



CITY OF NEWBURYPORT  
 CONSERVATION COMMISSION  
 60 PLEASANT STREET  
 NEWBURYPORT, MA 01950  
 978-465-4462

### Significant Improvement Determination Form

**This form and all attachments should be emailed in .pdf format to the Conservation Administrator at [jqodtfredsen@cityofnewburyport.com](mailto:jqodtfredsen@cityofnewburyport.com) with two paper copies delivered to the Planning Office at City Hall.**

Under the City of Newburyport Wetlands Protection Regulations, Section 6 (C), an existing building on Plum Island must be placed on pilings if the proposed renovations exceed the "25%/50% Rule."

This rule specifies that an existing building must be placed on pilings if proposed renovations satisfy both of the following criteria:

- 1) A 25% or greater increase in square-footage, based on total square footage of habitable living space, and
  - 2) A 50% or greater increase in the value of the structure. This may be determined by one of two methods:
    - a. As determined by a licensed appraiser's valuation of the existing house (structure only) and the same licensed appraiser's valuation of the structure with the proposed improvements.
    - b. As determined by the assessed value of the house (structure only) from the Assessor's office and a cost estimate from a licensed builder for the proposed work.
- \*note: Appraisals and cost estimates described above do not include house-hold appliances and fixtures.*

**The licensed appraiser or contractor shall provide the detailed valuations specified above along with this form, certifying their professional approval of the submission.**

Project Address: 11 Barker Street

Property Owner or Applicant: Justin and Katie Pondering

Name of Certified Appraiser/Contractor: Used City Assessor Data. Contractor Robert A Imlach, Jr

Phone number: \_\_\_\_\_

Email address: raimlach15@gmail.com

Project Title/Description: 11 Barker Street Improvements

Title and Date of Proposed Project Plans and Specifications used to determine values:

Plan to Accompany Notice of Intent - 11 Barker Street in Newburyport, Massachusetts prepared by Hancock Associates dated August 21, 2020

Signature of Certified Appraiser/Builder:

  
 Robert A. Imlach Jr  
 CSL 029093

Date: 9/1/20