



CITY OF SPRINGFIELD

City Clerk's Office April 18, 2012

Hearings Meeting Agenda~

I hereby notify you that at twelve o'clock noon today the following items of business had been filed with this office and can be acted upon at the meeting in City Council Chambers, Room 200 at City Hall, 36 Court Street **Monday evening April 23, 2012** at 07:00 PM according to Section 12, Rules and Orders of the City Council.

City Clerk

Special Permits

- (1.) For a Special Permit to Operate an Automotive Rental Agency at the Properties Known as 827 Boston Road (01655-0608) and WS Glenwood Street (05770-0004) as Allowed by M.G.L. and the Springfield Zoning Ordinance Article X-D, Section 1001-D.10.K.

Request: See Above
Owner: Mark R. Draymore & Hendel
 Murray Trustee
By: Mark R. Draymore, Trustee
Petitioner: Hertz Rental Agency
By: Carrie Tavares

ATTACHMENTS:

- 827_Boston_Rd_Foraml_&_Tax (PDF)

- (2.) For a Special Permit to Allow the Installation of an Electronic Sign at the Properties Known as 1105 Boston Road (A.K.A. 1057 Boston Road) (01655-0536) and ES Shumway Street (10850-0092) As Allowed by M.G.L. and the Springfield Zoning Ordinance, Article XVIII, Section 1801.1.B.

Request: See Above
Owner: Springfield VF, LLC.
By: James Bry, Senior Vice President
 of Development
Petitioner: Drive-Ins of Massachusetts, LLC
By: Steven J. Hurwitz

ATTACHMENTS:

- 1105_Boston_Rd_Forma_l_&_Tax (PDF)

- (3.) For a Special Permit to Operate an Express Trucking Operation at the Property Known as 235 Berkshire Avenue (01340-0488), as Allowed by M.G.L. and the Springfield Zoning Ordinance Article XI, Section 1101.11.C.

Request: See Above
Owner: Jean A. Thibodeau Revocable
 Trust
By: Jean Thibodeau
Petitioner: Jean A. Thibodeau Revocable
 Trust
By: Jean Thibodeau

ATTACHMENTS:

- 235_Berkshire_Ave_Forma_l_&_Tax (PDF)

- (4.) For a Special Permit to Allow the Installation of a Wireless Telecommunications Facility (Tower) on a Portion of the Property Known as 644 Berkshire Avenue (01340-0100) as Allowed by M.G.L. and the Springfield Zoning Ordinance Article XIV-E, Section E-1405.

Request: See Above
Owner: Gleason Realty Company
By: Simon J. Brighenti, Esquire
Petitioner: Global Tower Partners. LLC
By: Simon J. Brighenti, Esquire

ATTACHMENTS:

- 644_Berkshire_Ave_Formal_&_Tax (PDF)

- (5.) For a Special Permit to Operate a Motor Vehicle Service Station (Detailing Shop) at the Property Known as 256 Laconia Street (07420-0032, as Allowed by M.G.L. and the Springfield Zoning Ordinance Article XIV, Section 1401.1.

Request: See Above
Owner: Walter Black, Jr.
By: Walter Black, Jr.
Petitioner: Joel Cruz, Sr.
By: Joel Cruz, Sr.

ATTACHMENTS:

- 256_Laconia_St_Formal_&_Tax (PDF)

Zone Changes

- (1.) To Change the Zoning of the Properties Known as SS Adams Street (00090-0039 & 0040), NS Saratoga Street (10600-0008) and WS Dwight Street Extension (04224-0019) from Residence B to Commercial P. SS Adams St, NS Saratoga St, WS Dwight St Ext
Recommend
Residence B to Business A

PETITIONER: Springfield Redevelopment Authority
ADDRESS: SS Adams Street, NS Saratoga Street, WS
Dwight Street Extension
CHANGE REQUESTED: Res C to Com P

ATTACHMENTS:

- 3136_SS_Adams_NS_Saratoga_WS_Dwight_St_CC (PDF)

- (2.) To Change the Zoning of the Property Known as SS Saratoga Street (10600-0030) from Commercial P to Business A. SS Saratoga Street Recommend
Residence B to Business A

PETITIONER: Springfield Redevelopment Authority
ADDRESS: SS Saratoga Street
CHANGE REQUESTED: Com P to Bus A

ATTACHMENTS:

- 3135_SS_Saratoga_St_CC (PDF)

- (3.) To Change the Zoning of the Property Known as ES Dwight Street Extension (04224-0034) from Commercial P to Business A. ES Dwight Street Extension Recommend Residence B to Business A

PETITIONER:

Outing Park Apartments II Limited Partnership

ADDRESS:

ES Dwight Street Extension

CHANGE REQUESTED:

Com P to Bus A

ATTACHMENTS:

- 3134_ESDwight_St_Ext_CC (PDF)

**City of Springfield**

36 Court Street
Springfield, MA 01103

SCHEDULED**PETITION (ID # 1608)**

Meeting: 04/23/12 07:00 PM
Department: Planning and Economic Development
Category: Special Permit
Prepared By: Phil Dromey
Initiator: Phil Dromey
Sponsors:
DOC ID: 1608

**For a Special Permit to Operate an Automotive Rental Agency
at the Properties Known as 827 Boston Road (01655-0608)
and WS Glenwood Street (05770-0004) as Allowed by M.G.L.
and the Springfield Zoning Ordinance Article X-D, Section
1001-D.10.K.**

Request:	See Above
Owner:	Mark R. Draymore & Hendel Murray Trustee
By:	Mark R. Draymore, Trustee
Petitioner:	Hertz Rental Agency
By:	Carrie Tavares

To The City Council of the City of Springfield.
The undersigned respectfully petition your honorable body,

RECEIVED

2012 MAR 13 A 9:18

CITY CLERK'S OFFICE
SPRINGFIELD, MA

for a special permit to operate an automotive rental agency at the properties known as
 827 Boston Road (01655-0608) and WS Glenwood Street (05770-0004) as allowed by M.G.L.
 and the Springfield Zoning Ordinance Article X-D, Section 1001-D.10.k.

