



Mead, Talerman & Costa, LLC
Attorneys at Law

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www.mtclawyers.com

RECEIVED
NOV 17 2017
Newburyport Planning Dept.

November 16, 2017

By Hand

Sarah White, Chair
Historic Commission
City of Newburyport
City Hall
60 Pleasant Street
Newburyport, Massachusetts 01950

Re: Request for Comments on proposal to Modify a Pre-existing Non-conforming Structure in the DOD; 43 Liberty Street, Newburyport, MA (the "Property"); Assessor's Map: 8 Lot 19

Dear Chair and Members of the Board;

Reference is made to the above-captioned matter. In that connection, this firm represents the Newburyport Renovations LLC (the "Petitioner"), relative to the renovation and addition to a single-family dwelling on the Property. The Property consists of approximately 1,986 square feet of land with 44 feet of frontage on Liberty Street. There is an existing single-family home on the property. The current structure is non-conforming for; lot area, frontage, right-side and rear setback, and lot coverage. The Property is in the B-3 and Downtown Overlay District of the Newburyport Zoning Ordinances (the "NZO"). It is the Petitioners' intention to renovate and add onto the residence. The Petitioner is requesting the Historic Commission provide its comments pursuant to section XXVII-F(4)(d) of the NZO to the Planning Board concerning the proposed renovation and addition to the home.

The structure was built in or about 1851 and 1867¹ by William S. Dodge, 43 Liberty Street is a single-family, Greek Revival residential structure and is listed contributory on the City of Newburyport Historic Register list. You will note on the attached 1851 Map the house is not present. However, a review of the title indicates the construction dates noted above. Those dates are repeated in the MCRIS sheet as well, also attached. It should be noted that William S. Dodge is not the same Dodge who were the prominent shoe manufacturer – those being Nathan D. Dodge, Elisha P. Dodge, Harry D. Dodge and Chauncey W. Dodge.

¹ Please see attached title. William S. Dodge obtains title of the land in which 43 Liberty Street is a part in 1867 and subdivides the land. Mr. Dodge conveys the land in 1870 with a building thereon.

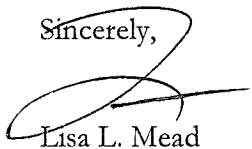
Millis Office
730 Main Street, Suite 1F
Millis, MA 02054
Phone 508.376.8400

The Petitioner proposes to demolish 10.27% of the exterior walls and therefore the project is not considered demolition under section XXVII of the NZO.

The proposed renovation and addition are modest in size and location. Great care has been taken to step away from the original structure from the street to allow separation of the new from the old for the right side addition. The new addition on the right is no taller than the existing structure and carries over the same corner board and rake details of the existing structure. The rear addition cannot be seen from the street, but is merely an extension of the existing porch like structure form on the rear to allow additional living space on the first floor. Even with the proposed modest addition, the lot coverage and rear setback will be better than most all of the surrounding lots and structures. (See attached Assessor's Map).

We look forward to presenting these proposed modifications to the Commission at its next meeting.

Sincerely,

A handwritten signature in black ink, appearing to read "Lisa L. Mead", with a large, stylized flourish extending to the left.

Attachment
cc: Client



Item Information

Title:

Plan of Newburyport Mass. from an actual survey

Creator:

McIntyre, H. (Henry) ([/search?f%5Bname_face_t_ssim%5D%5B%5D-McIntyre%2C-H.+%28Henry%29](#))

Name on Item:

H. McIntyre.

Massachusetts Cultural Resource Information System

MACRIS

[MHC Home](#) | [MACRIS Home](#)

For more information about this page and how to use it, [click here](#).

Inventory No: NWB.1588
Historic Name:
Common Name:
Address: 43 Liberty St
City/Town: Newburyport
Village/Neighborhood:
Local No: 8-19;L
Year Constructed: C 1845
Architect(s):
Architectural Style(s): Greek Revival
Use(s): Single Family Dwelling House
Significance: Architecture
Area(s):  [NWB.D: South End District](#)
 [NWB.L: Newburyport Historic District](#)
Designation(s): Nat'l Register District (08/02/1984)
Building Material(s):

Digital Photo
Not Yet
Available

There is no form for this resource. Information can be found on the [NWB.L](#) form and/or the appropriate area forms listed below.

[New Search](#)

[Previous](#)

[MHC Home](#) | [MACRIS Home](#)

appeared the above named Edward P. Kelley and acknowledged the foregoing instrument to be his free act and deed.

Before me, Geo. Cogswell Justice of the Peace.

Essex co. Recd. June 3. 1870. 9 o'clock A.M. Recd. & copy. E. H. Brown Recd. 798-13

Know all men by these Presents, that we John J. Prince of Boston Massachusetts, Susan Saacheg-y Dolz of New Jersey, Robert Farley Jr of Boston Massachusetts, Eleanor J. Farley of Medford Massachusetts, Heirs of Sarah Prince and Ann Stickney and John Barnards of Newburyport, Massachusetts Sarah L. Thue of Newburyport Massachusetts Heirs of Charlotte Barnard and Ann Stickney all descendants of, and heirs to William Stickney late of Newburyport in consideration of six hundred and fifty dollars paid by William S. Dodge of Newburyport in the County of Essex and State of Massachusetts the receipt whereof is hereby acknowledged, do hereby give, grant bargain, sell and convey unto the said William S. Dodge a certain piece or parcel of land situated in Liberty Street in the City of Newburyport. The original description and bounds of which were as follows: Bounded Southwesterly on a way twenty five feet wide, ninety three feet (93 feet) Northwest only seventy one foot eight inches (71.83) Northeastly ninety one foot three inches (91.03) Southeastly seventy five feet six inches (75.06 - containing at that time twenty six one quarter Rods (26 1/4 rods) at the time of the widening of Liberty Street the town of Newburyport by their Selectmen took from the front of the above land on Liberty Street minus rods 25 forty four one hundredths (25 44/100 rods) this left, sixteen rods and a fraction in the lot and it is this residue or more or less that is herein disposed of, by us the lawful heirs of William Stickney in whose possession it has remained since before the great fire of 1811. We have come to hold the above granted premises, with all the profits, rights and appurtenances to the same belonging, to the said William S. Dodge his heirs and assigns to their use and behoof forever and we the said grantors for ourselves and our heirs, executors and administrators, do covenant and warrant with the said grantee and his heirs and assigns that we are lawfully seized in fee simple of the above granted premises that they are free from all incumbrances, that we have good right to sell and convey the same

J. J. Prince, deap
to
H. S. Dodge.
One of the R. Princes
of Exchange
Cancelled.

1567

to the said grantee, and his heirs and assigns forever, as aforesaid; and that we, our heirs, executors and administrators shall warrant and defend the same to the said grantee and his heirs and assigns forever, against the lawful claims and demands of all persons. In witness whereof, we the said John T. Prince, Susan Sanchez y Dolz, Robert Farley Jr., Eleanor L. Farley, John Barnard and Sarah S. House together with Lucy M. Prince & Jane Farley wives of John T. Prince & Robert Farley Jr. in token of relinquishment of all claims for homestead, as well as in token of our release of all right and title of or to down in the granted premises, have hereunto set our hands and seals this eighteenth day of November in the year of our said one thousand eight hundred and sixty seven.

signed, sealed and delivered in presence of	John T. Prince	seal
Emily P. Chivers Albert Dolz for	Susan Sanchez y Dolz	seal
Harrison W. Cook R. Farley to E. L. Farley	Robert Farley Jr.	seal
Emily P. Chivers R. Farley to Jane F. Farley	Eleanor L. Farley	seal
E. W. Rand to John Barnard	John Barnard	seal
and Sarah S. House	Lucy M. Prince	seal
Essex. ss. November 18th 1867. Then	Jane F. Farley	seal
personally appeared the within named	Sarah S. House	seal

