

**Decision of the Newbury Zoning Board of Appeals
Under the Zoning Bylaw
Upon petition of
Kevin Hart**

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The Zoning Board of Appeals (ZBA) held a public hearing Thursday, February 5, 2015 at 7:30 p.m. at the Newbury Town Hall, 25 High Road, Newbury, MA 01951 on the petition of Kevin Hart, 77 Main Street, Byfield, MA in conformity with the provisions of the Massachusetts Zoning Act, Chapter 40 A, as amended, and the Zoning Bylaws of the Town of Newbury.

Applicant petitioned the ZBA for a FINDING for relief from section 97-6 of the Zoning Bylaws to construct a 19-foot by 16-foot two-story addition to the single-family dwelling on the property located 77 Main Street (Assessors Map U12-0-4).

Appearing in favor of the applicant was Kevin Hart and Kelly Brunelle. Appearing in opposition of the applicant there was no one.

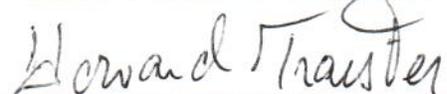
After due deliberation and consideration, the Board of Appeals voted unanimously on a motion by Eric Svahn, seconded by Rick Salmonson to GRANT the FINDING for the 19-foot by 16-foot two-story addition, as it extends the length while maintaining an existing non-conforming side yard setback and was not deemed to be more detrimental to the neighborhood.

This finding is granted with the understanding that this decision will be recorded at the Registry of Deeds in Salem, MA and that the Board of Appeals and the Building Inspector shall receive copies of the recorded document showing Book and Page of the recording prior to issuance of a building permit.

This finding is not to be construed as a sanction of the Town of any encroachments nor does it relieve the burden of the owner to obtain proper permits and approvals from all pertinent boards.

Notification is hereby given that appeals, if any, shall be made pursuant to G.L. Chapter 40A §17, as amended by Chapter 808 of the Acts of 1975, within twenty days after which this decision is filed with the Newbury Town Clerk.

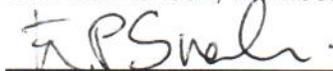
NEWBURY ZONING BOARD OF APPEALS



Howard Traister, Chairman



Rick Salmonson, Member



Eric Svahn, Member