

Newburyport Historical Commission
Demolition Permit Application

11/31/18
Date of Receipt
db Historical Commission

Date: _____

Property Address: 15 Eagle St Newburyport MA 01950

Applicant Name: Virginia Lasala

Address: 28 Wletstone St West Newbury MA 01985

Phone: 978 476 7961 Email (optional): j.lasala@mtmail.com

Owner Name and Address (if different): Michael + Jennifer Pitz
15 Eagle St Newburyport MA 01950

PROPERTY DESCRIPTION: Describe the property proposed for demolition. Attach additional pages as necessary. A written explanation is required for any information that cannot be provided by the applicant.

Year(s) Built: 1879 Area (sq.ft): 1,523 sq ft livable area

Architectural Style: Antique

Demolition Type: Full Building Demolition? Yes No
Partial Building Demolition? Yes No
Roof Line Change? Yes No

Property Type: Residential: Single Family Multi-Unit
Outbuilding: Specify: _____
Commercial: Specify: _____
Institutional: Specify: _____

Additional information describing property (attach additional pages as necessary):

Single Family home in the R-3 zoning district
There is one existing curb cut to the bituminous driveway. The existing house is 904 sq ft. There is a 360 sq ft detached garage on site.

FULLY DESCRIBE REASON(S) FOR DEMOLITION (for projects claiming structural instability, the NHC may request that the applicant provide a written report from a registered structural engineer).

To help meet code and adapt to accept new additions and lay out per plan.

FULLY DESCRIBE ALTERNATIVES TO DEMOLITION THAT HAVE BEEN CONSIDERED:

There are no alternatives. Existing structure is an addition that was built to only support one story. The new addition is to be 2 stories and extend outwards in each direction.

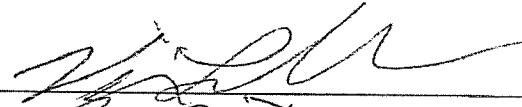
REQUIRED SUPPORTING DOCUMENTS:

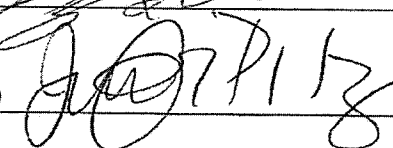
Please attach the following:

- Newburyport Assessor's property record card for the property.
- Photographs showing all exterior sides of the property.
- Photographs showing the property in context of the neighborhood.
- Architectural plans for replacement structure (plans, elevations, perspectives, and a site plan).
- Any additional information that supports request for demolition.

Please provide **ten (10) copies of the application form and supporting documents, along with a \$100 application fee to the Planning Office.** Formal review will commence after a complete permit application has been submitted along with the information requested above to the Newburyport Historical Commission. Within twenty-one (21) days from its receipt of a *complete* NHC Demolition Permit Application, the Commission shall determine whether the building or structure is historically significant. You will be notified when your application will be placed on the Commission's agenda for full discussion.

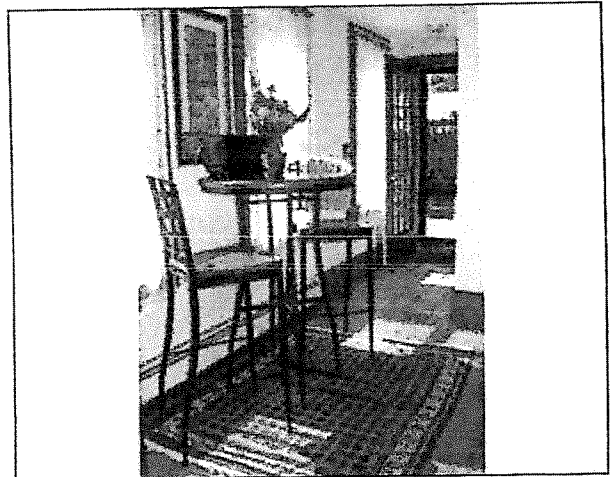
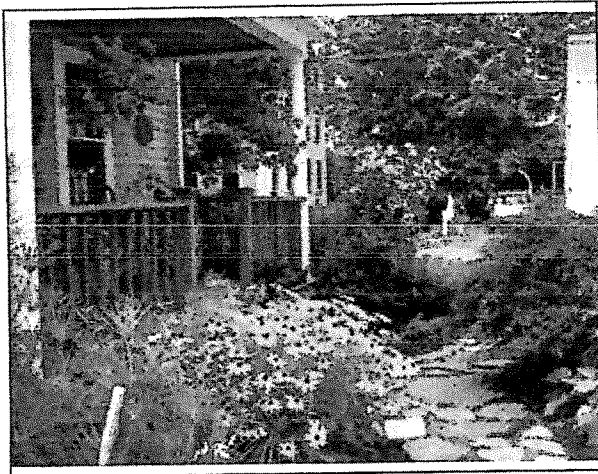
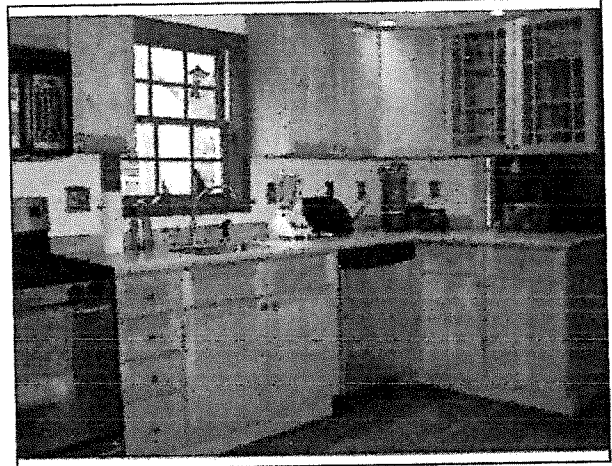
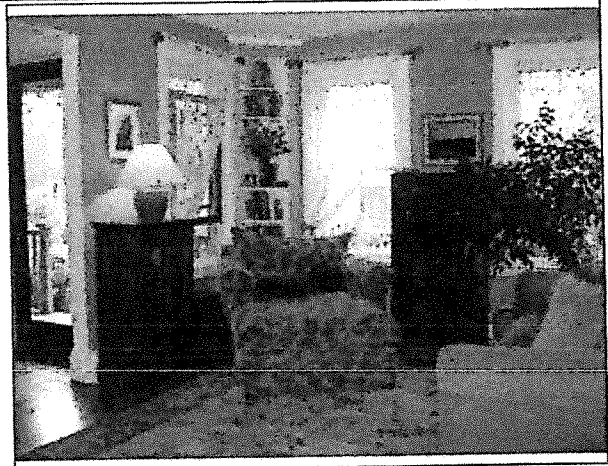
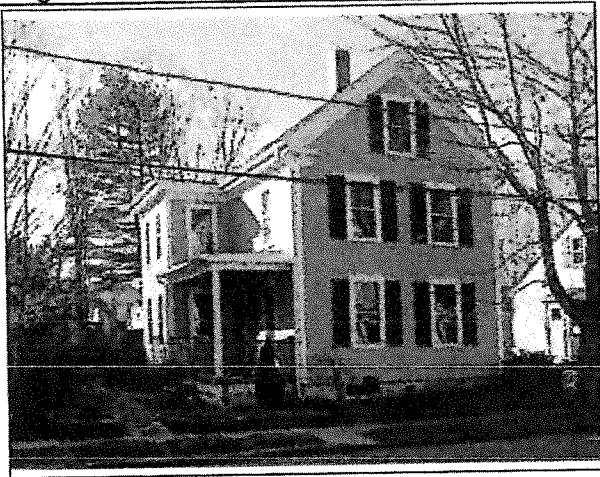
The information requested in this form has been completed and attachments provided, as indicated above. A written explanation has been provided for any missing information.

