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March 11, 2020

By Hand

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

RE: Request for Special Permit for Nonconformities
249-251 Water Street, Newburyport, MA (the "Property")
Assessor's Map: 30 Lot: 3

Dear Chair and Members of the Board:

Reference is made to the above-captioned matter. In that connection, this firm represents Michael and Kerrin Costello (the "Petitioner"), relative to the renovation of a two-family residential structure on the Property (the "Structure").

In light of the concerns of a direct abutter, the Petitioner has made a further revision to the proposed plans. The roof overhang over the second floor at the rear of the Structure has been pulled in two (2) feet, as shown on "Side Exterior Elevation – PROPOSED" number 4 on the plans attached hereto.

We look forward to presenting the project to the Board on March 24th.

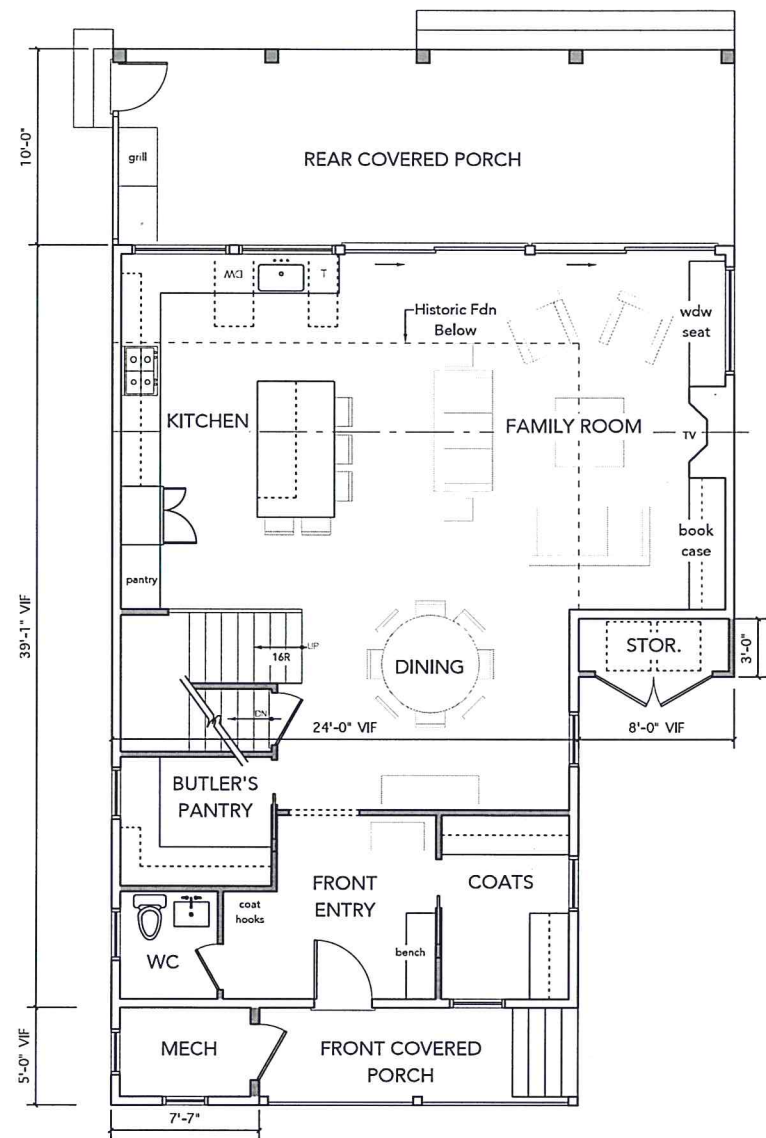
Respectfully submitted,
Michael and Kerrin Costello
By their Attorney


