



**TOWN OF DARTMOUTH**  
**Office of the Zoning Board of Appeals**  
**400 Slocum Road, Dartmouth, MA 02747**  
**508-910-1868**

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**ZONING BOARD OF APPEALS AGENDA**  
**Wednesday, March 8, 2023**  
**TIME: 6:00 P.M.**

\*\*Town Hall doors will be locked at 5:00 PM and will re-open 30 minutes prior to the first Board, Commission, Committee or any other meeting and close at 10:00 P.M.

**Meeting Date: Wednesday, March 8, 2023**  
**Location: Room 304 - Town Office Building, 400 Slocum Road, Dartmouth, MA**

Open Meeting- Pledge the Flag - Moment of Silence

**ANNOUNCEMENTS**

**The next regular scheduled meeting day for the Board of Appeals is Wednesday, March 22, 2023.**

**Public Hearings**

**SPECIAL PERMIT: ZSP-23-1**

**Petitioner/Applicant:** South Coast & Associates, Inc.  
**Owner:** SOUTH COAST INVESTMENTS  
**Subject Property:** 111 Prospect Street  
Map: 123 Lot: 80  
**District:** General Residence  
**Legal Ad Advertised:** January 19, 2023 and January 26, 2023  
**Building Commissioner:** See denial letter  
**Planning Director:** See comment  
**Board of Health Director:** See comment  
**Conservation Officer:** See comment  
**DPW:** See comment  
**MAP GEO:** N/A

The Petitioner is seeking a Special Permit to raze an existing one story dwelling with attached garage damaged by fire down to foundation and construct a new two story single family dwelling with attached garage not being built entirely inside existing footprint. Also, to relocate front entrance from Prospect Street side to the Merrimac Street side which does not comply with zoning setback and therefore extends the non-conformity. (Article 6 Section 375-6.2 B. (2) Non-Conforming Structures)

**VARIANCE: ZAV-22-9**

**Petitioner/Applicant:** Paws 'N' Play  
**Subject Property:** 562 Reed Road  
Map: 163 Lot: 19  
**District:** General Business-Aquifer Protection District Zone III  
**Legal Ad Advertised:** January 19, 2023 and January 26, 2023  
**Building Commissioner:** See denial letter  
**Planning Director:** See comment

**Board of Health Director:** See comment  
**Conservation Officer:** N/A  
**DPW:** See comment  
**MAP GEO:** Aquifer Protection District Zone III

The Petitioner is seeking a Variance for setback relief to construct an approximately 45' x 80' (4,213 sq. ft.) dog daycare building. (Article 33, Section 375-33.2 B (Minimum Setback Dimensions) (Article 43, Section 375-43.2 Variances)

**SPECIAL PERMIT: ZSP-22-13**

**Petitioner/Applicant:** Paws 'N' Play  
**Subject Property:** 562 Reed Road  
Map: 163 Lot: 19  
**District:** General Business-Aquifer Protection District Zone III  
**Legal Ad Advertised:** January 19, 2023 and January 26, 2023  
**Building Commissioner:** See denial letter  
**Planning Director:** See comment  
**Board of Health Director:** See comment  
**Conservation Officer:** N/A  
**DPW:** See comment  
**MAP GEO:** Aquifer Protection District Zone III

The Petitioner is seeking a Special Permit for lot coverage relief to construct an approximately 45' x 80' (4,213 sq. ft.) dog daycare building. (Article 28, Section 375-28.5 B (8) (B) Prohibited Uses)

**Use Variance 2022-01-Continued from November 30, 2022**

**Petitioner/Applicant:** Claudia Arsenio  
**Subject Property:** 155 Old Fall River Road  
Map: 69 Lot: 16  
**District:** Limited Industrial  
**Legal Ad Advertised:** February 9, 2022 and February 16, 2022  
**Building Commissioner:** See denial letter  
**Planning Director:** See comment  
**Board of Health Director:** See comment  
**Conservation Officer:** See comment  
**MAP GEO:** Wetlands

The Petitioner is seeking a Use Variance to construct an 80'x100' square foot structure for a marijuana manufacturing facility. (Article 4 Section 375.4.2 Applicability) (Article 4 Section 375.4.3 Special Permit Uses)

**ADMINISTRATIVE:**

- Review and Approval of Administrative Minutes of February 8, 2023
- Review and Approval of Minutes of Special Permit ZAV-22-9 (562 Reed Road)
- Review and Approval of Minutes of Special Permit ZSP-22-13 (562 Reed Road)