

GREAT BARRINGTON PLANNING BOARD

THURSDAY, FEBRUARY 12, 2026, at 5:00 PM

This meeting will be held via Zoom only:

Link: <https://us02web.zoom.us/j/82949470990>

Webinar ID: 829 4947 0990

To dial in by phone, dial +1 929 205 6099

AGENDA

- 1. CALL TO ORDER / ATTENDANCE ROLL CALL**
- 2. FORMS A (SUBDIVISION APPROVAL NOT REQUIRED PLANS)**
 - a. 409 North Plain Road
 - b. 124 Lake Buel Road
- 3. MINUTES:** January 22, 2026 meeting
- 4. SPECIAL PERMIT, PUBLIC HEARING: 53 VAN DEUSENVILLE ROAD:** application for a special permit for a commercial scale ground-mount solar energy facility in an R2 zone at 53 Van Deusenville Road, in accordance with Sections 3.1.4 E (7), 9.12, and 10.4 of the Zoning Bylaw, submitted by LSE Sphinx LLC, 18 North Main Street, West Hartford, CT, 06107. Continued from December 11, 2025 and from January 8, 2026 at the request of the applicant. Applicant is requesting another continuance until March 12, 2026.
 - a. Vote to postpone the Public Hearing until March 12, 2026, at 6:00 PM at Town Hall.
- 5. SPECIAL PERMIT, 263 LONG POND ROAD:** Review and comment to the Zoning Board of Appeals on the application from William and Marla Sherman to expand a preexisting nonconforming residence at 263 Long Pond Road, Great Barrington, per Sections 5.5.4 and 10.4 of the zoning bylaw.
- 6. SPECIAL PERMIT, 27-29 LEWIS AVENUE:** Special Permit and Site Plan application from Fairview Hospital / Berkshire Health Systems, to construct an addition to Fairview Hospital at 27-29 Lewis Avenue, Great Barrington, MA. The hospital is a preexisting nonconforming use in a residential zone. A **site visit** for Board members will be held at 4:00 pm.
 - a. Review and comment on the special permit to the Zoning Board of Appeals
 - b. Review and vote on the Site Plan application
- 7. SEASONAL COMMUNITIES:** Discussion of Seasonal Communities regulations and consideration to provide comments to the Selectboard and Town Manager
- 8. OPEN SPACE AND RECREATION PLAN (OSRP):** Discuss upcoming public input opportunities
- 9. BOARD & SUBCOMMITTEE UPDATES / ISSUES & CONCERNS:**
- 10. CITIZEN'S SPEAK TIME:** This is an opportunity for attendees to bring up topics of concern or importance which may be placed on a future agenda for discussion.
- 11. ADJOURN**

Pursuant to Massachusetts General Law Chapter 30A section 20 (f), after notifying the chair of the public body, any person may make a video or audio recording of an open session of a meeting of a public body or may transmit the meeting through any medium. At the beginning of the meeting, the chair shall inform other attendees of any such recordings. Any member of the public wishing to speak at the meeting must receive permission of the chair. The listings of agenda items are those reasonably anticipated by the chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

Per Section 241-1 of the Town Code, except for procedural and housekeeping matters, Town residents shall have the right to address a Board on any item that requires a vote at a time before a Board votes on that item. Such residents will be allowed as much time as the proponent of an item is permitted to have.

COMPUTED MERIDIAN OF PLAN FILED IN
MAP BOOK 9 AND PAGE 142

N/F
HARTS POND
NOMINEE
TRUST
BOOK: 1964 PAGE: 8

N/F
P G R NOMINEE REALTY TRUST
BOOK: 887 PAGE: 21
SEE PLAN FILED IN
PLAT FILE A AND PLAN NUMBER 173

LOT ONE
84,478.27 S.F.
1.939 ACRES

R-1A ZONE

N/F
SETH EVANS
BOOK: 2763 PAGE: 79
SEE PLAN FILED IN
MAP BOOK 3 AND PAGE 76

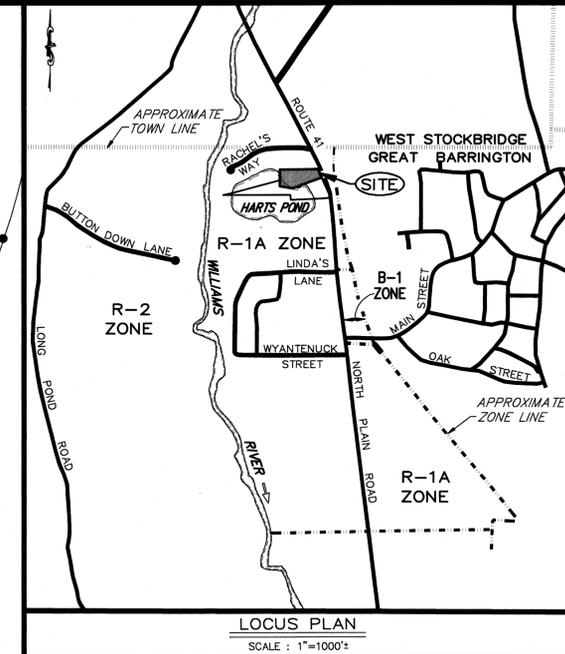
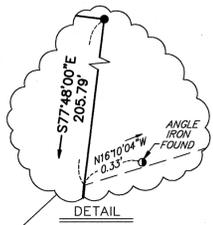
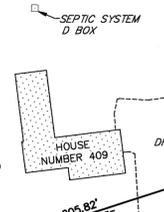
REMAINING LAND
3.4± ACRES
EXCEEDS R-1A ZONING
REQUIREMENTS FOR
AREA AND FRONTAGE
THE ELIZABETH ROSE
PICOLI TRUST
BOOK: 2441 PAGE: 196

N/F
HARTS POND
NOMINEE
TRUST
BOOK: 1964 PAGE: 8
SEE PLAN FILED IN
MAP BOOK 9 AND
PAGE 142

N/F
MARJORIE J.
MILES
BOOK: 1096 PAGE: 304
SEE PLAN FILED IN
PLAT FILE J AND
PLAN NUMBER 178

N/F
HOUSATONIC
HOLDINGS II, L.L.C.
BOOK: 2433 PAGE: 265
SEE PLAN FILED IN
MAP BOOK 9 AND
PAGE 142
SEE PLAN FILED IN
PLAT Q AND PLAN
NUMBER 159

INTERIOR
LOT LINE
INDICATED AS
PARCEL "B"
ON PLAN FILED
IN PLAT Q
AND PLAN
NUMBER 159



Approval Under The Subdivision
Control Law Not Required.
Date : _____

Great Barrington Planning Board

Planning Board Endorsement Does
Not Imply That The Lots Or Parcels
Shown Hereon Are Building Lots
Nor That They Comply With The
Zoning Code Of The Town Of Great
Barrington, Wetlands Regulations,
Title 5 Of The State Environmental
Code, Or Other Local, State Or
Federal Regulations.

NOTES:

1. THE DEED FOR THE SUBJECT LOT ONE AND REMAINING LAND IS FILED IN BOOK 2441 AND PAGE 196 AND THE OWNER IS LISTED AS THE ELIZABETH ROSE PICOLI TRUST.
2. SEE PLANS FILED IN MAP BOOK 9 AND PAGE 142, FILED IN PLAT FILE A AND PLAN NUMBER 41, AND FILED IN PLAT FILE Q AND PLAN NUMBER 159.
3. THE SUBJECT LOT FALLS WITHIN THE R1-A (MEDIUM DENSITY RESIDENTIAL) ZONE AT THE TIME THIS PLAN WAS PREPARED.
4. THE STREET SIDELINES OF NORTH PLAIN ROAD SHOWN ON THIS PLAN ARE BASED ON THE AVAILABLE EVIDENCE MARKING SAID SIDELINES PER M.G.L. CHAPTER 86 AND SECTION 2.

PLAN OF LAND

SURVEYED FOR

THE ELIZABETH ROSE PICOLI TRUST

409 NORTH PLAIN ROAD
GREAT BARRINGTON, MASSACHUSETTS



JANUARY 14, 2026

These Parcels Are Subject To And With The Benefit
Of All Rights, Restrictions, Conditions, Easements,
Leases, Encumbrances, And Appurtenances Of Record.

I Certify That This Plan Has Been Prepared In Conformity With
The Rules And Regulations Of The Registers Of Deeds Of The
Commonwealth Of Massachusetts.

James E. Seidl
Professional Land Surveyor

RECORD OWNER:

THE ELIZABETH ROSE PICOLI TRUST
ELIZABETH PICOLI
409 NORTH PLAIN ROAD
HOUSATONIC, MA 01236

APPLICANT:

THE ELIZABETH ROSE PICOLI TRUST
ELIZABETH PICOLI
409 NORTH PLAIN ROAD
HOUSATONIC, MA 01236

SURVEYOR:

SK DESIGN GROUP, INC. : JAMES E. SEIDL, PLS
2 FEDERICO DRIVE
PITTSFIELD, MA 01201

LEGEND

- IRON PIPE FOUND
- IRON BAR FOUND
- ◐ ANGLE IRON FOUND
- GRANITE BOUND FOUND
- ▲ COMPUTED ANGLE POINT
- IRON PIPE SET PREVIOUSLY BY SK DESIGN GROUP, INC.
- IRON PIPE TO BE SET
- UTILITY POLE
- FENCE POST LOCATED



James E. Seidl
(1-15-2026)

Design Group, Inc.
Civil Engineers * Surveyors * Consultants
2 FEDERICO DRIVE • PITTSFIELD, MASSACHUSETTS 01201 • (413)443-3537

PROJECT NUMBER: 250239 ANR

GREAT BARRINGTON PLANNING BOARD

DATE: January 22, 2026
TIME: 6:00 P.M.
PLACE: Large Meeting Room
FOR: Regular Meeting
PRESENT: Brandee Nelson, Chair; Malcolm Fick; Jonathan Hankin; Jeremy Higa;
Jackie Kain, Associate Member
Chris Rembold, Assistant Town Manager/Director of Planning and Development

Ms. Nelson called the meeting to order at 6:04 PM.