John Barnard and Sarah S. House and acknowledged the foregoing instrument to be their free act and deed, before me E. W. Rand Justice of the Peace. Essex. ss. Decr. June 3. 1870. 9 o'clock A.M. Rec. & Exp. by Ephraim Brown Deft

Know all men by these Presents, that I William S. Dodge of Newburyport County of Essex State of Massachusetts, master carpenter, in con- sideration of five hundred dollars paid by the Newburyport fire and Marine Insurance Co. of Newburyport, a corporation established under the laws of the Commonwealth of Massachusetts and located at Newburyport in the County of Essex, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey, unto the said Corporation a certain piece of land with the buildings thereon containing six teen rods of area, for more particular description of its boundaries see deeds of record to said Dodge by John T. Prince & others on the eighteenth day of November A.D. 1867, recorded in Registry of Deeds

W. S. Dodge
 Esq.
 of Goods
 Conceded.
 Discharged
 see
 B. 832. L. 154.

act. and deed. Before me Jers. M. Hobbs. Justice of the Peace ...
Essex ss. Recd. Aug 17. 1871. 14. m before 3 P.M. Dec 18 by Edwin Shaw def-
83296

Know all men by these Presents that I William S. Dodge of Newburyport in the County of Essex and Commonwealth of Massachusetts. In consideration of five hundred and fifty dollars paid by Julia Ann Welch wife of Jeremiah Welch of said Newburyport the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Julia Ann Welch in her own right free from the control of her said husband Jeremiah Welch... to her and her heirs forever a certain piece or parcel of land with the building thereon situate in Newburyport aforesaid and bounded and further described as follows: viz. Beginning at the Southernly corner of said lot of land on the northeasterly side of Liberty Street by land of James Barragan, thence running Northwesterly by said Liberty Street forty four feet to my own land, thence Northwesterly by my own land forty feet to land of Samuel B. Kunkle, thence Southeasterly by said Samuel B. Kunkle's land forty four feet to land of Barragan, thence Southwesterly by said Barragan's land forty four feet six inches to Liberty Street the bound began at said land, is the second lot on Liberty Street Northwesterly of Fair Street. To have and to hold the above granted premises, with all the privileges and appurtenances thereto belonging, to the said Julia Ann Welch her heirs and assigns, to her and their use and behoof forever. And I the said William S. Dodge for myself and my heirs, executors and administrators, do covenant with the said Julia Ann Welch her heirs and assigns, that I am lawfully seized in fee simple of the aforesaid premises, that they are free from all incumbrances, that I have good right to sell and convey the same to the said Julia Ann Welch her heirs and assigns forever as aforesaid; and that I will and my heirs, executors and administrators shall warrant and defend the same to the said Julia Ann Welch

W. S. Dodge
to
J. A. Welch
(wif J. W.)
One 100 \$ of Bonds
w/ Stamp
Comes out

\$5-50

Feet
44

46

44

44.6

1871

her heirs and assigns forever, against the lawful claims and demands of all persons. In witness whereof I the said William Dodge for the consideration before named, and I Ruth Dodge wife of said William, for a good consideration in token of my releases of all right and title of or to both down and homestead in the granted premises, have hereunto set our hands and seals this seventh day of August in the year of our Lord, eighteen hundred and seventy one.

Signed, sealed and delivered in presence of Edward H. Hale.	}	Wm. S. Dodge seals Ruth Dodge seals
---	---	--

Essex, August 17, 1871. Then personally appeared the above named Wm. S. Dodge and acknowledged the above instrument to be his free act and deed. Before me Wm. E. Currier Justice of the Peace

Essex, Mass. Aug. 17, 1871. 10 m. Before us P. M. Rec'd. by Eph. Brown left.

To know all men by these Presents that I Mary, D. C. Graham, of Saugus in the County of Essex and Commonwealth of Massachusetts, in consideration of one hundred and twenty dollars paid by William D. Triss of said Saugus the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Triss a certain lot or parcel of land with a small dwelling house thereon situated in said Saugus and bounded and described as follows, viz. Beginning at a stake just outside the wall of said Triss, thence running Southwesterly on the land known as Swans road leading from Saugus Centre to Blytondale five rods thence westerly to a stake on land of Frederick Stickers heirs eight rods thence Southwesterly on land of said Stickers heirs to a stake post outside the wall on said Triss five rods thence Easterly by said wall to the point of beginning, ^{eight rods} do have and to hold the above released premises, with all the privileges and appurtenances to the same belonging, to the said William D. Triss his heirs and assigns, to his and their use and behoof forever. And I the said Mary, for myself and my heirs, executors, and administrators, do covenant with

... on said Registry of Deeds Book 682. p. of 244. To have and, to hold the above granted premises, with all the privileges, and appurtenances to the same belonging, to the said Isaac Patch his heirs and assigns, to their own use and behoof forever. And we the said grantors, for us and our heirs, executors, and administrators, do covenant with the said grantee, and his heirs and assigns, that the premises are free from all incumbrances made or suffered by us, and that we will and our heirs, executors, and administrators shall warrant and defend the same to the said grantee and his heirs and assigns forever, against the lawful claims and demands of all persons, claiming by, through, or under us, but against none other.

In witness whereof the said Frederick Gearing and Daniel Douglass and Arsenath W. Gearing, wife of said Frederick Gearing and — Douglass, wife of Daniel Douglass, in token of her release of all right and title of or to both dower and homestead in the granted premises, have hereunto set our hands and seals this thirteenth day of March in the year of our Lord one thousand eight hundred and seventy six.

Signed, Sealed, and delivered, in presence of John S. Perkins, ... Essex ss. March 16. 1876. Then

Frederick Gearing.	Seal
Arsenath W. Gearing.	Seal
_____	Seal
_____	Seal

personally appeared the above-named Frederick Gearing, and acknowledged the above instrument to be his free act and deed.

Before me, Henri N. Woods, Justice of the Peace, Essex ss. Rec'd March 17. 1876. 110 1/2ilk St. N. Rec'd Esq by
 (Abul W) 1876. John Brown Ref. 950-107

W. S. Dodge, Know all men by these Presents, that I, William S. to Dodge of Newburyport, County of Essex, Commonwealth of Massachusetts, in consideration of Eleven hundred dollars paid by: J. Allen. Jeremiah Allen

is hereby acknowledged, do hereby give, grant, bargain, sell, and convey unto the said Jeremiah Allen his heirs and assigns forever, a certain lot of land with a Shop and Barn thereon, situate in Newburyport aforesaid located on North easterly side of Liberty Street, and bounded and described as follows, viz: Beginning, at the South corner of the said lot of land on Liberty Street by land of Julia Ann Welch, thence running Northwesterly on said Street about forty six feet ten inches to a way called Pike Street, thence turning and running Northeastly on said way called Pike Street about forty seven feet eleven inches to land of Samuel H. Rundlett, thence turning, and running South easterly by land of said Rundlett, about forty six feet six inches to land of Julia Ann Welch, thence turning and running Southwesterly by land of said Welch, about forty six feet four inches to Liberty Street, and the bound begun at, the same being part of the premises, which I purchased of John T Prince et. als. by their deed to me, Recorded with Essex Deeds, Book 798. Leaf 131. to which reference may be had. To have and to hold, the granted premises, with all the privileges and appurtenances thereto belonging to the said Jeremiah Allen and his heirs and assigns, to their own use and behoof forever. And I do hereby, for myself and my heirs, executors, and administrators, covenant with the said grantee and his heirs and assigns, that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances except a lease to G. W. Marshall of the Barn on said premises for the sum of ninety dollars per year lease expires July 12th A.D. 1877. that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors, and administrators shall Warrant and Defend the same to the said grantee and his heirs and assigns forever against the lawful claims and demands of all per-

knowledge~~d~~ the foregoing instrument to be the free act and deed of said Institution, before me Hallet W. Noyes Notary Public
 (Notarial seal) My Commission Expires Nov. 15, 1946
 Essex ss. Received July 29, 1941. 30 m. past 8 A.M. Recorded and Examined
 3264-236

