



TOWN OF HADLEY, MASSACHUSETTS

OFFICE OF THE PLANNING BOARD

PLANNING BOARD AGENDA

TUESDAY, JUNE 15, 2021
6:30 pm

VIRTUAL MEETING

1. **6:30pm** **Open Agenda – Office Hours**
[Administrative matters (including waivers, and amendments of prior actions), general questions about the Zoning Bylaw and development, Approval Not Required plans, and filing of applications on a first-come/first serve basis – a signup sheet is available at 6:15 pm. Public hearings begin at 6:45, but the Planning Board will not adjourn after the public hearings until all remaining administrative matters have been addressed.]
2. **6:45 pm** **Public Hearings & Scheduled Appointments**
 - a. Public Hearing on adoption of Planning Board regulations:
 - i. for Payment-in-lieu for Inclusionary Zoning and
 - ii. Regulations under MS-4 for Hadley Stormwater Bylaw implementation.
 - b. Public Hearing to review the application of Hadleaf Holistic Greens Dispensary for a Special Permit: Adult Use Marijuana and Site Plan Approval for property located at 251 Russell St.
 - c. Public Hearing to review the application of Kevin Michelson for a Special Permit to create an Accessory Apartment at 18 Grand Oak Farm Road. **continued 2/18/2020; 5/19/2020; 1/19/2021; 3/16/2021; 5/18/2021; 6/15/21. Anticipate further continuance.**
 - d. Public Hearing to review the application to Redevelop Hadley Garage for a Special Permit: Site Plan Approval for property located at 97 Russell St. (former Hadley Garage, aka Niedbala's Garage) **continued 2/18/2020; 3/17/2020; 4/21/2020; 12/1/2020; 2/2/21; 4/20/2; 6/15/21. Anticipate further continuance.**
 - e. Pioneer Valley Planning Commission [scheduled appointment]– FY 2021 Work Program; definitons; Inclusionary zoning buyout; Planning Board Regulations for MS4 compliance
3. **Other**
 - a. Affordable Housing Trust Fund Updates

- b. Planning Board Procedures
- c. Bills & Correspondence; payroll
- d. Future discussion topics

“Doors” open at 6; meeting begins at 6:30

William Dwyer is inviting you to a scheduled Zoom meeting.

Topic: Hadley Planning Board Meeting

Time: Jun 15, 2021 06:00 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://zoom.us/j/95288640892?pwd=NU1SNDFnOHFDUnRIOFVPRDNxK2V4dz09>

Meeting ID: 952 8864 0892

Passcode: 930259

One tap mobile

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Dial by your location

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+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

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Passcode: 930259

Find your local number: <https://zoom.us/u/ajMasMK5J>

The full text of the Governor's order may be found here: https://41g41s33vxdd2vc05w415s1e-wpengine.netdna-ssl.com/wp-content/uploads/2020/03/OpenMtgLaw_ExecOrder_Mar32020.pdf