

4/19/2018



4/19/2018 CITY CLERK

Zoning Board of Appeals

Agenda

April 23, 2018 – 6:00 PM

**New Bedford City Hall, Room 314
133 William Street New Bedford, MA**

MEETING CALLED TO ORDER

APPROVAL OF MINUTES

- February 15, 2018 meeting minutes

SCHEDULED HEARINGS

#4322 Notice is given of a public hearing on the petition of: **Louisiana Realty Trust** c/o Lesley M. Patterson & Tony Patterson (3330 Acushnet Avenue New Bedford, MA) for a **Variance** Chapter 9 Comprehensive Zoning sections 2300 (accessory building and uses), 2310 (general), 2330 (accessory structures), 2331 (private garages), 2700 (dimensional regulations), 2710 (general), 2720 (table of dimensional requirements – appendix B, side yard), 2750 (yards in residence district), and 2755 (side yard); relative to property located at **3330 Acushnet Avenue**, assessors' map 132I lot 61 in a Mixed Use Business [MUB] zoned district. The petitioners propose to erect a 14'x42' attached garage as plans filed.

#4323 Notice is given of a public hearing on the petition of: **Carlos M. Almeida** (83 Rivet Street New Bedford, MA) for a **Variance** Chapter 9 Comprehensive Zoning sections 2300 (accessory building and uses), 2310 (general), 2330 (accessory structures), 2334 (No part of such accessory buildings or structures shall be located within thirty (30) feet of the street line on which the principal structure fronts, and, if located within fifty (50) feet from the front street line of the lot, no part of such buildings or structures shall be located within twelve (12) feet of any side lot line intersecting such street. If located in excess of fifty (50) feet from the front street line, the side yard setback shall conform to the requirements of the principal dwelling). 2700 (dimensional requirements), 2710 (general), 2720 (table of dimensional requirements- appendix B- rear yard, side yard, green space-35%), 2750 (yards in residence districts), 2753 (rear yard), 2755 (side yard); relative to property located at **83 Rivet Street**, assessors' map 31 lot 163 in a Mixed Use Business [MUB] zoned district. The petitioner proposes to erect a 20'x24' accessory structure as plans filed.

#4325 Notice is given of a public hearing on the petition of: **Derek Fernandes** (67 Clifford Street, New Bedford, MA) for a **Special Permit** under Chapter 9, Comprehensive Zoning Sections 2400 (non-conforming uses and structures), 2410 (applicability), 2430 (nonconforming structures, other than single and two family structures), 2431 (reconstructed, extended or structurally changed), 2432 (altered to provide for a substantially different purpose or for the same purpose in a substantially different manner or to a substantially greater extent), and 5300-5330 & 5360-5390 (special permit); relative to property located at **67 Clifford Street**, assessor's map 110, lot 226 in a Residential-B [RB] zoned district. The petitioner is proposing to convert the office space to a studio apartment as plans filed.

#4326 Notice is given of a public hearing on the petition of: **Carlton F. Spooner, Jr.** (743 Tarkiln Hill Road, New Bedford, MA) and **Joseph L. Michaud** (324 Union Street, New Bedford, MA) for a **Variance** under provisions of Chapter 9,

Comprehensive Zoning sections 2700 (dimensional regulations), 2710 (general), 2720 (table of dimensional requirements - appendix - 8, lot frontage), 3100 (parking and loading), and 3145 (parking in front of dwelling & 18' maximum driveway width); relative to property located at **743 Tarklin Hill Road**, assessor's map 125A, lots 519, 520, 521, and 522 in a Residential-B [RB] zoned district. The petitioner is proposing to change from a single family residence to a two-family residence and reduce necessary frontage and parking location as plans filed.

OTHER BUSINESS

ADJOURNMENT

In accordance with the Americans with Disabilities Act (ADA), if any accommodations are needed, please contact **Kirsten Bryan at 508-979-1488 (Kirsten.Bryan@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.