



Planning Board

***AMENDED** Agenda

September 4, 2019 – 6:00 PM

***New Bedford Department of Housing & Community Development
2nd Floor Conference Room
608 Pleasant Street New Bedford, MA**

***The meeting location has been moved to The Department of Housing & Community Development Conference Room, located diagonally across the street from City Hall. The meeting has been relocated due to planned maintenance on the City Hall elevator.**

Call the meeting to order

Call the roll

Approval of Minutes

- August 7, 2019

Public Hearings

Old Business

1. **Case #19-17: 1480 East Rodney French Boulevard** – Request by applicant for **Site Plan** approval for expansion of an existing restaurant along with an expanded parking facility and outdoor entertainment area; located at **1480 East Rodney French Boulevard** (Map: 12 Lots: 77, 264, & 287-291) on a 2.55± acre site in a Mixed-Use Business [MUB] and Industrial A [IA] zoned district. Owner: GGK Realty LLC (1480 E. Rodney French Blvd. New Bedford, MA 02740) and VVK Realty, LLC (1494 E. Rodney French Blvd. New Bedford, MA). Applicant: Servedwell New Bedford, LLC (307 Smithneck Road Dartmouth, MA 02748). **Continued agenda item from June 18, 2019.**
2. **Case #19-24: Whaler's Place- Final Release of Surety** – Request by applicant for a final release of remaining funds held by the city to ensure the completion of the Whalers Place subdivision, as shown on the plan of land entitled "Whaler's Place Definitive Subdivision Plan of Land in The City of New Bedford Bristol County, Massachusetts", prepared by Prime Engineering, PO Box 1088 350 Bedford Street Lakeville, MA 02347, dated March 8, 2004, revised through May 11, 2004, and recorded with the Bristol County (S.D.) Registry of Deeds in Plan Book 154 Page 84. Applicant: Madeira Ventures, Inc (12 Ann & Hope Way Cumberland, RI 02864) and Palmer River Development Co., LLC c/o Matthew Antonio (PO Box 41 Swansea, MA 02777). **Continued agenda item from Aug 7, 2019.**

New Business

3. **Case #19-25: 209 Theodore Rice Boulevard** – Request by applicant for an **Amended Site Plan** approval for the expansion of an existing parking area; located at **209 Theodore Rice Boulevard** (Map: 136 Lot: 322) on a 212,294 SF site in a Mixed Use Business zoned district. Owner: Beta Realty, LLC (280 Ayer Road, Harvard, MA 01451). Applicant: South Coast Development, LLC (280 Ayer Road, Harvard, MA 01451).
4. **Case #19-26: The Settlement Subdivision** – Request by applicant for the extension of covenant to October 2020 for the definitive subdivision plan entitled, "Definitive Subdivision Plan of The Settlement in New Bedford, MA" prepared for DPM Development, dated March 16, 2004 as revised through September 27, 2005, by Sitec, Inc., 449 Faunce Corner Road, Dartmouth, MA 02747 (formerly located at 12 Welby Road,

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New Bedford, MA 02745). Subdivision is located on **Seth Daniel Drive** (Map 136, Lots 477-486) in the Residential A (RA) zoning district.

5. **Case #19-27: 1332 Acushnet Avenue** – Request by applicant for **Site Plan** approval for the renovation of an existing vacant portion of a building for new business use; located at **1332 Acushnet Avenue** (Map: 99 Lot: 102) on a 6,700 SF site in a Mixed-Use Business zoned district. Owner/Applicant: Paulo Marques (353 Bolton St., New Bedford, MA 02746).
6. **Case #19-28: 1332 Acushnet Avenue** – Request by applicant for **Special Permit** approval for a reduction in required parking spaces required for the renovation of an existing vacant portion of a building for new business use; located at **1332 Acushnet Avenue** (Map: 99 Lot: 102) on a 6,700 SF site in a Mixed-Use Business zoned district. Owner/Applicant: Paulo Marques (353 Bolton St., New Bedford, MA 02746).
7. **Case #19-29: Rezoning Request - 183 Washington Street** – Request by Councilor Lima, for recommendation from the Planning Board that **183 Washington Street** (Map: 36 Lot: 378) be rezoned from Residential “B” [RB] to Mixed-Use Business [MUB] in its entirety.

Other Business

- **2019 ANR Update**
- **Planning Department Update**

Adjourn

In accordance with the Americans with Disabilities Act (ADA), if any accommodations are needed, please contact **Jennifer Carloni at 508-979-1488** or (Jennifer.Carloni@newbedford-ma.gov) or **MassRelay 711**. Requests should be made as soon as possible but at least **48 hours** prior to the scheduled meeting.

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(f) requires any person making a video or audio recording of the meeting to notify the Chair at the start of the meeting.