Roll call vote: Ms. Kain, present; Mr. Fick, present; Mr. Hankin, present; Ms. Nelson, present
Mr. Higa had not yet arrived.

Ms. Nelson said the meeting was being recorded.

FORM A's:

Brian Koczela from BEK Associates was present with a Form A application for Dorinda Medley for the creation of two lots on West Sheffield Road. Lot 1 contains 5.647 acres with 150 feet of frontage. Lot 2 contains 3.689 acres of land with 300 feet of frontage.

Mr. Hankin made a motion to endorse the plan, Mr. Fick seconded, all in favor

Mr. Higa arrived at 6:04~~3~~ PM.

MINUTES: JANUARY 8, 2006:

Mr. Hankin made a motion to approve the minutes of January 8, 2026 as amended, Mr. Fick seconded, all in favor.

SITE PLAN REVIEW: 148 MAPLE AVENUE

The Board continued its discussion of the project at 148 Maple Avenue. The applicants were present via Zoom. Present for the discussion was landscape architect Justin Winters, Josh Blevins, Director for the Goldman Group and attorney Nick Arienti.

Mr. Winters went through the modifications to the landscape plan per the discussion on January 8, 2026. He said there were the primary issues identified including 9 bollards surrounding the ~~generators-transformer~~ in the front southwest corner, the 3 electric vehicle charging cabinets and the modified location of site signage, directional signs and primary freestanding sign.

He said there are 9 large bollards around the ~~generator-transformer~~ in the front southwest corner. The bollards will be surrounded by plants ~~for~~ used for screening in a tight location. Native conifers will be used in this location as the tight shaggy foliage will be terrific for screening. He said the conifers have stature, bright colors that will be good for the location. He said the lowest trees will be at the perimeter with a series of layered heights around the ~~generator~~~~transformer~~. The tallest of the conifers will be located along the back.

Mr. Winters said there will be a 10 foot clear buffer where the cabinets open for maintenance access.

Ms. Nelson asked if the Board had any questions. There were none. Ms. Nelson said it looks great.

Mr. Winters said there are two primary areas to provide screening of the EV charging stations. He said there is limited space in front of the chargers. We don't want to block access to the cars. He said we can't screen at the source. He said there will be plantings along the edge of roadway (to the east). He said evergreens will be planted in that area. The evergreens will fill out and there will be layers of plantings to mitigate the view.

Mr. Winters said there will be Mountain Laurel, 8-10 feet in height planted along the edge as well as a hedge of winterberry to provide a dense screen along the parking area. There will also be a winterberry hedge planted to mitigate the transformer for the EV chargers.

Mr. Winters said the plantings are in context with the adjacent gardens.

Mr. Fick asked about the arborvitae between the property and the neighbor on the west side.

Mr. Winters said there is existing arborvitae on the property line. He said smaller plants will be planted to fill in the gaps. There is sufficient space on the hillside to install more plants to reinforce the existing arborvitae.

Mr. Hankin asked how the sign works. He said most of the traffic heading west will be by the entrance before the sign ~~before it~~ can be seen.

Mr. Blevins said he hears Mr. Hankin's point. He said the intent was to split the sign from being near the corner to being closer to the building.

Mr. Fick asked about small directional signs, enter/exit.

Mr. Rembold said those small signs can be put in. He said he can look into the details.

Ms. Nelson thanked Mr. Winters for his modifications. She said he did a great job addressing everything we requested.

Ms. Nelson asked about the free-standing sign. She asked about the lighting and how it would illuminate the letters. Will the letters be made to keep the lighting within the letter so it won't leak out?

Mr. Blevins the sign is made up of individual letters. We think this is the gentlest application for lighting the letters. He said he didn't know if light would leak out but he would be able to look at an installation to keep the light in. He said he would be happy to have this made a condition.

Mr. Arienti said the intent is for no direct light to escape from the reveal light inside. He said the intent is that no bulb or fixture will be visible.

Ms. Nelson said the letters are die cut. There is no way to shield the source of illumination, which is typically mounted on the rear of the projecting letters. She asked that the sign designer work on it.

Mr. Blevins said there was a critical error in the lighting plan. He said the height of the light poles was corrected. He said some lights were non-dimmable so that was corrected. The information for the remote control of property lighting has been corrected. He said the building light will dim to half lighting at night. The lighting will be on a timer. The parking lighting will be on a motion sensor.

Ms. Nelson said the motion lights are fine.

Mr. Blevins said that is all on the lighting. He said there was a question about the EV chargers. He said the screen can be set on the dark mode. A black background can be turned on. There are no ads on the screens so the screen is black until the charger is in use. He said there might be a red LED on the display when in use.

Ms. Nelson asked if the chargers' use is exclusively for the residents.

Mr. Blevins said no but it won't be advertised. The chargers were put in for the public to use.

Ms. Nelson asked if the use is pay as you go.

Mr. Blevins said access will be through an app.

Ms. Nelson asked if the parking spaces in front of the charges are restricted to vehicles charging.

Mr. Blevins said the intent is for vehicles to park while actively charging. He said the parking use could be revisited.

Ms. Nelson the chargers are short chargers so the turn over should be quick. She said there is ample parking.

Mr. Hankin asked if there is lighting at the exit. He said it looks like there is one pole near the exit and one light on the side of the building. He said is a particularly dark area, will bollards be installed.

Mr. Blevins said he will have his lighting engineer revisit.

Mr. Rembold put the photometric plan on the screen.

Mr. Blevins said his directive to the lighting engineers was for there to be a minimum a lot of light to ensure the safety of the site. He said he has resisted over lighting the site.

Ms. Nelson said she thought the use of lighting was appropriate. She said the landscaping plan does not show the light in the same place as the photometric plan.

Mr. Blevins said there might be some existing light shown.

Ms. Nelson said the photometric plan supersedes the landscaping plan.

Mr. Rembold said make sure the lighting on the photometric plan is followed.

Mr. Rembold reminded the Board that a condition discussed at the last meeting was the replanting of any plants that die. He added that the site plan review is compliant with the revised landscape plan dated January 22, 2026.

The Board discussed the SPR criteria. Ms. Nelson said there are two conditions, that any landscaping that fails will be replanted with plants equal to or greater than the original planting and the sign back lighting will be fully shielded.

Mr. Fick made a motion to approve the SPR with the two conditions stated, Mr. Higa seconded, all in favor.

Mr. Blevins thanked the Board for being efficient and professional.

Mr. Arienti said it will be a nice project.

OPEN SPACE & RECREATION PLAN:

Ms. Nelson said the OSRP discussion will happen the second meeting of each month. Seth Jenkins from BRPC was present via Zoom to recap the January 10 public meeting that was attended by 20-25 members of the public and the Planning Board. The survey results were presented at the meeting and there was lively discussion that brought up more interest in other topics. A less formal discussion in February and March would be a good opportunity to bring in specific groups to brainstorm ideas.

Mr. Rembold said he would like the Board to set goals and objectives. The time for the plan is getting short. He said he spoke with Vivian Orłowski about farms and food as a topic for the February meeting. The March meeting could have a discussion about parks and playgrounds.

Mr. Rembold said there were some things left undone from the 2013 plan. Discussion of trails, trail access and river access are topics that should have some focus. It would be good to set another public forum in early April.

Ms. Kain said she looked at the 2013 plan. She said on page 3 there are goals stated. She asked if the Board will follow those goals.

Mr. Rembold asked the Board what they would like to have for goals.

Ms. Kain said she would like some specificity of the trails.

Mr. Rembold said identify these types of things and put them in writing.

Ms. Nelson said there is a time line we need to keep in mind to help drive the discussion.

Mr. Jenkins said the final draft should be ready for public review early to mid-May. It should be sent to the Selectboard no later than the middle of June. The plan will be submitted to the State at the end of June.

Ms. Nelson asked if there is an action required by the Board to refer the plan to the State.

Mr. Jenkins said the Board will endorse with a letter outlining 3-4 bullet points of wide ranging goals. A formal endorsement from the Selectboard is also required. The more complete the package that is sent to the State the less editing they will do.

Ms. Nelson suggested preparing the endorsement at the last meeting in May.

The Board discussed the goals of the 2013 plan. The Board agreed that the economy goal is important as the OSRP could be an economic driver for the economy. The Board also agreed that it is important to make information regarding the OSRP widely available.

The Board discussed agriculture and the importance of food production, bike paths and the use of electric bikes on paths accessed by pedestrian. They discussed connectivity between public and private lands, protection and maintenance of street trees, the Housatonic River as a recreational resource, protection of habitat and natural resources and resources and programs for playgrounds and parks.

Ms. Nelson said the meetings in February and March can have discussion of these topics as well as focus on specific topics. The February meeting can be designated for discussion of farms and food.

Mr. Rembold said he and Mr. Jenkins will do some work to organize the discussions for the upcoming meetings.

Ms. Orłowski was present on Zoom. Ms. Orłowski said in 2016 Great Barrington was designated a Pollinator Community in 2017 the Great Barrington Pollinator Action Plan was put in place. She said a third of the food we eat relies on pollinators. She said the pollinators are facing elimination. She suggested discussing a framework around pollinators at the first meeting in February. The larger issues can be discussed to narrow down the discussion to specific issues. She said agriculture is not just about commercial food.

Eileen Mooney was present on Zoom. She asked where she could find the 2013 OSRP and the draft of the new OSRP. She asked where she could find Ms. Orłowski's plan. She said she has looked at the website but it is hard to find.

Mr. Rembold said he has started a OSRP page on the website.

Mrs. Mooney said Mr. Jenkins comments would help people to become involved.

Mr. Rembold thanked Mrs. Mooney for her comments. He said he is working on it.

Mr. Rembold asked if the meetings on February 26 and March 26 could start at 5:00 PM. The Board agreed.

Mr. Rembold said Mrs. Orłowski's comments made him think that high priority items that help make the community more resilient need to be considered.

Mr. Jenkins said he will not be able to attend the February meeting but he will work with Mr. Rembold to have something ready for the meeting.

TOWN PLANNER'S REPORT:

Mr. Rembold reminded the Board to do the on-line training sent out by the Town Clerk.

