

Gateway

Former Mobil Service Station

229 Center Street,
Chicopee, MA 01013

Property Description

Located at the gateway to downtown Chicopee, this vacant property is a closed site near residential uses. It was historically occupied by a service station. There is an AUL on part of the property, restricting residential, school, day care, nursery or playground/recreational uses.

Owner: Bisket Chicopee LLC

Size: 1.02 acres

FY12 assessed value: \$430,100

Zoning: Business B

Date acquired: 2005 - 2008

Previous owners: ExxonMobil Oil Corporation, Chester E. Ferenc, Michael R. Grabiec III, and Chicopee Housing Authority (purchases)

Brownfield Issues

- AUL limits potential uses
- 8 Storage tanks removed (gasoline, waste and fuel oil)

Reuse Scenarios

- Gateway park
- Retail or institutional use
- Transportation use
(ex. EV charging station)

Key Next Steps

1. Research AUL issues
2. Determine preferred use
3. Create a gateway park or support private development

Potential Resources

- EPA Assessment grant (if available through City or other public entity)
- MassDevelopment Assessment/Cleanup loans
- Federal and Massachusetts brownfields tax incentives

