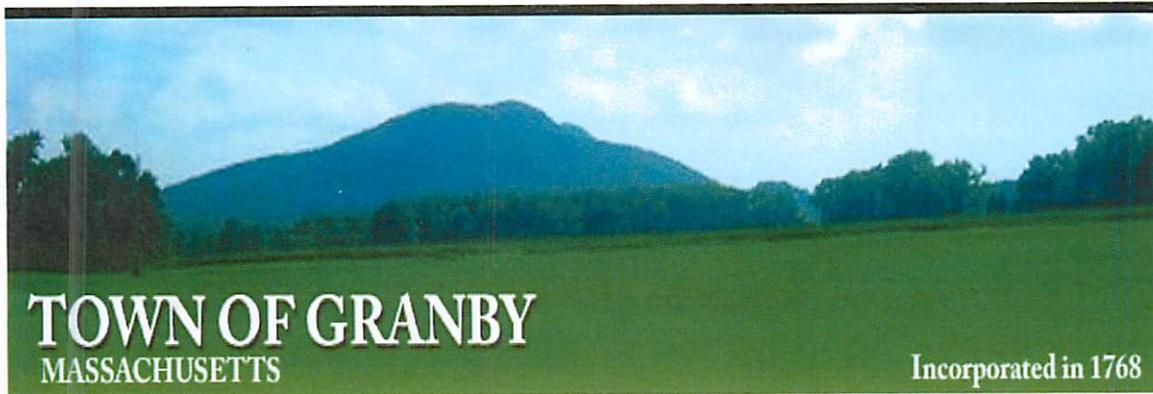


OPEN SPACE
&
RECREATION PLAN

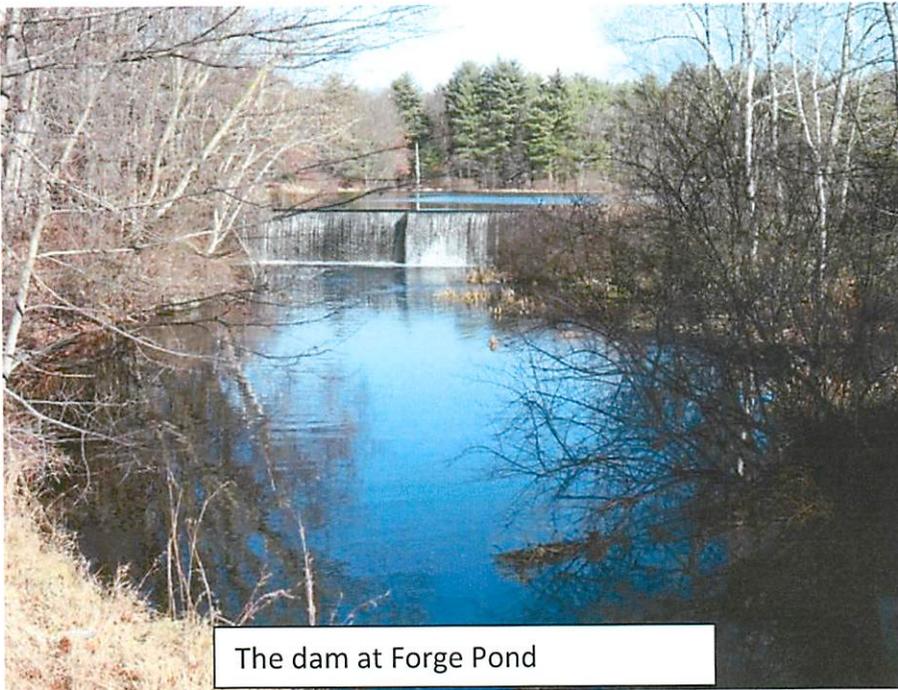
2012



The Open Space committee would like to thank the Select Board, the Planning Board, the Recreation Department, Fields Committee, Dufresne Ad Hoc Committee, and the Conservation Commission for their input into this updated Open Space Plan. Special thanks to Keri- Ann from the Assessor's office for her assistance and expertise and to Town Administrator Chris Martin for his input and assistance, and to Dianne Barry for her help in finalizing the update.

Louis M. Barry, Select Board
William A. Shaheen, Conservation Commission
Jessica Boardway, Recreation Commission

Spring/Summer 2012

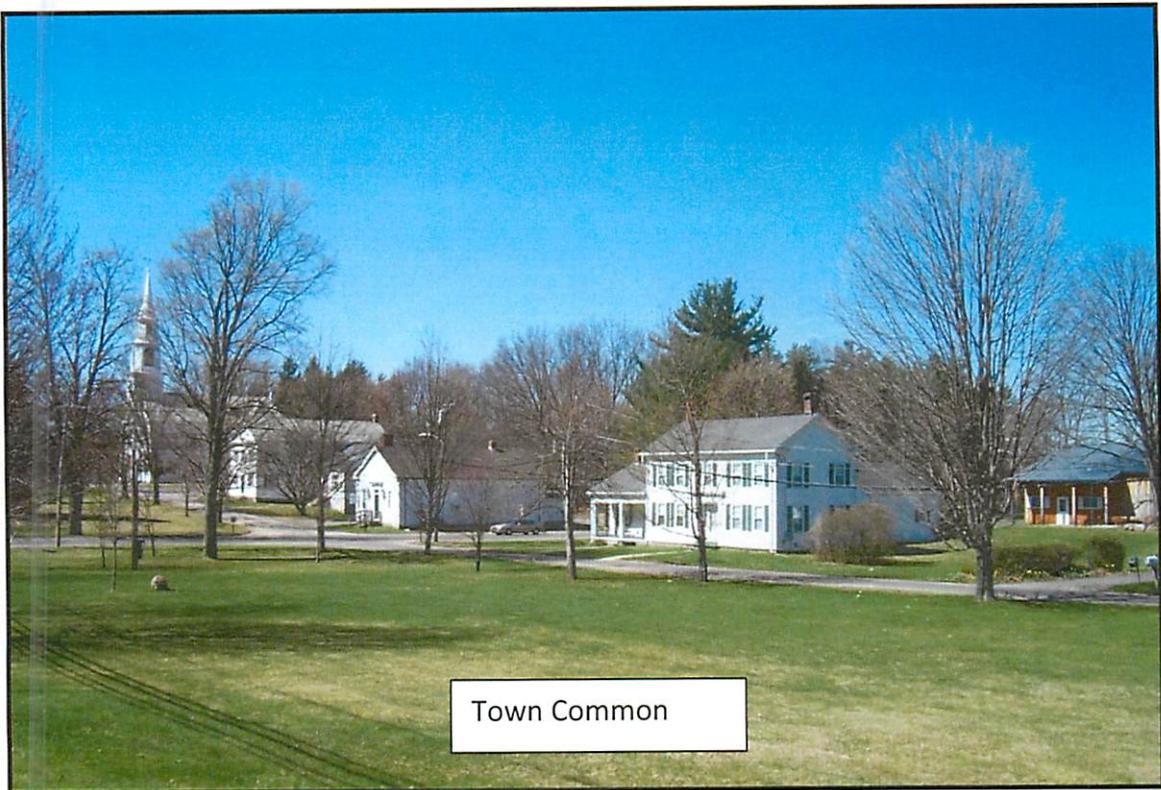


The dam at Forge Pond

Town of Granby OPEN SPACE PLAN

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SECTION 1: PLAN SUMMARY

The Town of Granby has managed, via its location and natural constraints to dense development, to retain its New England character during the 250 years since its incorporation. It offers respite for professionals commuting to other areas daily as well as retirees looking for quiet sustenance. Simultaneously, Granby offers recreational opportunities unparalleled in many nearby towns; hiking on the Mt. Holyoke Range, fishing in Aldridge Lake and Forge Ponds, horse riding and training in the rolling hills behind the farmlands, and baseball, soccer and basketball for the growing youth in the community. Its many farm fields offer viable agriculture into the 21st century.

However, there are many issues facing the Town of Granby in the 21st Century. The pressures of development have increased markedly, especially in the last few years. Granby residents and officials feel that the rural character and unique beauty that are so much a part of Granby's history will disappear if steps are not taken to preserve open space.

As in many other communities in western Massachusetts, Granby residents feel that it is crucial for Granby to accommodate further residential development while retaining the rural, farming character that is valuable to residents

The Town remains committed to open space and recreation. The environmental thought process is reflected in the Town becoming a "Green Community". The Town has also adopted a "Right to Farm" by-law. The appreciation of the community for its agricultural past and for our modern day farming community is reflected in the overwhelming success of a "Farm to Table" dinner held last September. The annual Red Fire Farm tomato festival is rapidly becoming a major attraction. This Spring a strawberry festival was held to honor one of the Town's major crops. Maple Sugaring continues to be a winter/spring ritual, and there are numerous small "Sugar Shacks" round Town.

Farming, although on a small "pocket farm" basis, has seen resurgence. Several small vegetable farms have re-opened. On a larger Red Fire Farm on Carver Street is one of the leading organic farms in the country. Recently another inactive farm was purchased and the owner intends to raise free range chickens. Sapowsky Farms and Dickenson Farms continue to be major suppliers of fruits and vegetables. Their farm stands attract large numbers of residents and out of town visitors alike. We also have several "farms" that raise alpaca and llama.

The Westover Metropolitan District Commission (WMDC) has been purchasing land in the flight path of neighboring Westover Air Force Reserve Base. Last year alone the WMDC purchased 10 parcels, totaling over 20 acres. These properties have been returned to the "natural state, with all buildings removed. The development of these parcels is strictly limited and should allow them to remain open space.

On May 14, Town Meeting overwhelmingly voted to purchase a 148 parcel of land surrounding Forge Pond and adjacent to a 1.9 acre parcel already owned by the Town for \$60,000. The Town is in the process of applying for a Land Acquisition grant to reimburse. This parcel was identified as a priority in the original Open Space Plan (see page 68 of the 2006 Open Space Plan). Purchase of this adjacent parcel will allow hiking, canoeing, fishing, cross country skiing, and perhaps, limited wilderness camping. Increased use will allow for the improvements noted in the open space report.

The action items for open space protection and recreation are:

- Enforce DEP and Stormwater management standards
- Encourage the use of salt alternatives on all Town Roads.
- Obtain information concerning potential alternative water supply sources
- Consider expansion of public water and public sewer systems consistent with ongoing technical studies
- Consider reorganizing Departments and Committees involved in parks and recreation
- Create handicap access trail at Dufresne Park
- Improve boat launch facility for fishing on Forge Pond
- Add hiking trail around Forge Pond
- Expand field use at Brown Ellison Park
- Encourage local farmers to pursue the selling their development rights under Agricultural Preservation Restriction (APR)
- Promote town support for farmers wishing to take advantage of the APR program

- Use real estate transfer tax and roll-back taxes from Chapter 61, 61A, and 61B to establish a conservation fund for purchase of development rights or agricultural/conservation restrictions
- Provide information for property owners to encourage them to maintain their land under Chapter 61A
- Hire Town Forester
- Improve signage on existing town-owned land to increase public awareness
- Improve parking areas on town-owned land for accessibility
- Provide additional trails for passive recreation on existing town-owned land
- Promulgate local wetland protection by-law

SECTION 2: INTRODUCTION

A: Statement of Purpose

The intent of this OSRP is to practice sensible planning and implementation of ideas for maintaining and improving quality of life in the Town of Granby. We are a small, suburbanizing community concerned about meeting residents' needs for open space and recreation and enhancing the quality of life for nature's residents of the land, as well as the human residents who are their stewards.

We continue to grow as a community and desire to implement a plan to maintain and improve the quality of life for our residents. People move to our community to enjoy the rural living and recreational opportunities that are present. Our goal is to maintain those opportunities as best we can. We are also concerned about maintaining our community's competitive eligibility for State funds such as the LAND and PARC GRANTS.

B: Planning Process and Public Participation

Community Planning and participation -

The Select Board re-formed the Open Space up-date committee in order to complete the plan in a timely manner. The members of the committee approached the appropriate Town Board and committees and sought input from them.

The plan was discussed with members of the former committee, and well as the Town Planning Board, Conservation Committee, Fields Committee, Select Board, Dufresne Ad Hoc Committee, Finance Committee, and members of the public.

A public Hearing was advertised and held at the Granby Jr/Sr High School. The meeting was posted at the Town Clerks office and Town Hall. It was also broadcast on the local Cable channel, and listed in various local newspapers. Several residents attended the public hearing and provided valuable input.



The Pond at Dufresne Park

SECTION 3: COMMUNITY SETTING

A: Regional Context

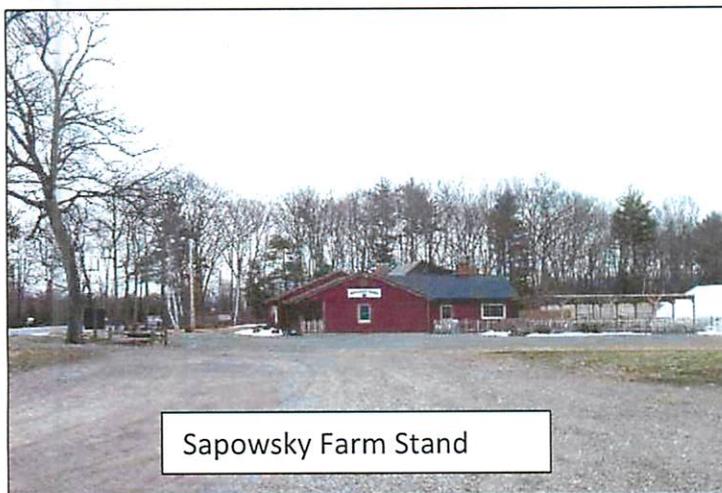
Granby is one of 43 communities in the Pioneer Valley region of western Massachusetts. It is a suburbanizing community of 6,240 people with a land area of 28.1 square miles. Granby is located in Hampshire County at the southern portion of the Connecticut River valley in Massachusetts. Belchertown borders Granby to the east, South Hadley to the west, Amherst to the north, and Ludlow and Chicopee to the south.

Granby has a traditional New England town center surrounded by historic homes, the Town Hall and the library, with fields, forests and residences spreading out from the center. This landscape has been shaped, tended and preserved by the town's residents who have worked the land and acted as stewards of the businesses, fields, farms and forests for generations.



Founded in 1768, Granby was once a part of neighboring South Hadley and still draws a small portion of public water from its neighbor. The town was originally a large agricultural community, with a substantial amount of acreage in dairy farming. A large section of the Mt. Holyoke mountain range lies in Granby, adding to its unique character; the remainder lies in South Hadley, Amherst, and Hadley. Today, while Granby maintains much of its traditional rural character, it is growing and gradually becoming a suburb of the neighboring cities of Chicopee, Holyoke, and Springfield. The University of Massachusetts in Amherst to the north and the business community of Springfield to the south draw the majority of commuters from Granby.

Granby is a suburban/ rural community on the outskirts of the Holyoke metropolitan area in west central Massachusetts. It is about 15 miles north of Springfield, 46 miles west of Worcester and 85 miles west of Boston. Settled around 1727, the town is dominated in the north by the Holyoke range of hills. Settlers developed farms and some limited industries, which made up the town's economic foundation. They grew grains, turnips, pumpkins and hops, and small distilleries were open by 1812 using the surplus grain produced.



Dairy farming, making buttons and palm leaf hats followed these in economic importance in the 19th century. One fascinating town landmark is a well-known milk bottle that houses a dairy bar. Granby retains its original meetinghouse green, a fine neoclassical library and a good stock of Greek revival houses

(community profile from www.mass.gov, the official website of the Commonwealth of Massachusetts).

Granby has a fair amount of economic development, including automotive repair shops and used car lots and dealerships, restaurants, hair stylists, home-based building contractors, and landscape suppliers and design specialists. Many of the businesses in Granby are located on Route 202. The town shares a Chamber of Commerce with South Hadley. It does have a Town website, <http://www.granbyma.org/pages/index> Commercial parcels make up only 2.3% and industrial parcels less than 1% of the total land-use parcels.

Summary of Key Economic Development Trends

- The number of employers in Granby increased by 12.5% from 104 to 117 during the period 1996 to 2000. According to the Pioneer Valley Planning Commission there are now over 250 businesses in Town.
- The number of employees decreased from 887 to 672 during this same time period.
- The average weekly family income is \$1571
- Between 1991 and 2001, census data indicated two commercial parcels and one industrial parcel were lost either to other uses or disuse. Single-family residential parcels increased during this period and now represent 90% of all parcels in Granby.
- According to the Towns Master Plan (currently being finalized) , the existing commercial parcels make up only 2% and industrial parcels less than 1 % of the total land-use parcels. Collectively, the commercial and industrial zoning districts make up about 5% of the Town's total land mass. Therefore .approximately 2% of the land that is zoned as commercial or industrial could potentially be developed during the 20-year planning period. According to the Master Plan, the remaining 95% of the Town is zoned for residential uses.
- Granby's development trends are consistent with the Pioneer Valley Region. According to the Plan, between the years 1971 and 1999, the amount of developed land in the region increased between 17% and 18%. This has resulted in over 900 acres of new residential development
- Since 1971. Granby has direct access to major highways and reasonable housing prices, therefore, the increase in residential development is likely to continue in the future.
- Between 200 and 2010, the number of persons under 18 has decreased. This is reflected in a smaller school age population .In 1990, the mean travel time to work was 21.1 minutes. By 2000, the travel time to work had decreased to 20.6 minutes. In 2010 54% have a travel time of 15-29 minutes
- .92% of Granby residents have completed high school.
- Approximately 60% of Granby's households are considered to be middle-income households with incomes between \$ 50,000 to \$ 125,000.
- According to PVPC's Quabbin Subregional Housing plan, a total of 8,963 acres (75%) are potentially unconstrained to development.
- 4.65 percent of the males and 1.52% of the females are unemployed, as compare to a state average of 3.12 % males and 2.04 % female.

B: History of the community

Granby developed as an offshoot of South Hadley in the 1670's. As the population of South Hadley grew, people moved to the outskirts of town. Eventually, a need for a second meetinghouse in the area arose and there was much disputing as to where the meeting house should be located. The residents in the outskirts, in what is now Granby, wanted the meetinghouse closer to them, whereas other residents wanted it closer to the center of South Hadley. The courts declared that the new meetinghouse would be built near the center of South Hadley. The residents in the outskirts chose to create their own town and, thus, their own meetinghouse, in what is now Granby. This new meetinghouse was built on the corner of West Street and Amherst Street where there is now a stone with a plaque commemorating it.

Granby, the town "south of the mountain", became incorporated as a town on June 11, 1768 with a population of approximately 475 residents. Granby was named by the Governor of Massachusetts Bay Colony for the Marquis de Granby of England, a hero in the Seven Years War.

Granby has undergone many changes since its inception. While it basically started as a suburb, Granby evolved into thriving New England village in its own right. Thanks to the efforts of residents past and current, many of the original homes still remain. The Historical Society has made an effort to preserve many of the historical buildings in town. The Granby Historical District is located in the center of town, and contains the Town Hall, the Town Common, the Public Library, two churches and many colonial era homes. The district provides a unique historical and cultural value to the town as preservation of these historical buildings enhances the rural aesthetics of the town center.

Granby's population has three categories; the descendants of the founders, longtime residents who are not descendants but have made their mark on the town, and newcomers that either work at nearby Westover Air Reserve Base or at other professional sites, and all make their home in the thus-far quiet, bedroom community of Granby.

A historical site that remained in Granby for many years was the Aldrich water wheel. The water wheel was built before electrical power was established, so two turbines inside the mill provided the power for its operation. Farmers used to come

from miles around, taking the daylong journey to have their corn, oats, barley and rye ground. Mr. Aldrich later had a new wheel built to commemorate the 100th year of his grandfather's settlement of the property. The water wheel remained as the largest over-shot water wheel in the U.S. It often attracted many visitors and teachers with school children to admire the history that occurred here.

Although the water wheel has long since been removed from the mill, the mill itself remains a historical structure. The beauty and nostalgia of this mill is an integral part of Granby history.

To summarize, Granby developed from a suburb to a rural community and back into a suburb in the past 236 years. As recently as 1986, when Granby created our first OSRP, the people who prepared the plan described Granby as a small rural community. In the last eight years, suburbanization has taken hold. It is Granby's proximity to employment opportunities in nearby cities combined with the decline in new agricultural ventures that seems to be driving the suburbanization process. Planners believe that the current population growth trend has slowed because of the down-sizing of Westover Air Force Base to a Reserve facility, construction constraints on new homes because of lack of sewers, and lack of businesses within town boundaries.

In the past decade or so, the St Hyacinths Seminary closed for good and the property (hundreds of acres of open space), were sold to a private developer. There was speculation of a golf course, and over 55 housing being constructed on site. Some of the property had been used by the Town for years as athletic fields.

The Town had unsuccessfully tried to purchase the property. The first tenant of the new owner was BURCS Charter School (operated by Boston University). After a few years in operation, it, too, folded. It then became the home of Holyoke Catholic High School. They tried to raise funds to purchase the property, however they fell short of their goal and wound up moving to Chicopee.

Finally, in 2011, some the property was purchased by McDuffie, a private prep school. They are also leasing much of the open space. The Town purchased 148 acres in 2012 (sale pending). The owner has plans for a solar farm on some of the remaining property.

C. Population Characteristics

It is important to know the characteristics of Granby's population in order to plan effectively for the Town's open space and recreation needs. Different sub-sets of the population have different recreational needs and are likely to value open space differently. From 1990 to 2000 Granby's population increased by a remarkable 10%, from 5,565 to 6,132. From 2000 to 2003 the increase continued apace with a total of 4%, giving Granby a current population of 6240. This growth rate ranked Granby as the fourth fastest growing community in the Pioneer Valley. Since that time the rate has slowed considerably, reflecting the economy. The past ten years indicated a rate roughly in-line with that of the remainder of the Pioneer Valley.

Hampshire County

Note: Cities appear in all capital letters. Towns are in upper/lower case letters.

City or Town	2000	2010	% Change
Amherst	34,874	37,819	8.44
Belchertown	12,968	14,649	12.96
Chesterfield	1,201	1,222	1.75
Cummington	978	872	-10.84
Easthampton	15,994	16,053	0.37
Goshen	921	1,054	14.44
Granby	6,132	6,240	1.76
Hadley	4,793	5,250	9.53
Hatfield	3,249	3,279	0.92
Huntington	2,174	2,180	0.28
Middlefield	542	521	-3.87
NORTHAMPTON	28,978	28,549	-1.48
Pelham	1,403	1,321	-5.84

City or Town	2000	2010	% Change
Plainfield	589	648	10.02
South Hadley	17,196	17,514	1.85
Southampton	5,387	5,792	7.52
Ware	9,707	9,872	1.70
Westhampton	1,468	1,607	9.47
Williamsburg	2,427	2,482	2.27
Worthington	1,270	1,156	-8.98

This is further illustrated in the table below.

	1980	1990	2000	2010
Pioneer Valley	581,831	602,878	608,479	621,865
Percent Increase		3.6%	.9%	2.2
Granby	5,380	5,565	6,132	6240
Percent Increase		3.4%	10.2%	1.8

While Granby's total population has increased the, largest increases have occurred in the older age groups. In 1990, 26% of the population was under 18, in 2000, this rose to 28%, however in 2010 this has dropped to 26%. Comparatively, in 1990, 10.7% of the population was over the age of 65, and in 2000 this percentage increased to 11.6%. In 2010 the figure rose to 12.09 % more pronounced is the increase in persons 55-64 which grew by 36%. A population breakdown is included in the table below.

	1990 Actual	2000 Actual	age	2010 actual
Under 5	360	345	Under 5	479
5 to 9	385	468	6-11	554
10 to 14	395	444		
15 to 19	371	436	12-17	596

	1990 Actual	2000 Actual	age	2010 actual
20 to 24	333	300	18-24	478
25 to 34	967	730	25-34	701
35 to 44	980	1140	35-44	1016
45 to 54	619	993	45-54	1016
55 to 64	558	553	55-64	753
65 to 74	390	430	65-74	440
75 to 84	169	223	75-84	232
85 and over	38	63	85+	83
Total	5,565	6,132		6240

In general, the people who live in Granby are representative of the people who live in small towns throughout the Pioneer Valley. They are predominantly white, educated families (99% in 2000), who are relatively well-off with an average household size in 2000 of 2.80. Granby residents have average household income of \$81, 700293 and only 1% of the population is living below the poverty level. The number of household s earning over \$75,000 increased from 224 in 1989 to 657 in 1999 and then to 10343 in 2010—this high income wage bracket represents 48% of the households in Granby. The vast majority of Granby residents complete high school (91.82%, and just about one-fourth complete college (38%). Most inhabitants are employed in professional, management, or office occupations. Many inhabitants of Granby are employed outside Hampshire County, and the average drive to work is just over 20 minutes. Employment opportunities exist in the urbanized centers of Chicopee, Holyoke, and Springfield, as well as the college communities of Amherst and South Hadley, and many residents commute to these areas.

Granby is a low density community when compared against other communities in the Pioneer Valley. It has an average of one-third person per acre, compared with the region’s highest density community Springfield, which has slightly more than one

person per acre and the region's lowest density community, Tolland, which has only 1/5 of a person per acre.

Pioneer Valley communities sorted by population density

Community	Total Acres 1999	Population 2010	Persons/Acre
Springfield	21,173	153060	7.2
Chicopee	15,286	55298	3.62
Holyoke	14,584	39,880	2.7
Longmeadow	6,148	15,784	2.57
West Springfield	11,197	28391	2.54
Amherst	17,764	37819	2.1
Easthampton	8,706	16053	1.84
Agawam	15,616	28,438	1.82
East Longmeadow	8,321	14,100	1.69
South Hadley	11,816	17514	1.48
Westfield	30,294	41,094	1.36
Northampton	22,848	28,549	1.25
Ludlow	18,133	21,209	1.1696
High Density			
			1.0000
Low Density			
Wilbraham	14,244	13,473	0.94
Palmer	20,485	12,140	0.59
Southwick	20,254	8,835	0.43
Hampden	12,601	5,171	0.41
Belchertown	35,401	14,649	0.41
Ware	25,586	9,872	0.38
Granby	17,982	6,132	0.34
Hadley	15,791	5250	0.33
Hatfield	10,766	3,279	0.30
Monson	28,637	8,359	0.29
Southampton	18,523	5792	0.31
Holland	8,373	2,407	0.28
Wales	10,229	1,737	0.16
Brimfield	22,582	3,339	0.14
Williamsburg	16,424	2,427	0.14
Russell	11,457	1,657	0.14
Huntington	17,159	2,174	0.12
Westhampton	17,477	1,468	0.08

Community	Total Acres 1999	Population 2010	Persons/ Acre
Pelham	16,960	1,321	0.078
Goshen	11,350	921	0.081
Montgomery	9,628	654	0.067
Cummington	14,763	872	0.059
Worthington	20,560	1,156	0.056
Chesterfield	20,003	1,222	0.060
Granville	27,562	1,521	0.055
Chester	23,768	1,308	0.055
Plainfield	13,622	648	0.048
Blandford	34,241	1,214	0.035
Middlefield	15,459	521	0.034
Tolland	20,985	426	0.020

D. Growth and Development Patterns

The Town of Granby has been able to maintain a quiet, rural character since its incorporation. Most development consists of single family homes; the remainder of land in Granby is hilly and forested, with many open fields in agricultural use. Its distance from the Connecticut River, lack of good roads until the 20th century, and lack of reliable water power prevented any major industrial development. Industry consisted of small mills and home-based businesses, a pattern which continues today.

Granby has several distinctive geographic areas reflecting the town's history, agricultural trends, and localized development. This, however, did not compensate for the fact that Granby had no reliable water courses that would have encouraged industrial development. The town also missed the great 19th century development vehicle - the railroads. As a result, it never developed as an industrial town and has retained its small town character throughout most of its history.

Granby is a typical example of the semi-rural New England towns that are scattered throughout Western Massachusetts. The town center is located near the geographic center of town, with historic residential buildings surrounding the town common. The Common historically served as a "communal" land area, with activities such as livestock grazing in colonial times to more modern events such as small fairs and arts & crafts exhibits. Larger events such as the celebration of Granby's Charter Days in June are now held one mile away from the town common at Dufresne's Recreation Area.

Numerous roads radiate from the town common area through town to service the more remote rural sections. These farms roads have given way to paved streets that still serve to link agricultural areas to the town center. A great deal of the land that was previously in agriculture has been developed and now single family homes and subdivisions dot the landscape. A few farms still remain, but their fate is uncertain in the light of present high land values and development pressure. The loss of remaining agricultural land would produce a negative impact upon the character of the town.

Some areas of town may remain less populated due to soil limitations for development. These areas are mostly wooded and will remain that way for years to come if they are adequately protected. As older pasture and abandoned fields give way to young timber growth, even more land are could become reforested providing these areas are protected from development.

The character of the town is attracting potential homeowners away from urban and highly developed areas. Ironically, the open space that gives Granby its unique character also attracts people that change that character with increased development. It is important for Granby to realize this potential demand and to plan accordingly to preserve its open space.

ECOLOGICAL IMPACTS OF DEVELOPMENT

The world's ecosystems are increasingly threatened by human development. Ecological impact assessment (EcIA) is used to predict and evaluate the impacts of development on ecosystems and their components, thereby providing the information needed to ensure that ecological issues are given full and proper consideration in development planning. Environmental impact assessment (EIA) has emerged as a key to sustainable development by integrating social, economic and environmental issues in many countries. ECIA has a major part to play as a component of EIA but also has other potential applications in environmental planning and management. The Town of Granby Planning Board considers environmental impact assessment into their subdivision approval process when necessary, so that the ecological impacts of all development are considered prior to approval.

INFRASTRUCTURE

a) Transportation Systems

Granby is a small town bi-sected by state road 202. There are a total of 67.5 miles of road in the town, approximately half (32.4) of which are classified as local roads. The town also maintains 56.7 miles of road, according to the 2003 Regional Transportation Plan. The area in which Granby is located is known as the crossroads of New England because of its excellent transportation facilities. The Massachusetts Turnpike connects the region to Boston, and to Albany, N.Y. Interstate 91 provides direct access to Hartford, Connecticut and Brattleboro, Vermont via Route 202. Route 202, also known as State Street, passes through the center of town connecting Belchertown on the east and South Hadley on the west. The majority of commercial development is scattered along Route 202, with the heaviest concentration at "Five Corners", the intersection of Amherst Street, Pleasant Street, and Route 202. This business district is conveniently located and most traffic flows through this area of town, but it does create some congestion at peak hours. Route 116 provides access to Amherst in the north as it passes over the "Notch" or the low point in the Holyoke Range between Mt. Norwottock and Bare Mt. Amtrak passenger rail service is available in neighboring Amherst. Granby is a member of the Pioneer Valley Transit Authority (PVTA) that provides fixed route service between Holyoke, South Hadley, and Granby. The PVTA also offers para-transit services to the elderly and disabled through the Council on Aging. Sidewalks are also now required in new subdivisions and exist along West Street to the schools.

b) Water Supply Systems

Granby does not have its own public water supply system. Over 90% of the population is served by individual on-site wells. Six percent of the population is served by private community water systems. Two percent of the population is served by Bachelor Knolls, Inc., a private water company. South Hadley Fire District #1 serves the remaining 2% of Granby's population.

The South Hadley Fire District #1, which draws water from the Quabbin Reservoir, provides some water to the southeastern section of the town. A sixteen-inch water main flows along New Ludlow Road, Morgan Street and East Street. Eight-inch mains are located in Route 202 and West Street along the western town line. This

supply provides water to about 250 residents in this area, which is near the Granby landfill.

c) Sewer Service

The majority of Granby residents use on-site septic systems to meet the needs of individual homes. A limited number of residents, however, have what is known as a "community septic system". This system was originally discussed in 1980 as the town recognized a need for an updated septic system for residents in the area of Smith Avenue, Leo Drive, and Kellogg Street. The land on which the homes were built was no longer suitable for traditional septic systems. The new community system encompasses residents of Smith Avenue, Leo Drive, Kellogg Street and portions of West Street. All effluent drains into a sewer line that runs through or alongside the above streets, crosses through West Street Cemetery, and then reaches a common leach field on Crescent Street.

The community is better served with this septic system, however, not all participants were pleased with the mandatory participation. Some residents did have properly working systems and others had just updated them. Therefore, the financial burden became of primary concern for the residents. Fortunately there was some financial assistance from both the town and the state (via the Hayes Act which had funding for local sewer projects).

The growth of the town has forced us to look at current and future problems that may arise within the community concerning septic disposal. The control and management of septic waste is certainly an issue that needs optimal attention. This community septic is one of the examples regarding the way that Granby has chosen to deal with this issue.

