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July 27, 2020

By Hand and Electronic Mail

Rob Ciampitti, Chair  
Zoning Board of Appeals  
City of Newburyport  
City Hall  
60 Pleasant Street  
Newburyport, Massachusetts 01950

Re: Request to Revise Modification Request for a Special Permit for Non-Conformities

20 Union Street, Newburyport, MA (the "Property");  
Assessor's Map: 30 Lot 44

Dear Chair and Members of the Board:

Reference is made to the above-captioned matter. In that connection, this firm represents Windward Shaw LLC (the "Petitioner"), the contractor for the owners of the Property relative to a proposed modification to the Special Permit for Non-Conformities the Board approved on June 9, 2020 (the "Decision"). We are before the Board for a request for modification on July 28, 2020. In that request the Petitioner and Owner requested that the siding be modified to reflect a mix of shingle and clapboard. Please note, upon further review and review of homes of similar age in the area, the Petitioner is requesting the entire house be finished in clapboard as noted on the attached. Plan.

We thank you for your time and consideration. The other modifications requested previously are still a part of this request, namely:

- Move the garage to the interior of the Property by four feet making it more than ten feet from the side boundary. It will stay more six feet from the rear boundary and remains in compliance with the dimensional requirements for accessory structures.
- There is a minor increase in the building's footprint near the kitchen bay window. This increases the lot coverage by 0.1%, bringing the lot coverage to 24.90% where a maximum of 25% is allowed in the R2 zoning district under the Newburyport Zoning Ordinance. The increase is a slight increase in the window bay on the proposed addition in the back right corner facing the driveway. Given the increase of about 7 square feet inside the bay overall you cannot see it on the plans as it is basically imperceptible.

*Millis Office*

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Phone 508.376.8400

- Removing the shutters because the neighboring houses do not have shutters and it is more keeping with the neighborhood to not include them.

Respectfully submitted,  
Windward Shaw LLC  
By its Attorney

A handwritten signature in black ink, appearing to read "Lisa L. Mead". The signature is stylized with a large loop at the beginning and a horizontal line extending to the right.

