



TOWN SEAL

tel: 781-631-1529

fax: 781-631-2617

Revision Date: 12-02-20

Town of Marblehead ZONING BOARD OF APPEALS

Mary A. Alley Municipal Building
7 Widger Road, Marblehead, MA 01945

ZBA APPLICATION

PAGE 1 of 3

2021 NOV 10 AM 9:29

Town Clerk

Project Address 11 KENNETH ROAD

Assessor Map(s) 157 Parcel Number(s) 10

OWNER INFORMATION

Signature Christine E. Hester date 10/21/21

Name (printed) David and Christine E. Hester

Address 11 Kenneth Rd

Phone Numbers: home 314/249-0335 work _____

E-mail christinehester@gmail.com fax _____

APPLICANT or REPRESENTATIVE INFORMATION (if different from owner)

Signature _____ date _____

Name (printed) _____

Address _____

Phone Numbers: home _____ work _____

E-mail _____ fax _____

PROJECT DESCRIPTION & RELIEF REQUESTED (attach additional page if necessary)

To allow new shed to remain within the side yard setback.
On a lot having less than the required width, front, rear,
and side setbacks. The existing dwelling exceeds the
allowable height.

- Please schedule a Zoning / Application review with the Building Department by calling 781-631-2220.
- Obtain the Town Clerk's stamp and submit 12 copies of each of the following to the Town Engineer's Office:
 - the signed and stamped application (3 pages);
 - current survey plan (not older than 90 days) as prepared by a Registered Professional Land Surveyor;
 - the project design plans as required;
 - check for the applicable fee payable to the Town of Marblehead.
- Any relevant permit(s) that were previously issued must be available for review by the Board of Appeals at the scheduled hearing. (Section 3(D), Board of Zoning Appeals Rules & Regulations).

REQUIRED SIGNATURES

1. Building Commissioner (pages 1, 2 and 3) [Signature]

2. Town Clerk's stamp (upper right corner)

Reviewed by
Building Department
For Zoning Board
of Appeals

View Bylaws - (Chapter 200, Zoning) - online at: www.marblehead.org/

Town of Marblehead
ZBA-APPLICATION

Page 2 of 3

Revision Date: 12-02-2020

Project Address 11 KENNETH ROAD Map(s) / Parcel(s) 157/10

ZONING DISTRICT (circle all that apply)

B B1 BR CR SCR ECR GR SGR SR SSR ESR SESR HBR U SU

CURRENT USE (explain) SINGLE FAMILY DWELLING

CURRENT USE CONFORMS TO ZONING (Article IV, Table 1)

Yes ☒ No ☐ (explain) _____

PROPOSED CHANGE OF USE

No ☒ Yes ☐ (explain) _____

PROPOSED CONSTRUCTION QUALIFIES AS "Building New" (§200-7) Yes ☒ ^{SHED} No ☐

EXISTING DIMENSIONAL NON-CONFORMITIES (check all that apply)

- ☐ Lot Area - Less than required (§200-7 and Table 2)
- ☒ Lot Width - Less than required (§200-7)
- ☒ Frontage - Less than required (§200-7 and Table 2)
- ☒ Front Yard Setback - Less than required (Table 2)
- ☐ Rear Yard Setback - Less than required (Table 2)
- ☒ Side Yard Setback - Less than required (Table 2)
- ☒ Height - Exceeds maximum allowed (§200-7 and Table 2)
- ☐ Open Area - Less than required (§200-7, §200-15.B(2) and Table 2)
- ☐ Parking - Less than required; undersized; tandem (§200-17 to §200-21) (circle all that apply)
- ☐ Other Non-conformities (explain) _____
- ☐ No Existing Dimensional Non-conformities

NEW DIMENSIONAL NON-CONFORMITIES (check all that apply)

- ☐ Lot Area - Less than required (§200-7 and Table 2)
- ☐ Lot Width - Less than required (§200-7)
- ☐ Frontage - Less than required (§200-7 and Table 2)
- ☐ Front Yard Setback - Less than required (Table 2)
- ☐ Rear Yard Setback - Less than required (Table 2)
- ☒ Side Yard Setback - Less than required (Table 2)
- ☐ Height - Exceeds maximum allowed (§200-7 and Table 2)
- ☐ Open Area - Less than required (§200-7, §200-15.B(2) and Table 2)
- ☐ Parking - Less than required; undersized; tandem (§200-17 to §200-21) (circle all that apply)
- ☐ Exceeds 10% Expansion Limits for Non-conforming Building (§200-30.D)
- ☐ Other Non-conformities (explain) _____
- ☐ No New Dimensional Non-conformities