Data contained in the Soil Survey of Hampshire County Table indicates that the most of Granby has severe soil limitations for septic tank sewage disposal. The severity of soil constraints usually excludes use of septic tanks in areas of high-density housing. Some areas may be able to support lower density housing in spite of severe limitations. Deep Hardpan, shallow hardpan, depth to bedrock, slope, and wetness all contribute to reducing the area available for development if traditional septic sewage tank disposal systems are employed.

Soil limitations for commercial and industrial sites with on-site sewage disposal are similar to those with septic tank disposal. Sites with soils occurring on slopes of 3%

or less have slight limitations if other soil characteristics are acceptable. The numbers of these sites are limited and therefore, if development occurs with on-site sewage disposal, it must be located on those few sites in town that can support it.

Substantial areas of the town will require sewer and water extension if they are to be developed in the future. Installation of public water and sewage systems is extremely expensive. Any new subdivisions or commercial and industrial development should be sited in areas of the town that will minimize the cost of installing public water and sewage disposal systems.

AECOM has been contracted to conduct a study of wastewater management. Their final report is due out shortly. They have identified several critical areas in Town which need to be addressed, specifically, the New Ludlow Road/ East Street area, the Forge Pond area, Pine Brook Circle /ridge Path area, Five Corners area , and Leo Drive/Smith Ave. Various solutions have been offered in their report .most of which are cost prohibitive.

ZONING

The Town of Granby presently has 5 (five) zoning districts. (See zoning map in Appendices). They are as follows:

- RS: Single Family Residential District
- RM: Residential Multi-Unit District
- GB: General Business District
- GB-2: General Business District 2 (limited uses)
- I: Industrial District

There are also overlay Districts.

- AP: Agricultural Preservation
- FP: Floodplain District
- WSP: Water Supply Protection District
- I2: Industrial District 2 (Landfill, recycling, solid waste)
- MD: Municipal District

In the RS District, which is 95.8% of Granby, uses are generally restricted to single-family housing and low density agricultural or forestry uses. Open Space (cluster) communities are also permitted under a Special Permit. Regular lot sizes are a minimum of 40,000 square feet with a road frontage of 150 feet. Estate lots require a minimum 80,000 square feet with a frontage of 40 feet; they are essentially flag lots, with required lot widths of 150 feet and an access strip to an approved road. Maximum

lot coverage is 25%. Recently the by-laws were amended to allow ground mounted solar voltaic panels in residential areas.

The RM District allows the same uses as RS, with the addition of multi-family housing with a Special Permit. Lot dimensions and maximum lot coverage are the same. Only two areas in Granby are zoned RM and comprise just .3% of Granby total area.

The GB District, which comprises 1.8% of the town, does not allow single family residences, but does allow multi-family and Open Space communities with a Special Permit. Zoning also allows general business and office uses with Site Plan Approval. Minimum lot size and frontage are also 40,000 square feet and 150 feet respectively. Maximum lot coverage is 30% and open space requirement is 40%.

The Industrial Districts, which also comprise 1.8% of the town, do not allow any residential uses, but only general industrial and manufacturing uses. Lot requirements are a minimum of 40,000 square feet and 200 feet of frontage.

The Municipal District comprises .4% of the town and restricts buildings to only municipal and institutional uses. Minimum lot size is 40,000 square feet and frontage is 150 feet.

The Agricultural Preservation, Floodplain, and Water Supply Protection Districts are overlay districts that are designated according to wetland and floodplain requirements and agricultural boundaries on file with the Town Clerk. No new dwellings or improvements over 50% are permitted in the Floodway; only low density conservation, agriculture, or forestry uses. The Water Supply Protection District covers all prime aquifer recharge areas or future water supply areas. Minimum lot sizes in this district are 60,000 square feet rather than 40,000, and uses potentially hazardous to the water supply are prohibited. Although residential uses are permitted in the Agricultural Protection District, at least 50% of any conveyed land must be kept in agricultural use and there must be a buffer between agricultural and residential uses.

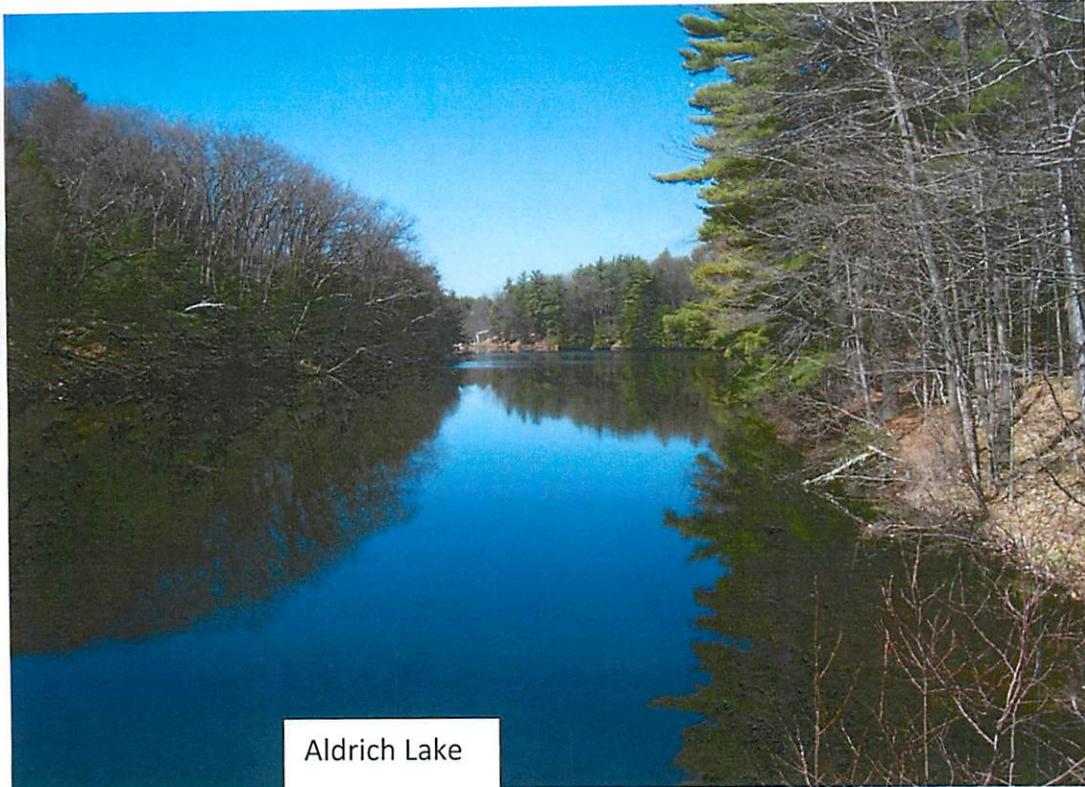
Granby has had three approved subdivision in recent years. The first was on Deer Brook Drive and included 20 units. In the year 2000 a subdivision was approved on Maximilian Drive with 22 units approved; it is 75% built. Munsing Estates subdivision consists of 13 units and was approved in 2003. Although building has slowed substantially the past five years, several smaller sub-division plans are e pending before the Planning Board.

In 2001, PVPC did a build out analysis for the Town of Granby. These analyses were required for all communities in the Commonwealth in order to see what effect total development of the community would have. The build out map is included in this OSRP. This is the most recent information available. According to the data related to available land, zoning requirements, and natural constraints, Granby has a considerable amount of available land for development. The effects can be seen in the table below:

**Summary Build-Out Statistics
Impact of Additional Development**

Developable Land Area (Acres)	11,993
Additional Residential Units	8,590
Additional Residents	22,934
Additional Commercial/Industrial Floor Area (Square Feet)	6,831,530
Additional Water Use (Gallons per Day)	2,222,884
Additional Residential Solid Waste (tons)	11,765.30
Additional Students	4,003
Additional Miles of Roadway	146.41
<p>Assumptions:</p> <ul style="list-style-type: none"> 1) Additional Students figure is based on an average of 2.66 persons per household and .466 students per household 2) Additional Road Miles calculated for residential development only, based on frontage of 150 feet. Overall impacts on the transportation network in Granby should reflect the number of trips generated, level of service at key intersections, and other critical methods of measurement. 3) Future water use figures are estimated based on 75 gallons per person per day for residential use, and 75 gallons per 1000 square feet of commercial/industrial use. 	

Disclaimer: this is simply model data that does not take into account soil constraints and road frontage, for example, but it does illustrate the significant amount of developable land available in Granby. Coupled with a limited current inventory of homes and the steady population growth, this is a warning indicator of future development impact.



Section 4: ENVIRONMENTAL INVENTORY AND ANALYSIS

A. Geology, Soils and Topography

The bedrock beneath Granby is part of the eroded core of an ancient chain of mountains that is approximately 400-500 million years old and extends from Long Island Sound through Western Massachusetts and Vermont into Quebec. Like almost all of New England, in the recent geologic past Granby was covered by great ice sheets thousands of feet thick. The ice sheets melted about 12,000 years ago and left extensive surface deposits that cover most of the land and dominate the New England landscape. The two basic types of deposit in Granby are lodgement till and stratified drift. Lodgement till formed when glaciers overrode and compressed the earth. It is an unsorted mixture of sand, clay, pebbles and boulders, no more than three feet thick. Stratified drift refers to the deposits of sand and gravel that formed during the final days of the Ice Age. The melting ice sheets gave rise to torrential streams that had the power to carry a large load of sand and gravel formerly trapped in ice. When the velocity of the stream diminished, as when entering a lake of flat area, its load would settle and form deposits of sand and gravel.

The steep slopes of the Holyoke Range form the northern boundary of the Town of Granby. These picturesque hills extend over a mile into town and then gradually become less dramatic as the land levels off into the central plain. The central plain area is generally flat, broken up occasionally by small hills and uplifted areas. Numerous brooks and streams flow through the area connecting some large wetlands.

Aldrich Lake, in the western area of town, is located at the foot of the hills extending south of the Holyoke Range. The lake is bordered on the north and south by slopes exceeding 15%. The dramatic change in landscape from steep slope to water body adds to its scenic beauty.

The area east of the center of Granby, between Taylor and Kendall Streets, is composed of a number of small hills. Steep slopes form the eastern side of these hills. Facing Hills, in the southeastern section of town, form the town boundary on the Ludlow and Belchertown side. The land here is hilly but not as extreme as the hills south of the Holyoke Range. However, Turkey Brook Ridge nearby exists on a fault line.

Numerous areas of steep slope (greater than 15%) are scattered throughout town. The majority of steep slopes are located along the Holyoke Range extending south into town. Other steep areas are located on the northern side of Cold Hill, east of Porter Street, around the Turkey Hill area, south of Kendall Street, and spread out through the area west of the center of town. These areas have severe soil constraints for additional development and any housing located in areas of steep slope should be thinly distributed to avoid potential sewage or septic problems.

The natural limitations of particular soil types restrict the kind of recreational activity that may be carried out on that site and not adversely affect the environment. Soil characteristics such as slope, wetness, and soil surface texture determine the limitations for particular uses; for example, an area with a moderately steep slope is totally unsuitable for a ball field but may be acceptable for hiking trails or limited horseback riding. Also, the installation of sanitary systems for areas of active recreational use may be prohibited by the soil characteristics of the area.

The Town of Granby is comprised of four major soil associations; the Narragansett-Holyoke association, the Gloucester-Montauk-Paxton association, the

Hinckley-Merrimac-Windsor association, and the Amostown-Scitico-Boxford association. Each of these associations has restrictions and is suitable to particular land uses.

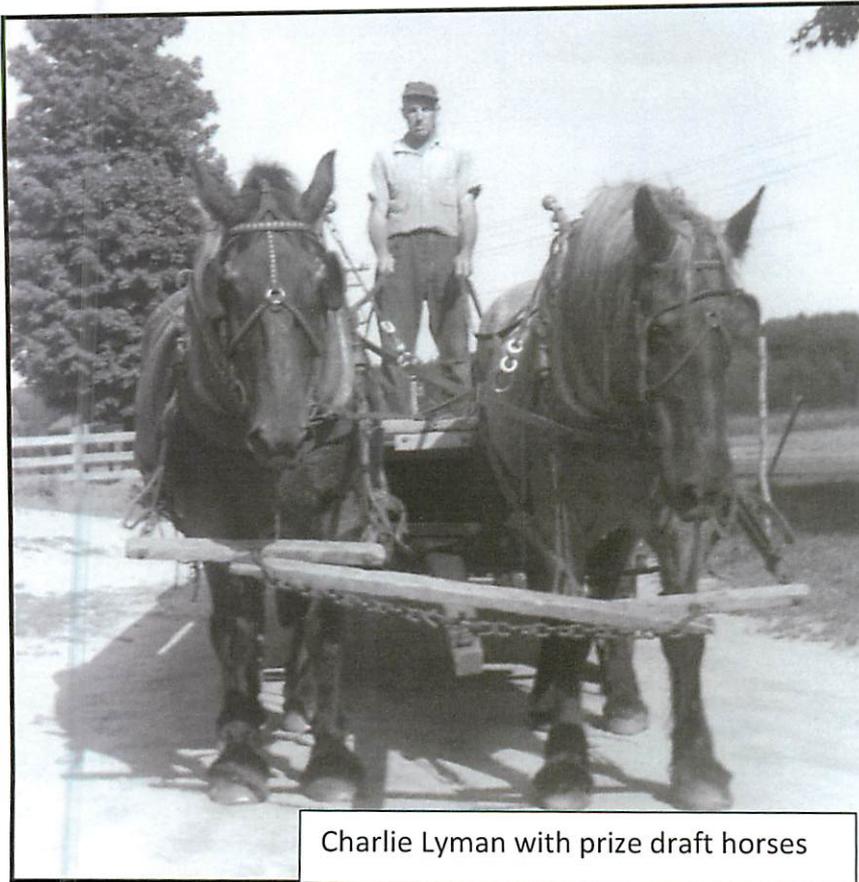
A number of factors are involved in determining the suitability of a site for a particular activity. These may include ground and surface water hydrology, current land use patterns, slope, aspect, and soil characteristics. Although technology may allow development of sites that are less than completely acceptable, the soil characteristics of an area may in essence prohibit a particular kind of land use. For example, it is not feasible to farm an area with low soil permeability and which may remain flooded during much of the growing season. It would be economically unfeasible to attempt to farm this area and the site may be more aptly suited to another land use.

Prime farmland has been defined and assessed by the United States Department of Agriculture and the Soil Conservation Service as "land best suited to producing food, feed, forage, fiber, and oil seed crops". Prime farmland produces the greatest produce yields with the least amount of economical, physical, and chemical input. In addition to requiring the least amount of input, farming these areas produces the smallest amount of damage to the environment. A number of additional factors are used in determining prime farmland, including the following: water must be available from natural precipitation or irrigation, the temperature of the area must be acceptable for farming during the growing season, slope must not exceed 8%, and the soils must be permeable but not flooded during the growing season.

The two main soil associations that are considered to be acceptable for classification under prime farmland are the Amostown-Scitico-Boxford association, and the Hadley-Winooski-Limeric association. Both of these soil classes are deep, nearly level or gently sloping, moderately well drained and occur in areas of outwash or lacustrine sediments, in alluvial areas or on flood plains.

The Town of Granby has a moderate amount of prime farmland. There are some large tracts of prime farmland located in the southwest sections of town and in the northwest extending through the central part of town toward the Belchertown border. There is also a large percentage of land area that is not classified as prime farmland but is considered to be of state and local importance to farming. These areas occur around prime farmland, in the central area of town to the Belchertown border. These areas may not be as economically productive as prime farmland but should be considered for protection.

B. Landscape Character



Granby's industry was based in part on the horse trade, and its landscape has contributed to its growth. Large volumes of horses that were used primarily for agriculture and the distribution of products were sold through the Meadowcroft Farm in Granby during the 1930's.

These horses were purchased by the railcar load and delivered to Holyoke and Belchertown. From there the horses were hand walked or driven down the major

roadways to Granby. Farmers from throughout the Connecticut River Valley relied on the consistent source of horse power that was provided by the Hatch Family at Meadowcroft Farm.

The excise tax that was placed on the value of horses still exists today. Granby is one of the only remaining towns in the Commonwealth of Massachusetts that taxes horses. Five dollars per every thousand dollars of value is collected by the town annually. In recent years, however, this tax has not been collected. Town meeting recently passed an article to be included at the next general election to do away with animal taxes.

Today Granby boasts one of the highest ratios of horses to people in the Commonwealth. It is documented that over 330 horses are kept in the town. The highest concentrations of these are located on Taylor Street corridor which lies at the town's center. Two hundred and five horses reside on this street.

There are several Heritage Priority areas in Granby, as documented by the Natural Heritage and Endangered Species Program of the Massachusetts Division of Fisheries & Wildlife. These areas are valuable in ecological terms, and are important to the conservation of a variety of species. Completing conservation protection of any remaining unprotected land in these areas, with buffering areas included, would enhance the viability of these special areas. The most significant area in town is the ridgeline along the Holyoke Range that includes Mt Norwottock. Although much of that portion of Granby is state property, it is also important to protect the species and natural communities in adjacent lands and down-slope areas. The ridge top supports natural communities that are uncommon statewide; for example, Circumneutral Rocky Summits and Hickory-Hop Hornbeam communities. The area also includes multiple occurrences of rare plants and animals, and down-slope to the south are 146 potential, but not certified vernal pools. The rest of Granby has quality agricultural land and rolling hills.

C. Water Resources

There are two major drainage basins in Granby, divided by a line that runs irregularly from east to west. East of the center of town the line is south of Rt. 202. Three brooks enter Forge Pond with Batchelor Brook providing the most flow. Batchelor Brook enters Granby from Belchertown, and flows into Forge Pond. The two other brooks are Forge Pond Brook and Lampson Brook. Lampson Brook contributes the flow from the Belchertown Wastewater Treatment plant, causing environmental issues in Forge Pond and Aldridge Lake. From Forge Pond, Batchelor Brook flows westward along the northern edges of the central plain, being fed by Ingraham Brook. Batchelor Brook then flows into Aldrich Lake, and continues to South Hadley, through which it connects to the Connecticut River near Brunelle's Marina. Turkey Hill Brook also flows north into Batchelor Brook, draining the hilly southeast area of town.

Most of the southern half of town drains through Stony Brook and Muddy brook, which join across the town line in Ludlow. Stony Brook then curves northwesterly, crosses the southwest corner of Granby under Rt. 202, and enters South Hadley.

There are two major bodies of water in Granby. Forge Pond, surrounded by extensive wetland areas, is located in the eastern section of town along the Belchertown line. Aldrich Pond lies in the rolling hills the south of the Mt. Holyoke Range and is bisected by Amherst Road.

These brooks and streams, and the contiguous swampy areas, form the natural storm drainage system of the town. They are the means by which excess storm water is carried off the land to the larger streams and rivers. As development covers more of the open land with buildings and hard surfacing, the volumes of storm runoff are increased at the same time absorptive land areas are decreased. The absorption capacity of spongy wetlands slows down the runoff and decreases the degree of stream and river flooding. There do not appear to be "any areas of substantial flooding that cause hazards, or that require protection through flood plain zoning controls." (Natural Resource Inventory of 1970)

The Town of Granby has been proactive in controlling storm water by enacting a Floodway District/Wetland Protection By-Law to: "protect areas subject to seasonal flooding, water table and aquifer recharge areas, preserve present and potential water supplies, and to insure the continuation of the natural flow pattern of the water courses within town in order to protect persons and property against the hazards of flood inundation." All land designated as Zone A-A30 on flood insurance maps is included in the District.

The establishment of the Floodway district enabled Granby to maintain tighter control over activities occurring in the designated areas. The Massachusetts Wetlands Protection Act (MGL Ch. 131) has a limited amount of control over impacts that may occur on small wetlands as a result of development or alteration of the environment. Granby has taken a step in the right direction to further preserve and protect these fragile areas. It should be noted that vernal pools are not currently protected under MGL Ch. 131 unless certified through the Natural Heritage & Endangered Species Program (NHESP) of Mass. Fisheries and Wildlife.

D. Vegetation

Forest cover is by far the most prominent land use in Granby. More than 11,000 acres of forest exist in the community, with 399 acres under limited protection from development through participation in the Chapter 61 program. The predominant hardwood species on the south facing slopes of the Holyoke Range are Black Oak, White Oak, Chestnut Oak, and Shagbark Hickory. Large stands of White Pine may also be found in lower elevations, as well as Hemlocks in the valleys where moisture is greater. Wet areas may also support stands of Toothed Aspen, Quaking Aspen, Red

Maple, Elm and White Ash. Striped Maple and Beech may be found on the east side of Harris Mountain. The Massachusetts Department of Conservation and Recreation manages the majority of the forested areas along the Holyoke Range. These areas are important from an aesthetic point of view as well as providing extensive wildlife habitat. It seems likely that these lands will continue to be managed by the state and will remain in forest. Selective cutting and stand improvement practices should be employed to ensure the continued health of these stands.

Town	Taxonomic Group	Scientific Name	Common Name	MESA Status	Most Recent Observation
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According to NHESP, there are currently no certified vernal pools in Granby; however, 146 potential vernal pools are dispersed throughout the town. Vernal pools are unique wildlife habitats best known for the amphibians and invertebrate animals that use them to breed. Vernal pools, also known as ephemeral pools, autumnal pools, and temporary woodland ponds, typically fill with water in the autumn or winter due to rising ground water and rainfall and remain ponded through the spring and into summer. Some vernal pools are protected in Massachusetts under the Wetlands Protection Act regulations, as well as several other federal and state regulations, and local bylaws.

The NHESP serves the important role of officially "certifying" vernal pools that are documented by citizens. Finding vernal pools is the first step for protection. The Massachusetts Aerial Photo Survey of Potential Vernal Pools has been produced by the NHESP to help locate likely vernal pools across the state.

The following table illustrates information from the Massachusetts Natural Heritage & Endangered Species Program concerning the latest sightings of threatened or rare species of vegetation and species of special concern. The table indicates whether a species is endangered, rare or threatened and shows the most recent observation.

GRANBY	Vascular Plant	<i>Agrimonia pubescens</i>	Hairy Agrimony	T	2004
GRANBY	Vascular Plant	<i>Aplectrum hyemale</i>	Putty-root	E	2008
GRANBY	Vascular Plant	<i>Asclepias purpurascens</i>	Purple Milkweed	E	2008
GRANBY	Vascular Plant	<i>Asclepias verticillata</i>	Linear-leaved Milkweed	T	1994
GRANBY	Vascular Plant	<i>Boechera missouriensis</i>	Green Rock-cress	T	2009
GRANBY	Vascular Plant	<i>Calystegia spithamea</i>	Low Bindweed	E	1875

GRANBY	Vascular Plant	<i>Cardamine longii</i>	Long's Bitter-cress	E	1925
GRANBY	Vascular Plant	<i>Carex lupuliformis</i>	False Hop-sedge	E	2006
GRANBY	Vascular Plant	<i>Claytonia virginica</i>	Narrow-leaved Spring Beauty	E	1932
GRANBY	Vascular Plant	<i>Desmodium cuspidatum</i>	Large-bracted Tick-trefoil	T	2005
GRANBY	Vascular Plant	<i>Liatris scariosa</i> var. <i>novae-angliae</i>	New England Blazing Star	SC	2000
GRANBY	Vascular Plant	<i>Lygodium palmatum</i>	Climbing Fern	SC	2009
GRANBY	Vascular Plant	<i>Morus rubra</i>	Red Mulberry	E	2009
GRANBY	Vascular Plant	<i>Oxalis violacea</i>	Violet Wood-sorrel	E	2009
GRANBY	Vascular Plant	<i>Poa saltuensis</i> ssp. <i>languida</i>	Drooping Speargrass	E	2009
GRANBY	Vascular Plant	<i>Ranunculus pensylvanicus</i>	Bristly Buttercup	SC	1925
GRANBY	Vascular Plant	<i>Rumex verticillatus</i>	Swamp Dock	T	1977
GRANBY	Vascular Plant	<i>Sphenopholis nitida</i>	Shining Wedgegrass	T	2009
GRANBY	Vascular Plant	<i>Verbena simplex</i>	Narrow-leaved Vervain	E	2005

E. Fisheries and Wildlife

Granby supports a number of wildlife populations that are either currently hunted or may become game species in the future. The stocking of pheasant has slowed greatly and they have not successfully established a native population. Turkey stocking programs that began in the 1960's resulted in a turkey population that was not truly wild. Their habitat consists of hills, woods, and agricultural fringes but they are generally found in wooded areas. Turkey travel over the Holyoke Range, and flocks exist in outlying areas of town. A smaller population of game birds, and other mammals such as cottontails and opossum may be attributed to the success of the coyote in Massachusetts in recent years. The native red fox population has also diminished, in part because of competition from the coyote, and reduction of habitat.

The occurrence of other wildlife species in Granby is similar to other Connecticut River towns. Populations of mink, muskrat, and fisher are present, particularly on lowlands, wetlands, and near water. The beaver population has increased substantially due to new trapping regulations banning leg-hold traps. Opossums are established and

are extending their range northward. Raccoons are extremely adaptable and are common in Granby. Gray and red squirrels and chipmunks are also found frequently in town. The deer population is very healthy, and tends to frequent areas bordering agricultural land and open areas, retreating to the cover of the woods in the daytime. Forestry practices can affect their habitat to a significant extent. Black bear sightings have become common place, and the Town has a few resident moose.

Certain species of hawks and owls can be found in Granby, and the majority of these species are currently protected. Eagles can occasionally be spotted over the Holyoke Range because of the proximity to Quabbin and the Connecticut River. The success of the eagle restoration project at Quabbin Reservoir has encouraged the development of similar programs, and the Holyoke Range would provide a fine site for such efforts. It should be stressed that potential nesting grounds must be protected from human interference. They are relatively fragile areas and should be planned for accordingly.

Most of the eastern and northern sections of Granby are currently restricted for hunting. Deer, raccoon and rabbit hunting still occurs to a limited extent in the Turkey Hill and Facing Hills areas but the recent sharp increase in homebuilding in that section of town has limited the hunting access even further. The Fairview Rod & Gun Club, Chicopee Sportsman's Club, and Granby Bow & Gun Club control several hundred acres of land in the western and northwestern sections of town. These areas provide limited hunting and shooting opportunities.

Fishing opportunities in Granby are limited because the majority of the brooks and streams are small, and many are surrounded by private property. The ponds and lakes were formed with man-made dams, which make it impossible for anadromous fish to reach these areas for breeding purposes. Therefore the ponds and lakes are shallow and hold warm water species such as small-mouth bass, pickerel, and sunfish. The following areas provide restricted fishing: Forge Pond, Batchelor Brook, Aldrich Lake, and Stony brook.

Open space provides additional habitat for wildlife populations currently found in Granby. The establishment of buffer zones in and around agricultural lands encourages wildlife to occupy these areas. The presence of healthy wildlife populations enhances open space values, both aesthetically and from a recreational point of view. The protection of valuable wildlife habitat should always be considered in open space and recreational planning.



RARE & ENDANGERED SPECIES

Information from the Massachusetts Natural Heritage & Endangered Species Program in the 1986 Open Space & Recreation report indicated that Granby supported five rare or endangered plant and animal species. In 2010, an updated list of animals is included in the table below. The table indicates whether a species is endangered, rare or threatened and shows the most recent observation.

Town	Taxonomic Group	Scientific Name	Common Name	MESA Status	Federal Status	Most Recent Observation
GRANBY	Amphibian	<i>Ambystoma jeffersonianum</i>	Jefferson Salamander	SC		1991
GRANBY	Amphibian	<i>Ambystoma laterale</i>	Blue-spotted Salamander	SC		2000
GRANBY	Bird	<i>Ammodramus savannarum</i>	Grasshopper Sparrow	T		1974
GRANBY	Bird	<i>Botaurus lentiginosus</i>	American Bittern	E		1970s
GRANBY	Bird	<i>Cistothorus platensis</i>	Sedge Wren	E		1928
GRANBY	Bird	<i>Tyto alba</i>	Barn Owl	SC		1956
GRANBY	Butterfly/Moth	<i>Euchlaena madusaria</i>	Sandplain Euchlaena	SC		2001
GRANBY	Fish	<i>Notropis bifrenatus</i>	Bridle Shiner	SC		1939
GRANBY	Mussel	<i>Alasmidonta undulata</i>	Triangle Floater	SC		1997
GRANBY	Mussel	<i>Strophitus undulatus</i>	Creeper	SC		1997
GRANBY	Reptile	<i>Glyptemys insculpta</i>	Wood Turtle	SC		1996
GRANBY	Reptile	<i>Terrapene carolina</i>	Eastern Box Turtle	SC		2009

There are 4,420 acres of NHESP BioMap Core Habitat in Granby. With funding made available by the Executive Office of Environmental Affairs, the Natural Heritage Program developed the BioMap to identify the areas most in need of protection in order to protect the native biodiversity of the Commonwealth. BioMap focuses primarily on state-listed rare species and exemplary natural communities but also includes the full breadth of the State's biological diversity. The goal of the BioMap is to promote strategic land protection by producing a map showing areas that, if protected, would provide suitable habitat over the long term for the maximum number of Massachusetts terrestrial and wetland plant and animal species and natural communities.

F. Scenic Resources and Unique Environments

The most dramatic physical feature in Granby is the Holyoke Range and the hills extending to the south plain. Old existing dirt roads and trails provide extensive opportunities for hiking and mountain biking in the warmer months, and cross-country skiing and snowmobiling when there is sufficient snow. Snowmobile and off-road vehicular use are popular sports, but opportunities are limited where privately owned land is involved. There are also vehicular limitations on state or town-owned property. The south side of the Holyoke Range provides opportunities for bird watching and wildlife management. The encouraging success of the eagle project in Quabbin leads to hopes that one day they may nest on the Holyoke Mountain Range.

Aldrich Lake, in the western area of town, is located at the foot of the hills extending south of the Mt. Holyoke Range. The lake is bordered on the north and south by slopes exceeding 15%. The dramatic change in landscape from steep slope to water body enhances the scenic beauty of this area.

The numerous wetland areas scattered through town have great value for wildlife management and groundwater protection. These wetlands are valuable wildlife habitat, and add to the aesthetic value of the town.

Additional unique resources are Forge Pond and Batchelor Brook, which are scenic and popular recreational areas. Turkey Hill provides views and trails for hiking, and several roads and off-road areas provide trails for the significant equestrian population in Granby.

Historical properties

The National Register of Historic Places and the Massachusetts Historical Commission's State Register of Historic Places were consulted to determine the existence of historic resources within Granby. The research indicates that there are currently no historic resources, nor any historic districts, within Granby. However, the village center is a local historic district, established by a local ordinance. In 2005, the Granby Historic Commission worked with the Massachusetts Historical Commission to identify properties for nomination to the Register. It was determined that there are numerous resources in the Town could potentially be eligible for inclusion on the National Register, and that there are four potential National Register Historic Districts in Town. These are the Village Center, Aldrich Mill area, Carver Street, and West Street. The table below presents properties of potential historical significance according to the Massachusetts Cultural source Information System.

Properties with Historical Significance

Property Name	Street	Year
West Parish First Meetinghouse Marker	Amherst St.	1921
Smith, Chester House	86 Amherst St	1806
Moody, Rev; Eli House	96 Amherst St	1830
North Cemetery	Bachelor St.	1764
Moody Comer Bridge	Bumett St	1956
U.S. Air Force Radio Transmitter Station	Carver St.	1941
Granby Congregational Church Parsonage	3 Center Street	1841
Belcher, Col.William House	5 Center Street	1827
Ferry, Alvin House	9 Center Street	1840
Stebbins, Frank House	11 Center Street	1850
White, Homer House and Tailor Shop	14 Common Street	1842
Granby District Schoolhouse	5 Ferry Hill Road	1840
West Cemetery	Kellog Street	1769
Granby Public Ubrary	Library lane	1916
Domo, Peter House	4 Parish Hill Road	1755
Ferry, A1pheus House	16 Parish Hill Road	1816
Porter Street Bridge over Bachelor Brook	Porter Street	1955

Properties with Historical Significance Cont'd

Property Name	Street	Year
Knjght. Rev. Joseph House	4 Porter Street	1830
Church of Christ in Granby	State Street	1821
Immaculate Heart of Mary Roman Catholic Church	State Street	1949
Granby Hig tl School and Lecture Hall	State Street	1841
Soldiers and Sailors Memorial Monument	State Street	1949
Granby TownHouse	State Street	1822
Kellogg. David Hay Barn	State Street	1821
Montague, John House	224 State Street	1786
Granby District Schoolhouse #3	227 State Street	1844
Chapin, Philo-Bell George House	244 State Street	1860
Henry, Capt. Luther Barn	246 State Street	1821
Harris, George House	248 State Street	1845
Granby Town Hall - Kellogg Hall	250 State Street	1889
Immaculate Heart of Mary Church Rectory	256 State Street	1952

G. Environmental Challenges

Hazardous waste sites

The Massachusetts Department of Environmental Protection, Bureau of Waste Site Cleanup maintains a database of all sites under their jurisdiction. The Bureau of Waste Site Cleanup is responsible for ensuring timely and effective responses to over 2,000 environmental emergencies (e.g. oil spills, chemical fires) per year, as well as timely assessment and cleanup of the more than 6,000 confirmed and suspected hazardous waste sites across Massachusetts by the private parties responsible for them.