Welch

to

Ebacher
et ux

One \$1., One .50,
 One .10 & One .05
 R. Stamps
 Documentary
 Canceled

I, Mary E. Welch, of Newburyport, Essex County, Massachusetts being unmarried, for consideration paid, grants to Lucien D. Ebacher and Helen G. Ebacher, husband and wife as tenants by the entirety, both of Newburyport aforesaid with WARRANTY COVENANTS except as hereinafter stated the land in said NEWBURYPORT, with the buildings thereon, bounded and described as follows, viz: Commencing at the Westerly corner thereof on Liberty Street, by land formerly of Carens, now or formerly of Woods, thence running South-easterly by said Street forty-four feet, more or less, to land formerly of Rosbottom, now or formerly of Fram; thence Northeasterly by the last mentioned land forty-four feet, six inches, more or less, to land formerly of the estate of Eliza B. Ireland, now or formerly of Edelstein; thence Northwesterly by the last mentioned land forty-four feet, more or less, to said land formerly of Carens, now or formerly of Woods; and thence Southwesterly by the last mentioned land, forty-six feet, more or less, to said Liberty Street, and the point begun at. Being the same premises conveyed to Julia A. Welch by William S. Dodge by deed dated Aug. 17, 1871, recorded with Essex South District Deeds, Book 832, Page 97; title of the grantor being as the only heir at law and next of kin of said Julia A. Welch and Jeremiah Welch, both late of said Newburyport, deceased, see Essex Probates Nos. 117,804, and 200,196, respectively. Subject to taxes for the year 1941, which the grantees assume and agree to pay. WITNESS my hand and seal this sixteenth day of July 1941.

Mary E. Welch (seal)

Mary B. O'Connell) THE COMMONWEALTH OF MASSACHUSETTS
 Essex, ss. July 17, 1941. Then personally appeared the above named Mary E. Welch and acknowledged the foregoing instrument to be her free act and deed, before me Marjorie H. Thurlow Justice of the Peace
 My commission expires Nov. 19, 1947.

Essex ss. Received July 29, 1941. 30 m. past 8 A.M. Recorded and Examined

Ebacher
et ux

to

Newburyport
Co-op. Bk.

Exchange
 13.3469 P.85.

We, Lucien D. Ebacher and Helen G. Ebacher, his wife, both of Newburyport, Essex County, Massachusetts, for consideration paid, grant to Newburyport Co-operative Bank, situated in Newburyport, Essex County, Massachusetts, with MORTGAGE COVENANTS to secure the payment of Eleven Hundred dollars, and interest and fines as provided in our note of even date, the land with the buildings thereon, situate in NEWBURYPORT aforesaid, bounded and des-

buildings to be for the benefit of and first payable in case of loss to such holder; and that we will deposit all such insurance policies with the holder hereof. This Mortgage is upon the Statutory Condition, and upon the Further Condition that the Mortgagor shall immediately notify the Mortgagee in writing at its Banking House of any proposed sale, mortgage, conveyance, or transfer in fee of said property, for any breach of which Statutory Condition or said Further Condition the Mortgagee shall have the Statutory Power of Sale. IN WITNESS WHEREOF we the said grantor- have hereunto set our hands and seals this eighth day of July nineteen hundred and forty-six.

Signed and sealed in pres-)
 ence of Dorothy Ballantyne)
 Zelma I. Herlihy to B. E. Y.)

Raymond E. York (seal)
 Barbara E. York (seal)
 COMMONWEALTH OF MASSACHUSETTS Essex,
 ss. July 8, A. D. 1946 Then personally appeared the above named Raymond E. York and acknowledged the foregoing instrument to be his free act and deed

before me, Peter I. Lawton Justice of the Peace.

My Commission expires Feb. 5, 1948.

Essex ss. Received July 10, 1946. 10 m. past 12 P.M. Recorded and Examined.

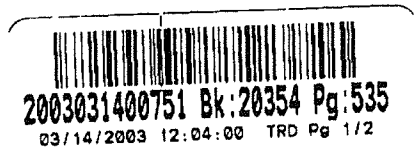
3468-391

We, Lucien D. Ebacher and Helen G. Ebacher, both of Newburyport, Essex County, Massachusetts, for consideration paid, grant to John J. Bocci and Anastatia Bocci, husband and wife as tenants by the entirety, both of Newburyport aforesaid with WARRANTY COVENANTS except as hereinafter stated the land in said NEWBURYPORT with the buildings thereon, bounded and described as follows, viz: Commencing at the Westerly corner thereof on Liberty Street by land formerly of Carens, now or formerly of Woods, thence running Southeasterly by said Street forty-four feet, more or less, to land formerly of Rosbottom, now or formerly of Fram; thence Northeasterly by the last mentioned land forty-four feet, six inches, more or less to land formerly of the estate of Eliza B. Ireland, now or formerly of Edelstein; thence Northwesterly by the last mentioned land forty-four feet, more or less, to said land formerly of Carens, now or formerly of Woods; and thence Southwesterly by the last mentioned land, forty-six feet, more or less, to said Liberty Street, and the point begun at. Being the same premises conveyed to the grantors by Mary E. Welch by deed dated July 16, 1941, and recorded with Essex South District Registry of Deeds, Book 3264, Page 236. Subject to the provisions of the Newburyport Zoning Laws insofar as the same are legally in force and applicable. Subject to the taxes for the year 1946, which the grantees assume and agree to pay. WITNESS our hands and seals this Twenty-eighth day of June 1946.

Ebacher
 et al
 to
 Bocci et ux
 Three \$1.,
 One .25 &
 One .05
 R. Stamps
 Documentary
 Canceled

2
25'

WARRANTY DEED



LOCUS: 43 Liberty Street, Newburyport, MA

We, **JOANNA BOCCI** of Hampton, Rockingham County, New Hampshire, and **ROBERT J. BOCCI** of Newburyport, Essex County, Massachusetts, Devisees under the Will of John J. Bocci, late of said Newburyport (see Essex Docket No. 02P 0744-EP1)

for nominal consideration paid,

grant to **JOANNA BOCCI, TRUSTEE of 43 LIBERTY STREET REALTY TRUST**, u/d/t dated February 25, 2003, recorded herewith, with a mailing address of 186 Mill Road, Hampton, NH 03842

with *Warranty Covenants*

All our right, title and interest in and to the land in Newburyport, Essex County, Massachusetts, with the buildings thereon, bounded and described as follows, viz:

Commencing at the Westerly corner thereof on Liberty Street by land formerly of Carens, now or formerly of Woods, thence running

SOUTHEASTERLY by said Street, forty-four (44) feet, more or less, to land formerly of Rossbottom, now or formerly of Fram; thence

NORTHEASTERLY by the last mentioned land, forty-four (44) feet, six (6) inches, more or less, to land formerly of the estate of Eliza B. Ireland, now or formerly of Edelstein; thence

NORTHWESTERLY by the last mentioned land forty-four (44) feet, more or less, to said land formerly of Carens, now or formerly of Woods; and thence

SOUTHWESTERLY by the last mentioned land, forty-six (46) feet, more or less, to said Liberty Street and the point begun at.

