

# CITY OF NEWTON, MASSACHUSETTS

City Hall

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[www.newtonma.gov](http://www.newtonma.gov)



**RECEIVED**

By City Clerk at 11:43 am, Jul 28, 2023

Ruthanne Fuller  
Mayor

## ZONING BOARD OF APPEALS

Brenda Belsanti, Zoning Board Clerk

**The Zoning Board of Appeals will hold a public hearing on Monday, July 31, 2023 at 7:00 pm. This is a hybrid meeting that will take place in the City Council Chamber (Room 207) and virtually via ZOOM. To view and participate in this meeting using Zoom, click this link: [. To view and participate in this meeting using Zoom, click this link: <https://newtonma.gov.zoom.us/j/85611356881> or +16469313860,](#)**

### AGENDA

07/31/23

**A public hearing of the Newton Zoning Board of Appeals will be held virtually via Zoom on Monday, July 31, 2023 at 7:00 p.m. on the following petitions:**

1. **#09-22** Northland 160 Charlemont, LLC, requesting a Comprehensive Permit, pursuant to M.G.L. Chapter 40B, to construct a nine-story mixed-use development with 410 residential units and approximately 10,689 square feet of ground floor commercial space on 6.98 acres of land located at 160 Charlemont Street and 56 Christina Street in the Mixed Use 1 Zoning District. The proposal includes 103 affordable units and 486 parking stalls.

The comprehensive permit application and associated plans and documents are on file with the Zoning Board of Appeals' office in Newton City Hall at 1000 Commonwealth Avenue, and are available for review online at <https://www.newtonma.gov/government/planning/zoning-board-of-appeals/-fsiteid-1#!/>

2. **#06-23** GC Dedham LLC of 564 Dedham Street, Newton, requesting a variance from Sections 3.1.3 and 3.4.3.B of the Newton Zoning Ordinance to reduce the rear setback requirement to 9 feet for an accessory structure. The petitioner constructed an 800 square foot sports court in the rear of the property without the benefit of a permit. The subject property is located at 564 Dedham Street within a Single-Residence 2 (SR-2) zoning district and consists of a 15,315 square foot lot.

The location of this meeting/event is wheelchair 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/Section 504 Coordinator, Jini Fairley, at least two business days in advance (2 weeks for ASL or CART) of the meeting/event: [jfairley@newtonma.gov](mailto: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.