



CITY OF NEW BEDFORD  
JONATHAN F. MITCHELL, MAYOR

# PLANNING BOARD

SUBMIT TO:  
Planning Department  
133 William Street  
Room 303  
New Bedford, MA 0274

## SITE PLAN REVIEW APPLICATION

The undersigned, being the Applicant, seeks Site Plan Approval for property depicted on a plan entitled: Proposed commercial parking lot by: Prime Engineering, Inc. dated: Feb 11, 2014

### 1. Application Information

Street Address: 211 Kempton Street

Assessor's Map(s): 58 Lot(s) 425 and 426

Registry of Deeds Book: 10970 Page: 2

Zoning District: MUB

Applicant's Name (printed): William Milbury, Trustee of 211 Law Office Realty Trust

Mailing Address: 107 Slades Corner Rd Dartmouth MA 02748  
(Street) (City) (State) (Zip)

Contact Information: 508-889-0150 george.leontire@me.com  
Telephone Number Email Address

Applicant's Relationship to Property:  Owner  Contract Vendee  Other \_\_\_\_\_

List all submitted materials (include document titles & volume numbers where applicable) below:

Cover letter, application, 6 full size and 1 reduced size sets of plans, Impact Report, deed, certified abutters list, filing fee, advertising fee, estimated site costs, signatory sheet indicating distribution to all departments

CITY CLERK'S OFFICE  
NEW BEDFORD, MA  
MAR 13 P 12:45

By signing below, I/we acknowledge that all information presented herein is true to the best of my/our knowledge. I/we further understand that any false information intentionally provided or omitted is grounds for the revocation of the approval (s). I/we also give Planning Department staff and Planning Board Members the right to access the premises (both interior and exterior) at reasonable times and upon reasonable notice for the purpose of taking photographs and conducting other visual inspections.

3/6/15  
Date

William J. Milbury PLANNING  
Signature of Applicant

MAR 13 2015

**2. Review Applicability (Check All That Apply to Your Proposal)**

**Category**

- Residential
- Commercial
- Industrial
- Mixed (Check all categories that apply)

**Construction**

- New Construction
- Expansion of Existing
- Conversion
- Rehabilitation

**Scale**

- < 2,000 gross sq feet
- > 2,000 gross sq feet
- 3 or more new residential units
- 1 or more new units in existing res. multi-unit
- Drive Thru Proposed
- Ground Sign Proposed
- Residential Driveway With > 1 curbcut

**3. Zoning Classifications**

Present Use of Premises: vacant

Proposed Use of Premises: commercial parking lot

Zoning Relief Previously Granted (Variances, Special Permits, with Dates Granted):  
none required

**4. Briefly Describe the Proposed Project:**

A commercial paved parking lot with 20 parking spaces.

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**5. Please complete the following:**

	<u>Existing</u>	<u>Allowed/Required</u>	<u>Proposed</u>
Lot Area (sq ft)	7516 SF	8000	7516 SF
Lot Width (ft)	120.93'	0	120.93'
Number of Dwelling Units	0	0	0
Total Gross Floor Area (sq ft)	0	N/A	N/A
Residential Gross Floor Area (sq ft)	0	N/A	0
Non-Residential Gross Floor Area (sq ft)	0	N/A	0
Building Height (ft)	0	100'	N/A
Front Setback (ft)	0	0	0
Side Setback (ft)	0	10'	N/A
Side Setback (ft)	0	12'	N/A

Rear Setback (ft)	0	10'	N/A
Lot Coverage by Buildings (% of Lot Area)	0	100%	0
Permeable Open Space (% of Lot Area)	100%	0	10%
Green Space (% of Lot Area)	100%	0	14.6%
Off-Street Parking Spaces	0	20	20
Long-Term Bicycle Parking Spaces	0	0	0
Short-Term Bicycle Parking Spaces	0	0	0
Loading Bays	0	0	0

**6. For commercial uses, please complete the following:**

	Existing	Proposed
a) Number of customers per day:	<u>0</u>	<u>20</u>
b) Number of employees:	<u>0</u>	<u>1</u>
c) Hours of operation:	<u>0</u>	<u>7am to 11pm</u>
d) Days of operation:	<u>0</u>	<u>Sun.- Sat</u>
e) Hours of deliveries:	<u>0</u>	<u>N/A</u>
f) Frequency of deliveries:	<input type="checkbox"/> Daily <input type="checkbox"/> Weekly <input type="checkbox"/> Monthly <input type="checkbox"/> Other: _____	

**7. Planning Board Special Permits:**

The applicant is also requesting a Special Permit from the Planning Board.

Specify the requested Special Permit(s) below, and set forth within attached Development Impact Statement how the request meets approval criteria listed in §5320 of the zoning code.

N/A  
 \_\_\_\_\_  
 \_\_\_\_\_

**8. ZBA Variances and Special Permits:**

*NOTICE: Checking below does not constitute application for a special permit or a variance. The applicant must also file the proper application form and fee with the Zoning Board of Appeals.*

The applicant is also requesting a special permit from the ZBA:

Specify zoning code section & title

N/A  
 \_\_\_\_\_  
 \_\_\_\_\_

The applicant is also requesting a variance from the ZBA:

Specify zoning code section & title

N/A  
 \_\_\_\_\_  
 \_\_\_\_\_

9. OWNERSHIP VERIFICATION

This section is to be completed & signed by the property owner:

I hereby authorize the following Applicant: William Milbury, Trustee

at the following address: 107 Slades Corner Road, Dartmouth, MA

to apply for: Site Plan Review

on premises located at: 211 Kempton Street

for which the record title stands in the name of: 211 Law Office Realty Trust

whose address is: 109 Slades Corner Road, Dartmouth, MA 02748

by a deed duly recorded in the:

Registry of Deeds of County: Bristol Book: 10970 Page: 2

OR Registry District of the Land Court, Certificate No.: \_\_\_\_\_ Book: \_\_\_\_\_ Page: \_\_\_\_\_

I/we acknowledge that all information presented herein is true to the best of my/our knowledge. I/we further understand that any false information intentionally provided or omitted is grounds for the revocation of the approval(s). I/we also give Planning Department staff and Planning Board Members the right to access the premises (both interior and exterior) at reasonable times and upon reasonable notice for the purpose of taking photographs and conducting other visual inspections.

3/6/15  
Date

William Milbury  
Signature of Land Owner (If authorized Trustee, Officer or Agent, so identify)

CITY CLERKS OFFICE  
NEW BEDFORD, MA  
2015 MAR 13 P 12:04  
CITY CLERK