Signature of Applicant  Date _____

Signature of Property Owner (Required)  Date 11/30/18

MLS # 70444553 - Sold
15 Eagle Street, Newburyport, MA 01950

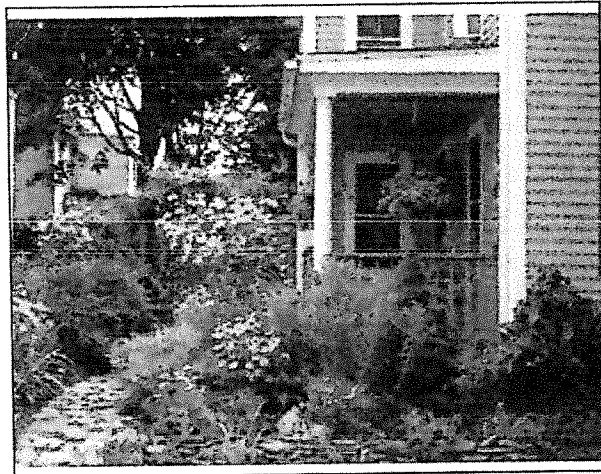
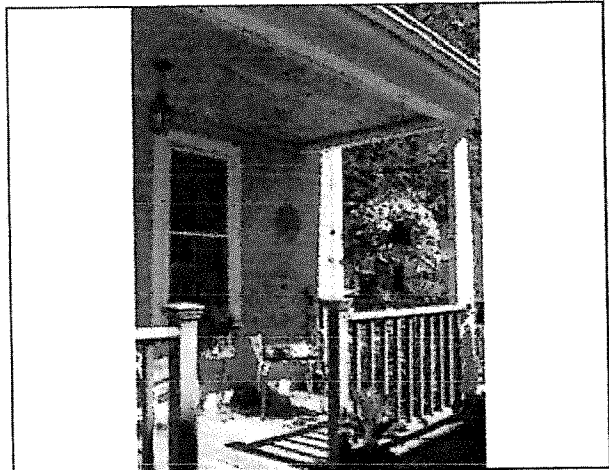
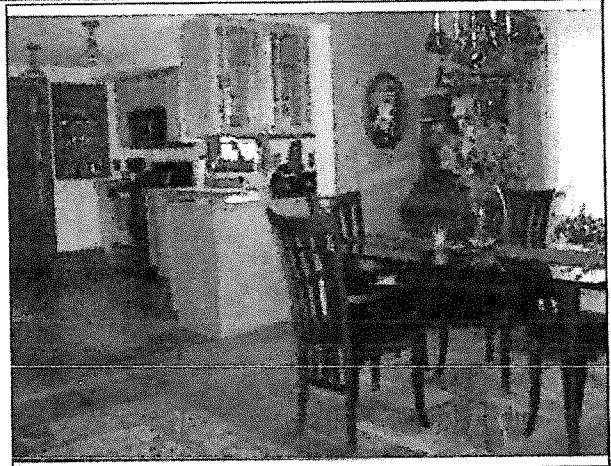
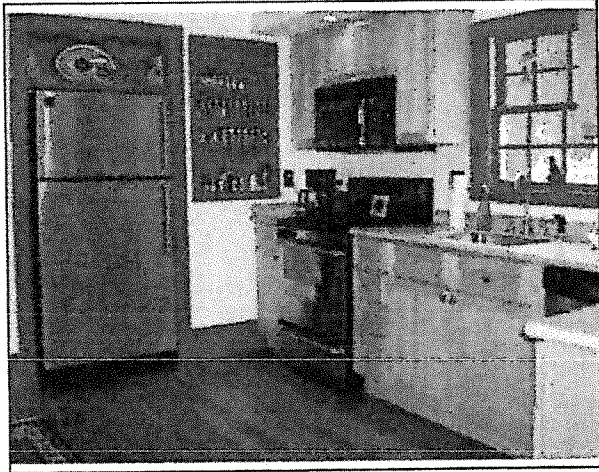
Single Family - Detached
Sale Price: \$452,000



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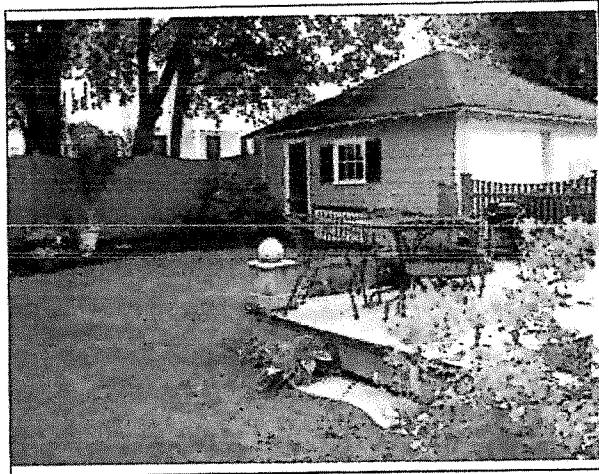
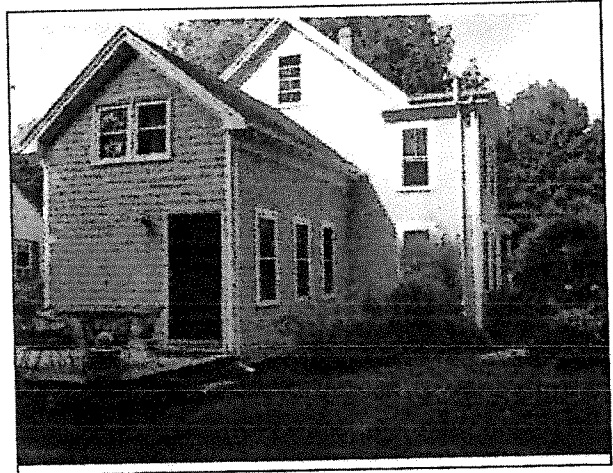
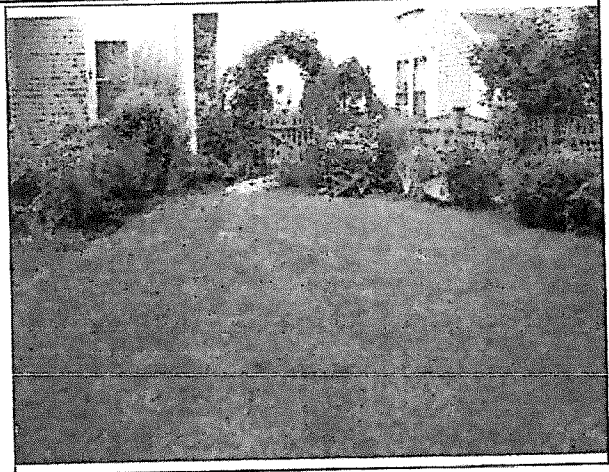
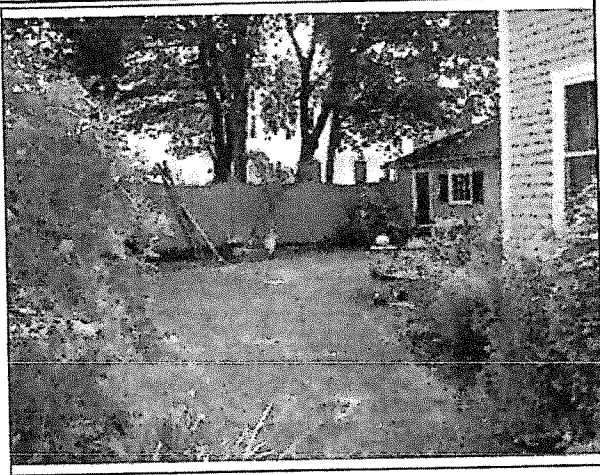
Single Family - Detached
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RECORD OWNERS:

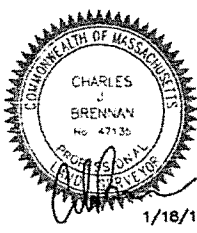
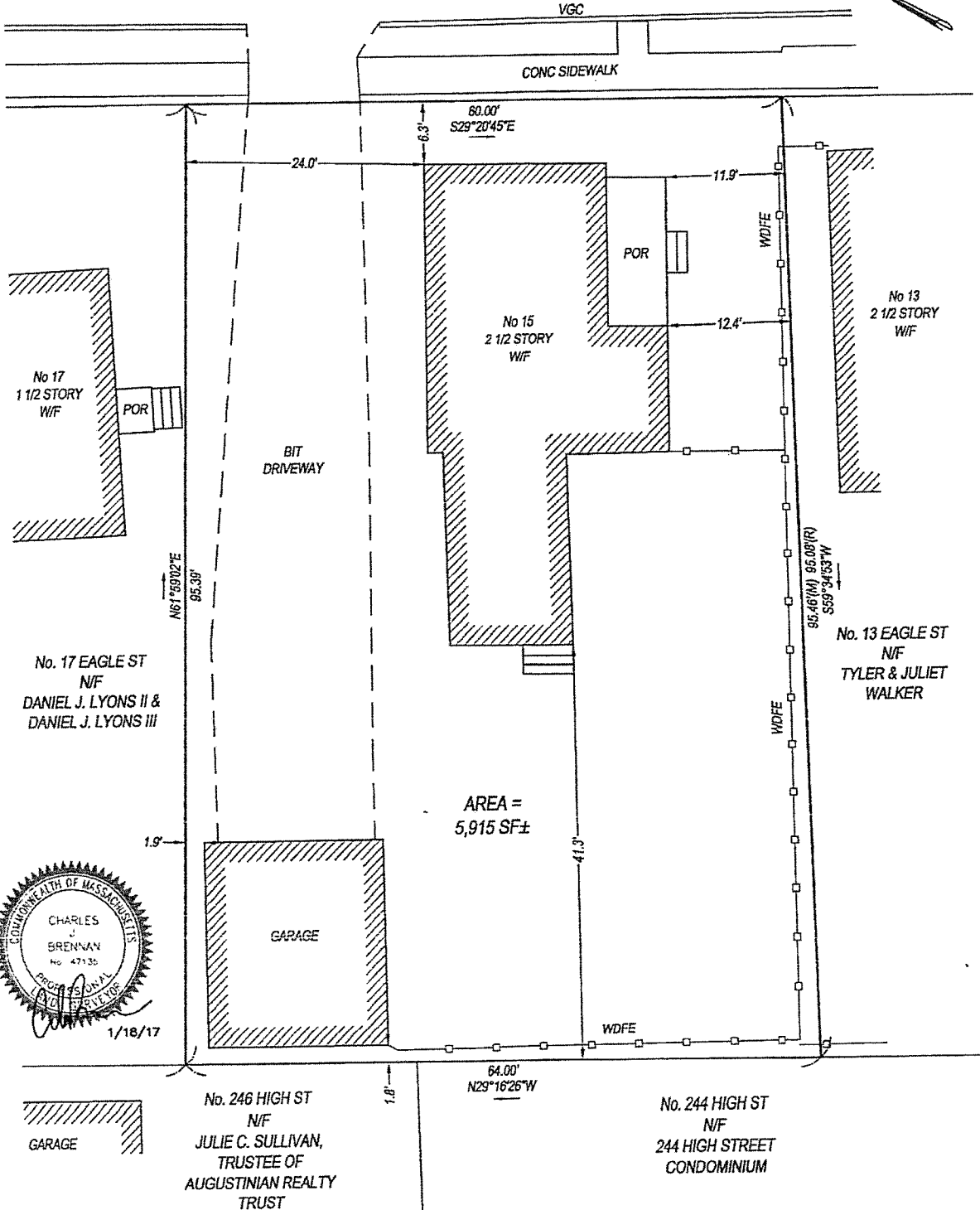
WILLIAM DAVIS LEE &
KATHARINE LEE
15 EAGLE STREET
NEWBURYPORT, MA 01950

REFERENCES:

DEED BOOK 26772 PAGE 2
PLAN BOOK 200 PLAN 69
PLAN BOOK 436 PLAN 11
PLAN BOOK 429 PLAN 23
LCC NO. 14865 A

EAGLE STREET (PUBLIC - VARIABLE WIDTH)

LCC NO. 14865 A



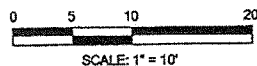
AREA =
5,915 SF±

NOTES:

- 1.) THIS PLAN WAS PREPARED FROM AN INSTRUMENT SURVEY PERFORMED ON JANUARY 11 & 12, 2017.
- 2.) SUBSURFACE AND ABOVE GROUND UTILITIES WERE NOT INCLUDED AS PART OF THIS SURVEY, THEY WERE NOT RESEARCHED NOR SHOWN HEREON.
- 3.) A TITLE EXAMINATION WAS NOT PROVIDED FOR THIS SURVEY. AS SUCH OTHER MATTERS OF RECORD MAY EXIST AND NOT BE SHOWN HEREON.

LEGEND:

- | | |
|------|-----------------------|
| BIT | BITUMINOUS |
| CONC | CONCRETE |
| L | LANDING |
| (M) | MEASURED |
| POR | PORCH |
| (R) | RECORD |
| VFE | VINYL FENCE |
| VGC | VERTICAL GRANITE CURB |
| WDFE | WOOD FENCE |
| W/F | WOOD FRAME |



PLOT PLAN

IN
NEWBURYPORT, MA

AT 15 EAGLE STREET

PREPARED FOR

KATE LEE

BY

SUMMIT SURVEYING INC.

4 S. POND STREET, NEWBURYPORT, MA 01950

TEL. 978-692-7109

WWW.SUMMITSURVEYINGINC.COM

JANUARY 11, 2017

17-0105

15 EAGLE ST

Location 15 EAGLE ST

Mblu 53/ 61/ / /

Owner LEE WILLIAM DAVIS

Assessment \$484,000

PID 3632

Building Count 1

Current Value

Assessment			
Valuation Year	Improvements	Land	Total
2018	\$272,700	\$211,300	\$484,000

Owner of Record

Owner LEE WILLIAM DAVIS

Sale Price \$452,000

Co-Owner LEE KATHERINE T/E

Certificate

Address 15 EAGLE ST

Book & Page 26772/0002

NEWBURYPORT, MA 01950

Sale Date 04/25/2007

Instrument 00

Ownership History

Ownership History					
Owner	Sale Price	Certificate	Book & Page	Instrument	Sale Date
LEE WILLIAM DAVIS	\$452,000		26772/0002	00	04/25/2007
SMITH VICTORIA BETH	\$350,000		17534/0308	00	08/15/2001
MCHUGH MICHAEL L	\$170,000		15500/0459	00	02/26/1999
GAGNON ELIZABETH A	\$0		4285/ 21		

Building Information

Building 1 : Section 1

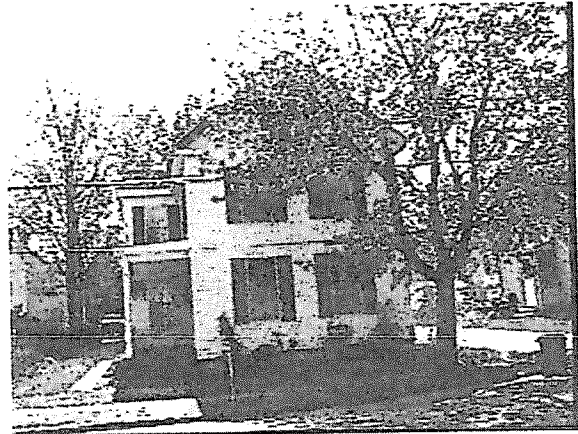
Year Built: 1879

Living Area: 1,523

Building Attributes	
Field	Description
Style	Antique
Model	Residential
Stories:	2 Stories
Occupancy	1
Exterior Wall 1	Vinyl Siding
Exterior Wall 2	Wood Shingle

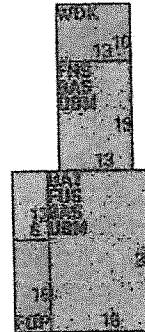
Roof Structure:	Gable/Hip
Roof Cover	Asph/F Gls/Cmp
Interior Wall 1	Plastered
Interior Wall 2	
Interior Flr 1	Pine/Soft Wood
Interior Flr 2	Hardwood
Heat Fuel	Oil
Heat Type:	Steam
AC Type:	None
Total Bedrooms:	3 Bedrooms
Total Bthrms:	1
Total Half Baths:	0
Total Xtra Fixtrs:	
Total Rooms:	7 Rooms
Bath Style:	Average
Kitchen Style:	Average

Building Photo



(<http://images.vgsi.com/photos/NewburyportMAPhotos/\00\00>)

Building Layout



Building Sub-Areas (sq ft)			Legend
Code	Description	Gross Area	Living Area
BAS	First Floor	823	823
FUS	Upper Story, Finished	576	576
FHS	Half Story, Finished	247	124
FOP	Porch, Open	96	0
UAT	Attic	504	0
UBM	Basement, Unfinished	823	0
WDK	Deck, Wood	130	0
		3,199	1,523

Extra Features

Extra Features	Legend
No Data for Extra Features	

Land

Land Use

Use Code 1010
 Description SINGLE FAM
 Zone R3

Land Line Valuation

Size (Acres) 0.14
 Depth 0
 Assessed Value \$211,300

Outbuildings

Outbuildings						Legend
Code	Description	Sub Code	Sub Description	Size	Value	Bldg #
FGR1	GARAGE-AVE			360 S.F.	\$5,000	1

