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DEPARTMENT OF COMMUNITY DEVELOPMENT, CITY HALL, 70 ALLEN STREET, RM 205, PITTSFIELD, MA 01201

AGENDA COMMUNITY DEVELOPMENT BOARD TUESDAY, FEBRUARY 7, 2012 7:00 P.M. CITY HALL, CITY COUNCIL CHAMBERS

ROLL CALL:

MINUTES:

December 6, 2011 & January 17, 2012

DETERMINATION THAT SUBDIVISION APPROVAL IS NOT REQUIRED:

1. Plan of land prepared by Frederick J. Haley for James Arace for property located at 1685 West Housatonic Street. (Map B3-1-6)
2. Plan of land prepared by Mary Ann T. Corcoran, Hill Engineers for Charles Gamba for property located at 272 Benedict Road. (Map J12-2-148)
3. Plan of land prepared by James E. Seidl of SK Design Group for AITF Realty (Kurt Hospot) for property located at 399 Churchill Street. (Map C11-2-3)
4. Plan of land prepared by James E. Seidl of SK Design Group for William O'Donnell for property located at 8 & 12 Southbrook Lane. (Map B8-2-263)

ZONING:

1. **Public Hearing** – An application from Douglas Zahn under Article 23-4, Section 4.307 for a Corner Lot Variation for property located at 25 Sheffield St. to construct an addition to an existing residential structure. (Map F14-1-3)
2. **Public Hearing – Special Permit & Definitive Subdivision.** An application submitted by Steven & Sandra Ray entitled “Shannon Drive” for a special permit to allow 22 residential units at 453 West Street under Article 23-7, Section 7.848 (Flexible Development) of the Pittsfield Zoning Ordinance and a Definitive Subdivision Plan under the Pittsfield Subdivision Regulations. (Maps F8-5-220 & G8-1-75) **(The Applicant is requesting a continuance to the March 6, 2012 meeting – request is enclosed)**
3. **Site Plan Review Approval** – An application submitted by Michael A. Bianco requesting a waiver pursuant to Section 7.5 of the Zoning Ordinance, in relation to a prior Site Plan Approval under Section 7.723 (Nurseries [Retail], Landscape Gardening or Greenhouses) issued on October 23, 2007. (Map E16-1-404)

ADMINISTRATION:

1. New Business:

- a. A request from the City Council for the Community Development Board to consider acting as petitioner for a zoning ordinance amendment regarding the regulation of methadone clinics and suboxone clinics.

2. Old Business:

3. Reports of Boards, Staff and Commission Members

- a. Letter dated January 18, 2012 from David & Kris Mackey regarding blight concerns for property located at 15 Hazelwood Terrace.
- b. Letter from the Pittsfield Historical Commission notifying the Community Development Board that the Demolition Delay Bylaw has been triggered for the structure located at 151 Fenn Street (the "Plunkett School).
- c. Urban Land Institute – Technical Assistance Panel
- d. Upper North Street/New Road Rezoning Petition

4. Adjournment

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