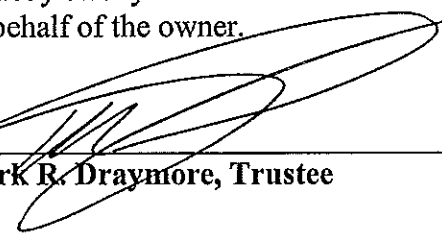
Mailing Address:

One Financial Plaza
 1350 Main Street, 4th Floor
 Springfield, MA 01103

Owner:

Mark R. Draymore & Hendel Murray
Trustee

I hereby certify that I am the owners or acting
 on behalf of the owner.

By: 

Mark R. Draymore, Trustee

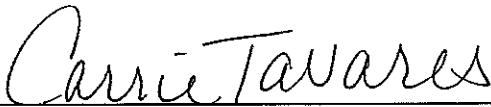
Mailing Address:

1238 Riverdale Street
 West Springfield, MA 01089

Petitioner:

Hertz Rental Agency

I hereby certify that I am the petitioner or
 acting on behalf of the petitioner.

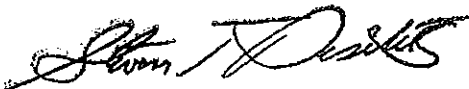
By: 

Carrie Tavares

IN VIOLATION
 OF ZONING ORDINANCE

until approved by the City Council
 on accordance with the provisions of
 of the Zoning Ordinance

BUILDING COMMISSIONER



ZONED: BUS A/COM P

NEIGHBORHOOD: PINE POINT

BLOCK PLAN: 986

Attachment: 827_Boston_Rd_Foruml & Tax (1608 : 827 Boston Road)

Stephen J. Lonergan
Collector/Treasurer



THE CITY OF
SPRINGFIELD, MASSACHUSETTS

2/21/2012

Special Permit Tax Certification

I certify that all identifiable real estate, personal property and excise taxes have been paid by the petitioner and/or landlord associated with the special permit request shown below:

Special Permit: 827 Boston Road: 01655-0608

Petitioner: Hertz c/o Carrie Tavares

Landlord: Mark R. Draymore & Murray Hendel Trustee

A handwritten signature in cursive script, reading "Stephen J. Lonergan".

Stephen J. Lonergan: Treasurer/Collector

Attachment: 827_Boston_Rd_Foraml & Tax (1608 : 827 Boston Road)

**City of Springfield**

36 Court Street
Springfield, MA 01103

SCHEDULED**PETITION (ID # 1610)**

Meeting: 04/23/12 07:00 PM
Department: Planning and Economic Development
Category: Special Permit
Prepared By: Phil Dromey
Initiator: Phil Dromey
Sponsors:
DOC ID: 1610

For a Special Permit to Allow the Installation of an Electronic Sign at the Properties Known as 1105 Boston Road (A.K.A. 1057 Boston Road) (01655-0536) and ES Shumway Street (10850-0092) As Allowed by M.G.L. and the Springfield Zoning Ordinance, Article XVIII, Section 1801.1.B.

Request:	See Above
Owner:	Springfield VF, LLC.
By:	James Bry, Senior Vice President of Development
Petitioner:	Drive-Ins of Massachusetts, LLC
By:	Steven J. Hurwitz

RECEIVED

To The City Council of the City of Springfield:
The undersigned respectfully petition your honorable body

2012 MAR 13 10:19
 CITY CLERK'S OFFICE
 SPRINGFIELD, MA

for a special permit to allow the installation of an electronic sign at the properties known as 1105 Boston Road (a.k.a. 1057 Boston Road) (01655-0536) and ES Shumway Street (10850-0092) as allowed by M.G.L. and the Springfield Zoning Ordinance, Article XVIII, Section 1801.1.b.

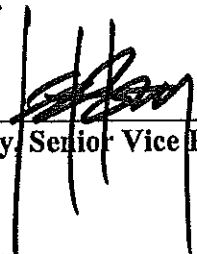
Mailing Address:

210 Route 4 East
 Paramus, NJ 07652

Owner:

Springfield VF, LLC.

I hereby certify that I am the owner or acting on behalf of the owner.

BY: 
 James Bry, Senior Vice President of Development

Mailing Address:

11 South Bridge Drive
 Agawam, MA 01001

Petitioner:

Drive-Ins of Massachusetts, L.L.C.

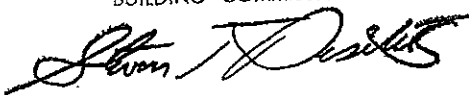
I hereby certify that I am the petitioner or acting on behalf of the petitioner.

BY:  3-1-12
 Steven J. Hurwitz, President

IN VIOLATION
 OF ZONING ORDINANCE

until approved by the City Council
 on accordance with the provisions of
 of the Zoning Ordinance

BUILDING COMMISSIONER



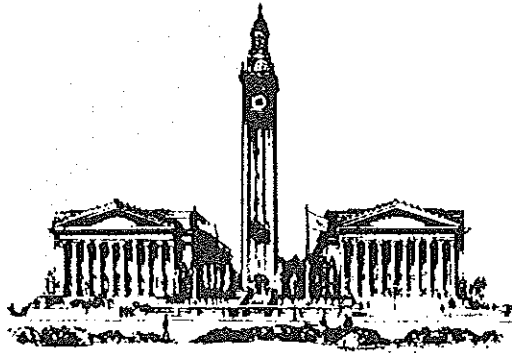
ZONING: BUS B

NEIGHBORHOOD: PINE POINT

BLOCK PLAN: ATLAS

Attachment: 1105_Boston_Rd_Formal & Tax (1610 : 1105 Boston Road)

Stephen J. Lonergan
Collector/Treasurer



THE CITY OF
SPRINGFIELD, MASSACHUSETTS

3/2/2012

Special Permit Tax Certification

I certify that all identifiable real estate, personal property and excise taxes have been paid by the petitioner and/or landlord associated with the special permit request shown below:

Special Permit: 1105 Boston Road: 01655-0536

Petitioner: Sign Techniques Inc. for Sonic Restaurant

Landlord: Springfield VF LLC

Stephen J. Lonergan: Treasurer/Collector

Attachment: 1105_Boston_Rd_Formal_Tax (1610 : 1105 Boston Road)