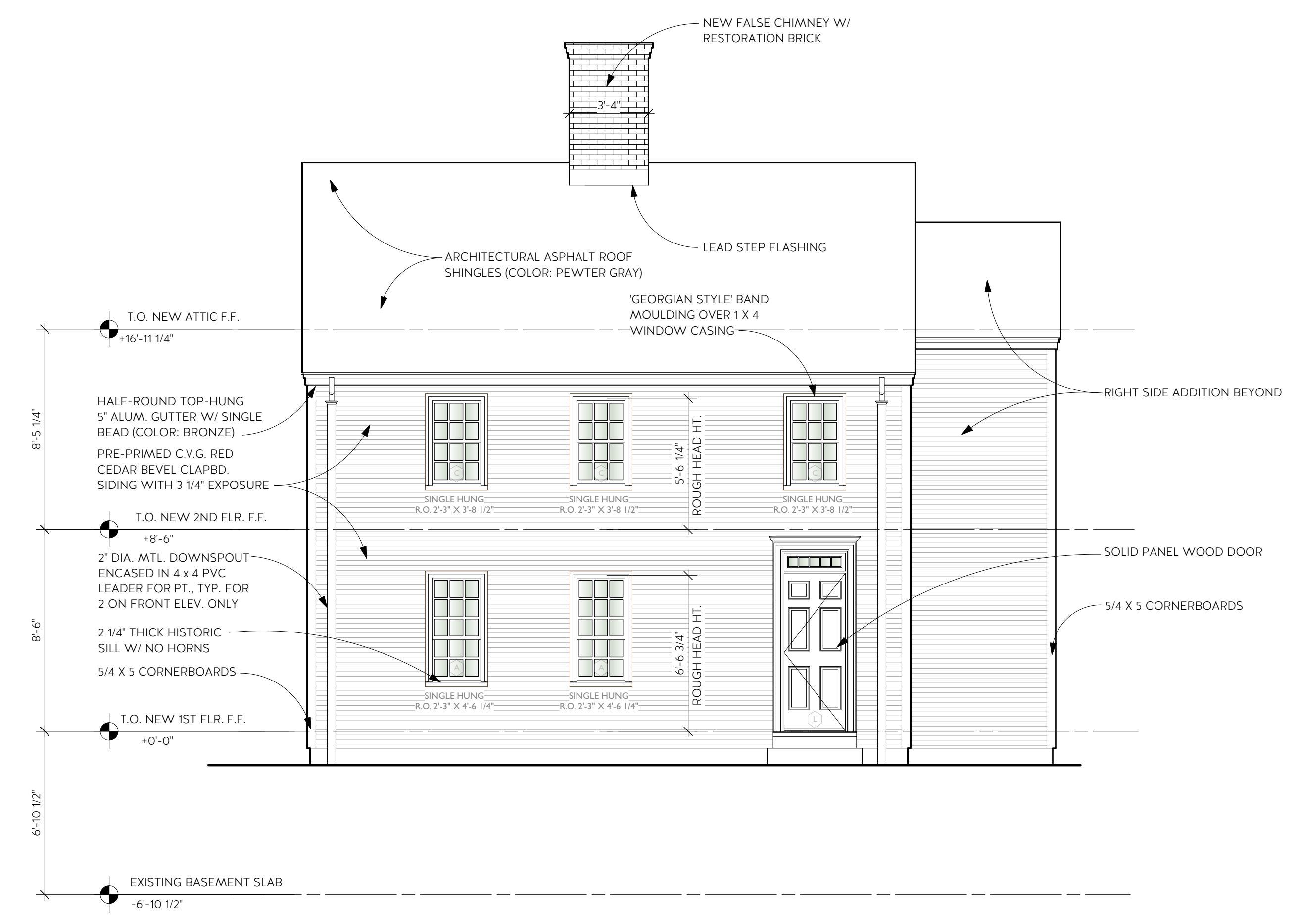
Lisa L. Mead

Attachment  
cc: Client

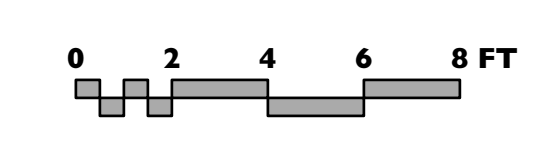
ADDITIONS AND ALTERATIONS  
TO:  
**20 UNION STREET**  
NEWBURYPORT, MA 01950



2 RIGHT SIDE ELEVATION  
