

**TOWN OF DARTMOUTH**  
**Office of the Zoning Board of Appeals**  
400 Slocum Road, Town Office Building, Dartmouth, MA 02747  
508-9190-1868; [zba@town.dartmouth.ma.us](mailto:zba@town.dartmouth.ma.us)  
**ZONING BOARD OF APPEALS AGENDA**  
**TIME: 6:15 P.M.**  
**Revised**

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**Meeting Date:** Tuesday, March 10, 2015  
**Location:** Room 304 - Town Office Building, 400 Slocum Road, Dartmouth, MA  
• Open Meeting- Pledge the Flag - Moment of Silence

**ANNOUNCEMENTS**

The next scheduled meeting date for the Board of Appeals is Tuesday, March 31, 2015 at 6:15 p.m.

**ADMINISTRATIVE**

- Review Administrative Minutes from February 17, 2015
- Review Administrative Minutes from February 26, 2015
- Review Minutes from (2/26/15) Case #2014-22 300 Gulf Road-Special Permit/Variance
- Review Minutes from (1/20/15) Case # 2014-42 769 State Road-Administrative Appeal
- Review Minutes from (2/17/15) Case # 2014-42 769 State Road- Administrative Appeal
- Review Minutes from (2/17/15) Case # 2015-01 583-585 State Road- Amendment/Special Permit
- Review Minutes from (2/17/15) Case #2014-49 710 State Road-Special Permit-Continued
- Review Minutes from (2/17/15) Case # 2014-50A Vacant Lot /Reed Road-Variance/Change of Use Variance-Continued

**PUBLIC HEARINGS**

**SPECIAL PERMIT CASE: 2015-2**

**Petitioner/Applicant:** James & Patricia Welsh

**Representative:** James & Patricia Welsh

**Subject Property:** 26 Bridge Street

The Petitioner is seeking a Special Permit to build a covered porch 7'x13'x10' with stairs extending another 5'. The porch will be built using shingles, wood columns and stone bases for the columns. The property is located on 26 Bridge Street in the General Residence District and identified on Assessor's Map 117 as Lot 109. Information is on file in the office of the Board of Appeals and may be seen upon request. (Section 5.404 Setbacks) (Section 3B.202 Expansion of Non-Conforming One (1) or Two (2) Family Structures).

**VARIANCE: 2014-40 (Continued)**

**Petitioner/Applicant:** Joaquim M. Fidalgo & Melissa M. Costa

**Representative:** Thompson Farland, Inc.

**Subject Property:** 10 Thibeault Lane

Petitioner is seeking a VARIANCE to propose to raze the existing dwelling and accessory structure on the property and construct a new single family dwelling. The property is located on 10 Thibeault Lane in the Single Residence B District and identified on Assessor's Map 180 as Lot 14. Information is on file in the office of the Board of Appeals and may be seen upon request. (Section 4B.404 Setbacks)

**VARIANCE: 2014-47 (Continued)**

**Petitioner/Applicant: James Demello**  
**Representative: David Fredette, Engineer**  
**Subject Property: 13 & 21 Sunview Terrace**

Petitioner is seeking a **VARIANCE** from strict enforcement of the minimum lot size for the property located at 13 Sunview Terrace (identified on Assessors Map 117 Lot 43). The applicant is proposing to extinguish the 2,135 sq. ft. easement on 13 Sunview Terrace and transfer this land area to 21 Sunview Terrace (identified on Assessors Map 117 Lot 44). This action will result in a lot size of 13,269 sq. ft. for Lot 43 wherein 15,000 sq. ft. is required. The properties are located at 13 & 21 Sunview Terrace in the General Residence District and identified on Assessor's Map 117 as Lots 43 & 44. Information is on file in the office of the Board of Appeals and may be seen upon request. (Section 5.401 Lot Area)

**SPECIAL PERMIT CASE: 2014-49(Continued)**

**Petitioner/Applicant: SAMC Realty Trust**  
**Representative: Steven Gioiosa SITEC Engineering**  
**Subject Property: 710 State Road**

The Petitioner is seeking a Special Permit to develop a retail building of 6,000 sq. ft. with associated parking and required site development. The one-story building is planned to have up to 3 retail spaces. The property is located 710 State Road in the General Business District and Aquifer Protection Overlay District and identified on Assessor's Map 164 as Lot 21. Information is on file in the office of the Board of Appeals and may be seen upon request. (Section 20.510 Aquifer Protection District; Lot Coverage)  
(Section 20.600 Aquifer Protection District; Special Permit Uses)

**VARIANCE/CHANGE OF USE VARIANCE: 2014-50A(Continued)**

**Petitioner/Applicant: New England Amalgamated Clothing And Textile Workers Union Building Corp.**  
**Representative: Attorney Matthew J. Thomas**  
**Subject Property: 867 State Road (Reed Road)**

The Petitioner is seeking a Variance to construct a Single Family home with 200' frontage on Reed Road. The property is located 867 State Road (Reed Road) in the General Business District and identified on Assessor's Map 162 as Lot 3. Information is on file in the office of the Board of Appeals and may be seen upon request. (Section 11.200-Allowed Uses)

**Adjournment of Meeting**