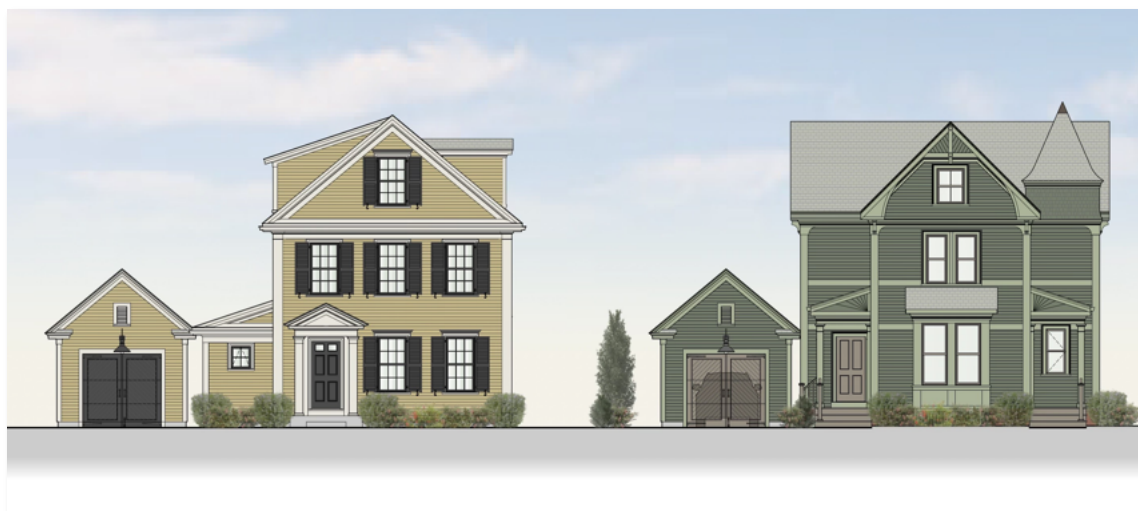


Redevelopment Proposal for 14 Maple Street, Amesbury, MA



Historic Preservation Special Permit and Site Plan Review

Wojcicki Holdings, LLC
110 Main Street
Amesbury, MA 01913

Project Narrative:

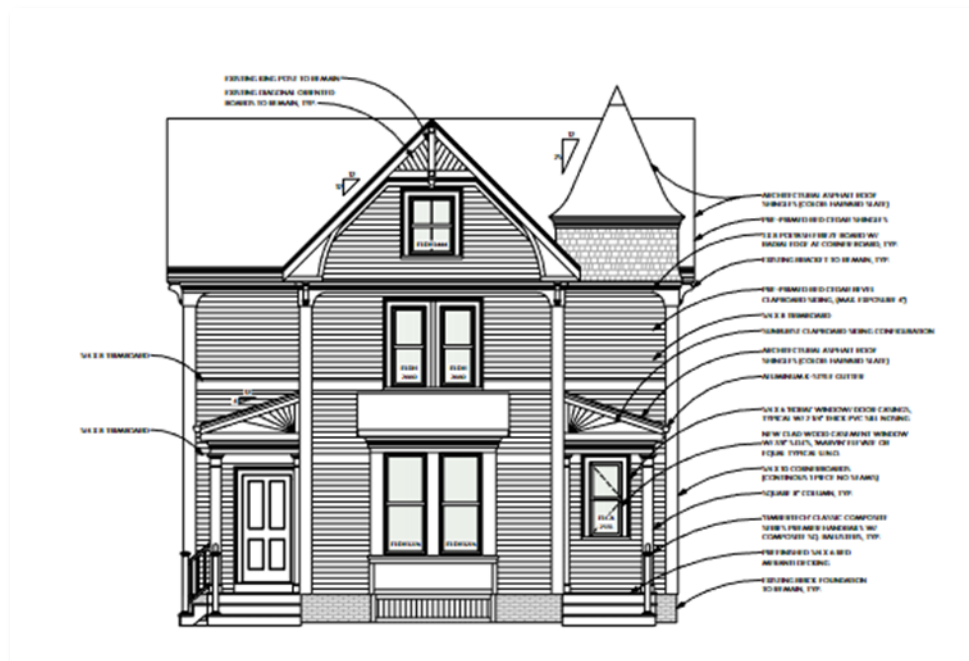
Applicant Wojcicki Holdings, LLC seeks a Historic Preservation Special Permit for property 14 Maple Street, Amesbury. This property is .23 acres (13,980.7 sq. ft.) and has one residential two-story Victorian style home, approximately 2301 sq. ft. in size, which was built circa 1880 per Form B. The property also has a detached two car garage which appears built in the mid-20th century.

Applicant proposes that the 14 Maple Street property be subdivided into two lots. The existing structure would be rehabilitated within its existing footprint and would sit upon a new lot size of 6,909 sq. ft. A new smaller

home would be constructed to the left of the existing structure upon it's lot sized at 7,072 sq. ft. Both residences would have new detached single-car garages. These proposed plans adhere to zoning requirements outlined in Section Xi.J2 and section XI.C.8 of the Amesbury Zoning Ordinance.

Site Improvements:

The Queen Anne Victorian structure currently has vinyl siding and vinyl replacement windows, and much of the original detail of the house was obscured with these insensitive installations. Applicant proposes restoration to include wood siding, new clad wood windows with simulated divided lites, as well as restoring historical details that would have been original to the building such as fanned trim patterns and ornamental finishes. This home will remain a single-family, four-bedroom with finished space at 2,300. The third-floor space will remain unfinished.



Proposed Rehabilitation of Existing Queen Anne Victorian

Last, the rehabilitation of the 14 Maple Street residence and the new home constructed alongside will provide value to the neighborhood and will not negatively impact the character of the surrounding neighborhood.