



TOWN SEAL

tel: 781-631-1529

fax: 781-631-2617

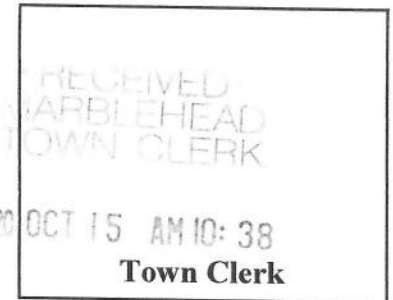
Revision Date: 12-14-15

Town of Marblehead **ZONING BOARD OF APPEALS**

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

ZBA APPLICATION

PAGE 1 of 3



Project Address 8 Monroe Road

Assessor Map(s) 47 Parcel Number(s) 22-0

OWNER INFORMATION

Signature Elizabeth Tiemann date 10/6/20

Name (printed) Elizabeth Tiemann

Address 8 Monroe Road, Marblehead, Ma 01945

Phone Numbers: home 781-249-6669 work

E-mail egt_4@hotmail.com fax

APPLICANT or REPRESENTATIVE INFORMATION (if different from owner)

Signature D. Bruce Greenwald date 10/6/20

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 781-639-4458

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

Dormer additions to a single family residence with less than the required lot area, frontage and side yard set-backs. The proposed additions will be in the side yard setbacks.

- 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] 10-14-2020
2. Town Clerk's stamp (upper right corner)

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

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Project Address 8 Monroe Road **Map(s) / Parcel(s)** 47-22-0

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

Yes X No _____ (explain)

No X Yes _____ (explain)

No Existing Dimensional Non-conformities

No New Dimensional Non-conformities

Yes	<u>No</u>	<u>X</u>
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Yes X No (explain)

Date 10-14-2020

**Town of Marblehead
ZBA-APPLICATION**

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Revision Date: 12-14-2015

Project Address 8 Monroe Road

Map(s) / Parcel(s) 47-22-0

NET OPEN AREA (NOA)

	<u>EXISTING</u>	<u>PROPOSED</u>
Lot area = A	<u>6660</u>	<u>6660</u>
Area of features		
footprint of accessory building(s)	<u>32</u>	<u>32</u>
footprint of building	<u>1564</u>	<u>1564</u>
footprint of deck(s), porch(es), step(s), bulkhead(s)	<u>124</u>	<u>124</u>
number of required parking spaces <u>2</u> x (9'x 20' per space)	<u>360</u>	<u>360</u>
area of pond(s), or tidal area(s) below MHW	<u>-</u>	<u>-</u>
other areas (explain) _____	<u>-</u>	<u>-</u>
Sum of features = B	<u>2080</u>	<u>2080</u>
Net Open Area (NOA) = (A - B)	<u>4580</u>	<u>4580</u>

GROSS FLOOR AREA (GFA)

accessory structure(s)	<u>32</u>	<u>32</u>
basement or cellar (area >5' in height)	<u>240</u>	<u>240</u>
1st floor (12' or less in height) NOTE: [for heights exceeding	<u>1564</u>	<u>1564</u>
2nd floor (12' or less in height) 12' see definition	<u>1163</u>	<u>1250</u>
3rd floor (12' or less in height) of STORY §200-7]	<u>-</u>	<u>-</u>
4th floor (12' or less in height)	<u>-</u>	<u>-</u>
attic (area >5' in height)	<u>-</u>	<u>-</u>
area under deck (if >5' in height)	<u>-</u>	<u>-</u>
roofed porch(es)	<u>124</u>	<u>124</u>
Gross Floor Area (GFA) = sum of the above areas	<u>3123</u>	<u>3210</u>

Proposed total change in GFA = (proposed GFA - existing GFA) = 87

Percent change in GFA = (proposed total change in GFA ÷ existing GFA) x 100 = 3 %

Existing Open Area Ratio = (existing NOA ÷ existing GFA) = 1.47

Proposed Open Area Ratio = (proposed NOA ÷ proposed GFA) = 1.43

This worksheet applies 1. plan by/dated BRUCE GREENWALD 10-1-2020
to the following plan(s): 2. plan by/dated Nº SHORE SURVEY 9-29-2020
3. plan by/dated _____

Building Official  Date 10-14-2020