Lisa L. Mead 

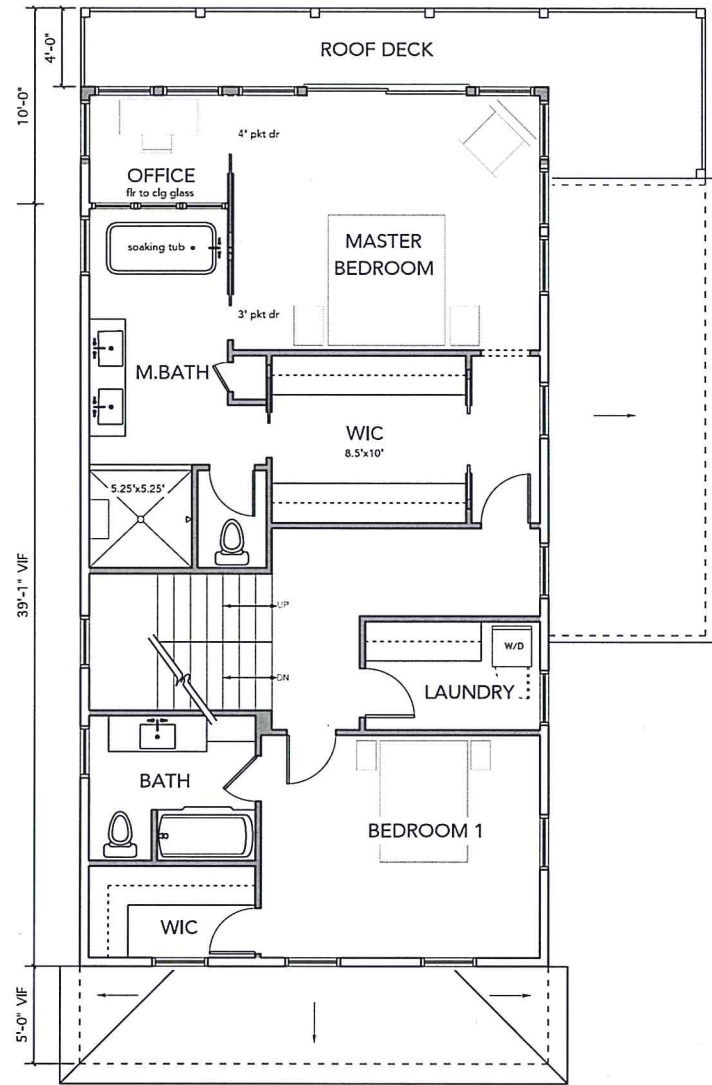
Attachment
cc: Client

Millis Office

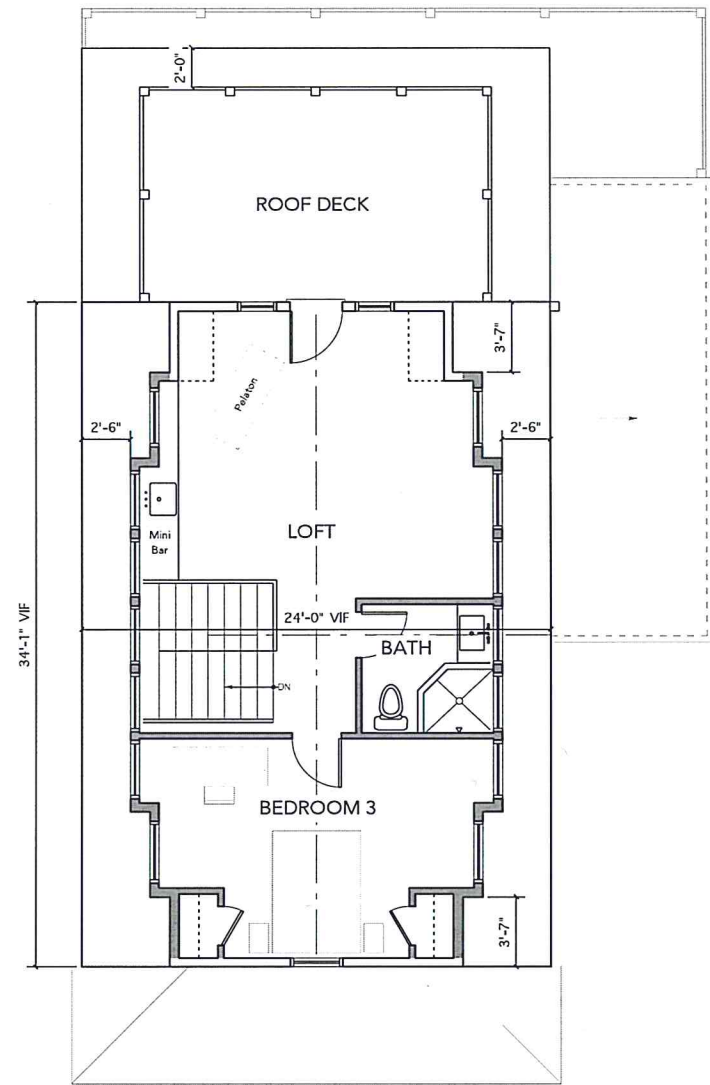
730 Main Street, Suite 1F
Millis, MA 02054
Phone 508.376.8400



1 First Floor Plan
SCALE: 1/8" = 1'-0"



2 Second Floor Plan
SCALE: 1/8" = 1'-0"



3 Third Floor Plan
SCALE: 1/8" = 1'-0"

SF CALCULATIONS	
1st Floor	1,129 SF
2nd Floor	1,080 SF
3rd Floor	581 SF
TOTAL	2,790 SF

