

(CITY SEAL)  
ATTLEBORO ZONING BOARD OF APPEALS  
NOTICE OF PUBLIC HEARINGS

February 11, 2016

In accordance with the provisions of the General Laws of Massachusetts, Chapter 40A, as amended, public hearings will be held on **Thursday, February 11, 2016 at 6:30 p.m.** in the **Municipal Council Chambers** located at **Government Center, 77 Park Street, Attleboro, MA 02703**, relative to the following:

**CASE #5280:** The application of **Frederick P. Gariepy** for a special permit pursuant to §17-9.0 SPECIAL PERMITS under §17-6.0 NON-CONFORMING USES, STRUCTURES, AND LOTS to alter a pre-existing non-conforming use to allow for the construction of a residential garage; the subject premises being located at **1077 Pleasant Street**, more specifically Assessor's plat #107, lot #14A, located in the General Business and Single Residence-D zoning district.

**CASE #5281:** The application of **John & Marie Iozzo** for a special permit pursuant to §17-9.0 SPECIAL PERMITS under §17-6.0 NON-CONFORMING USES, STRUCTURES, AND LOTS to alter a pre-existing non-conforming use to allow for a single residential unit on the second floor; the subject premises being located at **181 South Main Street**, more specifically Assessor's plat #32, lot #108, located in the General Residence-A zoning district.

**CASE #5282:** The application of **John Governo** for a special permit pursuant to §17-9.0 SPECIAL PERMITS under §17-6.0 NON-CONFORMING USES, STRUCTURES, AND LOTS to alter a pre-existing non-conforming structure, as well as a variance pursuant to §17-8.9 VARIANCES from the minimum side yard setback requirement pursuant to §17-4.9 TABLE OF DIMENSIONAL AND DENSITY REGULATIONS to accommodate a second means of egress; the subject premises being located at **699 South Main Street**, more specifically Assessor's plat #22, lot #179, located in the Single Residence-B zoning district.

The applications and plans may be reviewed in the Department of Planning and Development located on the first floor of City Hall. Any person interested or wishing to be heard on the application may appear at the public hearing at the time and place designated above.

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**Keith H. Hutchings, Chairman**

PLEASE BILL TO CITY OF ATTLEBORO 508.223.2222  
PLEASE PRINT UNDERLINED WORDS IN **BOLD**  
PLEASE RUN AD ON **January 27, 2016 & February 3, 2016**



# City Of Attleboro, Massachusetts

ZONING BOARD OF APPEALS  
GOVERNMENT CENTER, 77 PARK STREET  
ATTLEBORO, MASSACHUSETTS 02703  
TEL 508.223.2222 FAX 508.222.3046

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2016 FEB 10 PM 2:12  
CITY OF ATTLEBORO  
CITY CLERK

## AGENDA

FEBRUARY 11, 2016

1. **PUBLIC HEARINGS:** DEADLINE
  - a. Frederick P. Garipey – 1077 Pleasant Street (Special Permit, Case #5280)
  - b. John & Marie Iozzo – 181 South Main Street (Special Permit, Case #5281)
  - c. John Governo – 699 South Main Street (Special Permit & Variance, Case #5282) 4/29/2016
  
2. **PUBLIC HEARINGS HELD OPEN:** DEADLINE
  - a. Windsome Realty, LLC – 96 Frank Mossberg Drive (Special Permits, Case #5276)
  - b. Azu O. C. Etoniru of E.T. Engineering – 0 Fuller Avenue (Special Permits, Case #5270)  
(See Agenda item #6a)
  - c. Bayridge Realty, LLC – Orange Street (Special Permits, Case #5273)  
(See Agenda item #6b)
  
3. **PENDING APPLICATIONS:** DEADLINE
  - a. Leslie J. Swanson – 725R North Main Street (Variance, Case #5279) 3/31/16
  - b. Alicia & Jason Cabral – 381 South Avenue (Special Permit, Case #5268) 2/17/2016  
(See Agenda item #6c, 6d)
  
4. **APPOINTMENTS TO SPEAK:**
  - a. Diane Salvatore and Curtis Sigler of AutoZone, Inc – 89 Peck Street (See Agenda item #6g, 6h)
  
5. **STAFF REPORT: TO BE E-MAILED PRIOR TO MEETING**
  
6. **CORRESPONDENCE:**
  - a. Letter from Trustee Ken Chase of Atlas Foundation, dated January 13, 2016, to Chairman Keith Hutchings of the Zoning Board of Appeals, requesting to withdraw without prejudice the Special Permits application for 0 Fuller Avenue, Case #5270. (See Agenda item #2b)
  - b. Form Z3 – Request to Withdraw Petition, submitted by Bayridge Realty, LLC, dated January 27, 2016, relative to the proposed multifamily development at 0 Orange Street, Case #5273. (See Agenda item #2c)
  - c. Letter from Senior Land Use Planner Stephanie Davies, dated January 6, 2016, to Alicia and Jason Cabral, relative to the special permit filing for 381 South Avenue. (See Agenda item #3a)
  - d. Email from Alicia Cabral of 381 South Avenue, received February 8, 2016, to Senior Land Use Planner Stephanie Davies, notifying the Board of the intent to file an RDA with the Conservation Commission. (See Agenda item #3a)
  - e. Letter and associated materials from Evelyn Staudinger, dated November 25, 2015, to the Planning Department, relative to parking concerns at the condominiums located at 95 Mechanic Street, Case #4404.
  - f. Letter from Senior Land Use Planner Stephanie Davies, dated January 27, 2016, to Jessie Murphy of Clearfloat, Inc., relative to the need to submit revised plans documenting the new parking configuration at 95 Mechanic Street.
  - g. Email from Regional Manager Curtis Sigler of AutoZone, dated January 11, 2016, to Senior Land Use Planner Stephanie Davies, relative to 89 Peck Street. (See Agenda item #4a)

- h. Email correspondence and truck turning radius plans from Regional Project Manager Curtis Sigler of AutoZone, Inc., received January 29, 2016, to Senior Land Use Planner Stephanie Davies, relative to the store located at 89 Peck Street. (See Agenda item #4a, 6g)
  - i. Letter from attorney Scott F. Lacy on behalf of David P. Boucher, dated January 14, 2016, to the Zoning Board, relative to the recording of the Special Permit issued to the "New England Sports Village" development, Case #5177.
  - j. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated January 19, 2016, to City Clerk Stephen Withers, regarding the MassDOT Section 61 Finding relative to the "SHOPS AT MAYFAIRE" development, Case #5238.
  - k. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated January 19, 2016, to City Clerk Stephen Withers, regarding foundation permits for the "SHOPS AT MAYFAIRE" development, Case #5238.
  - l. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated January 26, 2016, to City Clerk Stephen Withers, regarding revised site plans for the "SHOPS AT MAYFAIRE" development, Case #5238.
7. MISCELLANEOUS PENDING CORRESPONDENCE: NONE
8. PENDING MINUTES:
- a. November 19, 2015
  - b. December 10, 2015
  - c. January 14, 2016
9. PENDING APPEALS:
- a. Ethel M. Sandbach – 224 County Street, Case #5219 (Stanley J. Nacewicz v. City of Attleboro, et al.)
10. UPCOMING PUBLIC HEARING AND BUSINESS MEETING SCHEDULE/MISCELLANEOUS/OTHER
- a. Regular meeting scheduled on March 10, 2016
  - b. Sign Ordinance