# **Newton Centre**

# **Existing Zoning**

Business (BU)

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

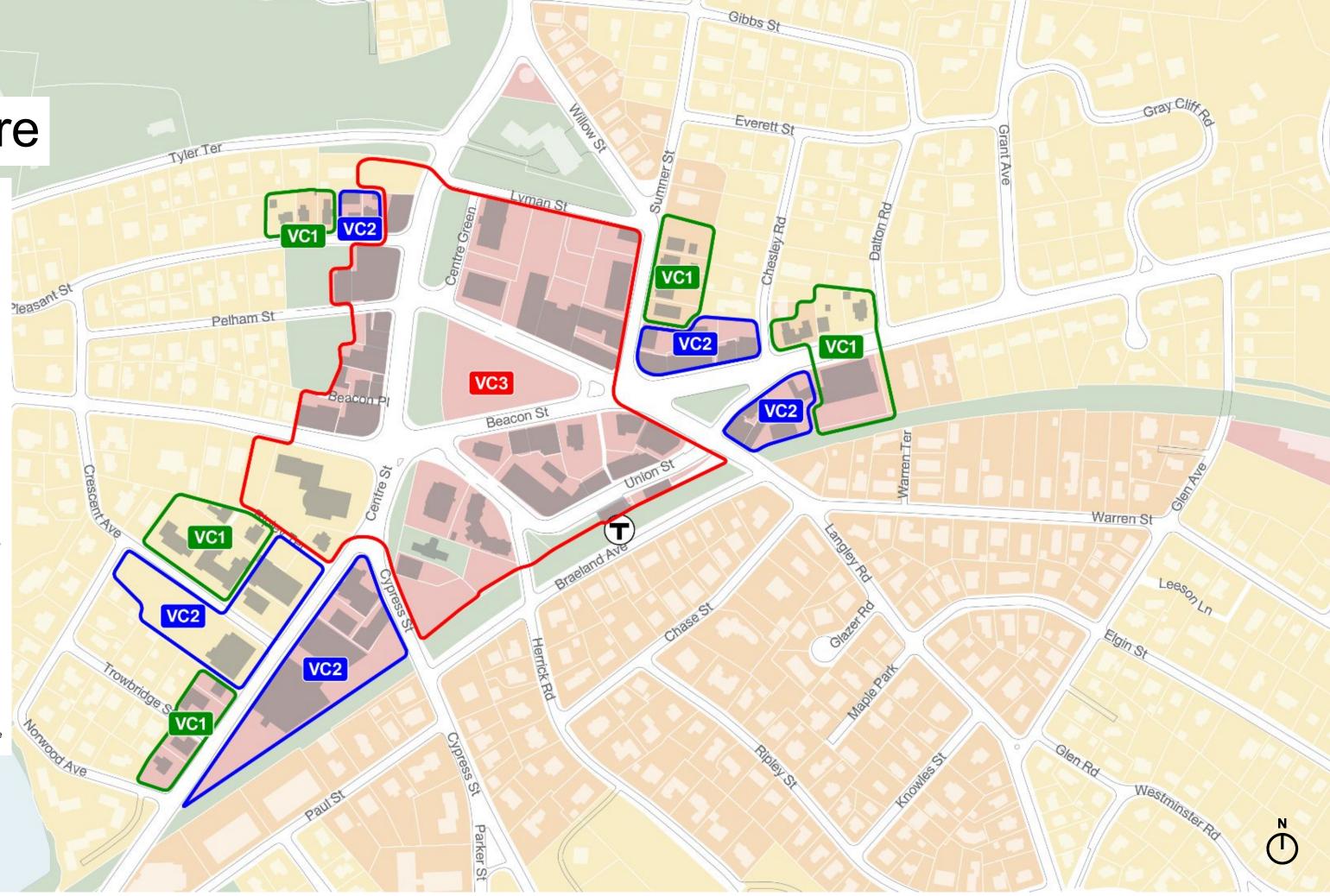
#### Village Center 2 (VC2)

CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

Cate	egory	<u>By-Right / Special Permit</u>
Foot	print, max:	5,000 sf / 7,500 sf
Heig	ht, max:	2.5 stories / 3.5 stories
Use:		Residential / Commercial, Mixed-Use

250 500 ft



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Zoning Redesign - Village Centers

