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Jacqueline A. Brown
Town Clerk

TOWN OF FREETOWN

MEETING NOTICE/LIST OF TOPICS

PLEASE TYPE OR PRINT LEGIBLY

Name of Board or Committee: Planning Board

Date & Time of Meeting: Tuesday, February 16 2016 at 6:00 PM
Place of Meeting: Freetown Senior Center, 1st Floor, 227 Chace Rd, Freetown MA

Lauren Moreau 2/1/16
Lauren Moreau **Planning Technician**

Canceled/Postponed to: _____

_____
Clerk/Board Member canceling/postponing meeting

LIST OF TOPICS

1. In accordance with the Massachusetts General Laws Chapter 40A Section 10 and the Town of Freetown Protective Bylaws, Article 11 Section 20 and Town of Freetown Protective Bylaws, Article 11 Section 23, the Planning Board, acting as the Special Permit Granting Authority and the Site Plan Review Authority, will hold concurrent public hearings to review the applications of **LIT Industrial Limited Partnership** for property located at 0 Route 24/Innovation Way Assonet, MA (Assessors Map 236, Lot 6). The Town of Freetown Planning Board will conduct the concurrent public hearings at **6:00 p.m.** to act on the petitions of **LIT Industrial Limited Partnership** of 1717 McKinney Ave. Dallas, TX. The petitioner is requesting a **special permit** for multiple signs for the subject property, as well as site plan approval for modified plans.

The applicants are requesting a special permit for a number of signs that exceed the number and size allowed by the Sign Bylaw. Article 11, Section 11.20 C (6) states that Planning Board, serving as Special Permit Granting Authority may issue permits for more or larger signs than are provided for in the Bylaw if it is determined that the building architecture, location, or nature of the establishment is such that the signs should be permitted in the public interest. In addition to seeking special permits for larger signage, the applicant is also seeking permits for signs that are internally illuminated, for an additional free standing sign, and for a larger wall sign that what is allowed.

The same applicant has also submitted a site plan review application and revised plan entitled **Preliminary and Final Site Plan Application, Innovation Way Warehouse,** revised through 1/15/16 which shows the construction of a proposed **1,016,041 sq ft warehouse, approx. 392,706 sq ft of which is to be located in Freetown. Projects including building(s) that exceed a combined gross of 10,000 sq ft of floor area require site plan approval, which was originally granted by the Planning Board at a public hearing held on 8/18/15, with subsequent modifications approved at a public hearing on 10/26/15.** The newly proposed modifications include the addition of 15 loading docks, relocation of parking spaces, and the addition of 5,413 sf of impervious area. The project is located on Assessors Map 236 Lot 6 in the General Use and Science and Technology Overlay District in Freetown, as well as on Assessor's Plats W-19 Lot 183 and Z-05 Lot 5 in Fall River, having an address of 1180 Innovation Way, Fall River, MA. A copy of the applications, site plan, and signage plans may be viewed at the Planning Board Office and Town Clerk's office during normal Town Hall hours. All persons, parties or corporations interested therein may appear and be heard in relation thereto.

2. Old Business

3. Review of prior meeting minutes

4. Any other business properly to be considered by the board