



HOLYOKE PLANNING BOARD PUBLIC MEETING AGENDA
TUESDAY, MARCH 22, 2022 @ 5:00 P.M.
Zoom.com - Meeting ID 899 0039 1869: OR CALL IN: 1 646 558 8656
(all meetings are being recorded)

RECEIVED

ZONE CHANGE / SITE PLAN REVIEW/ SUBDIVISION/SPECIAL PERMIT

MAR 16 2022

Holyoke City Clerk
Holyoke, MA

- 1. Approval Not Required - Vernon Street (082-00-99/100), JMASS Properties, LLC - Josh Abrams
2. Approval Not Required - James Street, (082-00-59/60), JMASS Properties, LLC - Josh Abrams
3. Site Plan Review (Section 10) Discussion - South Holyoke Homes Phase II Project (File # 119)
(Parcels 028-04-005; 006; 007; 008) - Holyoke Housing Authority
4. Special Permit To Exceed Fence Height (Sec 4.6.3.2) Discussion - South Holyoke Homes Phase II Project (SPR #154),
Clemente Street (Parcels 028-04-005; 006; 007; 008) - Holyoke Housing Authority (2022-4)
5. Special Permit To Exceed Fence Height for a Temporary Fence (Sec 4.6.3.2) Discussion - South Holyoke Homes Phase II
Project (SPR #154) - Clemente Street (Parcels 028-04-005; 006; 007; 008) - Holyoke Housing Authority (2022-5)
6. Site Plan Review (Section 7.10.6.5 b), Marijuana Facility Discussion, 120 Middle Water Street, WTM-SB, LLC (#153)
7. Section 7.1.7.2 Review, Marijuana Facility, 120 Middle Water Street, WTM-SB, LLC
8. CC Special Permit (Sec 7.10) Marijuana Facility Review - 620 Beaulieu Street, Green Grab, Inc. Marvin Cable, Esq.
9. Zoning Text Change, Section 7.10.6.5(b) - Marijuana Establishment regarding the site plan review process -
Councilors Murphy-Romboletti & Anderson-Burgos
10. Zoning Text Change - Amend Section 4.3 "Table of Principal Uses" Principal Use A.4 "Family day care home" to
allow daycare services by Special Permit of the City Council - Councilor Bartley
11. Zoning Text Change Amendments - Discuss Odor mitigation at Marijuana Establishments and/or adding language
to typical list of conditions - Councilors Bartley, Leahy, Murphy, Vacon

PLANNING BOARD BUSINESS

- 1. Project Updates/Old Business/New Business:
a. Section 10.1.2 SPR Applicability, #4 Change in Use Review - Devon Storage Presentation, Edward Gore
b. H&H Cultivation 6 month update/NOD #7 review
c. Holyoke Landing - "Starbucks" Notice of Decision Condition #13
2. Meeting Schedule (tentative):
April 12, 2022 - Capris Pizza?
April 26, 2022 - Kindred 6 mos review; ZC Signs continued; ZC 41 Temple?
3. Minutes
4. Other Business

HOLYOKE PLANNING BOARD AND ORDINANCE COMMITTEE JOINT PUBLIC HEARINGS AGENDA
TUESDAY, MARCH 22, 2022 @ 6:30 P.M.

Meeting will take place remotely and can be accessed via www.zoom.us
https://us02web.zoom.us/j/84566085842?pwd=MlZxNnNOU0dHR3NvbFVxN0ZPbEYwUT09
Meeting ID: 845 6608 5842 Meeting Passcode: 057650 OR CALL IN: 1 646 558 8656

- 1. Zoning Text Change Cont. (2/22) - Discuss Odor mitigation at Marijuana Establishments and/or adding language to
typical list of conditions - Councilors Bartley, Leahy, Murphy, Vacon
2. Zoning Text Change, Section 7.10.6.5(b) Cont. (2/22; 3/8) - Marijuana Establishment regarding the site plan review
process (2022-1) - Councilors Murphy-Romboletti & Anderson-Burgos
3. Zoning Text Change - Amend Section 4.3 "Table of Principal Uses" Principal Use A.4 "Family day care home" to
allow daycare services by Special Permit of the City Council - Councilor Bartley

Jeffrey Burkott, Assistant Director of Planning

Please visit www.holyoke.org for a listing of city departments and contact information