# **Existing Zoning**

Business (BU) Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

### Village Center 1 (VC1)

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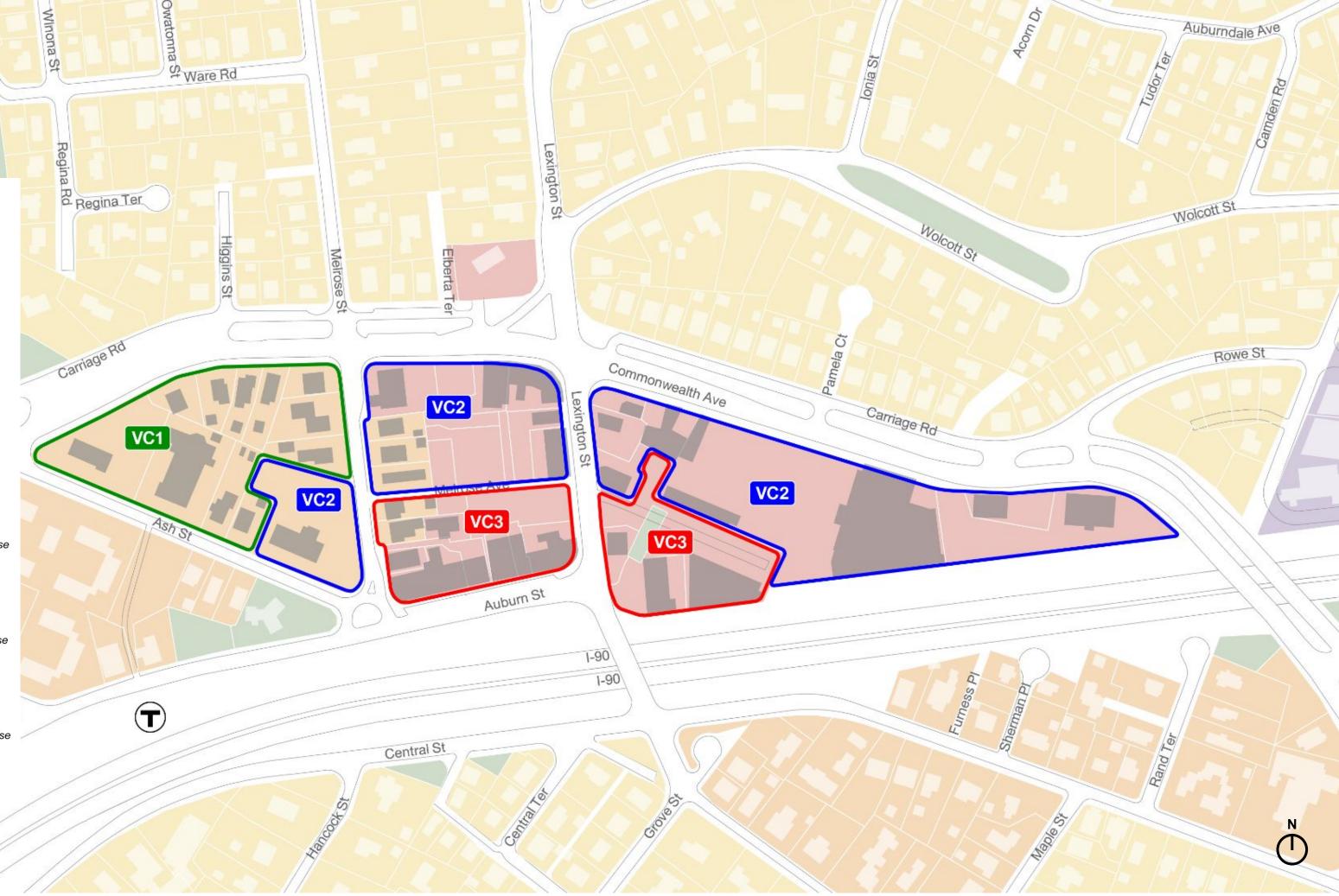
250

 <u>Category</u>	By-Right / Special Permit	
Footprint, max:	5,000 sf / 7,500 sf	-
Height, max:	2.5 stories / 3.5 stories	
Use:	Residential / Commercial, Mixed-Use	/

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3

500 ft



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Auburndale Ave

# West Newton

## **Existing Zoning**

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Business (BU)

