

TOWN OF SEEKONK
Planning Board

MEMORANDUM

To: The Planning Board

From: John P. Hansen Jr., AICP, Town Planner

Date: June 4, 2012

Re: Possible Rezone – Plat 12, lots 10-17

A piece of residential land (0.58 ac) is currently up for sale at the end of Morris St (Plat 12, lots 10-17) that was previously used for a business but has been vacated for over three years. Interest has been generated to continue a business use on the land. However, based on State law it cannot retain its grandfathered right to continue as a business since it has been vacated for more than 2 years. Therefore a zone change appears necessary.

The Master Plan calls for Commercial Use of this property on the Future Land Use Map. Also, the property is surrounded by Highway Business (HB) on two sides (N & W). If the Planning Board wishes to see this property redeveloped with a business use, which would spur investment and increase the taxes, without being a drain on local services, than aiding this rezone process would be the best option.