



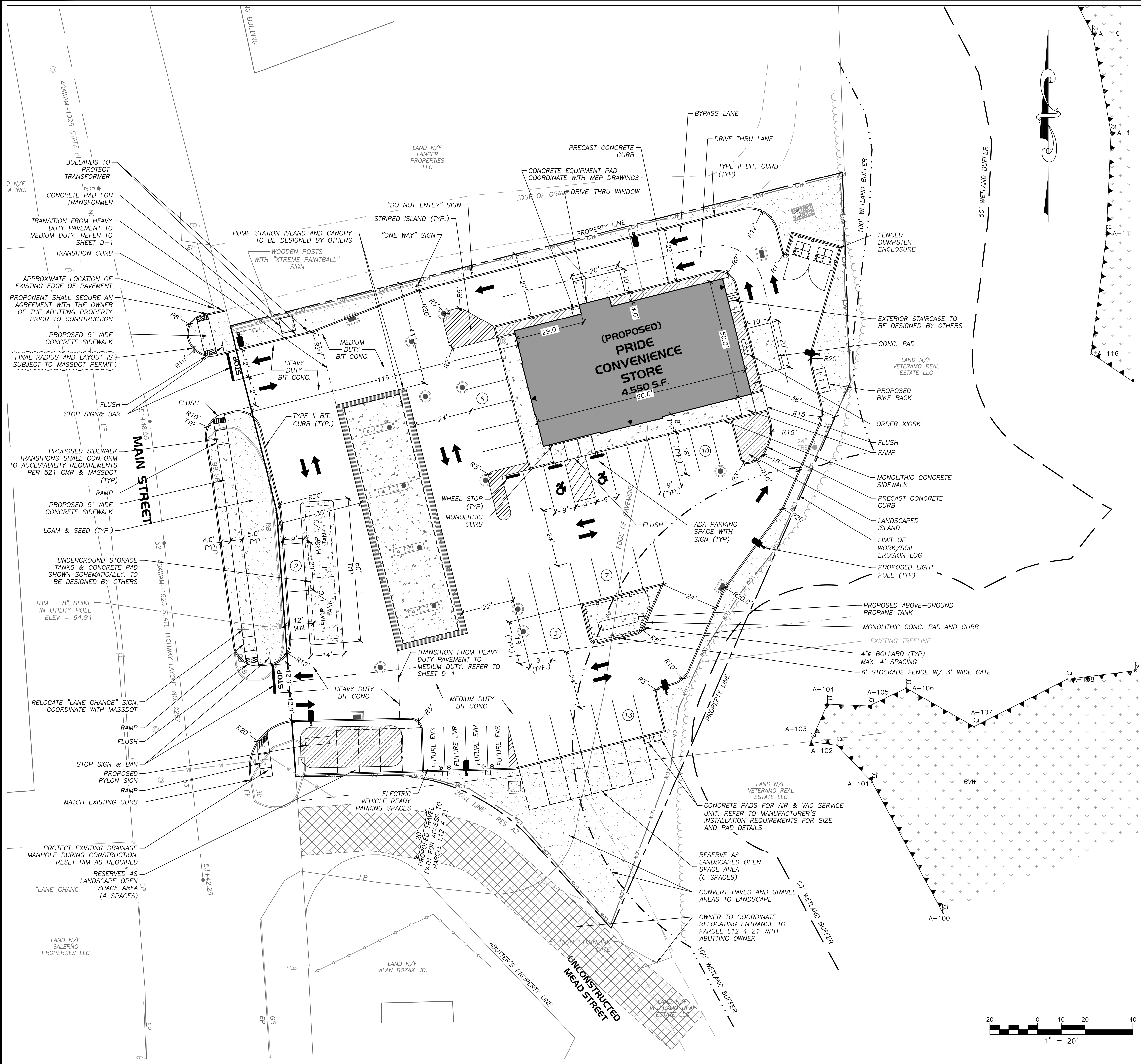
**Planning Board  
AGENDA**

Thursday, December 18, 2025 - 6:00 PM

Regular Meeting  
Agawam Senior Center  
954 Main Street  
Agawam, MA 01001

A. Planning Board

- 1) Plan Revisions-395 Main Street-Pride Operating, LLC
- 2) APPROVAL OF MINUTES-December 4, 2025
- 3) Correspondences



**LAYOUT NOTES**

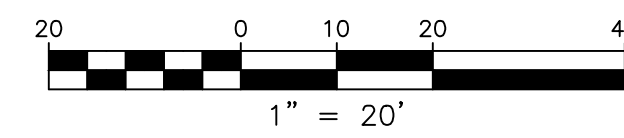
1. SITE CONTRACTOR SHALL REFER TO REMAINING PLAN SET FOR INFORMATION REGARDING SITE LAYOUT.
2. IT SHALL BE THE SITE CONTRACTORS RESPONSIBILITY TO CROSS REFERENCE INFORMATION CONTAINED IN OTHER SHEETS WITH SITE INFORMATION SHOWN HEREON.
3. PRIOR TO SUBMITTING THEIR BID FOR CONSTRUCTION, THE SITE CONTRACTOR SHALL COMMUNICATE ANY DISCREPANCIES BETWEEN THE PROPOSED DESIGN AND THE SAID SPECIFICATIONS WITH THE PROJECT PROPONENT AND LANDSCAPE ARCHITECT/ENGINEER. SHOULD THE SITE CONTRACTOR FAIL TO COMMUNICATE ANY DISCREPANCIES, HE/SHE SHALL BE RESPONSIBLE FOR ANY COSTS RESULTING FROM SAID DISCREPANCY.