**Draft District Maps** 

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

П

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

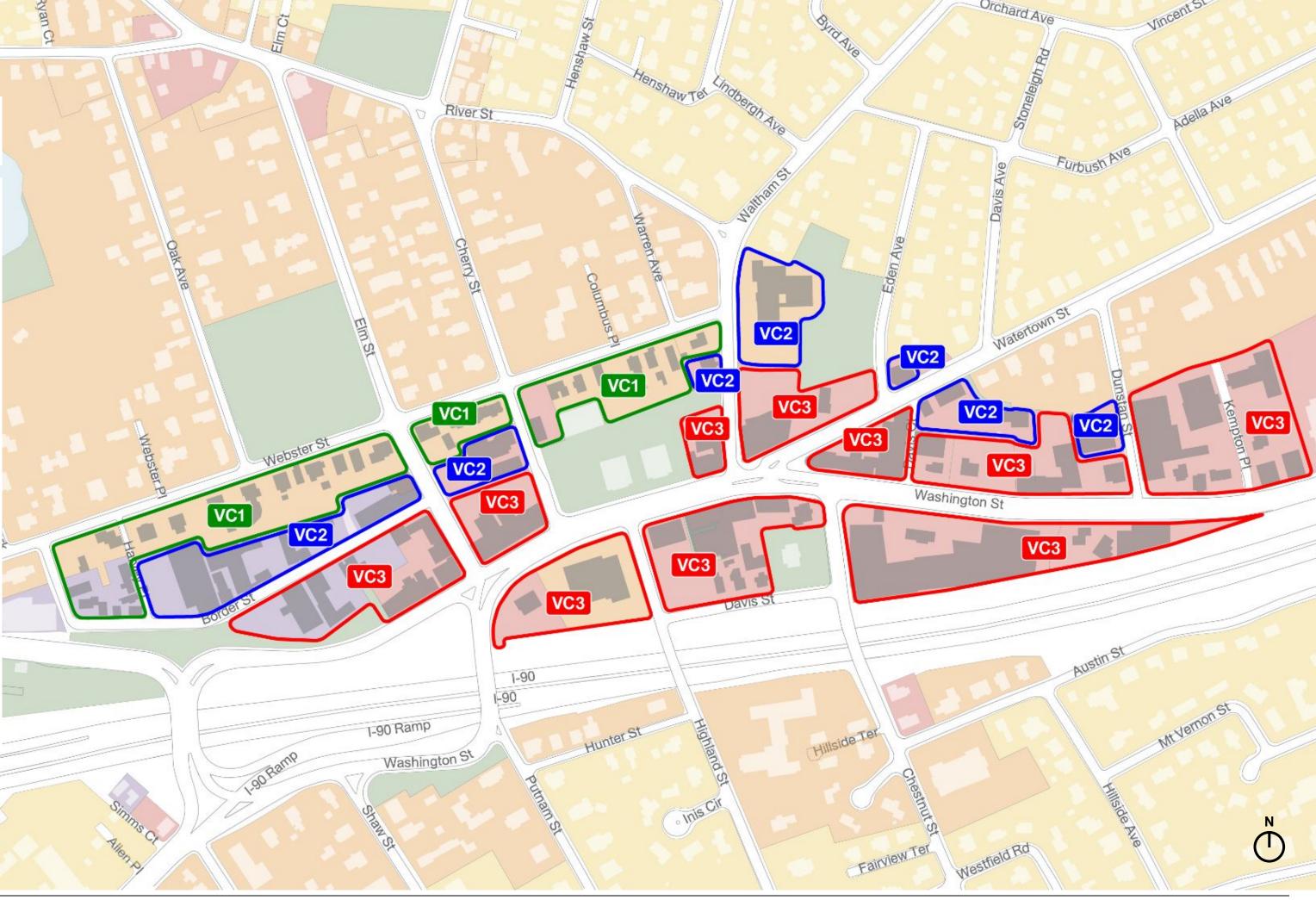
250

CategoryBy-Right / Special PermitFootprint, max:5,000 sf / 7,500 sfHeight, max:2.5 stories / 3.5 storiesUse:Residential / Commercial, Mixed-Use

500 ft

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# SRd Draft District Maps Proctor St Newtonville Therna

# **Existing Zoning**

Business (BU)

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Use:

Village Center 3 (VC3)

By-Right / Special Permit Category Footprint, max: 15,000 sf / 17,500 sf Height, max: 4.5 stories / 5.5 stories Residential, Commercial, Mixed-Use Use:

#### Village Center 2 (VC2)

Category **By-Right / Special Permit** Footprint, max: 10,000 sf / 12,500 sf Height, max: 3.5 stories / 4.5 stories Use: Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

