

MINUTES OF PLANNING BOARD PUBLIC HEARING OF SEPTEMBER 13, 2010
Proposed Zoning Amendments for Fall Annual Town Meeting
7:30 p.m., Room #315, Town Office Building, 400 Slocum Road

Planning Board Members

Mr. John V. Sousa, Chairman
Mr. John P. Haran, Vice-Chairman
Mr. Joseph E. Toomey, Jr., Clerk
Mrs. Lorri-Ann Miller
Mr. Arthur C. Larrivee

Planning Staff

Mr. Donald A. Perry, Planning Director
Mrs. Joyce J. Couture, Planning Aide

The Chairman opened at 7:30 p.m. the public hearing¹ concerning two proposed zoning articles which would amend the Dartmouth Zoning By-Laws. The first zoning article clarifies that temporary “for sale” signs and real estate development signs are allowed by right in Commercial and Industrial Districts. The second zoning article creates a new Office Industrial Zoning District for Faunce Corner Road, north of the railroad tracks, from land that is currently zoned Limited Industrial. The Office Industrial Zoning District would encourage office/medical uses and the development standards are designed to promote quality development. Allowed Uses and Special Permit Uses would be different than the Limited Industrial District.

All Planning Board members and Planning staff were present.

A motion was made by Mrs. Miller, seconded by Mr. Haran, and unanimously voted (5-0), to waive the reading of the legal notice, which appeared in The Chronicle on Wednesday, August 18, 2010, and again on Wednesday, August 25, 2010.

The Planning Director stated that legal notice was sent on August 12, 2010 to SRPEDD/SEED; DHCD Municipal Zoning and Land Use; the Planning Board’s of Fall River, Westport, Freetown, Gosnold, and New Bedford; various Town Boards and posted in the Town Office Building.

The Chairman asked for comments from the audience on Article A.

There were none.

Board member John Haran expressed his opinion on the proposed sign dimensions. He thought 8 square feet was too small.

General discussion ensued.

¹ For more information, see minutes of the Planning Board’s regular meeting of September 13, 2010

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As a result of this discussion, Board members agreed the article should be revised to show overall dimensions on signs in the Neighborhood and Limited Business Districts increased from 8 square feet to 16 square feet and the dimensions allowed for signs in the General Business District shall be revised from 8 square feet to 32 square feet.

Since the revised language is less restrictive not more restrictive, these changes are allowed and there would be no need to re-advertise for another public hearing.

The Chairman asked if there were any comments on Article B.

Attorney Anthony Savastano, Dartmouth Town Counsel, and his assistant, Brian Cruise were present to participate in the public hearing for this article. Attorney Savastano distributed a marked up version of Article B showing some suggested language changes.

Section by section, the highlighted language in question was reviewed for intent and word clarification.

Concluding review, Board members agreed with most of the constructive changes and Attorney Savastano was to make the revisions to the article and provide Planning staff with the modified Office Industrial Zoning District bylaw.

A motion was made by Mrs. Miller, duly seconded by Mr. Haran, and unanimously voted (5-0) to close the public hearing on the proposed zoning amendments at 8:55 p.m. and return to the Planning Board's regular meeting.

Respectfully submitted,
Mrs. Joyce J. Couture
Planning Aide