**SIGNAGE AND PAVEMENT MARKING NOTES**

1. STRIPE ALL PARKING AREAS AS SHOWN, INCLUDING PARKING SPACES, STOP BARS, CROSSWALKS, AND ACCESSIBLE ROUTE MARKINGS AND SYMBOLS USING WHITE TRAFFIC PAINT. PAINTED ISLANDS, FIRE LANES, AND TRAVEL WAY CENTERLINES SHALL BE PAINTED USING YELLOW TRAFFIC PAINT. ALL TRAFFIC PAINT SHALL CONFORM TO AASHTO M248 TYPE "N".
2. STOP BARS SHALL BE 12" WIDE (WHITE).
3. ALL PARKING STALL LINES SHALL BE 4" WIDE (WHITE).
4. ALL PAVEMENT MARKINGS AND SIGNS SHALL CONFORM TO "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES", "STANDARD ALPHABETS FOR HIGHWAY SIGNS AND PAVEMENT MARKINGS", MASSDOT, STATE BUILDING CODE AND ADA REQUIREMENTS, AND AS SHOWN ON THE PLANS & DETAILS.

**ACCESSIBILITY NOTES**

1. ALL ACCESSIBLE ROUTES, TRANSITIONS, AND ACCESSIBLE PARKING/LOADING AREAS, INCLUDING ALL ENTRANCES TO BUILDING, SHALL ADHERE TO 521 CMR.
2. SHOULD THE ARCHITECT PROVIDE ADDITIONAL ENTRANCES OR MEANS OF EGRESS, ADDITIONAL ACCESSIBLE ROUTES MAY BE REQUIRED.
3. IT IS THE RESPONSIBILITY OF THE ARCHITECT AND CONTRACTOR TO NOTIFY THE ENGINEER AND LANDSCAPE ARCHITECT OF ANY CHANGES TO THE PROPOSED BUILDING THAT WOULD AFFECT THE ACCESSIBILITY REQUIREMENTS OF THE PROPOSED SITE.
4. THE CONTRACTOR SHALL REVIEW IN DETAIL THE REQUIREMENTS OF 521 CMR AND SHALL BE RESPONSIBLE FOR CONFORMANCE WITH SAID REGULATIONS.



**FOR BID**  
**NOT FOR CONSTRUCTION**

**RLA**  
**R LEVESQUE ASSOCIATES INC.**  
Landscape Architects  
Civil Engineers - Land Surveyors  
Environmental Consultants  
ph: 413.568.0985 fax: 413.568.0986  
40 School Street  
Westfield, MA 01085  
rlaland.com

**LAYOUT & MATERIALS PLAN**  
**395 Main Street**  
**Agawam, Mass.**  
**(PARCEL D'S: K12 5 1 & K12 5 2)**

**PREPARED FOR:**  
GPM Investments, LLC  
c/o Mr. Hamilton Ramos  
246 Cottage Street  
Springfield, MA 01104

**ISSUANCE DATE:** May 17, 2024

REVISIONS:	DATE:
A. Addition of equipment pads	12/03/24
B. MassDOT comments	5/14/25
C. Utility revisions	11/19/25

**DRAFTED BY:** R.E.L.

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**SCALE:** As Noted

**RLA PROJ. NUMBER:** 220117

DRAWING#	REV.
<b>C-4</b>	<b>C</b>

# Agawam Planning Board December 4, 2025

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## MEMBERS PRESENT:

Violet Baldwin, Chair  
Michael DiLullo  
Michael Cleavall

## MEMBERS ABSENT:

Frank DeStefano, Vice Chair  
Charles Elfman

## ALSO PRESENT:

Taryn Egerton

Ms. Baldwin called the meeting to order at 12:00pm.

### 1. FORM A – 404 Silver Street – Silver Street Energy Storage

Ms. Baldwin stated that the Board received memos from both Inspection Services and Engineering. There were no comments. Eric Weinstein, New Leaf Energy, was in attendance to present the ANR plan. He stated they are proposing to create a second lot, one for the current residence and one for the business. He explained that each parcel would have over 100' of frontage. Mr. Weinstein also stated that the residential lot will be 1.269 acres and the dwelling is 59' from the front lot line and 15' from the side lot line. He explained that the second lot will be 4.25 acres.

Motion was made by Mr. Cleavall and seconded by Mr. DiLullo to approve the plan for 404 Silver Street for Silver Street Energy Storage under "Subdivision Control Law not Required"

VOTE 3 – 0

### 2. APPROVAL OF MINUTES November 20, 2025

Motion was made by Mr. DiLullo and seconded by Mr. Cleavall to approve the November 20, 2025 minutes as written.

VOTE 3 – 0

### 3. Correspondences

None

Motion made by Mr. DiLullo and seconded by Mr. Cleavall to adjourn the meeting.

VOTE 3 – 0

Meeting adjourned at 12:05pm.