**City of Springfield**

36 Court Street
Springfield, MA 01103

SCHEDULED**PETITION (ID # 1609)**

Meeting: 04/23/12 07:00 PM
Department: Planning and Economic Development
Category: Special Permit
Prepared By: Phil Dromey
Initiator: Phil Dromey
Sponsors:
DOC ID: 1609

**For a Special Permit to Operate an Express Trucking
Operation at the Property Known as 235 Berkshire Avenue
(01340-0488), as Allowed by M.G.L. and the Springfield
Zoning Ordinance Article XI, Section 1101.11.C.**

Request:	See Above
Owner:	Jean A. Thibodeau Revocable Trust
By:	Jean Thibodeau
Petitioner:	Jean A. Thibodeau Revocable Trust
By:	Jean Thibodeau

RECEIVED

To The City Council of the City of Springfield:
The undersigned respectfully petition your honorable body

JUL 11 2015 - A 10: 51
 CITY CLERK'S OFFICE
 SPRINGFIELD, MA

for a special permit to operate an express trucking operation at the property known as 235
 Berkshire Avenue (01340-0488), as allowed by M.G.L. and the Springfield Zoning Ordinance
 Article XI, Section 1101.11.c.

Mailing Address:

217 Berkshire Avenue
 Springfield, MA 01109

Owner & Petitioner:

Jean A. Thibodeau Revocable Trust

I hereby certify that I am the owner and
 petitioner or acting on behalf of the owner and
 petitioner.

By:

Jean Thibodeau
 Jean Thibodeau

IN VIOLATION
 OF ZONING ORDINANCE

until approved by the City Council
 on accordance with the provisions of
 of the Zoning Ordinance

BUILDING COMMISSIONER



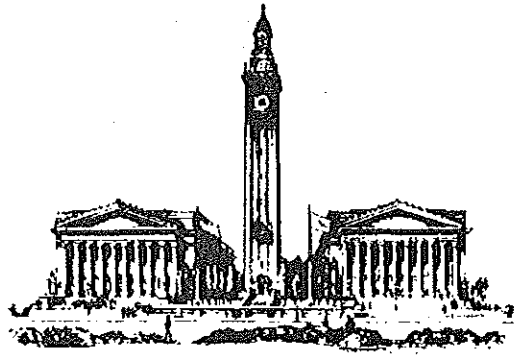
ZONED: BUS B

NEIGHBORHOOD: PINE POINT

BLOCK PLAN: 874

Attachment: 235 Berkshire Ave Formal & Tax (1609 : 235 Berkshire Avenue)

Stephen J. Lonergan
Collector/Treasurer



THE CITY OF
SPRINGFIELD, MASSACHUSETTS

3/12/2012

Special Permit Tax Certification

I certify that all identifiable real estate, personal property and excise taxes have been paid by the petitioner and/or landlord associated with the special permit request shown below:

Special Permit: 235 Berkshire Avenue: 01340-0488

Petitioner: Jean Thibodeau

Landlord: Jean A & Albert T Thibodeau Trustees

A handwritten signature in cursive script, reading "Stephen J. Lonergan", is written over a horizontal line.

Stephen J. Lonergan: Treasurer/Collector

Attachment: 235_Berkshire_Ave_Formal_Tax (1609 : 235 Berkshire Avenue)

**City of Springfield**

36 Court Street
Springfield, MA 01103

SCHEDULED**PETITION (ID # 1611)**

Meeting: 04/23/12 07:00 PM
Department: Planning and Economic Development
Category: Special Permit
Prepared By: Phil Dromey
Initiator: Phil Dromey
Sponsors:
DOC ID: 1611

**For a Special Permit to Allow the Installation of a Wireless
Telecommunications Facility (Tower) on a Portion of the
Property Known as 644 Berkshire Avenue (01340-0100) as
Allowed by M.G.L. and the Springfield Zoning Ordinance
Article XIV-E, Section E-1405.**

Request:	See Above
Owner:	Gleason Realty Company
By:	Simon J. Brighenti, Esquire
Petitioner:	Global Tower Partners. LLC
By:	Simon J. Brighenti, Esquire

To The City Council of the City of Springfield:
The undersigned respectfully petition your honorable body

for a special permit to allow the installation of a wireless telecommunications facility (tower) on a portion of the property known as 644 Berkshire Avenue (01340-0100) as allowed by M.G.L. and the Springfield Zoning Ordinance Article XIV-E, Section E-1405.

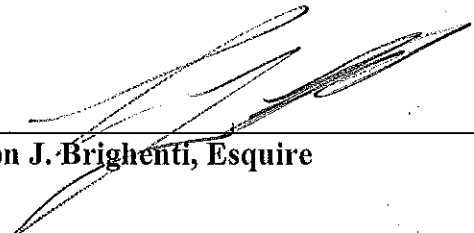
Mailing Address:

658 Berkshire Avenue
 Springfield, MA 01109

Owner:

Gleason Realty Company

I hereby certify that I am the owner or acting on behalf of the owner.

BY: 
 Simon J. Brighenti, Esquire

Mailing Address:

c/o O'Connell, Flaherty & Attmore
 71 Park Avenue
 West Springfield, MA 01089

Petitioner:

Global Tower Partners, L.L.C.

I hereby certify that I am the petitioner or acting on behalf of the petitioner.

By: 
 Simon J. Brighenti, Esquire

IN VIOLATION
 OF ZONING ORDINANCE

until approved by the City Council
 on accordance with the provisions of
 of the Zoning Ordinance

BUILDING COMMISSIONER



ZONED: IND A
 NEIGHBORHOOD: PINE POINT
 BLOCK PLAN: ATLAS

Stephen J. Lonergan
Collector/Treasurer



THE CITY OF
SPRINGFIELD, MASSACHUSETTS

3/28/2012

Special Permit Tax Certification

I certify that all identifiable real estate, personal property and excise taxes have been paid by the petitioner and/or landlord associated with the special permit request shown below:

Special Permit: 644-650 Berkshire Avenue: 01340-0100
N W S Berkshire Avenue: 01340-0101

Petitioner: Global Tower Partners LLC

Landlord: Alton E. Gleason

A handwritten signature in cursive script, reading "Stephen J. Lonergan", is written over a horizontal line.

