

MARK CAVANAUGH, Chair
MELISSA O'BRIEN, Vice-Chair
DIANE SUPCZAK-MULVANEY, Clerk
BRAD HUTCHISON, Member
JOANNA BROWN, Member
VACANT, Associate Member

RICHARD HARRIS, Director of Planning & Conservation

**TOWN OF SOUTH HADLEY
PLANNING BOARD**

NOTICE OF PUBLIC HEARING

The South Hadley Planning Board, in accordance with the provisions of Chapter 40-A, Section 11, Massachusetts General Laws will hold a public hearing on Monday February 24, 2020 at 6:30 p.m. in the Selectboard Meeting Room of the South Hadley Town Hall at 116 Main Street, South Hadley, MA to consider and discuss the application of Luis Builders, Inc.; 37 Westbrook Road, South Hadley, MA 01075 for a Special Permit under Sections 255-7, 255-19, Article VII (specifically Section 255-45), Article VIII, and Article IX of the Town's Zoning Bylaw. The applicant is seeking a Special Permit to allow development of a mixed use building consisting of five (5) residential dwelling units and some commercial/business space in one structure on a single parcel. Additional elements of the development include parking, landscaping, utilities, Stormwater management systems, and similarly related items. As part of their project, the applicant is proposing a sign to be illuminated with goose neck lights pursuant to Section 255-85 of the Zoning Bylaw.

The subject property is located along the north side of Bridge Street (aka Route 116) and identified on Assessor's Map Number #5C as Parcel #21. The property is located in the Business B zoning district and is within the South Hadley Falls Overlay District and within the South Hadley Falls Smart Growth Zoning District.

Plans and the application may be viewed at the Office of the Planning Board during normal office hours (8:30 a.m. to 4:30 p.m.). Additionally, the plans and application are posted on the Planning Board's "Project Plans A through L" page on the Town's website www.southhadleyma.gov in a section titled "Bridge Street (36) - SP 2020 - Mixed Use Redevelopment". Also, all materials and records of the meeting held on February 10, 2020 are incorporated into this record.

Any person interested in, or wishing to be heard regarding, this application should appear at the time and place designated.

Diane Supczak-Mulvaney, Clerk
South Hadley Planning Board

Publication: Friday, February 07, 2020
Friday, February 14, 2020