

**OFF STREET PARKING REQUIREMENTS**

TOWN OF GREENFIELD, MA ZONING BYLAW:  
 CODE OF THE CITY OF GREENFIELD, MASSACHUSETTS  
 AS AMENDED THROUGH OCTOBER 20, 2021 CITY OF GREENFIELD ZONING ORDINANCE  
 OCTOBER 20, 2021 CHAPTER 200 ZONING

**SITE DATA - 40,400 SF**

EXISTING BUILDING: USE GROUP R-1 HOTEL

EXISTING GUEST ROOMS: 59  
 EXISTING PARKING SPACES: 58  
 REQUIRED PARKING SPACES: 60 (-2)  
 ACCESSIBLE SPACES: 3 (1 VAN)

PROPOSED GUEST ROOMS: 63  
 PROPOSED PARKING SPACES: 62  
 REQUIRED PARKING SPACES: 64 (-2)  
 ACCESSIBLE SPACES: 3 (1 VAN)

200-6.5. PARKING REQUIREMENTS  
 TABLE OF REQUIRED OFF-STREET PARKING SPACES  
 ONE (1) SPACE FOR EACH BEDROOM, PLUS THREE (3) SPACES FOR EACH TWO HUNDRED (200) SQUARE FEET OF FLOOR AREA AVAILABLE FOR MEETINGS AND FUNCTIONS AND ONE (1) SPACE FOR EACH FOUR (4) EMPLOYEES ON THE LARGEST SHIFT.

(2) INTERNAL LANDSCAPING: ALL PARKING LOTS SHALL HAVE INTERNAL LANDSCAPING AS FOLLOWS:

(b) GREATER THAN 20 PARKING SPACES SHALL HAVE A MINIMUM OF TEN PERCENT (10%) PLANTED LOT AREA

(c) ONE SHADE TREE (AT LEAST 3 INCH CALIPER AT A POINT 6 INCHES ABOVE THE GROUND) SHALL BE PLANTED FOR EVERY (10) SPACES. ALL TREES MUST BE LISTED ON THE APPROVED TREE SPECIES LIST OF CHAPTER 400 OF THE GREENFIELD CODE

SPACES	REQUIRED	EXISTING	PROPOSED
MAAB SPACES	64	58	62
	3 (MIN 1 VAN)	3 (1=VAN)	3 (1=VAN)
LANDSCAPED AREA	(10%) PLANTED LOT AREA	EXISTING PLANTED AREAS 10,659 SF > 10%	10,526 SF = > 10%
TREE REQUIREMENT	1 SHADE TREE PER 10 SPACES	> 6 TREES	> 6 TREES