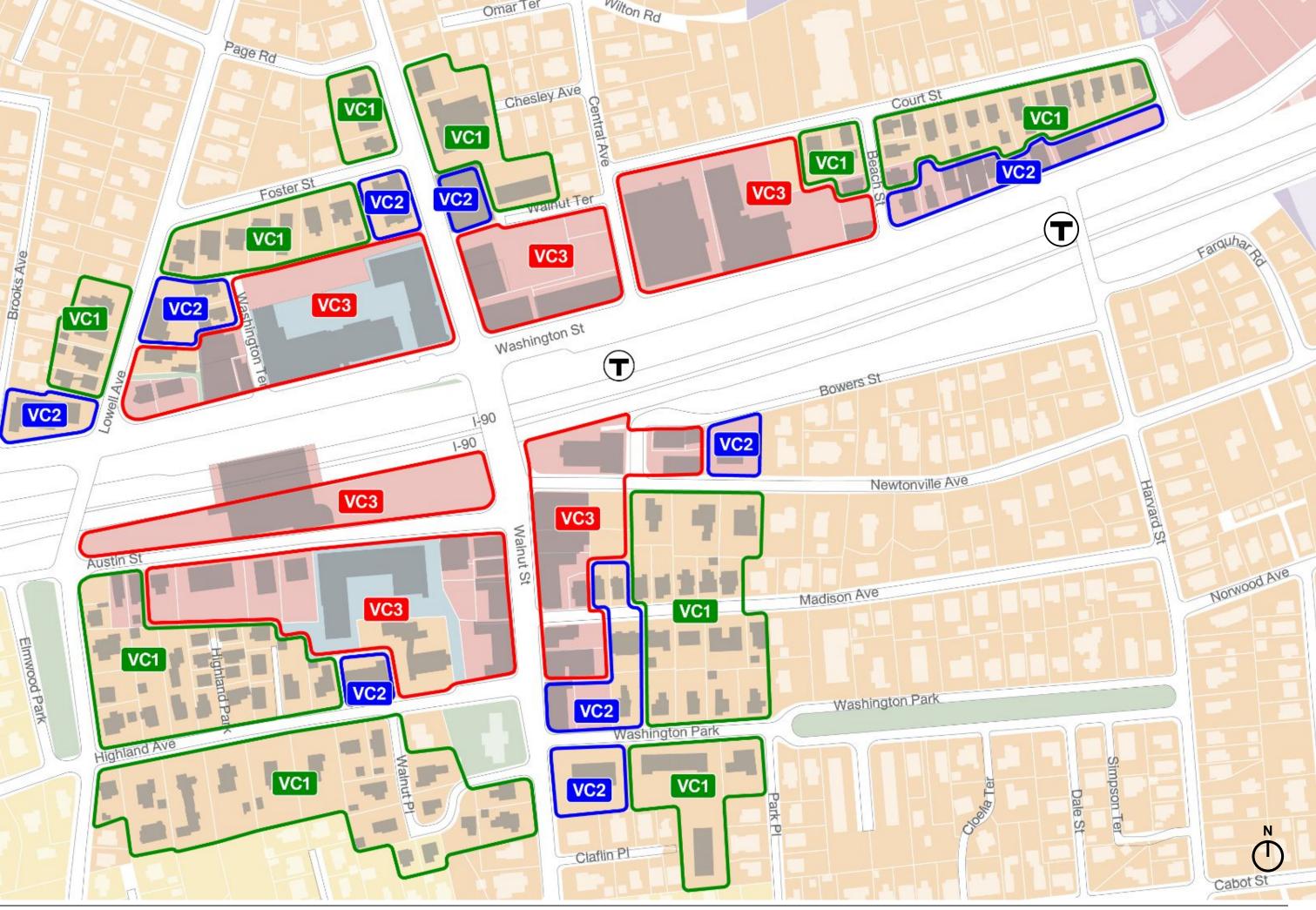
250

**Category By-Right / Special Permit** Footprint, max: 5,000 sf / 7,500 sf Height, max: 2.5 stories / 3.5 stories Residential / Commercial, Mixed-Use

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300 ft

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# Draft District Maps Nonantum

# **Existing Zoning**

16

Business (BU)

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

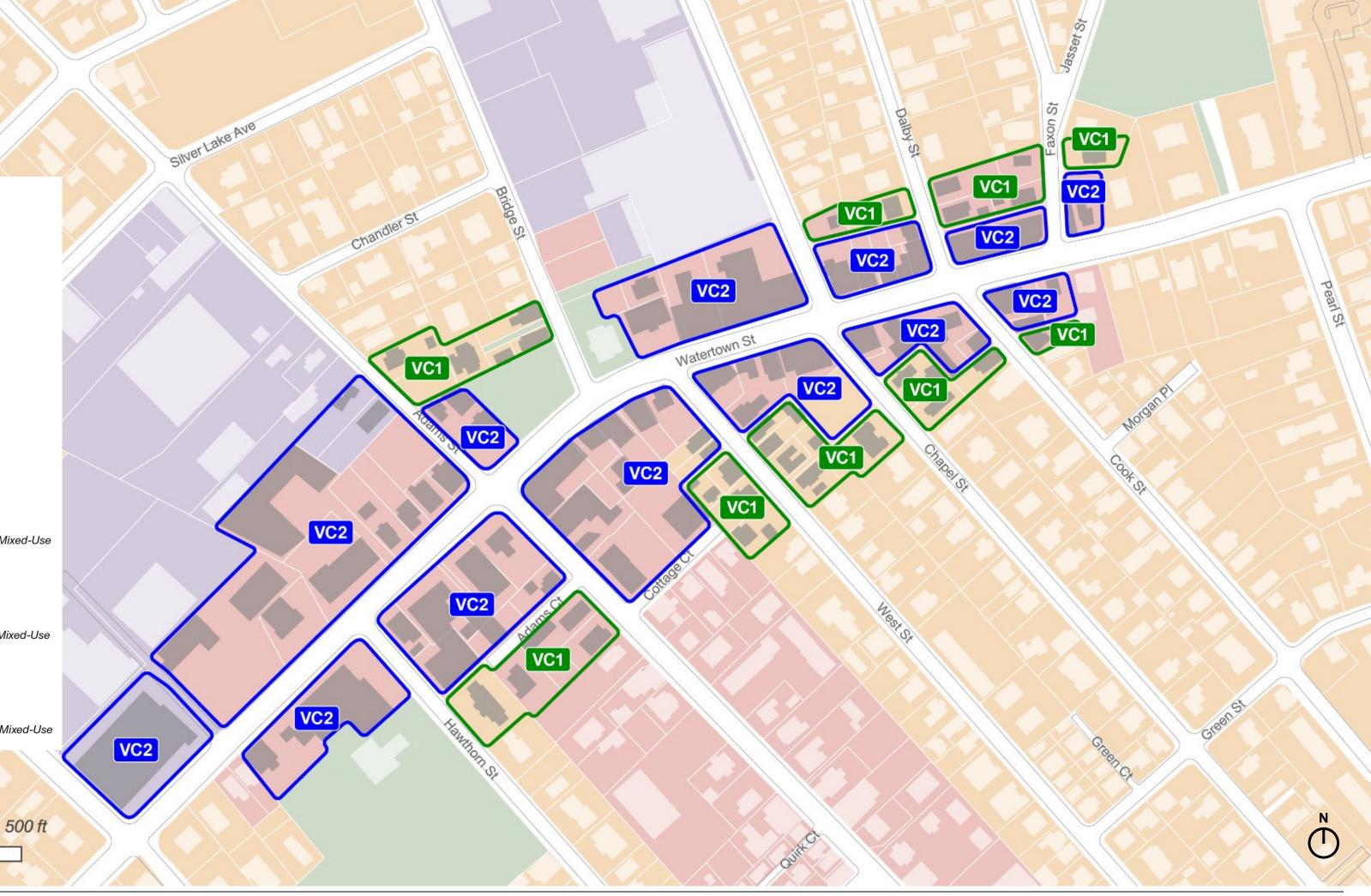
#### Village Center 2 (VC2)

CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

# Village Center 1 (VC1)

<u>Category</u>	<u>By-Right / Special Permit</u>
Footprint, max:	5,000 sf / 7,500 sf
Height, max:	2.5 stories / 3.5 stories
Use:	Residential / Commercial, Mixed-Us

250



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# **Newton Corner**

## **Existing Zoning**

Business (BU)