Stephen J. Lonergan: Treasurer/Collector

Attachment: 644_Berkshire_Ave_Formal_Tax (1611 : 644 Berkshire)

**City of Springfield**

36 Court Street
Springfield, MA 01103

SCHEDULED**PETITION (ID # 1612)**

Meeting: 04/23/12 07:00 PM
Department: Planning and Economic Development
Category: Special Permit
Prepared By: Phil Dromey
Initiator: Phil Dromey
Sponsors:
DOC ID: 1612

**For a Special Permit to Operate a Motor Vehicle Service
Station (Detailing Shop) at the Property Known as 256
Laconia Street (07420-0032, as Allowed by M.G.L. and the
Springfield Zoning Ordinance Article XIV, Section 1401.1.**

Request:	See Above
Owner:	Walter Black, Jr.
By:	Walter Black, Jr.
Petitioner:	Joel Cruz, Sr.
By:	Joel Cruz, Sr.

RECEIVED

2012 APR -2 P 1:26

To The City Council of the City of Springfield:
The undersigned respectfully petition your honorable body

for a special permit to operate a motor vehicle service station (detailing shop) at the property known as 256 Laconia Street (07420-0032, as allowed by M.G.L. and the Springfield Zoning Ordinance Article XIV, Section 1401.1.

Mailing Address:

260 Laconia Street
 Springfield, MA 01129

Owner:

Walter Black, Jr.

I hereby certify that I am the owner or acting on behalf of the owner.

By: 
 Walter Black, Jr.

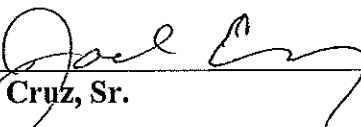
Mailing Address:

78 Butternut Street
 Springfield, MA 01128

Petitioner:

Joel Cruz, Sr.

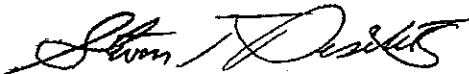
I hereby certify that I am the petitioner or acting on behalf of the petitioner.

By: 
 Joel Cruz, Sr.

IN VIOLATION
 OF ZONING ORDINANCE

until approved by the City Council
 on accordance with the provisions of
 of the Zoning Ordinance

BUILDING COMMISSIONER



ZONED: 1ND A

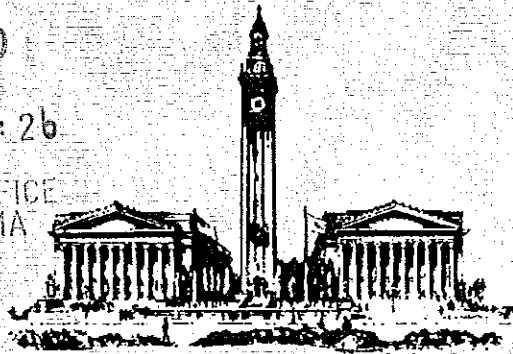
NEIGHBORHOOD: INDIAN VILLAGE

BLOCK PLAN: 965

Attachment: 256 Laconia St Formal & Tax (1612 : 256 Laconia Street)

Stephen J. Lonergan
Collector/Treasurer

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CITY CLERK'S OFFICE
SPRINGFIELD, MA



THE CITY OF
SPRINGFIELD, MASSACHUSETTS

3/19/2012

Special Permit Tax Certification

I certify that all identifiable real estate, personal property and excise taxes have been paid by the petitioner and/or landlord associated with the special permit request shown below:

Special Permit: 256 Laconia Street: 07420-0032

Petitioner: Joel Cruz Sr.

Landlord: Walter Jr. & Rhonda E. Black

Stephen J. Lonergan: Treasurer/Collector

Attachment: 256_Laconia_St_Formal & Tax (1612 : 256 Laconia Street)

REPORT TO CITY COUNCIL**ZONE CHANGE HEARING****PLOT and SECTION#: 3136 & Section 46 & 47****DATE: April 23, 2012**

To the Honorable Mayor and City Council of the City of Springfield, Massachusetts, the Planning Board submits the following report on the Zone Change Petition, which was referred to the Board for its recommendation:

PETITIONER: Springfield Redevelopment Authority

ADDRESS: SS Adams Street, NS Saratoga Street,
WS Dwight Street Extension

CHANGE REQUESTED: Res C to Com P

RECOMMENDATION: Recommend

Respectfully Submitted,

Barbara Footit, Board Clerk

AMENDING SECTION 49 OF THE BUILDING ZONE MAP

SECTION 1. The Zoning Ordinance of the City of Springfield, Massachusetts entitled “An Ordinance for Consolidating and Arranging, Enlarging, Modifying and Amending the Ordinances of the City Restricting Buildings, Structures, and Premises According to Their Use or Construction to Specified Parts of the City”, text enacted, April 21, 1971, as amended, is hereby further amended by changing from **Residence B to Business A** the zoning on **Plot #3136 & Section 46 & 47, Section Recommend** of the Building Zone Map as indicated in red ink on the plan thereof hereto attached and marked **“Recommend Building Zone Map of the City of Springfield.”**

Approved as to Form:

Associate City Solicitor

In accordance with Mass. Gen. Laws c. 40A, section 5, the Planning Board held a hearing on April 23, 2012, regarding the above Ordinance amendment.

Kerry Dietz, Chairperson

To The City Council of the City of Springfield:
The undersigned respectfully petition your honorable body

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2012 MAR 13 A 9:17
CITY CLERK'S OFFICE
SPRINGFIELD, MA

to change the zoning of the properties known as SS Adams Street (00090-0039 & 0040), NS
Saratoga Street (10600-0008) and WS Dwight Street Extension (04224-0019) from Residence
B to Commercial P.

Mailing Address:

70 Tapley Street
Springfield, MA 01104

Owner & Petitioner:

Springfield Redevelopment Authority

I hereby certify that I am the owner and
petitioner or acting on behalf of the owner and
petitioner.