For title, see deed of Lucien D. Ebacher and Helen G. Ebacher to John J. Bocci and Anastatia Bocci dated June 28, 1946 and recorded with Essex South District Deeds, Book 3468, Page 391. Said John J. Bocci having died February 25, 2002. Said Anastasia Bocci (aka Anastatia Bocci) having died November 14, 1973.

NO TITLE EXAMINATION REQUESTED OR PERFORMED.

Witness our hands and seals this 25 day of February, 2003.

Timothy F. Sullivan
Witness

Witness

Joanna Bocci
Joanna Bocci

Robert J. Bocci
Robert J. Bocci

COMMONWEALTH OF MASSACHUSETTS

Essex, ss.
2003

February 25, 2003

Then personally appeared the above named Joanna Bocci and Robert J. Bocci and acknowledged the foregoing instrument to be their free act and deed, before me,

Timothy F. Sullivan
Timothy F. Sullivan, Notary Public
My commission expires: January 27, 2006

WATER

ST.

ST.

ST.

ST.

CENTER

PIKE

FAIR

LIBERTY

S

North Avenue

Commercial Building

Block 2

Block 3

Block 4

Block 5

Block 6

Block 7

Block 8

Block 9

Block 10

Block 11

Block 12

Block 13

Block 14

Block 15

Block 16

Block 17

Block 18

Block 19

Block 20

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Block 106

Block 107

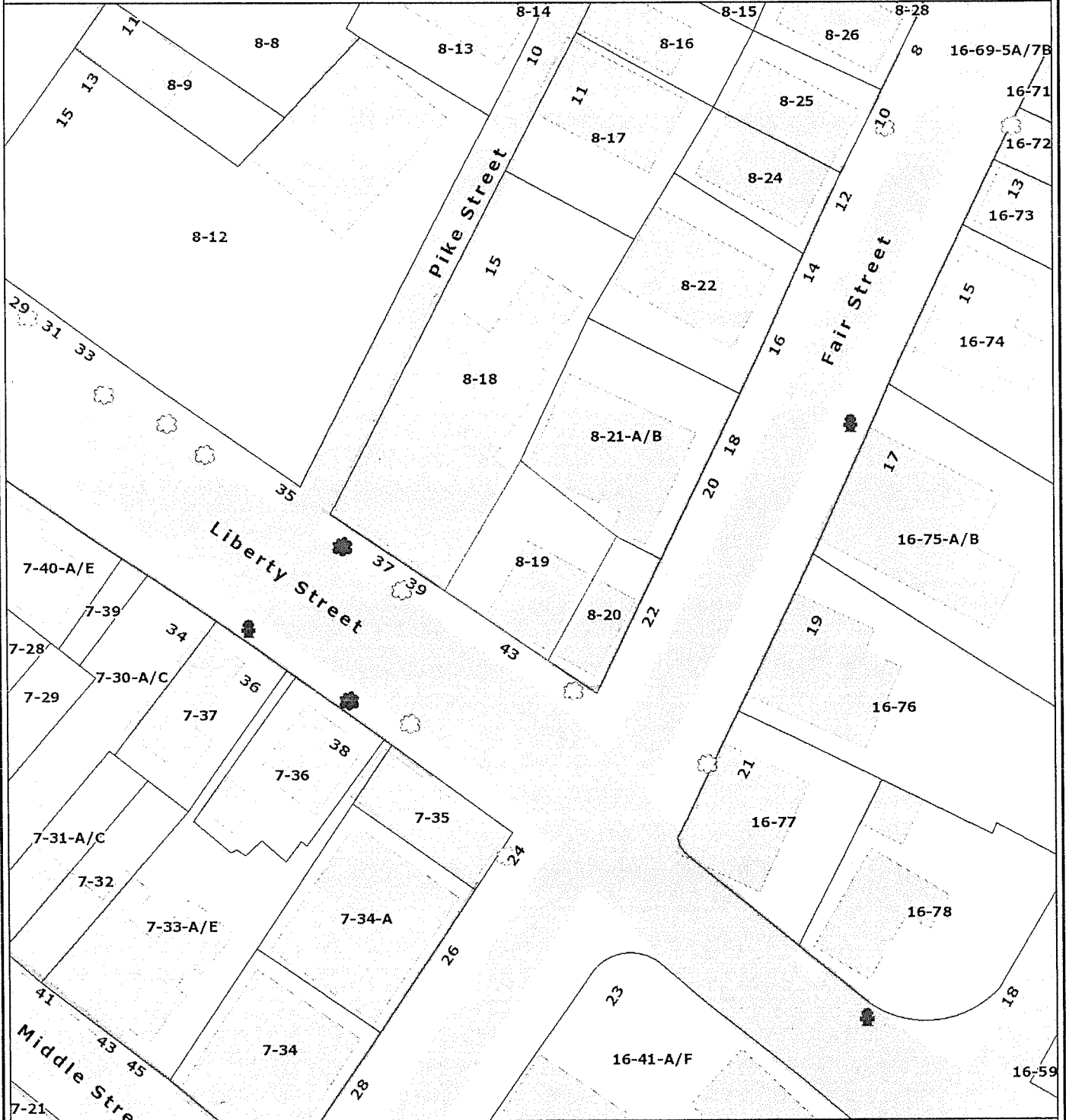
Block 108

Block 109

Block 110

Block 111

Block 112



- MVPC Bo
- Newburyport Boundary
- Trees**
- Immediate Action Needed
- No Action Needed
- Unknown
- Railroad
- Parcels
- Sidewalks
- Water System**
- Hydrant
- Trails
- Building Footprints
- Driveways
- Easements

- Road Right of Way**
- Paved
- Unpaved
- Hydrographic Features**
- Streams**
- Stream
- Intermittent Stream
- Wetlands**
- City
- City and State
- State
- Exempt Lands
- Recreation Areas



1" = 49 ft

Horizontal Datum: MA Stateplane Coordinate System, Datum NAD83, Meters. Data Sources: The data for this map was produced by Merrimack Valley Planning Commission (MVPC) using data provided by the City of Newburyport. Additional data provided by the Executive Office of Environmental Affairs/MassGIS. The information depicted on this map is for planning purposes only. It may not be adequate for legal boundary definition or regulatory interpretation. THE CITY OF NEWBURYPORT MAKES NO WARRANTIES, EXPRESSED OR IMPLIED, CONCERNING THE ACCURACY, COMPLETENESS, RELIABILITY, OR SUITABILITY OF THESE DATA. THE CITY OF NEWBURYPORT DOES NOT ASSUME ANY LIABILITY ASSOCIATED WITH THE USE OR MISUSE OF THIS INFORMATION.



29 WATER STREET,
 SUITE 209
 NEWBURYPORT, MA 01950
 T. 978.465.3535
 WWW.SCOTTBROWNBROWNARCHITECT.COM

ADDITIONS AND ALTERATIONS TO:
**43 LIBERTY STREET
 NEWBURYPORT, MA**

REVISION AND REISSUE NOTES
 NO. DATE ISSUE NOTES

NO.	DATE	ISSUE NOTES

PROJECT NO: PROJECT MANAG: DATE:
 2017-19 10.05.2017

**PROPOSED
 FRONT ELEVATION
 A2.0**

DATE: 10/10/17
 FILE NAME: 43LibertySt_Sd_Plan.vwx
 COPYRIGHT 2017 SCOTT M. BROWN, ARCHITECT

HALF ROUND ALUM. TOP-HUNG
 CUTTER NOT INDICATED

ARCHITECTURAL ASPHALT
 ROOF SHINGLES, TYPICAL

BROSCO 1 1/16" X 4 5/8" #8013
 PINE CROWN MOULDING OR
 PVC EQUAL OVER 1 X 5 PVC
 RAKE BD., FOR PT. TYPICAL

5/4 X 5 PVC OR COMPOSITE
 WINDOW & DOOR TRIM, TYP.

