



Springfield Planning Board

Regular Meeting

~ Agenda ~

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

Alvin Allen
(413) 787-6020

Wednesday, February 16, 2022

5:30 PM

Virtual Meeting (Zoom)

I. Call to Order

5:30 PM Meeting called to order on February 16, 2022 at Virtual Meeting (Zoom) , Virtual Meeting, N/A, NA.

II. Acceptance of Minutes

III. Public Hearings: (Continued)

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

HISTORY:

01/19/22 Planning Board CONTINUE VOTE
Next: 02/02/22

02/02/22 Planning Board CONTINUE VOTE
Next: 02/16/22

2. Petition (ID # 6586)

New, All Alcoholic Liquor License, at the Property Known as 254 Worthington Street

Petitioner: Funny Bone, Inc. - d/b/a Jackalope

HISTORY:

02/02/22 Planning Board CONTINUE VOTE
Next: 02/16/22

ATTACHMENTS:

- Worthington_St_254_2022 (PDF)

3. Petition (ID # 6588)

New, All Alcoholic Liquor License, at the Property Known as 1000 Hall of Fame Way

Petitioner: P2B Springfield, LLC - d/b/a The Place 2 Be

HISTORY:

02/02/22 Planning Board CONTINUE VOTE
Next: 02/16/22

ATTACHMENTS:

- Hall_Of_Fame_Ave_1000_2022 (PDF)

4. Petition (ID # 6587)

New, All Alcoholic Liquor License, at the Property Known as 770 Bay Street

Petitioner: Goldos Pollo, LLC - d/b/a El Albiente

HISTORY:

02/02/22 **Planning Board** **CONTINUE VOTE**
Next: 02/16/22

ATTACHMENTS:

- Bay_St_770_2022 (PDF)

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 Next: 11/17/21	Planning Board	CONTINUE
10/25/21 Next: 11/22/21	City Council	CONTINUE VOTE

- **Item#10** - Zone change 797 Berkshire 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 Next: 12/01/21	Planning Board	CONTINUE VOTE
11/22/21 Next: 12/13/21	City Council	CONTINUE VOTE

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 Next: 12/15/21	Planning Board	CONTINUE
12/13/21 Next: 01/24/22	City Council	CONTINUE VOTE
12/15/21 Next: 01/05/22	Planning Board	CONTINUE
01/05/22 Next: 01/19/22	Planning Board	CONTINUE
01/19/22 Next: 02/02/22	Planning Board	CONTINUE
01/24/22 Next: 02/01/22	City Council	LAY ON THE TABLE
02/01/22 Next: 02/28/22	City Council	CONTINUE VOTE
02/02/22 Next: 02/16/22	Planning Board	CONTINUE

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

01/19/22	Planning Board	CONTINUE
Next: 02/02/22		
02/02/22	Planning Board	CONTINUE
Next: 02/16/22		

3. Zoning Change (ID # 6589)

To Change the Zoning of a Portion of the Property Known as 53 Wilbraham Road (12282-1006) and the Property Known as 42 Waltham Avenue (11960-0010) from Industrial a to Business B.

PETITIONER: Knox I & II, LP

ADDRESS: 53 Wilbraham Road/42 Waltham Ave

CHANGE REQUESTED: Ind A to Bus B

HISTORY:

02/02/22	Planning Board	CONTINUE
Next: 02/16/22		

ATTACHMENTS:

- 3228_53_Wilbraham_42_Waltham_2022 (PDF)

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		
01/19/22	Planning Board	CONTINUE VOTE
Next: 02/02/22		
02/02/22	Planning Board	CONTINUE VOTE
Next: 02/16/22		

IV. Public Hearings: (New)**A. Liquor License:****1. Petition (ID # 6619)**

New, All Alcoholic Liquor License, at the Property Known as 357 Cottage Street

Petitioner: Lux Cruz - d/b/a K's Kakes and Banquet Hall

V. Non-Subdivision Plans

VI. All Other Matters Properly Before the Board