ADDITIONAL HEARINGS REQUIRED

Conservation Commission	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>
Historic District Commission	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>
Planning Board	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>

Reviewed by
Building Department
For Zoning Board
Of Appeals

DESIGN & SURVEY PLANS MEET -ZBA- RULES & REGULATIONS (Sections 3(A) and 3(C))

Yes ☒ No ☐ (explain) _____

Building Official [Signature] Date 11-5-2021

Town of Marblehead
ZBA-APPLICATION

Page 3 of 3

Revision Date: 12-02-2020

Project Address 11 KENNETH ROAD Map(s) / Parcel(s) 157/10

NET OPEN AREA (NOA)

Lot area = A

Area of features

footprint of accessory building(s)

footprint of building

footprint of deck(s), porch(es), step(s), bulkhead(s)

number of required parking spaces 2 x (9' x 18' per space)

area of pond(s), or tidal area(s) below MHW

other areas (explain) _____

Sum of features = B

Net Open Area (NOA) = (A - B)

GROSS FLOOR AREA (GFA)

accessory structure(s)

basement or cellar (area >5' in height)

1st floor (12' or less in height) NOTE: [for heights exceeding

2nd floor (12' or less in height) 12' see definition

3rd floor (12' or less in height) of STORY §200-7]

4th floor (12' or less in height)

attic (area >5' in height)

area under deck (if >5' in height)

roofed porch(es)

Gross Floor Area (GFA) = sum of the above areas

Proposed total change in GFA = (proposed GFA - existing GFA)

Percent change in GFA = (proposed total change in GFA ÷ existing GFA) x 100

Existing Open Area Ratio = (existing NOA ÷ existing GFA)

Proposed Open Area Ratio = (proposed NOA ÷ proposed GFA)

This worksheet applies 1. plan by/dated Nº SHORE SURVEY
to the following plan(s): 2. plan by/dated RUBBERMAID BOOKLET

