



# *Planning Board*

March 8<sup>th</sup>, 2017 – 6:00 PM – **Marked Agenda**

New Bedford Free Public (Main) Library  
Public Meeting Room, 3<sup>rd</sup> Floor  
613 Pleasant Street

**Call the meeting to order 6:05 p.m.**

**Call the roll Present:** Colleen Dawicki, Chair  
Kathryn Duff  
Arthur Glassman  
Peter Cruz  
George Smith-Associate Member

**Absent:** Alexander Kalife

## **Approval of Minutes February 8, 2017**

**Minutes approved 5 – 0; Motion by Planning Board Member K. Duff, second by Board Member A. Glassman.**

Motion to take agenda out of order by Planning Board Member K. Duff, second by Board Member A. Glassman; approved 5 – 0.

## **Other:**

**1. Case 04-16 - Extension of Site Plan Approval.** Request by applicant for a one-year extension of Site Plan approval for **Case 04-16 - Renovations to YWCA Southeastern MA** for the purpose of completing capital funding of the project. Applicant's Agent: Atty. Marc Deshaies, 115 Orchard Street, New Bedford, MA 02740.  
**Approved 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

**2. Whaler's Woods Estates:** Request by applicant, Long Built Homes, Inc., for a reduction of cash surety. Applicant's agent: Atty. Lee Castignetti, Jr., Long Built Homes, Inc., 158 Charles McCombs Boulevard., New Bedford, MA 02745.  
**Approved 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

Motion to take agenda out of order by Planning Board Member K. Duff, second by Board Member A. Glassman; approved 5 – 0.

## **Public Hearings:**

**3. Case 07-17: Northside Farms Subdivision Approval Modification II** – Request by applicant for Modification of Subdivision Plan approval, from 35 to 15 lots, on a 12+/- acre site east of Acushnet Avenue, south of Phillips Road and north of Victoria Street (Map 130D, Lots 117, 379-

387, 392-419) located in the Residence A (RA) zoning district. Applicant: New Bedford Cousins, LLC, P.O. Box 36, Scituate, MA 02066.

**Request by Applicant for Continuance to April 12, 2017. Approved 5 – 0; Motion by Associate Board Member G. Smith, second by Board Member K. Duff.**

The matters listed are those reasonably anticipated by the Chair to be discussed at the meeting.

Not all items listed may, in fact, be discussed. Other items not listed may be brought up for discussion to the extent permitted by law.

Massachusetts General Laws, chapter 30A, Section 20(e) requires any person making a video or audio recording of the meeting to notify the Chair at the start of the meeting.

Motion to take agenda out of order by Planning Board Member K. Duff, second by Board Member A. Glassman; approved 5 – 0.

**4. Case 02-17: Xcel Brazilian Jiu Jitsu** - Request by applicant for Site Plan approval for new construction of a 5,200 SF gym located at the NW corner of Church and Chaffee Streets (Map 130G-1, Lots 22, 41-44) on a 27,871 SF site in the Industrial A (IA) zoning district. Applicant: Marcio Silva, 78 Moorings Road, Marion, MA 02738.

**Approved with Conditions 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

**5. Case 03-17: Apartments on the Cove** – Request by applicant for Site Plan approval for adaptive reuse from a 290,191+/- SF mill building to 195 residential apartments on a 4.2+/- acre site located at 89-93 West Rodney French Blvd (Map 15, Lot 151) in the Industrial B (IB) zoning district and West Rodney French Mill Overlay District (WRFMOD). Applicant: Erika Realty Trust, 92 Kilburn Street, New Bedford, MA 02740.

**Approved with Conditions 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

**6. Case 04-17: Apartments on the Cove** – Request by applicant for Special Permit for parking reduction on a 4.2+/- acre site located at 89-93 West Rodney French Blvd (Map 15, Lot 151) in the Industrial B (IB) zoning district and West Rodney French Mill Overlay District (WRFMOD). Applicant: Erika Realty Trust, 92 Kilburn Street, New Bedford, MA 02740.

**Approved with Conditions 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

Motion to take agenda out of order by Planning Board Member K. Duff, second by Board Member A. Glassman; approved 5 – 0.

#### **Continued Public Hearings:**

**7. Case 01-17: 100 Duchaine Blvd** - Request by applicant for Site Plan approval for new construction of a 28,000+/- SF food packaging and distribution warehouse and office building located in New Bedford Business Park at 100 Duchaine Blvd (Map 134, Lot 5) on a 7.26 +/- acre site in the Industrial C (IC), Residence A (RA), and Mixed-Use Business (MUB) zoning districts. Applicant: LOGAL, LLC, c/o Eric Costa, 89 Blackmer Street, New Bedford, MA 02744.

**Approved with Conditions 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

#### **Public Hearings:**

**Board Member Duff recused from the meeting.**

**8. Case 05-17: Bristol County Savings Bank** – Request by applicant for Site Plan approval for a drive-thru Interactive Teller Machine (ITM) on a 45,813+/- SF site at 72 North Water Street (Map 53, Lots 68, 291 & 295) located in the Mixed Use Business (MUB) zoning district, Bedford Landing Historic District, Downtown Business Overlay District (DBOD) and Central Business District (CBD). Applicant: Bristol County Savings Bank, 29 Broadway, Taunton, MA 02780.

**Approved 4 – 0; Motion by Board Member A. Glassman, second by Board Member P. Cruz.**

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**9. Case 06-17: Bristol County Savings Bank** – Request by applicant for Special Permit for Parking Reduction on a 45,813+/- SF site at 72 North Water Street (Map 53, Lots 68, 291 & 295) located in the Mixed Use Business (MUB) zoning district, Bedford Landing Historic District, Downtown Business Overlay District (DBOD) and Central Business District (CBD). Applicant: Bristol County Savings Bank, 29 Broadway, Taunton, MA 02780.  
**Approved 4 – 0; Motion by Board Member A. Glassman, second by Associate Board Member G. Smith.**

**Board Member Duff returned to the meeting.**

**10. Case 08-17: Southeastern New England Dental Group** – Request by applicant for Site Plan approval for construction of a 2,118+/- SF addition to an existing 1,322+/- SF structure on a 25, 424+/- SF site at 899 Pleasant and ES Foster Streets (Maps 58, Lots 300-302, 304 & 499) located in the Mixed Use Business (MUB) zoning district. Applicant’s Agent: Architectural Consulting Group, Inc., 2206 Acushnet Avenue, New Bedford, MA 02740.

**Request by Applicant for Continuance to April 12, 2017 Approved 5 – 0; Motion by Board Member K. Duff, second by Board Member A. Glassman.**

**Adjourn 9:00 p.m. Motion by Board Member K. Duff, second by Board Member A. Glassman; 5-0.**

Date of Next Meeting: April 12, 2017

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