Scale: 1/4" = 1'-0"



1 FRONT ELEVATION  
Scale: 1/4" = 1'-0"



REVISION & REISSUE NOTES		
No.	Date	Notes
A	6/4/20	PROGRESS SET
B	7/20/20	PROGRESS SET

Project #	Project Manager	Date
2020-09	X.X.	7-26-20

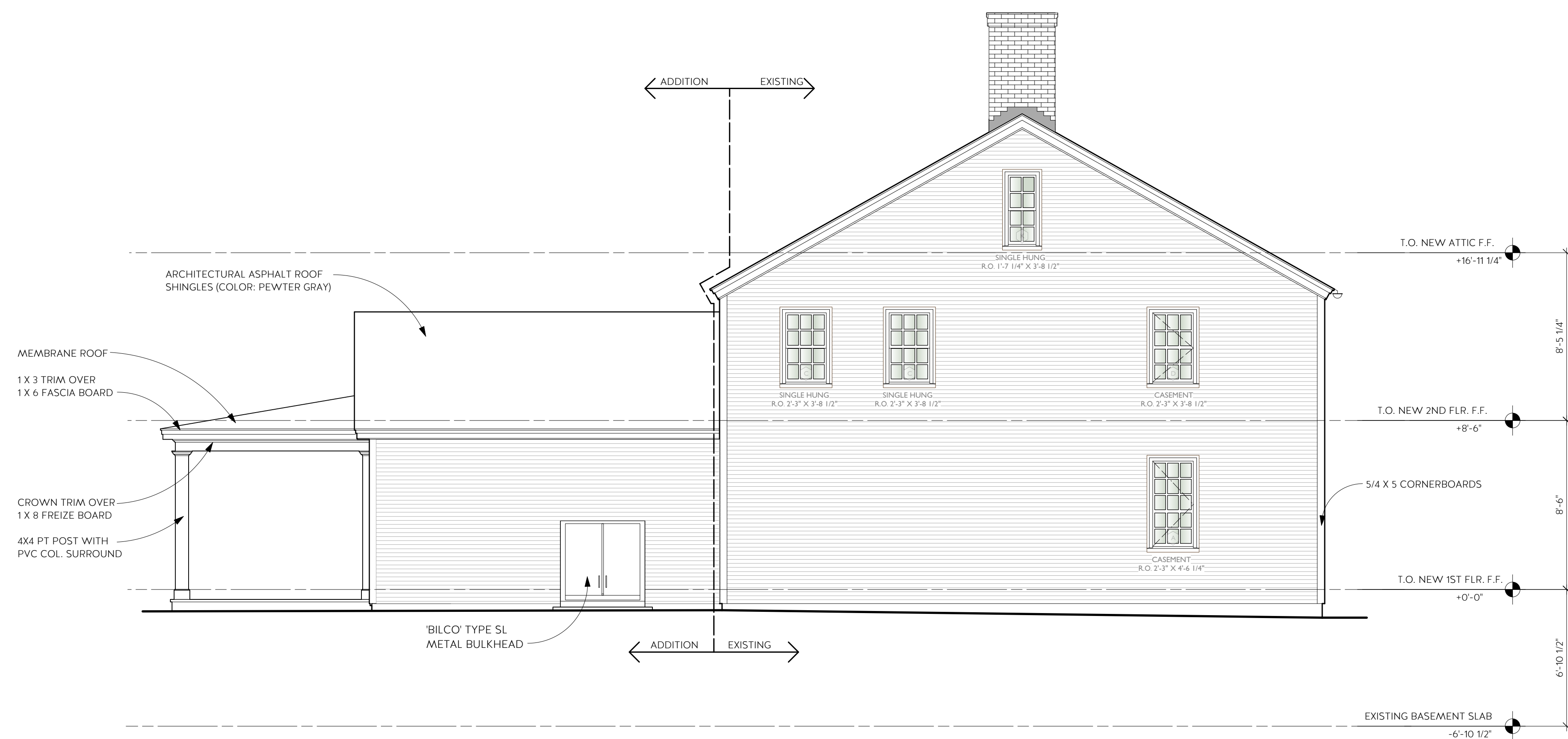