Mr. Rembold said the next meeting on February 12 has a heavy agenda with both the solar public hearing and a special permit for the hospital. He suggested starting the meeting at 5:00 PM to discuss the special permit then the public hearing, scheduled for 6:00 PM can start on time.

The Board agreed.

BOARD & SUB-COMMITTEE ISSUES & CONCERNS:

Mr. Higa said the Community Preservation Committee sent a recommendation to the Selectboard.

Mr. Fick said BRPC gave an interesting presentation discussing land use areas in the region. There will be an informational meeting for Seasonal Communities on February 4th.

Mr. Fick said Chat GPT is being used in some communities by integrating with the bylaws.

Mr. Hankin asked if the Great Barrington Affordable Housing Trust will discuss the plans for the Rising ball field.

Mr. Rembold said the GBAHT is continuing to work on the goals for that property.

Mr. Hankin said the Planning Board should be involved.

Mr. Rembold said the entire community will be involved.

Ms. Nelson asked if the Planning Board should revisit the issue of sidewalks. She said there are safety issues with some sidewalks.

Mr. Rembold said the Board can discuss but the issue doesn't specifically lie with this Board.

CITIZEN'S SPEAK TIME:

Ms. Claudia Shapiro spoke.

Mrs. Mooney spoke.

Having concluded its business, Ms. Nelson adjourned without objection at 8:02 PM.

Respectfully submitted,

Kimberly L. Shaw

Kimberly L. Shaw
Planning Board Secretary

DRAFT



Feb 9, 2026

Via Email

Chris Rembold
Town of Great Barrington
334 Main Street
Great Barrington MA 01230

Re: LSE Sphinx - Special Use Permit

Dear Mr. Rembold:

LSE Sphinx was scheduled to have a planning board meeting and site visit on February 12, 2026. We are writing this email to request the delay of the mentioned planning board meeting and site visit until the next available meeting, March 12, 2026. This will allow LSE Sphinx and Lodestar Energy to better address previous comments and concerns made by the Selectboard and Board of Health.

Sincerely,

Mike Vittiglio
Mike Vittiglio
Project Developer



**Special Permit Application For:
Proposed Expansion to a Pre-Existing Non-Conforming Structure**

Property Location:
*263 Long Pond Road
Great Barrington, MA 01230*

Property Owner & Applicant:
William & Marla Sherman

████████████████████
████████████████████

Civil Engineer:
Foresight Land Services, Inc.

████████████████████
████████████████████

Architect/MEP/LA:
Crisp Architects

████████████████████
████████████████████

January 2026



TABLE OF CONTENTS

Special Permit Application
 For Proposed Expansion of a Pre-Existing, Non-Conforming Structure and Related Site Work
 Map 33, Lot 3, 263 Long Pond Road, Great Barrington, MA

1. Applications for Special Permit
2. Summary of Conformity
3. Municipal Impact Report
4. Figures:

Exhibit A-1	USGS Locus Map
Exhibit A-2	USDA Web Soil Survey Map
Exhibit A-3	Priority & Estimated Habitats Map
Exhibit A-4	National Flood Insurance Program Map
Exhibit A-5	Great Barrington Assessor's Map
5. Property Record Card
6. Property Deed
7. 300 Ft Abutters List
8. Plans:

Architectural Plans – Crisp Architects – Dated 1/7/2026	
A100	Basement Plan
A101	First Floor Plan
A102	Second Floor Plan
A103	Roof Plan
A201	North and West Elevation
A202	South and East Elevation
A301	Building Section Through Mudroom, Tavern, New Connector
A302	Building Section
Site Plans- Foresight Land Services, Inc. – Dated 12/29/2025	
SP-1	Proposed Site Plan
SP-2	Overall Site Plan

Town of Great Barrington
Massachusetts

Application to the
Zoning Board of Appeals

INSTRUCTIONS

You may download this form and fill it in on your computer. Fill out all applicable information. Save and print the form, and sign it where required. When you are ready with your form and all supporting plans and materials, call the Planning Dept to set up a time to file the application. You will need to submit the original and 10 full copies of the entire package. A PDF of the entire application packet must also be submitted electronically; any PDFs with plans must be clear and scalable. Incomplete applications and those not accompanied by the required fee or copies may be rejected. The Planning Dept can be reached at (413) 528-1619.

FOR OFFICE USE ONLY

Number Assigned: _____
Filing Date: _____
Received and checked for completeness
by: _____
Date filed with the Town Clerk _____
FOR ZBA USE:
Advertising dates: _____ & _____
Public hearing date: _____

TIMELINE: The Zoning Board of Appeals (ZBA) will set a public hearing date that is at least 45 days but no more than 65 days from the date of your filing. The hearing date will be posted at Town Hall and in accordance with the Open Meetings Law, and notice of the hearing will be sent to the Applicant and/or Applicant's agent and abutting property owners by mail, and advertised for two consecutive weeks in the local newspaper.

A. WHAT ARE YOU SEEKING?

Check all that apply. If you are unsure, please consult with your attorney, or the Town Planner or Building Inspector.

VARIANCE (exempts a property from some Zoning requirements)
You must complete portions A., B., C., D., G., H, I., and J. of this form.

SPECIAL PERMIT (for changes to nonconforming uses, structures)
You must complete portions A., B., C., E., G., H, I., and J. of this form.

APPEAL (to overturn a decision of Building Inspector or a Board)
You must complete portions A., B., C., F., G., H, I., and J. of this form.

40 B Comprehensive Permit (call ahead)

B. SITE / PROPERTY INFORMATION

Address of Subject Property 263 Long Pond Road

Assessor's Map: 33 Lot: 3

Registry of Deeds Book: 2912 Page: 133

Zoning District (s): R2

Overlay District(s), if any: WQPOD Zone B

C. APPLICANT AND OWNER INFORMATION

Name (please print) William & Marla Sherman Phone (area code first) _____

Street Address _____

Applicant's
Information

City, State, Zip Code _____

If Applicant is a corporation, provide name of contact person: _____

Email Address _____ Signature 

Check here if Applicant and Property Owner are the same, and skip to the next section.

Check here if Applicant is different than the Property Owner, and to verify that you have the Property Owner's permission to file this Application. Note that the Property Owner must sign below to indicate permission to file this Application.

Enter Property Owner's information EXACTLY as it appears on the most recent tax bill.

Name (please print) _____ Phone (area code first) _____

Property
Owner's
Information

Street Address _____

City, State, Zip Code _____

Email Address _____ Signature _____

D. VARIANCES If you are requesting a variance, please answer all of the following. Attach additional sheets if necessary.

1) From which Section(s) of the Zoning Bylaw do you request a variance?

2) What will the requested variance(s) enable you to do?

3) If the variance(s) is not granted, what hardship will that cause you?

4) What special circumstances relating to soil condition, shape or topography of land or structures, affect your property but not other properties in the same zone?

5) Explain why your special circumstances are not a result of your own actions.

6) If the variance(s) is not granted, what rights will you be deprived of that other properties in the same zone enjoy?

7) Explain why a variance will not give you any special privileges that other properties in the same zoning district don't have.

E. SPECIAL PERMITS If you are requesting a special permit, please answer all of the following. Attach additional sheets if necessary.

1) A special permit is being requested in order to (please describe project):

2) This application is made under the following Sections of the Zoning Bylaw (check all that apply)

- | | | |
|--------------------------------------|--------------------------------------|--|
| <input type="checkbox"/> Section 5.2 | <input type="checkbox"/> Section 5.3 | <input type="checkbox"/> Section 5.5 |
| <input type="checkbox"/> Section 5.6 | <input type="checkbox"/> Section 5.7 | <input checked="" type="checkbox"/> Section 10.4 |

3) Reason(s) that this property is not in conformance with the Zoning Bylaw

4) Are there any previous Special Permits or Variances for this property?

- No Yes
If yes, provide date(s), and name of issuing Board _____

F. APPEALS If you are seeking an appeal, please answer all of the following. Attach additional sheets if necessary.

1) This application is to appeal the decision of

- Building Inspector Planning Board Selectboard

2) Date of decision

3) Nature of the decision

4) Applicable Section(s) of the Zoning Bylaw

5) Describe your interpretation of the nature of the decision and the remedy you seek. Attach additional sheets if needed.

G. REQUIREMENTS FOR ALL APPLICATIONS

By checking the items below, applicant acknowledges that each application is accompanied by each of the items listed below.

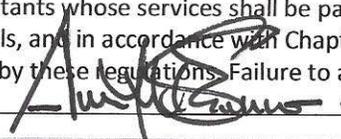
- ✓ Plot Plan of the entire property or tract. The Board may require the plan to be signed by a licensed surveyor or engineer, particularly if the matter involves dimensional issues. The plan should include those items listed in Section 10.5.3 of the Zoning Bylaw, including two locus maps--one USGS survey map and one current zoning map-- illustrating property location.
- ✓ A current list of all abutters within 300 feet of the property, including address of owner, map and lot number. The list must be obtained from the Assessor's office and certified by the Assessor's office. Call 413-528-1619.
- ✓ At least one copy of the application and plans / specifications shall be no larger than 11 x 17 inches.

H. APPLICATION FEE

Application fee is \$350.

- ✓ Check here to confirm that your check in the appropriate amount is enclosed. Make checks payable to Town of Great Barrington.

I. TECHNICAL REVIEW FEES

- ✓ The Zoning Board of Appeals may hire independent consultants whose services shall be paid for by the applicant(s) under the terms of the Rules and Regulations of the Zoning Board of Appeals, and in accordance with Chapter 44, Section 53G of the Massachusetts General Laws. Check here to acknowledge and be bound by these regulations. Failure to acknowledge shall cause this application to be rejected as incomplete. ** Please also sign here: 

J. ADDITIONAL INFORMATION

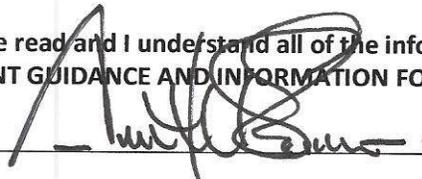
Recommending Boards: All applications to the Zoning Board of Appeals are referred to the Planning Board, Conservation Commission, Board of Health, and Board of Selectmen for comments and recommendations. Applicants should be prepared to attend those meetings in order to brief those boards of their project and answer any questions.