8" CONCRETE FOUND. WALL
 (MAX. 7" OF EXPOSED CONC.)

BOSTON STYLE COMPOSITE SHUTTERS
 W/ 3/4" HORNS & RUST-RESISTANT S
 SHUTTER HOLDBACK HARDWARE, TYP.

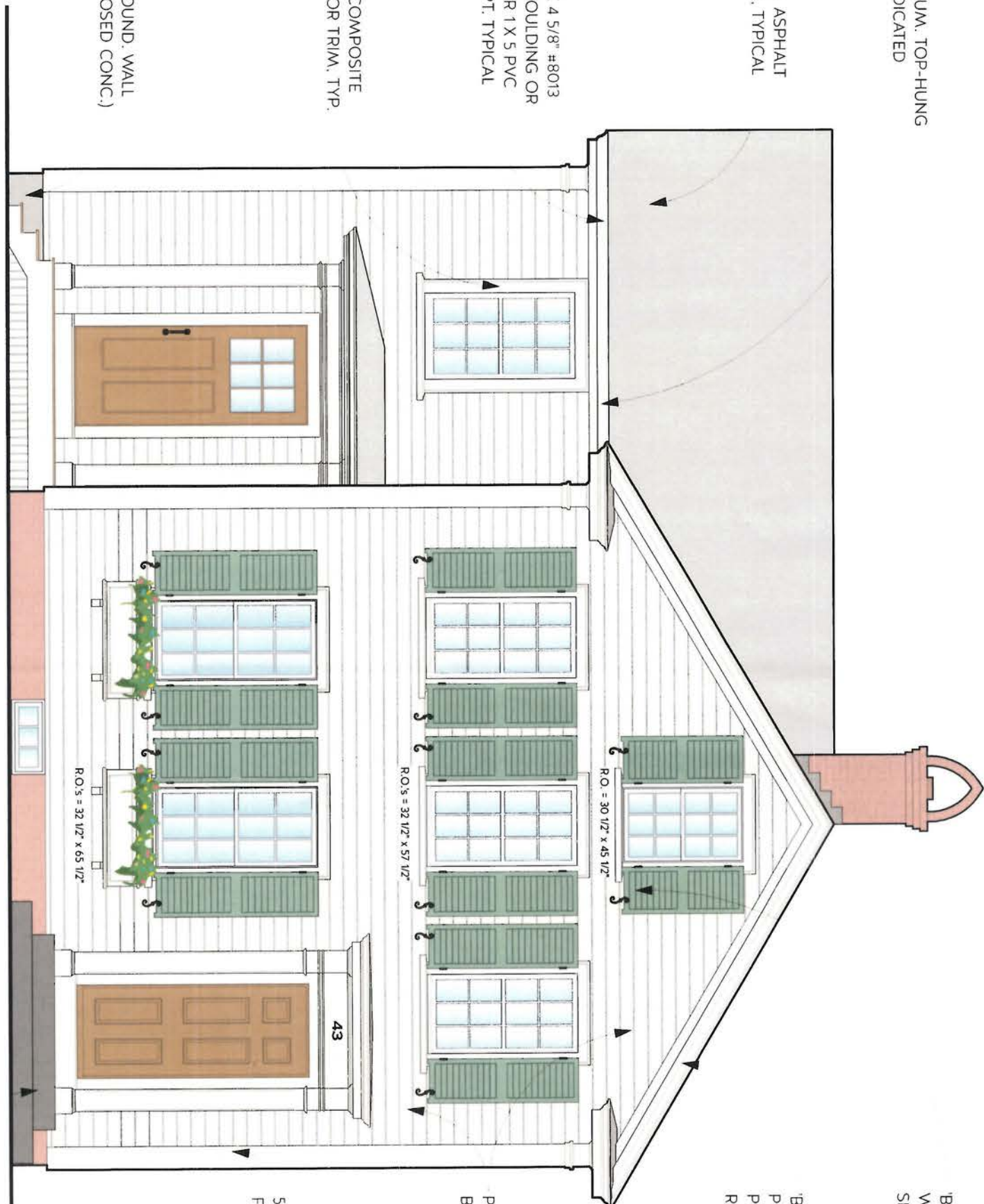
BROSCO 1 1/16" X 4 5/8" #8013
 PINE CROWN MOULDING OR
 PVC EQUAL OVER 1 X 5 PVC
 RAKE BD., FOR PT. TYPICAL

PRE-PRIMED C.V.G. RED CEDAR
 BEVEL CLAPBOARD (W/ 4" EXPOSURE)

