

TOWN OF SEEKONK

Planning Board

MEMORANDUM

To: The Planning Board
From: John J. Aubin III, Town Planner
Date: March 8, 2022
Re: February monthly report

The following departmental activity summary covers the period February 1, 2022 to February 28, 2022.

SUBDIVISIONS

- **“Elm Estates”** Preliminary Subdivision Application of **Alfred Dos Anjos** for a 4-lot Conservation Subdivision of land located at **355 Elm Street** being AP 16, Lots 11 & 172 in an R-2 Zoning District.
- ANR Application of **Manuel Campos** to divide parcel into two lots for property located at **11 Candleberry Court** being AP 24, Lot 616 in an R2 Zoning District.
- **“Berson Estates”** for proposed 13-lot residential subdivision of land located at **0 Pine Street** being AP 28, Lot 20 in an R-4 Zoning District. Roadway construction start pending.
- **Magnolia Court**, 10 Lot residential subdivision of land located off Walker Street. Roadway construction commenced.
- **Pine Brook Court** Definitive Subdivision application for development of a nine (9)-lot residential subdivision located at **0, 224 and 250 Arcade Avenue** being AP 21, Lots 18, 277 and 305 in an R-2 Zoning District. Residential construction commenced. HOA documents reviewed.
- **Farmland Estates** 12 lot residential subdivision located off Lincoln Street – sidewalk installation completed final clean up and acceptance application filing pending.
- **Kathleen Court** 16-lot residential subdivision off Lincoln Street – construction ongoing.
- **Hidden Hills** 14 lot residential subdivision off **Taunton Ave** - Roadway accepted at Fall Town Meeting request for final surety release scheduled for March 8, 2022.
- **Jacob Hill Estates** 11 lot residential subdivision off Jacob Street – acceptance application filing pending for 2021 Town Meeting (subject to final review status).
- **Pine Hill** (Jacoby Way) 9 lot residential subdivision off Newman Avenue HOA completing outstanding work required before acceptance inquiries on covenant lot received.
- **Brigham Farm III** Conservation Subdivision application of **Gary Sagar** for proposed 8-lot definitive subdivision of land located off Burnside Avenue being AP 36 lots 2 and 11 and AP 35 lot 20 conditional approval granted August 10, 2021. Execution and recordation pending setting of surety, submission of homeowner’s documents pending.
- **Winterfell** 11 lot definitive subdivision of AP 1, lot 24 off Warren Avenue. Final paving completed June 2021 acceptance application anticipated for Spring Town Meeting.
- **Stone Ridge** 11 lot definitive subdivision located off Walker Street final paving and sidewalk installation completed. Acceptance application anticipated for Spring Town Meeting
- **Brady Estates** 11 lot residential subdivision off Lake Street - Final planting and cleanup underway; acceptance application scheduled 2022 Spring Town Meeting. All known outstanding issues resolved.

SITE PLANS

- Site plan application of **Tayeh Realty** for proposed gas station and convenience store located at **155 Fall River Avenue** and **113-111 Taunton Avenue** being AP 12 lots 266 & 269 located in the Local Business Zoning District. Site plan and decision executed
- Site plan application of **Pedro Correia** for construction of a mixed industrial residential structures at **0 Perrin Avenue**, AP 31, Lot 6 in an Industrial Zoning District. TRC review conducted February 24, 2022. Planning Board review scheduled for March 8, 2022.

AMENDMENTS

- OSREC Plan draft submitted to DCR complete conditional approval issued subject to DCR requested revisions
- **Rules and Regulations Governing the Subdivision of Land in the Town of Seekonk** preliminary update review conducted with GPI Engineering and DPW
- 5-year Master Plan update drafting ongoing
 - Final element drafts Land Use and Public Service expected presentation from SRPEDD March 22, 2022
 - Master Plan Forum scheduling
 - Housing Production Plan potential FY 2023 DLTG grant submission

MISC

- Planning/ Zoning Senior Secretary: search on going
- Annual fee review completed
- **Greenbrier II** Comprehensive Permit application for proposed 240-unit multi-family residential complex – Public Hearing on-going
- Massachusetts Community One Stop for Growth Grant program application awards accepted and TAG scoping meeting held with MassDevelopment and project consultant
- Massachusetts Community One Stop for Growth Grant: Rt. 6 corridor study meeting held with potential consultant
- Attleboro Dye Works:
 - Site remediation funding by MassDevelopment utilized to remediation first settling pond
 - Coordination meeting conducted with regard to EPA Remediation grant award
 - MassDevelopment Technical Assistance Grant Funding formal documentation prepared
- Housing Choice MBTA Community Multi Family Zoning Regulations
- Municipal Vulnerability Program (MVP) final plan revisions being incorporated by project consultant
- Stormwater Advisory Committee
 - MS4 Annual Report preliminary preparation: outfall mapping, municipal property retro fit report
 - Ongoing assessment and remediation of identified and prioritized stormwater issues outfall testing pending Spring-Summer
 - Drain labels installed
 - Dog waste signage scheduled for Spring installation
 - Informational signage under development
 - Municipal system maintenance project assessment ongoing