Site Visits: The ZBA and recommending Boards may contact the Applicant to request a site visit. Applicants agree to facilitate access to the site at a mutually convenient date and time.

Timeline/ Procedures: The ZBA conducts its business in accordance with Massachusetts General Laws. Accordingly, the ZBA will hold its Public Hearing not later than 65 days after the filing of the application. A decision for a variance or appeal will be rendered not later than 100 days from the filing date. A decision for a special permit will be made not later than 90 days after the close of the Public Hearing. The decision will be filed with the Town Clerk within 20 days of the date of the decision. The appeal period lasts for 20 days after the filing with the Town Clerk. On the 21st day, if no appeals are filed, or once all appeals are resolved, the applicant shall have the decision certified by the Town Clerk. The Applicant is responsible for then filing the decision with the Registry of Deeds, at which time the decision becomes effective.

Guidance and Counsel: In preparing this application and when presenting the case to the ZBA, applicants are advised to be fully familiar with, or seek counsel from a qualified person who is familiar with, the Zoning Bylaw and other rules, regulations, and laws as may be appropriate. If you wish to discuss the completeness of this application, or have any questions about this application, please contact the Planning Dept. at 413-528-1619. However, we will not discuss the merits or strategy of your case.

Applicant's Signature: "I have read and I understand all of the information on this application. I have also read and understand the pages entitled IMPORTANT GUIDANCE AND INFORMATION FOR APPLICANTS."

 (signed) 1/9/26 (date)

**SUMMARY OF CONFORMITY WITH
APPLICABLE ZONING BYLAW REQUIREMENTS**
263 LONG POND ROAD (MAP 33, LOT 3), GREAT BARRINGTON, MA

The following is a summary of the applicable Great Barrington Zoning Bylaw requirements and the proposed conformance under this Special Permit.

5.0 Nonconforming Uses and Structures			
Section	Description	Requirement	Proposed/Comment/ Waiver Request
5.1	Applicability	This zoning bylaw shall not apply to structures or uses lawfully in existence or lawfully begun, or to a building or special permit issued before the first publication of notice of the public hearing required by G.L. c. 40A, s. 5 at which this zoning bylaw, or any relevant part thereof, was adopted. Such prior, lawfully existing nonconforming uses and structures may continue, provided that no modification of the use or structure is accomplished, unless authorized hereunder.	Noted.
5.2	Nonconforming Uses	The Board of Appeals may award a special permit pursuant to Section 10.4 to change a nonconforming use in accordance with this section only if it determines that such change or extension shall not be substantially more detrimental than the existing nonconforming use to the neighborhood. The following types of changes to nonconforming uses may be considered by the Board of Appeals: 5.2.1 Change or substantial extension of the use. 5.2.2 Change from one nonconforming use to another, less detrimental, nonconforming use.	Not applicable, use to remain the same.
5.3	Nonconforming Structures	The Board of Appeals may award a special permit pursuant to Section 10.4 to reconstruct, extend, alter, or change a nonconforming structure in accordance with this section only if it determines that such reconstruction, extension, alteration, or change shall not be substantially more detrimental than the existing nonconforming structure to the neighborhood. The following types of changes to nonconforming structures may be considered by the Board of Appeals: 5.3.1 Reconstructed, extended or structurally changed. 5.3.2 Altered to provide for a substantially different purpose or for the same purpose in a substantially different manner or to a substantially greater extent.	Reasoning for Special Permit application.
5.4	Variance Required	Except as provided in Section 5.5, below, the reconstruction, extension or structural change of a nonconforming structure in such a manner as to increase an existing nonconformity, or create a new nonconformity, shall require the issuance of a variance from the Board of Appeals; provided, however, the extension of an exterior wall at or along the same nonconforming distance within a required yard, shall require the issuance of a special permit from the Board of Appeals.	Not applicable.
5.5	Nonconforming Single and Two Unit Residential Structures	Nonconforming single and two unit residential structures may be reconstructed, extended, altered, or structurally changed upon a determination by the Inspector of Buildings that such proposed reconstruction, extension, alteration, or change does not increase the nonconforming nature of said structure and provided that the gross floor area of the nonconforming structure is not increased by more than twenty-five percent (25%). For the purposes of this subsection only, the term “reconstruction” shall mean the renovation of a portion of a preexisting structure rather than demolition and replacement thereof. The following circumstances shall not be deemed to increase the nonconforming nature of said structure:	Not applicable, proposed more than 25% increase.

5.0 Nonconforming Uses and Structures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		<p>5.5.1 Insufficient Area. Alteration to a structure located on a lot with insufficient area which complies with all current setback, yard, building coverage, and building height requirements.</p> <p>5.5.2 Insufficient Frontage. Alteration to a structure located on a lot with insufficient frontage which complies with all current setback, yard, building coverage, and building height requirements. 5.5.3 Other Encroachment. alteration to a structure which encroaches upon one or more required yard or setback areas, where the alteration will comply with all current setback, yard, building coverage and building height requirements.</p> <p>5.5.4 Exceptions Do Not Apply. In the event that the Inspector of Buildings determines that the above exceptions do not apply, the Board of Appeals may by special permit pursuant to Section 10.4 allow such reconstruction, extension, alteration, or change where it determines that the proposed modification will not be substantially more detrimental than the existing nonconforming structure to the neighborhood. For the purposes of this subsection, the term “reconstruction” shall not mean the total demolition and rebuilding of the premises, which is governed by section 5.7, below.</p>	
5.6	Abandonment or Non-Use	A nonconforming use or structure which has been abandoned, or not used for a period of two years, shall lose its protected status and be subject to all of the provisions of this zoning bylaw; provided, however, that the Board of Appeals, by the grant of a special permit, may authorize the reestablishment of a nonconforming use or structure where such reestablishment shall not result in substantial detriment to the neighborhood.	Not applicable.
5.7	Reconstruction After Catastrophe or Demolition	<p>A nonconforming structure may be reconstructed after a catastrophe or after voluntary demolition in accordance with the following provisions. For the purposes of this subsection, the term “reconstruction” shall mean the rebuilding after catastrophe or the rebuilding after demolition of the building.</p> <p>5.7.1 Reconstruction of said premises shall commence within two years after such catastrophe or demolition.</p> <p>5.7.2 Building(s) may be reconstructed by right if located within the same footprint as the original nonconforming structure, and if they do not exceed the gross floor area of the original nonconforming structure.</p> <p>5.7.3 In the event that the proposed reconstruction would (a) cause the structure to exceed the gross floor area of the original nonconforming structure or (b) cause the structure to be located other than on the original footprint, a special permit pursuant to Section 10.4 shall be required from the Board of Appeals prior to such demolition.</p>	Not applicable.
5.8	Reversion to Nonconformity	No nonconforming use shall, if changed to a conforming use, revert to a nonconforming use.	Noted.

10.0 Administration and Procedures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
10.1.1	Enforcement by Inspector of Building	This Bylaw shall be enforced by the Inspector of Buildings.	Noted.

10.0 Administration and Procedures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
10.1.2	Compliance Required	No permit shall be issued by the Inspector of Buildings unless the application for said permit indicates compliance with this Bylaw and any other applicable town bylaws and regulations, the State Sanitary Code and regulations of the Board of Health, the Planning Board's Subdivision Control Regulations, the Wetlands Protection Act, and all other applicable state and federal regulations. The applicant shall be responsible for identifying and obtaining all required local, state and federal permits and approvals for the project and for informing the Inspector of Buildings and other permit granting authorities of the status of each approval.	Noted.
10.1.3	Permit Required	No building or other structure shall be erected, moved, added to or structurally altered without a permit issued therefore by the Inspector of Buildings. Failure to obtain a building permit shall be a violation of this Bylaw and shall be punishable as provided herein.	Noted.
10.1.6	Aggrieved Persons	Whenever a violation of this Bylaw occurs or is alleged to have occurred, any aggrieved person may file a written complaint. Such complaint, stating fully the causes and basis thereof, shall be filed with the Inspector of Buildings. He shall record such complaint, immediately investigate and take action thereon as provided by this Bylaw, and notify the complainant in writing of any action or refusal to act, and the reasons therefor, within 14 days of receipt of such complaint. A copy of such letter, with a copy of the written complaint, shall be forwarded forthwith to the Selectboard. The decision of the Inspector of Buildings may be appealed within 30 days to the Zoning Board of Appeals in accordance with G.L. c. 40A, ss. 8 and 15.	Noted.
10.1.7	Penalties	Whoever violates any provisions of this Bylaw or fails to comply with any of its requirements shall, upon conviction thereof be fined not more than \$300 for each offense. Each day such violation continues shall be considered a separate offense. Nothing herein contained shall prevent the Town from taking such other lawful action as it deems necessary to prevent or remedy any violation.	Noted.
10.1.8	Noncriminal Disposition	In addition to the procedures as described above, the provisions of this Bylaw may also be enforced by the Inspector of Buildings by noncriminal disposition pursuant to the provisions of G.L. c. 40, s. 21D. Each day on which a violation exists shall be deemed to be a separate offense. The penalty for violation of any provision of this Bylaw shall be \$25 for the first offense; \$50 for the second offense; \$100 for the third offense; and \$200 for the fourth and each subsequent offense.	Noted.

