



# MANCHESTER ESSEX CONSERVATION TRUST

Preserving natural beauty, wildlife, and  
resources at the gateway to Cape Ann

Box 1486 • Manchester, Massachusetts 01944  
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Ms. Sarah Mellish, Chair  
Manchester Zoning Board of Appeals  
Manchester Town Hall  
10 Central Street Manchester-by-the-Sea, MA 01944-1399

Re: Application for Comprehensive Permit – School Street, Manchester

May 11, 2022

Chairwoman Mellish,

Thank you for your considerable time and contributions to the ZBA Public Hearing process on the proposed SLV 40B at Shingle Place Hill.

MECT hired an architectural firm to accurately depict the "Existing" and "Proposed" view of Shingle Place Hill, using the most recent drawing provided by the applicant and Google Earth. We have recently made some of these renderings available to the public, and we wanted you and the board to have access to them in advance of tonight's meeting.

There are a few items to note:

- The renderings are up-to-date with the most recent plans, with the exception of the pumping station. Accuracy estimates are available on request.
- The renderings are from a viewpoint of a person standing on location, with an approximate 5'6" eye height. We've included a map with the locations of the viewpoints (for currently released and future views).
- The renderings do not include the landscape plantings and the extensive chain link fence because they will have little impact on the overall view of the building from these particular viewpoints.

Thank you for consideration of these materials.

Sincerely,

Patrice Murphy  
Executive Director  
Manchester Essex Conservation Trust

[pmurphy@mect.org](mailto:pmurphy@mect.org)



From School Street at Atwater intersection in Utopia Farms parking lot



From School Street at Atwater intersection in Utopia Farms parking lot



From Old School Street near kiosk and Cedar Swamp





From School Street (southbound) near Wilderness Conservation Parking Lot





From Millstone Hill





From the Monoliths





MECT Rendering locations



Applicant's rendering with annotations by MECT on height of trees and walls