



CITY OF SALEM
DEPARTMENT OF PLANNING AND
COMMUNITY DEVELOPMENT

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City of Salem, Massachusetts
Planning Board
Application
Special Permit
North River Canal Corridor
Mixed Used District

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DEPT. OF PLANNING &
COMMUNITY DEVELOPMENT

Applicant: High Rock Bridge Street, LLC
c/o Serafini, Serafini, Darling & Correnti, LLP
Address: 63 Federal Street

City/State: Salem, MA ZIP: 01970

Telephone: (978) 744-0212

Owner: High Rock Bridge Street, LLC

Address: 70 Walnut Street, Wellesley, MA 02481

401 Bridge Street

Location of Property: 44 Boston Street

Map 25 Lot(s): 0074 (401 Bridge Street)
15 0305 (44 Boston Street)

Project Description: The construction of a new professional office
building with retail and municipal space on the ground level,
with associated parking and landscaping, as shown on the plans
submitted herewith. Special permits are requested to allow an
individual retail use of over 3,000 sq. ft. in size as well as to
allow fences over 6 ft. in height along the property line, and
eating and drinking places within the proposed atrium.

City of Salem, Massachusetts

Planning Board

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Special Permit

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The project applied for is eligible for a Special Permit and meets all of the requirements contained within the Zoning Ordinance under Section 7-21 (e) for use as:

- ☐ Artist Space
- ☐ Residential
- ☐ Research/Light Manufacturing
- ☒ Retail
- ☒ Other Professional Office/Municipal

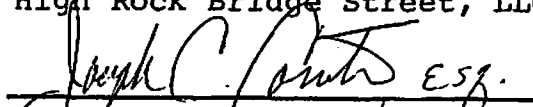
Submission Requirements:

Fifteen (15) copies of the following:

- 1) Application for NRCC Special Permit Use.
- 2) Certified Plot Plan containing:
 - a) Development Name, North Point, Boundaries and Date
 - b) All plans must be stamped and dated by an architect, registered engineer, landscape architect, or other qualified professional
 - c) Elevations of all structures
 - d) All existing features of the property relevant to the proposed project including, without limitation; any easements; water, sewer, gas and underground electrical lines; paper streets; conservation areas; wetlands or waterways; hazardous waste disposal sites or historical sites.
 - e) If offstreet parking is required by the Ordinance, certified plot plans must show layout and number of parking spaces set aside for the proposed use. Proposed parking layouts must include access ways and buffer zones.
- 3) A brief narrative identifying how the proposed development is in compliance with the *Neighborhood Master Plan for the North River Canal Corridor, October 2003*.

High Rock Bridge Street, LLC

By:



Signature of Applicant
Joseph C. Correnti, Esquire

January 5, 2010

Date

Signature of Owner (If different from above)

Date