10.0 Administration and Procedures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
10.2.2	Powers	<p>The Board of Appeals shall have and exercise all the powers granted to it by Chapters 40A, 40B, and 41 of the General Laws and by this Bylaw. The Board's powers are as follows:</p> <ol style="list-style-type: none"> 1. To hear and decide applications for special permits where designated as special permit granting authority in this Bylaw. 2. To hear and decide appeals or petitions for variances from the terms of this Bylaw, with respect to particular land or structures, as set forth in G.L. c. 40A, s. 10. The Board of Appeals shall not grant use variances. 3. To hear and decide appeals taken by any person aggrieved by reason of his inability to obtain a permit or enforcement action from any administrative officer under the provisions of G.L. c. 40A, ss. 8 and 15. 4. To hear and decide comprehensive permits for construction of low or moderate income housing by a public agency or limited dividend or nonprofit corporation, as set forth in G.L. c. 40B, ss. 20-23. 	Noted
10.2.3	Regulations	The Board of Appeals may adopt rules and regulations for the administration of its powers.	Noted.
10.2.4	Fees	The Board of Appeals may adopt reasonable administrative fees and technical review fees for petitions for variances, administrative appeals, and applications for comprehensive permits.	Noted, special permit fee attached.
10.4.1	Special Permit Granting Authority	Unless specifically designated otherwise, the Selectboard shall act as the Special Permit Granting Authority.	Specified as ZBA.
10.4.2	Criteria	<p>Special permits shall be granted by the Special Permit Granting Authority, unless otherwise specified herein, only upon its written determination that the adverse effects of the proposed use will not outweigh its beneficial impacts to the town or the neighborhood, in view of the particular characteristics of the site, and of the proposal in relation to that site. In addition to any specific factors that may be set forth in this Bylaw, the determination shall include consideration of each of the following:</p> <ol style="list-style-type: none"> 1. Social, economic, or community needs which are served by the proposal; 2. Traffic flow and safety, including parking and loading; 3. Adequacy of utilities and other public services; 4. Neighborhood character and social structures; 5. Impacts on the natural environment; and 6. Potential fiscal impact, including impact on town services, tax base, and employment. 	Requirement met.
10.4.3	Procedures	<p>An application for a special permit shall be filed in accordance with the rules and regulations of the Special Permit Granting Authority. 1. The SPGA shall, within five business days (Saturdays, Sundays and legal holidays excluded) after acceptance of a special permit application, transmit copies of the application, along with all accompanying plans and maps, to the Board of Health, the Planning Board, the Selectmen and the Conservation Commission and to any other town departments, at the discretion of the SPGA. It shall be the responsibility of the applicant to provide sufficient copies for such transmittal.</p> <p>2. The SPGA or its designated representative shall mark on the face of each copy the date of such transmittal and the boards and departments to which it was transmitted. The application shall be deemed received by all such boards and departments two business days after such transmittal (Saturdays, Sundays</p>	Noted.

10.0 Administration and Procedures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		<p>and legal holidays excluded). Any board or department to which such an application is transmitted for review shall make in writing such recommendations as it deems appropriate; provided, however, that failure to make recommendations within 35 calendar days of receipt by the board or department shall be deemed lack of opposition to the application.</p> <p>3. Any town board or department may recommend and the SPGA may impose such additional requirements and restrictions for any use under 3.1.4, Table of Use Regulations, or for any other special permit required by this Bylaw, as in the judgment of the reviewing boards and departments are necessary for the protection of public health, safety and welfare, the environment and neighboring uses.</p> <p>4. It is recommended that projects requiring a special permit appear before the Design Advisory Committee prior to meeting with the SPGA.</p>	
10.4.4	Conditions	<p>Special permits may be granted with such reasonable conditions, safeguards, or limitations on time or use, including performance guarantees, as the Special Permit Granting Authority may deem necessary to serve the purposes of this Bylaw. Such conditions, safeguards or limitations may include, but are not limited to, the following:</p> <ol style="list-style-type: none"> 1. Front, side and rear yards greater than the minimum required by this Bylaw. 2. Screening buffers or planted strips and/or fences or walls as specified by the SPGA. 3. Design and installation of lighting to minimize glare into the night sky and spill into adjacent properties. 4. Limitations on the size, number of occupants, method and/ or time of operation, time duration of the permit and/or extent of facilities. 5. Requirements as to number and/or location of driveways and/or other traffic features, off-street parking and/or loading and/or other specific features beyond the minimums required by this Bylaw. Any conditions, safeguards or limitations shall be imposed in writing and shall be made a part of the special and building permit. 	Noted.
10.4.5	Plans	Unless otherwise provided the rule or regulation of the Special Permit Granting Authority, an applicant for a special permit shall submit a plan in substantial conformance with the requirements of Section 10.5.3, herein.	Requirement met.
10.4.6	Regulations	The Special Permit Granting Authority may adopt rules and regulations for the administration of this section.	Noted.
10.4.7	Fees	The Special Permit Granting Authority may adopt reasonable administrative fees and technical review fees for applications for special permits, which shall be filed in the office of the Town Clerk.	Noted, Special Permit fee attached.
10.4.8	Lapse	Special permits shall lapse if a substantial use thereof or construction thereunder has not begun, except for good cause, within 24 months following the filing of the special permit approval (plus such time required to pursue or await the determination of an appeal referred to in G.L. c. 40A, s. 17, from the grant thereof) with the Town Clerk.	Noted

10.0 Administration and Procedures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
10.5.3	Submittal Requirements	<p>When specific requirements are not provided elsewhere in this Bylaw, the following general submittal requirements apply unless waived by the Planning Board</p> <ol style="list-style-type: none"> 1. Plot plan of the entire tract, signed by a licensed surveyor or engineer, drawn to a scale adequate to represent all features of the property, clearly portraying the following: <ol style="list-style-type: none"> a. Lot layout and dimensions. b. Access road locations and widths and all intersections and driveways located within 200 feet of any portion of the tract. c. Open space locations and dimensions. d. Location of major site features, such as existing stone walls, fences, large trees and rock outcroppings. e. All existing and proposed structures on the property. f. All existing and proposed driveways, walkways and parking areas. g. All bordering streets and/or highways; h. Contours of elevation at intervals of no more than two feet. i. All existing and proposed wells and septic systems. j. Existing and proposed drainage patterns and stormwater drainage calculations. k. All proposed stormwater management devices including but not limited to inlets, pipes, swales, and infiltration, retention and detention devices. l. Existing and proposed landscaping; limits of clearing; erosion and sediment control to be used during construction. m. Existing and proposed lighting, including heights, fixtures, and types of lighting. n. Other physical and topographical features of the property including but not limited to streams, ponds, floodplains and wetlands. o. An arrow indicating magnetic North. p. Two locus maps showing the location of the property. One shall be an enlarged section of a United States Geological Survey Map, and the other shall be a copy of the current Great Barrington Zoning Map, each indicating the location of the property by arrow or other suitable mark. 2. The application shall be signed by the owner or owners of the property in question or, if the applicant is other than the owner of the property, shall be signed by the applicant and shall be accompanied by a letter from the owner authorizing the applicant to apply for the building permit or special permit. Said application shall also be accompanied by all appropriate fees. For the purposes of this section, an "owner" shall be defined as a person, corporation, partnership or other legal entity having a legal or equitable interest in the property. 3. Traffic Impact Assessment. The purpose of a traffic impact assessment is to document existing traffic conditions (both vehicular and pedestrian) in the vicinity of the proposed project, to describe the volume and effect of projected traffic generated by the proposed project, and to identify measures proposed to mitigate any adverse impacts on traffic. The Planning Board may request a traffic study for any project. <p>A traffic study may be required upon request for all projects with one or more of the following characteristics: Projects that propose 30 or more parking spaces pursuant to Section 6.1; or, Projects expected to generate 100 trip-ends or more per day; or Projects containing frontage and/or access on a numbered highway. The traffic impact assessment shall be performed by a certified traffic engineer in accordance with Massachusetts Executive Office of Energy and Environmental Affairs, Division of Transportation Guidelines for Traffic Impact Assessments and shall contain the following:</p> <ol style="list-style-type: none"> a. Existing traffic conditions: average daily and peak hour volumes, average and peak speeds, sight distances, accident data, and levels of service (LOS) of intersections and streets likely to be affected by the proposed development. Generally, such data shall be presented for all streets and intersections adjacent to or within 1,000 feet of the projected boundaries, and shall be no more than six months old at the date of application. 	Requirements met.

10.0 Administration and Procedures			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		<p>b. Information regarding existing pedestrian and bicycle circulation and ways and existing transit service and facilities such as bus stops, pull-outs and shelters shall be provided. c. Projected traffic conditions for design year of occupancy: statement of design year of occupancy, background traffic growth on an annual average basis, and impacts of proposed developments which have already been approved in part or in whole by the Town. d. Projected impact of proposed development: projected peak hour and daily traffic generated by the development on roads and ways in the vicinity of the development. e. Sight lines at the intersections of the proposed driveways and streets. f. Existing and proposed traffic controls in the vicinity of the proposed development; proposed pedestrian and bicycle ways and design elements to maximize pedestrian and bicycle safety and usage.</p> <p>g. Proposed transit design elements to maximize transit safety and usage; and projected post-development traffic volumes and Level of Service (LOS) of intersections and streets likely to be affected by the proposed development. h. Increases in vehicular traffic on adjacent public ways, including impact on existing traffic signals, and, if indicated, a plan to remediate identified deficiencies. i. Proposed measures to</p>	

GREAT BARRINGTON SPECIAL PERMIT APPLICATION

Municipal Impact Report Special Permit Application

For Proposed Restoration of a Pre-Existing, Non-Conforming Use and Related Site Work
Map 33, Lot 3, 263 Long Pond Road, Great Barrington, MA

GENERAL

The applicants, William & Marla Sherman, are requesting a Special Permit from the Great Barrington Zoning Board of Appeals to expand their existing house, located at 263 Long Pond Road (Map 33, Lot 3), in Great Barrington (the property).

EXISTING SITE CONDITIONS

The property is within the R-2 Acreage Residential Zoning District and the Water Quality Protection Overlay District (WQPOD) Zone B. Lot requirements per the Great Barrington Zoning Bylaw are as follows:

	R2 Required	Existing	Proposed
Minimum Lot Area	43,560 sq. ft.	32.39 acres	32.39 acres
Width	150 ft.	561 ft. ±	561 ft. ±
Minimum Front Yard	50 ft.	47 ft. ±	47 ft. ±
Minimum Side Yard	20 ft.	60 ft. ± (south) 160 ft. ± (north)	191 ft. ± (south) 59 ft. ± (north)
Minimum Rear Yard	30 ft.	2,024 ft. ±	1,473 ft. ±
Maximum Lot Coverage by Buildings	20%	0.26% ±	0.52% ±
Stories	2.5	1.5	1.5
Height	35 ft.	< 35 ft.	< 35 ft.

