



Land Use Committee Agenda

City of Newton **In City Council**

Thursday, September 20, 2018

6:45 PM
Room 205

- #198-18 President's Appointment of Hynrich Wieschhoff to the Kessler Liaison Committee**
PRESIDENT LAREDO appointing Hynrich Wieschhoff, 140 Vine Street, Chestnut Hill as a member of the Kessler Woods Liaison Committee for a term to expire December 31, 2019.
- #199-18 President's Appointment of Barbara Sird to the Kessler Liaison Committee**
PRESIDENT LAREDO appointing Barbara Sird, 125 Pond Brook Road, Chestnut Hill as a member of the Kessler Woods Liaison Committee for a term to expire December 31, 2019.
- #252-18 President's Appointment of Marilyn Wolman to the Kessler Liaison Committee**
PRESIDENT LAREDO appointing Marilyn Wolman, 47 Rangeley Road, Chestnut Hill/Brookline, as a member of the Kessler Woods Liaison Committee for a term to expire December 31, 2019.
- #358-18 Appointment of Karine Alexander to the Boston College Neighborhood Council**
PRESIDENT LAREDO appointing KARINE ALEXANDER, 107 Monadnock Road, Chestnut Hill, as a member of the BOSTON COLLEGE NEIGHBORHOOD COUNCIL for a term to expire December 31, 2019.

7:00 PM
Chamber

- #420-18 Petition to allow multi-family dwellings at 424-432 Cherry Street**
DENNIS CAMERON/CRM MANAGEMENT, LLC petition for SPECIAL PERMIT/SITE PLAN APPROVAL to convert an existing single-family dwelling to a three-story, six residential unit building with ground floor units, to construct a second three-story, three residential unit building with ground floor units, to allow a reduction in the parking requirements to 1.25 per dwelling unit, to allow parking within 5' of a building with residential units, to allow a reduction in the minimum stall width, to waive perimeter landscape screening requirements and to waive lighting requirements in Ward 3, West Newton, at 424-432

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.

Cherry Street, Section 33 Block 11 Lot 2, containing approximately 14,204 sq. ft. of land in a district zoned BUSINESS USE 1. Ref: Sec. 7.3.3, 7.4, 4.4.1, 4.1.2.B.3, 4.1.3, 5.1.4.A, 5.1.13, 5.1.8.A.2, 5.1.8.B.1, 5.1.9.A, 5.1.10.A of the City of Newton Rev Zoning Ord, 2017.

The Public Hearing for this Item will be postponed to October 23, 2018 and Readvertised.

#422-18

Petition to amend Special Permits to allow salon use at 148 California Street

UNITED PROPERTIES GROUP petition for SPECIAL PERMIT/SITE PLAN APPROVAL to amend Special Permit Orders #162-88, #199-99(2), and #175-12 to change the existing non-conforming restaurant use to allow a non-conforming salon use in Ward 1, Newton, at 148 California Street/171 Watertown Street, Section 11 Block 12 Lot 11, containing approximately 523,642 sq. ft. of land in a district zoned MANUFACTURING. Ref: Sec. 7.3.3, 7.4, 4.4.1, 7.8.2.C.2 of the City of Newton Rev Zoning Ord, 2017.

#421-18

Special Permit to amend Special Permit for Kessler Woods

KESSELER WOODS, LLC. petition for SPECIAL PERMIT/SITE PLAN APPROVAL to amend Special Permit #102-06(15) at Kessler Woods to allow off-site relocation of the inclusionary zoning units as well as 24 additional units at 219 Commonwealth Avenue (Section 63 Block 08 Lot 19), containing approximately 10,347 sq. ft. of land in a district zoned MULTI RESIDENCE 1 from the approved site at 200 Estate Drive, Ward 8, on land known as Section 82 Block 37 Lot 95, containing approximately 640,847 sq. ft. of land in a district zoned MULTI RESIDENCE 3. Ref: 7.3, 7.4, 5.11.4, 5.11.6, 7.8.2.C of Chapter 30 of the City of Newton Rev Zoning Ord, 2017.

Note: The Proposal allows off-site relocation of 4 of the 13 required inclusionary zoning units in conjunction with additional income and rent restricted units at 219 Commonwealth Avenue.

8:00 PM

Or Later

#294-18

Special Permit Petition to allow development at 1314 Washington and 31, 33 Davis St.

