



PEABODY CITY COUNCIL

Ward Councillors

Craig S. Welton, Ward 1
Peter M. McGinn, Ward 2
Stephanie R. Peach, Ward 3
Julie K. Daigle, Ward 4
David R. Gamache, Ward 5
Mark J. O'Neill, Ward 6

Councillors at Large

Thomas L. Gould
Anne M. Manning-Martin
Ryan Melville
Thomas J. Rossignoll
Jon G. Turco

Clerk of Council

Allyson M. Danforth

City Hall
24 Lowell Street

978-538-5756
cityclerk@peabody-ma.gov

Special Permit #22

Map 094 Lot 007H

July 18, 2022

Building Inspector
City Hall
Peabody, MA

Dear Sir:

At a Regular Meeting of the Peabody City Council held on Thursday evening, July 14, 2022, the following Special Permit was approved:

P495-22 COUNCILLOR MCGINN – BE IT ORDERED by the City Council of the City of Peabody that the Special Permit application from Southcoast Moving, Storage & Property Management, 445-447 Bolton Street, New Bedford, MA for a Special Permit requesting to use a portion of the premises as a warehouse at 119 Rear Foster Street, Building 4, Peabody, MA as filed in accordance with Sections 4.2.5, 6.1 and 15.7 of the Peabody Zoning Ordinance be approved based on the following reasons and subject to the following conditions:

Reason: The City Council has determined that the application as submitted and approved meets the general requirements of Section 6.1 of the Peabody Zoning Ordinance, specifically, 6.1.2 which satisfies a desirable local need, that its design and appearance will not be injurious to the established or future character of the vicinity and the neighborhood, and that said approval is in harmony with the general purpose and intent of the Zoning Ordinance of the City of Peabody.

Conditions:

1. In accordance with the application, business hours of operation shall be Monday through Friday, 8:30 a.m. to 4:30 p.m. by appointment with no weekend hours.
2. Warehouse space shall not exceed the approximate 1, 000 square feet noted in the application.
3. As per the application, there shall be no on-site staff, no vehicles parked overnight, and no trucks stored on the premises.
4. To the extent the site is involved in the eviction business, the site will be licensed by the Office of Public Safety and Inspections.
5. In accordance with the application, all storage shall be indoors with no outdoor storage permitted.
6. The applicant will engage with the property owner to ensure the adequacy of dumpster space.
7. The applicant shall submit an Integrated Pest Management Plan to the Health Department.

(Carried 10-0, 1 absent)

NOTICE OF DECISION: IN ACCORDANCE WITH CHAPTER 40A, SECTION 17 OF THE MASSACHUSETTS GENERAL LAWS, AN APPEAL OF THIS DECISION MUST BE FILED WITHIN TWENTY (20) DAYS FROM THE DATE OF FILING OF SAID DECISION WITH THE APPROPRIATE COURT AND OFFICE OF THE CITY CLERK.



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IF SAID SPECIAL PERMIT WAS APPROVED, YOU MUST OBTAIN A CERTIFIED COPY OF THE SPECIAL PERMIT FROM THE OFFICE OF THE CITY CLERK, AND A BUILDING PERMIT MUST BE APPLIED FOR AND ISSUED BY THE INSPECTOR OF BUILDINGS AFTER THE TWENTY DAY APPEAL PERIOD HAS EXPIRED.

IF THE 20TH DAY FALLS ON A WEEKEND DAY (SATURDAY OR SUNDAY), THE NEXT BUSINESS DAY IS CONSTITUTED AS THE 20TH DAY. SAID SPECIAL PERMIT MUST BE EXERCISED WITHIN TWO YEARS FROM THE DATE OF TIME STAMP WITH THE OFFICE OF THE BUILDING INSPECTOR. IF NOT, SAID SPECIAL PERMIT SHALL EXPIRE.

THERE SHALL BE NO TRANSFER OF THIS SPECIAL PERMIT UNTIL WRITTEN APPROVAL OF THE SAME IS OBTAINED FROM THE SPECIAL PERMIT GRANTING AUTHORITY, OR ITS DESIGNEE.

A COPY OF YOUR SPECIAL PERMIT MUST BE POSTED UPON THE BUSINESS PREMISES IN A CONSPICUOUS PLACE VISIBLE TO THE PUBLIC AT ALL TIMES.

THE LAST DAY TO FILE AN APPEAL IN ACCORDANCE WITH MASSACHUSETTS GENERAL LAWS, CHAPTER 40A, SECTION 17, IS AUGUST 8, 2022.

IF THE SAID SPECIAL PERMIT WAS APPROVED, YOU CAN OBTAIN A BUILDING/OCCUPANCY PERMIT FROM THE BUILDING INSPECTOR ON AUGUST 9, 2022, IF NO APPEALS ARE FILED. IT IS REQUIRED THAT SAID PERMIT BE OBTAINED FROM THE BUILDING INSPECTOR, AND A CERTIFICATE OF BUSINESS BE OBTAINED FROM THE CITY CLERK IN ORDER TO COMPLETE THE SPECIAL PERMIT REQUIREMENTS.

PEABODY CITY COUNCIL
COUNCILLOR RYAN MELVILLE
CITY COUNCIL PRESIDENT

Allyson M. Danforth
City Clerk

cc: Planning Board, Community Development Department, Police Department,
Human Services Department