



**HOLYOKE PLANNING BOARD PUBLIC HEARINGS AGENDA**

**TUESDAY, OCTOBER 24, 2023 @ 5:30 P.M.**

OCT 19 2023

**Zoom.com - Meeting ID 836 3939 8493: OR CALL IN: 1 646 558 8656**

*(all meetings are being recorded)*

**Holyoke City Clerk's  
Holyoke, MA**

- 1. Site Plan Review** (Sect. 10); **SP** (6.1.9) **Common Driveway**; and **SP** (4.6.3.2B) **Increase in Temporary Const. Fence Height - Peck Middle School** – 1916 Northampton St (110-00-028) Brennan Consulting (File #160)
- 2. Zoning Text Change** (3-7-23 MCGEE) **Cont.** (5/23; 7/25; 8/22; 9/12) — Add a section for Tiny Houses, in addition to amending Section 2 DEFINITIONS, and any other Sections that may apply to this use.

**HOLYOKE PLANNING BOARD PUBLIC MEETING AGENDA**

**TUESDAY, OCTOBER 24, 2023 @ 5:30 P.M.**

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**ZONE CHANGE / SITE PLAN REVIEW/ SUBDIVISION/SPECIAL PERMIT**

- 1. Site Plan Review** (Sect. 10); **SP** (6.1.9) **Common Driveway**; and **SP** (4.6.3.2B) **Increase in Temporary Const. Fence Height - Peck Middle School** – 1916 Northampton St (110-00-028) Brennan Consulting (File #160)
- 2. Zoning Text Change** (3-7-23 MCGEE) **Cont.**— Add a section for Tiny Houses, in addition to amending Section 2 DEFINITIONS, and any other Sections that may apply to this use. (2023-3)
- 3. Zoning Text Change Cont.** – Add Battery Energy Storage System to reflect technology advancements and needs (2022-10)
- 4. Zoning Text Change** (3-7-23 MCGEE) **Cont.** — Section 6.4.2 Exemptions be amended to add a letter (k) "Banners or signs". (2023-2)
- 5. Zoning Text Change** (3-7-23 MCGEE) **Cont.** — Add a section for Short Term Rentals, in addition to amending Section 2 DEFINITIONS and any other sections that may apply to this use. (2023-1)

**PLANNING BOARD BUSINESS**

**1. Executive Session**

- a) Topics related to proposed drive-through facility litigation (#145), 500 Easthampton Rd (213-00-003), Salmar Realty

**2. Project Updates/Old Business/New Business:**

- a. Wireless HG&E letter

**3. Meeting Schedule (tentative):**

November 14, 2023 – Elections; PH SPR Northampton St Res. Dev.; PH SPR DD Remand; PH SPR Peck Discussion; PH SP Dim Regs, 267 Elm; PH Amend NOD SP Multiple Structures, Sargeant St Convergent,  
November 28, 2023 – PH SPR ESG, 28 Water Street; Joint ZC PH Small Wireless Facilities

**4. Minutes:**

**5. Other Business:** Committee Reports

  
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Jeffrey Burkott, Assistant Director of Planning

The listing of matters are those reasonably anticipated by the chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items may also be brought up for discussion to the extent permitted by law. Agenda subject to change up to two business days (48 hours) prior to posted meeting time.



City of Holyoke

RECEIVED  
Planning Board

OCT 19 2023

Holyoke City Clerk's  
Holyoke, MA  
**HOLYOKE PLANNING BOARD & ORDINANCE COMMITTEE JOINT PUBLIC HEARINGS**  
**TUESDAY, October 24, 2023 @ 6:30 P.M.**

Holyoke City Hall, 536 Dwight St and Remote access via [www.zoom.us](http://www.zoom.us)  
<https://us02web.zoom.us/j/83177436694?pwd=OEsrK2JFYWZ5SWVldHlOQlUvQko4dz09>  
**Meeting ID:** 831 7743 6694 **Meeting Passcode:** 289877 or by **Call in** at 1 (646) 558-8656

**AGENDA**

**Zoning Text Change** (10-18-22 MALDONADO VELEZ, GIVNER) — Add a section for Battery Storage Facilities to the Zoning Ordinance (Section TBD) to reflect technology advancements and future need for such installations; new facilities will be reviewed through Section 10.0, Major Site Plan Review. (Continued jointly from 12-13-22, 1-24/23; 4-25, 5-23, 8/22; solely PB 3/28, 4/11, 5/9; 7/11,7/25 (2022-10)

**Zoning Text Change** (3-7-23 MCGEE) — Section 6.4.2 Exemptions be amended to add a letter (k) "Banners or signs associated with a civic or municipal program may be allowed in all districts. Community or commercial sponsorship may be displayed on said banner or sign provided that the banner or sign itself is not to be greater than six (6.0) square feet. These installations must be approved by the City and by the Department of Public Works as applicable". (Continued jointly from 4/25, 5/23, 8-22) (2023-2)

**Zoning Text Change** (3-7-23 MCGEE) — Add a section for Short Term Rentals, in addition to amending Section 2 DEFINITIONS, and any other sections that may apply to this use. (Continued jointly from 4/25, 5/23, 8/22; solely PB 7/11) (2023-1)