

DOCKET

May 18: Land Use
May 24: Finance; Zoning & Planning
May 25: Real Property Reuse; Post Audit & Oversight
Committee on Community Preservation

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Monday, May 17, 2010
7:45 PM, Newton City Hall
To be reported on
Monday, June 7, 2010

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 June 15, 2010:

- #136-10 CHARLES RIVER COUNTRY CLUB, INC. petition for a SPECIAL PERMIT/SITE PLAN APPROVAL/EXTENSION OF A NONCONFORMING STRUCTURE to AMEND Special Permit #261-96 to replace an existing tent with an open-air pavilion of similar size with a permanent roof at 483 DEDHAM STREET, Ward 8, on land known as Sec 83, Blk 36, Lot 4, containing approx 6,446,022 sq ft of land in a district zoned SINGLE RESIDENCE 1. Ref: Sec 30-24, 30-23, 30-21(b) of the City of Newton Rev Zoning Ord, 2007 and Special Permit #261-96.
- #137-10 SHARAD S. GANDBHIR petition for a SPECIAL PERMIT/SITE PLAN APPROVAL for an accessory apartment in an existing detached structure and to locate three parking spaces closer than five feet from the street, one of which would be located within the front setback at 298-300 ADAMS STREET, Ward 1, on land known as Sec 12, Blk 2, Lot 9C, containing approx 11,529 sf ft of land in a district zoned MULTI RESIDENCE 1. Ref: Sec 30-24, 30-23, 30-9(h)((1), 30-19(g)(1) and 30-19(m) of the City of Newton Rev Zoning Ord, 2007.
- #138-10 MARTY SIEGAL/661-669 WASHINGTON STREET REALTY TRUST petition for a SPECIAL PERMIT/SITE PLAN APPROVAL and EXTENSION OF A NONCONFORMING STRUCTURE to add two additions (containing approx 1,205 sq ft) to the side and front of a commercial building and to waive one parking space at 675 WASHINGTON STREET, Ward 2, on land known as Sec 23, Blk 17, Lot 3, containing approx 33,176 sq ft of land in a district zoned BUSINESS 2. Ref: Sec 30-24, 30-23, 30-21(b), 30-19(c)(2), (d), and (m), and 30-15 Table 3 of the City of Newton Rev Zoning Ord, 2007 and Special Permit #714-85.

#139-10 MAX & MAJORIE SCHECHNER petition for a SPECIAL PERMIT/SITE PLAN APPROVAL/EXTENSION OF NONCONFORMING STRUCTURE to add a shed dormer wider than 50% of the length of the exterior wall of the story next below onto the rear of an existing two-family residence and to waive the dimensional requirements for parking spaces at 8-10 HATFIELD ROAD, Ward 3, on land known as Sec 34, Blk 18, Lot 1, containing approx 7,370 sq ft of land in a district zoned SINGLE RESIDENCE 3. Ref: Sec 30-24, 30-23, 30-15(t)(a), 30-19(g) and (m) of the City of Newton Rev Zoning Ord, 2007.

Public Hearing to be assigned for June 22, 2010:

#140-10 ANOTHER CAFÉ FIORELLA, INC./MICHAEL J. PENTA, SUSAN SGARZI PENTA & ANGELO D. PAOLINI, TRUSTEES OF THE SMC TRUST petition for a SPECIAL PERMIT/SITE PLAN APPROVAL/EXTENSION OF NONCONFORMING USE to expand an existing restaurant from 64 to 114 seats and to waive the side setback requirement for a parking facility of greater than five stalls at 187 NORTH STREET, Ward 3, on land known as Sec 21, Blk 12, Lot 10, containing approx 24,108 sq ft of land in a district zoned MANUFACTURING. Ref: Sec 30-24, 30-23, 30-21(b), 30-19(h)(1), 30-19(m) of the City of Newton Rev Zoning Ord, 2007.

