



Springfield Planning Board

Regular Meeting

~ Agenda ~

Springfield, MA 01106
<http://www.springfieldcityhall.com>

Alvin Allen
(413) 787-6020

Wednesday, January 19, 2022

5:30 PM

Virtual Meeting (Zoom)

I. Call to Order

5:30 PM Meeting called to order on January 19, 2022 at Virtual Meeting (Zoom) , Virtual Meeting, N/A, NA.

II. Acceptance of Minutes

III. Public Hearings: (Continued)

A. Liquor License

1. Petition (ID # 6562)

New, All Alcoholic Liquor License, at the Property Known as 296 Cooley Street

Petitioner: ASSAD & PAUL, LLC - d/b/a AMO Hookah Lounge

HISTORY:

01/05/22 Planning Board CONTINUE VOTE
Next: 01/19/22

B. Zone Change

1. Zoning Change (ID # 6368)

To Change the Zoning of the Property Known as 797 Berkshire Avenue (01340-0402) and Rear Berkshire Avenue (01340-0356) from Business a to Business B.

PETITIONER: 1626 Bay Street, LLC

ADDRESS: 797 Berkshire Avenue. et.al.

CHANGE REQUESTED: Bus A to Bus B

HISTORY:

09/01/21 Planning Board MOTION TO CONTINUE
Next: 09/15/21

09/13/21 City Council CONTINUE
Next: 10/25/21

09/15/21 Planning Board MOTION TO CONTINUE
Next: 10/06/21

09/20/21 **City Council** **MEETING CANCELED**
Next: 10/25/21

ITEM TAKEN OUT OF ORDER THIRD

Item#6 - Zoning for 1097 Berkshire Avenue, Phil Dromey asked that this item be continued.

Motion to continue. Motion approved.

10/04/21 **City Council** **CONTINUE VOTE**
Next: 10/25/21

Items 15- 22 and 31-40 were continued to a meeting on 10-07-2021.

MOTION - COUNCILOR EDWARDS

SECOND - COUNCILOR DAVILA

ALL COUNCILORS VOTED YES EXCEPT FOR COUNCILORS WALSH AND WILLIAMS.

10/06/21 **Planning Board** **MOTION TO CONTINUE**
Next: 10/20/21

10/20/21 **Planning Board** **CONTINUE**
Next: 11/17/21

10/25/21 **City Council** **CONTINUE VOTE**
Next: 11/22/21

- **Item#10** - Zone change 797 Berkishire Ave, Phil Dromey presented. Petitioner has hired an engineer to assist with issues raised by the abutters.

Motion to continue. Motion approved.

11/17/21 **Planning Board** **CONTINUE VOTE**
Next: 12/01/21

11/22/21 **City Council** **CONTINUE VOTE**
Next: 12/13/21

Phil Dromey stated that the Petitioner is working to address some wetlands issues and asked for the item to be continued to another meeting.

Councilors Edwards, Lederman, Allen, Whitfield, Ramos, Brown, Davila, Fenton, Hurst and Williams voted to continue.

12/01/21 **Planning Board** **CONTINUE**
Next: 12/15/21

12/13/21 **City Council** **CONTINUE VOTE**

12/15/21 **Planning Board** **CONTINUE**
Next: 01/05/22

01/05/22 **Planning Board** **CONTINUE**
Next: 01/19/22

2. Zoning Change (ID # 6543)

To Change the Zoning of a Portion of the Property Known as 914 Boston Road (01655-0164) from Residence B to Business B.

PETITIONER:

Twenty-Two SAC Self-Storage Corporation

ADDRESS:

914 Boston Road

CHANGE REQUESTED:**Bus A to Bus B****HISTORY:**

12/15/21 **Planning Board** **CONTINUE**
Next: 01/05/22

01/05/22 **Planning Board** **CONTINUE**
Next: 01/19/22

C. Subdivision Plan**1. Petition (ID # 6542)**

Definitive Layout of a Private Street or Way Designated As: Veterans Way (4 Proposed Lots)

Said plan being entitled: **Definitive Subdivision Plan - Veterans Way**

Owner: SOFI Property Development, Inc.

Engineer: Gary P Weiner, P.E.

Scale: 1" = 50'

Date: August 2021

HISTORY:

12/15/21 **Planning Board** **CONTINUE VOTE**
Next: 01/05/22

01/05/22 **Planning Board** **CONTINUE VOTE**
Next: 01/19/22

D. Site Plan Review**1. Petition (ID # 6563)**

For a Site Plan Review for the Expansion of an Existing Warehouse Building and Expanded Parking at the Property Known as 145 Performance Boulevard (09648-0010)

Request: See Above
Owner: Domanico and Schoellkopf & Penny
Lane Associates, LLC
By: Robert Mucciarone
Petitioner: Greenleaf Construction
By: Andy McBeth

HISTORY:

01/05/22 **Planning Board** **CONTINUE VOTE**
Next: 01/19/22

ATTACHMENTS:

- 20211220094221762 (PDF)

IV. Public Hearings: (New)**A. Liquor License****1. Petition (ID # 6582)**

New, All Alcoholic Liquor License, at the Property Known as 427 White Street

Petitioner: Tu Casa Restaurant, Inc. - d/b/a Tu Casa Restaurant Bakery Bar

V. Non-Subdivision Plans

VI. All Other Matters Properly Before the Board

A. Urban Renewal Plan

i. Update on Court Square Urban Renewal Amendment