Valuation History

Assessment			
Valuation Year	Improvements	Land	Total
2017	\$272,700	\$201,300	\$474,000

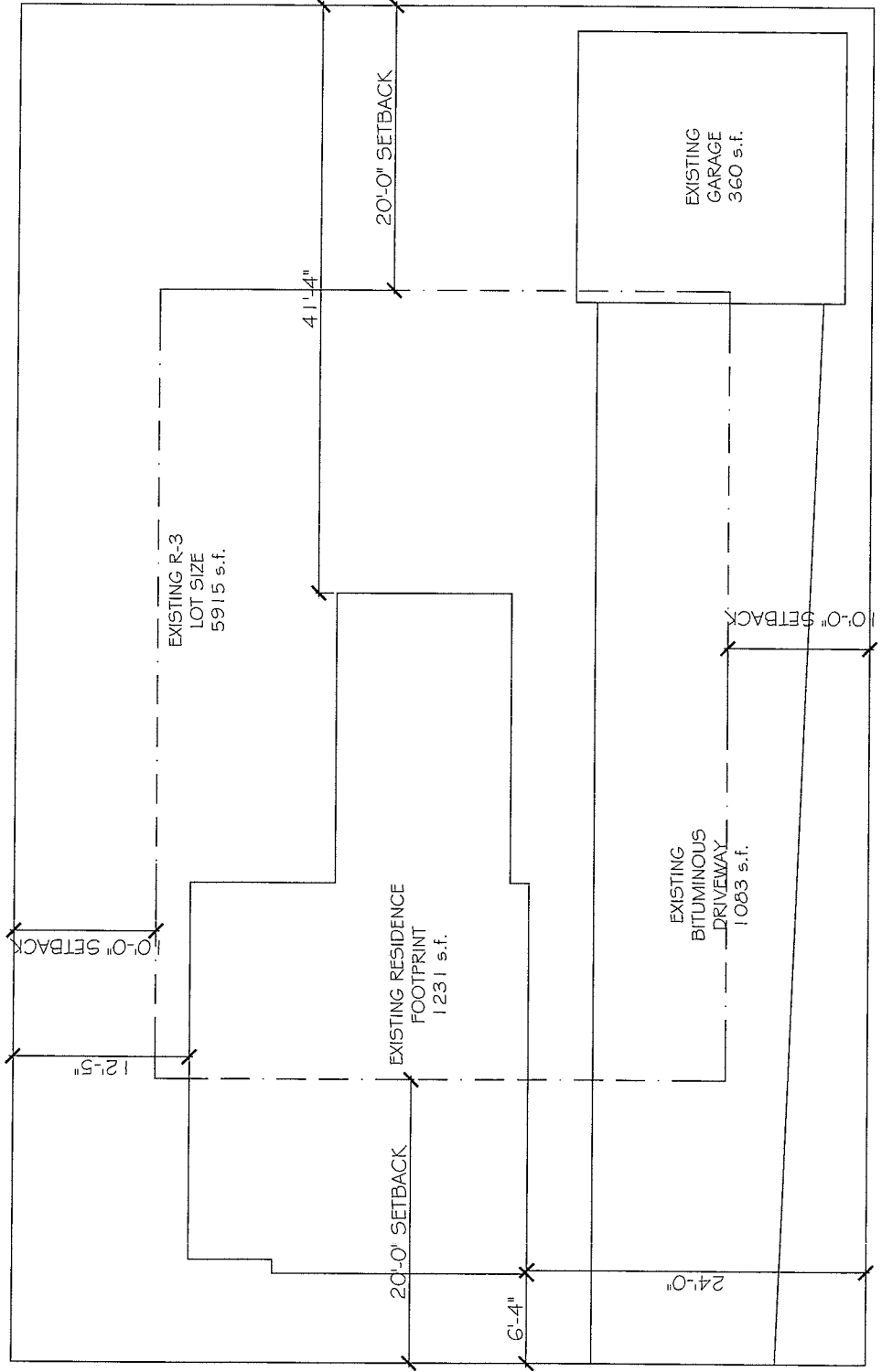
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S-1

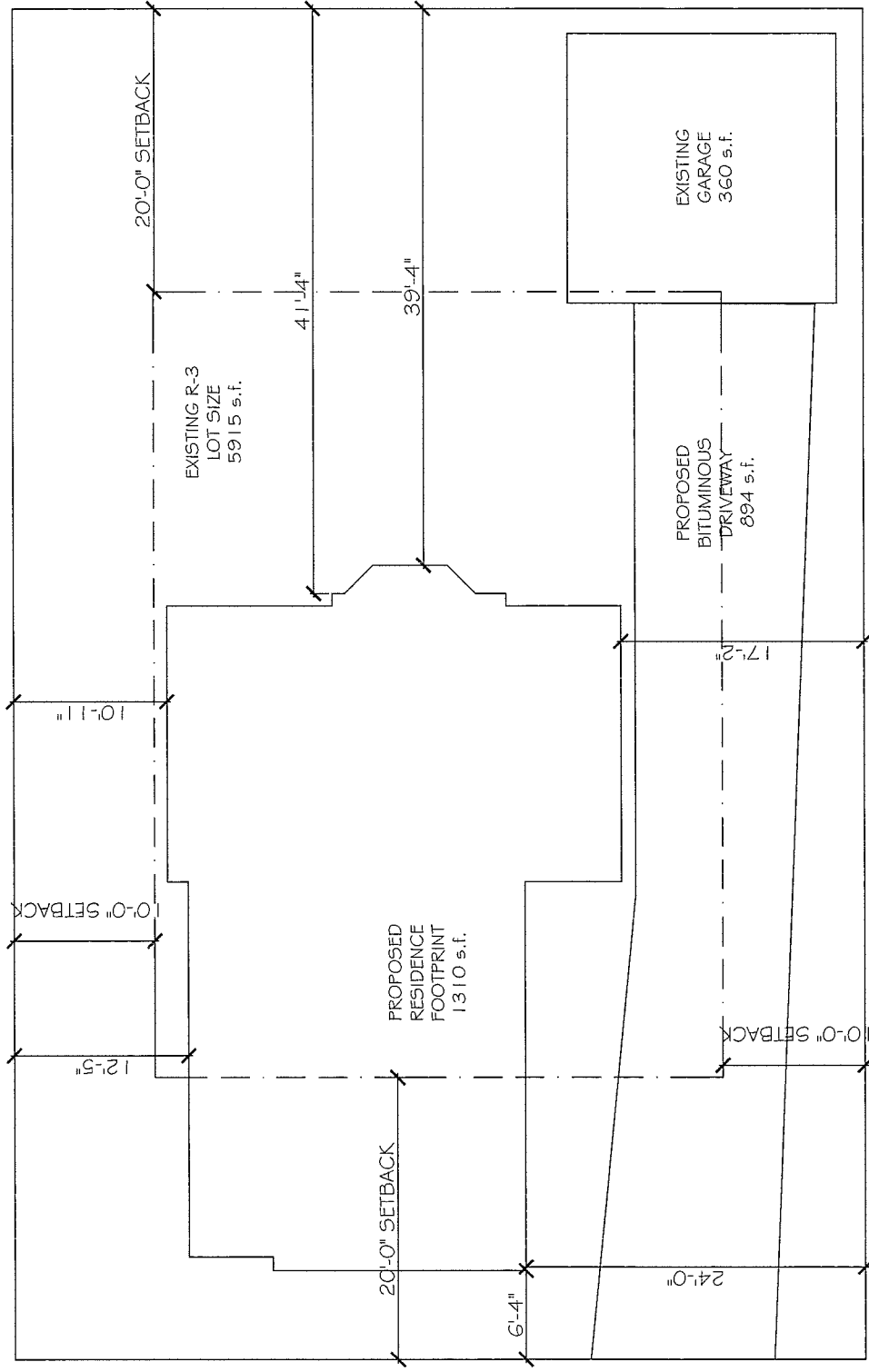
Existing Site Plan
1/8" = 1'-0"

