



# CITY OF SALEM PLANNING BOARD

2016 JUL -5 P 1:48

FILE #  
CITY CLERK, SALEM, MASS

## NOTICE OF MEETING

*You are hereby notified that the Salem Planning Board will be holding a Public Hearing on  
Thursday, July 7, 2016 at 7:00pm at City Hall Annex, Room 313,  
120 Washington St., Salem, MA*

*Ben Anderson, Chair*

### REVISED\* MEETING AGENDA

#### I. ROLL CALL

#### II. REGULAR AGENDA

- A. **Location:** 14 Bertuccio Ave. (Map 24, Lot 105)  
**Applicant:** Nathan Jacobson  
**Description:** A continuance of a public hearing for a Definitive Subdivision Plan in accordance with the Salem Subdivision Regulations to allow the construction of a roadway to serve seven (7) residential lots, and a Stormwater Management Permit in accordance Sec. 37 of the Salem Code of Ordinances to allow for activity that results in a land disturbance greater than one acre.
- B. **Location:** 70-92 ½ Boston St. (Map 15, Lot 299 & Map 16, Lot 139)  
**Applicant:** 139 Grove Street Realty Trust  
**Description:** **REVISION:** The applicant requested a continuance to July 21, 2016 of the public hearing for a Site Plan Review, Flood Hazard Overlay District Special Permit, Special Permits associated with the North River Canal Corridor Neighborhood Mixed Use District in accordance with the following sections of the Salem Zoning Ordinance: Section 9.5 Site Plan Review; Section 8.1 Flood Hazard Overlay District; Section 8.4 North River Canal Corridor Neighborhood Mixed Use District; and a Stormwater Management Permit in accordance with Salem Code of Ordinances Chapter 37. Specifically, the applicant proposes the redevelopment of the former Flynnntan site consisting of removal of three structures on the property, the construction of 50 residential dwelling units within two separate buildings and a commercial retail space with parking provided on the site.

- C. **Location:** 40 Circle Hill Drive (Map 9, Lot 255; Land Court Plan 856-J, Lots 56, 57, 59 and 60)  
**Applicant:** Bartlett & Steadman Development Corp.  
**Description:** Update on the status of construction of the Circle Hill Subdivision, and vote on an extension request of the subdivision approval and Wetlands and Flood Hazard Special Permit.
- D. **Location:** 14 and 16 Alameda St. (Map 14, Lot 116 and Map 14, Lot 117)  
**Applicant:** Town and Country Homes, Inc.  
**Description:** A continuance of the public hearing for a Definitive Subdivision Plan to construct a roadway to serve two existing undeveloped lots.
- E. **Location:** 81 Highland Ave; 108 Jefferson Ave; Old Rd; 1 Dove Ave; 79 Highland Ave; 55 Highland Ave; and 57 Highland Ave (Map 24, Lots 1, 2, 88, 19, 216, 218 220; and Map 14, Lot 129)  
**Applicant:** North Shore Medical Center, Inc.  
**Description:** The applicant requested a continuance to July 21, 2016 of the public hearing for a Site Plan Review, in accordance with the Salem Zoning Ordinance: Section 9.5 Site Plan Review; and a Stormwater Management Permit in accordance with Salem Code of Ordinances Chapter 37. Specifically, the applicant proposes to construct a new Emergency Department/Inpatient Beds building, a new front Lobby expansion, renovation resulting in an addition of 119,735 square feet and repurposing of 119,734 square feet of interior space, internal driveway and parking modifications, landscape and hardscape improvements and utility infrastructure modifications to their existing campus.

### III. APPROVAL OF MINUTES

- A. June 16, 2016

### IV. OLD/NEW BUSINESS

- A. Discussion of an expanded role for the DRB

This notice posted on "Official Bulletin Board"  
City Hall, Salem, Mass. on July 5, 2016  
at 1:48 PM in accordance with MGL Chap. 30A,  
Sections 18-25.

### V. ADJOURNMENT

*Know your rights under the Open Meeting Law M.G.L. c. 30A § 18-25 and City Ordinance § 2-2028 through § 2-2033.*