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

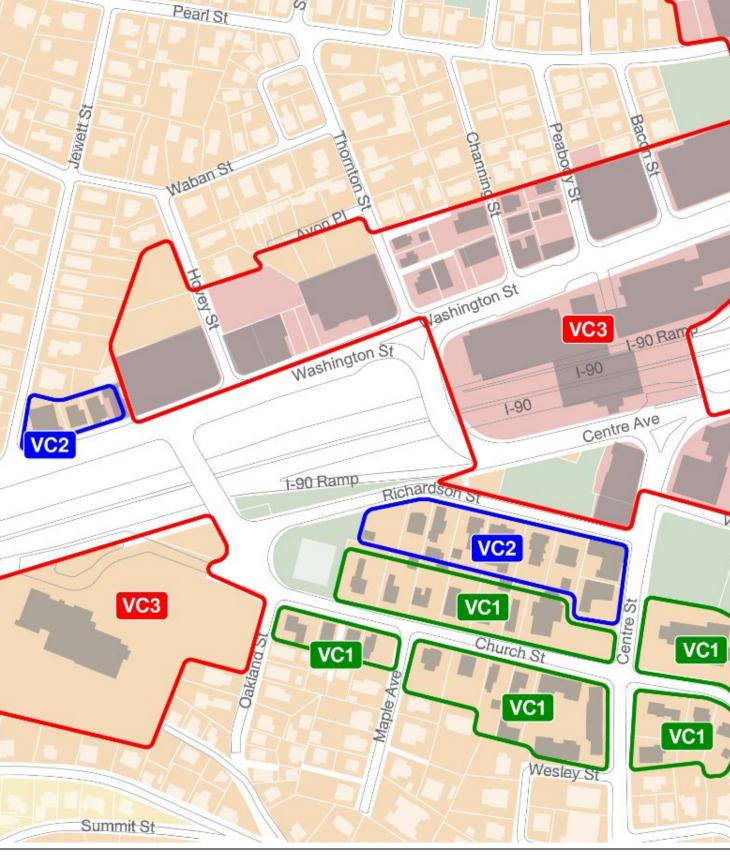
CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

## Village Center 1 (VC1)

250

CategoryBy-Right / Special PermitFootprint, max:5,000 sf / 7,500 sfHeight, max:2.5 stories / 3.5 storiesUse:Residential / Commercial, Mixed-Use

500 ft



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lerson -

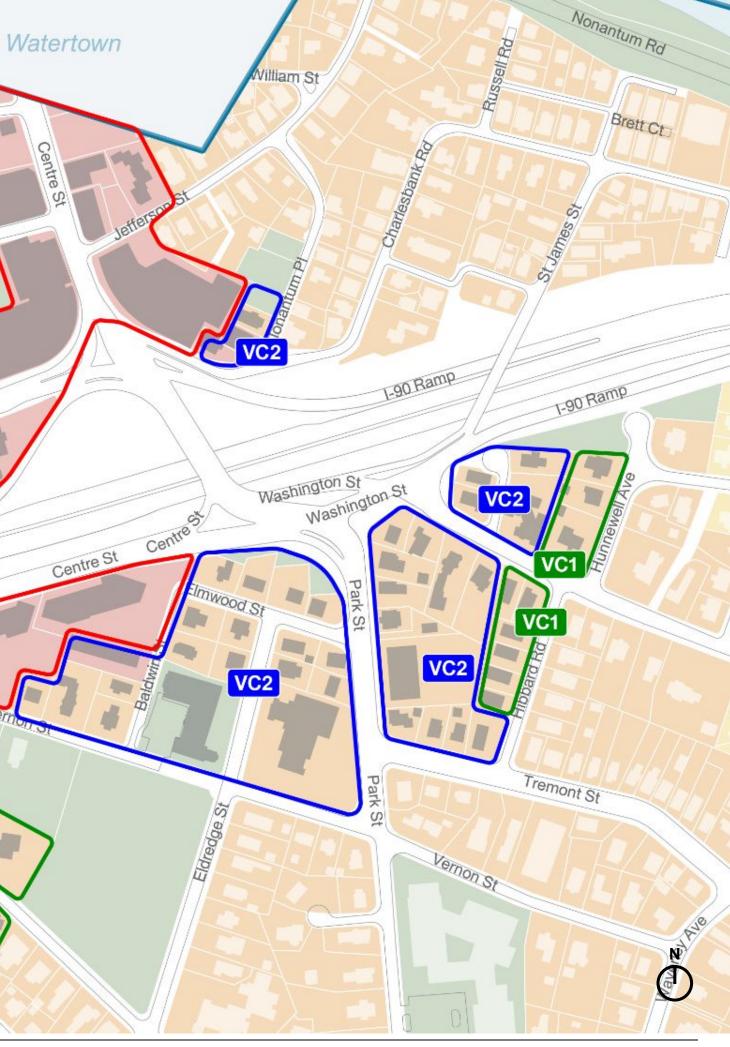
E

School St

Carleton St

Newtonville Ave

Gardner St



# **Newton Lower Falls**

# **Existing Zoning**

Business (BU) Manufacturing (LM, M) Multi-Residence (MR) Single Residence (SR) Mixed Use (MU) Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

**Category** Height, max: Use:

**By-Right / Special Permit** Footprint, max: 15,000 sf / 17,500 sf 4.5 stories / 5.5 stories Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

<u>Category</u> **By-Right / Special Permit** Footprint, max: 10,000 sf / 12,500 sf Height, max: 3.5 stories / 4.5 stories Use: Residential, Commercial, Mixed-Use