30 JANUARY 2018

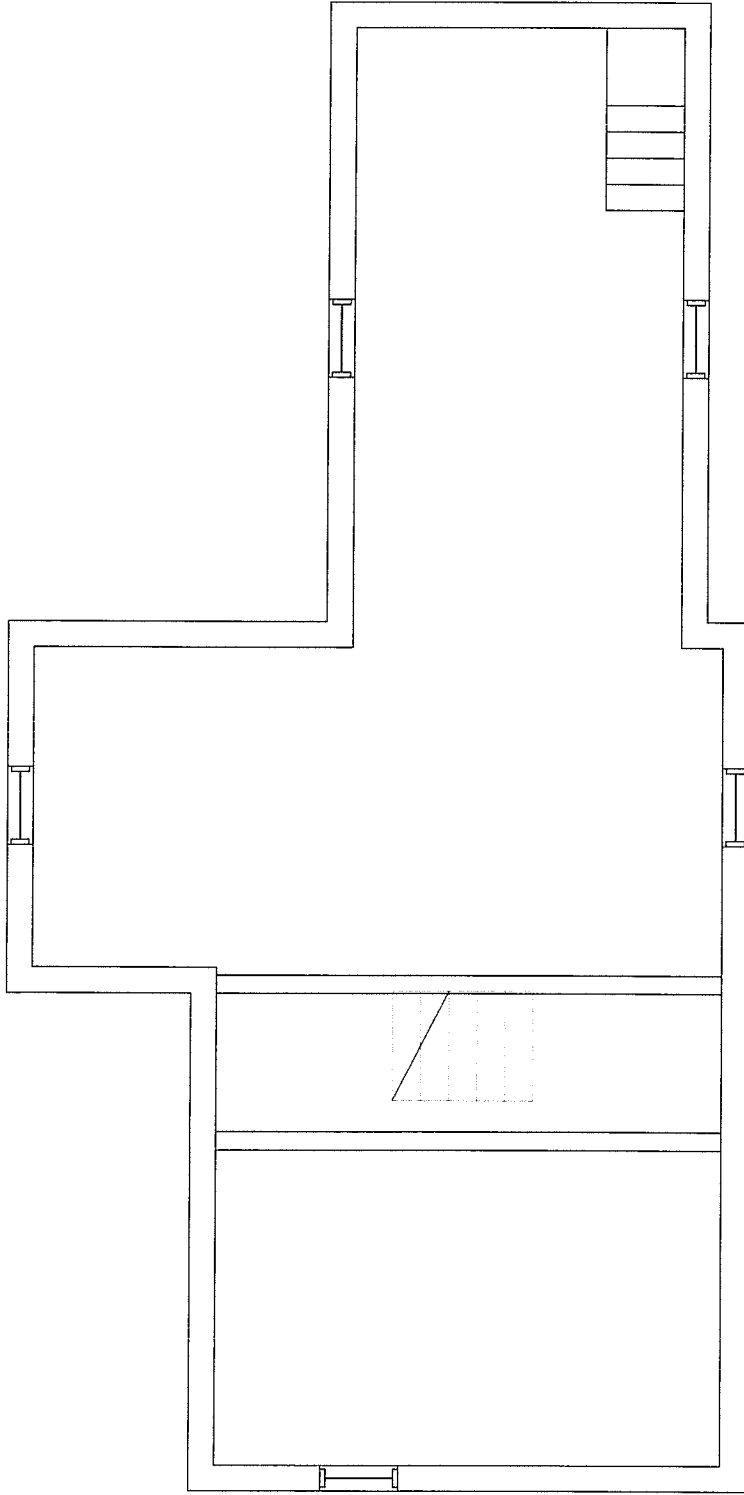
HOUSE RENOVATION
15 Eagle St.
Newburyport, MA
L & S CONSTRUCTION
West Newbury, MA



1 Existing Site Plan
1/8" = 1'-0"



1 Existing Site Plan
1/8"=1'-0"



1 EXISTING BASEMENT PLAN
1/4" = 1'-0"

EXISTING PLAN AT FIRST FLOOR

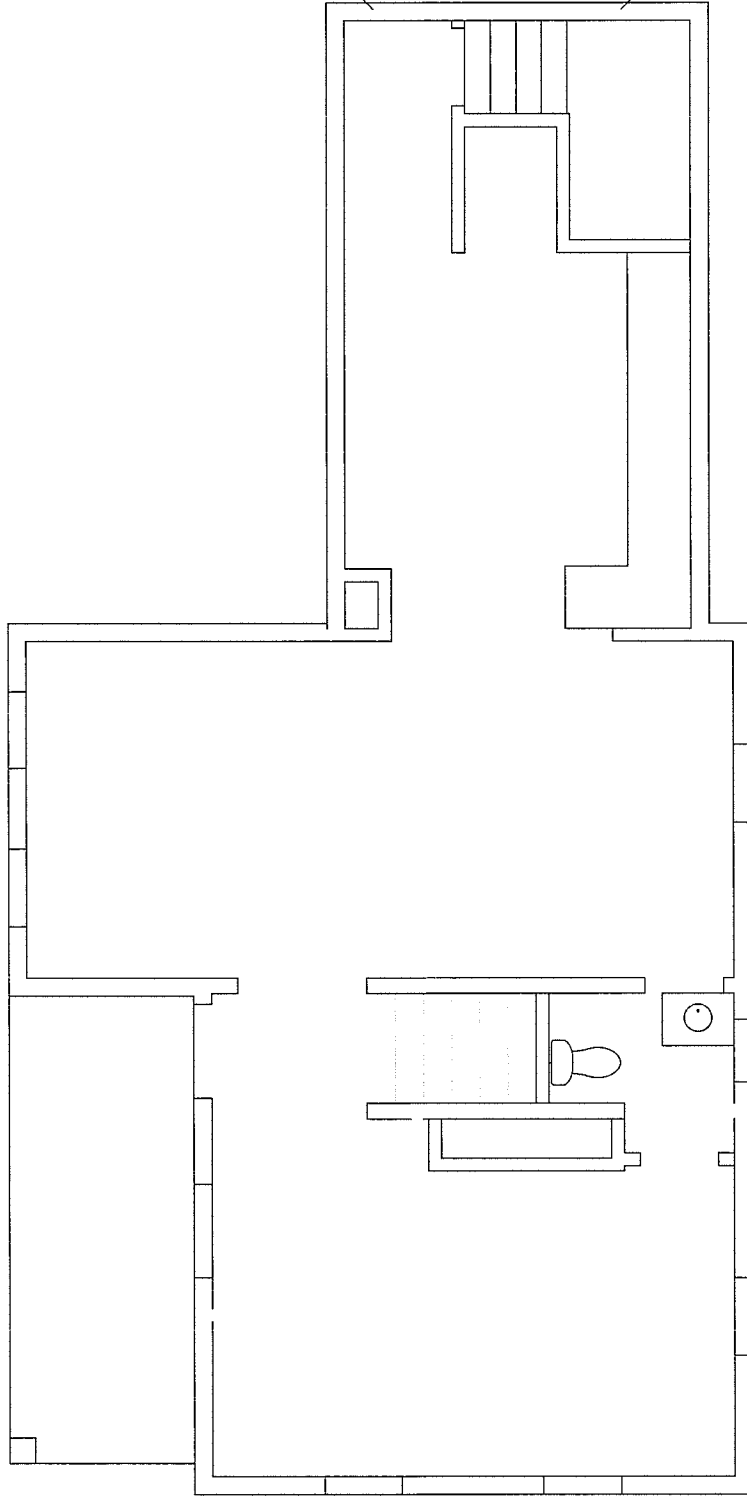
1/4" = 1'-0"

