



CITY OF NEWBURYPORT
ZONING BOARD OF APPEALS

AGENDA
July 12, 2016
7:00 pm
Council Chambers

1. Roll Call
2. Business Meeting
 - a) Approval of Minutes
3. Public Hearings:

Hillside Living LLC

4 Hillside Avenue and 15, 16, 17, 18, and 19 Cottage Court

- 2016-005 - Special Permit
construct multi-family homes with bonus units and with reduced separation between buildings; and construct a private parking lot
- 2016-040 - Dimensional Variance
variance from front yard setback where front porch encroaches on Cottage Court and Hillside Ave.

Hillside Living LLC

12-14 Cottage Court

- 2016-006 - Special Permit
construct a private parking lot

Hillside Living LLC

18 Cottage Court

- 2016-007 - Dimensional Variance
construct a lodging house with insufficient lot area, side, and front setback
- 2016-008 - Special Permit
permit a ten room lodging house (Use #106)

Helen Volckhausen

24 Spring Street

- 2016-055 - Special Permit for Non-Conformities
remove existing rear mudroom and rebuild with a second story, increasing width by 1'

33 Erie Ave Realty Trust, George Haseltine, Trustee

33 Erie Avenue

- 2016-056 - Special Permit for Non-Conformities
modify pre-existing non-conforming structure by removing same and building new structure more conforming

Benjamin Etheridge
37 Bromfield Street

- 2016-057 - Dimensional Variance
construct a detached garage approx. 14'x24' within the required side yard setback and in excess of lot coverage requirements

Chris Horan, c/o Lisa Mead, Blatman, Bobrowski, Mead & Talerman, LLC
47 Oakland Street

- 2016-058 - Dimensional Variance
modification to variance granted in 1984 that allowed a lot split to allow for construction of an addition in the rear of the structure

Chris Horan, c/o Lisa Mead, Blatman, Bobrowski, Mead & Talerman, LLC
49 Oakland Street

- 2016-059 - Dimensional Variance
modification to variance granted in 1984 that allowed a lot split to allow for construction of an addition in the rear of the structure