### Village Center 1 (VC1)

Category	<u>By-Right / Special Permit</u>
ootprint, max:	5,000 sf / 7,500 sf
leight, max:	2.5 stories / 3.5 stories
Jse:	Residential / Commercial, Mixed-Use

250 0



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## **Existing Zoning**

Business (BU) Manufacturing (LM, M) Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

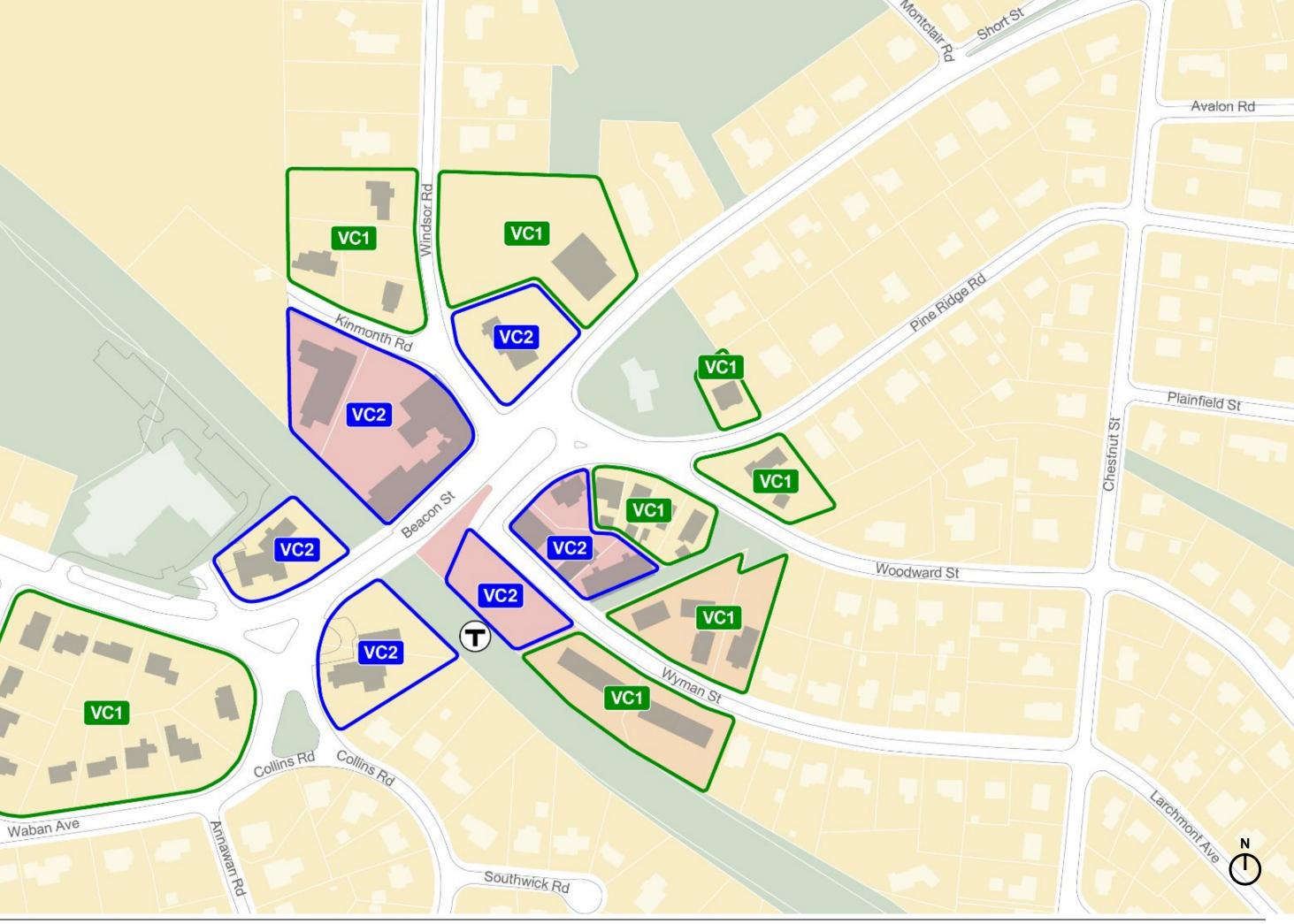
CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

# Village Center 1 (VC1)

<u>Category</u>	<u>By-Right / Special Permit</u>
Footprint, max:	5,000 sf / 7,500 sf
Height, max:	2.5 stories / 3.5 stories
Use:	Residential / Commercial, Mixed-Use

Waban Ave

250



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0

**fanitoba** 

500 ft

Zoning Redesign - Village Centers

# Four Corners

# **Existing Zoning**

Business (BU)