Scale: AS NOTED

**FRONT AND RIGHT SIDE ELEVATIONS**

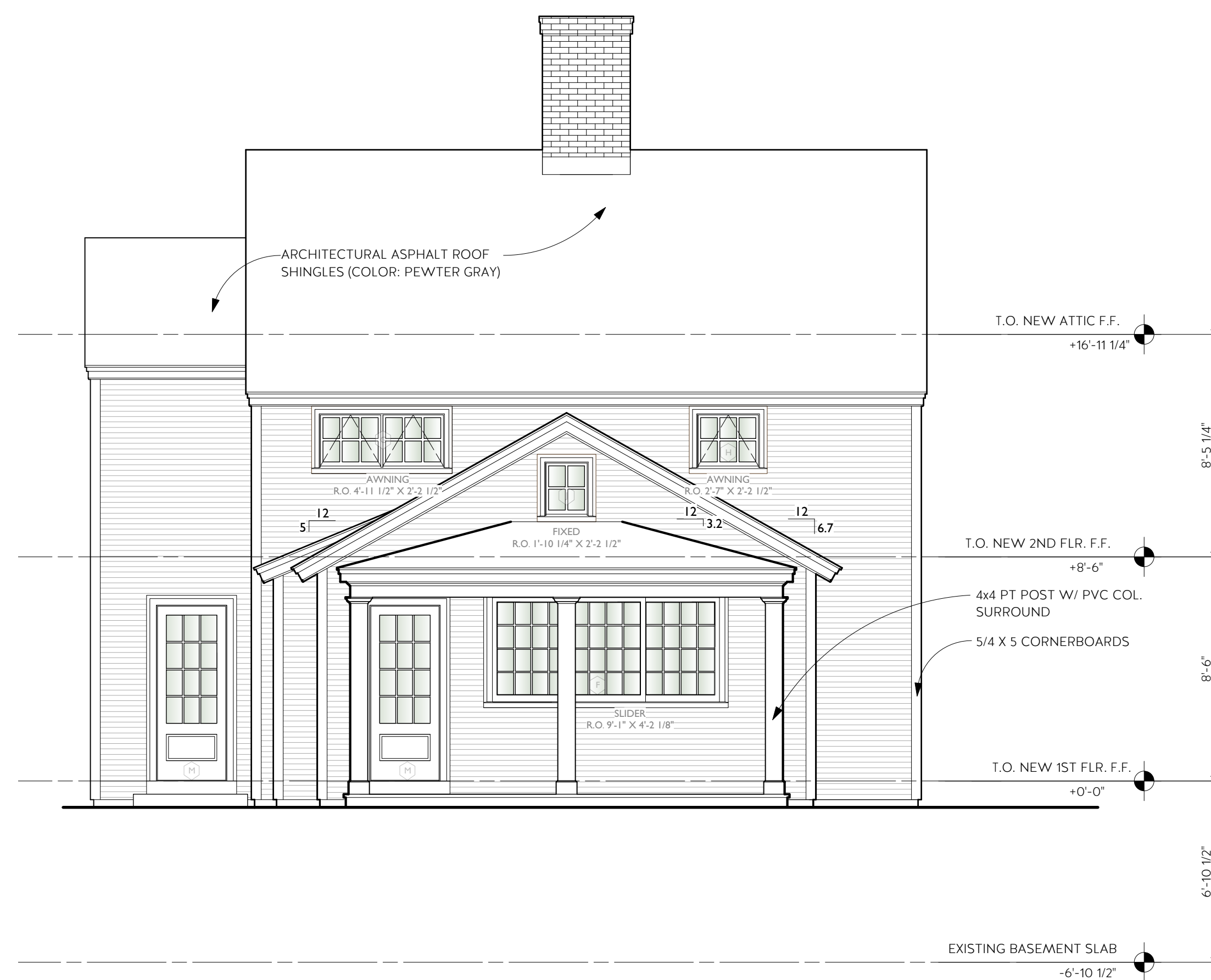
# A2.1

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ADDITIONS AND ALTERATIONS  
TO:  
**20 UNION STREET**  
NEWBURYPORT, MA 01950