Table showing reported hazardous waste release sites in Granby MA

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Release Address	Site Name/ Location Aid	Reporting Category	Notification Date	Compliance Status	Date	Phase	RAO Class	Chemical Type
129 WEST ST	NOBLE RESIDENCE	NONE	4/15/1987	DEPNFA	6/1/1996			
516 EAST STATE ST	SHERMAN OIL CO	NONE	1/20/1987	RAO	1/2/2009	PHASE V	C1	Oil
59 WEST STATE ST	VENNE	NONE	6/17/1986	DEPNFA	3/6/1987			Oil
26 CEDAR DR	CEDAR DR PROPERTY	NONE	1/15/1988	TIER 1A	10/1/1993			
28 FERRY HILL RD	FERRY HILL ROAD PROPERTY	NONE	7/15/1988	DEPNFA	7/23/1993			
31 WEST STATE ST	INTER-ALL CORPORATIION	NONE	10/15/1989	RAO	9/11/2000	PHASE V	C1	Oil
70 WEST STATE ST	TEXACO STATION	NONE	10/9/1991	RAO	9/28/1994		A2	Oil
GREEN MEADOW LN	WESTOVER AIR FORCE BASE 9200	NONE	1/22/1993	RAO	4/19/2000	PHASE IV	A2	
258 EAST STATE ST	BASEMENT	TWO HR	10/18/1993	RAO	4/11/1994		A2	Oil
CARVER ST	NORTHEAST UTILITY PROPERTY	TWO HR	10/22/1993	RAO	4/1/1994			Hazardous Material

Release Address	Site Name/ Location Aid	Reporting Category	Notification Date	Compliance Status	Date	Phase	RAO Class	Chemical Type
	EASEMENT							
25 COLD HILL DR	BAKER RESIDENCE	72 HR	11/12/1993	RAO	1/21/1994		A2	Oil
258 EAST STATE ST	DURANT RESIDENCE	TWO HR	8/11/1994	RAO	12/8/1994		A2	Oil
AMHERST RD RTE 116	MA HIGHWAY DEPT #120	120 DY	3/13/1996	RAO	3/13/1997		B1	Hazardous Material
304 EAST STATE ST	BAKER RESIDENCE	TWO HR	8/26/1996	RAO	5/7/1997		A2	Oil
WEST ST	POLE 33/17	TWO HR	4/30/1998	RAO	7/20/2001		A2	
30 WEST STATE ST	GETTY SERVICE STATION	72 HR	5/11/1998	REMOPS	2/13/2009	PHASE V		Oil
254 TAYLOR ST	NORTHEAST FASTENERS	72 HR	5/15/1998	RAO	6/20/2012	PHASE V	A2	Oil
RTE 202	POLE 265	TWO HR	5/24/1998	RAO	7/16/1998		A1	
161 SOUTH ST	RESIDENTIAL	TWO HR	2/10/1999	RAO	1/16/2001	PHASE II	A2	Oil
94-97 EAST	RESIDENTIAL	TWO HR	1/23/2002	RAO	2/3/2005	PHASE	A2	Hazardous

Release Address	Site Name/ Location Aid	Reporting Category	Notification Date	Compliance Status	Date	Phase	RAO Class	Chemical Type
ST	AL					II		Material
5 WEST STATE ST	MOTEL	72 HR	8/18/1999	RAO	9/21/1999		A1	Oil
127 ALDRICH ST E	RESIDENC	TWO HR	2/1/2000	RAO	5/17/2000		A2	Oil
399 EAST STATE ST	RESIDENC E	TWO HR	4/8/2000	RAO	6/8/2000		A2	Oil
190 BATCHELO R ST	BENNETT RESIDENC E	72 HR	3/16/2001	RAO	7/18/2001		A2	Oil
66 SCHOOL ST	ST HYACINTH SCHOOL AND SEMINARY	72 HR	9/14/2001	RAO	11/12/2008	PHASE V	C1	Oil
NEW LUDLOW RD	LANE CONSTRUCTION CORP	TWO HR	6/13/2002	RAO	7/16/2002		A1	Hazardous Material
11 NEW LUDLOW RD	GRANBY LANDFILL	TWO HR	9/26/2002	ADEQUATE REG	12/2/2002			Oil
11 NEW LUDLOW RD	LANDFILL	TWO HR	3/11/2003	ADEQUATE REG	4/8/2003			
393 EAST STATE ST	EAST MEADOW SCHOOL	TWO HR	4/15/2003	RAO	6/13/2003		A1	Oil

Release Address	Site Name/ Location Aid	Reporting Category	Notification Date	Compliance Status	Date	Phase	RAO Class	Chemical Type
11 NEW LUDLOW RD	HOLYOKE SANITARY LANDFILL	TWO HR	6/28/2003	ADEQUATE REG	9/2/2003			
11 NEW LUDLOW RD	GRANBY LANDFILL	TWO HR	7/21/2003	ADEQUATE REG	9/25/2003			Oil
110 MORGAN ST	DAVID & NANCY ROY RESIDENCE	TWO HR	12/26/2003	RAO	3/12/2008		A2	Oil
135 SOUTH ST	APARTMENT HOUSE	72 HR	12/13/2004	RAO	8/27/2007	PHASE II	A2	Oil
183 STATE ST	NO LOCATION AID	72 HR	2/14/2006	RAO	9/14/2006		B1	Oil and Hazardous Material
84 MORGAN ST	UNOCCUPIED HOUSE	TWO HR	5/1/2006	RAO	5/12/2009	PHASE II	A2	Oil
185 WEST STATE ST	CORNER OF CRESCENT ST	TWO HR	7/18/2006	RAO	8/30/2006		A1	Oil
30 WEST STATE ST	GETTY SERVICE STATION	TWO HR	10/15/2009	TIER 1C	10/15/2010	PHASE II		
11 NEW LUDLOW RD	GRANBY LANDFILL	TWO HR	1/7/2010	RAO	1/25/2010		A1	Oil

Release Address	Site Name/ Location Aid	Reporting Category	Notification Date	Compliance Status	Date	Phase	RAO Class	Chemical Type
	SCALE HOUSE							
11 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	7/23/2010	RAO	9/8/2010		A1	Hazardous Material
11 NEW LUDLOW ROAD	ACTIVE FILL AREA OF GRANBY LANDFILL	TWO HR	8/20/2010	ADEQUATE REG	10/18/2010			Oil
11 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	10/21/2010	ADEQUATE REG	12/23/2010			Oil
11 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	10/26/2010	ADEQUATE REG	12/23/2010			Oil
2 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	11/18/2010	ADEQUATE REG	1/14/2011			Oil
11 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	2/17/2011	ADEQUATE REG	4/5/2011			Oil
11 NEW LUDLOW RD	GRANBY LANDFILL	TWO HR	3/1/2011	ADEQUATE REG	4/5/2011			Oil
11 NEW LUDLOW	GRANBY LANDFILL	TWO HR	5/27/2011	ADEQUATE REG	7/14/2011			Oil

Release Address	Site Name/ Location Aid	Reporting Category	Notification Date	Compliance Status	Date	Phase	RAO Class	Chemical Type
ROAD								
161 WEST STATE STREET	DRESSEL'S SERVICE STATION	72 HR	6/19/2012	TIER 2	6/21/2012	PHASE II		Oil
11 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	9/23/2011	ADEQUATE REG	10/20/2011			Oil
92 CHICOPEE STREET	HOUSE FIRE/AST RELEASE	TWO HR	1/19/2012	RAO	5/10/2012		A2	Oil
VICINITY, 92 SOUTH STREET	POLE #55	TWO HR	3/28/2012	RAO	7/24/2012		A2	
180 BATCHELOR STREET	VACHON RESIDENCE	72 HR	4/26/2012	UNCLASSIFIED	4/26/2012			Oil
11 NEW LUDLOW ROAD	GRANBY LANDFILL	TWO HR	7/20/2012	UNCLASSIFIED	7/20/2012			Oil

Other environmental concerns

Highly elevated levels of sodium chloride have been found in wells along State Street due to road salt application, indicating a need for reduced salt applications. Future concerns entail the contamination issues and the development of a public water supply system. There is a possibility for inter municipal connections links between Granby and South Hadley in the future.

Additionally, the Granby landfill is in the process of closing. Strong efforts are being made to encourage recycling. The Town is presently studying ways alternatives for trash disposal when the landfill does close, projected to be sometime in 2013. The landfill currently has a National Pollutant Discharge Elimination System permit for discharge of pollutants into waterways, but abutters and neighboring communities have expressed concerns about the landfill, including its height and encroachment into wetland areas.

Bodies of water and Wetlands

There are approximately 151 acres of water, roughly 0.8% of the total land area, in Granby.

Forge Pond is approximately 68 acres and is located between Cooks Comer and Route 202. Aldrich Lake is approximately 66 acres and is located off Amherst Street northwest of Granby center. Amherst Street divides the lake into two. Car top boating and canoeing is possible via a dirt ramp as well as fishing. Other smaller ponds are scattered throughout town.

Additional water bodies in Granby include Porter Swamp, Pitchawam Swamp, Ingraham Brook, Bachelor Brook, Hopkinton Reservoir, Turkey Hill Brook, Stony Brook, Muddy Brook. These water bodies are not listed in the Massachusetts list of water bodies which are in non-compliance, and are therefore presumably in compliance with applicable regulatory standards.

The surface waters of Granby are classified as "B" by the Massachusetts Division of Water Pollution Control and are legally protected from degradation by regulation as "low flow waters." Bachelor Brook already receives discharge from the Belchertown State School Sewage Treatment Plant and is rated as Class B, but is a source of severe eutrophication problems in Aldrich Lake and Forge Pond.

Wetlands

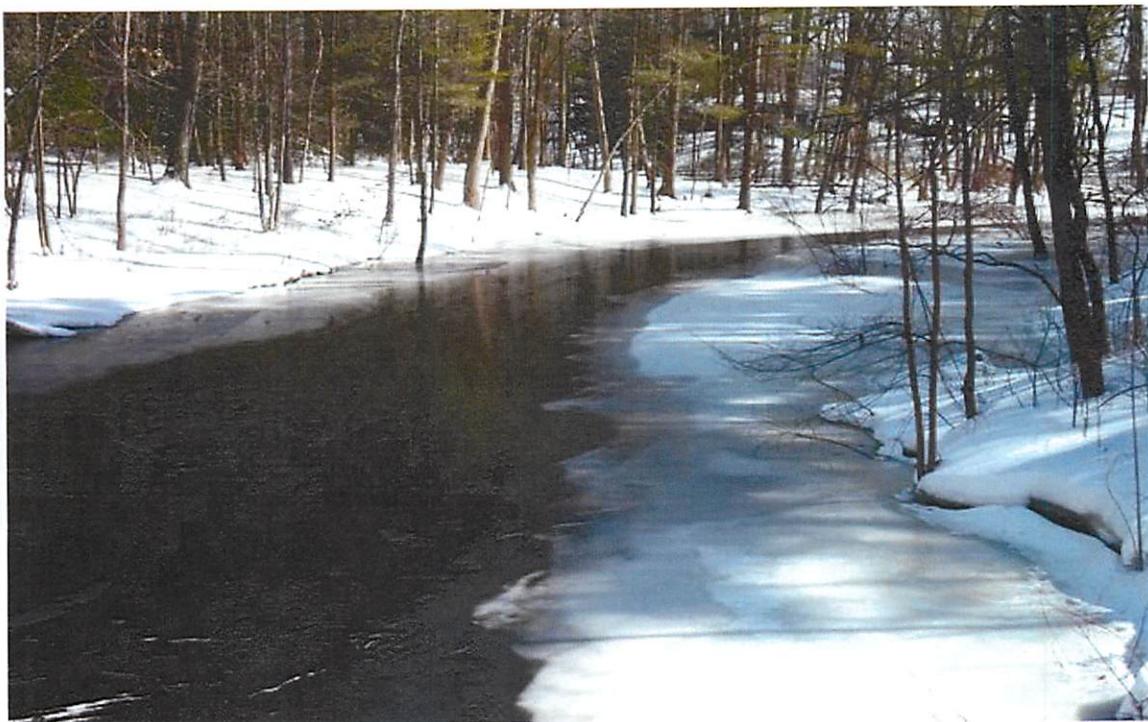
According to MassGIS, there are approximately 2,293 acres of wetlands in Granby. These wetland areas are primarily associated with stream systems, specifically the Stony Brook in the southeast comer of Town and Bachelor Brook. The most

concentrated areas of wetlands are associated with Porter Swamp and Pitchawam Swamp north of West Street. There is also a large area of wetlands east of Forge Pond.

Granby residents and committee members have expressed concern with the issues facing many growing towns, those of increasing air, noise and light pollution. The Granby Planning Board has increased regulation of light and noise pollution with zoning, as well as protecting water supplies with storm water bylaws.

Floodplain areas

The Federal Emergency Management Agency (FEMA) has prepared a Flood Insurance Rate Map (FIRM) for the Town of Granby. Using data from MassGIS, there are 1,532 acres of land that fall within the flood zones. One hundred-year flood zones primarily occur in low-lying areas adjacent to stream systems and water bodies. In Granby, the 100-year flood zone is associated with Lower Stony Brook and its tributaries and the Muddy Brook. The 500-year flood zone occurs sporadically throughout Town, primarily associated with medium to large wetland masses.



SECTION 5: INVENTORY OF LANDS OF CONSERVATION AND RECREATIONAL INTEREST



A. Benefits of Preserving Open Space

Open space is a general term that refers to the status of land ranging from conservation land, recreation lands, agricultural lands and parks, as well as the broader definition of any lands of conservation interest which are yet undeveloped. Protected lands are public or semi-public parcels that are permanently committed for conservation purposes. Unprotected lands can be municipal (and not committed for conservation purposes) and private land (all land enrolled in Chapter 61, 61A, or 61B and other private lands which, due to low intensity use, add to the quality of open space in Granby).

The following is an inventory of public and private lands that are important to Granby due to their current open space and/or recreational use. Though continued open space or recreational use is not guaranteed on those private sites identified, these parcels are important to the Town. Undeveloped private lands provide scenic qualities, enhance the community's rural character, and contribute in protecting Granby's natural resources.

B. Private Parcels

The tables below show the top owners of protected and Chapter 61, 61 a and 61 b lands. Granby has significant parcels under protection for agriculture and forestry, as well as recreational lands for hunting and land held in trust for wildlife protection. Some of the notable privately owned areas are:

The **Chicopee Sportsmen's Club** has been serving the interests of outdoor sportsmen since it was established in 1938. With over 500 acres of woodlands, the Chicopee Sportsmen's club is an all outdoors club with plenty of room for outdoor activities.

Summer outings are held at the large Pavilion and outdoor picnic area. Overnight camping is permitted with outdoor fireplaces, and miles of trails are available for hiking, mountain biking, ATVs, Cross country skiing, or snowmobiling.

Four outdoor shooting ranges with overhead roofs are available for all types of shooting enthusiasts. Archery and pistol safety courses are offered each year and many shooting events are also held, some open to the public, including archery, black powder, high power rifle, pistol, and Turkey shoots. Trout are stocked in a pond onsite, and the club grounds are open to the hunting of Deer, Turkey, Rabbit, etc. Pheasants are stocked for hunting in the fall.

The **Fairview Fish and Game Association** shares land on Carver Street with the state and therefore has access to over 3,000 acres. They offer outdoor rifle and pistol ranges. Turkey shoots run every Sunday from September to April. The trap field is open every Sunday at 10 a.m. They have a pond in front of their clubhouse stocked with bass and trout.

The **Granby Bow & Gun Club** has 260 acres on Chicopee Street and provides indoor and outdoor archery and rifle ranges. Several private sportsmen's organizations have events or training at this facility throughout the year.

The **Kestrel Trust** is a non-profit conservation organization which serves Amherst and abutting towns. Since 1970, the Trust has played a leading role in open space, farmland and trail projects in the Amherst area. In cooperation with town conservation commissions, The Kestrel Trust:

- Helps to acquire, preserve and manage wildlife habitat areas, noteworthy natural features, water resource areas, parklands and informal outdoor recreation sites;

- Assists in improvements of these sites for public use;
- Aids in public environmental education;
- Supports conservation studies of the region.

The following table lists Chapter 61 land

Owner	Address	Map	Lot	Parcel		category	size	
ALDRICH CHRISTOPHER	ALDRICH ST	1	B	5	6100	FOREST C61	22	AC
	ALDRICH ST	1	B	8	6100	FOREST C61	38	AC
	ALDRICH ST	1	B	8	6100	FOREST C61	40,000	SF
CLEMENT HENRY R & SHEA ELIZABETH M	54 PORTER ST	9	D	9	6100	FOREST C61	43	AC
DAY THEODORE J & ROBERT &	BURNETT ST	1	B	26-2	6100	FOREST C61	28	AC
	BURNETT ST	1	B	26-2	6100	FOREST C61	40,000	SF
JEDZINIAK, DAVID S	TURKEY HILL	16	B	20	6100	FOREST C61	21	AC
LANE JOHN S & SON INC	AMHERST RD	11	B	6	6100	FOREST C61	12	AC
	AMHERST RD	11	B	6	6100	FOREST C61	40,000	SF
POLCHLOPEK MICHAEL F	TURKEY HILL	16	B	22	6100	FOREST C61	18	AC
POLCHLOPEK MICHAEL F	BAGGS HILL RD	16	B	24	6100	FOREST C61	20	AC
SHYLOSKI EDWARD & SONS INC	SCHOOL ST	15	A	10	6100	FOREST C61	4	AC
	SCHOOL ST	15	A	10	6100	FOREST C61	40,000	SF
	CHICOPEE ST	16	A	22	6100	FOREST C61	1	AC
	BAGGS HILL RD	16	A	18	6100	FOREST C61	26	AC
	SCHOOL ST	15	B	13	6100	FOREST C61	48	AC
	SCHOOL ST	15	B	13	6100	FOREST C61	40,000	SF
	SCHOOL ST	15	A	11	6100	FOREST C61	61	AC
	SCHOOL ST	15	A	11	6100	FOREST C61	40,000	SF
	CHICOPEE ST	16	A	2	6100	FOREST C61	45	AC
	CHICOPEE ST	16	A	2	6100	FOREST C61	40,000	SF

Chapter 61A lands

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
AURNHAMMER RUSSELL D	170 TAYLOR ST	4	C	8	7130	FIELD CRPS	29.38	10
	170 TAYLOR ST	4	C	8	7170	PROD WOOD	"	8
	170 TAYLOR ST	4	C	8	7200	NONPRWETLD	"	10.46
	TAYLOR ST	4	C	4-1	7130	FIELD CRPS	50	1
	TAYLOR ST	4	C	4-1	7130	FIELD CRPS	"	6.5
	TAYLOR ST	4	C	4-1	7180	PASTURE	"	18.5
	TAYLOR ST	4	C	4-1	7200	NONPRWETLD	"	24
								78.46
BENSON THOMAS F JR & DOROTHY C	77 HARRIS ST	13	A	2.1	7140	ORCHARDS	8.39	0.5
	77 HARRIS ST	13	A	2.1	7150	CHRISTMAS TREES	"	0.5
	77 HARRIS ST	13	A	2.1	7170	PROD WOOD	"	6.39
								7.39
BOISSELLE KEVIN M & CHERYL	65 FERRY HILL RD	3	F	12-1	7130	FIELD CRPS	11.59	10.67
BROOKS KEVIN B & NANCY C	BATCHELOR ST	10	C	41	7170	PROD WOOD	3.66	2.74
	BATCHELOR ST	10	C	42	7130	FIELD CRPS	95.75	20
	BATCHELOR ST	10	C	42	7170	PROD WOOD	"	57.34
	BATCHELOR ST	10	C	42	7200	NONPRWETLD	"	18.41
	BATCHELOR ST	10	C	43	7170	PROD WOOD	11	11
								109.49
CARRIVEAU THOMAS D & JOYCE A	157 EAST ST	6	A	14	7120	TR CRP VEG	8.23	2.31
	157 EAST ST	6	A	14	7130	FIELD CRPS	"	5.46
								7.77
CLARK WILLIAM M & DAYLE	101 KENDALL ST	8	C	9	7130	FIELD CRPS	58.81	5
	101 KENDALL ST	8	C	9	7170	PROD WOOD	"	45
	101 KENDALL ST	8	C	9	7180	PASTURE	"	7.89
								57.89
DEECHER ANDREW	468R EAST STATE ST	15	A	1-12	7120	TR CRP VEG	13.59	3
	468R EAST STATE ST	15	A	1-12	7130	FIELD CRPS	"	4.67
	468R EAST STATE ST	15	A	1-12	7200	NONPRWETLD	"	5

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
DEECHER ANDREW								12.67
DESJARDINS PAMELA M & MAJCHRZAK SOPHIE B	112 BURNETT ST	2	A	6-3	7140	ORCHARDS	6.91	1
	112 BURNETT ST	2	A	6-3	7180	PASTURE	"	3.15
	112 BURNETT ST	2	A	6-3	7200	NONPRWETLD	"	1.84
								5.99
DEWITT FRANCIS E	EASTON ST	9	D	2	7160	NEC REL LAND	48.12	28.12
	EASTON ST	9	D	2	7170	PROD WOOD	"	2
	EASTON ST	9	D	2	7180	PASTURE	"	18
	EASTON ST	9	D	4	7170	PROD WOOD	9.38	1.38
	EASTON ST	9	D	4	7180	PASTURE	"	8
	PORTER ST	9	D	10	7160	NEC REL LAND	42.87*	20
	PORTER ST	9	D	10	7180	PASTURE	"	10
	PORTER ST	9	D	10	7200	NONPRWETLD	"	12.87
								100.37
DOROTHY B ALLEN NOMINEE TRUST	MORGAN ST	5	A	2	7130	FIELD CRPS	14.69	14.69
	PLEASANT ST	5	A	1.1	7130	FIELD CRPS	86.31	37.31
	PLEASANT ST	5	A	1.1	7170	PROD WOOD	"	38
	PLEASANT ST	5	A	1.1	7200	NONPRWETLD	"	11
								101
DULONG LAWRENCE C & LOOMIS LAUREL	180 WEST ST	2	A	5	7130	FIELD CRPS	24.22	3
	180 WEST ST	2	A	5	7170	PROD WOOD	"	19
	180 WEST ST	2	A	5	7200	NONPRWETLD	"	1.3
								23.3
FERNANDES ELISIO C. & CHARLENE	49 TRUBY ST	4	C	14	7130	FIELD CRPS	37.95	31.13
	49 TRUBY ST	4	C	14	7150	CHRISTMAS TREES	"	3.8
	TRUBY ST	4	C	14-1	7180	PASTURE	8.2	8.2
								43.13
FERRO RAYMOND S & PATRICIA	10 BARTON ST	4D	A	4	7130	FIELD CRPS	0.53	0.53
	12 BARTON ST	4D	A	5	7130	FIELD CRPS	0.53	0.53
	14 BARTON ST	4D	A	6	7130	FIELD CRPS	0.53	0.53
	123 PLEASANT ST	4D	A	17	7130	FIELD CRPS	0.52	0.52
	BARTON ST	4D	A	20	7130	FIELD CRPS	17.78	1.19
	BARTON ST	4D	A	20	7180	PASTURE	"	10

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
FERRO RAYMOND S & PATRICIA	BARTON ST	4D	A	20	7200	NONPRWETLD	"	6.59
								19.89
GAJ RUSSELL F	200 TAYLOR ST	6	A	3	7130	FIELD CRPS	47.8	20.33
	200 TAYLOR ST	6	A	3	7160	NEC REL LAND	"	9
	200 TAYLOR ST	6	A	3	7200	NONPRWETLD	"	17.55
GALUSHA GEORGE N JR	6 SOUTH ST	4	B	2	7130	FIELD CRPS	10.09	8.46
	6 SOUTH ST	4	B	2	7180	PASTURE	"	0.71
	SOUTH ST	4	B	2.10	7130	FIELD CRPS	2.21	2.21
	SOUTH ST	4	C	25	7130	FIELD CRPS	13	11
	SOUTH ST	4	C	25	7120	TR CRP VEG	"	2
	SOUTH ST	4	C	27	7120	TR CRP VEG	76.21	2
	SOUTH ST	4	C	27	7130	FIELD CRPS	"	63.11
	SOUTH ST	4	C	27	7200	NONPRNECLD	"	11.1
	BARTON ST	4	B	2-9	7130	FIELD CRPS	9.33	9.33
GARVULENSKI ALBERT & CHRISTINE	128 TAYLOR ST	4	C	1	7200	NONPRWETLD	16.68	15.76
	TAYLOR ST REAR	4	C	30	7180	PASTURE	22.33	22.33
	132 TAYLOR ST	4	C	1-1	7180	PASTURE	2.73	1.81
34 CARVER STREET INC	34 CARVER ST	6	C	4	7120	TR CRP VEG	43.93	20
	34 CARVER ST	6	C	4	7130	FIELD CRPS	"	5
	34 CARVER ST	6	C	4	7180	PASTURE	"	10.01
	34 CARVER ST	6	C	4	7200	NONPRWETLD	"	8
HUMPHREY SHAINA (LUCKY HORSE FARM)	95 TAYLOR ST	8	B	10-4	7180	PASTURE	6.57	5
INGHAM MYRON L & JEANNETTE	WEST STATE ST	4	A	14	7130	FIELD CRPS	163	67.54
	WEST STATE ST	4	A	14	7170	PROD WOOD	"	58.18
	WEST STATE ST	4	A	14	7200	NONPRWETLD	"	35.1
JOAO ANTONIO & EMERLINDA	62 TRUBY ST	6	A	2	7130	FIELD CRPS	64.92	27
	62 TRUBY ST	6	A	2	7200	NONPRWETLD	"	37

OWNER NAME	PROPERTY LOCATION	PARCEL ID	LOT			DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
KASKESKI, JOAN J	35 AMHERST ST	3 A	9-1	7130		FIELD CRPS	28.45	7
	35 AMHERST ST	3 A	9-1	7170		PROD WOOD	"	4
	35 AMHERST ST	3 A	9-1	7120		TR CRP VEG	"	6
	35 AMHERST ST	3 A	9-1	7180		PASTURE	"	5.53
	35 AMHERST ST	3 A	9-1	7200		NONPRWETLD	"	5
	AMHERST ST	3 A	9-5	7130		FIELD CRPS	8.49	3
	AMHERST ST	3 A	9-5	7170		PROD WOOD	"	3
	AMHERST ST	3 A	9-5	7200		NONPRWETLD	"	2.49
								36.02
LAFHAMME LEONARD E, LAFHAMME MARC L	EAST ST	5 B	4	7140		ORCHARDS	78.9	1
	EAST ST	5 B	4	7140		ORCHARDS	"	20
	EAST ST	5 B	4	7150		CHRISTMAS TREES	"	7
	EAST ST	5 B	4	7170		PROD WOOD	"	15
	EAST ST	5 B	4	7200		NONPRWETLD	"	35.9
	134 SOUTH ST	5 B	7	7140		ORCHARDS	41.81	39.89
	134 SOUTH ST	5 B	7	7200		NONPRWETLD	"	1
	SOUTH ST	5 B	8	7140		ORCHARDS	23.7	1
	SOUTH ST	5 B	8	7140		ORCHARDS	"	22.7
	NEW LUDLOW RD	5 B	9	7170		PROD WOOD	6.68	6.68
	MORGAN ST	5 B	3-2	7120		TR CRP VEG	29.73	1
	MORGAN ST	5 B	3-2	7120		TR CRP VEG	"	28.73
								179.9
LALONDE LEE	236-8 STATE ST	8 A	11	7130		FIELD CRPS	20	10
	236-8 STATE ST	8 A	11	7140		ORCHARDS	"	0.5
	236-8 STATE ST	8 A	11	7170		PROD WOOD	"	5
	236-8 STATE ST	8 A	11	7200		NONPRWETLD	"	4.5
								20
LEVY BENJAMIN F & MARY	63 FERRY HILL RD	3 F	12-4	7120		TR CRP VEG	17.76	0.5
	63 FERRY HILL RD	3 F	12-4	7180		PASTURE	"	11.5
	63 FERRY HILL RD	3 F	12-4	7200		NONPRWETLD	"	4.84
								16.84
LUCCHESI SCOTT W & PIKE FRANCIS JR	49 FERRY HILL RD	3 F	19-1	7130		FIELD CRPS	14.24	11.24
	49 FERRY HILL RD	3 F	19-1	7200		NONPRWETLD	"	1.16
	FERRY HILL RD	3 F	19-2	7200		NONPRWETLD	0.07	0.07
								12.47

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
MACKENZIE RAYMOND J & SHIRLEY R	TAYLOR ST	6	A	4-13	7180	PASTURE	11.06	11.06
	TAYLOR ST	6	A	4-17	7180	PASTURE	14.2	4.2
	TAYLOR ST	6	A	4-17	7200	NONPRWETLD	"	10
	TAYLOR ST	6	A	4-14	7180	PASTURE	15.92	15.92
								41.18
MATTHESS CYNTHIA M	TAYLOR ST REAR	6	B	1	7160	NEC REL LAND	10.27	10.27
	251 TAYLOR ST	6	B	3	7130	FIELD CRPS	1.69	1.69
	TAYLOR ST	6	B	4	7130	FIELD CRPS	83.37*	31.59
	TAYLOR ST	6	B	4	7160	NEC REL LAND	"	9.99
	TAYLOR ST	6	B	4	7180	PASTURE	"	41.79
	TAYLOR ST	6	B	4-1	7130	FIELD CRPS	1.56	1.56
	TAYLOR ST	6	B	4-3	7130	FIELD CRPS	1.33	1.33
	CHICOPEE ST	16	A	4	7160	NEC REL LAND	9	1
	CHICOPEE ST	16	A	4	7130	FIELD CRPS	"	8
	TURKEY HILL	17	A	19	7160	NEC REL LAND	7	7
	TURKEY HILL	17	A	24	7180	PASTURE	5.21	5.21
	TURKEY HILL	17	A	29	7160	NEC REL LAND	7	7
								126.43
MAZZARIELLO PAUL & CAROLE	34 FERRY HILL RD	3	G	12-1	7170	PROD WOOD	18.03	17.11
MCKINSTRY WARREN C	WEST ST	3	A	7	7200	NONPRWETLD	1.2	1.2
	151 WEST ST	3	A	8	7120	TR CRP VEG	34.84	0.6
	151 WEST ST	3	A	8	7130	FIELD CRPS	"	26.48
	151 WEST ST	3	A	8	7180	PASTURE	"	6.34
	WEST ST	3	A	13	7130	FIELD CRPS	20.11	0.5
	WEST ST	3	A	13	7180	PASTURE	"	2.5
	WEST ST	3	A	13	7200	NONPRWETLD	"	17.11
	AMHERST ST	3	A	9-6	7180	PASTURE	13.45	0.5
	AMHERST ST	3	A	9-6	7200	NONPRWETLD	"	12.95
								68.18
MURPHY ROBERT A & ERIN E	107 WEST STATE ST	3	B	8	7140	ORCHARDS	32	2
	107 WEST STATE ST	3	B	8	7170	PROD WOOD	"	8
	107 WEST STATE ST	3	B	8	7150	CHRISTMAS TREES	"	4
	107 WEST STATE ST	3	B	8	7130	FIELD CRPS	"	9
	107 WEST STATE ST	3	B	8	7200	NONPRWETLD	"	8.08
								31.08

