



CITY OF NEWBURYPORT
ZONING BOARD OF APPEALS

AGENDA

2/8/2022

7:00pm

Please click the link below to join the webinar:

<https://zoom.us/j/283447793>

Or Telephone:

Dial: +1 646 558 8656

Webinar ID: 283 447 793

Meeting Agenda

1. Roll Call
2. Public Hearings:

Caswell Restaurant Group, Inc. c/o Lisa Mead, Mead, Talerman & Costa LLC
17-21 State Street
Continued 11/23/21

- 2021-18- *appeal of Zoning Determination that the property is subject to the Downtown Overlay District*

Derek Lively
28 Liberty Street, #5
Continued from 12/14/21

- 2021-57 - *construction of a second story deck and stairs within the required side yard setback*

Mike Bukhin and Anna Wallack c/o Lisa Mead, Mead, Talerman & Costa LLC
4 Plum Street
Continued from 1/25/22

- 2021-59 - *modification of pre-existing non-conforming structure via construction of addition over existing first floor portion of structure*

Windward Shaw LLC, c/o Lisa Mead, Mead, Talerman & Costa LLC
44-46 Beacon Avenue

- VAR-22-1 - *Construct pool and pool house within setbacks requiring dimensional variances.*

Andrew Sidford/Andrew Sidford Architects
1 Atkinson St.

- ZNC-22-1 - *Requests rear and side yard setbacks release. The proposed work fills out the second floor over the existing first floor at the rear of the structure. The modest addition would be approximately 6'-0" x 15'-0" or 90 sf. The proposed construction does not change the footprint of the house nor the lot coverage but extends existing nonconformities.*

Laura McLaughlin and Stephen Quish Jr., c/o Lisa Mead, Mead, Talerman & Costa LLC
303 High Street

- ZNC-22-2 - *construct addition to back portion of single family structure extending existing non-conformities*
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Brad Kutcher
344 Merrimac Street

Continued from 1/25/2022

- VAR-21-3 - *Lot Area and Rear Yard Setback*
 - ZNC-21-8 - *Expansion of a pre-existing non-conforming structure*
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3. Business Meeting

a) Approval of minutes

- 1/25/22

b) Discussion of Rules and Regulations: Section 4.3 - Agenda

c) Other updates from the Chair or Planning Director