2 LEFT ELEVATION  
Scale: 1/4" = 1'-0"



1 REAR ELEVATION  
Scale: 1/4" = 1'-0"

REVISION & REISSUE NOTES

No.	Date	Notes
A	6/4/20	PROGRESS SET
B	7/20/20	PROGRESS SET

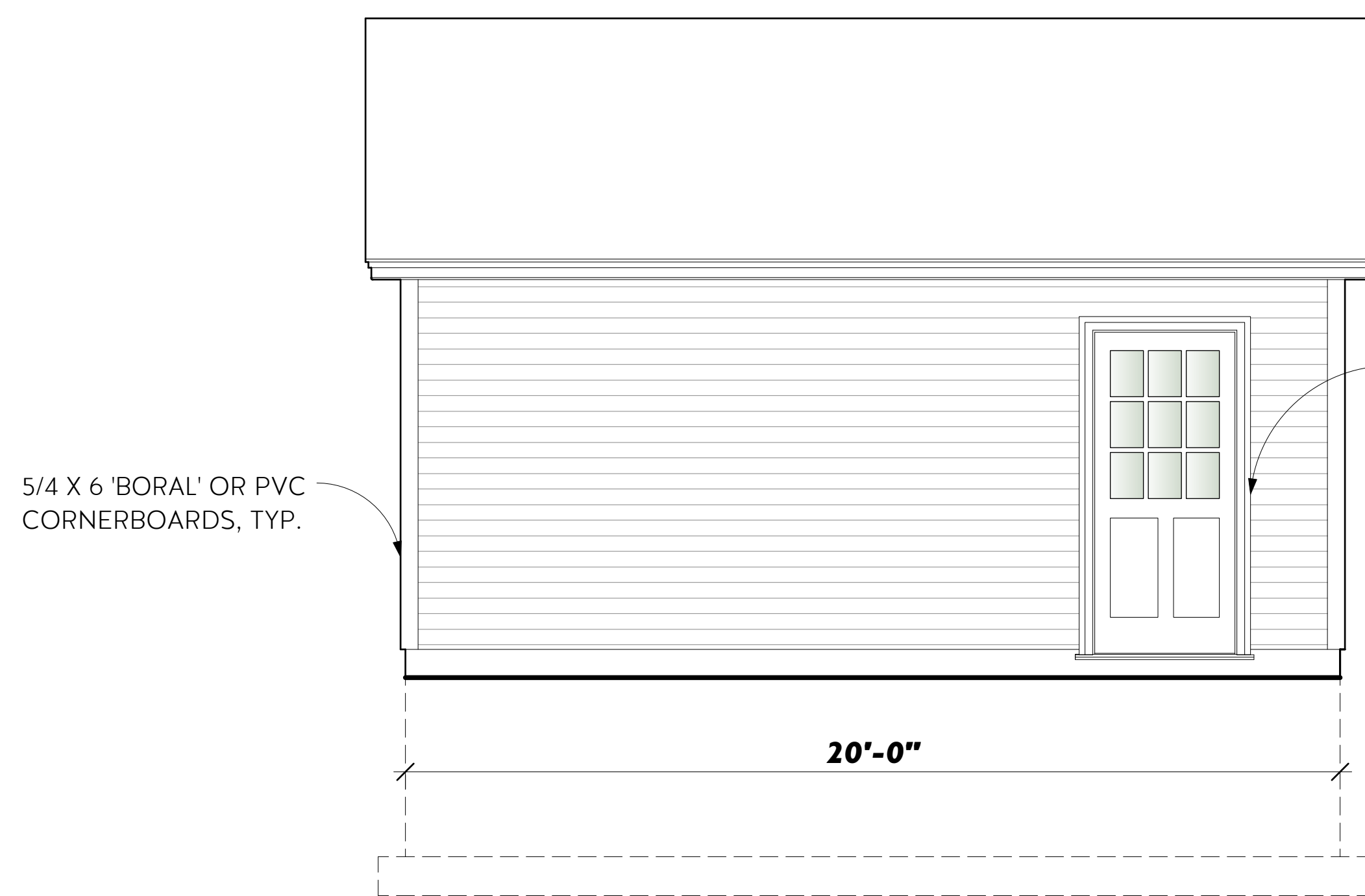
Project #	Project Manager	Date
2020-09	X.X.	7-26-20

