



City Of Attleboro, Massachusetts

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

2023 JAN 11 10:54

CITY RECEIVED
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AGENDA JANUARY 12, 2023 6:30 p.m.

1. **NEW PUBLIC HEARINGS: [LINK*](#)** **DEADLINE**
 - a. Miguel E. Cabrera – 195 Pine Street (Special Permit, Case #5652)
 - b. Luis Oliveira – 111 Juniper Avenue (Variance, Case #5653) **3/26/23**

2. **PUBLIC HEARINGS HELD OPEN: [LINK*](#)**
 - a. Canna-Farm, LLC – 1 Turner Street (Special Permit, Case #5650)
 - b. 42 County Street, LLC – 42 County Street (Special Permit & Variance, Case #5651) **2/23/23**
 - c. W.B. Construction & Development, Inc. – 0 County Street (Special Permit & Variance, Case #5647) **1/22/23**
 - d. Laurel Knoll Land Trust – 0 MacDonald Lane (Special Permit, Case #5646)
 - e. Abram Agayby – 289 County Street (Special Permit, Case #5639)
 - f. Thomas O. Castro – Thacher Street and Cypress Road (Special Permit, Case #5621)

3. **PENDING APPLICATIONS: NONE SCHEDULED**

4. **APPOINTMENTS TO SPEAK:**
 - a. Attorney Edward Casey – 220 O’Neil Boulevard, Case #5556

5. **STAFF REPORT: TO BE E-MAILED**

6. **CORRESPONDENCE: [LINK*](#)**
 - a. Response comments submitted by Joey Fonseca of Bohler Engineering, dated December 19, 2022, to the Zoning Board, relative to the special permit and variance application of 42 County Street, LLC for 42 County Street, Case #5651. (See Agenda #2b) (hardcopies for distribution)
 - b. Memorandum from attorney Jack Jacobi of Coogan Smith, LLP, dated December 27, 2022, to the Zoning Board of Appeals, providing justification for the grant of the requested variances for the special permit and variance application of 42 County Street, LLC for 42 County Street, Case #5651. (See Agenda #2b)
 - c. Revised site plan submitted by William Blais of OHI Engineering, Inc., received January 5, 2023, to the Zoning Board, relative to the special permit and variance application of W.B. Construction & Development, Inc. for 0 County Street, Case #5647. (See Agenda #2c) (hardcopies for distribution)
 - d. Email from Abram Agayby, received January 9, 2023, to Senior Land Use Planner Stephanie Davies, requesting a continuance relative to his special permit application for 289 County Street, Case #5639. (See Agenda #2e)
 - e. Response comments and revised plan submitted by Bryan J. Weiner of Dunn McKenzie, Inc., dated December 27, 2022 (received January 5, 2023), relative to the special permit application of Thomas O. Castro for Thacher Street and Cypress Road, Case #5621. (See Agenda #2f)
 - f. Letter from attorney Edward Casey of Coogan Smith, LLP, dated December 12, 2022, to Chairwoman Catherine Merkle of the Zoning Board, regarding proposed alterations to fencing relative to the decision issued to 220 ONEIL, LLC for 220 O’Neil Boulevard, Case #5556. (See Agenda #4a)
 - g. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated December 16, 2022, to City Clerk Kathleen Jackson, granting an extension of time to act on the special permit decision issued to Scott E. Glennon, Trustee for 145 Pleasant Street, Case #5587.

- h. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated December 19, 2022, to City Clerk Kathleen Jackson, regarding the revision to special condition #11 in the decision issued to Aspen Blue Cultures, Inc. for 40 Forest Street, Case #5455.
- i. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated December 19, 2022, to City Clerk Kathleen Jackson, regarding the revision to special condition #11 in the decision issued to Aspen Blue Cultures, Inc. for 40 Forest Street, Case #5456.
- j. Certificate of Vote from Zoning Board Clerk Lauren Stamatis, dated December 19, 2022, to City Clerk Kathleen Jackson, regarding the revision to special condition #13 in the decision issued to Aspen Blue Cultures, Inc. for 40 Forest Street, Case #5484.

7. MISCELLANEOUS PENDING CORRESPONDENCE: NONE

8. PENDING MINUTES:

- a. December 15, 2022

9. PENDING APPEALS:

- a. Mark Rioux – 4 Stead Avenue, Case #5462 (Mark Rioux, v. City of Attleboro, et al.)
- b. Green River Cannabis Co., Inc. – 1815 County Street, Case #5502 (Green River Cannabis Company, Inc. v. City of Attleboro Zoning Board of Appeals and its Members)
- c. Maged Youseff, Trustee – 72 & 80 Pleasant Street, Case #5588 (Maged Youssef, Trustee of the Maged Realty Trust v. Attleboro Ice & Oil Co., Inc., Kenneth Errington, William A McDonough, Building Inspector, and Attleboro Zoning Board of Appeals and its members)

10. UPCOMING PUBLIC HEARING AND BUSINESS MEETING SCHEDULE/MISCELLANEOUS/OTHER

- a. Regular Meeting: February 9, 2023
- b. Regular Meeting: March 9, 2023

*Digital access links are taken down the day after the meeting. For access after that time, please make a request by emailing planning@cityofattleboro.us or stopping by the Office of Planning and Development during normal business hours.