

# CITY OF NEWTON, MASSACHUSETTS

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Setti D. Warren  
Mayor

## ZONING BOARD OF APPEALS

Diane Vezeau, Board Clerk

December 18, 2014

Dinosaur Rowe LLC  
800 Boylston Street, 26<sup>th</sup> Floor  
Boston, MA 02199

Re: Notice and reservation of rights for comprehensive permit application at 70 Rowe St.,  
Newton, Massachusetts (the "Application")

Dear Sirs:

In accordance with 760 CMR 56.03(8), you are hereby notified that the Newton Zoning Board of Appeals considers the above-referenced Application to be subject to denial or the imposition of conditions or requirements consistent with local needs because the City of Newton has satisfied one of the statutory minima in G.L. c. 40B. As of the date of the Application (November 5, 2014), the General Land Area Minimum in the City of Newton has been satisfied. Affordable SHI-eligible housing comprises in excess of 1.5% of the total land area in the City of Newton zoned for residential, commercial or industrial use. The factual basis and supporting documentation for this assertion and the City's position are enclosed.

Very truly yours,



Brooke K. Lipsitt  
Chairman

cc: Massachusetts Department of Housing and Community Development  
Donnalyn B. Lynch Kahn, Esq.

Encl.