REFERRED TO ZONING & PLANNING COMMITTEE

#142-09(3) ZONING & PLANNING COMMITTEE proposing that subsection 30-15(u) of Chapter 30 relative to floor area ratio, as established by Ordinance Z-51, dated August 10, 2009, be amended by extending the provisions of paragraph nos. 1. 2. and 3. from July 30, 2010 to October 31, 2010. [05/11/11 @ 10:10 AM]

#142-09(4) INTERIM DIRECTOR OF PLANNING AND DEVELOPMENT requesting discussion of findings of Floor Area Ratio Working Group and consideration of recommended revisions to Chapter 30 regarding FAR limits tied to lot sizes and definitions of “gross floor area”, “carport”, “mass below first story”, “porch”, “enclosed porch”, and “floor area ratio” as well as phasing of ongoing changes. [05/11/10 @ 7:07 PM]

#141-10 INTERIM DIRECTOR OF PLANNING AND DEVELOPMENT requesting revision of **Section 22-22 Floodplain/watershed protection provisions** of the City of Newton Ordinances in order to comply with updated FEMA (Federal Emergency Management Agency) requirements. [05/11/10 @ 10 39 AM]

- #142-10 THE PLANNING AND DEVELOPMENT BOARD requesting adoption of an amendment to **Chapter 20, Offenses and Miscellaneous Provisions**, of the City of Newton Ordinances relative to regulation of scenic roads. [05/10/10 @ 5:18 PM]

REFERRED TO PUBLIC SAFETY & TRANSPORTATION COMMITTEE

- #143-10 ALD. SHAPIRO, YATES, BAKER, HESS-MAHAN, JOHNSON, SANGIOLO & CICCONE requesting a discussion and *Resolution* to the Mayor re the establishment of a "Newton Silver Alert" system, a city-based public notification procedure, using existing technology to quickly distribute information locally about missing persons with Alzheimer's disease, dementia or other mental disabilities in order to aid in their safe return. [05/11/10 @ 5:19 PM]

REFERRED TO PUBLIC FACILITIES COMMITTEE

Public Hearing to be assigned for June 9, 2010:

- #10-10(2) PARKVIEW HOMES, LLC. 192 Lexington Street, Auburndale, petitioning for a water main to be extended through a proposed easement from an existing end manhole in ALBERT ROAD a distance of approximately 280' across private property to a gate in LEXINGTON STREET. (Ward 4) [05/03/10 @ 11:54AM]

Public Hearing to be assigned for June 9, 2010:

- #144-10 NS/TAR ELECTRIC & GAS COMPANY petitioning a grant of location to install Pole # 1504/8 in LOMBARD STREET on the southerly side 240 ±' west of Concolor Street. (Ward 1) [05/06/05 @ 12:28 PM]

REFERRED TO FINANCE COMMITTEE

- #145-10 HIS HONOR THE MAYOR requesting an appropriation of fifty thousand dollars (\$50,000) from Free Cash to the Fire Injured on Duty Medical Account to fund ongoing medical expenses through June 30, 2010. [5-11-10 @3:10 PM]
- #55-10(2) HIS HONOR THE MAYOR requesting that board order #55-10 be amended by rescinding a balance of \$125 that remains authorized but unissued debt for bond authorization to replace the emergency generator at the Newton Public Schools Education Center. Since bonds are sold in \$1,000 increments, this fractional balance was not funded in the bond sale and needs to be rescinded by June 30, 2010. [5-11-10 @3:10 PM]

- #196-07(6) HIS HONOR THE MAYOR requesting that board order #196-07(5) be amended by rescinding a balance of \$400 that remains authorized but unissued debt for bond authorization to repair Fire Station #4. Since bonds are sold in \$1,000 increments, this fractional balance was not funded in the bond sale and needs to be rescinded by June 30, 2010. [5-11-10 @3:10 PM]
- #146-10 HIS HONOR THE MAYOR requesting authorization to appropriate and expend \$20,000 from Free Cash to fully fund Parking Ticket Collections, which is contractually obligated but underfunded in the FY10 budget.
- #147-10 HIS HONOR THE MAYOR requesting a transfer of \$6,000 from the Health Insurance line item to the Fulltime Salaries line item in the Treasury Department's budget to replenish funds used to cover sick and vacation buy back for two individuals who recently retired from that department. [5-11-10 @3:11 PM]
- #148-10 HIS HONOR THE MAYOR requesting a transfer of \$8,000 from the Health Insurance line item to the Banking Services line item in the Treasury Department's budget to cover fee increases in such services and fees associated with one month of collection/counting of parking meter coins. [5-11-10 @3:11 PM]
- #149-10 HIS HONOR THE MAYOR requesting an appropriation of one hundred fifteen thousand two hundred forty-two dollars and sixty-nine cents (\$115,242.69) from the Capital Stabilization Fund to the Treasury Department for the purpose of paying issuance costs related to the sale of bonds in April 2010. [5-11-10 @3:11 PM]