5/4 X 8 PVC CORNERBOARDS
 FOR PAINT, TYPICAL

GRANITE LANDING AND STEPS
 W/ ROCK FACE AND THERMAL TOP

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



ADDITIONS AND ALTERATIONS
 TO:
**43 LIBERY STREET
 NEWBURYPORT, MA**

NO.	DATE	ISSUE NOTES

REVISION AND REISSUE NOTES

PROJECT NO:	PROJECT MANAG:	DATE:
2017-19		10.05.2017
SCALE: AS NOTED		

**PROPOSED
 LEFT ELEVATION
 A2.1**



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

ADDITIONS AND ALTERATIONS
 TO:
**43 LIBERY STREET
 NEWBURYPORT, MA**

REVISION AND REISSUE NOTES

NO. DATE ISSUE NOTES

NO.	DATE	ISSUE NOTES

PROJECT NO: 2017-19 PROJECT MANAG: DATE: 10.05.2017
 SCALE: AS NOTED

**PROPOSED
 REAR ELEVATION
 A2.2**



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

ADDITIONS AND ALTERATIONS
 TO:
**43 LIBERY STREET
 NEWBURYPORT, MA**

REVISION AND REISSUE NOTES

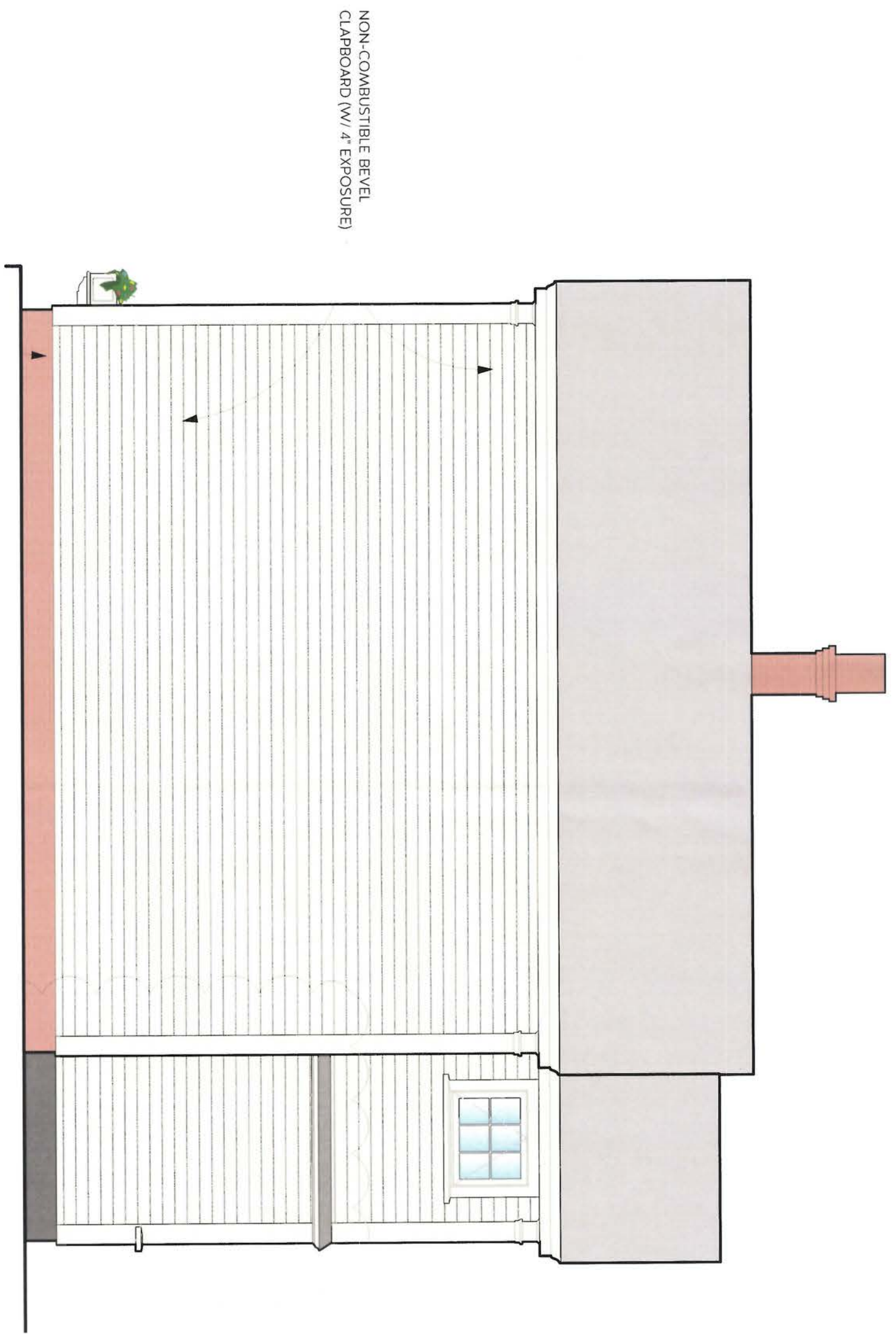
NO.	DATE	ISSUE NOTES
11.15.2017	PB REVISION	

PROJECT NO.	PROJECT MANAG.	DATE:
2017-19		11.15.2017

SCALE AS NOTED

**PROPOSED
 RIGHT ELEVATION**

A2.3



NON-COMBUSTIBLE BEVEL
 CLAPBOARD (W/ 4" EXPOSURE)

EXISTING MASONRY FOUNDATION

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

ADDITIONS/ALTERATIONS:

TO

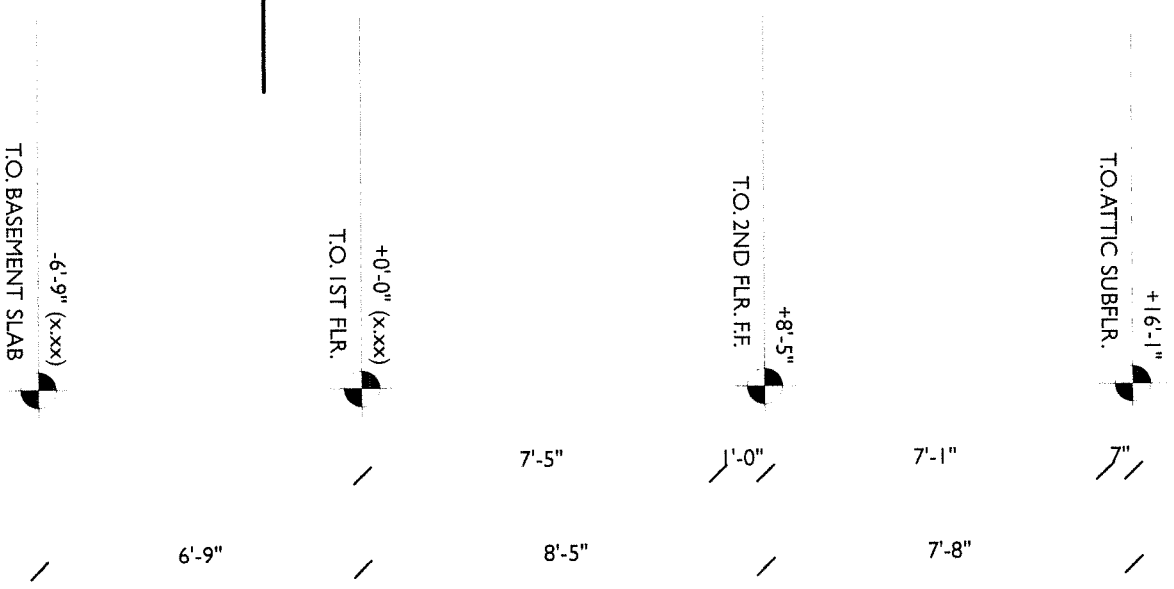
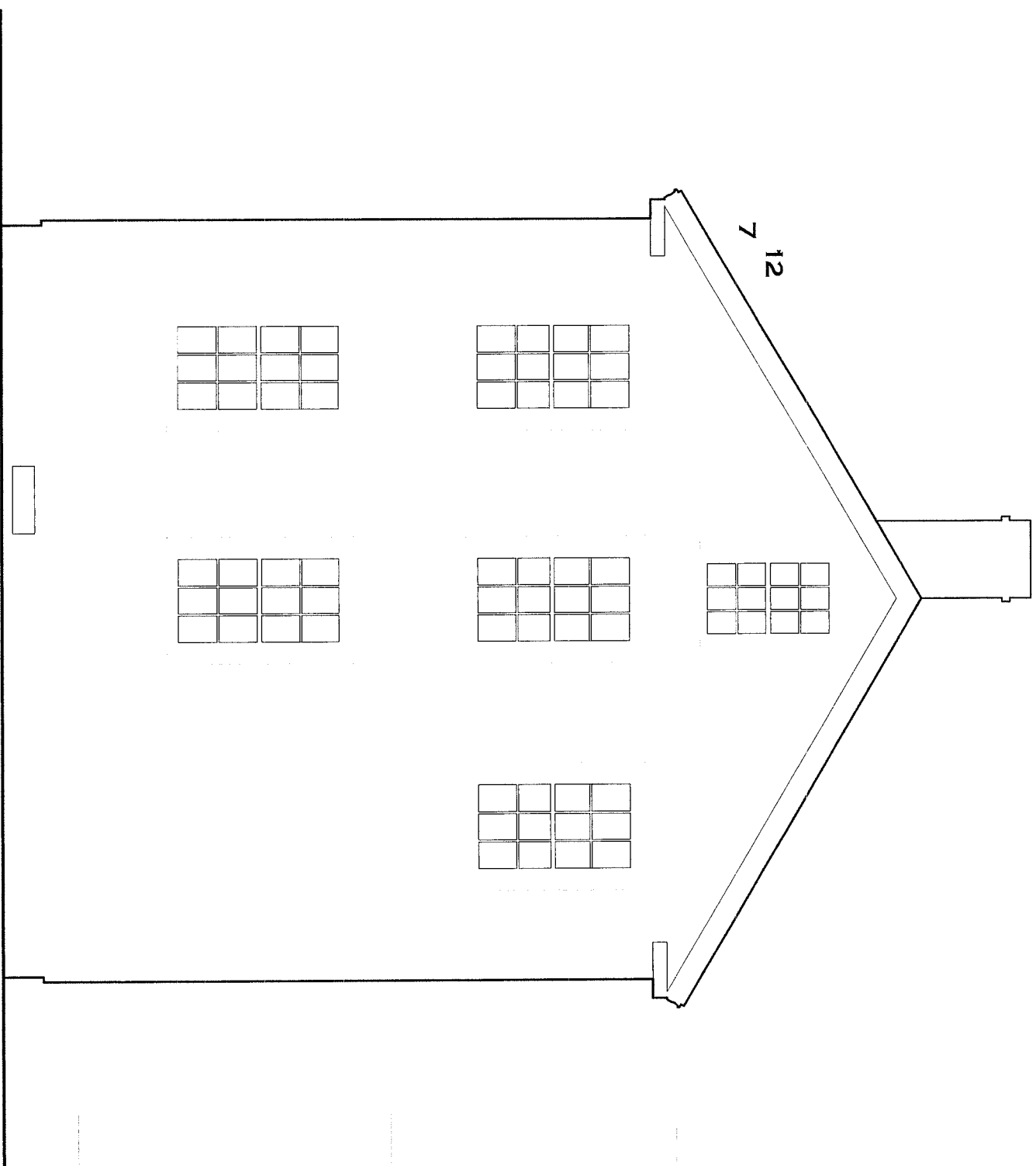
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LIBERTY STREET