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
NAWROCKI JOHN T	LYONS ST	6	C	6	7180	PASTURE	27.18	9.22
	LYONS ST	6	C	6	7200	NONPRWETLD	"	17.96
	TURKEY HILL	16	A	17	7170	PROD WOOD	81.08	15
	TURKEY HILL	16	A	17	7130	FIELD CRPS	"	34
	TURKEY HILL	16	A	17	7200	NONPRWETLD	"	30.08
	11 LYONS ST	17	A	39	7170	PROD WOOD	28	5
	11 LYONS ST	17	A	39	7180	PASTURE	"	13
	11 LYONS ST	17	A	39	7200	NONPRWETLD	"	8
	LYONS ST	17	A	40	7170	PROD WOOD	14	10.55
	LYONS ST	17	A	40	7200	NONPRWETLD	"	2.45
	5 LYONS ST	17	A	41	7170	PROD WOOD	1.019	0.18
	LYONS ST	17	A	41.1	7180	PASTURE	8.05	5
	LYONS ST	17	A	41.1	7170	PROD WOOD	"	3.05
								153.49
NEUMANN LEONARD A JR	22 EAST ST	5	B	3	7130	FIELD CRPS	28.48	10.99
	22 EAST ST	5	B	3	7180	PASTURE	"	13.74
	22 EAST ST	5	B	3	7200	NONPRWETLD	"	2.83
								27.56
NORTHEAST FASTENERS CO INC (R. MACKENZIE)	TAYLOR ST	6	B	17	7150	CHRISTMAS TREES	24.75	24.75
OBREMSKI JOSEPH J & LYON GREGORY	CRESCENT ST	2	C	5	7130	FIELD CRPS	56.9	40
	CRESCENT ST	2	C	5	7180	PASTURE	"	1.15
	CRESCENT ST	2	C	5	7200	NONPRWETLD	"	0.82
	CRESCENT ST	2	C	5	7200	NONPRWETLD	"	14.93
	59 CRESCENT ST	2	C	5-3	7200	NONPRWETLD	2.25	1.31
	CRESCENT ST	3	E	4	7200	NONPRWETLD	3.95	1
	CRESCENT ST	3	E	4	7200	NONPRWETLD	"	2.95
								62.16
PALASZ NANCY ANN	KENDALL ST	8	B	6	7170	PROD WOOD	21	21
	KENDALL ST	8	C	10	7180	PASTURE	20.77	20.77
	KENDALL ST	8	C	11	7130	FIELD CRPS	8.75	4.12
	KENDALL ST	8	C	11	7170	PROD WOOD	"	4.63
	KENDALL ST	8	C	10-12	7180	PASTURE	1.96	1.96
	KENDALL ST	8	C	15-1	7130	FIELD CRPS	35.88	35.88
								88.36

OWNER NAME	PROPERTY LOCATION	PARCEL ID	LOT	DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
PHELPS CYNTHIA LOUISE	EASTON ST	1 E	4	FIELD CRPS	12	12
	139 PORTER ST	2 C	1	FIELD CRPS	5.33	4.41
						16.41
PLANTE, EDWARD P JR & TINA	132 SCHOOL ST	8 C	6	FIELD CRPS	40.8	32.88
	132 SCHOOL ST	8 C	6	PASTURE	"	7
						39.88
RUEL RUTH M	81 TAYLOR ST	8 B	12	FIELD CRPS	93.92	30
	81 TAYLOR ST	8 B	12	PROD WOOD	"	60
	81 TAYLOR ST	8 B	12	NONPRWETLD	"	3
						93
SAPOWSKY STEPHEN & TAMMY	EAST STATE ST	8 C	2	TR CRP VEG	64	30
	EAST STATE ST	8 C	2	PROD WOOD	"	1
	EAST STATE ST	8 C	2	PASTURE	"	27
	EAST STATE ST	8 C	2	NONPRWETLD	"	4
	EAST STATE ST	8 C	2	NONPRWETLD	"	2
	EAST STATE ST	8 C	4	PROD WOOD	10.44	8.44
	EAST STATE ST	8 C	4	NONPRNCLD	"	2
	EAST STATE ST	8 C	5	NEC REL LAND	16.49	2
	EAST STATE ST	8 C	5	NONPRWETLD	"	7
	EAST STATE ST	8 C	5	PROD WOOD	"	7.49
	EASTON ST	9 D	1	TR CRP VEG	38.86	19
	EASTON ST	9 D	1	FIELD CRPS	"	2
	EASTON ST	9 D	1	PROD WOOD	"	1
	EASTON ST	9 D	1	NONPRWETLD	"	16.86
	EAST STATE ST	14A A	10-1	TR CRP VEG	8.7	6
	EAST STATE ST	14A A	10-1	PROD WOOD	"	1.7
	EAST STATE ST	14A A	10-1	PROD WOOD	"	1
						138.49
SEIFFERT IRREVOCABLE TRUST	291 BATCHELOR ST	13 A	14	FIELD CRPS	48	10.9
	291 BATCHELOR ST	13 A	14	PROD WOOD	"	30
	291 BATCHELOR ST	13 A	14	NONPRWETLD	"	6.18
						47.08
SHAW ALAN	SOUTH ST	5B B	6	PASTURE	12.49	12.49

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
TAYLOR MAUDETТА A	58 CENTER ST	3	F	5	7130	FIELD CRPS	24.81	5.08
	58 CENTER ST	3	F	5	7160	NEC REL LAND	"	9
	58 CENTER ST	3	F	5	7200	NONPRWETLD	"	9.81
	FOX HILL	7	A	19	7170	PROD WOOD	29	15
	FOX HILL	7	A	19	7200	NONPRWETLD	"	14
	CENTER ST	8	A	10	7130	FIELD CRPS	23.95	5
	CENTER ST	8	A	10	7180	PASTURE	"	8.95
	CENTER ST	8	A	10	7200	NONPRWETLD	"	10
	TAYLOR ST	8	B	10	7130	FIELD CRPS	89.78	3
	TAYLOR ST	8	B	10	7170	PROD WOOD	"	61.78
	TAYLOR ST	8	B	10	7200	NONPRWETLD	"	25
								166.62
TROTT DAVID W & HATCH EVELYN	PLEASANT ST	3	A	11-2	7120	TR CRP VEG	51.5	4.5
	PLEASANT ST	3	A	11-2	7130	FIELD CRPS	"	12
	PLEASANT ST	3	A	11-2	7180	PASTURE	"	25
	PLEASANT ST	3	A	11-2	7200	NONPRWETLD	"	10
								51.5
TRYBUS THADDEUS M & STASIA	67 FERRY HILL RD	3	F	12-2	7140	ORCHARDS	17.36	1.50
	67 FERRY HILL RD	3	F	12-2	7130	FIELD CRPS	"	8.43
	67 FERRY HILL RD	3	F	12-2	7200	NONPRWETLD	"	6.51
								16.44
VOILAND RYAN J	TAYLOR ST	6	B	5	7120	TR CRP VEG	34	34
	7 CARVER ST	6	B	7	7200	NONPRWETLD	14.43	7.51
	7 CARVER ST	6	B	7	7120	TR CRP VEG	"	1
	7 CARVER ST	6	B	7	7180	PASTURE	"	5
								47.51
WHITE LINCOLN E JR & BARBARA	WEST STATE ST	3	B	3	7130	FIELD CRPS	46.4	32.4
	WEST STATE ST	3	B	3	7170	PROD WOOD	"	12
	WEST STATE ST	3	B	3	7200	NONPRWETLD	"	2
								46.4
WILSON SCOTT W & VIRGINIA S & SKIPTON-WILSON JOY & JEFFREY B	58 BURNETT ST	1	A	5	7120	TR CRP VEG	83.2	0.58
	58 BURNETT ST	1	A	5	7130	FIELD CRPS	"	15
	58 BURNETT ST	1	A	5	7170	PROD WOOD	"	44.68
	58 BURNETT ST	1	A	5	7180	PASTURE	"	3
	58 BURNETT ST	1	A	5	7200	NONPRWETLD	"	2.7

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
WILSON SCOTT W & VIRGINIA S & SKIPTON-WILSON JOY & JEFFREY B	58 BURNETT ST	1	A	5	7200	NONPRWETLD	"	13
	BURNETT ST	1	A	5-4	7130	FIELD CRPS	0.92	0.92
								79.88
CHICOPEE SPORTSMENS CLUB INC	383R BATCHELOR ST	13	B	30	8000	RECREATION	361.8	361.80
CHICOPEE SPORTSMEN'S CLUB INC	239 BATCHELOR ST	13	B	21	8000	RECREATION	38	38.00
								419.80
FAIRVIEW SPORTMEN'S FISH & GAME ASSOC	TURKEY HILL	17	A	21	8000	RECREATION	22	22.00
	TURKEY HILL	17	A	22	8000	RECREATION	10	10.00
	TURKEY HILL	17	A	30	8000	RECREATION	52.5	52.50
	TURKEY HILL	17	A	26	8000	RECREATION	7.5	7.50
	TURKEY HILL	17	A	3	8000	RECREATION	10	9.08
	TURKEY HILL	17	A	3	8000	RECREATION	10	0.92
	TURKEY HILL	17	A	5	8000	RECREATION	74.13	73.21
	TURKEY HILL	17	A	5	8000	RECREATION	74.13	0.92
	280 CARVER ST	17	A	14	8000	RECREATION	15.38	14.46
	280 CARVER ST	17	A	14	8000	RECREATION	15.38	0.92
	TURKEY HILL	17	A	11	8000	RECREATION	7	6.08
	TURKEY HILL	17	A	11	8000	RECREATION	7	0.92
	TURKEY HILL	17	A	12	8000	RECREATION	26	26.00
	276 CARVER ST	17	A	13	8000	RECREATION	1.42	0.50
	276 CARVER ST	17	A	13	8000	RECREATION	1.42	0.92
	TURKEY HILL	17	A	15	8000	RECREATION	7.5	7.50
	TURKEY HILL	17	A	16	8000	RECREATION	7.5	7.50
	TURKEY HILL	17	A	17	8000	RECREATION	15	15.00
	TURKEY HILL	17	A	27	8000	RECREATION	53.25	53.25
								309.18
GODBOUT KEVIN & CHRISSA	BURNETT ST	1	B	26-5	8000	RECREATION	20.63	15.00

OWNER NAME	PROPERTY LOCATION	PARCEL ID		LOT		DESCRIPTION	TOTAL PARCEL ACREAGE	CLASSIFIED ACREAGE
GRANBY BOW & GUN CLUB, INC	CHICOPEE ST	15	C	3	8000	RECREATION	10.3	10.30
	CHICOPEE ST	15	C	4	8000	RECREATION	22.25	22.25
	CHICOPEE ST	15	C	5	8000	RECREATION	7	7.00
	85 CHICOPEE ST	15	C	6	8000	RECREATION	76.5	76.50
	CHICOPEE ST	15	C	7	8000	RECREATION	20	20.00
	CHICOPEE ST	15	C	9	8000	RECREATION	30	30.00
	CHICOPEE ST	15	C	10	8000	RECREATION	6	6.00
	CHICOPEE ST	15	C	11	8000	RECREATION	4	4.00
	TURKEY HILL	15	C	12	8000	RECREATION	90	90.00
								266.05
HARRIS MOUNTAIN REALTY TRUST	145 HARRIS	12	A	1	8000	RECREATION	52.32	48.00
MNT HOLYOKE COLLEGE	WEST ST	2	A	1	8000	RECREATION	15.61	15.61
PHELPS GARY R & CYNTHIA	BATCHELOR ST	10	C	34	8000	RECREATION	26	26.00
	BATCHELOR ST	10	C	36	8000	RECREATION	105	105.00
	BATCHELOR ST	10	A	29	8000	RECREATION	13	13.00
	BATCHELOR ST	10	A	29	8000	RECREATION	10	10.00
	BATCHELOR ST	10	C	40.1	8000	RECREATION	1.75	1.75
WARD CHRISTOPHER TRUSTEE	FOX HILL	7	A	10	8000	RECREATION	38.5	38.50
WARD CHRISTOPHER TRUSTEE	TAYLOR ST REAR	7	A	12	8000	RECREATION	16.1	16.10
WARD CHRISTOPHER TRUSTEE	TAYLOR ST REAR	7	A	13	8000	RECREATION	35	35.00
WARD CHRISTOPHER TRUSTEE	TAYLOR ST REAR	7	A	14	8000	RECREATION	13	13.00
WARD CHRISTOPHER TRUSTEE	TAYLOR ST REAR	7	A	18	8000	RECREATION	20.5	20.50
								123.10

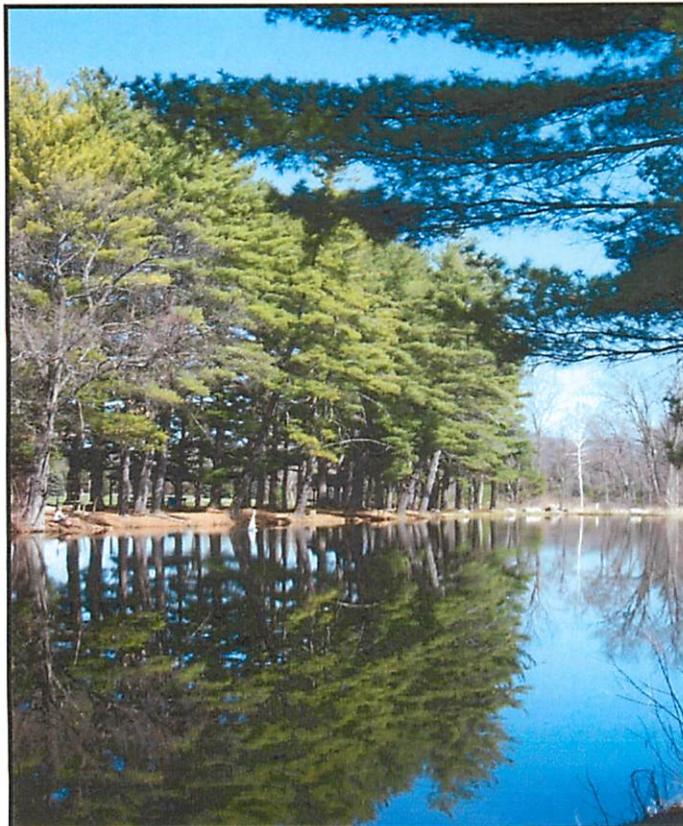
C. Public and Nonprofit Parcels

TOWN PARKS

Dufresne's Park

In years past, Granby residents enjoyed the luxury of having enough open fields and meadows that there was never a problem finding a place to fly a kite or host an informal football game. As recreation became more organized and branched out into teams with formal leagues, it became necessary to adopt standards that would be accepted by other towns. The need for these baseball diamonds and soccer fields, as well as a youth summer program, helped identify a need for an elected Recreation Commission that would oversee a small budget for the benefit of town residents.

The 1986 Open Space and Recreation Plan was prepared in response to a request by the of Environmental Management that all towns in the Commonwealth applying for funds for the Federal Land & Water Commission for acquisition of open space needed to have a current plan on file with the Executive Office of Environmental Affairs. When the farm of Max Dufresne was offered to the Town of Granby for the sum of \$100,000 for 206 acres of prime farmland in the center of town off Route 202, the town was able to purchase the land with matching funds from the Federal Land and Water Commission. That brought the Town's cost to \$50,000 or \$250 per acre.



Now many Granby residents enjoy Dufresne's Park. Its amenities include a pond where residents can fish and skate, although the water is not acceptable for swimming. There are small pavilions over picnic tables where families can enjoy a barbeque. Three baseball/softball fields on either side of the pond contribute to the open feeling of the park. There is a pavilion accessible from the Kendall Street side, many marked hiking trails for people and horses, a horse arena with two rings, a dog park and a large playground.

Accessible from the Taylor Street entrance is a horse corral where horse shows and weather permitting, sleigh rides are held. A large, modern playground was built in 2004. Three 60-foot baseball diamonds are used frequently in the spring by youth leagues, and young soccer players hone their skills on the soccer fields. There are rest rooms accessible to the handicapped near the pavilion, which is also accessible. There is handicapped parking and paved walkways to the pavilion and gazebo, and unpaved paths to the dam to promote accessible fishing.

Brown-Ellison Park

Located on Carver Street near the Granby and Ludlow line, this park was once owned by the Air Force. In World War II, a large radio tower and beacon was erected so that the huge B-52's would be able to approach the northeast landing strip at Westover Air Force Base correctly. After the B-52's were no longer needed at Westover, the tower was taken down and the area fell into disrepair. In 1974, the Town requested and was deeded the "surplus property" of 12.16 acres. The park was dedicated by the Granby Board of Selectmen in the memory of Kenneth Brown and Richard Ellison, two Granby residents who lost their lives in the Vietnam War.

The entire property is surrounded by fencing, which provides the homes around the park with security and privacy. The park has a baseball diamond, two soccer fields, storage building, and volleyball courts, but there is room for improvement. There are curb cuts but no sidewalks, and areas are flat and could be accessible to a wheelchair.

Cooley Field

A now unused, but regularly mowed 33-acre field sits at the end of Burnett Street by the Granby-South Hadley line, acquired by the town in the late 1960's. The property borders on Batchelor Brook, and now the property comes under the jurisdiction of the Granby Conservation Commission. Insects from the brook made the area difficult to

use. It is no longer used for active recreation, but at one time had swings, slides and a baseball diamond. It has no facilities for the handicapped.

Aldrich Field

Aldrich Field has finally fulfilled its intended purpose and is now the home of the Public Safety Complex. There is still some open space, and there has been some talk of constructing a walking trail. The site abuts a 75 acre undeveloped lot, and the owner of that property has indicated she will leave it to the town for recreation purposes. She has already donated 5 of the acres for a new library. Both parcels are close to the Center of Town and will provide open space in that area for generations to come.

Granby High School and East Meadow School has five basketball courts, two of these indoors, two baseball fields, two softball fields, four tennis courts in various states of maintenance, four soccer fields and volleyball courts. There is also a storage/snack building. All school facilities are accessible for a wheelchair and there are handicapped parking available.

Aldrich Lake is used for fishing and canoeing. There is dirt parking on the side of the road to access the lake, but a steep slope down to the water. There is no paved area for handicapped access.

Forge Pond has over 68 acres available for fishing. There is accessibility near the dam and spillway at the old mill site. It is possible to launch a canoe there as well. There is no accessible parking or paving. The Town has a signed purchase and sale agreement to obtain 147 acres of land surrounding the pond.

Miller Ave

The Town owns a 28 acre parcel of wooded land. Access is an issue. It is under consideration for development of a solar voltaic farm.

Marie Quirk Conservation Area

Connected to the Holyoke Range State Park, this is protected conservation land.

Ed Trompke "Peeper Pond"

Small pond and adjoining 9 acres, located on Harris Street near Holyoke Range State Park, minimal access.

Ed Trompke Conservation area, located adjacent to Stony Brook., minimal access



In addition there are two State owned parcels of note:

Location/size	Management	Current use	Condition	Recreation. potential	Purchase source	access
Dufresne Park 200 acres	Select Board Cons Com	See above	Good	Unlimited	Federal grant/donation	excellent
Brown/Ellison Park 12 acres	Recreation Committee	Sports	Good	Good	Federal gift	
Cooley Field 63 acres	Cons Com	None	Fair	Limited	Unknown	good
Aldrich Field 11 acres	Public safety	none	good	Very limited	gift	excellent
GHS Field 64 acres	School	Sports	Good	Good	Gift	good
Aldrich Lake 1 acre	Cons Com	Fishing	Good	Good	State gift	good
Forge Pond 150 acres	Cons Com	Fishing	Fair	Unlimited	Tow purchase-LAND grant pending	good
Marie Quirk Conservation area 48 acres	Cons Com	Hiking	Good	Good	Gift	poor
Miller AVE 28 acres	Select Board	None	Good	Fair	Taxes	poor
Ed Trompke "Peeper Pond" 9 acres	Cons Com	None	Good	Minimal	Gift	poor
Ed Trompke Conservation 5 acres	Cons Com	None	Good	Minimal	Gift	poor

The first and largest is the **Holyoke Range State Park** which covers virtually the entire North edge of Town bordering Amherst and South Hadley. This property accounts for the vast majority of State the 2223 acres the State owns.

A second notable parcel is the **Sand Plain State Park**, an undeveloped area off of Green Meadow Lane consisting of 99 acres.

The Federal government owns a 15 acre parcel which is partially developed on Carver Street. This is used as a storage/training area by the United States Army.

On East Street/Sherwood Drive /Acrebrook areas a quasi Governmental agency, the Westover Metropolitan Development Corporation, has purchased approximately 12 house lots this year. The residences have been razed and the land has returned to open space. It is not developable. One of the parcels exceeds 13 acres. This program will continue until all the area parcels are purchased.



SECTION 6: COMMUNITY VISION

A. Description of Process

Granby residents and officials have always been committed to caring for our community's character and environmental attributes. The town prepared our first Master Plan in 1966 and our first OSRP in November of 1986. In 2001, we worked with the University of Massachusetts to update the OSRP once more, but the draft was not submitted to the Commonwealth for approval. However, in June 2003, Granby began the process of preparing a Community Development Plan with PVPC as the consultant. From June 2003 until June 2004, Granby citizens were invited to participate in several open meetings related to open space protection, housing issues, economic development, and transportation issues. All households in Granby were also sent a community survey with questions relating to all these issues. Over 33% of Granby households responded to the survey. The responses to the survey and public meetings guided the Planning Board in their articulation of the community's overall goals.

Granby followed a particular process to articulate the town vision for the OSRP. The Planning Board decided not to form a separate Open Space Committee, but rather, the Planning Board served as the Open Space Committee. The Town and PVPC reviewed existing OSRPS and the previous versions of the Granby OSRP. The data provided by the recently completed CD plan and updates from the survey provided for the CD plan further articulated the vision process, as well as the public meeting included in the OSRP Update process. All households in Granby were invited to the public meeting, which resulted in good attendance and interaction. Residents unable to attend that evening met with PVPC staff at other times to discuss the action steps and include important goals and objectives.

The update to the plan, 2012, was initiated by the Select Board. Three members were appointed to review and update the plan; the members represent the Select Board, Conservation Commission and Recreation/playground Commission.

Input was solicited for many other sources, boards, and committees, as well as the public. It was determined that much of the information has remained unchanged.

B. Statement of Open Space and Recreation Goals

The overall vision of the Granby OSRP addresses:

- Increased use of Park Property
- Increased development pressure combined with the current limitation in providing public water supply and sewage disposal systems;
- adverse environmental impacts resulting from unregulated growth
- increased traffic congestion and hazards
- loss of agricultural land
- maintenance of rural character
- adequate recreational opportunities for town residents; and protection of ground and surface water resources

Granby is in need of guidance for long-term goals of open space protection in order to preserve and enhance the quality of life that attracted residents to this community.

As the fourth fastest-growing community in the Pioneer Valley region, Granby faces greater than average development pressure. We are an attractive community in which to live, appealing to people who work in larger cities and choose to reside in rural areas. As development pressure on neighboring communities reaches a maximum, more families will look toward Granby to fulfill their housing needs. Residents had stated emphatically in the written portion of the Open Space Survey of 2004 that they did not want Granby to develop rapidly "like Belchertown or South Hadley".

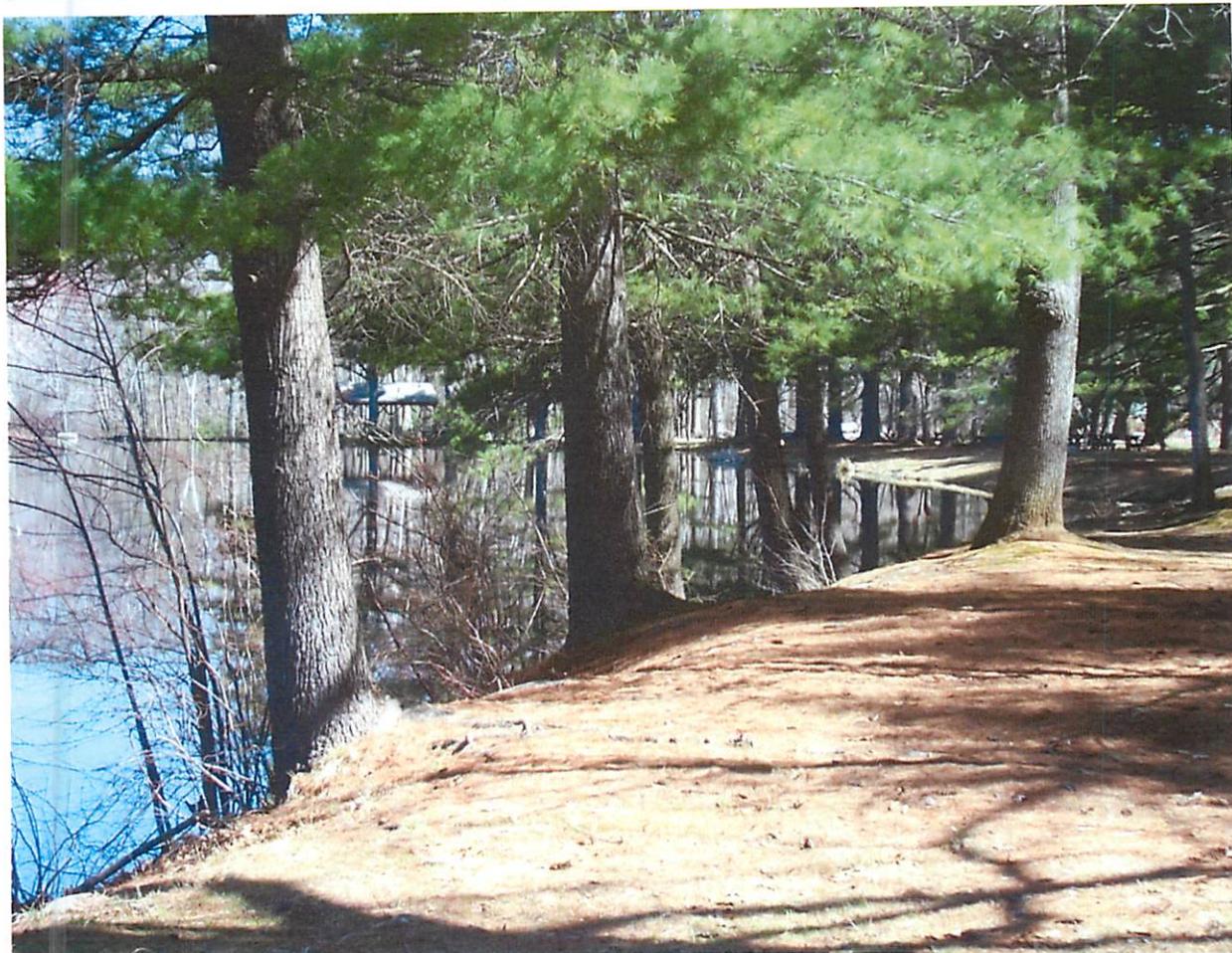
The 1986 OSRP served as an excellent model for this OSRP. Granby hopes that this updated plan will serve as well to guide future growth, development and resource preservation in Granby. Growth cannot be halted, but it can be directed towards those areas that are best able to support it. Preservation of important resources adds to the overall value of a community as well as builds a healthy environmental base. The intelligent incorporation of agricultural land, forested land, wetlands, open spaces and development into a community can be achieved through proper planning and management.

According to the responses to the survey, residents most value the small town atmosphere of Granby and think it is a good place to live and raise children. Residents consider Granby's environmental attributes a major contribution to its character and

would like to see them protected. Residents are especially interested in supporting bicycling, riding and walking trails, protection of the Holyoke Range, and community parks with recreation facilities. Residents also strongly favor municipal infrastructure that can be a source of pride for the town and the addition of youth and elder programs and facilities.



SECTION 7: ANALYSIS OF NEEDS



A. Summary of Resource Protection Needs

According to the available data for the necessary habitat needs of wildlife, there is a need to protect unique environments such as potential vernal pools and habitat identified by PVPC and the Commonwealth. Residents have also supported protecting the ridgeline and hillside areas of town, as well as the habitat around Granby's water resources. The 1986 OSRP recommended establishing greenbelts along Batchelor Brook. Coordination of efforts along Batchelor Brook between Granby and Belchertown would enable both communities to benefit from the conservation and preservation practices. Granby residents and the Planning Board are interested in expanding greenbelt protection to the other waterways in town.

There is opportunity to provide connections from the area along the Mt. Holyoke Range to more populated areas, with trails for people and corridors for wildlife. The Mt. Holyoke Range is identified as a focus area in the PVPC Regional Greenways map,

considered a priority area for state agencies, land trusts, and the conservation community both in Granby and in neighboring communities.

Town leaders are also working to protect forest resources, so important for watershed protection. A watershed protection plan and map is being developed concurrently with this OSRP and these are included in the Appendices. Parcels identified on the map are most critical for conservation, restoration, and stormwater protection.

B. Summary of Community's Needs

As stated previously, Granby residents feel that there should be more programs and facilities geared toward youth and the elderly. Young people, teens and parents desire programs and facilities that are conducive to active recreational activities and older residents prefer more passive activities like walking. All Granby residents have indicated an interest in more walking and bicycling trails. The Granby Regional Horse Council needs more trails and access to them. According to the Statewide Comprehensive Outdoor Recreation Plan (SCORP), residents of the Connecticut Valley engage in fishing (39.7%), golfing, picnicking, and playground activities to a lesser extent. Connecticut Valley residents most often participate in sightseeing tours (54.9%), walking (44.5%), swimming (52.7%), and hiking (41.9%).

This information and responses from the community indicates a need for walking, hiking and equestrian trails, swimming accessibility, and access to sightseeing for local residents. According to the community survey, residents were most interested in improving parks and recreational opportunities (72.1%), protecting natural resources and environmental quality (94.6%), having recreational resources (67.7%), bicycling/walking paths (64.8%), and sports fields (43.8%).

C. Management Needs, Potential Change of Use

No plan is complete without addressing management needs, staffing needs, and conflicts of use. With limited staff to address open space and recreation needs, Granby officials are working with other committees and residents where appropriate and sharing the burden of management when possible.