Property Overview

The Applicant's existing lots consists of approximately 32.39 acres of land. The property has two existing buildings with associated water, sewer, private utilities, etc. The two buildings include:

- Main House
- Guest House

The existing property is pre-existing nonconforming use, with the existing structure located within the 50 ft. R2 zoning front yard setback (+/- 47 feet).

The existing house is served by a failed septic system with soil absorption trenches. The existing guest house is served by a separate drywell system also in need of replacement.

The property's two existing curb cuts are located off Long Pond Road.

According to FEMA Flood Panel 250024 0004 B dated July 19, 1982, no portion of the property is located within the 100-year floodplain.

No portion of the site is within any Natural Heritage & Endangered Species Program area of Estimated or Priority Habitat and no Potential or Certified Vernal Pools are found on the property.

The wetland resource areas on site are the Bank (310 CMR 10.54) of Long Pond and Bordering Vegetated Wetlands (BVW) (310 CMR 10.55). The wetland resource areas are located west of the proposed project on Great Barrington Assessor's Map 33 Lot 3 (see WETLAND RESOURCE AREAS section below for a detailed summary).

PROPOSED PROJECT SCOPE

The applicants intend to expand their existing house and complete upgrades to the subject parcel. The main existing house's gross floor area will be expanded by approximately 1908 SF onto the existing 3865 SF. This represents a 49% increase in gross floor area, above the 25% increase allowable on a pre-existing nonconforming structure by the Building Inspector under Section 10.5.

The proposed project will demolish the existing septic tanks, dry well, leach field and guest house. The new additions will include a master bedroom, kitchen expansion, mudroom and larger screen porch. A replacement guest house is proposed, located southwest of the main house. A barn is proposed west of the existing guest house. An upgraded 7-bedroom septic system has been designed to replace the existing failed systems.

Other related site work will include retaining walls and grading.

ZONING REQUIREMENTS

The primary applicable zoning regulations include, but are not limited to:

- Section 5.3 Nonconforming Structures
- Section 10.4 Special Permit

MUNICIPAL IMPACTS

Access

The properties' existing two curb cuts are located off Long Pond Road.

The proposed project does not alter the access driveway entrances. No new curb cuts are proposed.

Parking

Section 6.1.2. of the Great Barrington Zoning Bylaw establishes the off-street parking requirements for

Dwelling unit use: 2 parking spaces. The required number of parking spaces is calculated as follows:

Required Parking (per zoning requirements):

- Main House: 1 dwelling unit= 2 parking spaces
- Guest House: 1 dwelling unit= 2 parking spaces

TOTAL REQUIRED PARKING: 4 spaces

Proposed Parking:

The proposed project will not increase the calculated demand for parking spaces on the existing site. The proposed project will not alter the number of parking spaces. There will still be at least the required 4 parking spaces.

Utilities

Electric/Telephone/Cable

The property is served by existing overhead utilities along Long Pond Road.

Proposed project will tie into existing elec/tel/cable.

Water/Sewer

The facility is served by a private well. A 7-bedroom septic system has been designed to replace the existing failed system, to be approved by the Board of Health.

Stormwater Management

Stormwater management will be in accordance with the Great Barrington Zoning Bylaws as well as the Massachusetts Stormwater Standards. Generally, the stormwater system will consist of the following elements:

- Grass lined swales
- Rain gardens

The single family house will not exceed pre-development peak rates of runoff and will meet infiltration guidelines and water quality standards.

Site Lighting

Lighting infrastructure will be downward directional / shielded to prevent overflow at the property lines. Proposed lighting will conform to the new Town lighting standards. See attached lighting plans.

Solid Waste Disposal

The property is served by a roadside waste management contractor.

Traffic Impacts

The proposed project will not alter existing traffic. The expansion of the single-family home will not result in an influx of travel to the subject parcel.

Wetlands Protection Act

The wetland resource areas on site are buffer zone of Bank (310 CMR 10.54) and Bordering Vegetated Wetlands (BVW) (310 CMR 10.55). The resource areas are associated with Long Pond, located west of the existing buildings and proposed project. The bank of Long Pond is defined by the first observable break in slope. No portion of Long Pond is located on the property though its buffer zone extends onto the western boundary. The Great Barrington Water Quality Protection Overlay District (WQPOD) Zone A also extends 300 feet from the Bank of Long Pond.

A-Series - The eastern bank of Long Pond was formally delineated by Foresight Land Services on May 28, 2025, with pink ribbon labeled A1-A5 END as shown on the attached plan.

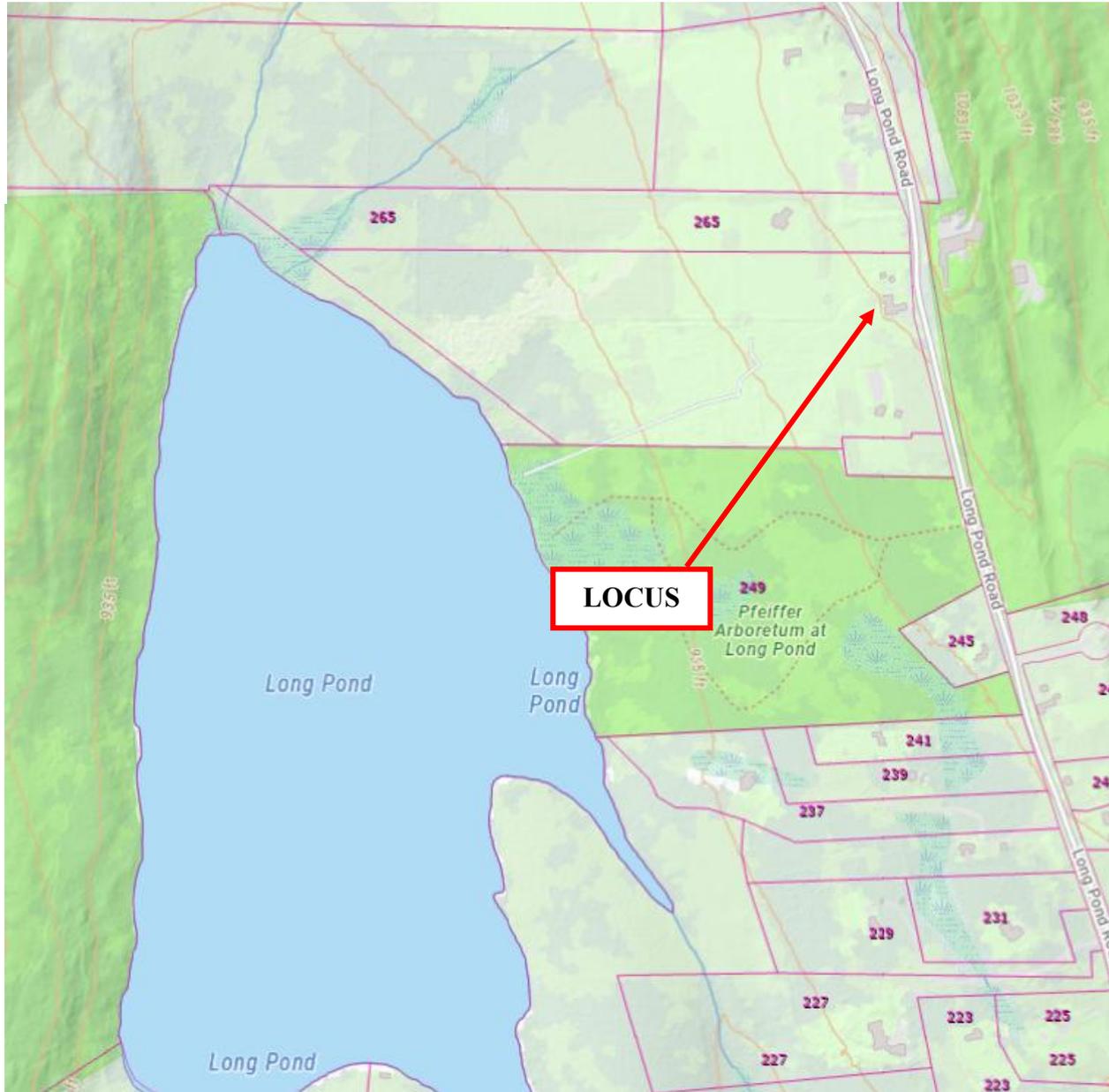
B-Series - The southern boundary of a BVW was formally delineated by Foresight Land Services on May 28, 2025, with pink ribbon labeled B1-B5 END as shown on the attached plan.

C-Series - The eastern and northern boundary of a BVW was formally delineated by Foresight Land Services on May 28, 2025, with pink ribbon labeled C1-C6 END as shown on the attached plan.

A 100' Buffer Zone extends horizontally from the boundary of the bank and BVW in accordance with the Massachusetts Wetlands Protection Act (310 CMR 10.02(b)).

The proposed project will not alter the wetland resources onsite. The proposed project takes place outside of the 100' Buffer Zones and outside of the WQPOD Zone A.

