Zoning Board of Appeals – Minutes

January 24, 2023

Location: Town Hall Hearing Room

Time: 6:00 to 7:00pm

Board Member Attendees: Tony Carmo Alt Member, Marc Oliviera, Meghan Connolly & Lucas Tourgee

Marc Oliviera Member

Board Member Out: None - The board had a quorum.

Attendees: John McCaffery, Kennth MCauliffe, Several 16 Riverside Dr. Abutters, & Joe Malloch-Malloch Construction.

Горіс	Discussion:
Mail & Minutes	<b>6:00pm</b> - Tony Carmo opened up the meeting, introduced himself and the Board member present.
	The meeting minutes from 12/6/2022 were reviewed by the Board. T. Carmo made a motion to accept the minutes as read M. Oliviera seconded.
	<b>Bills</b> : An escrow balance request from Bristol County Wine and Spirts 128 Myricks St. Map 23 Lot 5 in the amount of \$556.08 was paid on 1/11/23.
	Correspondence: None
	Reorganize the Board: Chairman-Tony Carmo. Meghan Connolly nominated Tony Carmo as Chairman of the Board, Tony accepted.
	No other New Business came in front of the Board at this time.

John McCaffery/ Kenneth Mcauliffe 16 Riverside Dr. Map 8 Lot 98- 40A Public Hearing	6:07pm-Chairman Tony Carmo opened the 40A Public Hearing for John McCaffery/ Kenneth Mcauliffe, 16 Riverside Dr. Map 8 Lot 98 requesting a Special Permit. The newspaper ad ran in the Taunton Daily Gazette on 1/8/23 & 1/15/23. All certified mailings were mailed out to the abutters. The Newspaper article was read into the record. Several abutters were present. The applicants were not present. The Board waited until 6:10pm and then L. Tourgee made a motion to recess for 5 minutes so the secretary could contact the applicants. 6:15pm- The Board came back from recess, the applicant still was not present. M. Oliviera made a motion to continue the Hearing to March 7, 2023 at 6:00pm. L. Tourgee seconded.
Berkley Meadows, Berkley LD, LLC/ Malloch Construction Review approved plans for 40B project	<b>6:18pm-</b> Joe Malloch of Malloch Construction came in front of the Board. He brought the approved plans for 12 lots for Berkley Meadows to be signed by the Board. He told the Board the plans do not have to be recorded at this time, it is basically for Mass Housing. The water lines on Holloway St. have been completed. The Board further reviewed the existing Modification of the Comprehensive Permit and discussed. T. Carmo asked about the cisterns, Joe Malloch told the Board the cisterns have been eliminated from the plans due to the Town/ City water lines. There will be 2 fire hydrants added. The Board asked about the 40B project as far as the property not all being together. Joe Malloch told the Board there are all wetlands between Macomber St. and Oak Run, so the development is separate. T. Carmo asked if there was any other houses going in at this time. Joe Malloch said only the 12 houses will be built to complete the 40B project. M. Oliviera made a motion to sign the plans as presented. L. Tourgee seconded, the Board signed the plans.
	All Motioned the next meeting date will be March 7, 2023 @ 6:00pm.  Motion to adjourn was made by L. Tourgee @ 6:37pm
Signatures	1. Anteres Remo 2. Megana Jennolly