



TOWN OF DIGHTON

PLANNING BOARD
979 SOMERSET AVENUE
DIGHTON, MA 02715
Tel: (508) 669-6431, Ext. 114
Fax: (508) 669-4509

Jeff Carvalho, Chairman
Daniel Higgins, Vice Chairman
Christopher Cunha, Clerk
Joseph Figueiredo, Member
Robert J. Woods, Member

RECEIVED

Town Clerk-Dighton, MA

AUG 22 2023

Time: 12:35 PM

By: J.C.

LEGAL NOTICE
DIGHTON PLANNING BOARD
September 20, 2023 at 7:00 PM
Old Town Hall
1111 Somerset Avenue
Dighton, MA 02715

Notice is hereby given the Dighton Planning Board will conduct a Public Hearing on the Special Permit Application by James Logan for approval of the creation of one (1) Retreat Lot located at 0 Prospect Street, being shown as Assessors Map 4, Lot 37, pursuant to Sections 5090 and 5300 of the Town of Dighton Zoning Bylaws.

Copies of the application and plan may be viewed in the Planning Board office during normal business hours or requested by email at keasterday@dighton-ma.gov. Any person wishing to be heard on the above application should appear at the time and place designated for the public hearing.

DIGHTON PLANNING BOARD
Jeff Carvalho, Chairman



TOWN OF DIGHTON

PLANNING BOARD
979 SOMERSET AVENUE
DIGHTON, MA 02715

09-23

PETITIONER:

NAME:

JAMES LOGAN

ADDRESS:

2187 PLEASANT ST DIGHTON MA 02715

LOCATION (from Assessors' Office)

PLAT AND

LOT NOS.

21814/309

map 4, Lot 370

PRESENT

ZONING

RESIDENTIAL

First Record Date

Planning Board Use Only

DATE OF THIS

DOCUMENT

4/14/23

FILE:

TITLE:

APPLICATION FOR SPECIAL PERMIT

File two (2) completed copies of this application. One (1) copy with the Planning Board and one (1) copy with the Town Clerk in accordance with the Zoning Bylaws. The filing fee as calculated by Appendix A, made payable to the Town of Dighton.

To the Dighton Planning Board:

PROJECT NAME:

JAMES LOGAN RETREAT LOT

SUBJECT PROPERTY ADDRESS:

0 Prospect St

ASSESSOR'S MAP/LOT(s):

21814/309

ALL APPLICABLE ZONING DISTRICT:

Residential

TITLE OF PLAN:

PLAN DATED:

4 23

DESCRIBE WHAT IS PROPOSED FOR THIS PROPERTY:

WE WOULD LIKE TO BUILD A SINGLE FAMILY HOME ON 9.2 ACRES OF LAND WITH 80+ FEET OF FRONTAGE

STATE THE EXACT NATURE OF ACTION OR RELIEF REQUESTED BY THIS APPLICATION AND CITE THE APPLICABLE BYLAW(s) AND/OR BYLAW SECTION(s):

DESCRIBE HOW THIS APPLICATION MEETS THE CRITERIA FOR A SPECIAL PERMIT AS DESCRIBED IN THE APPLICABLE SECTION(s) OF THE DIGHTON ZONING BYLAWS:

THE UNDERSIGNED HEREBY CERTIFIES THAT THE INFORMATION ON THIS APPLICATION AND PLANS SUBMITTED HERewith IS CORRECT, AND THAT THE APPLICATION COMPLIES WITH ALL APPLICABLE PROVISIONS OF STATUTES, REGULATIONS AND BYLAWS TO THE BEST OF HIS/HER KNOWLEDGE.

THE ABOVE IS SUBSCRIBED TO AN EXECUTED BY THE UNDERSIGNED UNDER THE PENALTIES OF PERJURY IN ACCORDANCE WITH M.G.L. Ch. 268, §1-A.

Received by the Planning Board:

Date: _____

Time: _____

Signature: _____

RECEIVED
Dighton Planning Board

Town Clerk-Dighton, MA

Received by the Town Clerk:

Date: _____

Time: _____

Signature: _____

By: S.C.

Applicant's Name

Applicant's Address

Applicant's Phone #

Signature: _____

Owner's name, address and signature for authorization
(if other than applicant)