30 JANUARY 2018

15 Eagle St.
Newburyport, MA
L & S CONSTRUCTION
West Newbury, MA



978.810.1229



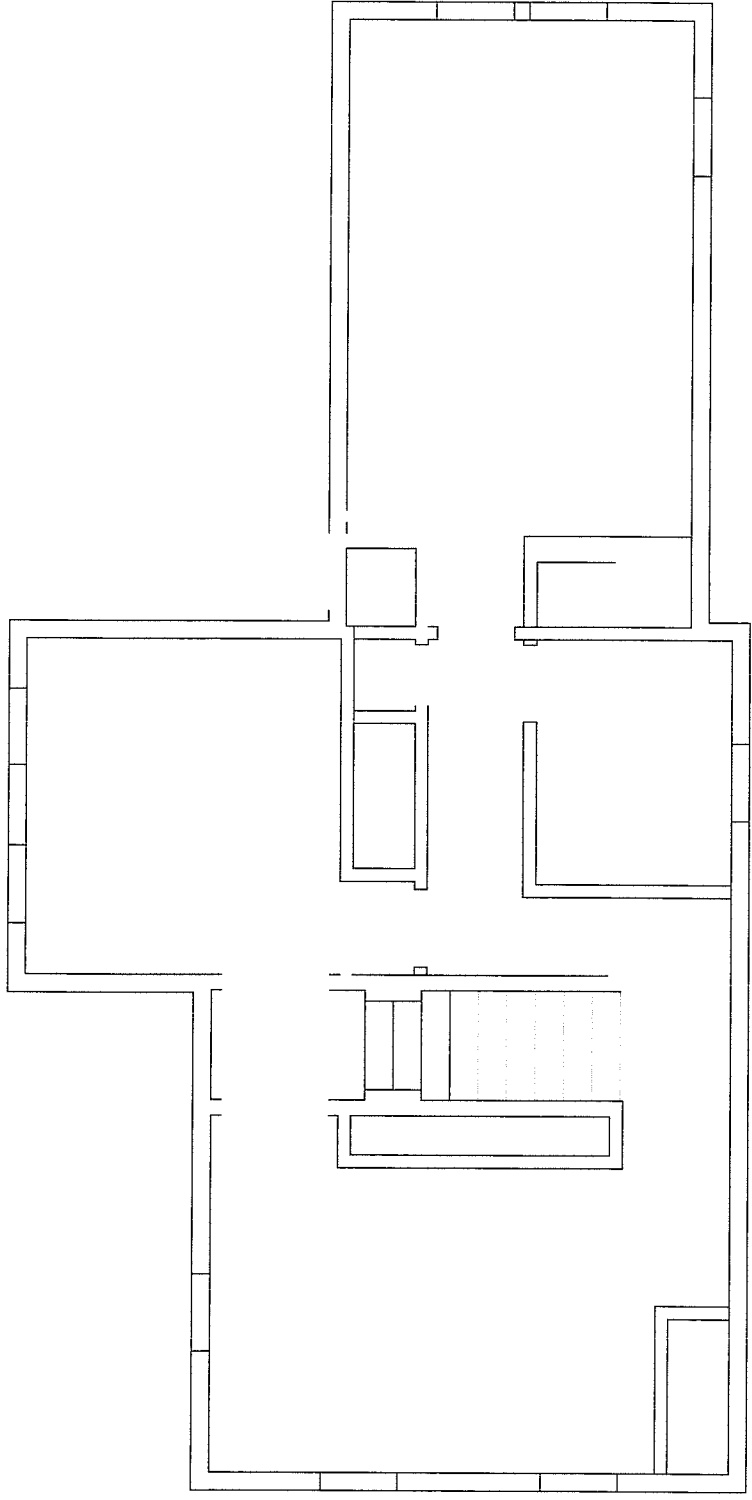
1 EXISTING FIRST FLOOR PLAN
1/4" = 1'-0"

EXISTING PLAN AT SECOND FLOOR
1/4" = 1'-0"

