

Memorandum

Date: October 8, 2019

To: Town of Fairhaven Planning Board

From: Carricorp Industries LTD

RE: Request to modify order of conditions of previously approved Special Permit

1. The Fairhaven Conservation Commission approved a field modification on October 3rd 2019 of a previously approved order of conditions for First Defense, Model FD-3HC units as a substitute for Stormceptor 450i units so long as the Planning Board also approves. Carricorp Industries is seeking a similar approval from the Planning Board and that Condition #17 of the special permit reflects this updated storm water unit. Please see the enclosed detail from the manufacturer, SITEC (project site designer & engineer), and the Conservation Commission.
2. Carricorp Industries has previously received a special permit and an approved site plan review from the Town of Fairhaven for a Gas Station and Convenience Store with a drive-through (see enclosed detail). Condition #7 of the Special Permit has hours of operation from 5AM to 11PM with drive-through hours of 6AM to 8PM. After several discussions with the site operating and coffee partner, Carricorp Industries is requesting that the store hours of operation change from 4AM to 11PM and that the drive through hours be increased to 4AM to 9PM. The coffee partner has been operating in Fairhaven under similar hours for many years and is currently operating under similar hours at their new store.

Discussion Related:

3. Condition #6 of the previously approved special permit requires that Carricorp Industries deed to the Town of Fairhaven a 17ft swatch of land for a potential expansion of Bridge Street from Map 30A Lots 86B, 87A, and 87. After discussions with MA DOT through a MEPA ENF review and a MA DOT Curb Cut permitting process, the expansion of Bridge Street would only require 10 ft. Therefore, Carricorp Industries is seeking to amend this condition to establish a Memorandum of Understanding agreement with the Town of Fairhaven for a future deed of land (maximum 17 ft.) for the expansion of Bridge Street. Creating a MOU versus deeding the land will allow for further discussion and review of this expansion.

Furthermore, in order to accomplish Condition #6, Carricorp Industries needs to finalize the previously approved Form B subdivision Plan with a Definitive Form C approval. The Form C will allow the three lots held in different ownership Map 30A Lot 86B, 87A, and 87 to be combined into two lots.