Owner's Name

Owner's Address

Owner's Phone#

Signature: _____

James Logan

2187 pleasant st

Dighton Ma

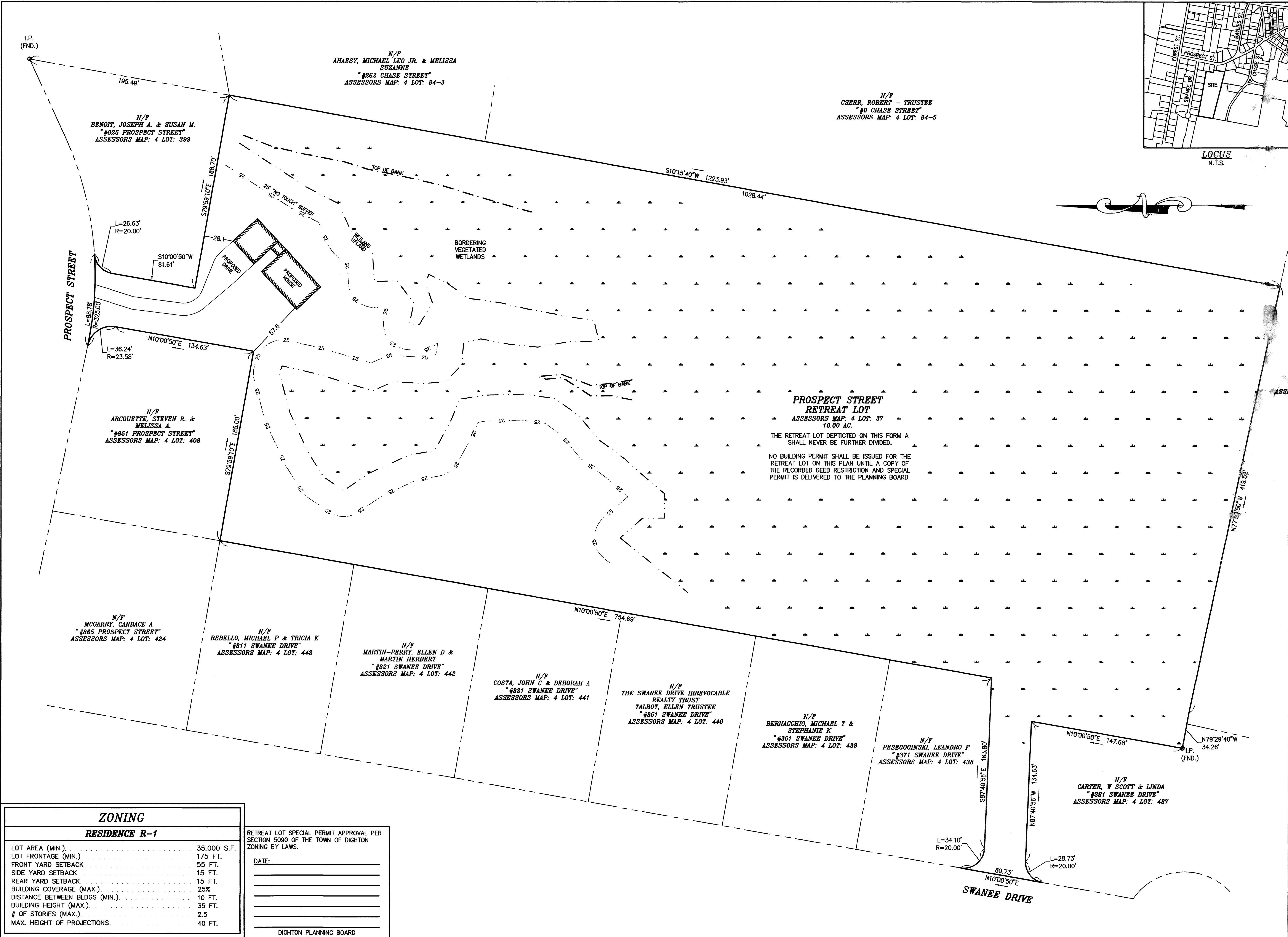
774 707 4013

[Signature]

Checklist of items to be submitted with application.

1. ☒ Application Form (x2)
2. ☒ Application Fee (please refer to Fee Schedule)
3. ☒ Project Review Fee (please refer to Fee Schedule) & Completed W-9
4. ☒ Tax Status Application Form
5. ☒ Plans (See applicable Zoning Bylaws for Specific Requirements)
6. ☒ Certified Abutters List
7. ☒ Completed Receipt for Special Permit Application/Site Plan Review (within 3 working days of the submittal date)

Stnr44@dnr.com



FOR REGISTRY USE ONLY

I CERTIFY THAT THIS PLAN HAS BEEN PREPARED IN CONFORMANCE WITH THE RULES AND REGULATIONS OF THE REGISTRY OF DEEDS.

PAUL J. BABINEAU
No. 45915
REGISTERED PROFESSIONAL LAND SURVEYOR

8-14-23
DATE PROFESSIONAL LAND SURVEYOR

OWNER & APPLICANT

JAMES LOGAN
2187 PLEASANT STREET
DIGHTON, MA 02764

ASSESSORS MAP: 4 LOT: 370
DEED BOOK 27836 PAGE 78

RETREAT LOT SPECIAL PERMIT FORM A PLAN OF LAND

OFF PROSPECT STREET

IN DIGHTON MASSACHUSETTS

Outback Engineering Incorporated

165 EAST GROVE STREET
MIDDLEBOROUGH, MA 02346
TEL: (508)-946-9231
www.outback-eng.com

DATE: AUGUST 14, 2023

DRAWN BY: J.E.Y. CHECKED BY: J.A.Y.

SCALE: 1"=40' SHEET 1 OF 1

0' 40' 80' 120'

0E-3953

ZONING	
RESIDENCE R-1	
LOT AREA (MIN.)	35,000 S.F.
LOT FRONTAGE (MIN.)	175 FT.
FRONT YARD SETBACK	55 FT.
SIDE YARD SETBACK	15 FT.
REAR YARD SETBACK	15 FT.
BUILDING COVERAGE (MAX.)	25%
DISTANCE BETWEEN BLDGS (MIN.)	10 FT.
BUILDING HEIGHT (MAX.)	35 FT.
# OF STORIES (MAX.)	2.5
MAX. HEIGHT OF PROJECTIONS	40 FT.

RETREAT LOT SPECIAL PERMIT APPROVAL PER SECTION 5090 OF THE TOWN OF DIGHTON ZONING BY LAWS.

DATE: _____

DIGHTON PLANNING BOARD