser of a) four percent of the lot size or b) 400 square feet?

Yes

Applicant Declaration

Please review the City Council Rules and Orders (<https://www.newtonma.gov/home/showpublisheddocument/27811/637262406217830000>) before signing

The undersigned agree to comply with the requirements of the Zoning Ordinance and rules of the Land Use Committee of the City Council in connection with this application.

true