

**EAST LONGMEADOW PLANNING BOARD  
MEETING NOTICE**

Date: January 15, 2019

Time: 6:00 PM

Place: School Committee Conference Room  
East Longmeadow High School, 180 Maple St., East Longmeadow, MA



**\* \* \* \* \* AMENDED AGENDA**

**CALL THE MEETING TO ORDER**

(Pursuant to Mass General Law as we are recording this meeting for the minutes and ELCAT is taping the meeting, if anyone else is recording this meeting please identify yourself and your organization)

**CALL THE ROLL**

**APPROVAL OF MINUTES**

December 18, 2018

**CONTINUED PUBLIC HEARINGS:**

No continued hearings

**CONTINUED ZONING AMENDMENT PUBLIC HEARINGS:**

No Continued hearings

**NEW PUBLIC HEARINGS:**

- 1. Case MT SP 2019-01: Wondering Spirit** – Request by applicant for a Special Permit for massage therapist facilities at 169 Shaker Road (Assessor's Parcel 18-11A-0), a 0.36+/- acre site, in the Industrial zoning district. Applicant: Wesley Crouch, 169 Shaker Road, East Longmeadow, MA 01028

**SITE PLAN WAIVER REQUESTS:**

- 2. SPRW 2019-01:** Request by Applicant for Site Plan Waiver for a commercial & residential real estate sales office and real estate school at 674 North Main Street (Assessor's Parcel 1A-23-

In accordance with the Americans with Disabilities Act (ADA), if any accommodations are needed, please contact Constance Brawders at 413-525-5400 x 1701 or (constance.brawders@eastlongmeadowma.gov) or MassRelay 711. Requests should be made as soon as possible but at least 48 hours prior to the scheduled meeting.

The matters listed are those reasonably anticipated by the Chair to be discussed at the meeting. Not all items listed may, in fact, be discussed.

Other items not listed may be brought up for discussion to the extent permitted by law.

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63) on a 0.17 acre site located in the Business zoning district. Applicant: Steven E. Rovithis, 75 Brooks Road, Longmeadow, MA 01106.

3. **SPRW 2019-02:** Request by Applicant for Site Plan Waiver for a Home Office at 123 Orchard Road (Assessor's Parcel 46-76-32) a 0.74 acre site located in the Res A (RA) zoning district. Applicant: Peter Levesque, 123 Orchard Road, East Longmeadow, MA 01028.
4. ~~\*SPRW 2019-03: Request by applicant for Site Plan Waiver for a Medical Office tenant at 98 Shaker Road (a/k/a 94 Shaker Road—Assessor's Parcel ID 28-7-B) within a 16,000 SF office structure on a 2.67 acre site located in the Business zoning district. Applicant: Mercy Medical Group, Inc. d/b/a Trinity Health of New England Medical Group, 98 shaker Road, East Longmeadow, MA 01028.~~

**ANR:**

5. **ANR 2019-01 Capri Drive and Amalfi Place:** Request by applicant for endorsement of a plan believed not to require subdivision approval under Subdivision Control Law to merge Lot 3 Capri Drive (Assessor's Parcel ID 44-10-30) and Lot 4 Amalfi Place (Assessor's Parcel ID 44-10-4) for a combined lot totaling 2.66+/- acres located in the Residence AA zoning district. Applicants: John F. And Sarah Mahan, 33 Glen Heather Drive East Longmeadow, MA 01028.
6. **ANR 2019-02 Somers Road:** Request by applicant for endorsement of a plan believed not to require subdivision approval under Subdivision Control Law to create four (4) new lots along Somers Road (Assessor's Parcel ID 79-30-J), consisting of 6.5+/- acres from a 35.40 acre parcel, located in the Res A and Res AA zoning districts. Applicant: James Haberern, 347 Pinehurst Drive, East Longmeadow, MA 01028.

**SIGN PERMITS:**

7. **2019-01-SIGN 227 Shaker Road:** Request by applicant, PMG SLB I, LLC (a/k/a Shell), for approval of two (2) wall signs, having the combined area of 66 SF, to be installed at 227 Shaker Road (Assessor's Parcel ID 18-3-0) in the Industrial zoning district. Applicant's agent: JEM Sign Corp (d/b/a Tee Pee Signs), 470 South Franklin Street, Hempstead, NY 11550.
8. **2019-02-Sign 62 Center Square:** Request by applicant, United Bank, for wall sign replacement with new sign area consisting of 27.5 SF, to be installed at 62 Center Square (Assessor's Parcel

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ID 27-35-A) in the Business zoning district. Applicant's agent: Heather Dudko, National Sing Corp., 2 Phoebe Way, Worcester, MA 01605.

9. **2019-03-Sign 62 Center Square:** Request by applicant, United Bank, for wall sign replacement with new sign area consisting of 23 SF, to be installed at 62 Center Square (Assessor's Parcel ID 27-35-A) in the Business zoning district. Applicant's agent: Heather Dudko, National Sing Corp., 2 Phoebe Way, Worcester, MA 01605.
10. **2019-04-Sign 572 N. Main St.:** Request by applicant, Valerie Robustelli, for ground sign replacement with new sign area consisting of 64 SF, to be installed at 572 North Main St. (Assessor's Parcel ID 2B-94-568) in the Business zoning district. Applicant: Valerie L. Robustelli, 18 Brayton Dr. Southwick, MA 01077.
11. **2019-05-Sign 572 N. Main St.:** Request by applicant, Valerie Robustelli, for wall sign replacement with new sign area consisting of 4 SF, to be installed at 572 North Main St. (Assessor's Parcel ID 2B-94-568) in the Business zoning district. Applicant: Valerie L. Robustelli, 18 Brayton Dr. Southwick, MA 01077.
12. **2019-06 Sign 51 Prospect Street:** Request by applicant, Jose Cide of Right at Home, for the installation of a wall sign having an area of 5.5 SF to be installed at 51 Prospect Street (Assessor's Parcel ID 27-154A-A) in the Res C zoning District. Applicant's Agent: Amanda Anderson, Sign Techniques, and P. O. Box 237 Chicopee, MA 01021.
13. **2019-07 Sign 51 Prospect Street:** Request by applicant, Jose Cide of Right at Home, for the installation of a ground sign panel having an area of 8 SF to be installed at 51 Prospect Street (Assessor's Parcel ID 27-154A-A) in the Res C zoning District. Applicant's Agent: Amanda Anderson, Sign Techniques, P. O. Box 237 Chicopee, MA 01021.
14. **2019-08 Sign 38 Center Square:** Request by applicant, Golden Years Home Care, for a temporary banner having an area of 28 SF to be installed at 38 Center Square (Assessor's Parcel ID 27-158-0) in the Business zoning district. Applicant's Agent: Tracy Janik, Sign Techniques, 361 Chicopee St. P. O. Box 237 Chicopee, MA 01013.

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**OTHER BUSINESS:**

**ADMINISTRATIVE MATTERS:**

Comments from Conservation Commission for plan submittals: No Comments

Forms

\*\*Annual Town Report – Due February 11, 2019

Update to Master Plan

**EXECUTIVE SESSION**

\*\*\*Pursuant to MGL Ch. 30A, §21 (a) (3) regarding potential resolutions of certain litigation pending against the Town.

**ADJOURN:**

**DATE OF NEXT MEETING:**

The next scheduled meeting of the Planning Board is February 5, 2019.

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