

AMESBURY

INSPECTIONAL SERVICES

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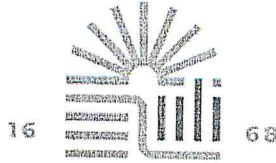
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CITY OF AMESBURY, MA

**AMESBURY ZONING BOARD OF APPEALS
APPLICATION FOR SPECIAL PERMIT / FINDING**

Filing Fee: \$200.00 plus abutter notification postage @ \$1.16/per abutter

1. Name of Applicant: Eric Primack
2. Applicant's Address: 33 Pine Hill Rd, Newburyport, MA 01950
3. Applicant's Phone Number: 978-807-8050
4. Applicant's Email: eric@smarterglass.com
5. Name of Property Owner: Eric Primack
6. Address of Property Owner: 33 Pine Hill Rd, Newburyport, MA 01950
7. Address of Subject Property: 4 Field St
8. Precinct: (Voting District) _____
9. For what purpose do you request the special permit:
Conversion of single family home into
a two family home with attached garages
10. Provision(s) of the Zoning By-laws which relates to the requested Special Permit. Please cite the Article & Section: K.1 Residential Conversions
11. Has a Variance, Special Permit, and/or Finding ever been requested of the Property: No
If Yes:
a. Date approved or denied: _____
b. Name of previous owner/applicant: _____
c. Attach a copy of decision and any pertaining information.
12. Has the applicant, or representative for the applicant appeared before any City Board, Agency, Commission, or other Authority (either directly or indirectly) on connection with the proposed Special Permit/Finding: No
If Yes:
a. Date of appearance: _____
b. Name of Owner/Applicant: _____
c. Name of Board, Commission, or Authority: _____



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13. Property Characteristics:

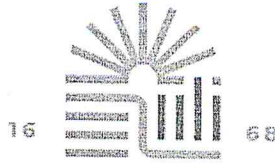
- a. Square Footage of Area Existing: 2660 Proposed: 6664
b. Frontage Existing: 9160 Proposed: 9160
c. Zoning District: R8
d. Dimensional Requirements:
i. Front: Existing: 32.5 Proposed: 41.2
ii. Rear: Existing: 192.2 Proposed: 86.9
iii. Left Side Existing: 19.8 Proposed: 19.8
iv. Right Side Existing: 33.2 Proposed: 19.8
v. Height: Existing: 26.6 Proposed: 26.6
vi. Stories: Existing: 3 Proposed: 3
vii. Building Area: Existing: 6.7% Proposed: 18.1%
viii. Open Space: Existing: 93.3% Proposed: 81.9%
e. Present use of Property:
Single family

14. If the Special Permit relates to a proposed home occupation, provide the following information: (please refer to Sec. II – Definitions, and Section XI-F - Home Occupations)

- Is the proposed home use customary within the City of Amesbury? Describe fully:

- Is the proposed use of property something other than any of the following prohibited uses: Beauty Parlor, Barber Shop, Clinic, Bakery, Gift Shop, Tea Room, Tourist Home, Animal Hospital, or Kennel:

- Where, in the home will the proposed home use be carried out:



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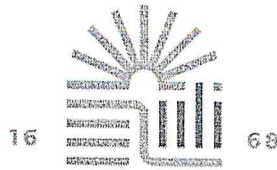
- Will the proposed home use be carried out within the principal building: No _____
- Will the proposed home use be carried out within a multi-family dwelling: No _____
- Describe all sources of parking that may be utilized in connection with the proposed home use:

- State the hours of operation of the proposed home use:

- State the anticipated average number of customers, clients, patients, people, or entities that shall utilize the services offered by the proposed home use during hours of operation on a daily basis: _____
- Describe, explain and itemize any materials, chemicals, or inventory to be utilized by the proposed home use:

- State whether the proposed home use requires any license, action, decision, application, consideration, or other formal or informal review from any federal, state, or municipal board, agency, commission, authority, or similar organization:

- Will there be more than one non-resident employee in connection with the proposed home use:



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15. In the event the Special Permit relates to a proposed alteration, modification, extension, or change to a pre-existing non-conforming use or structure, provide the following information.

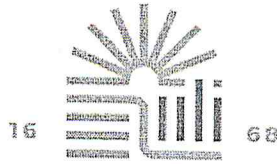
- The current pre-existing non-conforming use or structure:

- Provide proof that the current pre-existing non-conforming use or structure is a legal non-conforming use or structure:

- Describe the proposed alteration, modification, extension, or change to a pre-existing non-conforming use or structure:

- State whether the current pre-existing non-conforming use or structure is located in a residential zoning district:

- Describe whether the proposed change will be different from the current use/structure:



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- Indicate, if applicable, whether the current pre-existing non-conforming use or structure had been abandoned or not used for two (2) or more years:

- Describe in detail any anticipated impact or effect upon the surrounding neighborhood that would result if the proposed Special Permit were to be allowed:

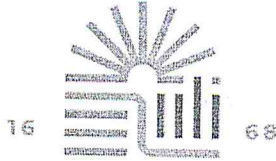
The current property was close to abandoned and foreclosed on. Surrounding yard was unkempt and filled with trash and broken toys. New proposed property will be an addition to the neighborhood and bring two new homeowners.

- Indicate whether the proposed alteration, modification, extension, or change relates to billboards, signs, or other advertising subject to M.G.L. Ch. 93, 29-33 and/or M.G.L. Ch. 93D:

- Indicate whether the proposed alteration, modification, extension, or change relates to adult bookstores, adult motion picture theaters, adult paraphernalia shops, or adult video stores subject to M.G.L. Ch. 40A, 9A:

16. Describe why the applicant believes that there would be no loss/or damage to the public good if the Special Permit were to be granted:

Current property is an eyesore. Proposed will be a benefit for the neighborhood.



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17. Describe why the applicant believes if the Special permit were to be granted, that neither the intent nor the purpose of the By-laws would adversely impacted:

*As per R-1 Residential Conversions,
the applicant believes the intent and purpose
of the regulation both apply.*

Signature of Applicant

3/31/23

Date

Once this application is completed, please bring 2 copies to the City Clerk's Office to have time-stamped.

They will retain one copy, then you must create an on-line account at:

<https://amesburyma.viewpointcloud.com>

Once the account is created, go under Inspectional Services and click on the Special Permit application. You will need to upload this document and all other related information there.