



March 20, 2026

City of Amesbury
Planning Board
62 Friend Street
Amesbury, MA 01913

RE: Project 5-9 School Street located in CBD

Dear Planning Board Chair,

On behalf of Elite Builder Realty Trust, Scott Brown Architects requests of the Board waivers relating to the Special Permit- Historic Preservation for project 9 School Street, as authorized under Amesbury's Zoning Ordinance Section XI.J2.2.b.4. This waiver request includes the following:

9 School – Municipal Conversion to Multi-Family (6 Units)

- Rear setback required = 30 ft., Proposed = 7.5 ft.
- Parking required = 9 spaces, Proposed = 8 spaces
- Minimum of 200 sq. ft. private open space per unit, Proposed = 0

5 School - Reconstruction (Single-Family)

- Minimum lot area required= 5,000 sq. ft., Proposed = 4,080 sq. ft.
- Rear setback required = 30 ft., Proposed = 10.2 ft.

In addition, Scott Brown Architects requests any additional waivers the Board finds applicable.

Sincerely,

Scott M. Brown, Architect