**521 CMR: ARCHITECTURAL ACCESS BOARD**

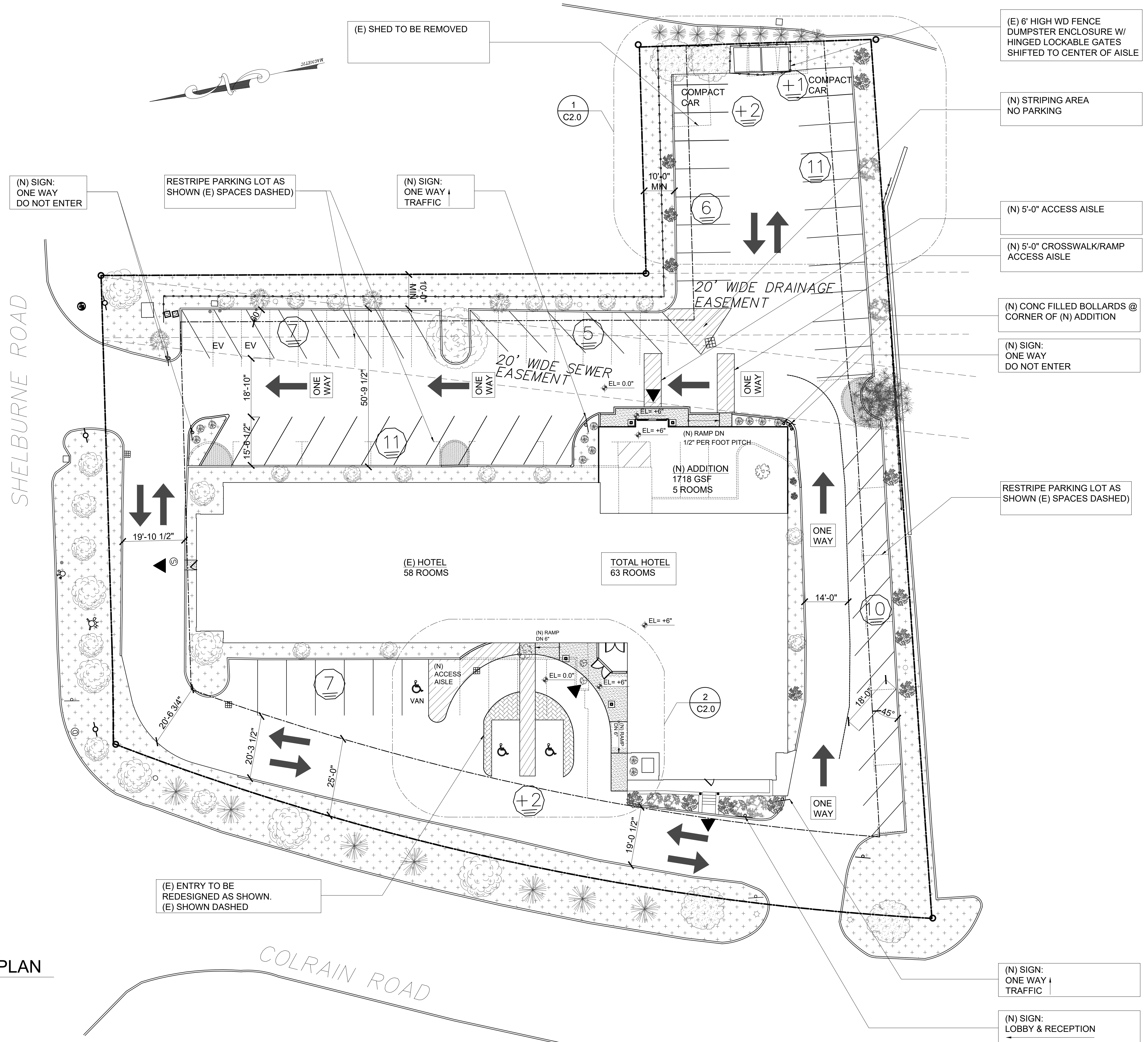
521 CMR 23.00  
 PARKING AND PASSENGER LOADING ZONES  
 23.2 NUMBER

ACCESSIBLE SPACES SHALL BE PROVIDED AS FOLLOWS:  
 23.2.1 TOTAL PARKING IN LOT REQUIRED MINIMUM NUMBER OF ACCESSIBLE SPACES  
 51-75

23.2.2 ONE IN EVERY EIGHT ACCESSIBLE SPACES, BUT NOT LESS THAN ONE, SHALL BE VAN ACCESSIBLE. SEE 521 CMR 23.4.7 VAN ACCESSIBLE SPACES SHALL COMPLY WITH THE FOLLOWING:

- PROVIDE MINIMUM VERTICAL CLEARANCE OF EIGHT FEET, TWO INCHES (8" = 2489MM) AT THE PARKING SPACE AND ALONG AT LEAST ONE VEHICLE ACCESS ROUTE TO SUCH SPACES FROM SITE ENTRANCE(S) AND EXIT(S). SEE FIG. 23C.
- EACH SPACE SHALL HAVE A SIGN DESIGNATING IT "VAN ACCESSIBLE" AS REQUIRED BY 521 CMR 23.6. SIGNAGE.
- ALL SUCH SPACES MAY BE GROUPED ON ONE LEVEL OF A PARKING STRUCTURE.
- EIGHT FOOT MINIMUM (8" = 2438MM) WIDE SPACE.
- PROVIDE AN ACCESS AISLE OF EIGHT FEET (8" = 2438MM).

**1 PARKING LOT SITE PLAN**  
 SCALE: 1/16"=1'-0"



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SCALE: 1/16" = 1'-0"  
 DATE: 04/20/26  
 DRAWN BY: NMP  
 CHECKED BY: DAK

REVISIONS: \_\_\_\_\_ DATE: \_\_\_\_\_  
 SHEET TITLE: \_\_\_\_\_

**PARKING SITE PLAN**

DRAWING NO. **C1.0**