NEWBURYPORT,
MA 01950

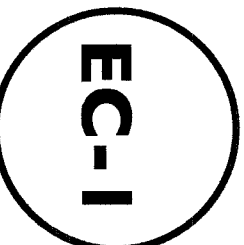
ARCHITECT:

SCOTT M. BROWN
29 WATER STREET.
SUITE 209
NEWBURYPORT, MA 01950
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EXISTING FRONT ELEVATION

SCALE: 1/4" = 1'-0"



ADDITIONS/ALTERATIONS:

TO

43

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STREET**

NEWBURYPORT,
MA 01950

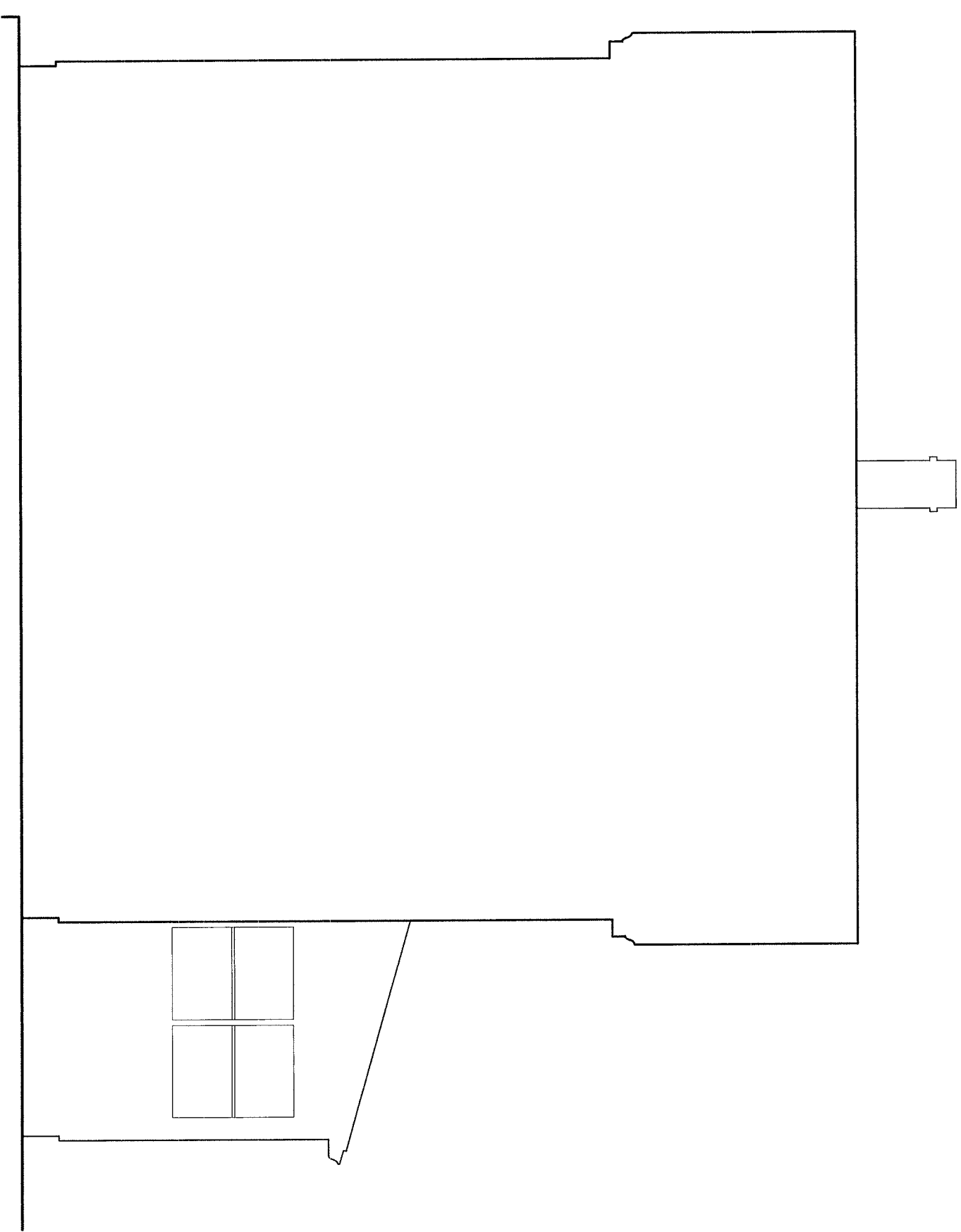
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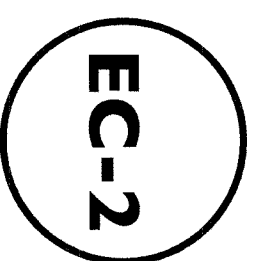
MARK DATE REVISIONS

9-5-17 AS-BUILTS

MARK	DATE	REVISIONS

**EXISTING RIGHT SIDE
ELEVATION**

SCALE: 1/4" = 1'-0"



ADDITIONS/ALTERATIONS:

TO

43

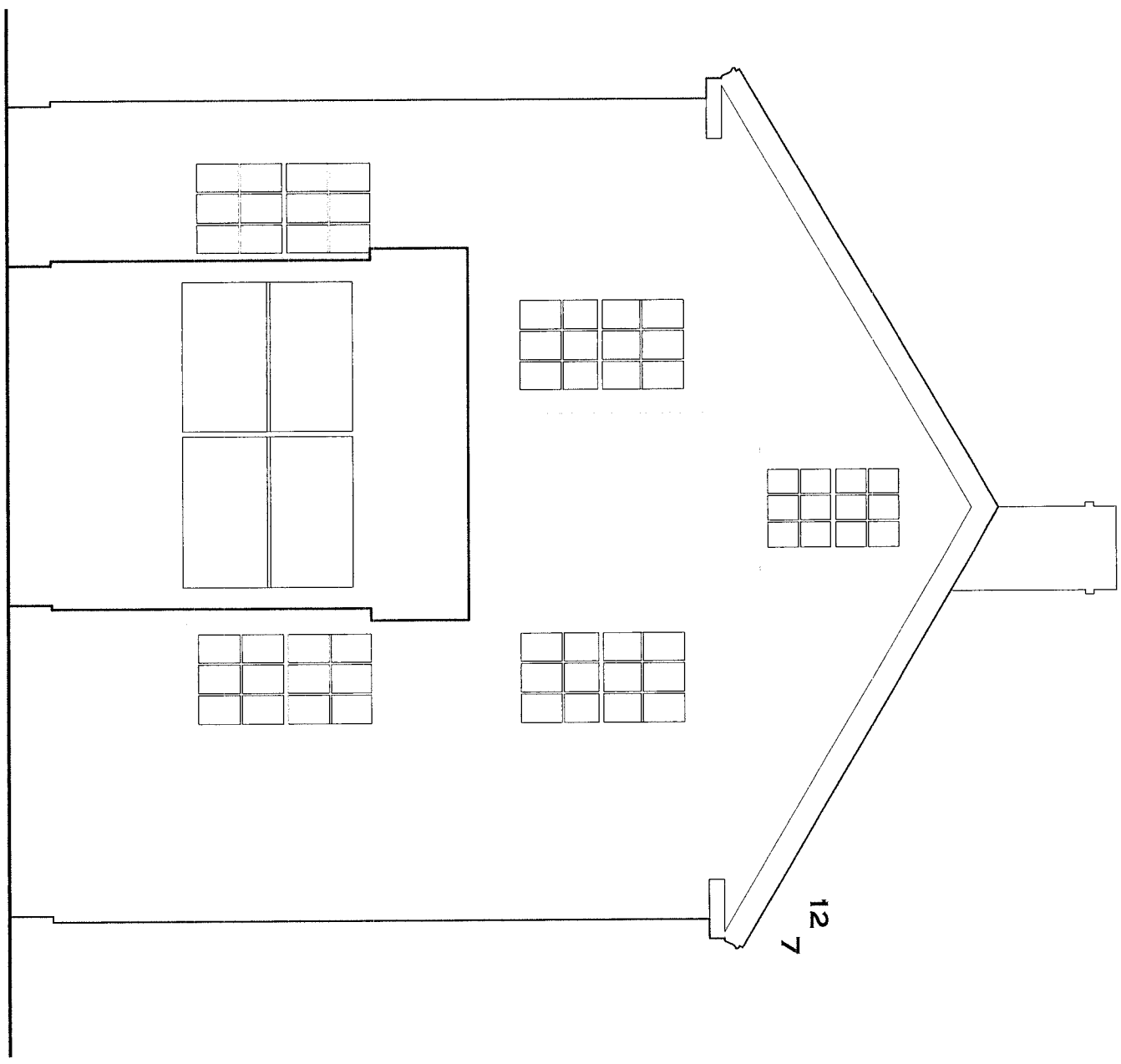
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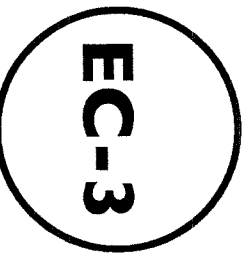


MARK DATE REVISIONS

MARK	DATE	REVISIONS
	9-5-17	AS-BUILTS

EXISTING REAR ELEVATION

SCALE : 1/4" = 1'-0"



ADDITIONS/ALTERATIONS:

TO

43

**LIBERTY
STREET**

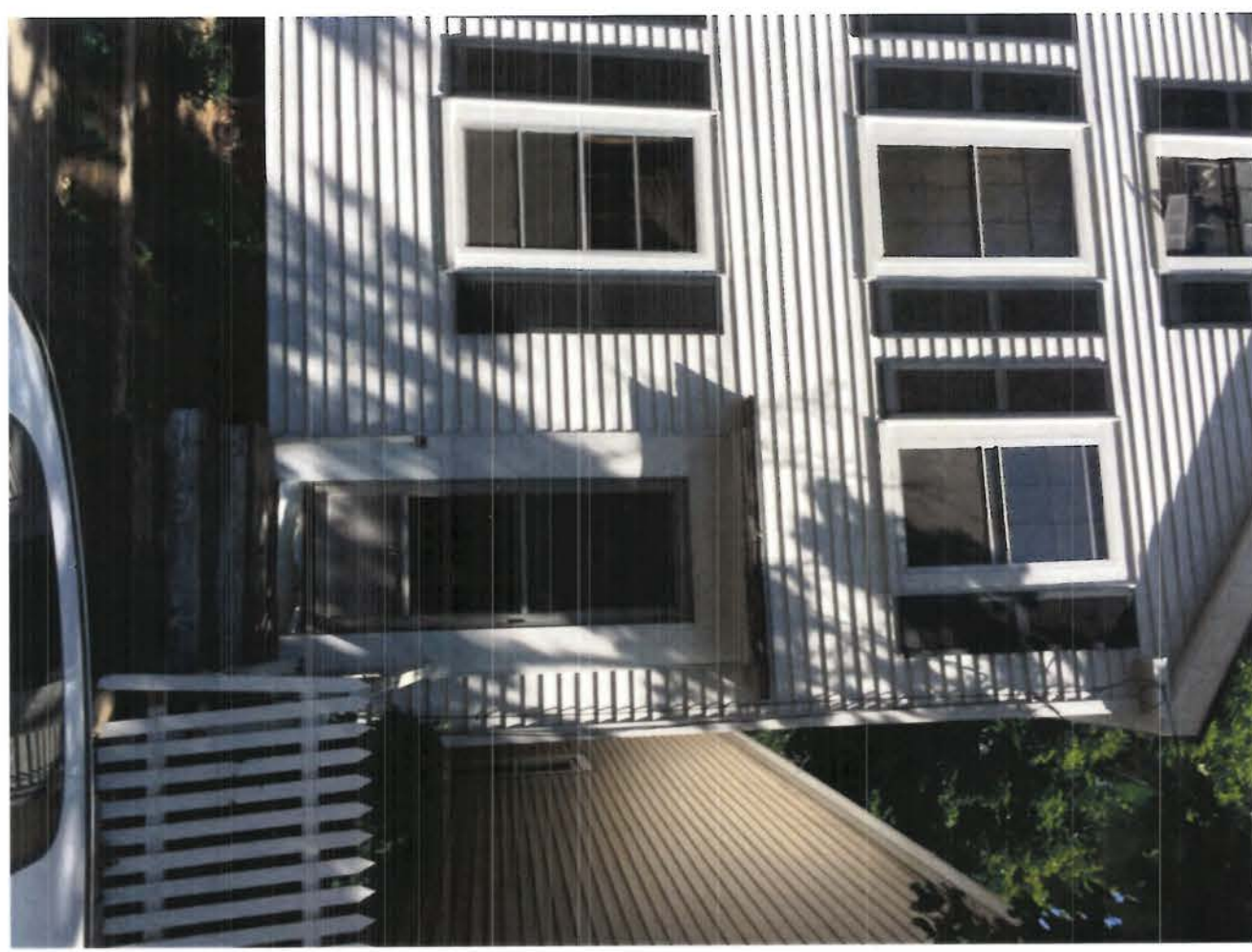
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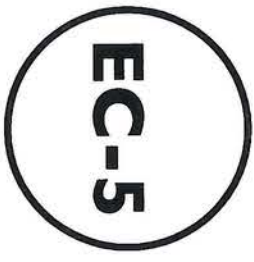
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MARK	DATE	REVISIONS
	9-5-17	AS-BUILTS

**EXISTING
PHOTOS**

SCALE : NOT
TO SCALE



ADDITIONS/ALTERATIONS:

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MARK DATE REVISIONS

9-5-17 AS-BUILTS

**EXISTING
PHOTOS**

SCALE: NOT
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