

TOWN SEAL tel: 781-631-1529

Revision Date: 12-02-20

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

fax: 781-631-2617

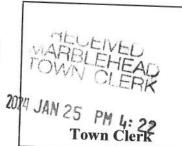
Town of Marblehead

ZONING BOARD OF APPEALS

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

ZBA APPLICATION

PAGE 1 of 3



5 Lafayette Street Project Address Assessor Map(s) 71 Parcel Number(s) 27 **OWNER INFORMATION** Signature _____ date 1/25/24 Name (printed) Michael Phelan 11 Lafayette Street, Marblehead, MA 01945 Address Phone Numbers: home ___(781) 771-2336 _____work ____ E-mail _____ phelan37@icloud.com _____ fax _____ <u>APPLICANT or REPRESENTATIVE_INFORMATION</u> (if different from owner) date 1/25/24 Signature Name (printed) D. Bruce Greenwald, Architect Address 32 High Street, Marblehead, MA 01945 Phone Numbers: home ______ work ___ (617) 794-2234 E-mail bruce@brucegreenwald.com fax ______fax _____ PROJECT DESCRIPTION & RELIEF REQUESTED (attach additional page if necessary) Modifications to an existing single family residence per previous ZBA approvals 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: o the signed and stamped application (3 pages); the signed and stamped application (3 pages);

current survey plan (not older than 90 days) as prepared by a Registered Reoffel and Surveyor;

the project design plans as required;

check for the applicable fee payable to the Town of Marblehead.

y relevant permit(s) that were previously issued must be supplied. 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)

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

Town of Marblehead <u>ZBA-APPLICATION</u> Page 2 of 3

PLICATION

Revision Date: 12-02-2020

Project Address 5 Lafayette Street Man(s) / Power(s) 74.27
ZONING DISTRICT (circle all that apply) Map(s) / Parcel(s) 71-27
SK ECK ECK GR SGR (SR) SSR ESR SESR HRD II SII
CURRENT USE (explain) Single Family Residence
CURRENT USE CONFORMS TO ZONING (Article IV, Table 1)
Yes X No (explain)
PROPOSED CHANGE OF USE
No X Yes (explain)
PROPOSED CONSTRUCTION QUALIFIES AS "Building New" (§200-7) Yes No _X_
EXISTING DIMENSIONAL NON CONFORMATION
EXISTING DIMENSIONAL NON-CONFORMITIES (check all that apply) X Lot Area - Less than required (§200-7 and Table 2)
Lot Width - Less than required (§200-7)
Frontage - Less than required (§200-7) Front Ward St. de Table 2)
Trull Yard Sethack - Less than required (T. 11. 2)
X 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 D(2)
- Less than required, undersized, tandom (6300 17 + 6300 27
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 (8200-7 and Table 2)
——————————————————————————————————————
Talking - Less than required: undersized: tandom (\$200.17 200.2
- The conton mitter (explain)
No New Dimensional Non-conformities
and by men
ADDITIONAL HEARINGS REQUIRED
Conservation Commission Yes No X
Historic District Commission Yes No X
ADDITIONAL HEARINGS REQUIRED Conservation Commission Yes No X Historic District Commission Yes No X Planning Board Yes No X
DESIGN & SURVEY PLANS MEET -ZBA- RULES & REGULATIONS (Sections 3(A) and 3(C))
Yes _X _ No (explain)
Building Official Sent Control Detection of the Control of the Con
Date 1-25-2024

Town of Marblehead ZBA-APPLICATION Page 3 of 3

Per original

Revision Date: 12-02-2020

ZBA approval Project Address 5 Lafayette Street Map(s) / Parcel(s) 71-27 NET OPEN AREA (NOA) EXISTING PROPOSED Lot area = A8810 8810 Area of features footprint of accessory building(s) 241 528 footprint of building 777 1715 footprint of deck(s), porch(es), step(s), bulkhead(s) 183 249 number of required parking spaces __2 x (9'x 18' per space) 324 324 area of pond(s), or tidal area(s) below MHW other areas (explain) Sum of features = B1525 2816 Net Open Area (NOA) = (A - B)7285 5994 GROSS FLOOR AREA (GFA) accessory structure(s) 241 528 basement or cellar (area >5' in height) 777 1697 (12' or less in height) NOTE: [for heights exceeding 1st floor 777 1715 2nd floor (12' or less in height) 12' see definition 631 631 3rd floor (12' or less in height) of STORY §200-71 4th floor (12' or less in height) attic (area >5' in height) 252 (Garage) area under deck (if >5' in height) roofed porch(es) 60 Gross Floor Area (GFA) = sum of the above areas 2486 4823 <u>Proposed total change in GFA</u> = (proposed GFA - existing GFA) 2337 <u>Percent change in GFA</u> = (proposed total change in GFA ÷ existing GFA) x 100 Building Print The Line 94 Existing Open Area Ratio = (existing NOA ÷ existing GFA) Proposed Open Area Ratio = (proposed NOA ÷ proposed GFA)

This workshoot 2.93 1.24 This worksheet applies 1. plan by/dated to the following plan(s): 2. plan by/dated 3. plan by/dated **Building Official** Date 1-25-2024