Scale: AS NOTED

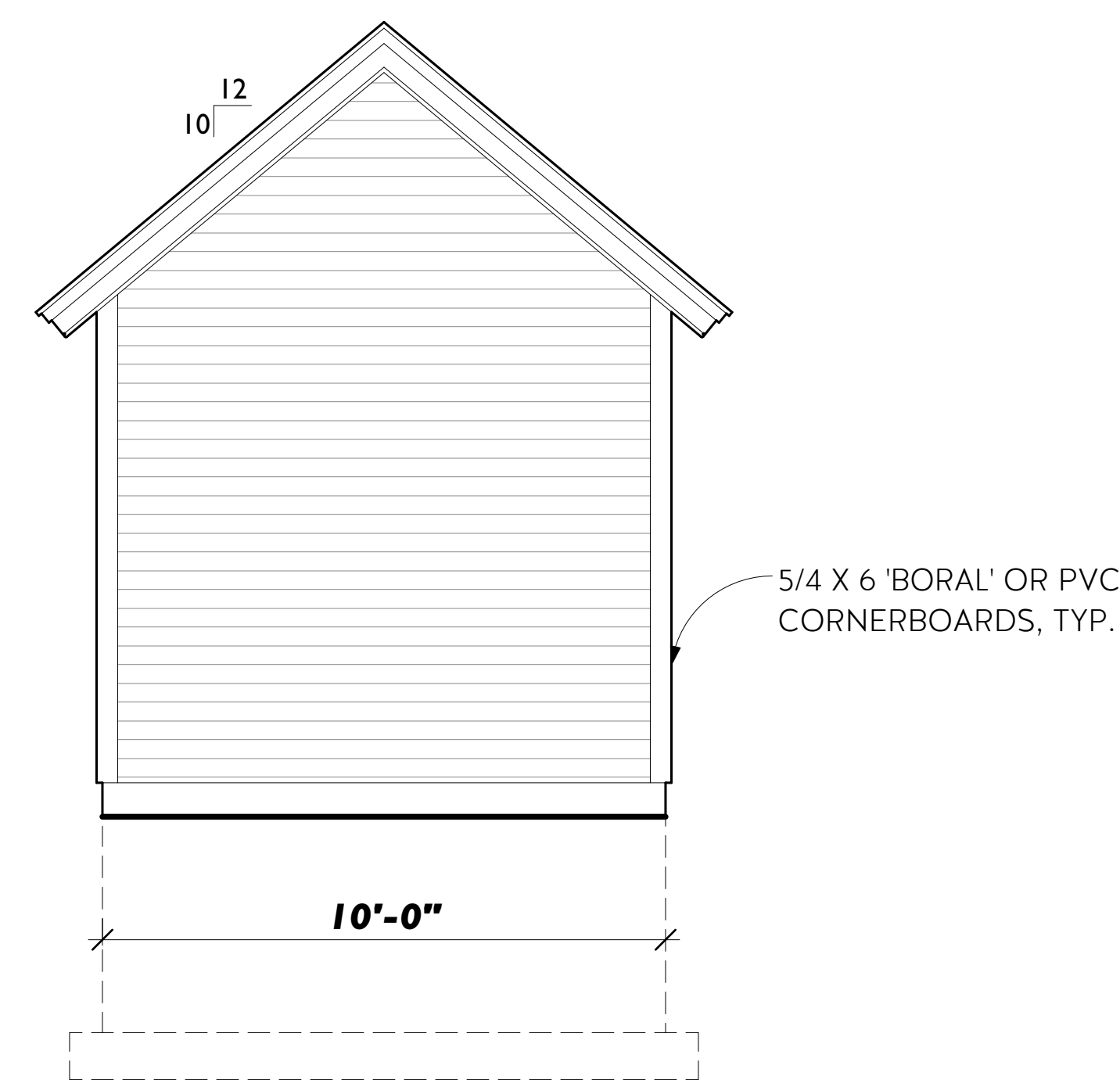
REAR AND LEFT SIDE  
ELEVATIONS

A2.2

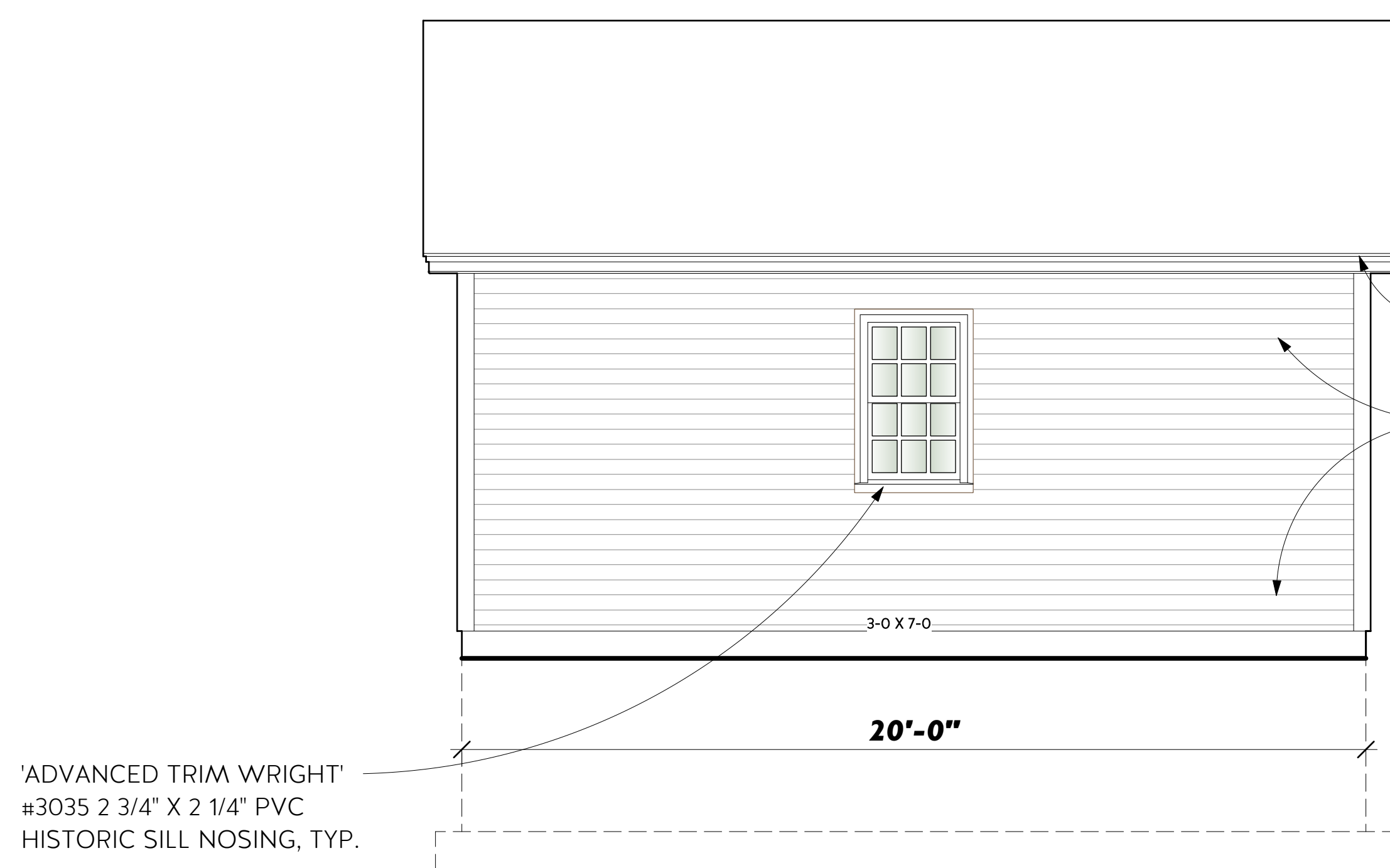
ADDITIONS AND ALTERATIONS  
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NEWBURYPORT, MA 01950



