



William F. Martin  
Mayor

City known as the Town of  
**GREENFIELD, MASSACHUSETTS**

**PLANNING BOARD**

Town Hall • 14 Court Square • Greenfield, MA 01301  
Phone 413-772-1549 • Fax 413-772-1309  
EricT@greenfield-ma.gov • www.greenfield-ma.gov

*Members:*  
Twarog, Eric  
Director, Planning & Dev.

Desorgher, Virginia (2016)  
Pottern, Jamie (2016)  
Sibley, Clayton (2015)  
Smith, Linda (2016)  
Touloumtzis, George (2017)  
Wedegartner, Roxann (2017)

MEETING NOTICE  
GREENFIELD PLANNING BOARD  
**\*\*Department of Planning and Development\*\***  
**114 Main Street**  
Thursday, November 6, 2014  
**\*\*\* 7:00 p.m. \*\*\***  
**AGENDA**

CHAIRS STATEMENT: This meeting is being recorded. If any other persons present are doing the same you must notify the chairperson at this time.

1. Call to order by Chairperson
2. Approval of Meeting Minutes from October 16, 2014
3. Presentation on Greenfield's Community Development Block Grant (CDBG) Program by Alice Connelley
4. Presentation of the final Draft of the Housing Plan for Greenfield by Megan Rhodes of the FRCOG
5. ZBA Recommendations:
  - a. Application of Buckley Health Center for property located at 95 Laurel Street, which is located in the Urban Residential (RA) Zoning District, for a special permit pursuant to Sections 200-6.5 and 200-8.3 of the Zoning Ordinance to allow parking and access improvements behind the existing Buckley Health Center.
  - b. Application of Daniel Fisher for property located at 37 Columbus Avenue (Assessor's Map 73, Lot 28), which is located in the Urban Residential (RA) Zoning District, for a special permit pursuant to Sections 200-4.4(C17) and 200-8.3 of the Zoning Ordinance for a kennel license to allow four (4) dogs at this location.
  - c. Application of Robert Savage for property located at 38 Haywood Street (Assessor's Map 91, Lot 44), which is located in the Urban Residential (RA) Zoning District, for a special permit pursuant to Sections 200-6.1; 200-8.3; and 200-8.4 of the Zoning Ordinance for the expansion of legal nonconforming uses related to manufacturing and associated industries at this location.
  - d. Application of James Renaud for property located at 261-265 Federal Street (Assessor's Map 91, Lot 28), which is located in the Limited Commercial (LC) Zoning District, for a special permit pursuant to



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Sections 200-4.8(C5); 200-8.3; and 200-8.4 of the Zoning Ordinance for the conversion of a mixed-used building into a five (5) unit multi-family dwelling at this location.

- e. Application of The Community Builders, Leyden Woods Limited Partnership for property identified as Assessor's Map R28, Lot 27A, which is located in the Suburban Residential (RB) Zoning District, for a modification of an existing special permit pursuant to Sections 200-5.3(E2); 200-6.5(A4); and 200-8.3 of the Zoning Ordinance in order to allow the following amendments to the original special permit, including the reduction of required parking spaces; reduction in required building separation to fifteen feet; and reduction of the required front, side, and rear yard setbacks at this location.

6. Discussion Item

- a. Potential Zoning Amendments

7. Board and Staff Reports

8. Set next meeting date

9. Adjourn

\* Please note that the list of topics in this notice was comprehensive at the time of posting, however the public body may consider and take action on unforeseen matters not specifically named in this notice.

**Executive session may be called.**