

TOWN OF SEEKONK
Planning Board

MEMORANDUM

To: The Planning Board
From: John J. Aubin III, Town Planner
Date: August 5, 2021
Re: July monthly report

The following departmental activity summary covers the period July 1, 2021 to July 31, 2021.

SUBDIVISIONS

- **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. Request surety set July 13, 2021. Pre-construction meeting pending.
- **Magnolia Court**, 10 Lot residential subdivision of land located off Walker Street. Definitive Plan, Covenant and Decision signed, preconstruction meeting pending
- **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. Construction commenced covenant release request granted July 13, 2021. Certificate of Safe Passage pending August 10, 2021 site visit (DPW and SFD)
- **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** -Housing construction ongoing acceptance anticipated Fall Town Meeting.
- **Jacob Hill Estates** 11 lot residential subdivision off Jacob Street – acceptance application filing pending for Fall 2021 Town Meeting (subject to final review status).
- **Pine Hill** (Jacoby Way) site visit with HOA representative conducted for June 9, 2021 final punch list submitted by GPI.
- **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 continued public hearing scheduled for July 13, 2021
- **Winterfell** 11 lot definitive subdivision of AP 1, lot 24 off Warren Avenue. Final paving completed June 2021 acceptance application anticipated for Fall Town Meeting.
- **Stone Ridge** 11 lot definitive subdivision located off Walker Street final paving pending.

SITE PLANS

- **Metro Harvest, Inc.** for proposed Retail Marijuana Dispensary for the property located at **1903 Fall River Ave.** being AP 1, Lot 104 in an Industrial District. Conditional Planning Board approval and final plan executed. Construction pending.
- **965 Neon Seekonk, LLC** for construction of a gas/convenience store at **965 Fall River Avenue.**, AP 8, Lots 20, 101, 103 in a Highway Business Zoning District. TRC review conducted October 29, 2020. Construction pending.

- **Solar Therapeutics Dispensary** for proposed Retail Marijuana Dispensary for the property located at **1875 Fall River Ave.** being AP 1, Lot 104 in an Industrial District. Conditional construction pending.
- **Nina Reed Sarcastic Sweets** for outdoor seating on the property located at **184 Taunton Ave.** being AP 20, Lot 584. Reviewed by TRC July 29, 2021

AMENDMENTS

- Spring 2021 Zoning Amendments: Review of Site Plan, Industrial Land Use Table, Development and Design Standards. Adopted at June 7, 2021 Spring Town Meeting Attorney General review pending.
- OSREC Plan draft BOS/ Public Comment Period completed draft submission pending
- 5 year Master Plan update drafting ongoing
 - PB public workshop schedule set

MISC

- **Greenbrier II** Comprehensive Permit application for proposed 240 unit multi-family residential complex – Traffic study scoping meeting conducted and revised plan submitted
- FY 22 municipal bond review preparation
- Massachusetts Community One Stop for Growth Grant program application to be submitted June 4, 2021.
- Site Visit conducted AP 16, lots 10, 51, 54, and 55 for potential open space recreation acquisition
- Electronic Permitting Ener-gov – continued implementation
- Executime timesheet program testing on going
- Attleboro Dye Works:
 - Site preparation completed by DPW in anticipation of remediation work in August
 - EPA Assessment Grant closeout final phase II and III remediation plans complete
 - MassDevelopment Remediation and Brownfield Re-use grant awarded and accepted by BOS \$500,000 EPA Remediation grant awarded
 - MassDevelopment Technical Assistance Grant Funding Round application submitted August 6, 2021
- Municipal Vulnerability Program (MVP) final plan revisions being incorporated by project consultant
- Stormwater Advisory Committee
 - MS4 Annual Report completed for July 1, 2021
 - Ongoing assessment and remediation of identified and prioritized stormwater issues