



Land Use Committee Agenda

City of Newton In City Council

Tuesday, February 7, 2023

7:00 PM

Council Chambers, Room 207

The Land Use Committee will hold this meeting as a hybrid meeting on Tuesday, February 7, 2023 at 7:00 pm that the public may access in-person or virtually via Zoom. To attend this meeting via Zoom use this link: <https://us02web.zoom.us/j/84676324039> or call 1-646-558-8656 and use the following Meeting ID: [846 7632 4039](https://us02web.zoom.us/j/84676324039)

Submitted documents for each petition can be viewed via the digital hyperlink following the item below

#559-22 **Class 2 Auto Dealers License**
KC AUTO
55 Farwell Street
Newton, MA 02460

#34-23 **Request to exceed FAR and to allow parking within five feet of the street at 50 Elmore Street**
YANMEI LIN petition for SPECIAL PERMIT/SITE PLAN APPROVAL to construct a detached garage structure exceeding FAR and to allow parking within five feet of the street at 50 Elmore Street, Ward 2, Newton Centre, on land known as Section 13 Block 31 Lot 06, containing approximately 7,733 sq. ft. of land in a district zoned SINGLE RESIDENCE 2. Ref: 7.3.3, 7.4, 3.1.3, 3.1.9, 5.1.7.B.2, 5.1.13 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.
[50 Elmore St - Petition Documents](#)

The location of this meeting is accessible and reasonable accommodations will be provided to persons with disabilities who require assistance. If you need a reasonable accommodation, please contact the city of Newton's ADA Coordinator, Jini Fairley, at least two business days in advance of the meeting: jfairley@newtonma.gov or (617) 796-1253. The city's TTY/TDD direct line is: 617-796-1089. For the Telecommunications Relay Service (TRS), please dial 711.

- #35-23 Request to amend Special Permit #263-20 to further exceed FAR and to amend the approved site plan at 43 Prince Street**
JOHN AND MARGARET REICHBACH petition for SPECIAL PERMIT/SITE PLAN APPROVAL to amend Special Permit #263-20 to enclose an existing porch and to alter the size and location of a proposed shed at 43 Prince Street, West Newton, Ward 3, on land known as Section 32 Block 10 Lot 06, containing approximately 27,800 sq. ft. of land in a district zoned SINGLE RESIDENCE 1. Ref: 7.3.3, 7.4, 3.1.3, 3.1.9 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.
[43 Prince St - Petition Documents](#)
- #23-23 Request to amend Special Permit #289-18 at 697 Washington Street**
697 WASHINGTON STREET REALTY TRUST petition for SPECIAL PERMIT/SITE PLAN APPROVAL to amend Special Permit #289-18 to update signage and on-site parking at 697 Washington Street, Newton, Ward 2, on land known as Section 23 Block 19 Lot 1B, containing approximately 16,678 sq. ft. of land in a district zoned BUSINESS 2. Ref: 7.3.3, 7.4, 5.2.13.A, 5.2.13.B of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.
[697 Washington St - Petition Documents](#)
- #36-23 Request to amend Special Permit #48-16 to construct four rooftop solar arrays at 255-257 Newtonville Avenue**
CS SDP NEWTONVILLE, LLC petition for SPECIAL PERMIT/SITE PLAN APPROVAL to amend Special Permit #48-16 to construct a rooftop solar facility with four arrays at 255-257 Newtonville Avenue, Newtonville, Ward 2, on land known as Section 12 Block 16 Lot 08, containing approximately 76,000 sq. ft. of land in a district zoned MANUFACTURING.
[255-257 Newtonville Ave - Petition Documents](#)
- #33-23 Request to allow a three-story structure with 32 feet in height, an FAR of 1.42 and to waive seven parking stalls at 296 Watertown Street**
YOUNGSUN PARK petition for SPECIAL PERMIT/SITE PLAN APPROVAL to allow a three-story structure with 32 feet in height; to allow an FAR of 1.42 and to reduce the number of required parking stalls at 296 Watertown Street, Ward 1, Newton, on land known as Section 11 Block 14 Lot 02, containing approximately 5,388 sq. ft. of land in a district zoned BUSINESS 1. Ref: 7.3.3, 7.4, 4.1.2.B.3, 4.1.3, 5.1.4, 5.1.13 of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.
[296 Watertown St - Petition Documents](#)

Respectfully Submitted,

Richard A. Lipof, Chair