



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 (2019)  
Moscaritolo, David (2019)  
Pottern, Jamie (2018)  
Roberts, Charles (2017)  
Smith, Linda (2019)  
Touloumtzis, George (2018)

MEETING NOTICE  
**GREENFIELD PLANNING BOARD**  
**\*\*Department of Planning & Development\*\***  
**114 Main Street**  
**Thursday, July 6, 2017**  
**\*\*\* 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 June 21, 2017.
3. Site Plan Review:
  - a. Application of Edward Nix for property located at 46 Wells Street (Assessor's Map 58, Lot 11), which is located within the Central Commercial (CC) Zoning District, for site plan review and approval pursuant to Sections 200-4.7(B7), 200-4.7(B12) and 200-8.4 of the Zoning Ordinance in order to allow a mixed use development (business/residential) consisting of a small engine repair business and upper story apartment at this location.
4. ZBA Recommendation:
  - a. Application of Franc Kromholz for property located at 14 Sanderson Street (Assessor's Map 77, Lot 20), which is located in the Urban Residential (RA) Zoning District, for a special permit pursuant to Sections 200-5.3 and 200-8.3 of the Zoning Ordinance in order to allow a reduction of the required side yard setback from ten (10) feet to eight (8) feet and required front yard setback from twenty-five (25) feet to twenty-four feet 5 ¼ inches for the construction of a deck and porch at this location.
5. Discussion Items:
  - a. Proposed amendments to the Zoning Ordinance to incorporate Low Impact Development.
  - b. Proposed amendments to the Subdivision Regulations to incorporate Low Impact Development.



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6. Board and Staff Reports
7. Set next meeting date
8. 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.**