

# GLOVSKY

*Counselors-at-Law*

Miranda P. Gooding  
mgooding@glovsky.com  
Direct Dial (978) 720-3122

August 12, 2019

## BY HAND

Planning Board  
Beverly City Hall  
191 Cabot Street  
Beverly, MA 01915  
Attention: Darlene Wynne

***Re: Planning Board Special Permit and Site Plan Review Application  
Depot II Project – 134-142-146 Rantoul Street and 1-9 Park Street***

Dear Planning Board Members:

On behalf of Depot Square Phase II, LLC, I enclose two (2) full-sized sets and ten (10) 11 X 17 sets of revised architectural drawings, entitled “Depot Square Phase II, LLC – Depot II Building” prepared by SV Design, LLC, dated June 10, 2019, amended August 12, 2019, consisting of 18 sheets in total.

These revised plans reflect the comments and feedback received from the Planning Board and members of the public during the opening public hearing in July, as well as additional comments from the Design Review Board and Planning Department staff. Highlights of the changes include the following:

(1) Reduction in Size

- Reduced scale and mass of upper stories overlooking the Park;
- Reduction in the height and massing of the prominent corner element which has been reduced to 5 stories from the original 6 story proposal;
- Unit count reduced from 115 to 111.

(2) Connection to the Park

- Redesigned courtyard feature and open stairs to encourage pedestrian access between Park and the building;
- Streetscape improvements to highlight appropriate pedestrian crossings between the plaza/sidewalk and the Park.

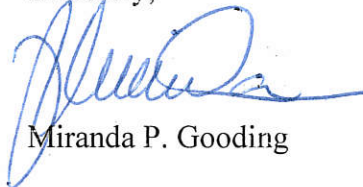
(3) Historic Aesthetic

- The prominent corner feature has been significantly revised to incorporate more historic design elements and materials which relate directly to the Post Office building, including a prominent portico entrance.

We note that these proposed design changes are still subject to further review and consultation with the Design Review Board, and that we expect further refinements to be made over the next few weeks, including the location and design of a commemorative exhibit; final material selections for the Pleasant Street and Park Street elevations; the design and location of streetscape improvements; and the final configuration of common areas and units contained within the new building, which may ultimately affect the unit count.

We look forward to presenting the application in full during the Board's August 20, 2019 meeting. Please do not hesitate to contact me if you have any questions.

Sincerely,



Miranda P. Gooding

MPG/Enclosure