



**Amesbury Technical Review Committee
March 5, 2025**

**City Hall Auditorium
62 Friend St.
9:30 am**

In attendance: Jim Wilson, Nick Cracknell, Joe Buckley, Robert Serino, Chief Nolan, Lauren Blatchford and Becky Frey
Absent:, Chief Bailey, Nipun Jain, Lisa DeMeo

Rob Serino called the meeting to order.

Work Session:

1. 26 Friend St.

Nick Cracknell commented that that this was a project that Chris Horan is working on. They are proposing a 3-story addition and adding 3 units above the existing first floor commercial space. There will be substantial alterations to the outside wall, and they will be redoing the storefront on Friend Street. They are looking to wrap the windows to the side and potentially redo the mural. This is all still conceptual. They are working to come up with conceptual designs to redo the adjacent pocket park and there is a potential to do an outdoor dining space there. They are looking at coming up with a design and applying for CPA funds to help execute it. They would include 3 parking spaces on the property. At one point they were looking at potentially 5 units, but they would have been short on parking. They are still refining the plan and this project will come to TRC when it is ready.

Presentation:

1. 5 and 9 School St.

Nick Cracknell commented that they showed a rendering to remove the 1980 additions and the Ordway could house 4 -8 units. They will encourage 4 units because an affordable unit triggers at 5 units or more. They will need to determine if they do an easement or fee for parking. 40% of the parking will stay with the city. They will need to work out snow removal. 5 School St. will either be restored or replaced in kind as a single-family home. There could be an ADU in the back. 3,000 sf of that lot will stay with the city. They have taken this to the Planning Board and worked with KP Law. The Fire Department will need to ensure everything they want to keep in those buildings are removed. They need to be sensitive to any repeaters and generators.

Chief Nolan commented that there is a city generator there. The intent was that it could go on the trailer. It is a 30-year-old generator. Joe Buckley commented that it may be too old to be worth saving. Chief Nolan noted it has been maintained. Rob



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Serino confirmed they would make sure everything they need is removed from the building.

Carol Finn commented that she has been maintaining the outside of the buildings for years. The foundation is collapsing. People should not be walking around the outside of the building.

Updates:

1. Outdoor Dining Process

Becky Frey proposed accepting outdoor dining applications at both April TRC meetings and setting submittal deadlines accordingly. After the reviews there is time to process approval letters, collect outstanding fees, and notify DPW for jersey barrier set up before outdoor dining begins on May 1st. They could require hardcopy submittals or just accept it electronically.

Rob Serino confirmed the permit timeline sounded good and noted that electronic submittal via OpenGov is fine.

Nick Cracknell commented that they have codified the process in an Ordinance this year. They have applied for grant funding to add jersey barrier sleeves, decking systems, and rubber mats to go over wires. They should hear back about that grant in mid-April. This grant will help them fabricate those products and store them. They will not have them for this season. The money they are bringing in this year will go toward the maintenance and storage of those items and jersey barriers.

2. Rocky Hill Development

Nick Cracknell commented that this was just on the agenda for an update. The TRC reviewed the development conceptually at the last meeting. We are awaiting final sign off from the State on the zoning amendment. There was a GIS mapping issue that needs to be figured out. They will likely file soon because they want to get going. They will come back formally to TRC. They are working with the design team on a one stop application for sewer, water, and traffic. This would help with traffic mitigation in the area.

Administrative:

1. Minutes 12-18-24; 1-8-25; 1-22-25; 2-5-25



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Chief Nolan motioned to approve the 12-18-24; 1-8-25; 1-22-25; and 2-5-25 TRC minutes. Seconded by Nick Cracknell. The motion passed unanimously.

2. General Communications:

There were not any general communications.

Adjournment:

Nick Cracknell motioned to adjourn the meeting at 10:37 am. Seconded by Lauren Blatchford. The motion passed unanimously.