BY: 

Armando Feliciano, Chairman

Attachment: 3136_SS_Adams_NS_Saratoga_WS_Dwight_St_CC (1607 : SS Adams St, NS Saratoga St, WS Dwight St Ext)

**REPORT TO CITY COUNCIL
ZONE CHANGE HEARING**

PETITION: #3136
SECTION: 46 & 47

DATE: March 8, 2012

To the Honorable Mayor and City Council of the City of Springfield, Massachusetts, the Planning Board submits the following report on the Zone Change Petition, which was referred to the Board for its recommendation:

PETITIONER: Springfield Redevelopment Authority

ADDRESS: SS Adams Street (00090-0039 & 0040), NS Saratoga Street (106000-0008), WS Dwight Street Extension (04224-0019)

CHANGE REQUESTED: Proposed zone change from Residence B to Commercial P

PETITIONER'S PURPOSE STATEMENT: Construction of residential parking lots.

DATE OF PUBLIC HEARING: March 7, 2012

DATE OF FINAL DECISION: March 7, 2012

BOARD MEMBERS PRESENT and COUNT: (6) Mr. Daniele, Ms. DeFillipo, ~~Ms. Villanueva~~, Ms. Stebbins, Mr. Swan Jr., Mr. Florian and Ms. McQuade

FINAL MOTION: APPROVE

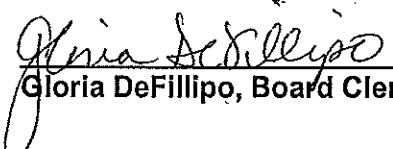
IN FAVOR: (6) Mr. Daniele, Ms. DeFillipo, Ms. Stebbins, Mr. Swan, Jr., Mr. Florian, Ms. McQuade

OPPOSED: (0)

ABSTAINED: N/A

RECOMMENDATION: APPROVE

Respectfully submitted,


Gloria DeFillipo, Board Clerk

Attachment: 3136_SS_Adams_NS_Saratoga_WS_Dwight_St_CC (1607 : SS Adams St, NS Saratoga St, WS Dwight St Ext)

#3136 SS Adams Street (three lots), NS
Saratoga Street, and WS Dwight Street
Extension.

Petitioners for change from Residence B to Commercial P:

Parcel I (SS Adams Street & NS Saratoga Street)

Beginning at a point of intersection along the western street line of Dwight Street Extension and the southern street line of Adams Street; thence running southerly along the western street line of Dwight Street Extension approximately 185.51 feet; thence running westerly along the northern street line of Saratoga Street approximately 110.08 feet; thence running northerly approximately 85 feet; thence running easterly approximately 14 feet; thence running northerly approximately 80.27 feet; thence running easterly along the southern street line of Adams Street approximately 152.5 feet to the point of beginning.

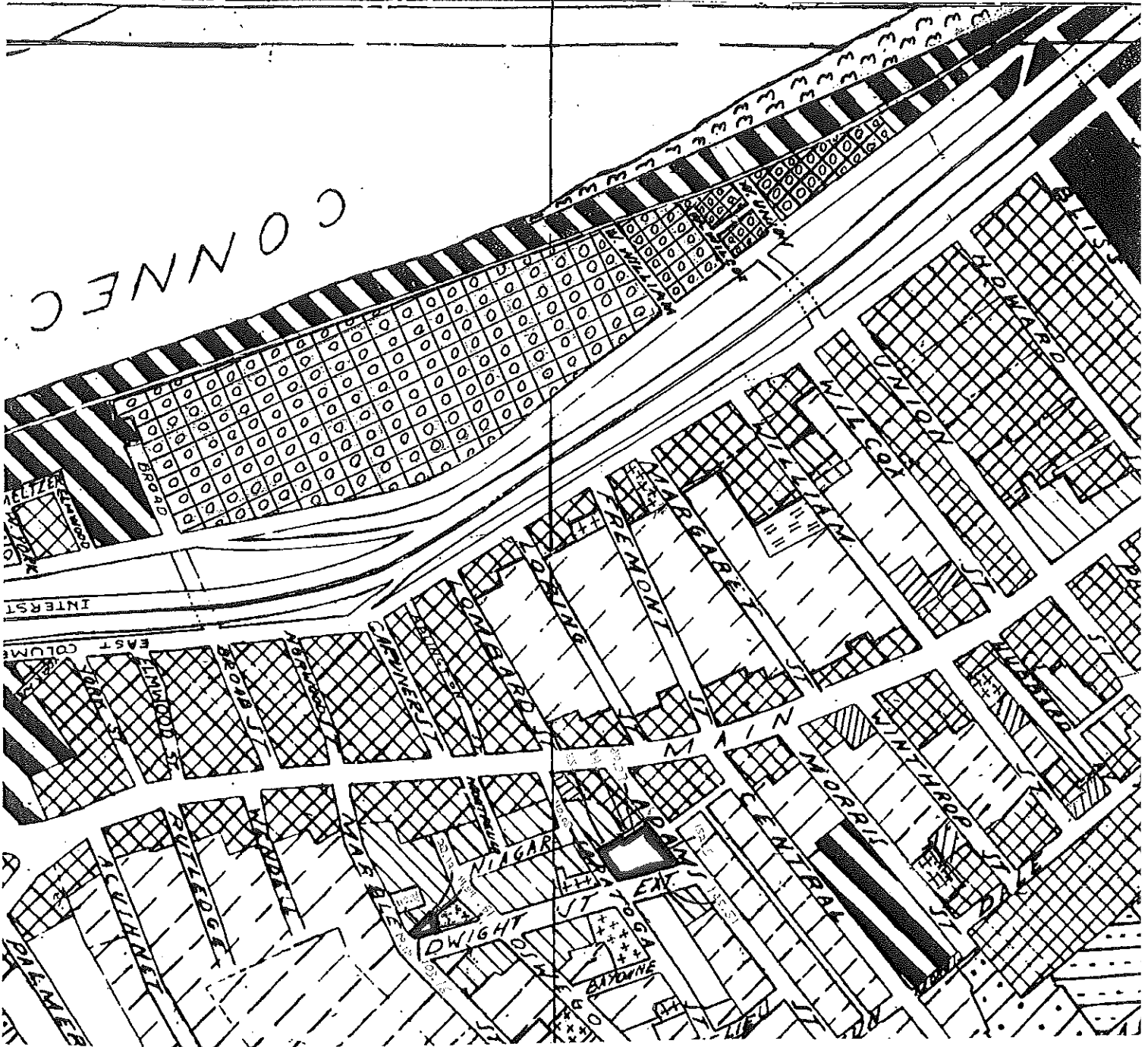
Parcel II (WS Dwight Street Extension)

Beginning at a point of intersection along the western street line of Dwight Street Extension and the northern street line

of Marble Street; thence running northerly along the western street line of Dwight Street Extension approximately 103.16 feet; thence running westerly approximately 61 feet; thence running southerly approximately 14.84 feet; thence running westerly approximately 20.19 feet; thence running southerly approximately 112.96 feet; thence running easterly along the northern street line of Marble Street approximately 19.18 feet to the point of beginning.