USGS LOCATION MAP



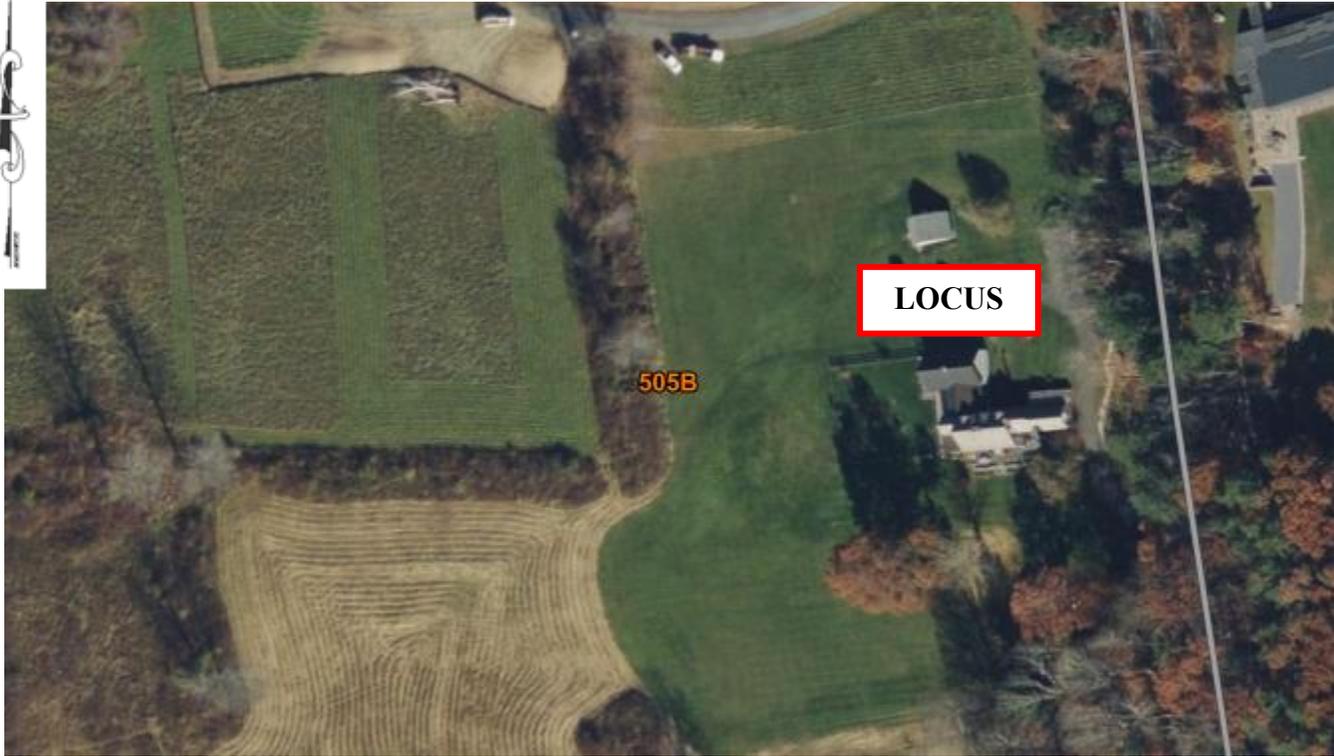
N.T.S.

FORESIGHT LAND SERVICES, INC.
[REDACTED]
[REDACTED]
[REDACTED]

Exhibit A-1
USGS Location Map
Egremont Quad, 1987 ed.
Source MASSGIS

263 Long Pond Road
Great Barrington, MA 01230

USDA WEB SOIL SURVEY MAP



Map Unit Symbol	Map Unit Name
505B	Nellis loam, 3 to 8 percent slopes

N.T.S.

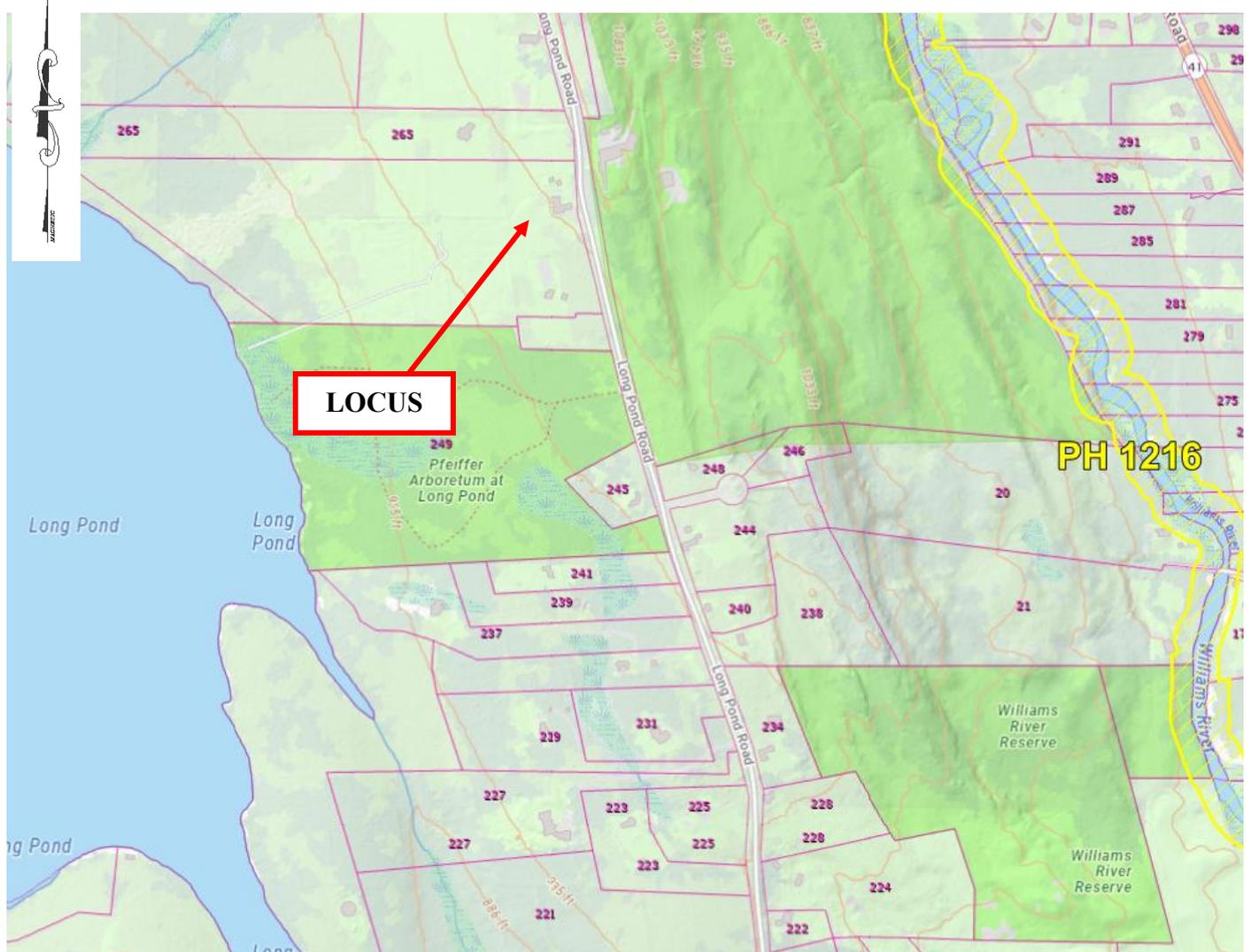
FORESIGHT LAND SERVICES, INC.
[REDACTED]
[REDACTED]
[REDACTED]

Exhibit A-2
USDA Web Soil Survey Map

263 Long Pond Road
Great Barrington, MA 01230

PRIORITY HABITATS AND ESTIMATED HABITATS Effective August 1, 2021
Priority Habitats for use with the MA Endangered Species Act Regulations (321 CMR 10)
Estimated Habitats for use with the MA Wetland Protection Act Regulations (310 CMR 10)
Produced by Natural Heritage & Endangered Species Program

MA Division of Fisheries and Wildlife



N.T.S.

FORESIGHT LAND SERVICES, INC.



Exhibit A-3
NHESP Priority Habitat Map
Egremont QUAD, 1987 ed.
Source MASSGIS

263 Long Pond Road
Great Barrington, MA 01230

NATIONAL FLOOD INSURANCE PROGRAM



N.T.S.

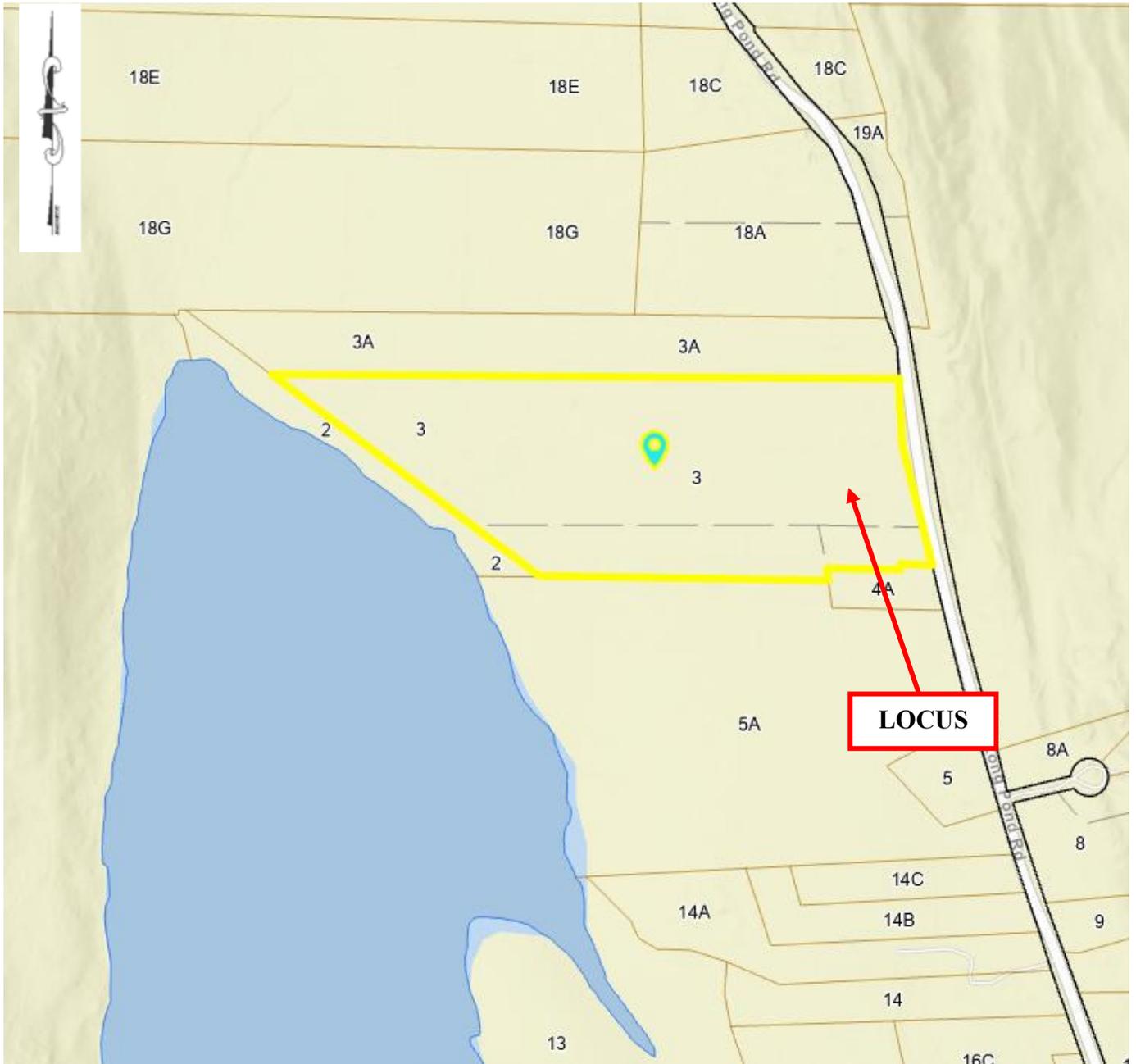
FORESIGHT LAND SERVICES, INC.



