



RECEIVED

By City Clerk at 1:20 pm, Jun 23, 2026

MEETING NOTICE

POSTED IN ACCORDANCE WITH THE
PROVISIONS OF M.G.L. CHAPTER 30A §§18-25
Version 7.1.10

ZONING BOARD OF APPEALS

Date and Time: Monday, July 23, 2026 – 7:00 pm

Location: City Hall – 62 Friend St.

The public can attend in person or view this meeting on:

- **ACTV Channel 6**
- **or the City of Amesbury Community Television Facebook Page:**
<https://www.facebook.com/AmesburyCommunityTelevision/>

Public comment can be made by:

- Attending the meeting to speak during the public comment period
- or Emailing your full name, address, and comment with the subject line PUBLIC COMMENT (and the project your comment relates to) by 3 pm on the day of the meeting to Becky Frey at freyr@amesburyma.gov. Your comment will be read aloud at the appropriate time in the agenda and entered into the public record.

Call to Order

Roll Call/Attendance

Meeting Minutes: 6/15/26

New Hearings:

1. **136 Haverhill Road** – Variance

Liam Leary and Christine Debietto have filed a **Variance** application at **136 Haverhill Road Map 83 Lot 9** pursuant to Section VI.B and Section X.I of the Amesbury Zoning Ordinance to construct a single-family home at this location. A full description of the request is included in the application.

2. **10 Portsmouth Road** – Finding

Savoie Nolan Architects LLC has filed a **Finding** application on behalf of owners **Jonathan and Michaela Stickley** at **10 Portsmouth Road Map 67 Lot 53** pursuant to Section IX Paragraph B and Section VI.B of the Amesbury Zoning Ordinance to construct an addition on the left side of a pre-existing non-conforming single family home on a pre-existing, non-conforming lot at this location. A full description of the request is included in the application.

Continued Hearings:

1. [253 Main Street](#) – Variance and Special Permit

Anthony Sorrentino has filed a **Special Permit and Variance** application to convert a pre-existing single-family home into a two-family home on a pre-existing, non-conforming lot at **253 Main Street Map 77 Lot 22** pursuant to Section XI.K1- Residential Conversions and Section VI.B and Section X.I of the Amesbury Zoning Ordinance. A full description of the request is included in the application.

2. [27 Kimball Road](#) – Comprehensive Permit

MP Properties IV, LLC has submitted an application for a **Comprehensive Permit** pursuant to **M.G.L. Chapter 40B Section 20-23**. The proposed project is to construct a 95-unit multifamily cottage rental development consisting of 1, 2, 3 bedroom units on a 9.4 acre property located at 27 Kimball Road Amesbury, MA (Map 73 and Lot 19) and within the R-40 zoning district, as shown on a plan by Allen & Major Associates, Inc. dated January 26, 2026. 25% of the proposed housing units will be deed-restricted for low or moderate income housing.

a. **Peer Review Memo Review**

Adjourn