SCALE
INCH=400 FEET

SEC. 46+47 BUILDING ZONE MAP
PLOT 3136 OF THE CITY OF SPRINGFIELD
REVISED TO



PLOT _____ SECTION _____

0 400
200
SCALE - 1 INCH = 400 FEET

RES A		RES C1		BUS B			
RES B		RES C2		BUS C		COM P	
RES C		COM A		IND A		OFF A	
RES A1		BUS A		IND PK			

REPORT TO CITY COUNCIL**ZONE CHANGE HEARING****PLOT and SECTION#: 3135 & Section 47****DATE: April 23, 2012**

To the Honorable Mayor and City Council of the City of Springfield, Massachusetts, the Planning Board submits the following report on the Zone Change Petition, which was referred to the Board for its recommendation:

PETITIONER: Springfield Redevelopment Authority

ADDRESS: SS Saratoga Street

CHANGE REQUESTED: Com P to Bus A

RECOMMENDATION: Recommend

Respectfully Submitted,

Barbara Footit, Board Clerk

AMENDING SECTION 49 OF THE BUILDING ZONE MAP

SECTION 1. The Zoning Ordinance of the City of Springfield, Massachusetts entitled “An Ordinance for Consolidating and Arranging, Enlarging, Modifying and Amending the Ordinances of the City Restricting Buildings, Structures, and Premises According to Their Use or Construction to Specified Parts of the City”, text enacted, April 21, 1971, as amended, is hereby further amended by changing from **Residence B to Business A** the zoning on **Plot #3135 & Section 47, Section Recommend** of the Building Zone Map as indicated in red ink on the plan thereof hereto attached and marked “**Recommend Building Zone Map of the City of Springfield.**”

Approved as to Form:

Associate City Solicitor

In accordance with Mass. Gen. Laws c. 40A, section 5, the Planning Board held a hearing on April 23, 2012, regarding the above Ordinance amendment.

Kerry Dietz, Chairperson

To The City Council of the City of Springfield
The undersigned respectfully petition your honorable body

RECEIVED
2012 MAR 13 A 9:17CITY CLERK'S OFFICE
SPRINGFIELD, MA

to change the zoning of the property known as SS Saratoga Street (10600-0030) from
Commercial P to Business A.

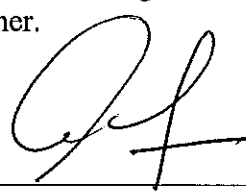
Mailing Address:

70 Tapley Street
Springfield, MA 01104

Owner & Petitioner:

Springfield Redevelopment Authority

I hereby certify that I am the owner and
petitioner or acting on behalf of the owner and
petitioner.

BY: 

Armando Feliciano, Chairman

Attachment: 3135 SS Saratoga St CC (1606 : SS Saratoga Steret)

**REPORT TO CITY COUNCIL
ZONE CHANGE HEARING**

PETITION: #3135
SECTION: 47

DATE: March 8, 2012

To the Honorable Mayor and City Council of the City of Springfield, Massachusetts, the Planning Board submits the following report on the Zone Change Petition, which was referred to the Board for its recommendation:

PETITIONER: Springfield Redevelopment Authority

ADDRESS: SS Saratoga Street (10600-0030)

CHANGE REQUESTED: Proposed zone change from Commercial P to Business A

PETITIONER'S PURPOSE STATEMENT: Construction of management/community room building.

DATE OF PUBLIC HEARING: March 7, 2012

DATE OF FINAL DECISION: March 7, 2012

BOARD MEMBERS PRESENT and COUNT: (6) Mr. Daniele, Ms. DeFillipo, Ms. Villanova, Ms. Stebbins, Mr. Swan Jr., Mr. Florian and Ms. McQuade

FINAL MOTION: APPROVE

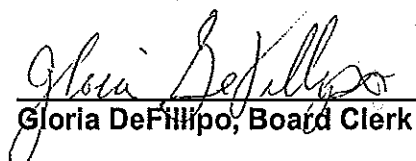
IN FAVOR: (6) Mr. Daniele, Ms. DeFillipo, Mr. Swan, Jr., Mr. Florian, Ms. Stebbins, Ms. McQuade

OPPOSED: (0)

ABSTAINED: N/A

RECOMMENDATION: APPROVE

Respectfully submitted,


Gloria DeFillipo, Board Clerk

Attachment: 3135 SS Saratoga St CC (1606 : SS Saratoga Steret)

#3135 SS Saratoga Street

Petitioner for change from Commercial P to Business A:

Parcel I

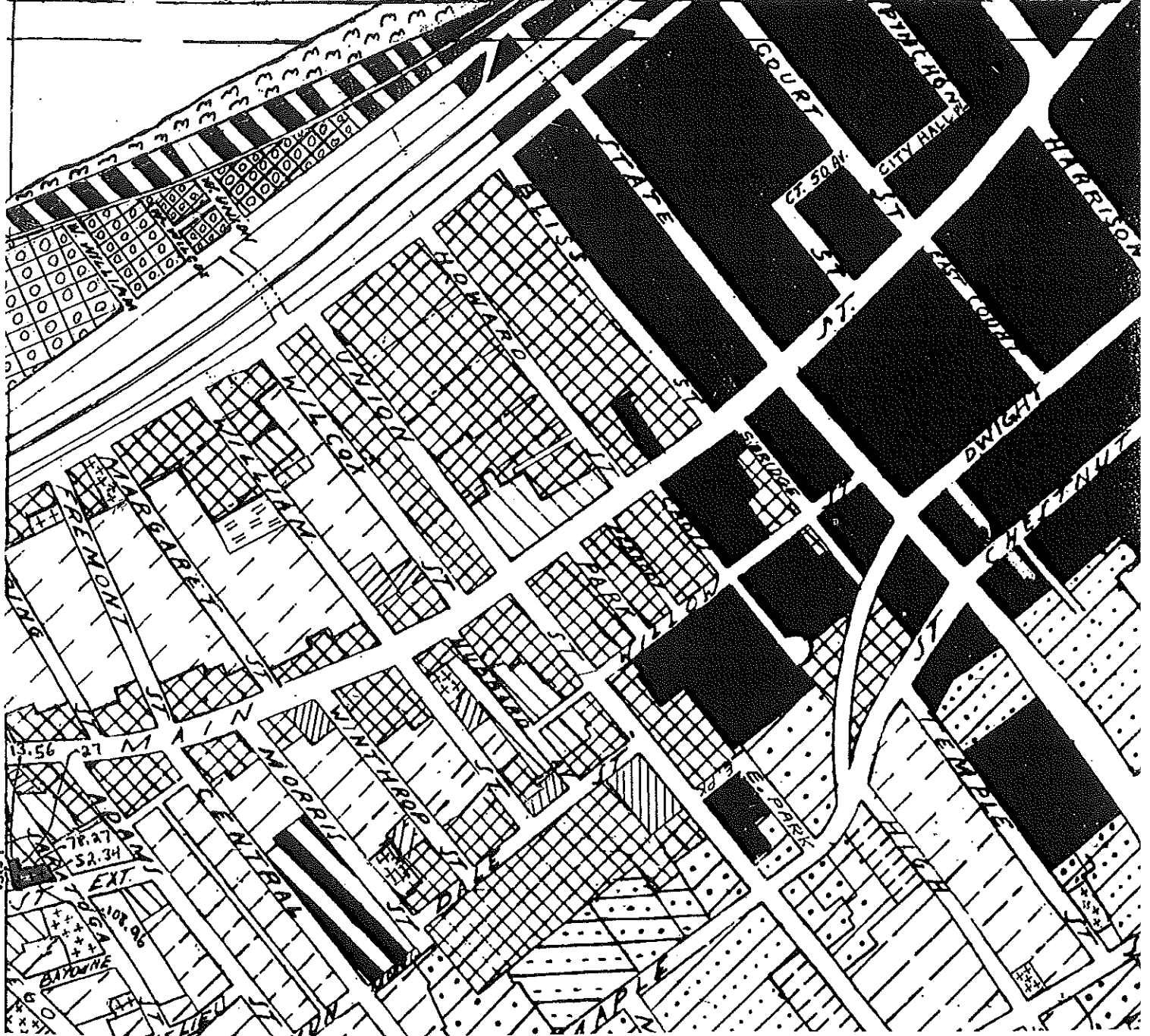
Beginning at a point of intersection along the western street line of Dwight Street Extension and the southern street line of Saratoga Street; thence running southerly along the western street line of Dwight Street Extension approximately 108.96 feet; thence running westerly approximately 75.39 feet; thence running northerly approximately 13.56 feet; thence running easterly approximately 27 feet; thence running northerly approximately 78.27 feet; thence running easterly along the southern street line of Saratoga Street approximately 52.34 feet to the point of beginning.

SCALE
1 INCH = 400 FEET

SEC. 47

PLOT 3135

BUILDING ZONE MAP
OF THE CITY OF SPRINGFIELD
REVISED TO



PLOT _____ SECTION _____

0 400
200
SCALE - 1 INCH = 400 FEET

RES A		RES C1		BUS B	
RES B		RES C2		BUS C	
RES C		COM A		IND A	
RES A1		BUS A		IND PK	
				COM P	
				OFF A	

REPORT TO CITY COUNCIL**ZONE CHANGE HEARING****PLOT and SECTION#: 3134 & Section 47****DATE: April 23, 2012**

To the Honorable Mayor and City Council of the City of Springfield, Massachusetts, the Planning Board submits the following report on the Zone Change Petition, which was referred to the Board for its recommendation:

PETITIONER: Outing Park Apartments II Limited Partnership

ADDRESS: ES Dwight Street Extension

CHANGE REQUESTED: Com P to Bus A

RECOMMENDATION: Recommend

Respectfully Submitted,

Barbara Footit, Board Clerk

AMENDING SECTION 49 OF THE BUILDING ZONE MAP

SECTION 1. The Zoning Ordinance of the City of Springfield, Massachusetts entitled “An Ordinance for Consolidating and Arranging, Enlarging, Modifying and Amending the Ordinances of the City Restricting Buildings, Structures, and Premises According to Their Use or Construction to Specified Parts of the City”, text enacted, April 21, 1971, as amended, is hereby further amended by changing from **Residence B to Business A** the zoning on **Plot #3134 & Section 47, Section Recommend** of the Building Zone Map as indicated in red ink on the plan thereof hereto attached and marked “**Recommend Building Zone Map of the City of Springfield.**”

Approved as to Form:

Associate City Solicitor

In accordance with Mass. Gen. Laws c. 40A, section 5, the Planning Board held a hearing on April 23, 2012, regarding the above Ordinance amendment.

Kerry Dietz, Chairperson

To The City Council of the City of Springfield:
The undersigned respectfully petition your honorable body

to change the zoning of the property known as ES Dwight Street Extension (04224-0034)
 from Commercial P to Business A.

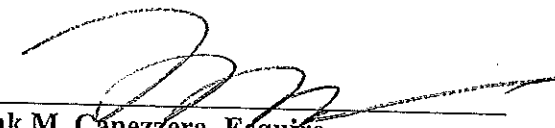
Mailing Address:

99 High Street
 Boston, MA. 02110-2320

Owner & Petitioner:

Outing Park Apartments II Limited
 Partnership

I hereby certify that I am the owner and
 petitioner or acting on behalf of the owner and
 petitioner.

BY: 

Frank M. Capezzera, Esquire

Murtha Cullina LLP

Tel: 617-457-4002

E-mail: fcapezzera@murthalaw.com

A true copy of a petition referred to the Planning Board on:
 February 2, 2012

Attest:



Wayman Lee, Esquire

Attachment: 3134_ESDwight_St_Ext_CC (1605 : ES Dwight Street Extension)

**REPORT TO CITY COUNCIL
ZONE CHANGE HEARING**

PETITION: #3134
SECTION: 47

DATE: March 8, 2012

To the Honorable Mayor and City Council of the City of Springfield, Massachusetts, the Planning Board submits the following report on the Zone Change Petition, which was referred to the Board for its recommendation:

PETITIONER: Outing Park Apartments Limited Partnership

ADDRESS: ES Dwight Street Extension (04224-0034)

CHANGE REQUESTED: Proposed zone change from Commercial P to Business A

PETITIONER'S PURPOSE STATEMENT: Construction of maintenance/laundry building.

