



TAUNTON PLANNING BOARD

141 Oak Street – office address
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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 Aug. 3rd

TAUNTON PLANNING BOARD

AGENDA

August 3, 2023 at 5:30 P.M.

CONVENE:

(meeting held at 15 Summer St, in the Chester R. Martin Municipal Council Chambers, 2nd Floor, City Hall)

Approve minutes of June 1st and July 6th

OLD BUSINESS

Millview Estates – requesting to release lots 1,2,3,5,6,7 & 8 (holding 0 surety)

Brian’s Way – Request to release lot #5 – holding \$352,000 bond

Public Hearing - Remanded from Superior Court - A Special Permit from Section 440 Attachment #1 of the Zoning Ordinance for a two-family use in Highway Business District, on premises situated on Winthrop Heights Drive, Lot B - property I.D. 102-2 and 102-98

Public Hearing - Special Permit/Site Plan Review- 515 Middleboro Ave., Prop. I.D. 96-135 and 96-134 - from Section 440 Attachment #2 of the Zoning Ordinance to allow a 3,320 s. f. auto repair shop with auto sales (58 vehicles) with an updated parking layout for customers, sales, and repair storage spaces and the installation of a drainage system in the Business District , Property owned by Lillian Amaro, submitted by Andy Amaro

NEW BUSINESS

Public Hearing- A Special Permit from Section 440-201 for a common driveway to access 3 lots on Burt Street known as property I.D. Map 61, Lot 11

Public Hearing – Special Permit/Site Plan Review – 1095 County St. from Section 440 Attachment #2 of the Zoning Ordinance to allow the demolition of an existing kiosk, fuel pumps, canopy and existing car wash and construct a new 3,780 sq. ft. convenience store with drive-thru, new fueling pumps and overhead steel canopy, submitted by Kayrouz Petroleum, LLC

Public Meeting - Site Plan Review - 1141 County St. - to allow a multifamily development consisting of 286 units across 4 buildings with 475 parking spaces and 4,900 sq. ft. of a standalone retail building, submitted by Alliance Realty Partners owned by 1141 County St, LLC

Public Meeting-Site Plan Review – 68 Church Green (a.k.a. parcels 66-424 and 66-426) to allow a 30 unit residential development in the Urban Residential District, Submitted by Boston Capital Development Partners, LLC, owned by Taunton Church Green Realty, LLC.

2318 Bay St. – Request for a 6-month extension of the Special Permit - for convenience store with dru-thru, car wash and filling station

APPROVED FORM A LANS			
Name	Address	Lots	date approved
Nguyen Cuong	Burt St.	3	7/6/23
Limitless Dev LLC	225 W.Briannia St.	3	7/24/23
Eastside Dev.	So. Precinct St.	2	7/24/23

Surrounding Town P.B Meetings (informational purposes only)

Norton ZBA – 7-19-23 – variance for 13,000 sq. ft. for min. lot size- Oak St. map 115,lot 22

**Dighton ZBA dec.- SP granted for 613 Park St.- for renovate garage into pre-school
 Rehoboth ZBA – 7-20-23- variance for less frontage and a retreat lot for less than required lot size – Lot 16B, 231 Perryville Rd.**

Norton ZBA –dec – 233 W.Main St.- variance granted – 4 units

Rehoboth P.B. – 7-19-23 – Def. Sub. “Zuckerberg Meadow parcel’ – Anawan St. Map 53, Lot 46 & 765 with 8 single family house lots .

Easton P.B & ZBA – 7—24-23 – SP for mixed use of commercial & residential – 523 Foundry St.

Norton P.B. – 7-25-23 – build 3 10,100 sq.t. 24 unit apartment buildings – 0 Mansfield Ave. (map 16- 93)

Middleboro P.B. – 8-1-23 special permit for the construction of 3 warehouse bldgs.. totaling 672,800 s.f. with assoc. infrastructure on a 150 acre lot – Rte 44, Harding St.

Raynham ZBA – 8-2-23 – variance for sign greater than 15 foot in lenth – Rte 44 Hyundai – 1094 New State Highway

Raynham ZBA – 8-2-23 – Sp to allow an in-law apartment – 1 Arnold St.

Lakeville ZBA dec – SP granted for an aut service use for prop in Business zone – 5 Harding St.

Lakeville ZBA dec – Variance for a 15' x 17' addition that would extend into the side setback – 22 Crooked lane
Lakeville ZBA – 7-20-23 – SP to construct a porch, landing & existing building. – 29 staples shores Rd.
Lakeville ZBA – 7-20/23 –Variance to construct an addition that would extend into the front setback – 8 Birch St.
Lakeville ZBA – SP to construct a 10' x 12' addition,8' x 10' deck and increase in the roof pitch to allow for attic storage at 24 Beechwood Ave.
Lakeville ZBA – 7-20-23 – SP to raze dwelling & garage and build new dwelling on new foundation & new garage at 20 Second Ave.
Lakeville ZBA – 7-20-23 – appeal of Building Ins//enforcement officer relative to business activity in the residential district at 434 Bedford St.
Easton P.B dec – Def. Sub. Approved – 366 Center St.-
Easton P.B dec – Def. Sub. SP flexible development applic – 20 South St.
Berkley P.B dec – SP for construction of 2 warehouses over 20,000 sq.ft. – Myricks St. – 107-111