



**City of New Bedford**  
**Department of City Planning**

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**MAYOR**  
JON MITCHELL

**PLANNING DIRECTOR**  
TABITHA HARKIN

February 19, 2020

Councilor Hugh Dunn, Chairman  
Committee on Ordinances  
133 William Street  
New Bedford, MA 02740

**RE: PARKING LOT SURFACES**  
**CASE #20-08 Ordinance Amendment Parking Lot Surfaces**

Dear Chairman Dunn:

This is to advise you that the Planning Board public hearing regarding an ordinance amendment relative to alternative material for parking/loading spaces scheduled for February 12, 2020 **has been continued to the March 11, 2020 meeting**. The hearing was postponed because the Board did not have ample time to hear the case.

The proposal is a request by City Councilors Linda Morad and Joseph P. Lopes for the Planning Board to review and make a recommendation to the City Council for its consideration of amending City of New Bedford Zoning By-Laws, Chapter 9-Comprehensive Zoning to Chapter 9, Section 3147, Relative to alternative material for parking lots:

**Ordinance Amendment:**

The proposed text amendments are related to the surfacing of parking spaces, loading areas, berths and access drivers. Currently section 3147 reads as follows:

All parking spaces and loading areas or berths in the open-air and the access drive or aisles, shall be provided with a concrete or asphalt surface. Compacted gravel or stone shall be permitted only for single- or two-family residential dwellings.

The proposal would amend the section to read:

For any development under Site Plan review, the Planning Board may determine that an alternate surface proposed on plans submitted for Site Plan review is suitable based on the scope, use, character and nature of the property served by the subject parking or loading area and that the proposed surface is appropriate based upon its relationship to the character and nature of the neighborhood in which the particular property is located. The Planning Board may impose any reasonable conditions on the approval of any alternative surface. The cost of different materials may not be considered as a factor in the Planning Board's determination of suitability.

**Input from Other City Departments:**

The rezoning request was developed with the input of City Solicitors, DPI, Department of Health, Conservation and City Planning, in a series of in person meetings and editing calls. They have lent their support to the language as it reads.

Per the MGL statute, the board has 65 days to hear the proposal from the date that it was referred, January 23, 2020. After this item is heard at the March 11 meeting, a Planning Board recommendation will be provided to the City Council.

Sincerely,

A handwritten signature in black ink, appearing to read 'TH', is written over the printed name of Tabitha Harkin.

Tabitha Harkin, LEED AP ND  
Director of City Planning

encl. Staff Report

cc. Christina Connelly, COO  
Danny Romanowicz, Building Commissioner

Mikaela McDermott, City Solicitor  
Dennis Farias, City Clerk