



## TAUNTON PLANNING BOARD

1298 Cohannet Street – office address

15 Summer Street – mailing address

**Taunton, Massachusetts 02780**

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*Denise J. Paiva, Secretary*

*dpaiva@taunton-ma.gov*

To view the meeting you can go to the City website, click on municipal network, then click live, and then click play. <https://cloud.castus.tv/vod/taunton> or you can attend in person. Abutters may provide input in person or by correspondence received by the Planning Board by noon on June 2<sup>nd</sup>

### TAUNTON PLANNING BOARD

#### AGENDA

**June 2, 2022 at 5:30 P.M.**

#### CONVENE:

**(meeting held at 15 Summer St, Taunton, Ma 02780 in the Chester R  
Martin Municipal Council Chambers)**

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Approve minutes of May 5, 2022

#### OLD BUSINESS

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#### NEW BUSINESS

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**Public Hearing – 73 Village Circle - Special Permit from Section 440 Attachment #1 of the Zoning Ordinance for the Renewal of an Accessory Dwelling Unit, submitted by Katelin Lima**

**Public Hearing – 40 Meeshawn Ave. - Special Permit from Section 440 Attachment #1 of the Zoning Ordinance for the Renewal of an Accessory Dwelling Unit, submitted by George Mitsiaris**

**Public Hearing - 475 Norton Ave. - Special Permit from Section 440 Attachment #1 of the Zoning Ordinance for the Renewal of an Accessory Dwelling Unit, submitted by Kevin Gomes**

**Public Hearing – Definitive Cluster Subdivision - Gracey Estates - the creation of 14 residential lots - to be located on the south side of Hodges Street, property I.D. Map 24, Lot 46, Taunton, Ma.**

**Public Meeting - A Site Plan Review -Dever Drive - Property I.D. 19-56 to allow the 180,000 q. ft. building (120,000 sq. ft. for light industrial & 60,000 sq. ft. for office space) submitted by Rhino Light Industrial Facility, owned by Taunton Dev. Corp.**

Public Meeting -A Site Plan Review- Dever Drive - Property I.D. 19-59 - to allow the 105,000 sq. ft. building (70,000 sq. ft. for light industrial & 35,000 sq. ft. for office space) on a 9.95 acre lot, submitted by Rhino Light Industrial Facility, owned by Taunton Dev. Corp.

Public Meeting – Site Plan Review - Winthrop St. - Map 76, Lot 117- to allow 3 mixed use buildings consisting of 29 residential units and 3 commercial units submitted by Brian & Barry LLC.

Public Meeting - Site Plan Review for property - 59-63 Broadway - to add auto sales for 3 vehicles to the existing auto repair center, submitted by M&M Service Center, owned by Christine Pereira.

Pubic Meeting – Site Plan Review - 150 John Hancock Road - for the addition of a 245.6’ x 60’ (14,736 sq. ft.) outdoor storage for the warehouse/distribution use and proposed incidental office with within an existing building in the Industrial district, submitted by Pool Corp., owned by Atlantic Oliver, II 150 John Hancock Road LLC

Public Meeting - Site Plan Review - 50 John Hancock Road - for the addition of 4 saw tooth loading docks and a loading ramp for the warehouse/storage and light industrial /manufacturing use within an existing building, submitted by VMD Industrial III,LLC.

Motion for Remand - Short St. – property I.D 28-62 – Special Permit for common driveway to service 3 lots - P.B. Shall issue the Special Permit per the Court Order with conditions

**APPROVED FORM A LANS**

<u>Name</u>	<u>Address</u>	<u>Lots</u>	<u>date approved</u>
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**Surrounding Town P.B Meetings (informational purposes only)**

Raynham P.B – 5-5-22 – SPR – construction of a retail motor fueling outlet

Norton P.B. – 5-10-22 – SP for 2 residential units within an existing bldg.. – 34 So. Worcester St. – Fernandes

Norton P.B. – 5-10-22 – SP & Definitive to create a residential cluster subdivision – 44 lots – Wood St. Map 24, Lots 7,9, 13, 108, 109 - Norton Land Co.

Norton ZBA. – 5-11-22 – 2 residential units within an existing bldg.. – Fernandes – 34 So. Worcester St.

Norton ZBA– 5-11-22 – 2-car garage with master bedroom above, - 34 Kensington Rd. – Azevedo

Norton ZBA – 5-11-22 – frontage variance from 150’ to 139.59; - 184 S. Washington St. – Pateuk

Easton ZBA – 5-17-22 - SP for 507 Foundry St.- for a coffee shop with a drive-thru window

Easton ZBA – 5-17-22 – SP for 507 Foundry St.- drive-thru free-standing ATJ adjacent to the bldg..

Norton P.B. – SP dec – 14 Farm Lane –

Lakeville P.B. – 5-12-22- Zoning by-laws –

Norton P.B- 5-10-22 – SP for 156 W. Main St.,- for 2 residential units within an existing bldg..  
– Orlando  
Easton P.B. & ZBA dec – 39R Poquanticut Ave. Subdivision approval –  
Norton ZBA dec – 36 Newland St. –  
Berkley P.B – 5-12-22 – Definitive subdivision – Tranquil Trail – 2 lots on 4 + acres – 115R  
So. Main St.  
Norton ZBA dec – 4-25-22 22 Reservoir St& 79 Mansfield Ave.  
Norton ZBA – dec – 4-25-22 – 20 Acre Rd. -  
Berkley P.B. – 5-19-22 – Zoning Bylaw changes –  
Lakeville ZBA – 5-19-22 - SP to add a 20' x 22' garage that would be within the setbacks –  
29 pilgrim Rd.  
Lakeville ZBA dec – 12 Bristol St. – SP granted to replace an accessory structure, a  
garage, within setbacks.  
Lakeville ZBA dec – 24 Pilgrim Rd. – SP granted to raze & re-build a single family dwelling  
on a pre-existing non-conforming lot within the setback.  
Lakeville ZBA dec – 7 Carrie St. – SP granted to construct a front & rear deck on dwelling  
on non-conforming lot.