

DRAFT

PLANNING BOARD

TOWN OF GREENFIELD, MASSACHUSETTS
14 Court Square, Greenfield, MA 01301

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GREENFIELD PLANNING BOARD
Minutes of June 17, 2010
114 Main Street

The meeting was called to order at 4:45 p.m. with the following members:

PRESENT: Roxann Wedegartner, Chair; Linda Smith, Vice-chair; May Newton, Clerk; Clayton Sibley; James Allen; alternate Joshua Parker and Tom McLellan.

ABSENT: Tim Gorts

Approval of Minutes

MOTION: Moved by Sibley, seconded by Smith and voted 5:0 to approve the meeting minutes from May 13, 2010 and June 3, 2010.

ZBA Recommendations

- a. Vitaliy & Fevroniya Mikhaylichenko, 31 Mill Street – Application for a special permit to allow: 1) a two-family dwelling within the General Commercial (GC) Zoning District pursuant to Section 200-4.9(C7) of the Zoning Ordinance, and 2) to allow the change, extension or alteration of a nonconforming use pursuant to Section 200-6.1(C1) of the Zoning Ordinance.

Board discussed parking and the existing frontage nonconformity of the property.

MOTION: Moved by Smith, seconded by Newton, and voted 5:0 to send no recommendation to the ZBA due to lack of information on parking and the existing frontage nonconformity of the lot.

- b. Neisha Wright, 158 Davis Street - Application for a special permit to allow: 1) a three-family dwelling within the Urban Residential (RA) Zoning District pursuant to Sections 200-4.4(C3), 200-7.2, and 200-8.3 of the Zoning Ordinance, and 2) to allow a twenty (20) percent reduction of dimensional requirements (lot area) pursuant to Sections 200-5.3(E2) and 200-8.3 of the Zoning Ordinance.

Board reviewed submitted site plan and discussed parking.

MOTION: Moved by Sibley, seconded by Newton, and voted 5:0 to send a positive recommendation to the ZBA on the application of Neisha Wright.

Action Items

- a. Annual Re-organization

MOTION: Moved by Sibley, seconded by Allen, and voted 5:0 to nominate Roxann Wedegartner as Chair, Linda Smith as Vice-chair, and Mary Newton as Clerk of the Planning Board.

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Adjournment

MOTION: Moved by Sibley, seconded by Newton, and voted 5:0 to adjourn the meeting at 5:02 p.m.

Respectfully Submitted,

Eric Twarog, AICP
Senior Planner/GIS Coordinator