HQ, LLC petition for a SPECIAL PERMIT/SITE PLAN APPROVAL to construct a three-story addition in the BU1 district to be used for mixed uses, to allow a building in excess of 20,000 sq. ft., to extend the existing non-conforming structure with regard to height, to extend the existing non-conforming structure with regard to side setback, to allow a restaurant with more than 50 seats, to waive the requirement of using the A-B+C parking formula, to allow a reduction in the overall parking required by 1/3, to waive 27 parking stalls, to allow parking in the front and side setback, to allow reduced parking stall dimensions, to waive end stall maneuvering space requirements, to allow reduced aisle width, to waive perimeter screening requirements, to waive interior landscaping requirements, to waive requirements for interior planting area, tree planting, and bumper overhang area landscaping, to waive lighting requirements, to waive off-street loading facility requirements in Ward 3, West

Newton, at 1314 Washington Street, 31 Davis Street and 33 Davis Street (Section 33 Block 10 Lots 01, 11, 12), containing approximately 30,031 sq. ft. of land in a district zoned BUSINESS USE 1. Ref: Sec. 7.3.3, 7.4, 4.1.2.B.1, 4.1.2.B.3, 4.1.3, 7.8.2.C.1, 7.8.2.C.2, 4.4.1, 6.4.29.C.1, 5.1.3.B, 5.1.13, 5.1.4, 5.1.4.C, 5.1.8.A.1, 5.1.8.A.2, 5.1.8.B.2, 5.1.8.B.6, 5.1.8.C.1, 5.1.8.C.2, 5.1.9.A, 5.1.9.B.1, 5.1.9.B.2, 5.1.9.B.3, 5.1.9.B.4, 5.1.10.A.1, 5.1.12 of the City of Newton Rev Zoning Ord, 2015.

Respectfully Submitted,

Greg Schwartz, Chair

KARINE ALEXANDER

PROFILE

I've had the good fortune to be able to stay home and raise our two teenagers for the past 17 years. And now that one is off to college, I thought it would be a great opportunity to give back to our neighborhood! Even though I haven't worked professionally in many years, I've still juggled a constantly full plate; allowing me to pursue interests and help causes that were true to me, while still playing an active role in our children's lives.

VOLUNTEER

PETS AND PEOPLE FOUNDATION; ACTON, MA – 2013-PRESENT

- Certified Handler for Therapy Dog, Oliver, primarily at Brigham and Women's Hospital, but also hundreds of hours at de-stress events for various businesses and universities around Boston.
- Boston Events Coordinator for Pets and People Foundation working to keep our 200+ volunteer teams active throughout Boston.

CHESTNUT HILL ASSOCIATION, BOARD MEMBER – 2017-PRESENT

JUNIOR LEAGUE OF BOSTON, SUSTAINER – 1997-PRESENT

CHURCH OF THE REDEEMER, CHURCH SERVICE LEAGUE, MEMBER; NEWTON - 2002-PRESENT

INTERIOR DESIGN, CONSULTANT; CHESTNUT HILL, MA – 2007-PRESENT

Managed design projects for several private residences in MA, RI, and CT as well as Old Parish House.

GIRL SCOUTS OF AMERICA, TROOP LEADER; NEWTON, MA – 2009-2016

Guided large troop to achieving Bronze and Silver Awards.

PROFESSIONAL EXPERIENCE

RAZORFISH (PREVIOUSLY I-CUBE); CAMBRIDGE, MA – 1999-2001

Global Director of SAP Project Systems. Associate Director - Managed series of e-business projects for clients in large span of industries.

JOHN HANCOCK SIGNATURE SERVICES; BOSTON, MA – 1997-1999

Project Manager for corporate-wide technology implementations focusing on projects impacting Mutual Funds, Annuities, and Life Insurance Controllers' areas.

ANDERSEN CONSULTING; CHICAGO, IL – 1996-1997

Management and Technology Consultant to several clients in Insurance, Petroleum, Financial Services, and Technology.

FIRST NATIONAL BANK OF CHICAGO/FIRST CHICAGO; CHICAGO, IL – 1993-1996

Capital Markets' Financial Analyst supporting Foreign Exchange, Derivatives, and Municipal Bond trading products.

EDUCATION

DEPAUL UNIVERSITY, CHICAGO, ILLINOIS – MBA FINANCE 1996

UNIVERSITY OF ILLINOIS, CHAMPAIGN, ILLINOIS – BS FINANCE 1993