30 JANUARY 2018

15 Eagle St.
Newburyport, MA
L & S CONSTRUCTION
West Newbury, MA

Hilary R. Ward, Architect
orange ARCHITECT
978.810.1229

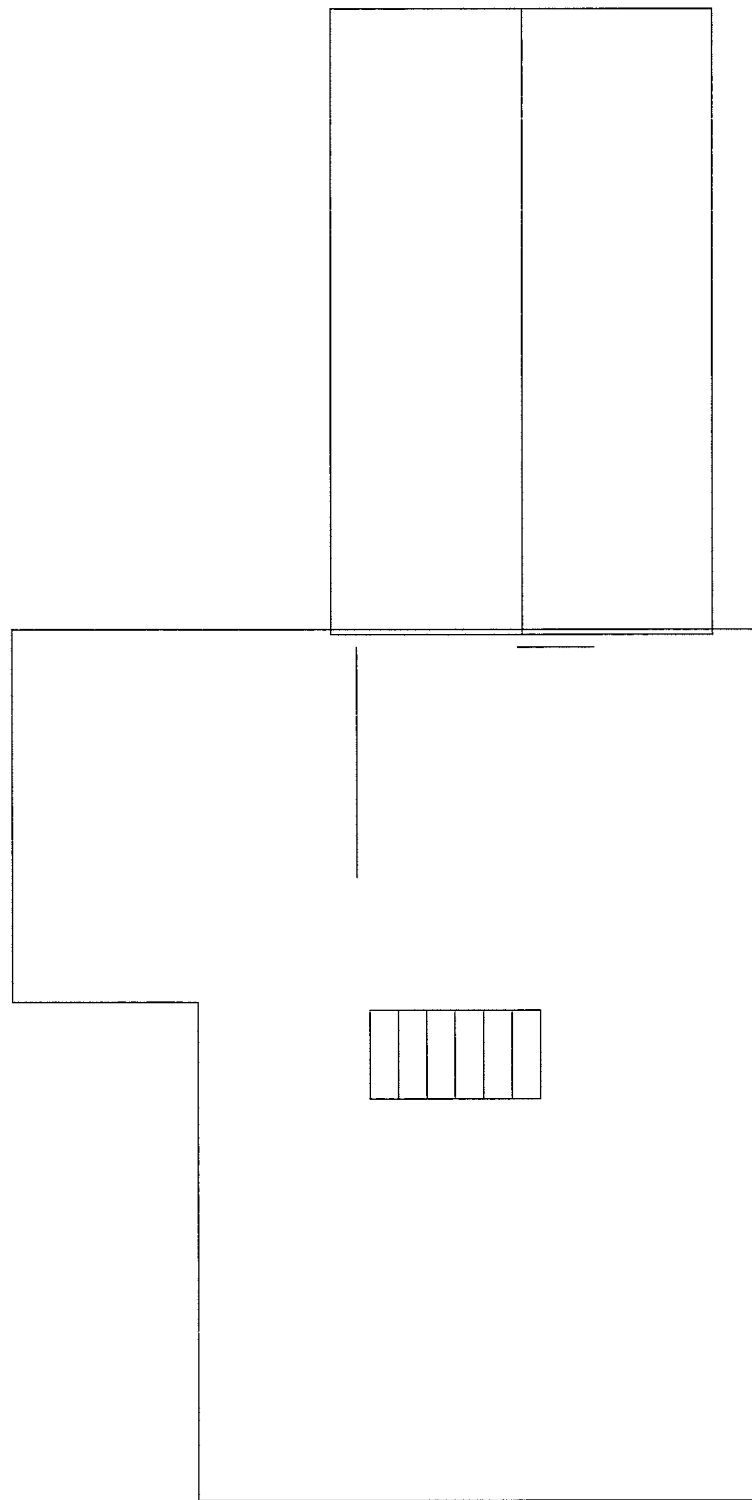


1 EXISTING PLAN AT SECOND FLOOR
1/4" = 1'-0"



Henry R. Ward, Architect

978.810.1229



1 EXISTING PLAN AT ATTIC
1/4" = 1'-0"

A-1

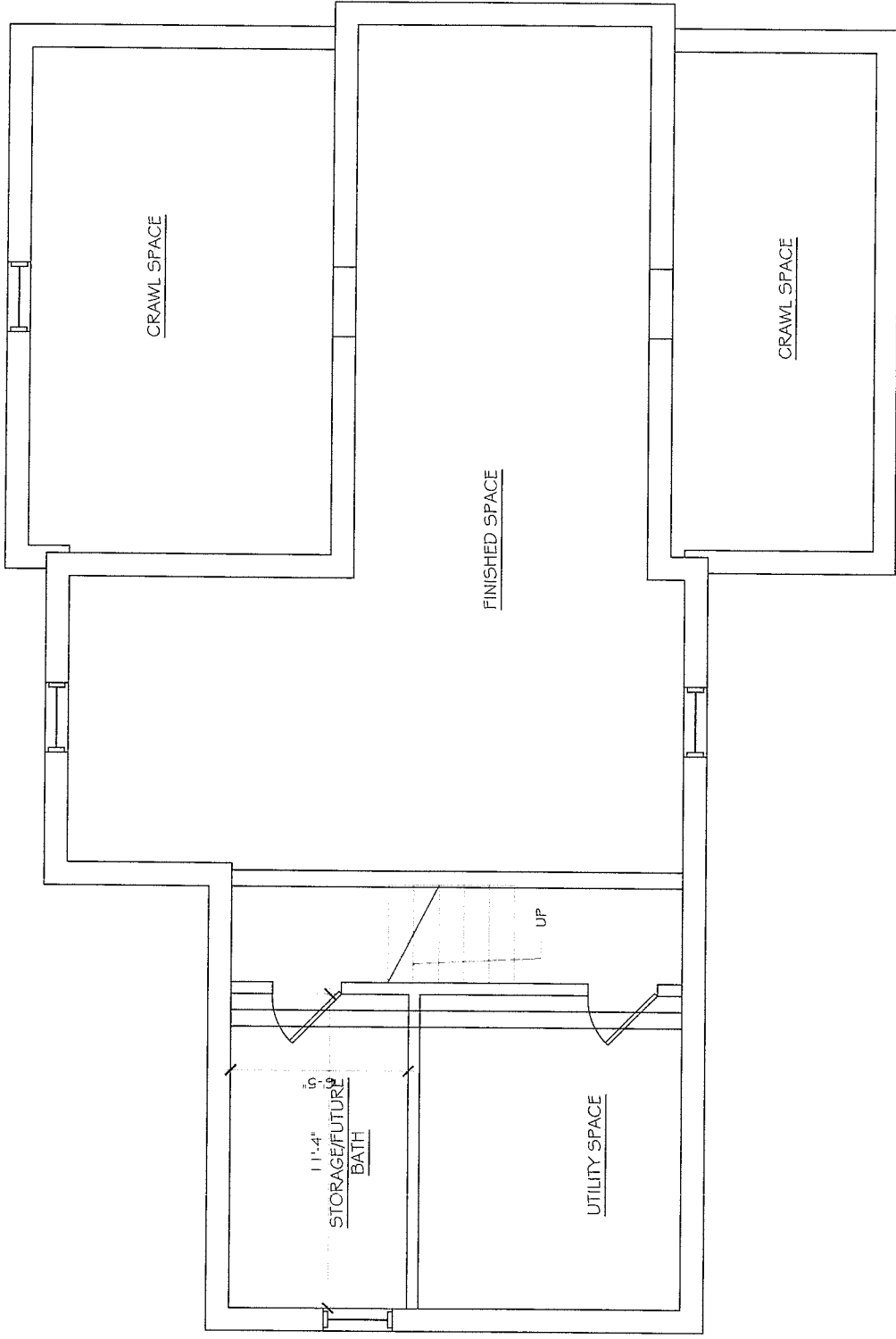
BASEMENT PLAN
1/4" = 1'-0"

30 JANUARY 2018

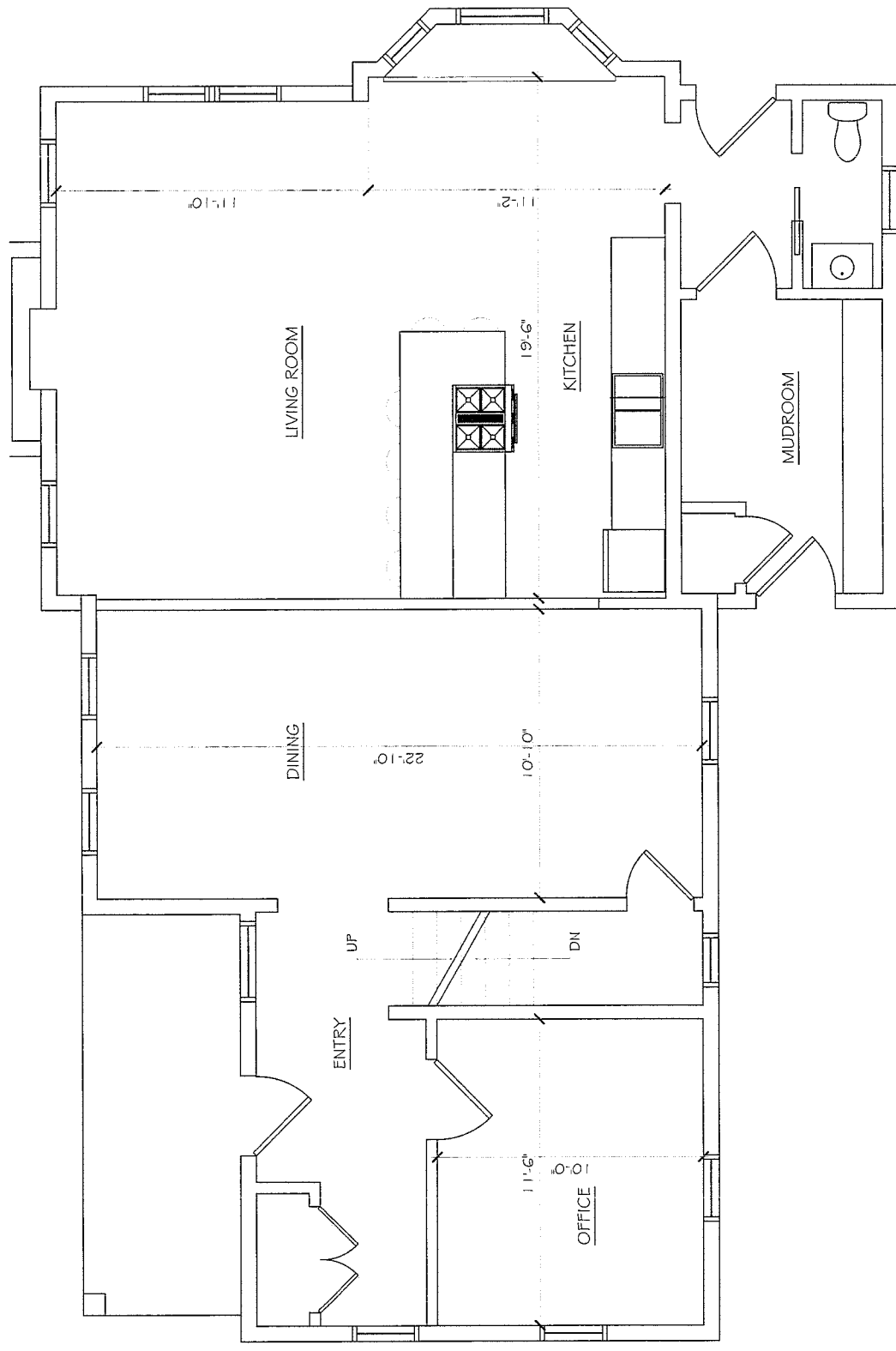
HOUSE RENOVATION
15 Eagle St.
Newburyport, MA

L & S CONSTRUCTION
West Newbury, MA

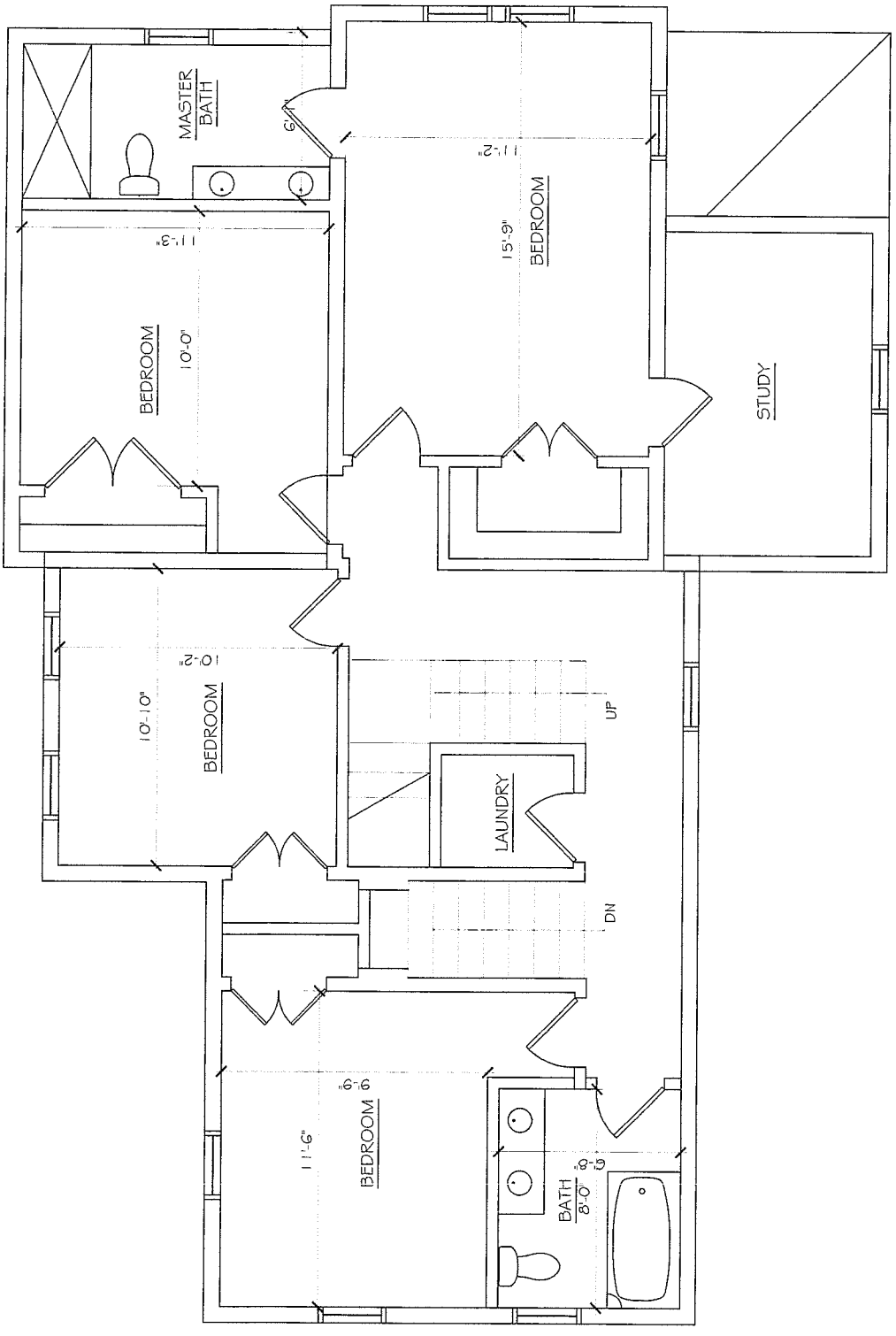
978 810 1229
orange ARCHITECT
Hilary R. Ward, Architect