SECTION 8: GOALS AND OBJECTIVES



In April 2012, the Granby Open Space Committee reviewed the goals and objectives from the update plan of 2006. We also reviewed the strategies that we prioritized during the Community Development planning process in order to plan the timeframe for the high priority goals. These follow:

- 1. Protect ground and surface water resources in order to maintain water quality, preserve wetland areas, provide wildlife habitat and passive recreational opportunities, and minimize potential adverse environmental effects on these areas resulting from development encroachment.**
 - a) Enforce DEP storm Water Management standards together with the Granby Storm water bylaw.
 - b) Encourage the use of salt alternatives on all Town Roads.
- 2. Assure that there is an adequate supply of quality drinking water for all Granby residents in the future.**
 - a) Obtain information concerning potential alternative water supply sources
 - b) Consider expansion of public water and public sewer systems consistent With ongoing technical studies
- 3. Provide adequate recreational opportunities to meet the needs of all Granby residents**
 - a) Consider reorganizing Departments and Committees involved in parks and recreation
 - b) Create handicap access trail at Dufresne Park
 - c) Improve boat launch facility for fishing on Forge Pond
 - d) Add hiking trail around Forge Pond
 - e) Expand field use at Brown Ellison Park

4. **Ensure the continuation of agricultural uses to maintain community character, preserve economic base, and protect valuable resources**
 - a) Encourage local farmers to pursue the selling their development rights under Agricultural Preservation Restriction (APR)
 - b) Promote town support for farmers wishing to take advantage of the APR program
 - c) Use real estate transfer tax and roll-back taxes from Chapter 61, 61A, and 61B to establish a conservation fund for purchase of development rights or agricultural/conservation restrictions
 - d) Provide information for property owners to encourage them to maintain their land under Chapter 61A
 - e) Hires Town Forester

5. **Maintain and acquire Town-owned lands to provide maximum accessibility and utilization**
 - a) Improve signage on existing town-owned land to increase public awareness
 - b) Improve parking areas on town-owned land for accessibility
 - c) Provide additional trails for passive recreation on existing town-owned land

6. **Protect sensitive natural areas**
 - a) Promulgate local wetland protection by-law

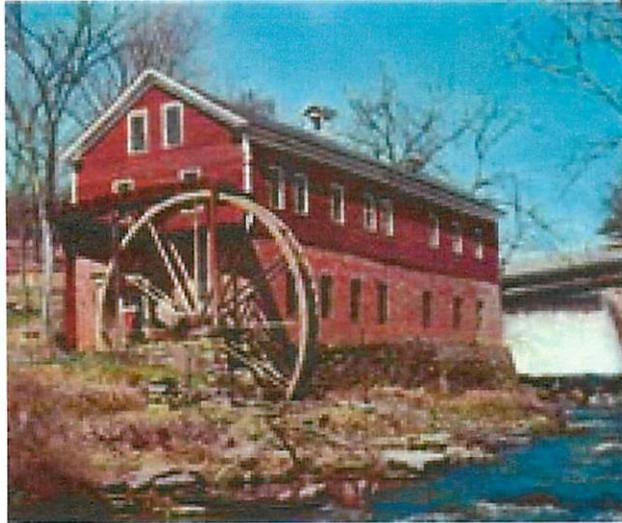


SECTION 9: FIVE YEAR ACTION PLAN

Action	Responsible Agency/Committee	Timeframe	Possible Funding Source
Continue to pursue a greenbelt around Batchelor Brook, Stony Brook, Ingraham Brook and Turkey Hill Brook via Conservation Restrictions and outright purchase, 50 acres a year	Planning Board & Conservation Commission	Ongoing	DCR Self Help funds Local Land Trusts Pass the Community Preservation Act (CPA) Local giving
Monitor water quality at sample stations located at Forge Pond and Batchelor Brook	Conservation Commission	Ongoing	Smart Growth Technical Assistance grants-EOEA DEP quality water monitoring Community groups/volunteers
Establish reduced salt areas on a greater network of roads in Granby	Planning Board & DPW	2005	No progress- State DPW
Increase public recognition of water supply protection areas	Select Board, Planning Board, Open Space and Recreation Committee	ongoing	Clean Water Action Mass Environmental Trust
Strengthen performance-based stormwater protection bylaw	Planning Board	Completed	Smart Growth Technical Assistance grants-EOEA
Consider revising Aquifer Protection zoning bylaw	Planning Board	under consideration	Smart Growth Technical Assistance grants-EOEA
Consider Town wetland protection bylaw to expand regulatory authority	Planning Board	In process	Smart Growth Technical Assistance grants-EOEA
Obtain information concerning potential alternative water supply sources	Planning Board, Conservation Commission	Ongoing	Town Action
Consider expansion of water and sewer systems	Select Board, Planning Board	Ongoing	Town Action
Strengthen town recreation committee and programs	Recreation Commission, Open Space and Recreation Committee	ongoing	Self Help funds-DCR
Improve public access for fishing on Forge Pond	Planning Board, Open Space and Recreation Committee	2012	Town purchasing property –plans to install boat launce
Create basketball courts in DuFresne Park	Select Board, Planning Board, Open Space and Recreation Committee	Under consideration	Under consideration
Plant trees in Brown-Ellison Park	Planning Board, Open Space and Recreation Committee		completed
Improve maintenance of area playgrounds, ball fields, and equestrian facilities	Select Board, Planning Board, DPW, Boy/Girl Scouts, Recreation Commission	ongoing	DCR-Self Help Local Action

Action	Responsible Agency/Committee	Timeframe	Possible Funding Source
Consider linking town hiking, biking and cross-country skiing trails to state park	Planning Board, Kestrel Trust, Open Space and Recreation Committee	ongoing	Local Action DCR-Greenways Funds DCR-Self Help
Provide hiking trail near Turkey Hill Brook	Planning Board, Open Space and Recreation Committee	2014	No Progress
Consider sidewalks or wider shoulders on Granby roads	Select Board, Planning Board	ongoing	MassHighway via PVPC
Consider securing a trail along Old Crank Road to connect stables on Taylor Street to DuFresne Park	Select Board, Planning Board	No progress	DCR-Greenways funds DCR-Self Help Local land trusts Town action
Create zoning overlay districts for agriculture	Planning Board	2013	EOEA-Smart Growth Technical Assistance
Encourage local farmers to pursue the possibility of selling their development rights under Agricultural Preservation Restriction (APR)	Planning Board, Conservation Commission	Ongoing	Town Action
Promote town support for farmers wishing to take advantage of the APR program	Select Board, Planning Board, Conservation Commission	Ongoing	Town Action EOEA Smart Growth Technical Assistance
Use real estate transfer tax and roll-back taxes from Chapter 61, 61A, and 61B to establish a conservation fund for purchase of development rights or agricultural/conservation restrictions	Planning Board, Conservation Commission	Ongoing	Town Action
Provide information for property owners to encourage them to maintain their land under Chapter 61A	Planning Board, Conservation Commission, Open Space and Recreation Committee	Ongoing	Town Action
Consider Town participation in the Community Forestry Program	Planning Board	No progress	Town Action
Publicize existing farm stands with brochure, signage and festivals	Planning Board, Open Space and Recreation Committee	ongoing	Town Action EOEA-Smart Growth Technical Assistance
Begin an Agricultural Commission	Select Board, Agricultural Commission	Done	
Improve signage on existing town-owned land to increase public awareness	Select Board, Planning Board, Open Space and Recreation Committee	Ongoing	Local Action
Improve parking on town-owned lands to improve accessibility	Select Board, Planning Board	Partially complete	DPW

Action	Responsible Agency/Committee	Timeframe	Possible Funding Source
Provide additional trails for passive recreation on existing town-owned land	Planning Board, Conservation Commission, Open Space and Recreation Committee	In progress	DCR-Greenways DCR-Self Help
Discuss the needs of youth and the elderly for programs, facilities and infrastructure	Recreation Commission, Council on Aging	Ongoing	Town Action
Identify areas with severe environmental limitations to development	Planning Board, Conservation Commission	Ongoing	Town Action UMASS or Conway School student internships/projects
Improve and add to zoning bylaws to provide maximum restrictions on development proposed for areas with severe limitations.	Planning Board	Ongoing	EOEA-Smart Growth Technical Assistance
Consider preservation of open areas in all new commercial development	Planning Board	ongoing	EOEA-Smart Growth Technical Assistance
Identify ecologically sensitive areas such as bogs, vernal pools, greenway focus areas, etc.	Planning Board, Conservation Commission	2013	EOEA-Smart Growth Technical Assistance
Improve handicap accessibility around Dufresne Park Area	Dufresne Ad Hoc Committee	Under consideration	PARC grant- local contributions
Create a Sensitive Natural Areas Overlay District to protect water quality, wildlife habitat, and other environmental, resources	Planning Board, Conservation Commission	In progress	EOEA-Smart Growth Technical Assistance
Adopt an Environmental Impact Analysis requirement in the zoning bylaws	Planning Board	Done- all new development	EOEA-Smart Growth Technical Assistance



SECTION 10: PUBLIC COMMENTS

A Public hearing was held on May 16th at 6pm at the Granby Jr/Sr High School.

The issue was raised that there needs to be better parking at the sight and questioned if handicap access could/would be provided. It was explained that no firm improvements have been scheduled but the parking needs and a walkway ha been discussed for potential future projects, depending on funding etc. Other site improvements which were mentioned included a boat ramp, a boat dock (for canoes and non-powered crafts) It was discussed that a management plan was needed for the area.

The consensus was that all of our parks are underutilized and that fees should be charged to pay for up keep, repairs and improvements. The potential for a camping area at Dufresne Park was raised as well as using the money realized to hire an attendant to collect fees and do light maintenance. One of the major concerns was lack of handicap access to many areas. A Braille trail was suggested at Dufresne.

It was also brought up that we have numerous groups "controlling" various portions of the parks and that perhaps the entire process could be streamlined.

The fact that we are attempting to obtain funds to dredge Dufresne Pond was brought up. The pond is filling and needs dredging badly before we lose it.

There is a desire to have more parks around town, even small "pocket parks" We do have a list of all Town property. Some have access issues.

It was also suggested that we look into logging as a revenue source at Dufresne and Forge Pond,. This has been discussed and the conservation Commission is looking into it'

The need to charge for small pavilion usage and possibly parking fees at Dufresne was suggested. The consensus was that the parks are underutilized as a Town Asset.

Meeting adjourned at 7:34pm

SECTION 11: REFERENCES

1. The Open Space Planner's Workbook, online at www.state.ma.us/envir
2. Massachusetts Statewide Comprehensive Outdoor Recreation Plan (SCORP), online at www.state.ma.us/envir
3. MA Department of Fisheries, Wildlife, and Law Enforcement, online at www.state.ma.us/dfele
4. Old Houses, Granby MA; Women's Club, 1955
5. Images of America: Granby, Granby Writing Circle, Arcadia Publishing, Charleston, SC 2002
6. Comprehensive Waste Water management Plan, AECOM Inc, March 2011
7. Town of Granby Master Plan (Draft)
8. DEP

APPENDICES & MAPS – ATTACHED

Letters of Support- Attached

ADA SELF-EVALUATION REPORT

May 2012

The following three sections are required for all ADA Self- Evaluation reports, as part of a community's first Open Space and Recreation Plan or subsequent updates.

Part 1: Administrative Requirements

1. Designation of an ADA Coordinator
2. Complaint Form
3. Public Employment letter Notice

Part 2: Program Accessibility :

Transition Plans & Facility Inventories

1. Dufresnes Recreational Area
 - a. Transition Plan
 - b. Facility Inventory
2. Brooks Fields
 - a. Transition Plan
 - b. Facility Inventory
3. Brown-Ellison Park
 - a. Transition Plan
 - b. Facility Inventory
4. Aldrich Field
 - a. Transition Plan
 - b. Facility Inventory
5. Forge Pond Fishing Area School Street
 - a. Transition Plan
 - b. Facility Inventory

****Note that the Conservation Commission has many wood parcels that are not in the evaluation because they are not readily accessible from any road or are completely surrounded by other properties**

Part 3: Employment Practices

Support Letters

Equal Opportunity Employer Example

Dufresne Recreational Area

Location: East State Street Entrances on Taylor and Kendall Streets

Acres: >200

Owner: Conservation Commission

Protection: Permanent

This is a prize facility for the Town of Granby. It is evident that a great number of residents use this facility and benefit from its variety of activities. There are two off-street parking areas for this facility. Off Kendall St. there is a large parking lot with a picnic pavilion, complete with kitchen and bathroom facilities. There are also several small pavilions surrounding a large multi-use field, all equipped with tables, outdoor grills, and trash cans. On the west side of the field there is a large stocked fishing pond and a new playscape for children.

Transition Plan:

- Parking lot is in decent condition. Gravel is hard packed and suitable. Handicapped parking signs are installed but there are no clear lines to mark the width of the spaces.
- Install handicapped accessible sink knobs and door knobs for easy use.
- There is a great opportunity for a Handicapped accessible fishing dock at the west end of the Kendall St parking lot.
- Picnic tables need to be adjacent to hard-packed trails and should include wheel chair accessible tables
- Install railing near pond on walkways to provide stability

-
- I. Parking/Entrance
 - A. Parking – two lots
 - >200 spaces, two designated handicapped
 - Gravel lot well packed, small holes in areas.
 - B. Path of Travel
 - Dirt, moderately hard-packed
 - C. Entrance
 - Paved
 - D. Ramps- N/A
 - II. Indoor Facilities-

- A. Stairs
- B. Doors – doors are designed to be open while pavilion is in use
- C. Floors – cement flooring is level and safe
- D. Telephones – n/a
- E. Switches, Controls, Signs – the signs in around the pavilion have received vandalism, but are appropriately placed for access
- III. Restrooms/Shower Rooms
 - A. Restrooms
 - i. The restrooms are located in the pavilion
 - ii. Door – there is inadequate space for wheelchairs to enter
 - iii. The handles on the doors and sinks are not handicapped accessible
 - iv. There is one large stall with appropriate handles in each rest room
 - B. Shower Rooms- available not ADA compliant
- IV. Trails
 - Semi-packed surface, marked. The trail are primarily wooded, dirt, hilly; would not recommend them as accessible
- V. Picnic Areas
 - A. Tables/Benches
 - none accessible
 - No table meets minimum knee depth requirements
 - B. Path of Travel
 - Semi-hard packed surface, suitable for wheelchair in most areas
 - C. Trash Barrels
 - Present, yet no accessible path to them
 - D. Shelter- coverage provide by accessible wooden structures
 - E. Water Fountains- there is an artesian well located on a packed path
- VI. Play Lots
 - Excellent condition – brand new play equipment.
- VII. Swimming- there is a pond for fishing but swimming is not allowed
- VIII. Game Areas
 - There are several large multi-purpose fields
- IX. Boat Docks- N/A
- X. Fishing Facilities- there is a pond in the center of the property that can be accessed by a path, there are no railings or formal dock areas
- XI. Programming- the town rents the pavilion for private parties through the year. There is also a summer camp program through town volunteers for school children.
- XII. Services/ Technical Assistance- Unknown

Cooley Field

Location: East and West sides of Burnett Street

Acre: 31

Owner: Conservation Commission

Protection: Permanent

This is a small mowed field that is currently maintained by the highway department.

Transition Plan:

- This facility has no formal programs or usage.
-

XIII. Parking/Entrance

A. Parking

- No designated parking, offers on-street parking on residential streets adjacent to park
- No handicap spaces

B. Path of Travel

- grass/dirt

C. Entrance

- No appropriate signage for the disabled

D. Ramps- N/A

XIV. Indoor Facilities- N/A

XV. Restrooms/Shower Rooms- N/A

XVI. Trails- N/A

XVII. Picnic Areas N/A

XVIII. Play Lots N/A

XIX. Swimming- N/A

XX. Game Areas N/A

XXI. Boat Docks- N/A

XXII. Fishing Facilities- N/A

XXIII. Programming- N/A

XXIV. Services/ Technical Assistance- Unknown

Brown-Ellison Park

Location: Carver St

Acre: 12

Owner: Conservation Commission

Protection: Permanent

This is a popular area used primarily for soccer and other organized sports games. There a large track that is also used often by neighbors for exercise. There are portable bathrooms, benches, and trash cans.

Transition Plan:

- Designate handicap parking
 - Provide railings on the uneven paths
 - Provide a handicapped accessible portable restroom
 - Provide seating or accessible paved or hard packed areas for spectators
-

XXV. Parking/Entrance

A. Parking

- Very large off-street parking lot
- None designated for handicap usage

B. Path of Travel

- Several hard packed paths

C. Entrance

- Wide space

D. Ramps- N/A

XXVI. Indoor Facilities- N/A

XXVII. Restrooms/Shower Rooms

A. Restrooms

- One portable bathroom not large enough for a wheelchair

B. Shower Rooms- N/A

XXVIII. Trails-

- A. Hard packed and accessible easily from the parking area

XXIX. Picnic Areas

A. Tables/Benches

- Several benches – none located near hard packed surfaces

B. Path of Travel

- Hard packed dirt and gravel
- C. Trash Barrels
 - i. ok
- D. Shelter
 - N/A
- E. Water Fountains
 - N/A
- XXX. Play Lots- N/A
- XXXI. Swimming- N/A
- XXXII. Game Areas- N/A
- XXXIII. Boat Docks N/A
- XXXIV. Fishing Facilities N/A
- XXXV. Programming
 - Soccer leagues and other organized sports available
- XXXVI. Services/ Technical Assistance- Unknown

Aldrich Field

Location: Corner of East St. and North St.

Acre: 11

Owner: Town of Granby

Protection: None

This is Small Park with grassy areas. There is parking available off street at the Public Safety Complex utilizes most of the property. The park has no paved walkways. This area is not regularly used by the public.

Transition Plan:

No longer used for Recreation - may one day include a walking path.

XXXVII. Parking/Entrance

A. Parking

- designated parking, offers off-street parking 2 handicap spaces
- paved

B. Entrance

- signage for the disabled

C. Ramps- N/A

- XXXVIII. Trails- N/A
- XXXIX. Picnic Areas N/A
- XL. Play Lots N/A
- XLI. Swimming- N/A
- XLII. Game Areas N/A
- XLIII. Boat Docks- N/A
- XLIV. Fishing Facilities- N/A
- XLV. Programming- N/A
- XLVI. Services/ Technical Assistance- Unknown

Forge Pond Fishing Area School Street

Location: School Street

Acre: 1.9

Owner: Conservation Commission

Protection: Permanent

This area is used by local residents for fishing. There is very limited access. This area has no official programming and has no official parking lot. This area has the greatest potential for recreation development in the town of Granby. This a signed purchase and sale agreement will expand this area by 150 acres. Plans are to pave the boat launch, improve trails and parking.

Transition Plan:

- Create a parking area that is safe and not behind a locked fence.
- Install railing along hard pack ground that leads to the water
- Build a fishing dock for wheelchair access to pond

XLVII. Parking/Entrance

A. Parking

- On street parking only

B. Path of Travel

- Hard-packed/grass and dirt

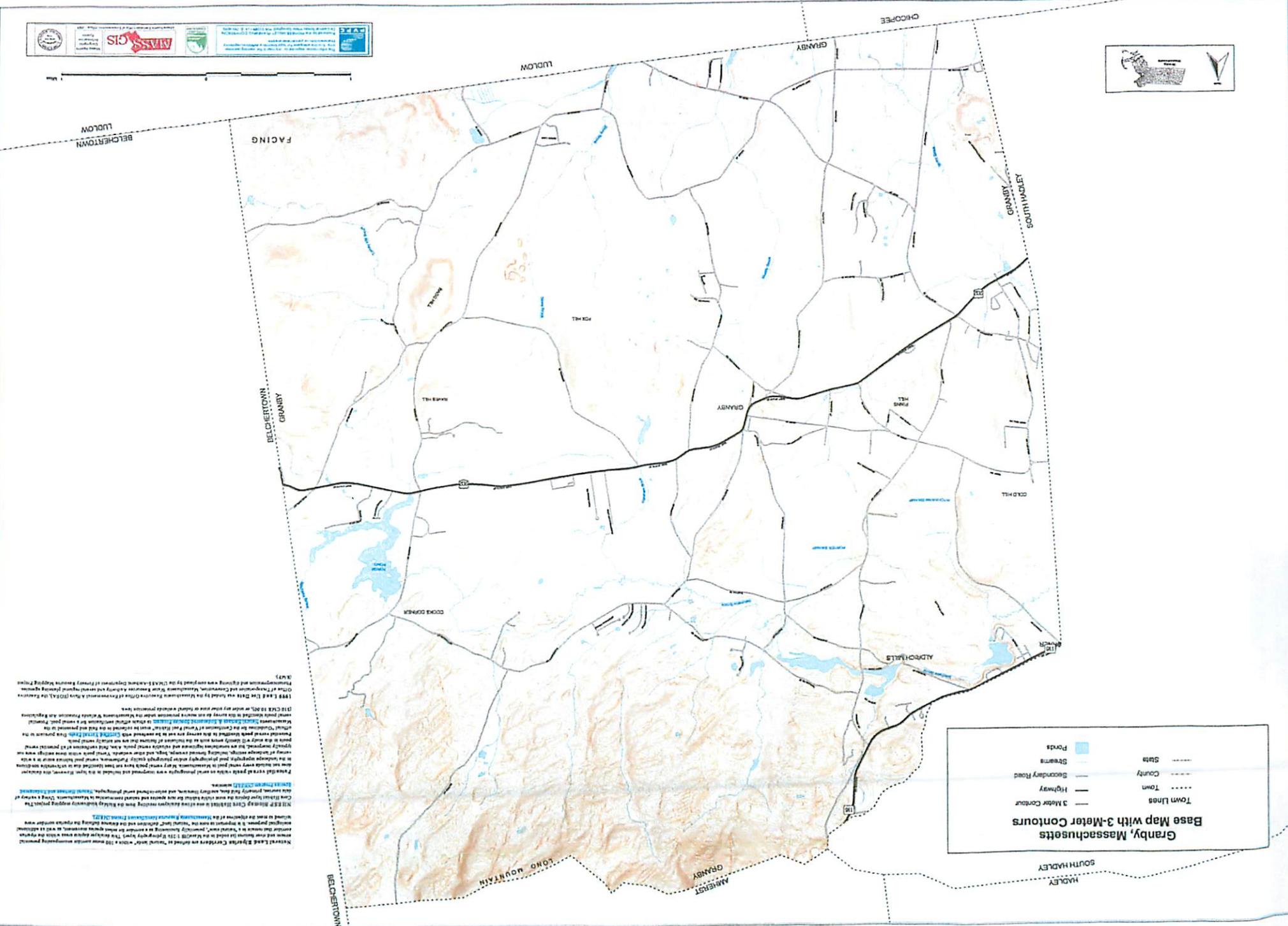
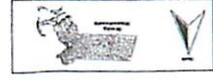
C. Entrance

- Not Accessible at all times there is a gate that is sometimes locked. No signage

D. Ramps

- None: dirt _ See above

- XLVIII. Indoor Facilities- N/A
- XLIX. Restrooms/Shower Rooms N/A
- L. Trails
 - No official trail but all the ground is hard packed.
- LI. Picnic Areas- N/A
- LII. Play Lots – N/A
- LIII. Swimming- N/A
 - A. Not recommended
 - Game Areas N/A
- LIV. Boat Docks-there are no official areas to launch boats how ever some small boats and canoes are used on the pond
- LV. Fishing Facilities- there is not official dock area for fishing, residents' fish off the side of the pond from the grassy banks.
- LVI. Programming- none
- LVII. Services/ Technical Assistance- Unknown



**Granby, Massachusetts
Base Map with 3-Meter Contours**

3 Meter Contour	—
Highway	—
Secondary Road	—
Stream	—
Ponds	—
Town Lines	—
Town	—
County	—
State	—

Map of Granby, Massachusetts, showing 3-meter contours. The map is a base map with 3-meter contours. It includes a legend, scale bar, north arrow, and logos. The map shows the town of Granby, Massachusetts, and its surrounding areas. The map is titled "Granby, Massachusetts Base Map with 3-Meter Contours".

Granby, Massachusetts Natural Environment

Executive Order 418
Community Development Project



Natural Lead & Spill Response...
 The map shows the location of various wetlands and their buffers. The map is color-coded according to the legend. The map also shows roads, buildings, and other land features. Surrounding towns are labeled: CHICOPEE, GRANBY, SOUTH WADLEY, AMHERST, BELCHERTOWN, and LUDLOW.

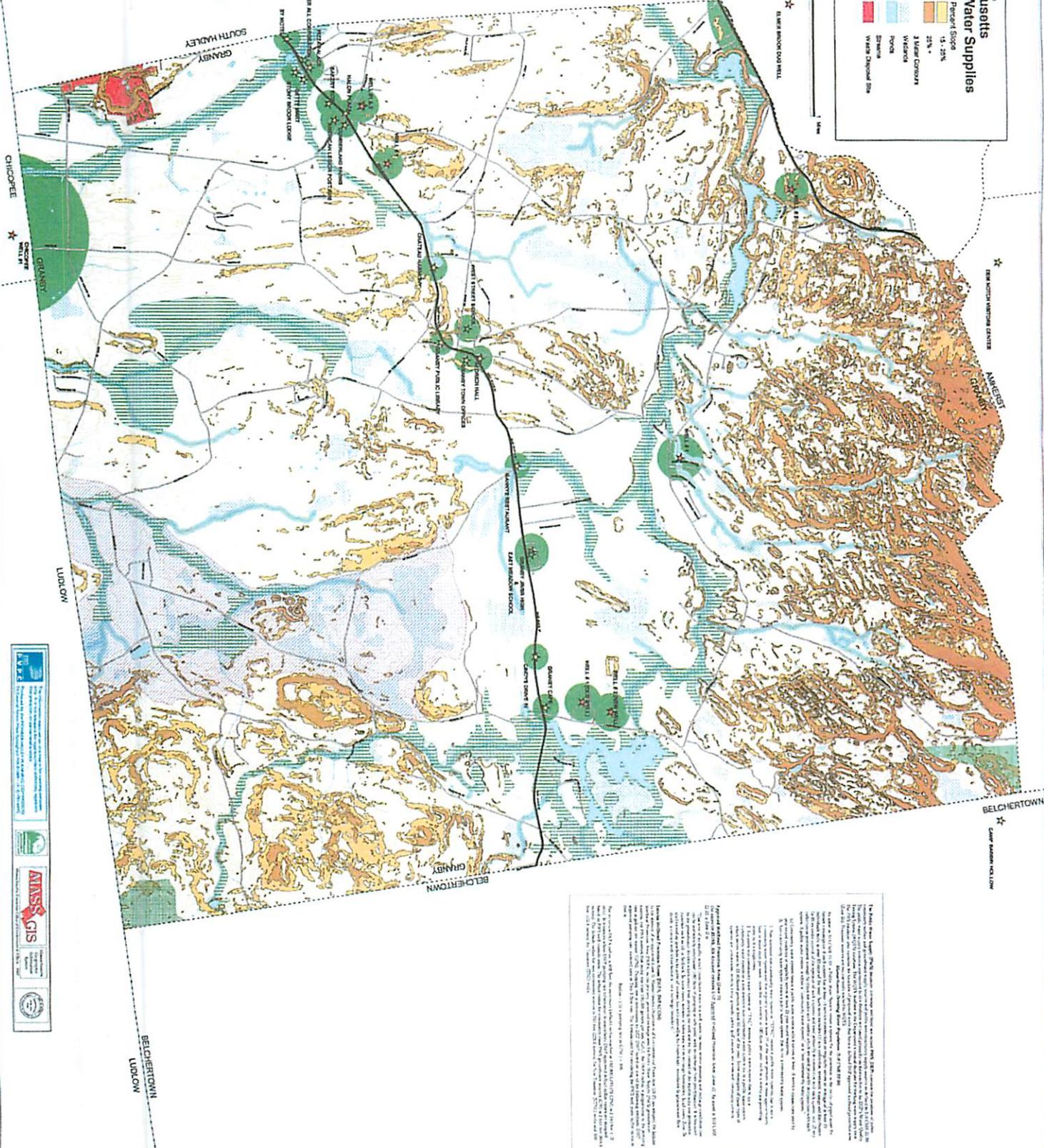


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 Website: www.amssgis.com

Granby, Massachusetts Topology, Flood Plain, & Water Supplies

DEP Public Water Supplies
 Public Water Supply
 Non-Regulated Non-Community Well
 Treated Non-Community Well
 Untreated Non-Community Well
 DEP Approved Zone 2
 100 Year Flood Plain
 Old Boundary Shaded Water Shed
 100 Year Flood Plain
 100 Year Flood Plain

Percent Slope
 1% - 25%
 25% +
 3 Meter Contour
 Wetland
 Pond
 Water Contour Line
 Stream
 Water Contour Line



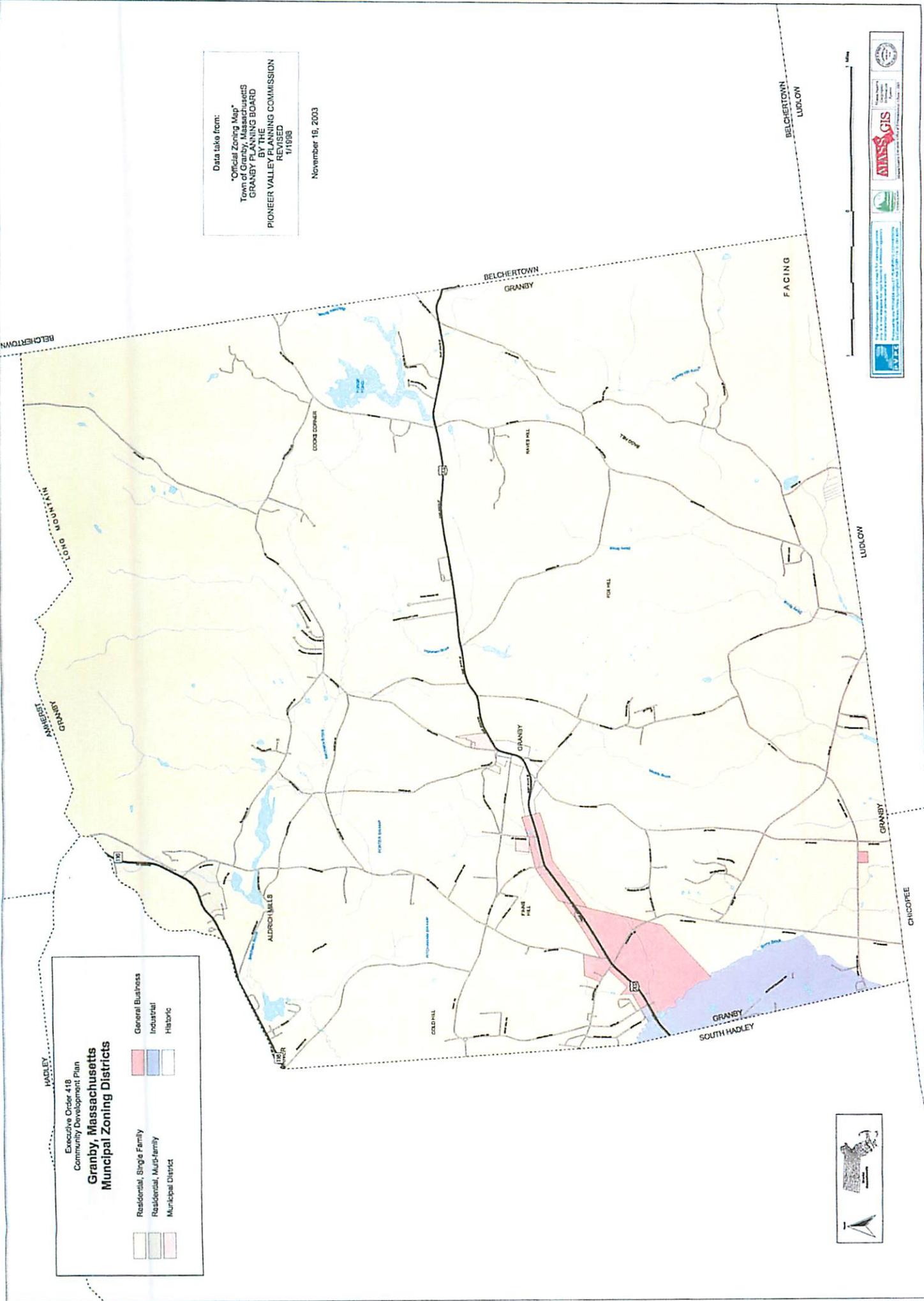
(1) Boundary Line - 1000' contour interval. Boundaries are shown as dashed lines.
 (2) DEP Public Water Supplies - 1000' contour interval. Boundaries are shown as dashed lines.
 (3) Non-Regulated Non-Community Well - 1000' contour interval. Boundaries are shown as dashed lines.
 (4) Treated Non-Community Well - 1000' contour interval. Boundaries are shown as dashed lines.
 (5) Untreated Non-Community Well - 1000' contour interval. Boundaries are shown as dashed lines.
 (6) DEP Approved Zone 2 - 1000' contour interval. Boundaries are shown as dashed lines.
 (7) 100 Year Flood Plain - 1000' contour interval. Boundaries are shown as dashed lines.
 (8) Old Boundary Shaded Water Shed - 1000' contour interval. Boundaries are shown as dashed lines.
 (9) 100 Year Flood Plain - 1000' contour interval. Boundaries are shown as dashed lines.



ANSS GIS
 ArcView
 ArcMap
 ArcCatalog
 ArcToolbox
 ArcSDE
 ArcSWAT

This map was prepared by ANSS GIS for the Town of Granby, Massachusetts. The map shows the topology, flood plain, and water supplies of Granby, Massachusetts. The map was prepared using data from the Massachusetts Department of Environmental Protection (DEP) and the Town of Granby. The map was prepared using ArcView, ArcMap, ArcCatalog, ArcToolbox, ArcSDE, and ArcSWAT. The map was prepared on 11/11/2011. The map was prepared by ANSS GIS.

Data taken from:
 "Official Zoning Map"
 Town of Granby, Massachusetts
 GRANBY PLANNING BOARD
 BY THE
 PIONEER VALLEY PLANNING COMMISSION
 REVISED
 1/1998
 November 15, 2003



Executive Order 418
 Community Development Plan
Granby, Massachusetts
Municipal Zoning Districts

	Residential, Single Family		General Business
	Residential, Multi-Family		Industrial
	Municipal District		Historic



Logos for ATLAS GIS and other organizations, including a small map of Massachusetts.

Granby, Massachusetts Open Space Plan Action Plan

Improve and lead to zoning changes to provide necessary setbacks on developments proposed for areas with stream corridors.

Continue to pursue a grantable award from the State for the purchase of land for the park.

Establish a network of trails and a greater network of roads.

Consider zoning changes to encourage a greater network of roads.

Provide information for property owners to encourage them to maintain their land under EIA.

Consider rezoning the area to encourage a greater network of roads.

