



*Town of Danvers*  
**Planning Board**

Danvers Town Hall  
One Sylvan Street  
Danvers, MA 01923  
www.danvers.govoffice.com

James Sears, Chairman  
Margaret Zilinsky  
Kristine Cheetham  
William Prentiss  
Aaron Henry  
John Farmer, Associate  
Member

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**Daniel J. Toomey Hearing Room**  
**March 25, 2014**  
**7:00 p.m.**  
**MINUTES**

Margaret Zilinsky called the meeting to order at 7:00 p.m. Planning Board members Aaron Henry, Kristine Cheetham, William Prentiss, and Associate Member John Farmer were present. Planner Kate Day was also present.

**STAFF BRIEFING**

Day polled the Board regarding their availability to attend the Selectmen's meeting scheduled for May 20<sup>th</sup> for the presentation of the new housing production plan. This would be a joint meeting with the Selectmen, Danvers Affordable Housing Trust and Planning Board. Henry, Zilinsky, Prentiss and Farmer said that they were available to attend the meeting.

Day told the Board they had received the Site Plan Application for the property at 15 Cherry Street which was a commercial conversion. They had also received a Site Plan Application for a drive-through at the Dunkin Donuts on Andover Street (Route 114).

Zilinsky asked Day what was happening with the paving at the McKinnon's site. Day said that they had been put on notice six months ago when they were told to remove the asphalt they had put down. Day said that she had nudged Rich Maloney about this a few times.

Henry asked why the applicant was afraid to come before the Board, and Day responded that this would trigger Site Plan Approval. She said that they had come in once before with a beautiful plan, but they felt pressured at the meeting and thought they were not going to get approvals. Henry asked if they owned the cinderblock house on the property, and this was confirmed.

Zilinsky stated that she remembered that they had nice plans, and they were going to put an inside dumpster on the site. Prentiss said that he remembered that abutters were concerned with the truck route for deliveries.

Day said that she would let Maloney know that the Planning Board had now inquired about the status of this site.

Zilinsky said that she was upset with what they did. There was no thought about it.

Day stated that they had paved up to the property line, and water was draining onto the neighbor's property.

Nancy McCann was in the audience and stated that she had represented McKinnon's before, and she asked Day to send her an e-mail with what was happening at the site. She would try to reach out to them.

Cheetham asked Day what was happening with the crosswalk near the Port area. This had been promised when the Endicott Street Mass General facility was permitted to upgrade a crosswalk in that area. She said that she had gone to DTAC. Cheetham said that she could write another letter. It was mentioned that they did stripe the area near Rainbow Terrace. Henry asked for clarification where the crosswalk was, and Cheetham told him it was near the Foxwood School at Rainbow Terrace.

Day stated that the DPW did not want to tackle this until the bridge had been completed. Cheetham asked if they could have a letter in writing stating this would be done.

Prentiss asked what was going on with the bridge, and Day stated it was a State project and would not be completed for another two years. Prentiss felt the Liberty Street bridge was going to cause even more headaches.

Day suggested Cheetham forward another letter to Karen Nelson, the Chair of DTAC, asking for a letter that the Town was not going to schedule work on mitigation until the bridge had been completed.

## **FORM A**

**21, 35 and 55 Spring Street.** Request by St. John's Preparatory School for endorsement of Form A plan to combine three lots. (Assessor's Map 25, Lot 74 and Assessor's Map 26, Lots 166 & 167). (*Approval Not Required Action Date: April 9, 2014*)

Attorney Nancy McCann appeared before the Board on behalf of the applicant, St. John's Preparatory School. She reminded them that they had been before them previously for the STEM building. She stated that when the building permit was being pulled, they became aware of the fact that the southerly side of the parcel is made up of three separate parcels. They were here proposing to combine these parcels into one lot due to the fact that the present lot line runs right through the center of the STEM building.

Day told the Board that she had received comments from the Engineering and Building Departments, and they had no objections to this application.

Prentiss asked McCann about the easement necessary for the sidewalk near the bus area. Henry stated that when the sidewalk is moved, easements will be necessary. McCann agreed that easements would be needed, but they were going to wait until the final plans were drawn. The easements will be done at that time.

Day told McCann that the Town had received the payment of \$13,000 to do the striping of the new left hand turn lane, which had been one of the conditions of the Certificate of Action.

McCann said she would record the ANR plan in the morning if it was endorsed tonight.

**MOTION:** Henry moved to find that Planning Board approval is not required for combining the three lots into one at the property located at 21, 35 and 55 Spring Street. Prentiss seconded the motion. The motion passed by unanimous vote.

## **MINUTES**

March 11, 2014

**MOTION:** Prentiss moved to approve the minutes of March 11, 2014. Henry seconded the motion. The motion passed by a unanimous vote.

Bradstreet asked about granite blocks from the bridge on Water Street that were to have been stored on South Liberty Street. He noticed that they had disappeared. Day said she would look into this matter.

## **ADJOURNMENT:**

**MOTION:** Prentiss moved to adjourn. Henry seconded the motion. The motion passed by unanimous vote.

The meeting adjourned at 7:25 p.m.

Respectfully submitted: Francine T. Butler

The Planning Board approved these minutes on April 8, 2014.