



CITY OF NEWBURYPORT  
ZONING BOARD OF APPEALS

AGENDA  
August 13, 2019  
7:00 pm  
Council Chambers

1. Roll Call
2. Business Meeting
  - a) Approval of Minutes
  - b) Election of Officers
  - c) Request for minor modification – 5 Olive Street (2019-018)

3. Public Hearings:

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Hebbelinc Real Estate LLC c/o Lisa Mead, Mead, Talerman & Costa, LLC *Continued from 7/23/19*  
193 High Street

- 2018-064b - Special Permit for Non-Conformities  
*remove existing later added shed/garage and construct new attached 3-bay garage*

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Chipotle Mexican Grill, Inc. *Continued from 7/23/19*  
47 Storey Avenue

- 2019-034 - Special Permit  
*allow outdoor café seating (Use #503) and drive through (Use #504)*

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Benjamin Becker, BLB Custom Building *Continued from 7/23/19*  
16 Olive Street

- 2019-036 - Special Permit for Non-Conformities  
*construction of a second floor addition over existing first floor resulting in an upward extension of a pre-existing non-conforming side setback*

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Jeremy C. Healey c/o Lisa Mead, Mead, Talerman & Costa, LLC *Continued from 7/23/19*  
155 High Street

- 2019-041 - Special Permit for Non-Conformities  
*modify previously granted permit to allow the construction of an additional 223 s.f. second floor addition resulting in an upward extension of a pre-existing non-conforming side yard setback*

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Hebbelinc Real Estate LLC c/o Lisa Mead, Mead, Talerman & Costa, LLC *Continued from 7/23/19*  
193 High Street

- 2019-042 - Appeal  
*appeal of Notice of Violation from Zoning Enforcement Officer dated 5/6/19*

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Thomas Smith and Jamie Smith *Continued from 7/23/19*  
10 Virginia Lane

- 2019-044 - Special Permit  
*allow an in-law apartment*

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Christopher Horan c/o Lisa Mead, Mead, Talerman & Costa, LLC  
3 63rd Street

*Continued from 7/23/19*

- 2019-045 - Special Permit for Non-Conformities  
*remove existing single family structure and reconstruct new single family structure within required setbacks and height requirements*

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Christopher Horan c/o Lisa Mead, Mead, Talerman & Costa, LLC  
5 63rd Street

*Continued from 7/23/19*

- 2019-046 - Special Permit for Non-Conformities  
*remove existing 5-family structure and reconstruct new 5-family structure within required setbacks and intensifying FAR*

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Aileen Graf, Graf Architects  
50 Prospect Street

- 2019-047 - Special Permit for Non-Conformities  
*upward extension of pre-existing non-conforming side and rear yard setbacks via a 3rd floor dormer*

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Newburyport Renovations, LLC c/o Lisa Mead, Mead, Talerman & Costa, LLC  
16 Hancock Street

- 2019-048 - Special Permit for Non-Conformities  
*renovate existing residential structure and convert to garage use*