



Roxann Wedegartner
Mayor

City of
GREENFIELD, MASSACHUSETTS

ZONING BOARD OF APPEALS

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

Members:
Twarog, Eric
Director, Planning & Dev.

Gilkes, Debra (2025)
Maloni, Mark (2026)
Moschella, Victor (2026)
Singer, David (2024)
Winn, James (2026)
Wozniak, Peter (2026)

MEETING NOTICE
GREENFIELD ZONING BOARD OF APPEALS
****2nd Floor Meeting Room****
20 Sanderson Street

Thursday, November 9, 2023

***** 6:30 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
2. Discussion Items:
 - a. Discussion of Off-site Improvements with Attorney Jesse Belcher-Timme.
3. Public Hearings:
 - a. **7:00 p.m.:** Application of Andrew Huckins for property located at 172 Highland Avenue (Assessor's Tax Map R01, Lot 4), which is located in the Urban Residential (RA) Zoning District, for appeal of the Notice of Violation dated September 18, 2023 stating that the premises is being used as a Lodging/Boarding House.
 - b. **7:15 p.m.:** Application of ALDI, Inc. for property located at 208 Mohawk Trail (Assessor's Tax Map 37, Lot 5), which is located in the General Commercial (GC) Zoning District, for a special permit pursuant to Sections 200-6.7(F); and 200-8.3 of the Zoning Ordinance, in order to allow signage area greater than allowed by zoning regulations for the new ALDI's grocery store at this location.
 - c. **7:30 p.m.:** Application of Jennifer Moser for property located at 678 Bernardston Road (Assessor's Tax Map R14, Lot 21), which is located in the Suburban Residential (RB) Zoning District, for a special permit pursuant to Sections 200-6.1; 200-7.18; 200-8.3; and 200-8.4 of the Zoning Ordinance, in order to allow reduced side and front yard setback for an attached garage and Accessory Dwelling Unit at this location.
 - d. **7:45 p.m.:** Application of Carolyn Gargone for property located at 6 Power Court (Assessor's Tax Map 30,



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Lot 12), which is located in the General Commercial (GC) Zoning District, for a special permit pursuant to Sections 200-4.9(C37); 200-6.1(C); 200-7.18; 200-8.3; and 200-8.4 of the Zoning Ordinance, in order to allow the conversion of a legal nonconforming structure into a Detached Accessory Dwelling Unit at this location.

3. Approval of Meeting Minutes from October 19, 2023.
4. Correspondence
5. 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.