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

# Village Center 2 (VC2)

CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

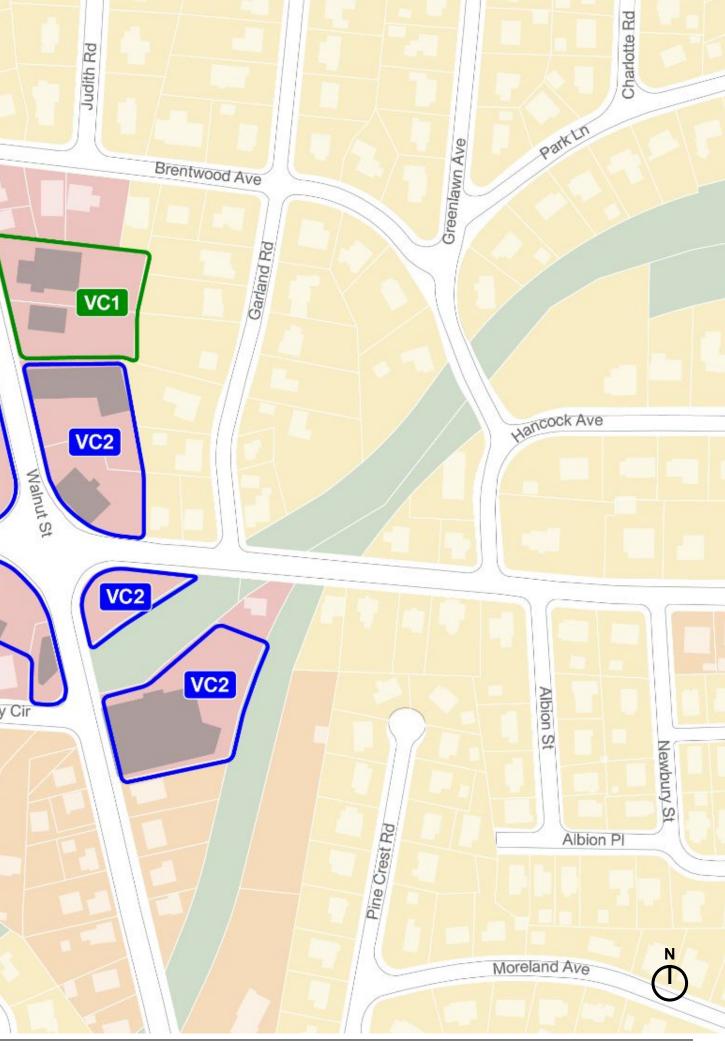
<u>By-Right / Special Permit</u>
5,000 sf / 7,500 sf
2.5 stories / 3.5 stories
Residential / Commercial, Mixed-Use

250

VC2 VC1 Beacon St VC<sub>2</sub> VC2 VC1 869Controod Ag Carthay Cir Wilson Cir Hargrave Cir

0

500 ft



# Upper Falls (Pettee Square)

Ha

### **Existing Zoning**

- Business (BU)
- Manufacturing (LM, M)
- Multi-Residence (MR)

Single Residence (SR)

- Mixed Use (MU)
- Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

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Village Center 3 (VC3)

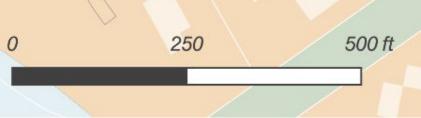
Category By-Right / Special Permit Footprint, max: 15,000 sf / 17,500 sf Height, max: 4.5 stories / 5.5 stories Residential, Commercial, Mixed-Use It St Use:

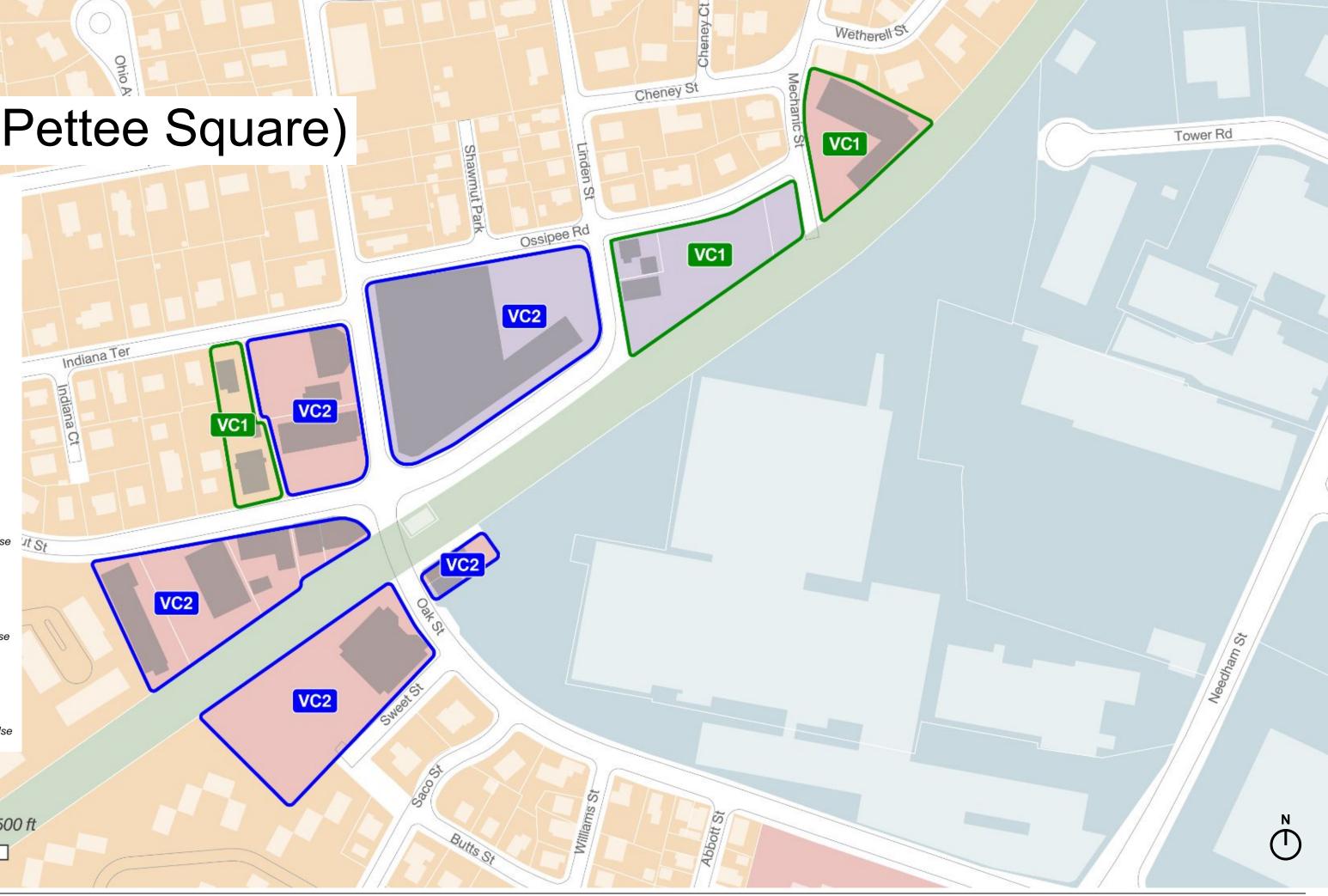
#### Village Center 2 (VC2)