project:
COSTELLO RESIDENCE

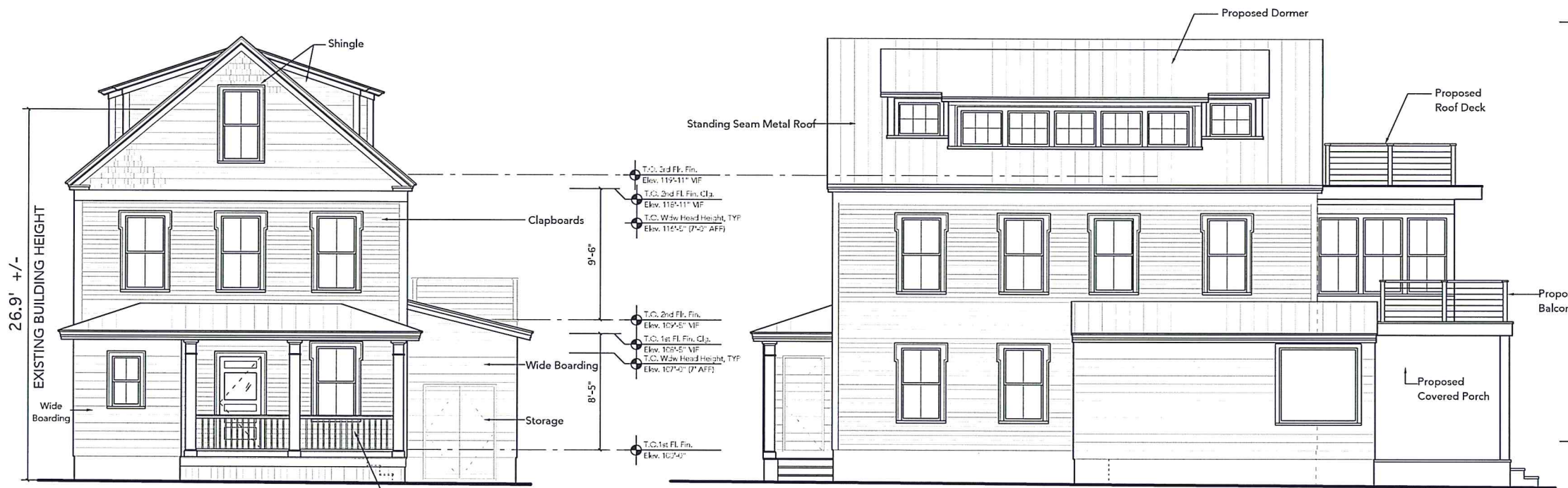
249-251 Water Street
Newburyport, MA
01950

architect:
GRAF ARCHITECTS
2 Liberty Street
Newburyport, MA
01950
T. 978 499 9442
www.grafarch.com

title:
PROPOSED Floor Plans

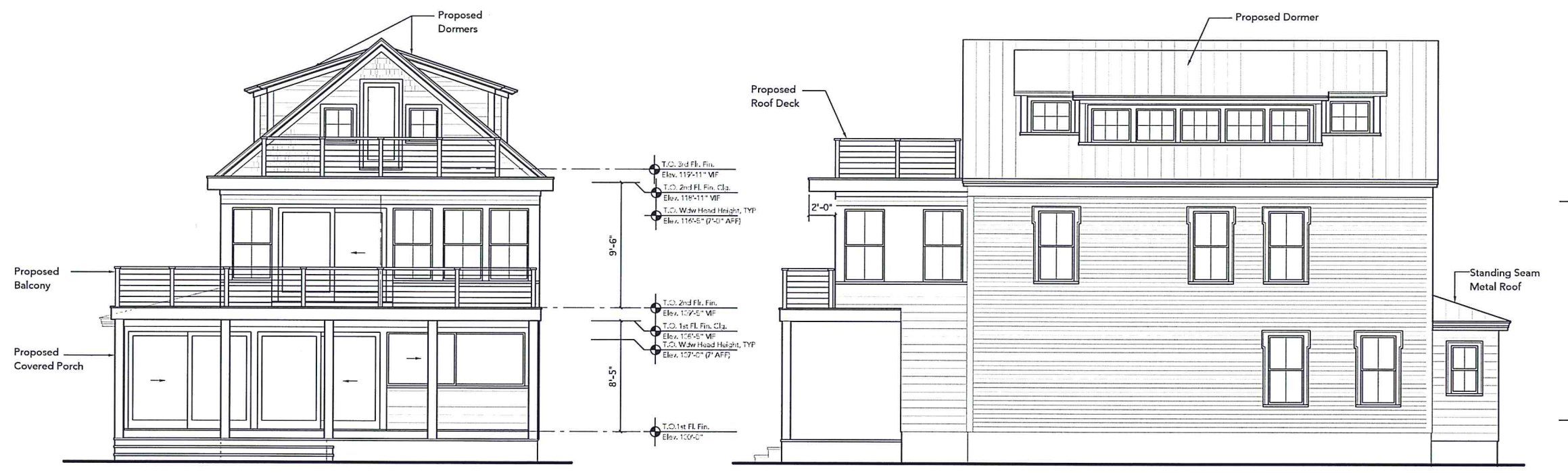
SCALE: 1/8" = 1'-0"
6 march 2020

A01



① Front Exterior Elevation - PROPOSED
SCALE: 1/8" = 1'-0"

② Side Exterior Elevation - PROPOSED
SCALE: 1/8" = 1'-0"



③ Rear Exterior Elevation - PROPOSED
SCALE: 1/8" = 1'-0"

④ Side Exterior Elevation - PROPOSED
SCALE: 1/8" = 1'-0"

project:
**COSTELLO
RESIDENCE**
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Newburyport, MA
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title:
**PROPOSED
Exterior Elevations**

SCALE: 1/8" = 1'-0"
6 march 2020

A02