

**TOWN OF SEEKONK, MA
ZONING BOARD OF APPEALS**

June 12, 2017

6:00 P.M.

**Seekonk Town Hall, 100 Peck Street, Seekonk, MA 02771
Board of Selectmen Meeting Room**

AGENDA

Type of Meeting: Regular Meeting, Public Hearings, Executive Session and Work Session if necessary

Public Hearing:

2017-37 Deloras Hoskins, 18 South Wheaton Avenue, Seekonk, MA 02771 Owner/Petitioner requesting a **Special Permit**, under Section 5.1.4 of the Town of Seekonk Zoning Bylaws for relief from the minimum lot size of 14, 400 sq ft to 12, 496.8 sq ft in order to construct a proposed 12.6' by 36.5' addition at 18 South Wheaton Avenue, Plat 4, Lot 112 in a R-1 Zone, lot, containing 12,496.8 sq ft

2017-38 Angela Amadio Sorge, 89 Chestnut Street, Seekonk, MA 02771 Owner/Petitioner requesting a **Special Permit**, under Section 5.1.4 of the Town of Seekonk Zoning Bylaws for relief from the minimum lot size of 40,000 sq ft to 24,306 sq ft in order to construct an above ground pool at 89 Chestnut Street, Plat 15, Lot 111 in an R-3 Zone, lot containing 24,306 sq ft.

2017-27 Jeffery M Banna, Norma F. Banna, Janice M Peixoto (214 Taunton Ave), Jeffery M Banna, Albert G. Banna, Norma F. Banna, Janice M Peixoto (224 Taunton Ave), 214 and 224 Taunton Avenue, Seekonk MA 02771 Owners, Cumberland Farms, Inc Attn: Ms. Kathleen Sousa, 165 Flanders Road, Westborough MA 01581 Petitioners, By Farland Corp, 401 County Street, New Bedford MA 02740, requesting a **Special Permit**, under Section 4.2.4(a) of the Town of Seekonk Zoning Bylaw to dispense fuel/gasoline at 214 Taunton Avenue, Plat 20, Lot 596 in a Local Business Zone, containing 28,314 square feet and at 224 Taunton Avenue, Plat 20, Lot 470 in Local Business Zone and R-1 Zone, containing 3 acres.

2017-28 Jeffery M Banna, Norma F. Banna, Janice M Peixoto (214 Taunton Ave), Jeffery M Banna, Albert G. Banna, Norma F. Banna, Janice M Peixoto (224 Taunton Ave), 214 and 224 Taunton Avenue, Seekonk MA 02771 Owners, Cumberland Farms, Inc Attn: Ms. Kathleen Sousa, 165 Flanders Road, Westborough MA 01581 Petitioners, By Farland Corp, 401 County Street, New Bedford MA 02740, requesting a **Variance** under Section 8.8.4.4 of the Town of Seekonk Zoning Bylaw for relief from the maximum height of a free standing pylon sign from 15' to 25' at 214 Taunton Avenue, Plat 20, Lot 596 in a Local Business Zone, containing 28,314 square feet and at 224 Taunton Avenue, Plat 20, Lot 470 in Local Business Zone and R-1 Zone, containing 3 acres.

2017-29 Jeffery M Banna, Norma F. Banna, Janice M Peixoto (214 Taunton Ave), Jeffery M Banna, Albert G. Banna, Norma F. Banna, Janice M Peixoto (224 Taunton Ave), 214 and 224 Taunton Avenue, Seekonk MA 02771 Owners, Cumberland Farms, Inc Attn: Ms. Kathleen Sousa, 165 Flanders Road, Westborough MA 01581 Petitioners, By Farland Corp, 401 County Street, New Bedford MA 02740, requesting a **Variance** under Section 8.8.4.6 of the Town of Seekonk Zoning Bylaw for relief from the maximum display size of a free standing pylon sign from 60 square feet to 116.52 square feet at 214 Taunton Avenue, Plat 20, Lot 596 in a Local Business Zone, containing 28,314 square feet and at 224 Taunton Avenue, Plat 20, Lot 470 in Local Business Zone and R-1 Zone, containing 3 acres.

2017-30 Jeffery M Banna, Norma F. Banna, Janice M Peixoto (214 Taunton Ave), Jeffery M Banna, Albert G. Banna, Norma F. Banna, Janice M Peixoto (224 Taunton Ave), 214 and 224 Taunton Avenue, Seekonk MA 02771 Owners, Cumberland Farms, Inc Attn: Ms. Kathleen Sousa, 165 Flanders Road, Westborough MA 01581 Petitioners, By Farland Corp, 401 County Street, New Bedford MA 02740, requesting a **Variance** under Section 8.8.3.3(d) of the Town of Seekonk Zoning Bylaws to allow for an additional identification sign on the western side (right side) of a proposed canopy structure at 214 Taunton Avenue, Plat 20, Lot 596 in a Local Business Zone, containing 28,314 square feet and at 224 Taunton Avenue, Plat 20, Lot 470 in Local Business Zone and R-1 Zone, containing 3 acres.

2017-31 Jeffery M Banna, Norma F. Banna, Janice M Peixoto (214 Taunton Ave), Jeffery M Banna, Albert G. Banna, Norma F. Banna, Janice M Peixoto (224 Taunton Ave), 214 and 224 Taunton Avenue, Seekonk MA 02771 Owners, Cumberland Farms, Inc Attn: Ms. Kathleen Sousa, 165 Flanders Road, Westborough MA 01581 Petitioners, By Farland Corp, 401 County Street, New Bedford MA 02740, requesting a **Variance** under Section 8.8.3.3(d) of the Town of Seekonk Zoning Bylaws to allow for an additional identification sign on the eastern side (left side) of a proposed canopy structure at 214 Taunton Avenue, Plat 20, Lot 596 in a Local Business Zone, containing 28,314 square feet and at 224 Taunton Avenue, Plat 20, Lot 470 in Local Business Zone and R-1 Zone, containing 3 acres.

2017-32 Jeffery M Banna, Norma F. Banna, Janice M Peixoto (214 Taunton Ave), Jeffery M Banna, Albert G. Banna, Norma F. Banna, Janice M Peixoto (224 Taunton Ave), 214 and 224 Taunton Avenue, Seekonk MA 02771 Owners, Cumberland Farms, Inc Attn: Ms. Kathleen Sousa, 165 Flanders Road, Westborough MA 01581 Petitioners, By Farland Corp, 401 County Street, New Bedford MA 02740, requesting a **Variance** under Section 8.8.7.1(c) of the Town of Seekonk Zoning Bylaws to allow for illumination of signs during all business hours at 214 Taunton Avenue, Plat 20, Lot 596 in a Local Business Zone, containing 28,314 square feet and at 224 Taunton Avenue, Plat 20, Lot 470 in Local Business Zone and R-1 Zone, containing 3 acres.

Regular Session:

NEW BUSINESS:

Approval of minutes from April 10, 2017, May 1, 2017 & May 15, 2017