

## **PLANNING BOARD**

### **Annual Report FY 2016**

The Seekonk Planning Board is a seven-member elected board, which implements the Town's Subdivision Rules and Regulations, ensuring that streets, sidewalks and utilities under construction in a subdivision meet the Town's specifications and standards. The Board also administers Site Plan Review as required by the Zoning By-Laws, proposes revisions to the Zoning By-laws and engages in long term planning efforts on behalf of the Town in coordination with the Board of Selectmen, other town departments and boards, state agencies and regional organizations.

Members included, Neal H. Abelson, Michael Bourque, Lee B. Dunn, Sandra M. Foulkes, Ronald Bennett, James Roach and David Sullivan, Jr. On April 5, 2016, James Roach and Lee B. Dunn were reelected to serve on the Planning Board.

April 12, 2016, the Planning Board voted to re-organize their members: Neal H. Abelson, Chairman; David Sullivan, Jr, Vice-Chairman; Ronald Bennett, Clerk; and Sandra Foulkes, Vice-Clerk.

Town Planner: John J. Aubin III

#### **Public Hearings**

September 8, 2015, the Planning Board held a public hearing to update the Zoning Bylaws to better integrate the 2014 reorganization of the by-laws and the 2015 adoption of the Groundwater Protection Overlay District.

March 8, 2016, the Planning Board held a public hearing on proposed revisions to the Zoning By-laws regarding definitions, site plan review, the use and dimensional regulations and development design standards.

The Planning Board held two (2) public hearings on proposed Definitive Subdivisions and took formal action on twelve (12) other residential developments with regard to surety amounts, covenants, and the completion of public improvements.

#### **Plan Reviews**

Plans reviewed by the Planning Board in FY 2016:

##### **Subdivisions:**

**Form A Plans:** 9 submittals reviewed; 19 new lots created.

**Preliminary Plans:** 1 submittals reviewed – Brady Estates 11 residential subdivision

**Definitive Plans:** 2 submittals reviewed;

- Curt Street Extension: 4 lots approved;
- Stone Ridge: 11 lots approved

**Total new lots created: 34**

**Site Plans:** 13 Site Plan submittals approved representing approximately 300,000 square feet of authorized new building construction, a cellular communications tower, and a large solar photovoltaic facility.

**Miscellaneous**

In addition to the above listed applications and amendments, the Planning Board and Town Planner also works on the following miscellaneous projects over the last fiscal year:

- Seekonk Bikeway 52 mile town wide bicycle plan;
- Adoption and implementation of a the Seekonk Technical Review Committee - a staff level body engaged in the review of applications before the Planning Board;
- Revision of the Zoning Board of Appeals application and application guide book;
- Preparation of amendments to the **Rule and Regulations Governing the Subdivision of Land in the Town of Seekonk**;
- Development of guidelines for the **Seekonk Economic Incentive Initiative**;
- Tax Increment Finance Agreement for 1977 Fall River Avenue between FedEx, Scannell Properties, and the Town of Seekonk;
- Development of the Seekonk Non-criminal Code Enforcement Program for fire and building code violations;
- Participated in 2 business outreach events with the Seekonk Economic Development Committee; and
- Developed a business outreach letter with the Seekonk Economic Development Committee;

More information on most of the above listed applications and items can be found on the Planning Board's webpage at:

[www.seekonk-ma.gov](http://www.seekonk-ma.gov) under Departments>Planning

The Planning Board also has a Twitter Account – twitter @seekonkplanning

Respectfully Submitted,

John J. Aubin, III

Town Planner