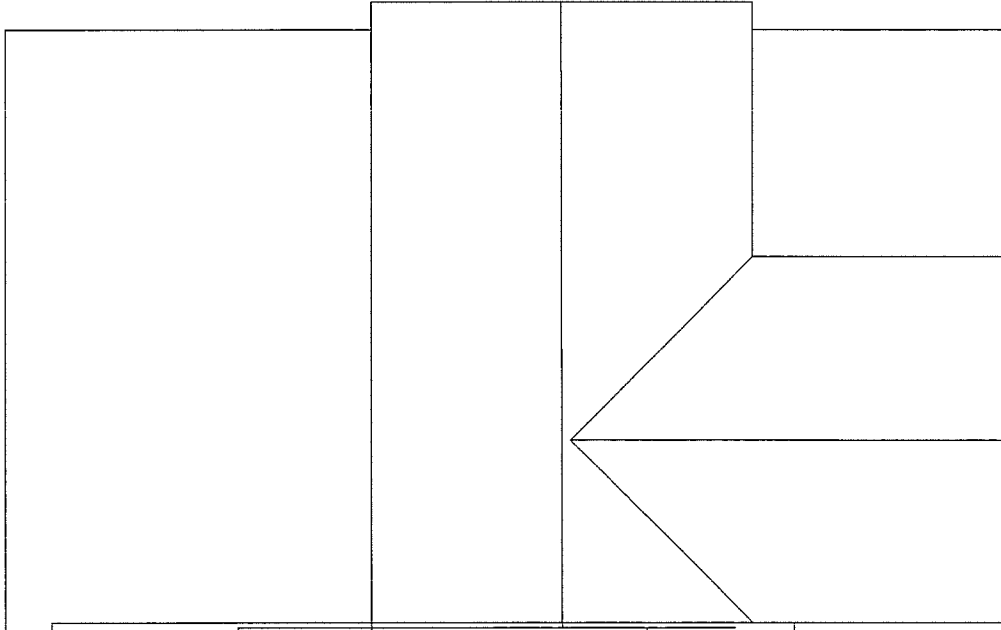
1 Basement plan
1/4" = 1'-0"



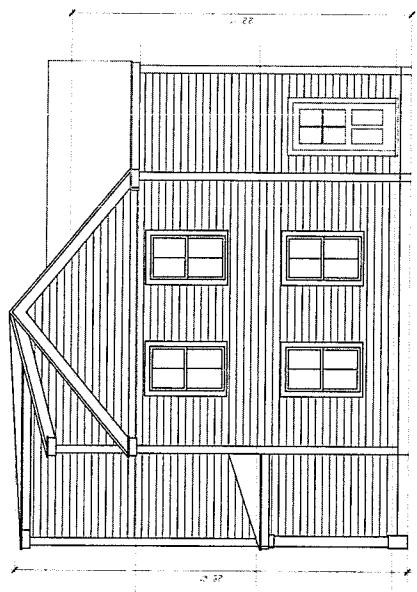
1 First Floor Plan
1/4" = 1'-0"



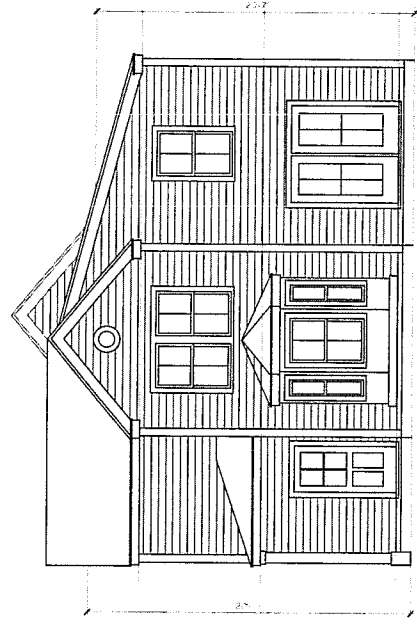
1 Second Floor Plan
1/4" = 1'-0"



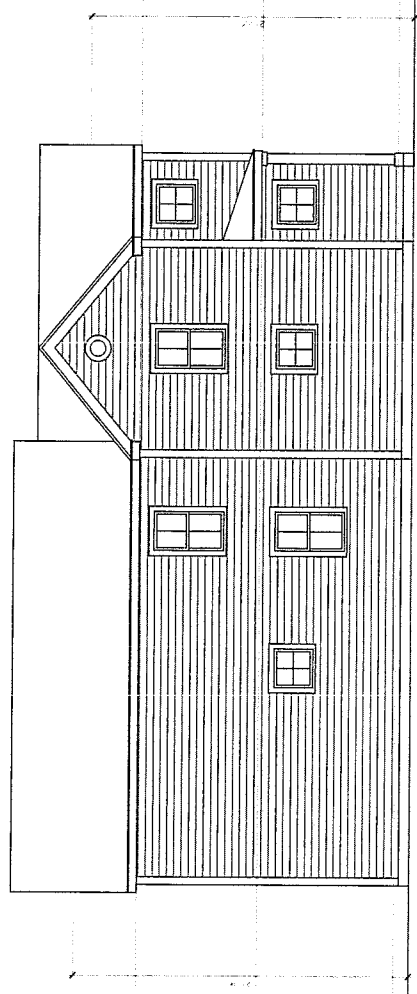
1 Attic Floor Plan
1/4" = 1'-0"



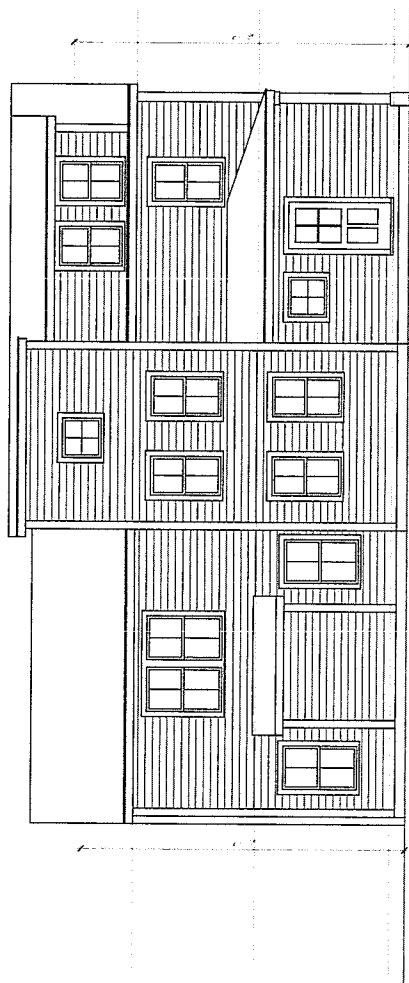
2 FRONT ELEVATION
1/8" = 1'-0"



4 BACK ELEVATION
1/8" = 1'-0"



1 SIDE ELEVATION
1/8" = 1'-0"



3 SIDE ELEVATION
1/8" = 1'-0"

