



CITY OF NEWBURYPORT
ZONING BOARD OF APPEALS

AGENDA
May 10, 2016
7:00 pm
Council Chambers

1. Roll Call
2. Business Meeting
 - a) Approval of Minutes
3. Public Hearings:

Hillside Living LLC

4 Hillside Avenue and 15, 16, 17, 18, and 19 Cottage Court

- Special Permit (2016-005): *construct multi-family homes with bonus units and with reduced separation between buildings; and construct a private parking lot*
- Dimensional Variance (2016-040): *variance from front yard setback where front porch encroaches on Cottage Court and Hillside Ave.*

Hillside Living LLC

12-14 Cottage Court (2016-006):

- Special Permit: *construct a private parking lot*

Hillside Living LLC

18 Cottage Court

- Dimensional Variance (2016-007): *construct a lodging house with insufficient lot area, side, and front setback*
- Special Permit (2016-008): *permit a ten room lodging house (Use #106)*

Robert and Elizabeth MacDonald c/o Lisa L. Mead, Esq.

114-118 Merrimac Street

- Dimensional Variance (2016-009): *modify previously granted variances for height, side yard setback, and rear setback to change the egress and parking and correct a scrivener's error in the plan reference*
- Special Permit for Non-Conformities (2016-010): *modify previously granted Special Permit for Non-Conformities to change the egress and parking and correct a scrivener's error in the plan reference*
- Special Permit (2016-011): *modify previously granted Special Permit for a two-family use (Use #102) to change the egress and parking and correct a scrivener's error in the plan reference*

Eric Primack

9 School Street

- Dimensional Variance (2016-022): *modify existing dimensional variance to allow the construction of a 12'x20' detached garage*

David Lauze c/o Mark W. Griffin, Esq.
15 Howard Street

- Special Permit (2016-023): *demolish existing single family home to allow for construction of a new single family home*
- Special Permit for Non-Conformities (2016-030): *rebuild pre-existing non-conforming home where the construction will exceed 500 s.f.*

Daniel Sawicki
33 Jefferson Street

- Dimensional Variance (2016-034): *construct an addition that would encroach upon front and side setback*
- Special Permit for Non-Conformities (2016-035): *construct a second story over a pre-existing non-conforming structure*

Parker 2 Realty Trust, Joseph G. Hill, Trustee
Parker Street (Lot A1)

- Special Permit (2016-036): *permit two-family use (#102)*

Parker Street (Lot A2)

- Special Permit (2016-037): *permit two-family use (#102)*

George Haseltine, Trustee, Moulton Street Realty Trust c/o Lisa Mead
4 Moulton Street

- Dimensional Variance (2016-038): *allow reconstruction of two-family where original construction lacked relief*
- Special Permit for Non-Conformities (2016-039): *modify a pre-existing non-conforming use*