**Category By-Right / Special Permit** Footprint, max: 10,000 sf / 12,500 sf Height, max: 3.5 stories / 4.5 stories Use: Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

Category	<u>By-Right / Special Permit</u>
Footprint, max:	5,000 sf / 7,500 sf
Height, max:	2.5 stories / 3.5 stories
Use:	Residential / Commercial, Mixed-Use





# Newton Highlands

Forest St

# **Existing Zoning**

Business (BU) Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

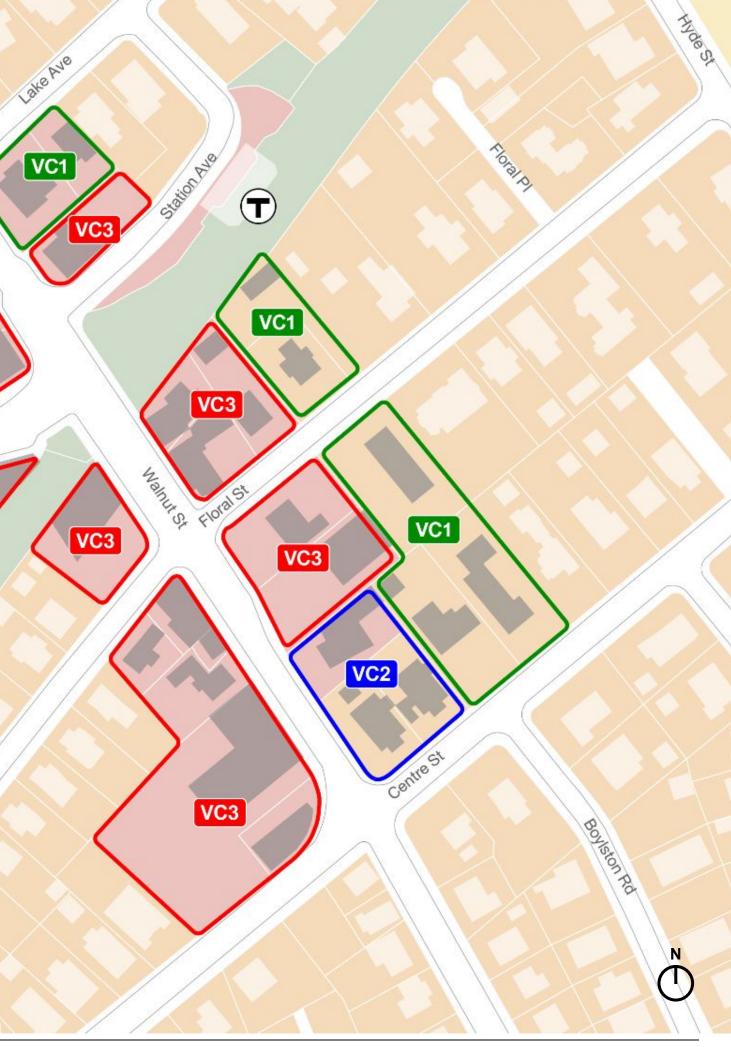
CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

CategoryBy-Right / Special PermitFootprint, max:5,000 sf / 7,500 sfHeight, max:2.5 stories / 3.5 storiesUse:Residential / Commercial, Mixed-Use

250

VC1 Chester St Columbus St Standish St VC3 VC2 Lincoln St VC3 VC1 Herton C ve LIV 500 ft



# Thompsonville

## **Existing Zoning**

2

Business (BU)

Manufacturing (LM, M)

Multi-Residence (MR)

Single Residence (SR)

Mixed Use (MU)

Public Use & Open Space (PU, OS/R)

# **Proposed Zoning**

П

Village Center 3 (VC3)

CategoryBy-Right / Special PermitFootprint, max:15,000 sf / 17,500 sfHeight, max:4.5 stories / 5.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 2 (VC2)

CategoryBy-Right / Special PermitFootprint, max:10,000 sf / 12,500 sfHeight, max:3.5 stories / 4.5 storiesUse:Residential, Commercial, Mixed-Use

#### Village Center 1 (VC1)

<u>Category</u>	<u>By-Right / Special Permit</u>
Footprint, max:	5,000 sf / 7,500 sf
Height, max:	2.5 stories / 3.5 stories
Use:	Residential / Commercial, Mixed-Use

