



CITY OF NEW BEDFORD
JONATHAN F. MITCHELL, MAYOR

PLANNING BOARD

CITY CLERK

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

MODIFICATION - CASE 18-15

SITE PLAN REVIEW APPLICATION

The undersigned, being the Applicant, seeks Site Plan Approval for property depicted on a plan entitled: Site Plan Set 1-9 by: Sitec, Inc., 449 Faunce Corner Rd., Dartmouth dated: May 11, 2016

1. Application Information

Street Address: 139 Hathaway Road

Assessor's Map(s): 101 Lot(s) Part 14, 16 & 17, L.C. Lot 11

Registry of Deeds Book: Certificate 14729/ Bk.No. 79 Page: 461

Zoning District: Mixed Use Business/Industrial B

Applicant's Name (printed): S.B. Realty Limited Partnership

Mailing Address: 100 North street New Bedford MA 02740
(Street) (City) (State) (Zip)

Contact Information: 508-990-8883

Applicant's Relationship to Property: Owner Contract Vendee Other _____
Telephone Number Email Address

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

- SITE PLANS SHEETS 1-9
- DEED
- NARRATIVE
- BUILDING ELEVATIONS
- LIGHTING SPECIFICATIONS
- STORMWATER CHECKLIST/REPORTS

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.

5-11-16
Date

Paul Budner
Signature of Applicant

*CASE 19-16
5/13/16*

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: RETAIL, FAST FOOD, OFFICE, RESTAURANT

Proposed Use of Premises: RETAIL, FAST FOOD, OFFICE, RESTAURANT

Zoning Relief Previously Granted (Variances, Special Permits, with Dates Granted):

Case #19-10 Special Permit August 24, 2010; Case # 18-15 Special Permit September 9, 2015

4. Briefly Describe the Proposed Project:

CONSTRUCT A 7,150 SF RETAIL BUILDING WITH ASSOCIATED PARKING/LANDSCAPING WITHIN THE EXISTING PROPERTY.

5. Please complete the following:

	Existing	Allowed/Required	Proposed
Lot Area (sq ft)	10A	0	10A
Lot Width (ft)	470+-	0	470+-
Number of Dwelling Units	N/A	N/A	N/A
Total Gross Floor Area (sq ft)	N/A	N/A	N/A
Residential Gross Floor Area (sq ft)	N/A	N/A	N/A
Non-Residential Gross Floor Area (sq ft)	0	N/A	7,125
Building Height (ft)	0	110'	17.5'
Front Setback (ft)	N/A	0	76'
Side Setback (ft)	N/A	0	335'
Side Setback (ft)	N/A	0	188'

Rear Setback (ft)	N/A	10' 1 Story	N/A
Lot Coverage by Buildings (% of Lot Area)	33	0	35
Permeable Open Space (% of Lot Area)	4	0	6
Green Space (% of Lot Area)	4	0	6
Off-Street Parking Spaces	371	414	424
Long-Term Bicycle Parking Spaces	0	0	0
Short-Term Bicycle Parking Spaces	0	0	0
Loading Bays	0	1	1

6. Please complete the following:

	Existing	Proposed
a) Number of customers per day:	<u>N/A</u>	<u>150+-</u>
b) Number of employees:	<u>N/A</u>	<u>5</u>
c) Hours of operation:	<u>N/A</u>	<u>8AM-8PM</u>
d) Days of operation:	<u>N/A</u>	<u>6</u>
e) Hours of deliveries:	<u>N/A</u>	<u>8AM-8PM</u>
f) Frequency of deliveries:	<input type="checkbox"/> Daily <input checked="" 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.

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

The applicant is also requesting a variance from the ZBA:
 Specify zoning code section & title

9. OWNERSHIP VERIFICATION

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

I hereby authorize the following Applicant: SUBMITTED BY SITEC
 at the following address: 449 FAUNCE COUNBR RD DARTMOUTH
 to apply for: MODIFICATION FOR SITE PLAN
 on premises located at: 139 HATHAWAY ROAD
 in current ownership since: OCTOBER 7, 1985
 whose address is: 100 NORTH STREET, N.B.
 for which the record title stands in the name of: S.B.REALTY LIMITED PARTNERSHIP
 whose address is: 100 NORTH STREET, N. B.

by a deed duly recorded in the:

Registry of Deeds of County: _____ Book: _____ Page: _____

OR Registry District of the Land Court, Certificate No.: 14729 Book: 79 Page: 461

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.

5-11-16
Date

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