DATE OF PUBLIC HEARING: March 7, 2012

DATE OF FINAL DECISION: March 7, 2012

BOARD MEMBERS PRESENT and COUNT: (6) Mr. Daniele, Ms. DeFillipo, ~~Ms. Villanueva~~, Ms. Stebbins, Mr. Swan Jr., Mr. Florian and Ms. McQuade

FINAL MOTION: APPROVE

IN FAVOR: (6) Mr. Daniele, Ms. DeFillipo, Ms. Stebbins, Mr. Swan, Jr., Mr. Florian, Ms. McQuade

OPPOSED: (0)

ABSTAINED: N/A

RECOMMENDATION: APPROVE

Respectfully submitted,



Gloria DeFillipo, Board Clerk

Attachment: 3134_ESDwight_St_Ext_CC (1605 : ES Dwight Street Extension)

#3134 ES Dwight Street Extension

Petitioner for change from Commercial P to Business A:

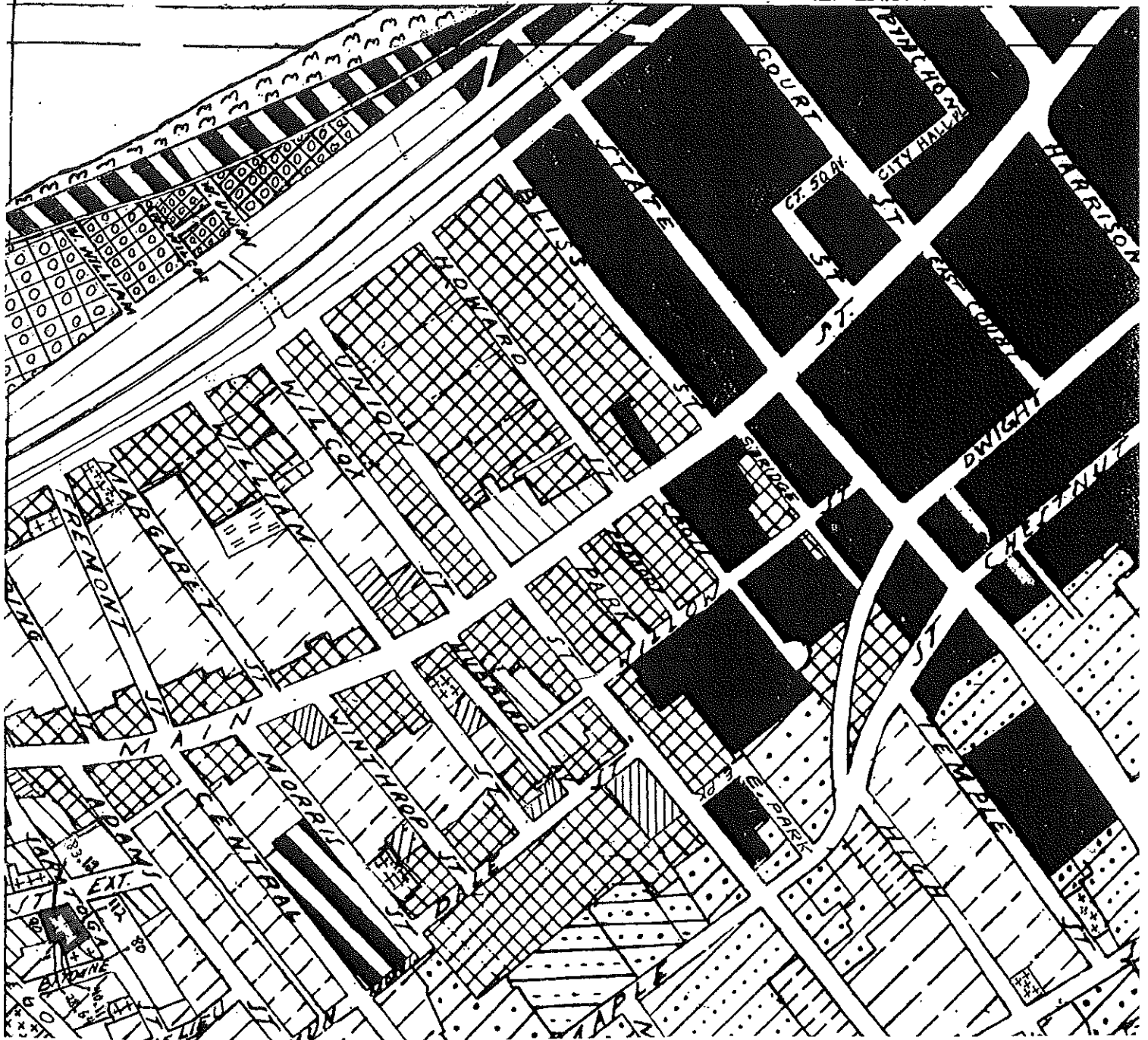
Parcel I

Beginning at a point of intersection along the eastern street line of Dwight Street Extension and the southern street line of Saratoga Street; thence running southerly along the eastern street line of Dwight Street Extension approximately 83.12 feet; thence running easterly approximately 90 feet; thence running northerly approximately 28.64 feet; thence running easterly approximately 40.11 feet; thence running northerly approximately 80 feet; thence running westerly along the southern street line of Saratoga Street approximately 112 feet to the point of beginning.

SCALE
1 INCH = 400 FEET

SEC. 47 PLOT 3134

BUILDING ZONE MAP
OF THE CITY OF SPRINGFIELD
REVISED TO



PLOT _____ SECTION _____

0 400
200

SCALE - 1 INCH - 400 FEET

RES A		RES C1		BUS B			
RES B		RES C2		BUS C		COM P	
RES C		COM A		IND A		OFF A	
RES A1		BUS A		IND PK			