3. plan by/dated _____

Building Official _____

Date 11-5-2021

EXISTING **PROPOSED**

11090 11090

0 49

1600 1600

523 523

324 324

0 0

0 0

2447 2496

8643 8594

0 49

632 632

1608 1608

980 980

0 0

0 0

27 27

851 851

48 48

4146 4195

= 49

= 1.18 %

= 2.08

= 2.048

Reviewed by
Building Department
For Zoning Board
Of Appeals

Rubbermaid®

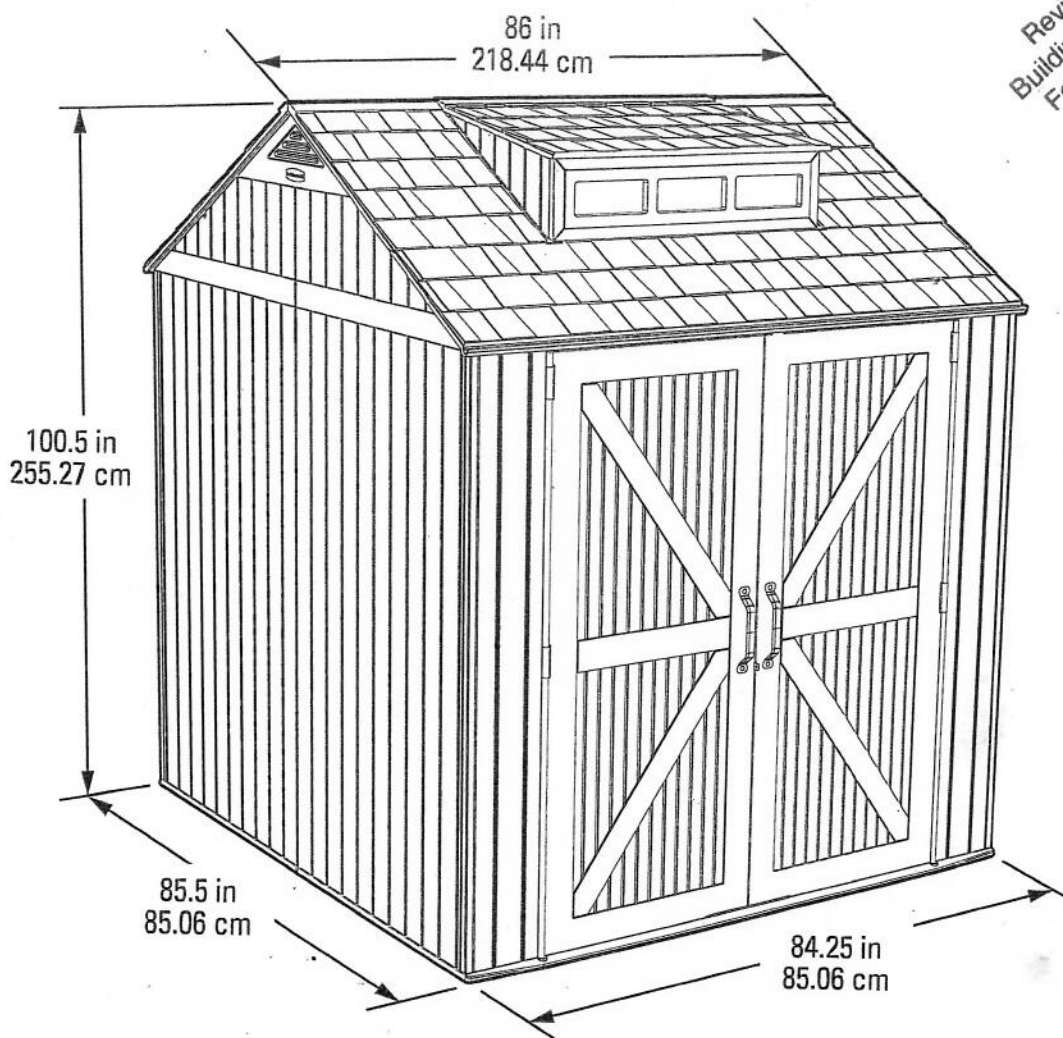
157/10

7 x 7 STORAGE SHED Assembly Instructions

COBERTIZO DE ALMACENAMIENTO DE 7 X 7 PIES
Instrucciones de armado

REMISE DE 2,1 M X 2,1 M
Instructions d'assemblage

2P39



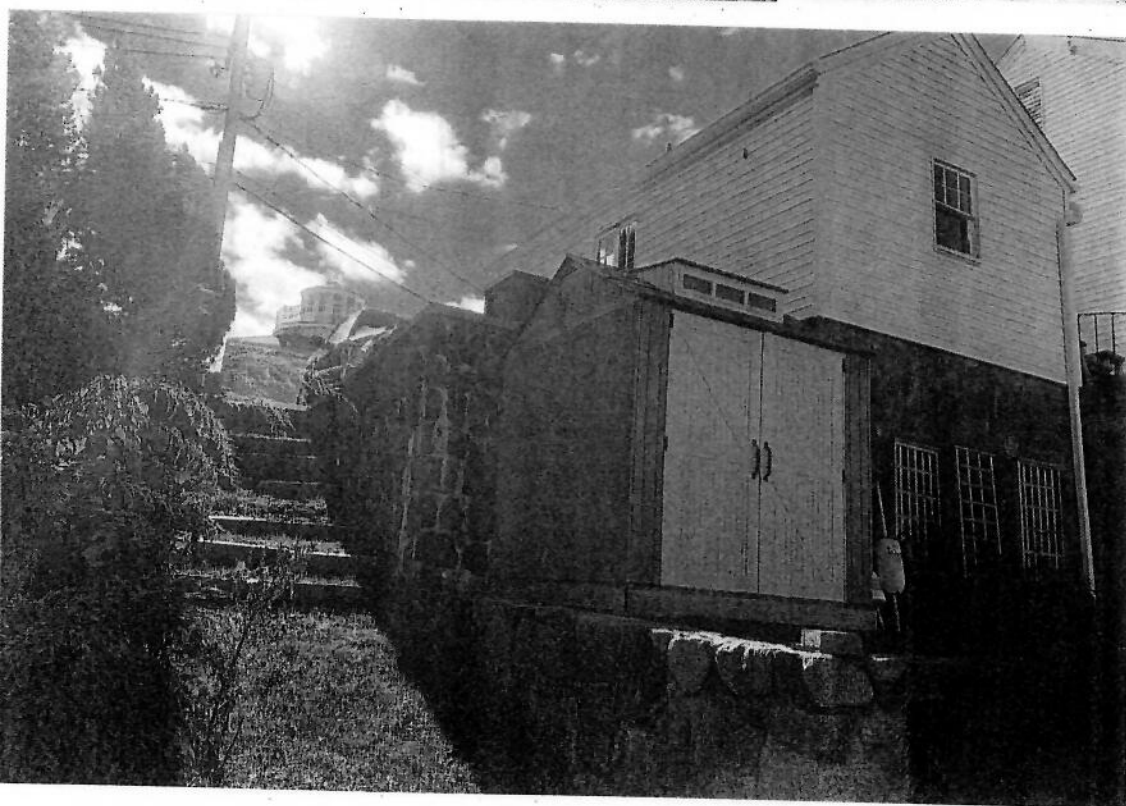
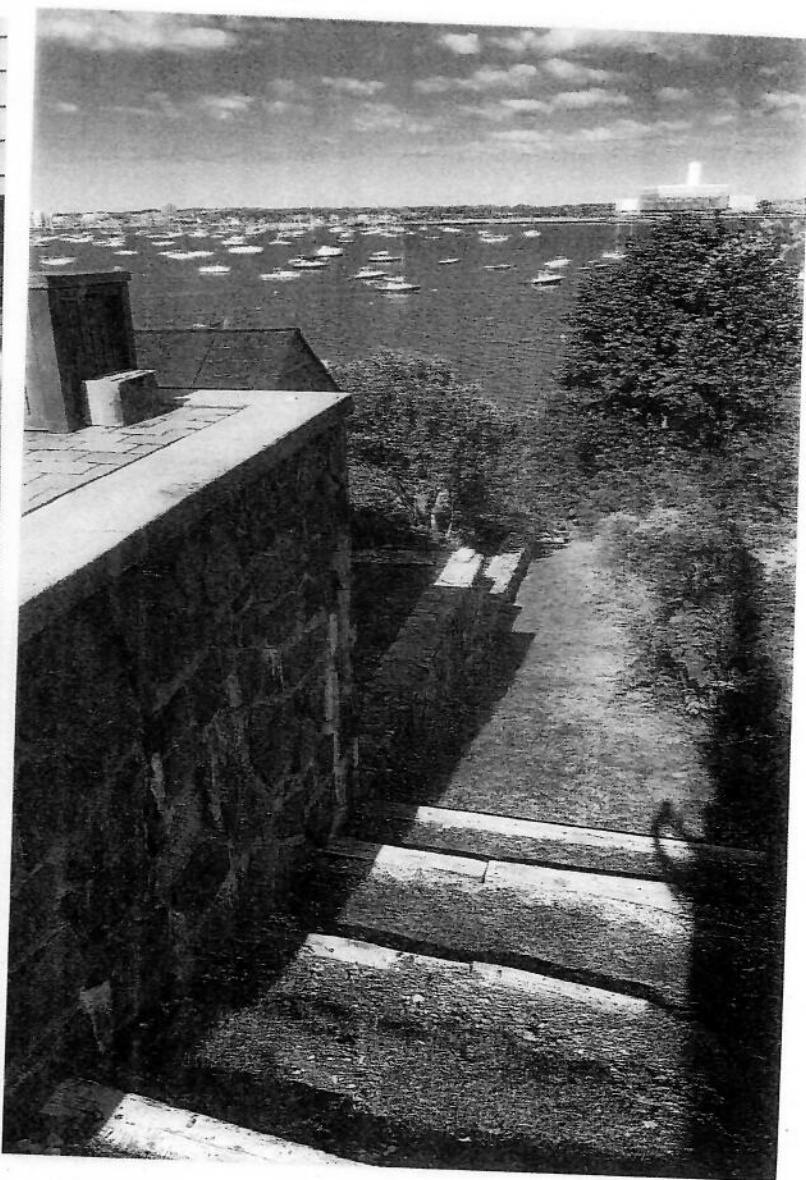
Reviewed by
Building Department
For Zoning Board
Of Appeals

PROPOSED 49 SF SHED
11 KENNETH ROAD
MARBLEHEAD, MA
NOT TO SCALE

Thank you for purchasing this Rubbermaid® storage shed. This dependable product was designed to look great outdoors and help keep your yard organized. We want your experience to be a good one. Please read these instructions thoroughly before assembling the storage shed.

Gracias por adquirir esta cobertizo de almacenamiento Rubbermaid®. Este producto confiable ha sido diseñado para verse bien al aire libre y mantener su patio organizado. Queremos que tenga una buena experiencia. Por favor lea atentamente estas instrucciones antes de ensamblar el cobertizo de almacenamiento.

Merci d'avoir acheté cet abri de rangement Rubbermaid®. Ce produit fiable a été conçu pour avoir une belle apparence à l'extérieur et vous aider à garder votre cour en ordre. Veuillez lire attentivement ces instructions avant de construire l'abri.



PROPOSED 49 SF
SHED
11 KENNETH RD.
MARBLEHEAD, MA
NOT TO SCALE

Reviewed by
Building Department
For Zoning Board
Of Appeals

11-8-2021

157/10