4 RIGHT SIDE ELEVATION  
Scale: 3/8" = 1'-0"

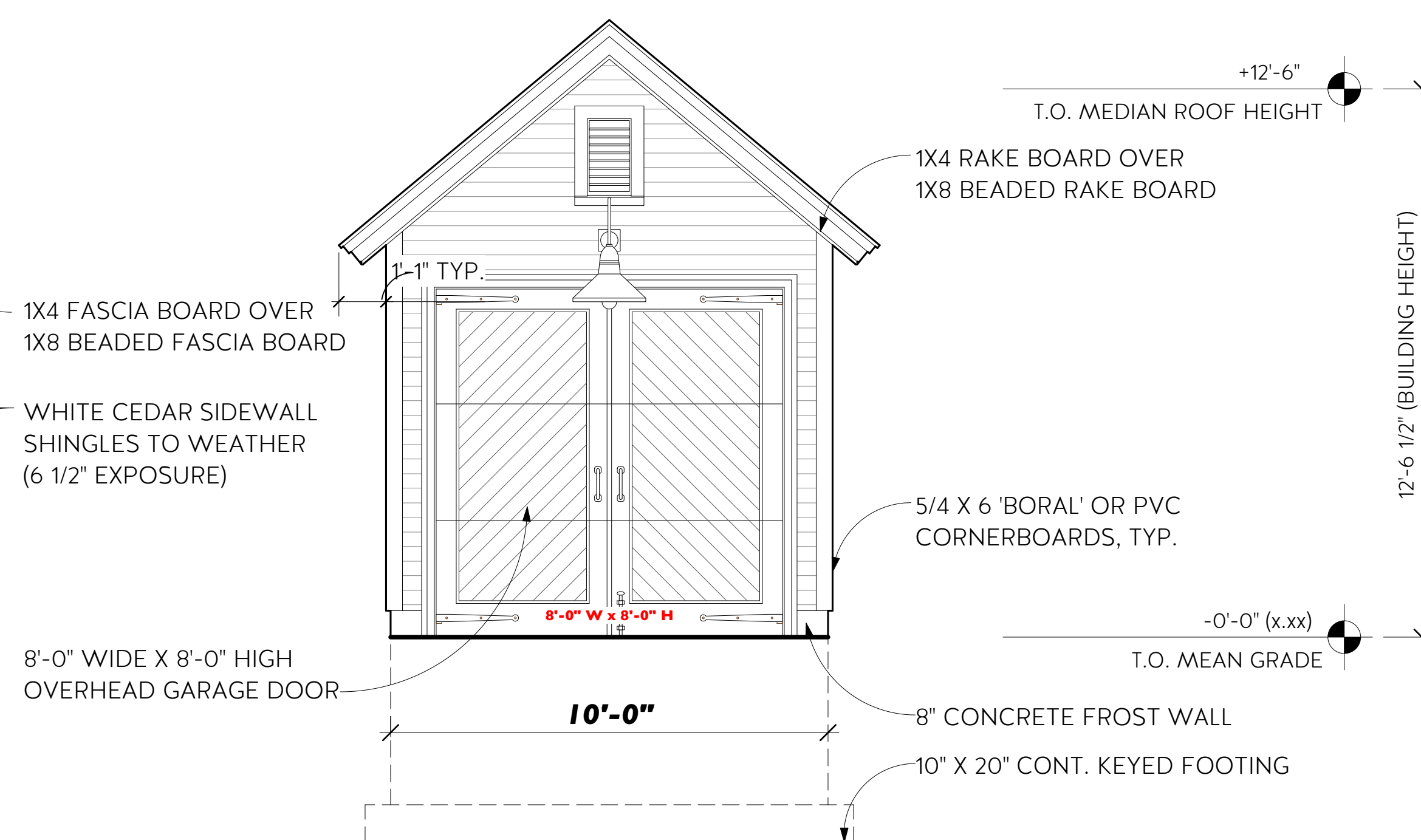


3 REAR ELEVATION  
Scale: 3/8" = 1'-0"



2 GARAGE: PROPOSED RIGHT SIDE ELEVATION  
Scale: 3/8" = 1'-0"

2 LEFT SIDE ELEVATION  
Scale: 3/8" = 1'-0"



1 GARAGE: PROPOSED FRONT ELEVATION  
Scale: 3/8" = 1'-0"

1 FRONT ELEVATION  
Scale: 3/8" = 1'-0"

REVISION & REISSUE NOTES

No.	Date	Notes
A	7/20/20	PROGRESS SET

Project #	Project Manager	Date
2020-09	X.X.	7-26-20

Scale: AS NOTED

**GARAGE ELEVATIONS**

**A2.3**