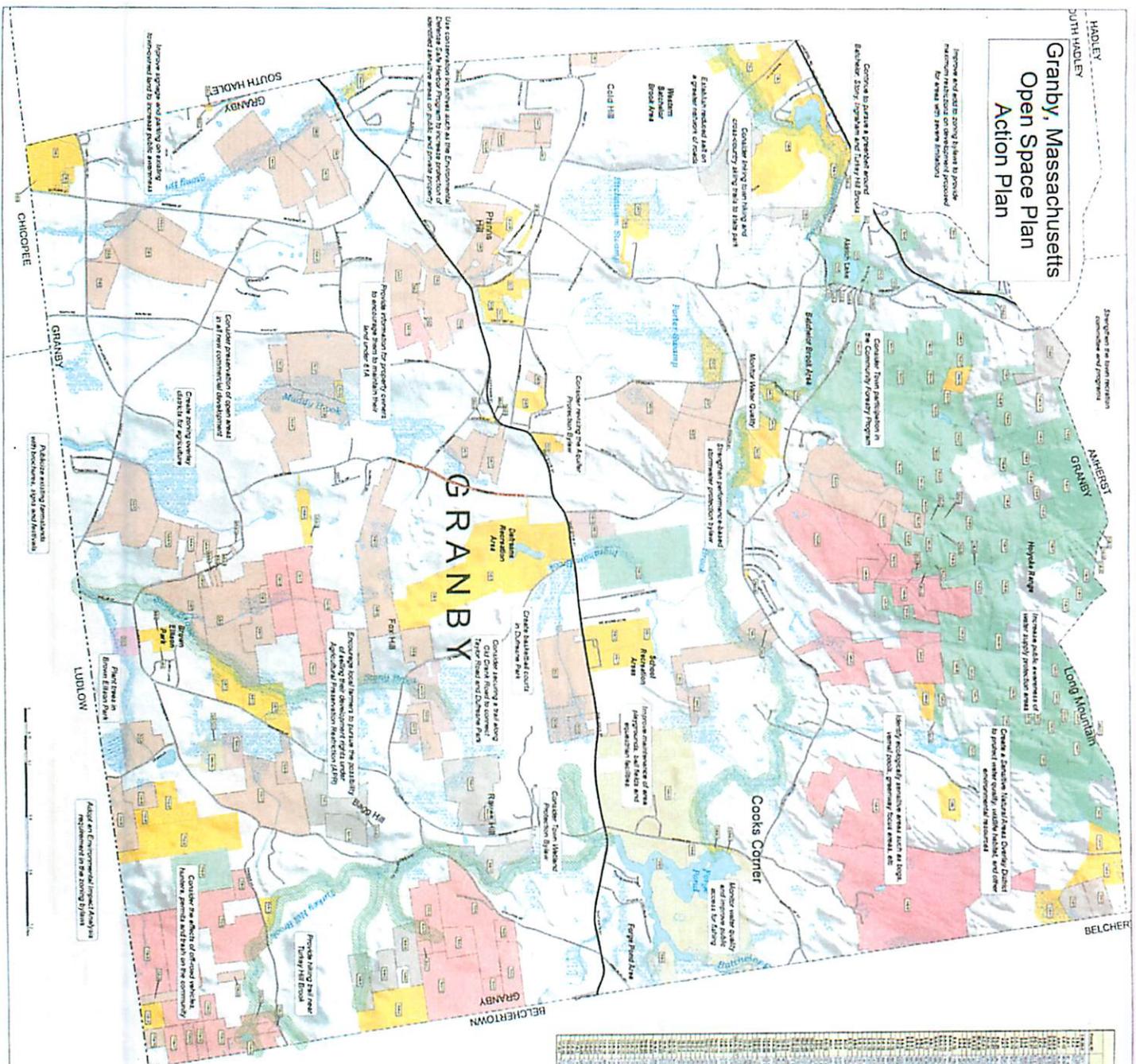
Encourage local farmers to pursue the possibility of growing crops for the local market.

Consider the effects of zoning on the local market for agricultural products.

Consider the effects of zoning on the local market for agricultural products.

Consider the effects of zoning on the local market for agricultural products.

Consider the effects of zoning on the local market for agricultural products.



Parcel ID	Owner	Area (Acres)	Zone	Notes
01-001	John Doe	1.2	Residential	
01-002	Jane Smith	0.8	Residential	
01-003	ABC Farm	5.0	Agricultural	
01-004	DEF Corp	2.5	Commercial	
01-005	GHI LLC	3.0	Commercial	
01-006	JKL Inc	1.5	Commercial	
01-007	MNO Partnership	4.0	Commercial	
01-008	PQR Trust	2.0	Commercial	
01-009	STU LLC	1.8	Commercial	
01-010	VWX Corp	3.5	Commercial	
01-011	YZA Farm	6.0	Agricultural	
01-012	BCD LLC	2.2	Commercial	
01-013	EFG Inc	1.0	Commercial	
01-014	HIJ Partnership	3.8	Commercial	
01-015	KLM Trust	2.8	Commercial	
01-016	NOP LLC	1.5	Commercial	
01-017	QRS Corp	4.5	Commercial	
01-018	TUV Farm	7.0	Agricultural	
01-019	WXY LLC	2.0	Commercial	
01-020	ZAB Inc	1.2	Commercial	

Legend

- Blue: Water
- Green: Agricultural
- Yellow: Residential
- Orange: Commercial
- Red: Industrial
- Pink: Other

Parcel ID	Owner	Area (Acres)	Zone	Notes					
01-021	01-022	01-023	01-024	01-025	01-026	01-027	01-028	01-029	01-030
01-031	01-032	01-033	01-034	01-035	01-036	01-037	01-038	01-039	01-040
01-041	01-042	01-043	01-044	01-045	01-046	01-047	01-048	01-049	01-050
01-051	01-052	01-053	01-054	01-055	01-056	01-057	01-058	01-059	01-060
01-061	01-062	01-063	01-064	01-065	01-066	01-067	01-068	01-069	01-070
01-071	01-072	01-073	01-074	01-075	01-076	01-077	01-078	01-079	01-080
01-081	01-082	01-083	01-084	01-085	01-086	01-087	01-088	01-089	01-090
01-091	01-092	01-093	01-094	01-095	01-096	01-097	01-098	01-099	01-100



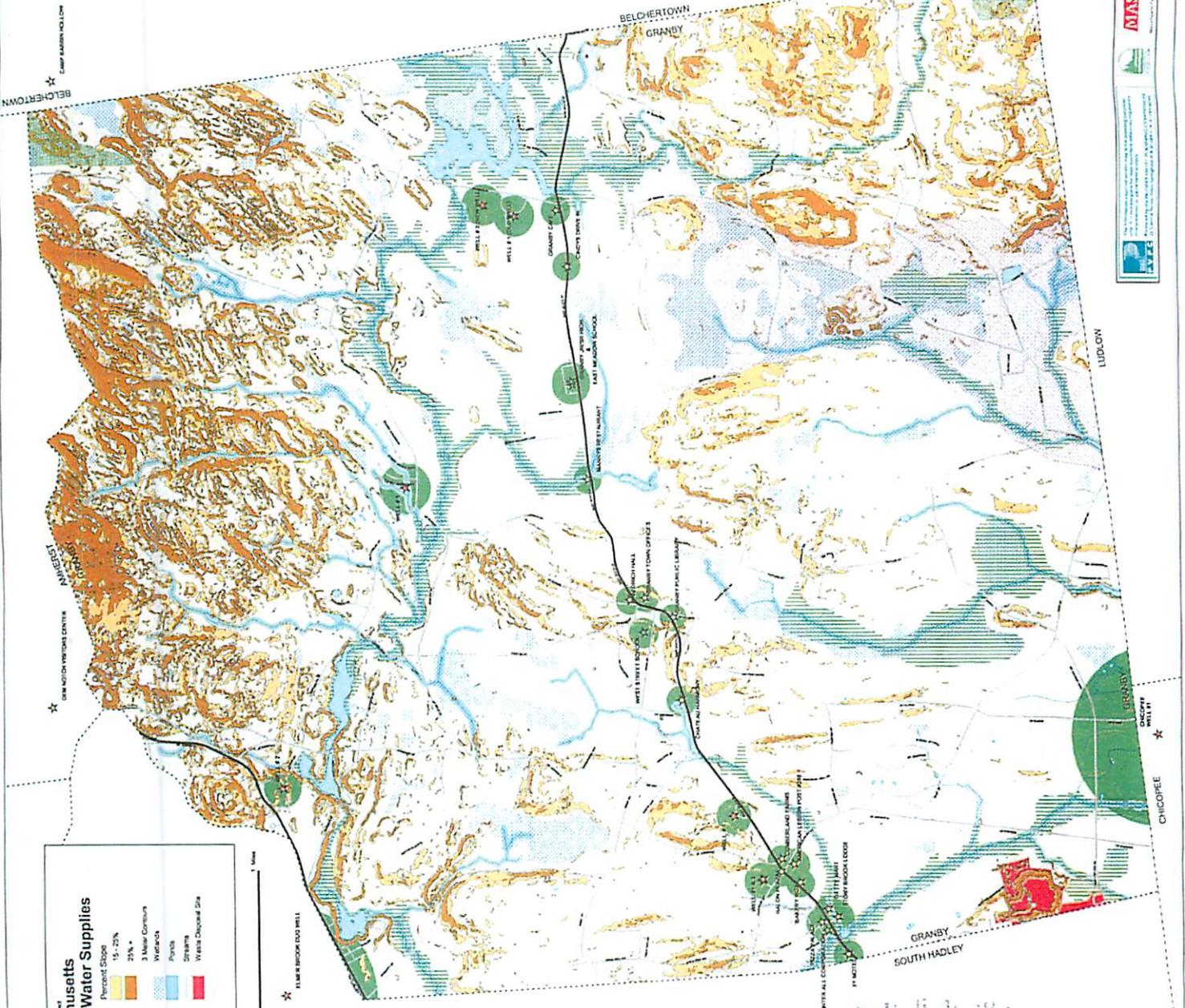
Sign as Agriculture Commission
Consider changes or new
Proposed on 01/07/2010



Executive Order 113
 Commission on the Environment
Granby, Massachusetts
Topology, Flood Plain, & Water Supplies

★	DEP Public Water Supplies	15% - 25%
★	Public Water Supply	25% +
★	Non-treatment Non-community Well	3 Meter Contour
★	Treatment Non-community Well	Wetlands
★	Impervious Wet Head Protection Area	Ponds
★	DEP Approved Zone 2	Streams
★	100 Year Flood Plain	Waste Disposal Site
★	Old Standing Historical Water Shed	
★	100 Feet Flood A/E Buffer	

Scale: 0 5 10 Miles



Map prepared by: [illegible]
 Date: [illegible]
 Scale: [illegible]
 Projection: [illegible]

Map data derived from: [illegible]
 Topographic data: [illegible]
 Flood plain data: [illegible]
 Water supply data: [illegible]

Map prepared by: [illegible]
 Date: [illegible]
 Scale: [illegible]
 Projection: [illegible]

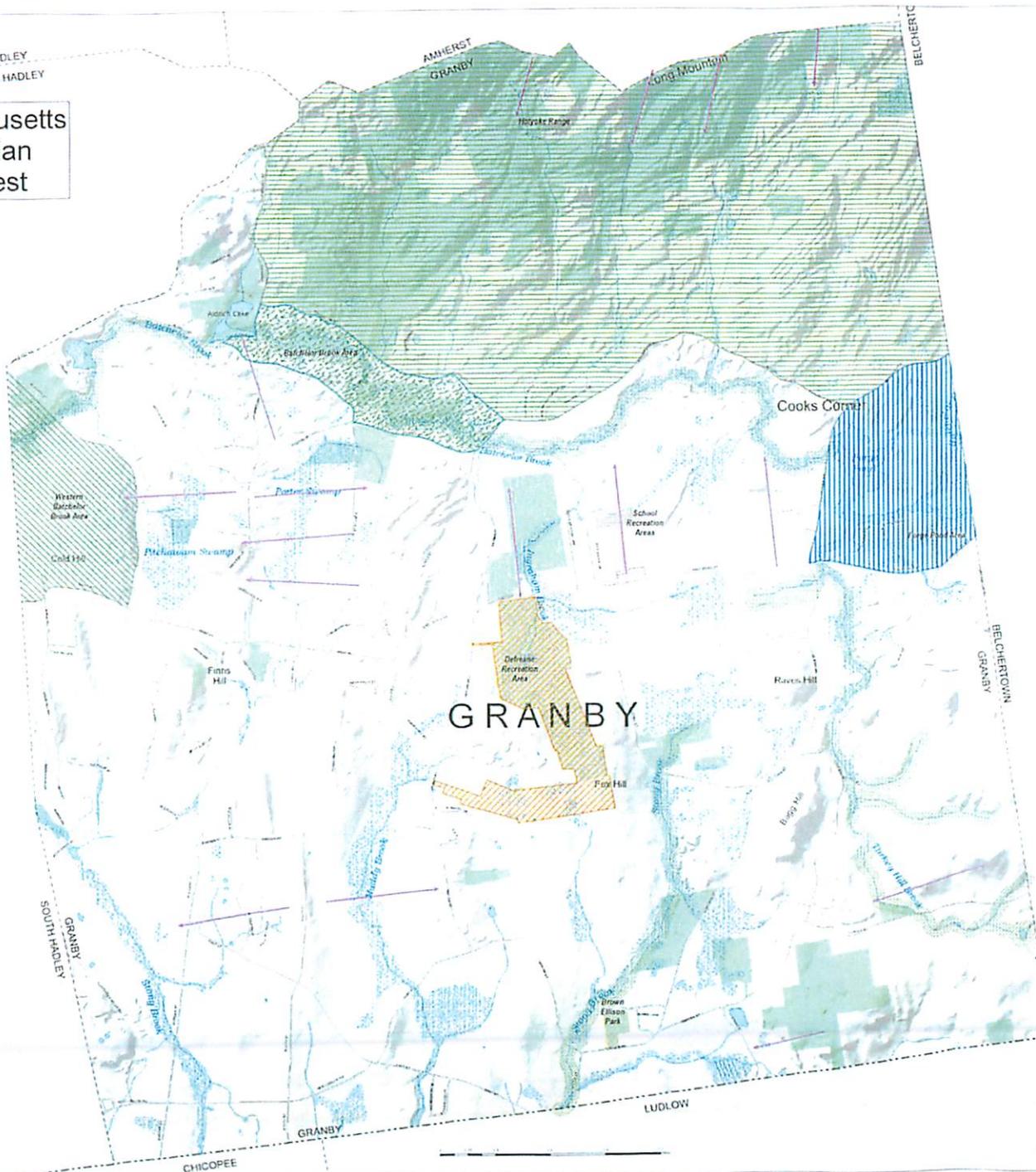
Map data derived from: [illegible]
 Topographic data: [illegible]
 Flood plain data: [illegible]
 Water supply data: [illegible]

MASSGIS
 MASSACHUSETTS GEOGRAPHIC INFORMATION SYSTEM
 100 NORTH ST. SUITE 200
 WILLYSTON, MA 01897
 TEL: 413-753-3000
 FAX: 413-753-3001
 WWW.MASSGIS.COM



The Massachusetts Department of Environmental Protection (MassDEP) is pleased to announce the release of the Granby, Massachusetts Topology, Flood Plain, & Water Supplies map. This map is a valuable resource for the community and provides detailed information on the town's topography, flood plains, and water supplies. The map is available for download from the MassGIS website at www.massgis.com. For more information, please contact the MassGIS office at 413-753-3000.

Granby, Massachusetts Open Space Plan Points of Interest



- Legend**
- View Direction
 - Protected Land
 - Wetland
 - Potential Greenway
- Areas of Interest**
- | NAME | Symbol |
|------------------------------|--------|
| Batchelor Brook Area | |
| Brown Ellison Park | |
| Dufresne Recreation Area | |
| Forge Pond Area | |
| Haysk Range | |
| School Recreation Areas | |
| Western Batchelor Brook Area | |



Map No. 2006

Data taken from:
 "Official Zoning Map"
 Town of Granby, Massachusetts
 GRANBY PLANNING BOARD
 BY THE
 PIONEER VALLEY PLANNING COMMISSION
 REVISED
 1/1998

November 19, 2003

BELCHERTOWN

BELCHERTOWN
GRANBY

BELCHERTOWN
LUDLOW

FACING

LUDLOW

GRANBY

CHICOPEE

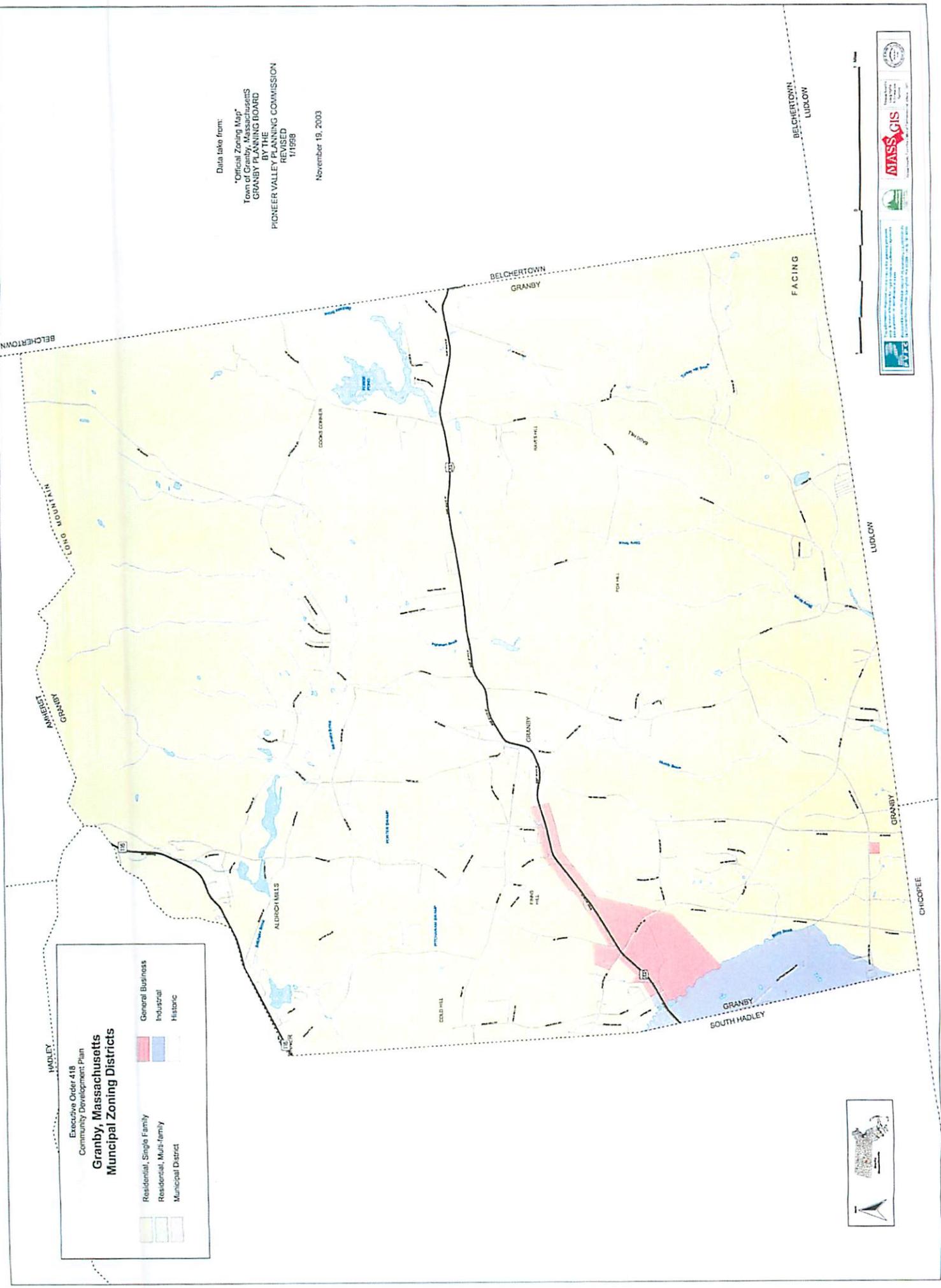
GRANBY
SOUTH HADLEY

Executive Order 418
 Community Development Plan
Granby, Massachusetts
Municipal Zoning Districts

	Residential, Single Family		General Business
	Residential, Multi-family		Industrial
	Municipal District		Historic



MASS GIS
 Massachusetts Geographic Information System
 100 Morrissey Blvd., Suite 1000
 Boston, MA 02122
 Phone: 617-725-7300
 Fax: 617-725-7301
 Email: massgis@state.ma.us
 Website: www.mass.gov/massgis

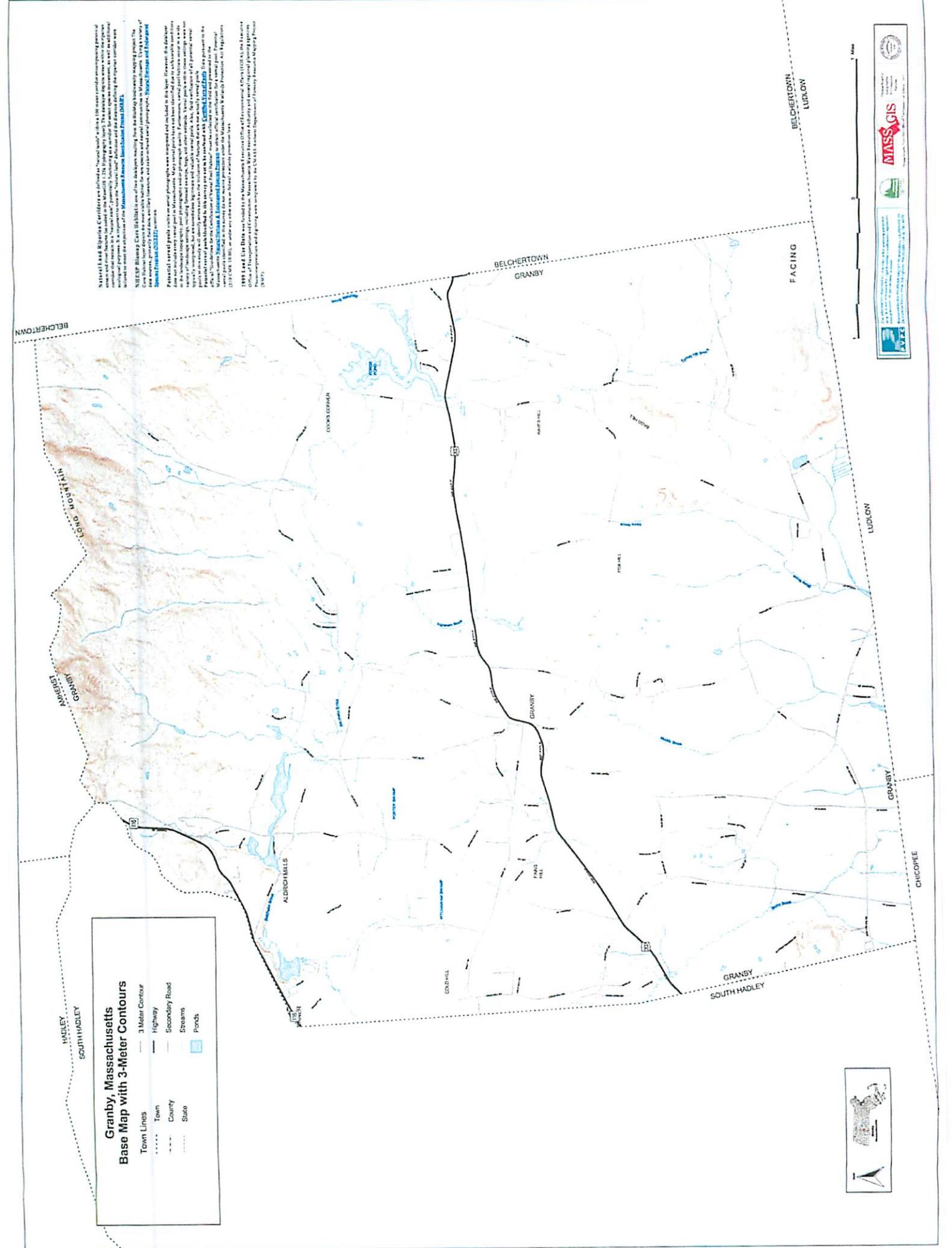


Granby, Massachusetts Base Map with 3-Meter Contours

- Town Lines ——— Town
- County ——— County
- State - - - - - State
- 3 Meter Contour ——— 3 Meter Contour
- Highway ——— Highway
- Secondary Road ——— Secondary Road
- Streams ——— Streams
- Ponds ——— Ponds

This map and its data were prepared by the Massachusetts Department of Transportation (MassDOT) in cooperation with the Massachusetts Department of Environmental Protection (MassDEP). The map shows the 3-meter contours of the state of Massachusetts. The map is a base map and does not show any other information. The map is intended for use as a reference map and does not constitute a warranty of any kind. The map is provided as a public service and is not intended to be used for any other purpose. The map is the property of the Commonwealth of Massachusetts and is not to be reproduced without the written permission of the Commonwealth. The map is available for use by anyone who wishes to use it. The map is provided as a public service and is not intended to be used for any other purpose. The map is the property of the Commonwealth of Massachusetts and is not to be reproduced without the written permission of the Commonwealth. The map is available for use by anyone who wishes to use it.

1899 L&E 514 (2018) was compiled by the Massachusetts Department of Transportation (MassDOT), the Executive Office of Transportation and Planning, using data provided by the U.S. Geological Survey, National Hydrography Dataset (NHD).



MASS GIS
MASS GIS logo and contact information.

MASS GIS logo and contact information.

Granby, Massachusetts
2001 Color Ortho Photos

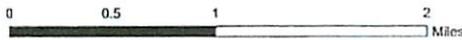
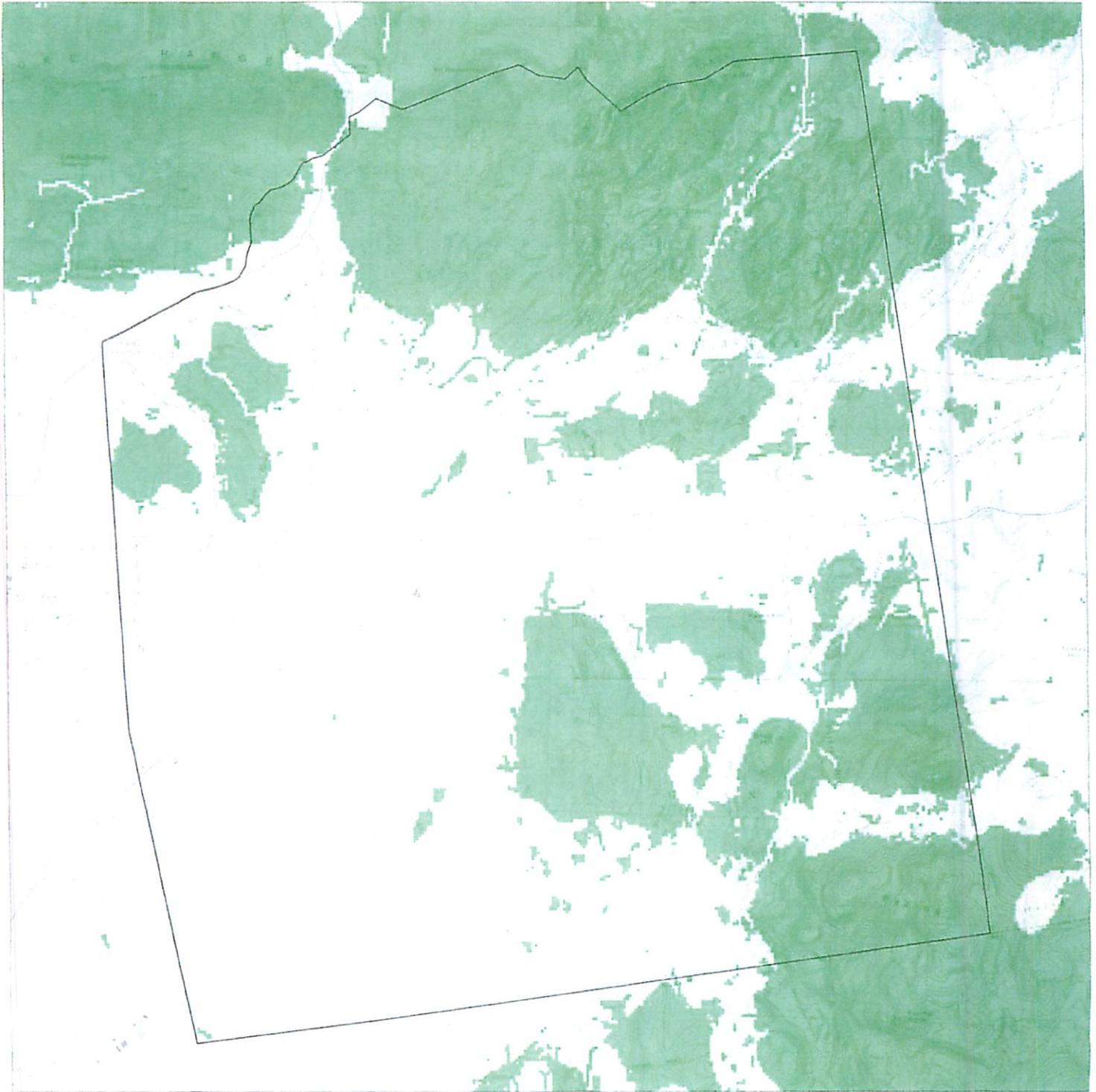


AVTC The community-based process for planning and
developing transportation projects is a collaborative effort
between the community and the state. For more information
on the process, visit www.mass.gov/avtc

MASSGIS Massachusetts Geographic Information System
MassGIS is a public-private partnership between the
State of Massachusetts and the private sector.

MassGIS is a public-private partnership between the
State of Massachusetts and the private sector.

Habitat of Potential Regional or Statewide Importance Town of GRANBY, MA



 Important Wildlife Habitat

The MassDEP's Massachusetts Wildlife Habitat Protection Guidance for Inland Wetlands, June 2006 adopted a new approach for assessing wildlife habitat impacts associated with work in wetlands. This approach utilizes maps developed at the University of Massachusetts Amherst using the Conservation Assessment and Prioritization System (CAPS). The maps depict Habitat of Potential Regional or Statewide Importance that may trigger more intensive levels of review. For more information on how to assess wildlife habitat impacts, see Section III of the Guidance document: <http://www.mass.gov/deplwater/laws/wldhab.pdf>.

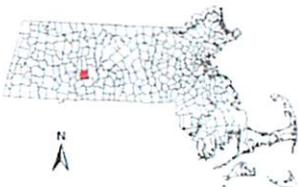
The CAPS model assesses the ecological integrity of Massachusetts landscape features as influenced by environmental stressor metrics (e.g. pollution, fragmentation). CAPS relies on data that are broadly available across Massachusetts. Ecological features which are not consistently surveyed or uniformly available, such as certified vernal pools, rare species, and contamination sites are not included in CAPS. When available, this more specific ecological information may be used in conjunction with the CAPS outputs to better understand particular sites in Massachusetts and support informed conservation decision-making. For more information on the statewide maps produced by the CAPS model, see: <http://www.masscaps.org>.

These maps are funded in part by the Massachusetts Executive Office of Energy and Environmental Affairs, the Massachusetts Department of Environmental Protection and the U.S. Environmental Protection Agency under section 104 (b)(3) of the U.S. Clean Water Act. Environmental data sources include the Office of Geographic and Environmental Information (MassGIS).



