



HOLYOKE PLANNING BOARD PUBLIC HEARINGS AGENDA
TUESDAY, NOVEMBER 14, 2023 @ 5:30 P.M.
Zoom.com - Meeting ID 836 3939 8493; OR CALL IN: 1 646 558 8656
(all meetings are being recorded)

- 1. Special Permit Dimensional Regulations in a DR Zone** (Sect 8.8.4) – GEM Holdings, 267 Elm Street (004-03-004), GEM Holdings, LLC (2023-20)
- 2. Special Permit Multiple Structures** (Sect 5.4) **Modification to extend time** – Convergent Energy & Power, LP, Sargeant Street (019-01-003), Energy Storage 1, LLC (2023-21)
- 3. Site Plan Review** (Sect. 10) **Northampton St Residential Development Cont.** (10/11; 11/29; 12/13/2022; 1/10/23; 2/14; 3/28; 5/9; 7/11; 9/12) - Northampton St (223-00-001; 005; & 008) JSH Nominee Trust (File #157)
- 4. Site Plan Review** (Section 10) **Remand Cont.** (9/13/22; 12/13; 2/14/23; 4/11; 6/13; 8/8; 10/10) - Dunkin Donuts and Delaney's Market, 500 Easthampton Road, Salmar Realty (213-00-003)

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RECEIVED

NOV 09 2023

Holyoke City Clerk's
Holyoke, MA

ZONE CHANGE / SITE PLAN REVIEW/ SUBDIVISION/SPECIAL PERMIT

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- 5. Zoning Text Change Discussion** – Add Battery Energy Storage System to reflect technology advancements and needs (2022-10)

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. Short-term Rentals Discussion
 - b. S&S Lincoln St EV Amendment
- 3. Meeting Schedule (tentative):**
November 28, 2023 – PH SPR ESG, 28 Water Street; PH SP Parking, Crafts Block-High St; Joint ZC PH Small Wireless Facilities; Tiny Houses, and Sec 6.4.2 Exemptions (banners; signs)
December 12, 2023
December 26, 2023
January 23, 2024 - Joint ZC PH Short-term rentals
- 4. Minutes:** 11-29-22 PH SPR Northampton St; 8-22-23 PH ZC Tiny Houses, BESS, DR to BC, Almonte, Short term rentals; Section 6.4.2 Exceptions (banners/signs); 9-12-2023 PH SP Log Cabin, Marcotte Ford, PH ZC Tiny Houses, PH SPR Northampton St; 9-19-23 PH SP Marcotte Ford; 10-10-23 Planning, PH ZC Tiny Houses, PH SP Marcotte Ford sign, and Euphorium Fence ; 10-24-23 Planning, PH ZC Tiny Houses, Bess, and Section 6.4.2 Exceptions (banners/signs); 11-1-2023 Planning
- 5. Other Business:** Committee Reports

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.