UMass
Extension
CENTER FOR AGRICULTURE

Updated November 2011

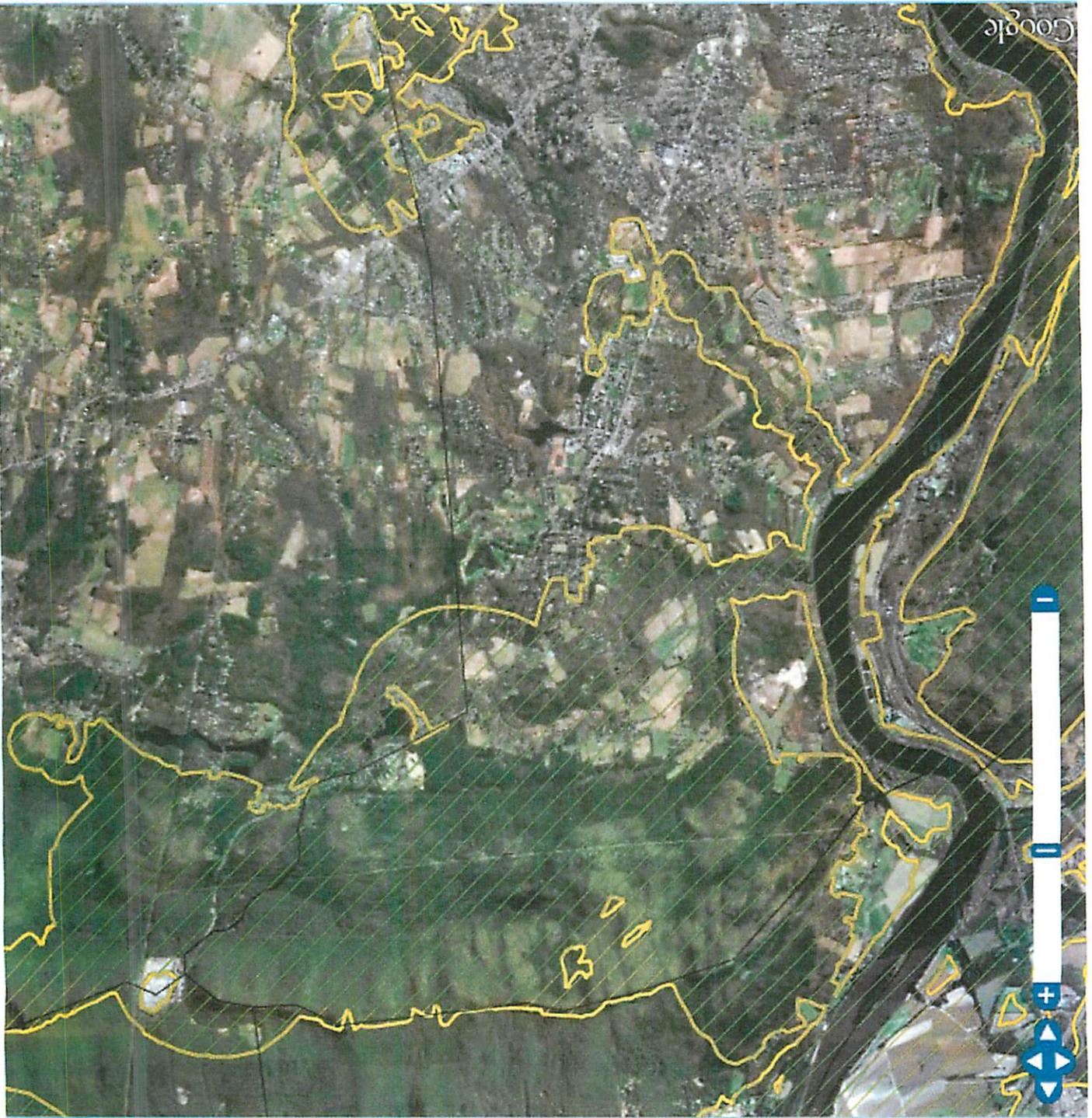


Granby priority habitats



Pick a municipa

Search for a location



0 m

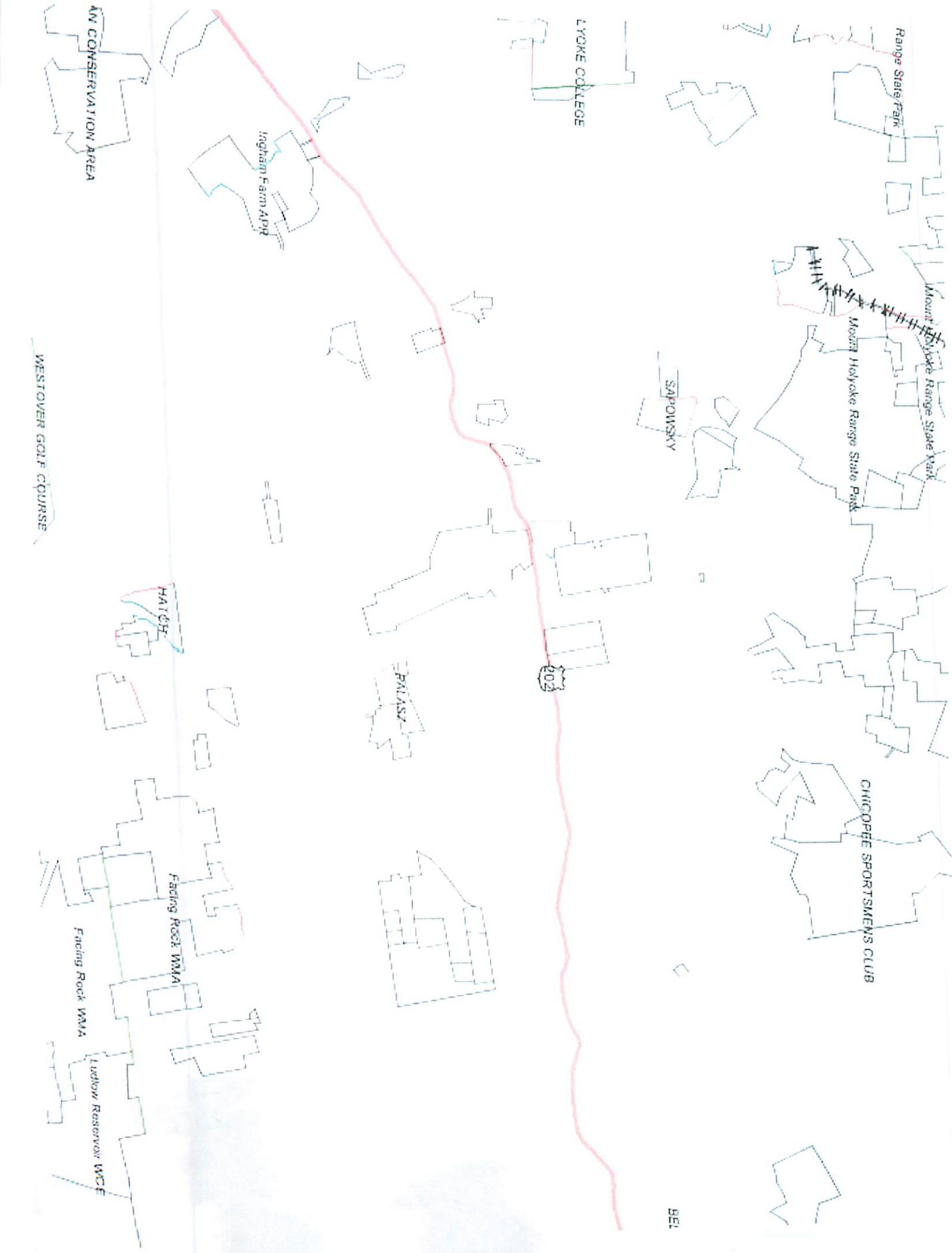


Table I-2: Land Use Patterns

Land Use	Acres	% of Total Land
Residential	2,490	13.8 %
Commercial	118	0.7 %
Industrial	129	0.7 %
Open Water	151	0.8 %
Recreational	107	0.6 %
Undeveloped Open Space	12,170	68 %
Farmland	2,583	14.4 %
Urban Open Space	229	1 %
Transportation	6	0.03%

Granby, Massachusetts
2001 Color Ortho Photos



The information shown on this map is the planning commission's best estimate of the data available. It is not intended for use in any legal proceeding or for any other purpose.

Produced for the Town of Granby, MA by the Massachusetts Department of Transportation, Office of Geographic Information Systems, 100 North Street, Springfield, MA 01103, (413) 255-1000.

Executive Order 418
Community Development Project
Granby, Massachusetts
Natural Environment

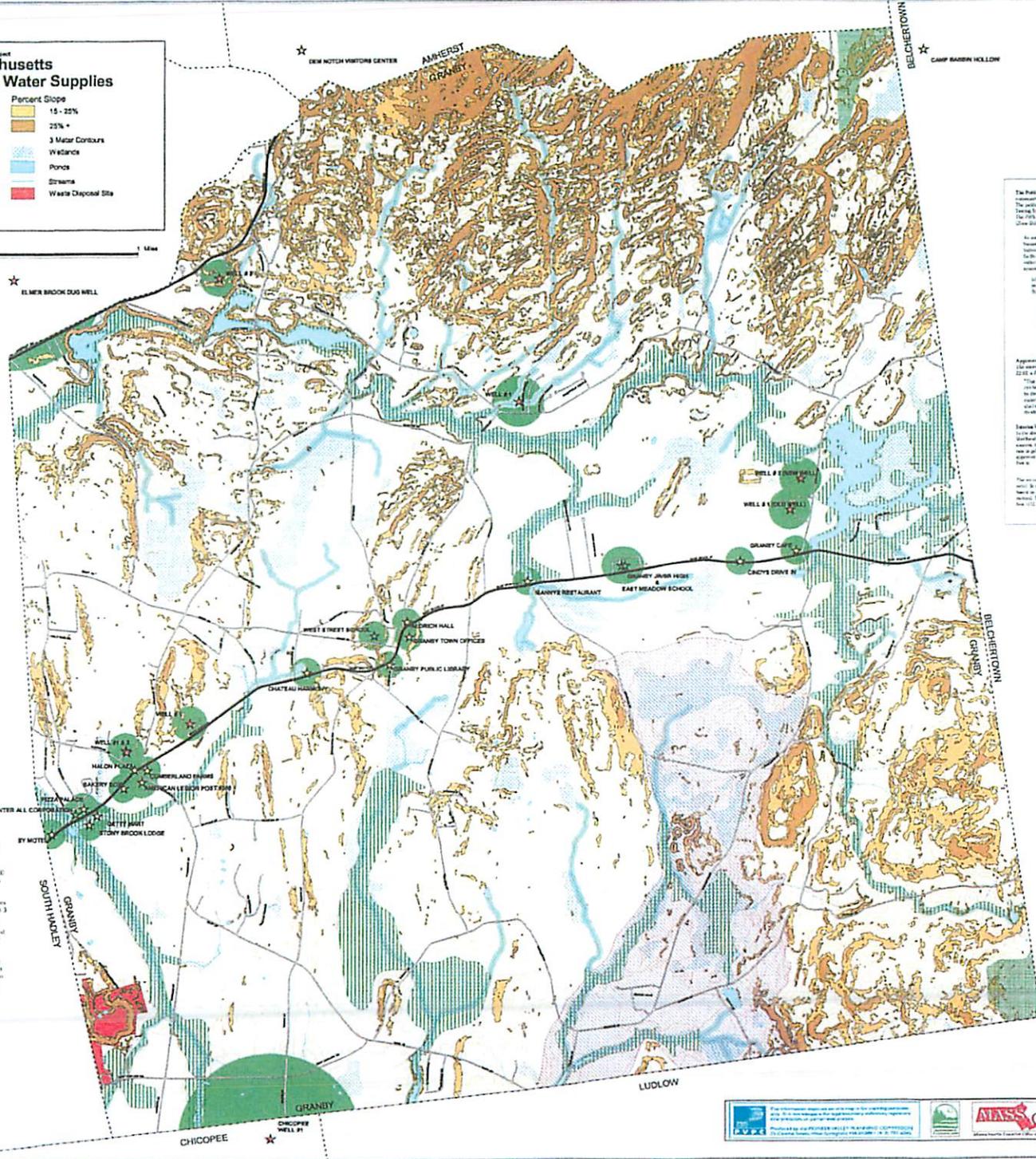


This map is a digital vector file that has been prepared by the Massachusetts Department of Environmental Protection (MassDEP) and is intended for use as a reference only. It is not intended to be used as a legal document or as a basis for any legal action. The information on this map is derived from a variety of sources, including aerial photography, ground surveys, and other data. The information on this map is not guaranteed to be accurate, complete, or up-to-date. The information on this map is provided as a service to the public and is not intended to be used as a legal document or as a basis for any legal action. The information on this map is provided as a service to the public and is not intended to be used as a legal document or as a basis for any legal action.

Example Order #11
Community Development Project

Granby, Massachusetts Topology, Flood Plain, & Water Supplies

- | | |
|------------------------------------|---------------------|
| DEP Public Water Supplies | Percent Slope |
| Public Water Supply | 15 - 25% |
| Non-transient Non-community Well | 25% + |
| Transient Non-community Well | 3 Meter Contours |
| Instream Well Head Protection Area | Wetlands |
| DEP Approved Zone 2 | Ponds |
| 100 Year Flood Plain | Streams |
| Out Standing Resource Water Shed | Waste Disposal Site |
| 100 Foot River Act Buffer | |



The Public Water Supply (PWS) boundary shown on this map was created by DEP. DEP contains the location of public water supplies and groundwater quality monitoring wells. DEP also contains the location of public water supplies and groundwater quality monitoring wells. DEP also contains the location of public water supplies and groundwater quality monitoring wells.

Public Water Supply (PWS) Boundary

The PWS boundary shown on this map was created by DEP. DEP contains the location of public water supplies and groundwater quality monitoring wells. DEP also contains the location of public water supplies and groundwater quality monitoring wells.

Public Water Supply (PWS) Boundary

The PWS boundary shown on this map was created by DEP. DEP contains the location of public water supplies and groundwater quality monitoring wells. DEP also contains the location of public water supplies and groundwater quality monitoring wells.

The Elevation Contours (1:5,000) contour map was created from Digital Terrain Model (DTM) data points collected during the construction of the 1:25,000 Scale and Ortho Digital Lineation Images. The contours were generated from a 1:25,000 Scale and Ortho Digital Lineation Images. The contours were generated from a 1:25,000 Scale and Ortho Digital Lineation Images.

The Slopes data was created by Planon Valley Planning Commission, using the 1:25,000 Scale and Ortho Digital Lineation Images. The contours were generated from a 1:25,000 Scale and Ortho Digital Lineation Images.

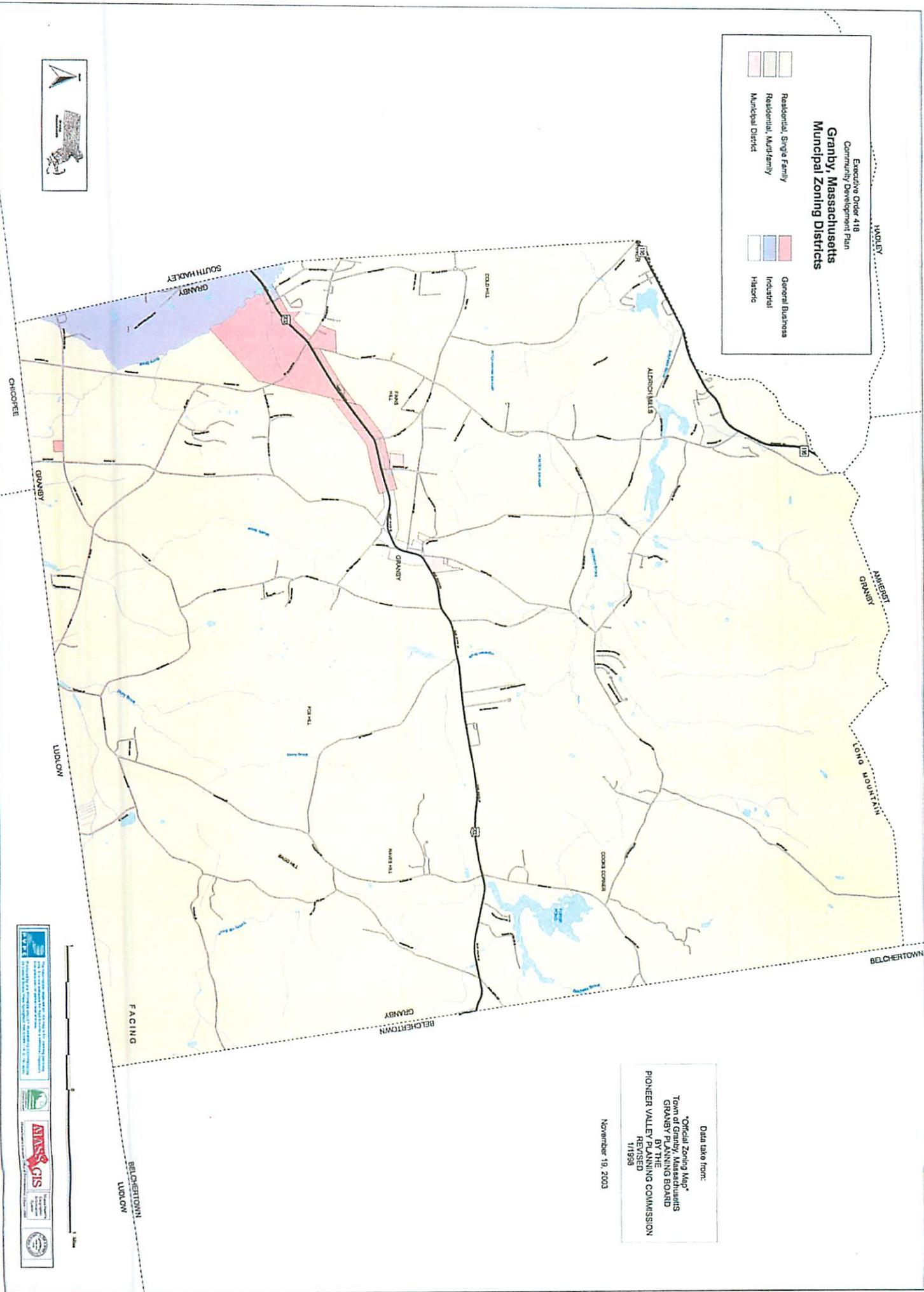
The Stream Protection Buffer data was created by buffering the multiple hydrology data 100 feet and 200 feet. Using the hydrology attribute data originally created by USGS, stream data was created in the field with the intent that some potential streams were not buffered and some stream data were not buffered. The stream data was created by buffering the multiple hydrology data 100 feet and 200 feet.



Executive Order 418
Community Development Plan

Granby, Massachusetts Municipal Zoning Districts

	Residential, Single Family		General Business
	Residential, Multifamily		Industrial
	Municipal District		Historic

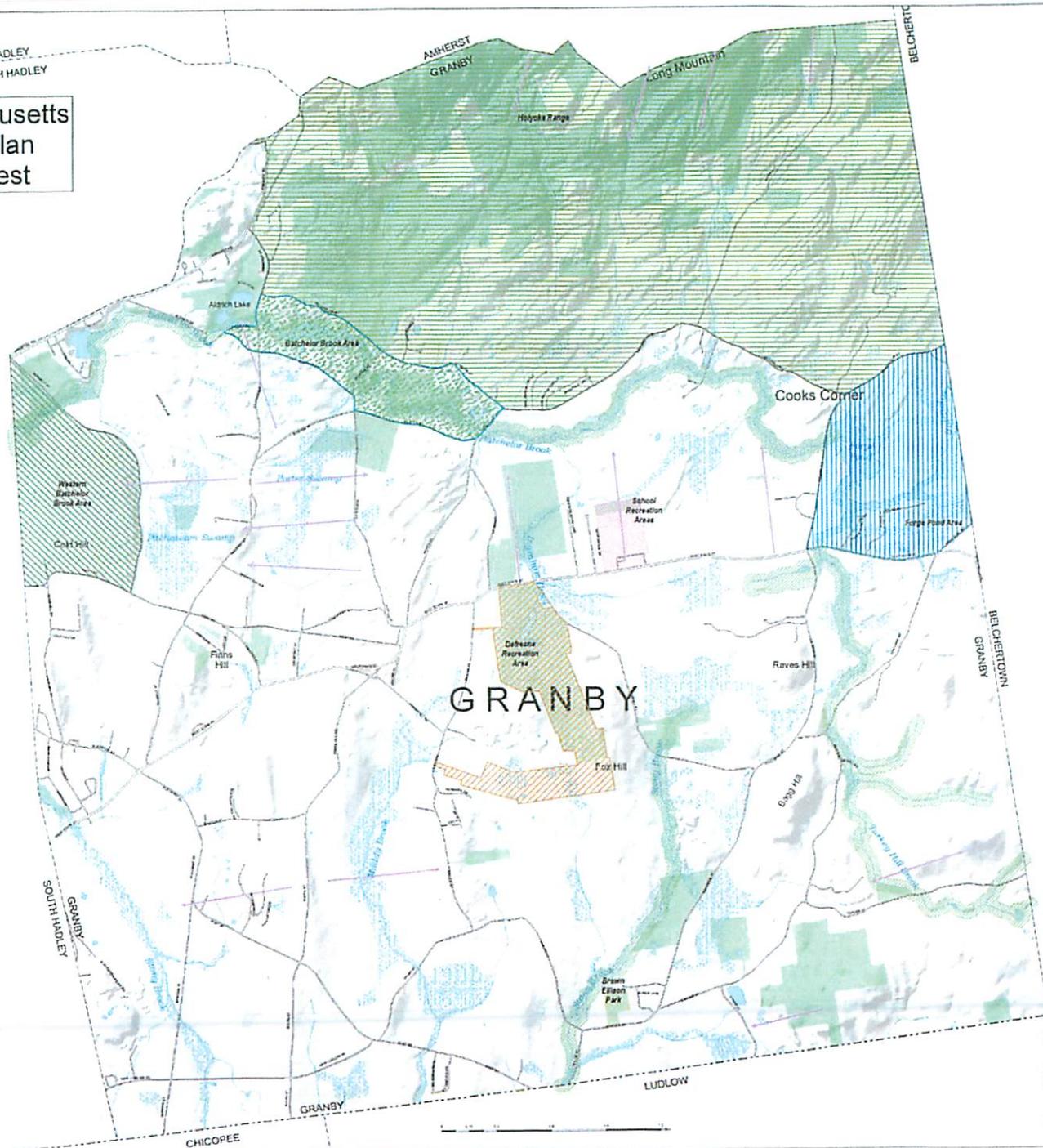


Data taken from:
"Official Zoning Map"
Town of Granby, Massachusetts
GRANBY PLANNING BOARD
BY THE
PIONEER VALLEY PLANNING COMMISSION
REVISED
1/1998

November 19, 2003




Granby, Massachusetts
Open Space Plan
Points of Interest



- Legend**
- View Direction
 - Protected Land
 - Wetland
 - Potential Greenway
- Areas of Interest**
- | NAME |
|------------------------------|
| Batchelor Brook Area |
| Brown Essex Park |
| Duane Recreation Area |
| Forge Pond Area |
| Holyoke Range |
| School Recreation Areas |
| Western Batchelor Brook Area |

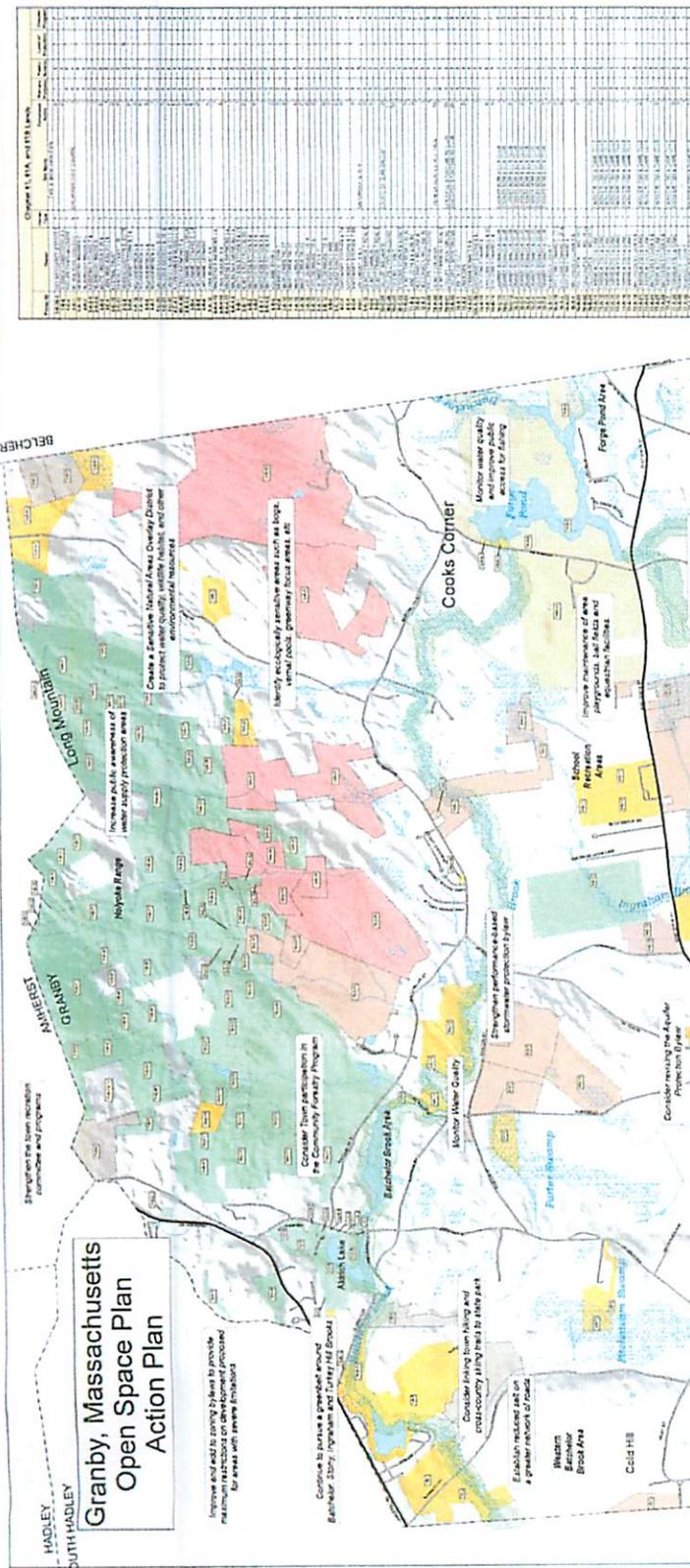


6/4/00



Granby, Massachusetts Open Space Plan Action Plan

Improve and add to existing plans to provide maximum protection on development proposed for areas with special features



Chapter 41, 41A, and 41B maps

Map No.	Map Name	Scale	Year
41	General Zoning Ordinance	1" = 100'	1980
41A	Water Supply Protection Areas	1" = 100'	1980
41B	Wetlands	1" = 100'	1980

Proposed, Government, Industrial, and International Open Space

Map No.	Map Name	Scale	Year
41	General Zoning Ordinance	1" = 100'	1980
41A	Water Supply Protection Areas	1" = 100'	1980
41B	Wetlands	1" = 100'	1980

Regis an Agricultural Commission
Consider sidewalks or water aboument on Grancy's road

Legend

Color	Description
Blue	Water
Yellow	Wetlands
Light Green	Open Space
Orange	Residential
Red	Commercial
Dark Green	Forest

Legend
Water
Wetlands
Open Space
Residential
Commercial
Forest



Map 11-008



Adopt an Environmental Impact Study for implementation on the zoning bylaws

Public existing demands with low-horse, signs and materials

Chicopee

Granby

Ludlow

Belchertown

South Hadley

Granby

Granby

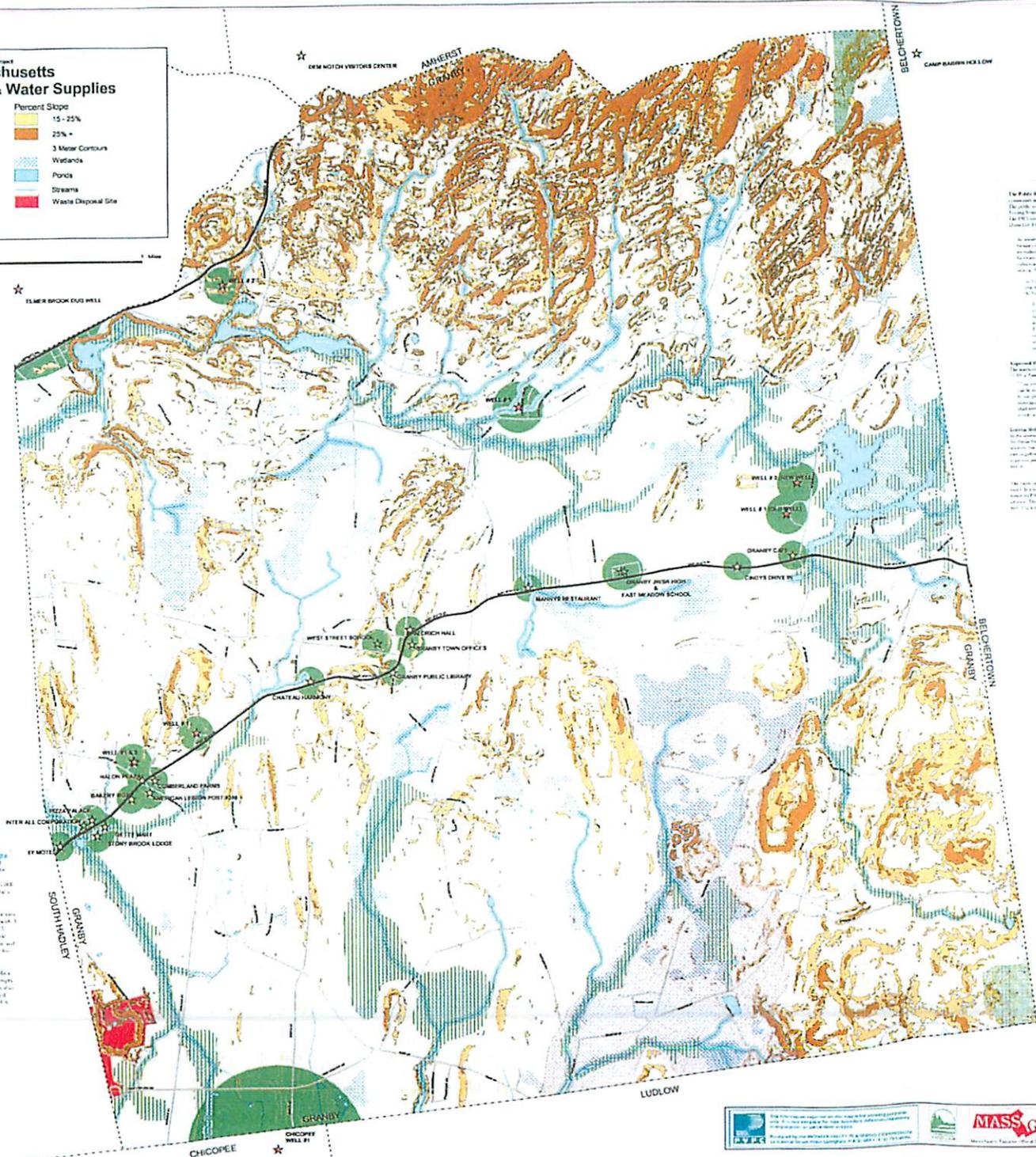
Granby

Granby

Granby

Granby, Massachusetts Topology, Flood Plain, & Water Supplies

- | | |
|---|---|
| <p>DEP Public Water Supplies</p> <ul style="list-style-type: none"> ★ Public Water Supply ★ Non-transient Non-community Well ★ Transient Non-community Well ★ Instream Well Head Protection Area | <p>Percent Slope</p> <ul style="list-style-type: none"> 15 - 25% 25% + |
| <ul style="list-style-type: none"> DEP Approved Zone 2 100 Year Flood Plain Out Standing Resource Water Shed 100 Foot Rivers Act Buffer | <ul style="list-style-type: none"> 3 Meter Contours Wetlands Ponds Streams Waste Disposal Site |



Public Water Supply (PWS) System - This map shows the location of public water supply systems in Granby, Massachusetts. The PWS systems are shown as green circles with stars. The map also shows the location of non-transient non-community wells and transient non-community wells. The map is based on data from the Massachusetts Department of Environmental Protection (DEP) and the Massachusetts Office of Water Resources (MOWR).

Map Data - The map data was obtained from the Massachusetts Department of Environmental Protection (DEP) and the Massachusetts Office of Water Resources (MOWR). The data was processed and digitized by the Massachusetts Office of Water Resources (MOWR).

Map Scale - The map scale is 1 inch = 1 mile. The map is based on the Massachusetts State Plane Coordinate System (MSPCS).

Map Projection - The map projection is the Massachusetts State Plane Coordinate System (MSPCS).

Map Date - The map date is 2000. The map is based on data from the Massachusetts Department of Environmental Protection (DEP) and the Massachusetts Office of Water Resources (MOWR).

The 100-Year Flood Plain - The 100-year flood plain is the area that is expected to be flooded by a flood of a 100-year return period. The 100-year flood plain is shown as a blue shaded area on the map. The 100-year flood plain is based on data from the Massachusetts Department of Environmental Protection (DEP) and the Massachusetts Office of Water Resources (MOWR).

The 100-Foot Rivers Act Buffer - The 100-foot rivers act buffer is the area that is adjacent to a river and is protected from development. The 100-foot rivers act buffer is shown as a green shaded area on the map. The 100-foot rivers act buffer is based on data from the Massachusetts Department of Environmental Protection (DEP) and the Massachusetts Office of Water Resources (MOWR).



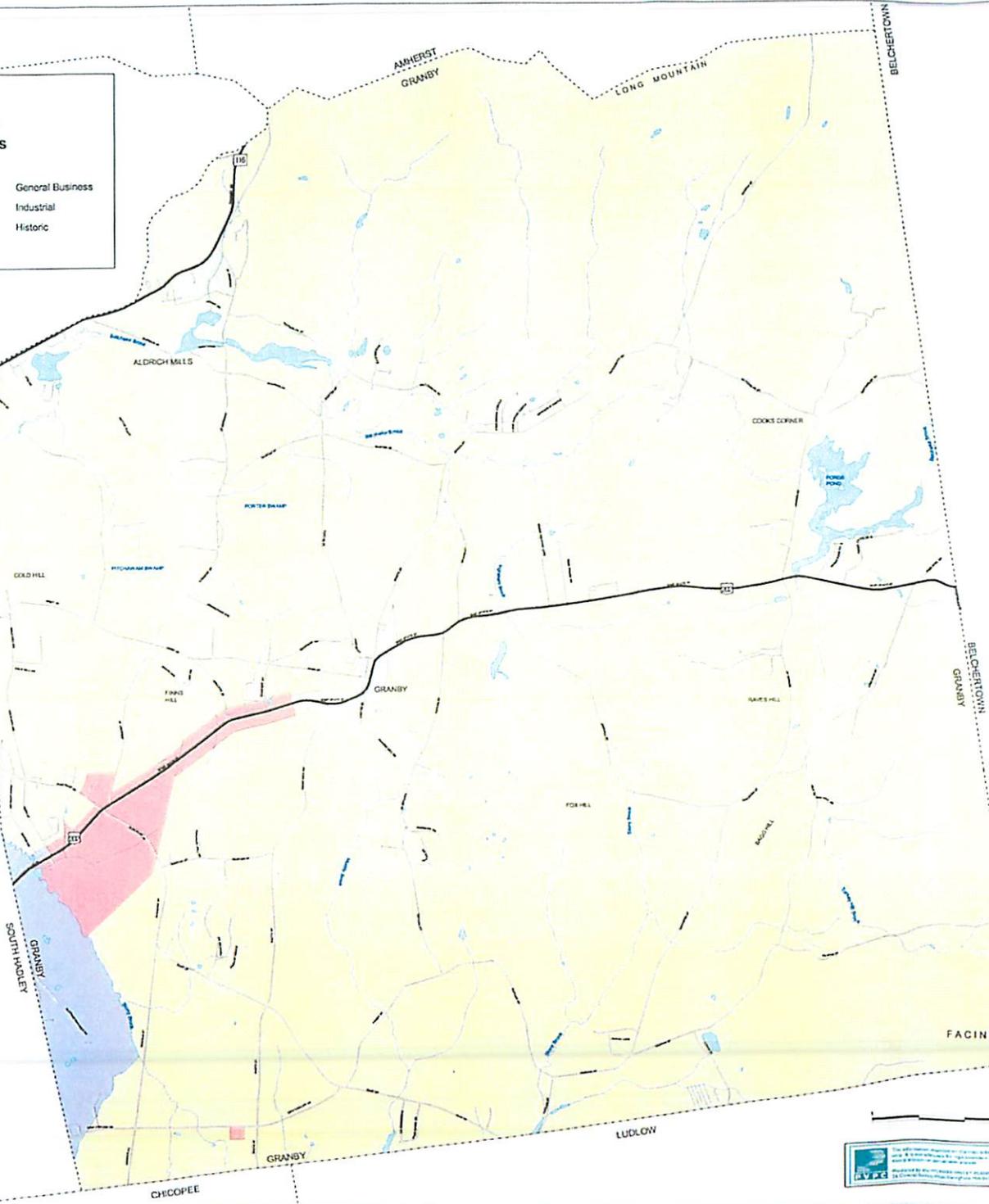
MASSGIS
Massachusetts Geographic Information System
2000
Massachusetts Department of Environmental Protection
2000

Executive Order 418
Community Development Plan
Granby, Massachusetts
Municipal Zoning Districts

- | | | | |
|---|----------------------------|---|------------------|
|  | Residential, Single Family |  | General Business |
|  | Residential, Multi-family |  | Industrial |
|  | Municipal District |  | Historic |

Data taken from:
"Official Zoning Map"
Town of Granby, Massachusetts
GRANBY PLANNING BOARD
BY THE
PIONEER VALLEY PLANNING COMMISSION
REVISED
1/1998

November 19, 2003



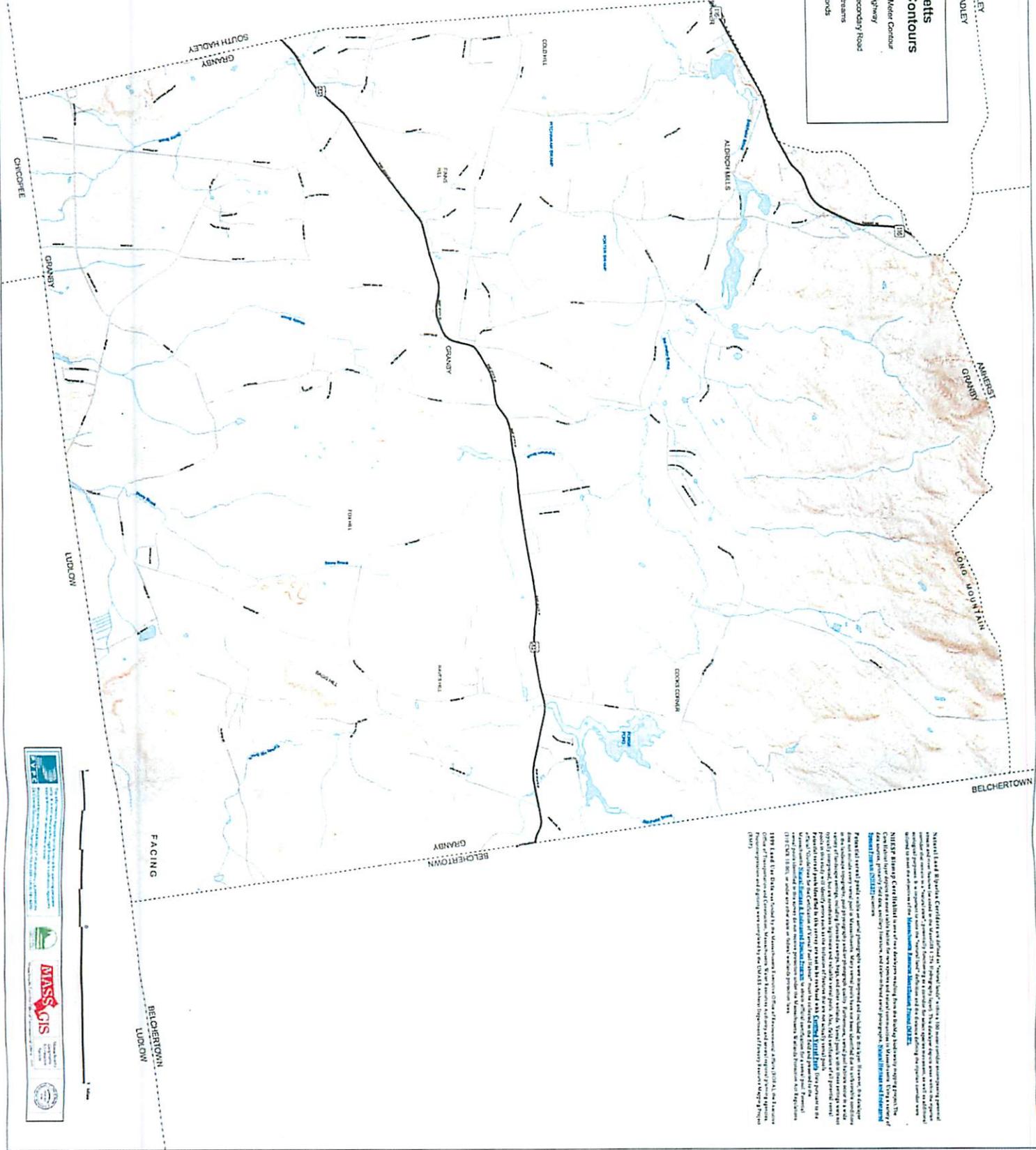



MASS GIS
 Pioneer Valley Planning Commission
 100 State Street, Suite 200
 Northampton, MA 01060
 Phone: 413-253-1234
 Fax: 413-253-1235
 Website: www.massgis.com

Granby, Massachusetts Base Map with 3-Meter Contours

Town Lines
 Town
 - - - - County
 State

3 Meter Contour
 --- Highway
 --- Secondary Road
 --- Stream
 --- Ponds



National Aerial Photography Certificate is provided by "United States" within a 100-meter grid. Contouring generated from the source is "United States" generated by the National Aerial Photography Agency. The contouring is generated from the source is "United States" generated by the National Aerial Photography Agency. The contouring is generated from the source is "United States" generated by the National Aerial Photography Agency.

MASSGIS
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 MASS GIS



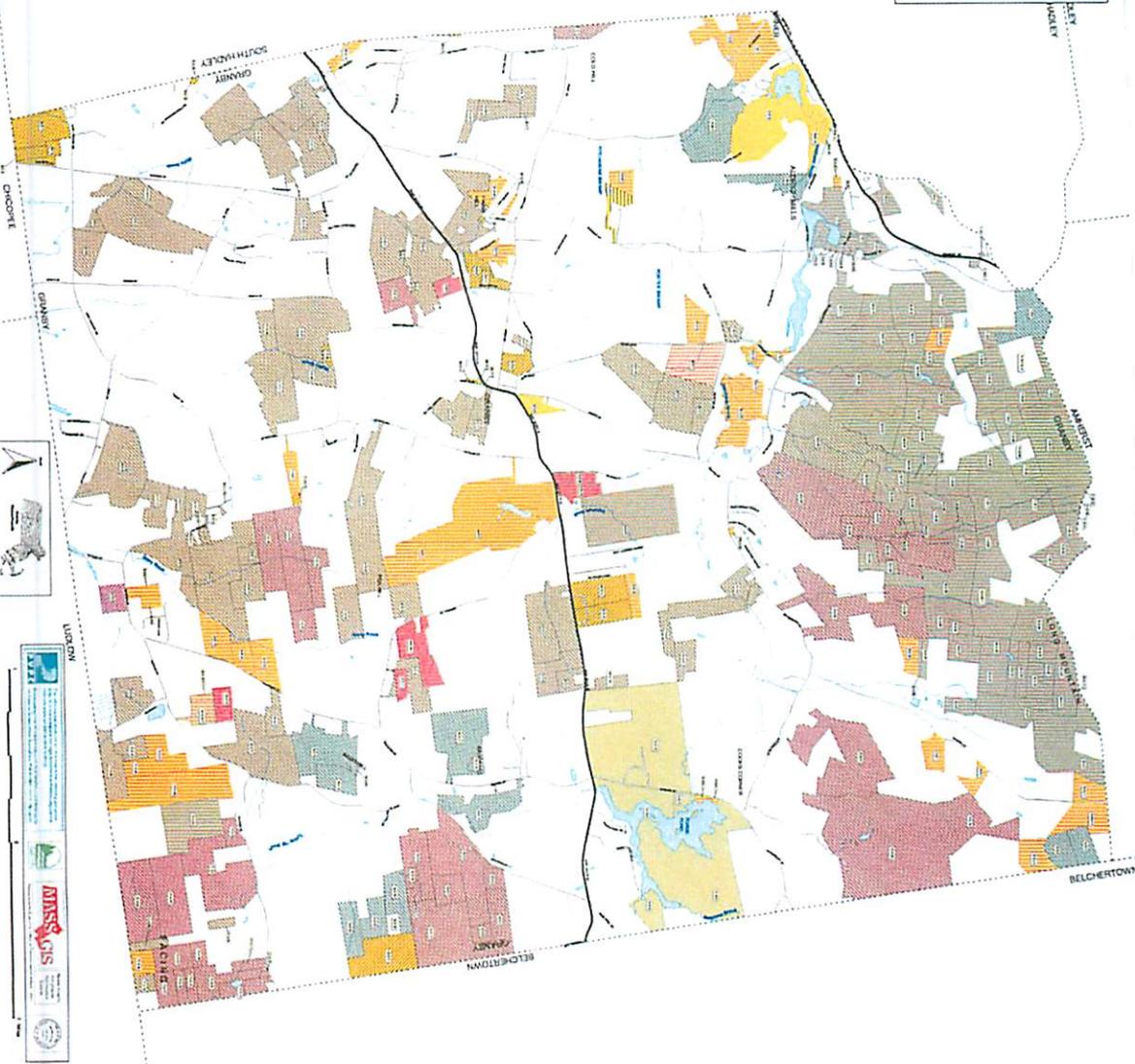
Granby, Massachusetts
2001 Color Ortho Photos

Granby, Massachusetts MassGIS Protected & Recreational Open Space Updates For Review

 Municipal	 Limited	 Water Bodies
 Agricultural	 Permanent	 Wetlands
 Private	 Temporary	 Riparian
 State	 No Health - Home	 Multiple-Use
 Federal	 Chapter 41A	 Recreation #1A
 41A, 41B & 41C	 Agricultural #1A	 Recreation #1B
 Temporary Protection	 Recreation #1B	 Forestry #1

Chapter 41A, 41B, and 41C Land

Parcel ID	Area (Acres)	Category	Notes
001001001	0.1	41A	
001001002	0.2	41A	
001001003	0.3	41A	
001001004	0.4	41A	
001001005	0.5	41A	
001001006	0.6	41A	
001001007	0.7	41A	
001001008	0.8	41A	
001001009	0.9	41A	
001001010	1.0	41A	
001001011	1.1	41A	
001001012	1.2	41A	
001001013	1.3	41A	
001001014	1.4	41A	
001001015	1.5	41A	
001001016	1.6	41A	
001001017	1.7	41A	
001001018	1.8	41A	
001001019	1.9	41A	
001001020	2.0	41A	
001001021	2.1	41A	
001001022	2.2	41A	
001001023	2.3	41A	
001001024	2.4	41A	
001001025	2.5	41A	
001001026	2.6	41A	
001001027	2.7	41A	
001001028	2.8	41A	
001001029	2.9	41A	
001001030	3.0	41A	
001001031	3.1	41A	
001001032	3.2	41A	
001001033	3.3	41A	
001001034	3.4	41A	
001001035	3.5	41A	
001001036	3.6	41A	
001001037	3.7	41A	
001001038	3.8	41A	
001001039	3.9	41A	
001001040	4.0	41A	
001001041	4.1	41A	
001001042	4.2	41A	
001001043	4.3	41A	
001001044	4.4	41A	
001001045	4.5	41A	
001001046	4.6	41A	
001001047	4.7	41A	
001001048	4.8	41A	
001001049	4.9	41A	
001001050	5.0	41A	
001001051	5.1	41A	
001001052	5.2	41A	
001001053	5.3	41A	
001001054	5.4	41A	
001001055	5.5	41A	
001001056	5.6	41A	
001001057	5.7	41A	
001001058	5.8	41A	
001001059	5.9	41A	
001001060	6.0	41A	
001001061	6.1	41A	
001001062	6.2	41A	
001001063	6.3	41A	
001001064	6.4	41A	
001001065	6.5	41A	
001001066	6.6	41A	
001001067	6.7	41A	
001001068	6.8	41A	
001001069	6.9	41A	
001001070	7.0	41A	
001001071	7.1	41A	
001001072	7.2	41A	
001001073	7.3	41A	
001001074	7.4	41A	
001001075	7.5	41A	
001001076	7.6	41A	
001001077	7.7	41A	
001001078	7.8	41A	
001001079	7.9	41A	
001001080	8.0	41A	
001001081	8.1	41A	
001001082	8.2	41A	
001001083	8.3	41A	
001001084	8.4	41A	
001001085	8.5	41A	
001001086	8.6	41A	
001001087	8.7	41A	
001001088	8.8	41A	
001001089	8.9	41A	
001001090	9.0	41A	
001001091	9.1	41A	
001001092	9.2	41A	
001001093	9.3	41A	
001001094	9.4	41A	
001001095	9.5	41A	
001001096	9.6	41A	
001001097	9.7	41A	
001001098	9.8	41A	
001001099	9.9	41A	
001001100	10.0	41A	



Private, Commercial, Institutional, and Recreational Open Space

Parcel ID	Area (Acres)	Category	Notes
001001101	0.1	Private	
001001102	0.2	Private	
001001103	0.3	Private	
001001104	0.4	Private	
001001105	0.5	Private	
001001106	0.6	Private	
001001107	0.7	Private	
001001108	0.8	Private	
001001109	0.9	Private	
001001110	1.0	Private	
001001111	1.1	Private	
001001112	1.2	Private	
001001113	1.3	Private	
001001114	1.4	Private	
001001115	1.5	Private	
001001116	1.6	Private	
001001117	1.7	Private	
001001118	1.8	Private	
001001119	1.9	Private	
001001120	2.0	Private	
001001121	2.1	Private	
001001122	2.2	Private	
001001123	2.3	Private	
001001124	2.4	Private	
001001125	2.5	Private	
001001126	2.6	Private	
001001127	2.7	Private	
001001128	2.8	Private	
001001129	2.9	Private	
001001130	3.0	Private	
001001131	3.1	Private	
001001132	3.2	Private	
001001133	3.3	Private	
001001134	3.4	Private	
001001135	3.5	Private	
001001136	3.6	Private	
001001137	3.7	Private	
001001138	3.8	Private	
001001139	3.9	Private	
001001140	4.0	Private	
001001141	4.1	Private	
001001142	4.2	Private	
001001143	4.3	Private	
001001144	4.4	Private	
001001145	4.5	Private	
001001146	4.6	Private	
001001147	4.7	Private	
001001148	4.8	Private	
001001149	4.9	Private	
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001001151	5.1	Private	
001001152	5.2	Private	
001001153	5.3	Private	
001001154	5.4	Private	
001001155	5.5	Private	
001001156	5.6	Private	
001001157	5.7	Private	
001001158	5.8	Private	
001001159	5.9	Private	
001001160	6.0	Private	
001001161	6.1	Private	
001001162	6.2	Private	
001001163	6.3	Private	
001001164	6.4	Private	
001001165	6.5	Private	
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001001167	6.7	Private	
001001168	6.8	Private	
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001001174	7.4	Private	
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001001176	7.6	Private	
001001177	7.7	Private	
001001178	7.8	Private	
001001179	7.9	Private	
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001001190	9.0	Private	
001001191	9.1	Private	
001001192	9.2	Private	
001001193	9.3	Private	
001001194	9.4	Private	
001001195	9.5	Private	
001001196	9.6	Private	
001001197	9.7	Private	
001001198	9.8	Private	
001001199	9.9	Private	
001001200	10.0	Private	

Habitat of Potential Regional or Statewide Importance Town of GRANBY, MA



0 0.5 1 2 Miles

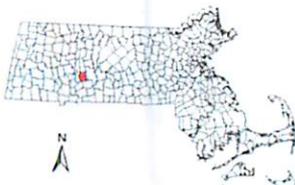
 Important Wildlife Habitat

The MassDEP's Massachusetts Wildlife Habitat Protection Guidance for Inland Wetlands, June 2006 adopted a new approach for assessing wildlife habitat impacts associated with work in wetlands. This approach utilizes maps developed at the University of Massachusetts Amherst using the Conservation Assessment and Prioritization System (CAPS). The maps depict (Habitat of Potential Regional or Statewide Importance) that may trigger more intensive levels of review. For more information on how to assess wildlife habitat impacts, see Section III of the Guidance document: <http://www.mass.gov/dep/water/laws/wldhab.pdf>.

The CAPS model assesses the ecological integrity of Massachusetts landscape features as influenced by environmental stressor metrics (e.g. pollution, fragmentation). CAPS relies on data that are broadly available across Massachusetts. Ecological features which are not consistently surveyed or uniformly available, such as certified vernal pools, rare species, and contamination sites are not included in CAPS. When available, this more specific ecological information may be used in conjunction with the CAPS outputs to better understand particular sites in Massachusetts and support informed conservation decision-making. For more information on the statewide maps produced by the CAPS model, see: <http://www.masscaps.org>.

These maps are funded in part by the Massachusetts Executive Office of Energy and Environmental Affairs, the Massachusetts Department of Environmental Protection and the U.S. Environmental Protection Agency under section 104 (b)(3) of the U.S. Clean Water Act. Environmental data sources include the Office of Geographic and Environmental Information (MassGIS).

Updated November 2011



**UMass
Extension**
CENTER FOR AGRICULTURE

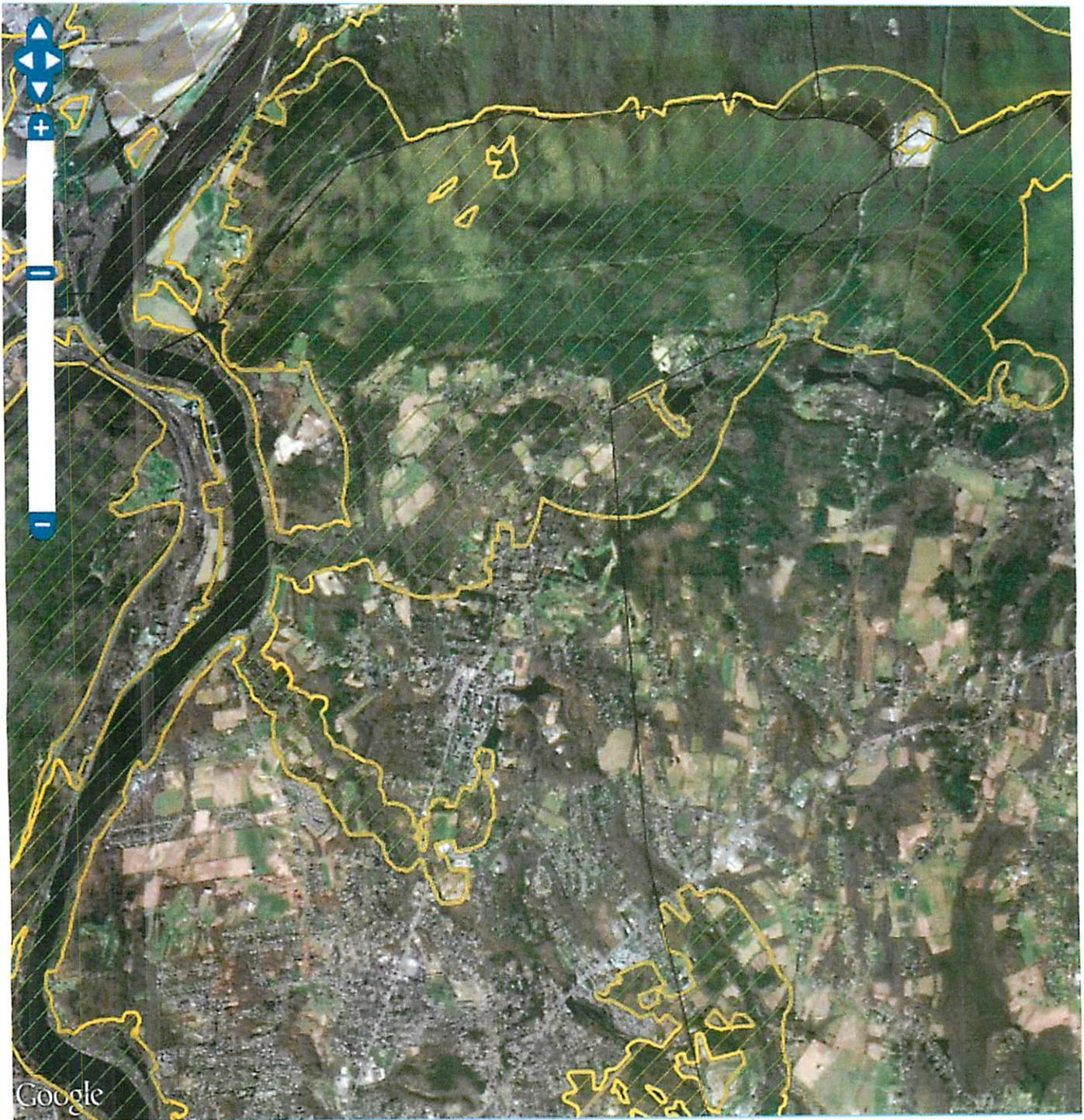
Granby priority habitats



- Massachusetts Towns Survey
- Towns
- Interstate
- Coast
- Massachusetts Towns
- NHESP Estimated Habitats Wildlife

Search for a location

Pick a municipa



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✓

Table I-2: Land Use Patterns

Land Use	Acres	% of Total Land
Residential	2,490	13.8 %
Commercial	118	0.7 %
Industrial	129	0.7 %
Open Water	151	0.8 %
Recreational	107	0.6 %
Undeveloped Open Space	12,170	68 %
Farmland	2,583	14.4 %
Urban Open Space	229	1 %
Transportation	6	0.03%



**TOWN OF GRANBY
CONSERVATION COMMISSION**

Aldrich Hall
257 East State Street
Granby, MA 01033
website: www.granby-ma.gov

Town of Granby
Office of the Selectboard
257 State Street
Granby, MA 01033
Mr. Mark Bail, Chair

29 October 2012

Dear Mr. Barry:

The Granby Conservation Commission is pleased to offer endorsement of the recently updated community *Open Space Plan*.

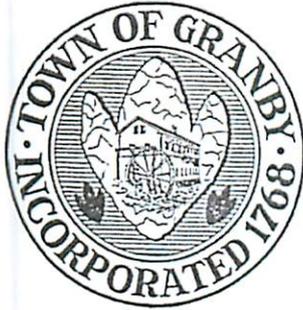
Upon review of the documentation, the proposed Open Space Plan is consistent with the Governor's vision for the Commonwealth in that it provides abundant public access to undeveloped, forested lands as well as to a newly acquired lakefront shoreline.

The Commission firmly believes such investment by the Commonwealth is in the best interest of our current population and future generations to come and provides a wide variety of passive recreational benefits including fishing, hiking and birdwatching.

Accordingly, the Granby Conservation Commission hereby endorses the Open Space Plan without any reservations and is available to provide any necessary guidance.

Very truly yours,

William A. Shaheen



TOWN OF GRANBY

Office of the Selectboard
Aldrich Hall
257 East State Street
Granby, MA 01033
413-467-7177 Fax 413-467-2080
www.granby-ma.gov

September 4, 2012

Open Space Committee
Town of Granby
257 East State Street
Granby MA 01033

RE: Open Space and Recreation Plan, 2012

Dear Open Space Committee Members:

At the September 4, 2012 meeting of the Board, the Board voted to approve and support the Town of Granby's Open Space and Recreation Plan as presented and explained to us. The Board thanks you for all of your work in compiling and updating this document.

The Board also understands that this is a fluid plan that will continue to be reviewed and revised as the Town moves forward.

Thank you again of behalf of the Town for all of your work on this important document.

Louis M. Barry

Mark L. Bail

Mary A. McDowell

**RECREATION COMMISSION
TOWN OF GRANBY
MASSACHUSETTS 01033**

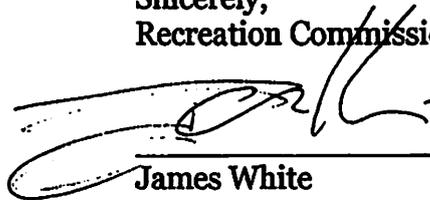
September 26, 2012

Open Space Committee
Town of Granby
257 State Street
Granby, MA 01033

Dear Members of the Open Space Committee,

The Granby Recreation Commission has approved and supports your Open Space Plan for the Town of Granby as presented and explained as needed. We thank you for the time and effort you expended compiling the needed information to make appropriate updates to this plan.

Sincerely,
Recreation Commission



James White

Trudy Turcotte



Jessica Boardway



Timothy W. Brennan, Executive Director

October 1, 2012

Mark L. Bail, Chair
Board of Selectmen
Town of Granby
257 East State Street
Granby, MA 01033

Reference: Open Space and Recreation Plan 2012

Dear Mr. Martin:

The Pioneer Valley Planning Commission (PVPC) is pleased to submit this letter of endorsement for the Town of Granby's 2012 Open Space and Recreation Plan. PVPC is the Regional Planning Agency for the 43 towns and cities in Hampshire and Hampden counties. The goals, objectives and action plan target sensible planning and implementation approaches to address the pressures of suburban growth while protecting the more rural character and quality of life currently enjoyed by residents, including the need for strategic land conservation of farmland and ecologically sensitive areas, and improved recreational access on town owned lands. Overall, Granby's 2012 OSRP is consistent with Valley Vision, the regional land use plan.

Sincerely,

A handwritten signature in blue ink that reads "Timothy W. Brennan". The signature is written in a cursive style and is positioned above the printed name and title.

Timothy W. Brennan
Executive Director

cc: James Trompke, Commissioner
Christopher Martin, Town Administrator and Alternate Commissioner



**TOWN OF GRANBY
CONSERVATION COMMISSION**

Aldrich Hall
257 East State Street
Granby, MA 01033
website: www.granby-ma.gov

Town of Granby
Office of the Selectboard
257 State Street
Granby, MA 01033
Mr. Mark Bail, Chair

29 October 2012

Dear Mr. Barry:

The Granby Conservation Commission is pleased to offer endorsement of the recently updated community *Open Space Plan*.

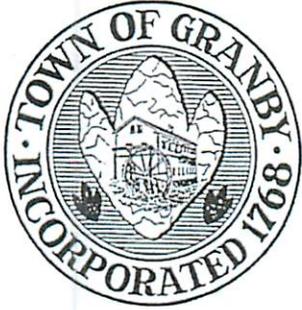
Upon review of the documentation, the proposed Open Space Plan is consistent with the Governor's vision for the Commonwealth in that it provides abundant public access to undeveloped, forested lands as well as to a newly acquired lakefront shoreline.

The Commission firmly believes such investment by the Commonwealth is in the best interest of our current population and future generations to come and provides a wide variety of passive recreational benefits including fishing, hiking and birdwatching.

Accordingly, the Granby Conservation Commission hereby endorses the Open Space Plan without any reservations and is available to provide any necessary guidance.

Very truly yours,

William A. Shaheen



TOWN OF GRANBY

Board of Assessors
215B West State Street
Granby, MA 01033
Tel#: 413-467-7196 Fax#: 413-467-3101

November 15, 2012

To: Board of Selectmen

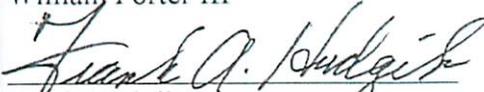
From: Board of Assessors

Re: Classification Hearing

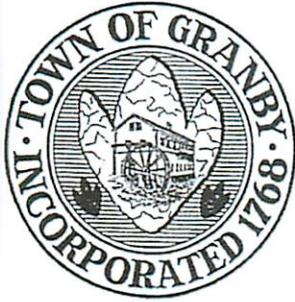
The Board of Assessors would like to request a classification hearing to be held at the earliest possible date in December 2012.

Thank you,


William Porter III


Frank Hudgik

Gregg Leonard



TOWN OF GRANBY

PLANNING BOARD

Aldrich Hall

257 East State Street

Granby, MA 01033

413-467-7177 Fax 413-467-2080

website: www.granby-ma.gov

Dear Mr. Barry:

The Planning Board approves of the Open Space Plan as presented with the following changes:

- Language regarding overlay districts and zones be clarified. Overlay districts, although in the Zoning By-Law are not zoning districts and we have 5 zoning districts in Town, not 8.
- The Planning Board will not support a discussion about increasing the minimum building lot size at this time. Any discussion in this regard will have to be brought to the Planning Board.
- The Planning Board does not feel it is reasonable in the 5 year action plan to expect them to completely revise the Aquifer Protection Zoning By-Laws, as suggested on page 71. A discussion with the Board would have to be had to move this issue any further.

Sincerely,
Pam Desjardins, Chair

SKL
attached
for

Notes regarding planning board letter-

Although the 5 year action plan was reviewed with the Planning Board last Spring with their input, when the plan was submitted for final approval” some members mentioned some concerns – as indicated in their letter.

The Planning Board sent the plan to their “consultant” . He advised us there are ten zones in the zoning bylaw- The plan was changed per his decision. Apparently there is some disagreement in the Board as to whether they are zones” or overlay districts. Whether they are considered Overlay Districts or Zones, they are all listed in the plan.

Secondly- the lot size reference, which was part of the former plan, was removed, and the Planning Board has been informed of this.

Third item as noted is the fact that they do not think they will review the aquifer protection by-law without further discussion. Since the plan is actually seven years, the item was left in.

Louis M. Barry 

Open Space Committee