Exhibit A-4
FEMA Flood Insurance Rate Map
Source MASSGIS

263 Long Pond Road
Great Barrington, MA 01230

ASSESSOR'S MAP



N.T.S.

FORESIGHT LAND SERVICES, INC.



Exhibit A-5
Great Barrington Assessor's Map
Map 33 Lot 3
Source: AxisGIS

263 Long Pond Road
Great Barrington, MA 01230



2024 00280815

Bk: 2912 Pg: 133 Doc: DEED
Page: 1 of 4 08/29/2024 02:15 PM

MASSACHUSETTS EXCISE TAX
Southern Berkshire ROD 001
Date: 08/29/2024 02:15 PM
Ctrl# 013905 01433 Doc# 00280815
Fee: \$9,721.92 Cons: \$2,132,000.00

QUITCLAIM DEED

I, **SUSAN G. SEGALL**, a single person, of Sheffield, Massachusetts, for consideration paid in the amount of **TWO MILLION ONE HUNDRED THIRTY TWO THOUSAND DOLLARS AND 00/100 (\$2,132,000.00)**, grant to **WILLIAM M. SHERMAN and MARLA S. SHERMAN**, husband and wife, whose residential and mailing address is [REDACTED] to hold as **TENANTS BY THE ENTIRETY**, with **QUITCLAIM COVENANTS**, the land and building(s) located in the Town of Great Barrington, Berkshire County, Commonwealth of Massachusetts, bounded and described as follows:

LOCUS: 263 Long Pond Road, Great Barrington, MA

DOWNING LANE, PC
ATTORNEYS AT LAW
623 MAIN STREET
SUITE 1
GREAT BARRINGTON, MA
01230

PARCEL I:

A certain lot of land, lying on the westerly side of Long Pond Road, in the said Town of Great Barrington, bounded and described as follows:

Beginning at an iron pipe in the westerly line of Long Pond Road at the southeast corner of land now or formerly of one Barbieri to an iron pipe;

Thence North 76 degrees 15 minutes West a distance of 2,685.80 feet along land of said Barbieri to an iron pipe;

Thence South 40 degrees 15 minutes East a distance of 1,353.50 feet along land now or formerly of the Housatonic Water Company to an iron pipe, about 130 feet from the shore of Long Pond;

Thence South 76 degrees 15 minutes East a distance of 1,750.00 feet, more or less, to an iron pipe in the westerly line of the Long Pond Road, and along other land now or formerly of William B. Scarborough;

Thence along the westerly line of Long Pond Road, 800 feet, more or less, to the place of beginning; containing 40.33 acres of land, more or less.

EXCEPTING from the above-described premises 14.441 acres of land as were conveyed by deed from Thomas N. Blodgett and Margaret Noyes Blodgett to Robert W. Norris and Linda Norris dated June 14, 1985 and recorded in the Berkshire Southern District Registry of Deeds in Book 568, Page 147, as shown on a plan of land recorded in the said Registry of Deeds in Plat File B-140.

PARCEL II:

The land in Great Barrington, Berkshire County, Massachusetts, situated on the westerly side of Long Pond Road, and bounded and described as follows:

Beginning at an iron pipe in the westerly line of Long Pond Road at the southeast corner of land now or formerly of Margaret Noyes Blodgett and the northeast corner of the parcel herein described;

Thence along land of said Blodgett, North 76 degrees 15 minutes West a distance of 1,750.00 feet, more or less, to an iron pipe in line of land now or formerly of the Housatonic Water Co.;

Thence along land of said Housatonic Water Co., South 40 degrees 15 minutes East a distance of 320 feet, more or less, to an iron pipe in line of land now or formerly of one Hubbard;

Thence the following five courses and distances along land now or formerly of said Hubbard;

South 78 degrees 43 minutes East a distance of 6.7 feet to a pipe;

South 79 degrees 50 minutes East a distance of 324.40 feet to a pipe;

South 75 degrees 10 minutes East a distance of 767.40 feet to a pipe;

South 0 degrees 24 minutes West a distance of 104.70 feet to a pipe;

South 75 degrees 44 minutes East a distance of 423.20 feet to a pipe in the westerly line of Long Pond Road;

Thence northerly along the westerly line of Long Pond Road 350.00 feet to a pipe at the place of beginning.

EXCEPTING from the above-described premises 1.466 acres of land as were conveyed by deed from Lynn A. Hutchinson to Brendan M. Toole and Mary C. Toole dated June 11, 2014 and recorded on June 12, 2014 in the Berkshire Southern District Registry of Deeds in Book 2255, Page 65&c, as shown on a plan of land recorded in the said Registry of Deeds in Map File Q-78.

ALSO EXCEPTING from the above-described premises 1.503 acres of land as were conveyed by deed from Susan G. Segall to Jan B. Wojcik and Ruby Chang dated and recorded on July 24, 2019 in the Berkshire Southern District Registry of Deeds in Book 2541, Page 23&c.

Being the remaining premises conveyed to Susan G. Segall, by deed of Lynn A. Hutchinson dated September 8, 2015 and recorded on September 9, 2015 in the Berkshire Southern District Registry of Deeds in Book 2322, Page 36&c.

As per M.G.L. Chapter 188 §13, the Grantor, under oath and subject to the pains and penalties of perjury, does hereby depose, state and certify that: (i) he releases all rights of Homestead in the subject realty, (ii) no former spouse, or any other person resides in the home, and (iii) at the time of delivery of this deed, no former spouse, or any other person is entitled to claim the benefit of an existing estate of homestead.

WITNESS my hand and seal this 27 day of August 2024.


SUSAN G. SEGALL

COMMONWEALTH OF MASSACHUSETTS

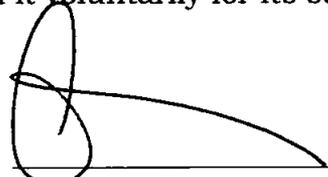
Berkshire, ss:

On this 27 day of August 2024, before me, the undersigned notary public, personally appeared **SUSAN G. SEGALL**, proved to me through satisfactory evidence of identification, being (check whichever applies):

- driver's license or other state or federal government document bearing a photographic image,
- oath or affirmation or a credible witness known to me who knows the above signatory, or
- my own personal knowledge of the identity of the signatory,

to be the person whose name is signed on the preceding or attached document and acknowledge to me that She signed it voluntarily for its stated purposes.




Courtney S. Lane, Notary Public
My Commission Expires: 5/24/2030

DOWNING LANE, PC
ATTORNEYS AT LAW
623 MAIN STREET
SUITE 1
GREAT BARRINGTON, MA
01230

ATTEST: Berkshire South Michelle Laramée-Jenny Register



300 feet Abutters List Report

Great Barrington, MA

December 24, 2025

Subject Property:

Parcel Number: 33-3-0
PIN: 033.0-0000-0003.0
Property Address: 263 LONG POND RD

Mailing Address: SHERMAN WILLIAM M & MARLA S



Abutters:

Parcel Number: 33-2-0
PIN: 033.0-0000-0002.0
Property Address: LONG POND RD

Mailing Address: HOUSATONIC WATER WORKS CO

[REDACTED]
GT BARRINGTON, MA 01230-1904

Parcel Number: 33-3-0
PIN: 033.0-0000-0003.0
Property Address: 263 LONG POND RD

Mailing Address: SHERMAN WILLIAM M & MARLA S



Parcel Number: 33-3-A
PIN: 033.0-0000-0003.A
Property Address: 265 LONG POND RD

Mailing Address: ASTOR ADINA R BOLAN KEVIN M

[REDACTED]-3007

Parcel Number: 33-4-A
PIN: 033.0-0000-0004.A
Property Address: 253 LONG POND RD

Mailing Address: WOJCIK JAN B CHANG RUBY

[REDACTED]
GT BARRINGTON, MA 01230-1169

Parcel Number: 33-5-A
PIN: 033.0-0000-0005.A
Property Address: 249 LONG POND RD

Mailing Address: GREAT BARRINGTON LAND CONSERVA

[REDACTED]
GT BARRINGTON, MA 01230-0987

Parcel Number: 33-6-0
PIN: 033.0-0000-0006.0
Property Address: 250 LONG POND RD

Mailing Address: LONG POND MOUNTAIN HOUSE LLC
KENNETH ALPART

[REDACTED]
TENAFLY, NJ 07670

Parcel Number: 34-18-A
PIN: 034.0-0000-0018.A
Property Address: 267 LONG POND RD

Mailing Address: GREENBERG MELANIE SUZANNE

[REDACTED]
GT BARRINGTON, MA 01230-1169

Parcel Number: 34-18-G
PIN: 034.0-0000-0018.G
Property Address: LONG POND RD

Mailing Address: GREENBERG MELANIE SUZANNE

[REDACTED]
GT BARRINGTON, MA 01230-1169

Parcel Number: 34-19-A
PIN: 034.0-0000-0019.A
Property Address: LONG POND RD

Mailing Address: GREENBERG MELANIE SUZANNE

[REDACTED]
GT BARRINGTON, MA 01230-1169



www.cai-tech.com

Data shown on this report is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this report.

12/24/2025

Page 1 of 1

GENERAL NOTES

- Topographic Survey was performed by Foresight Land Services on April 24th, 28th & October 16, 2025 using Electronic Total Station, Carlson BRx7 GNSS Receiver with a Carlson RT4 Data Collector.
- Plan was compiled on a PC-based computer using AutoCAD Civil 3D 2018.
- Contours are computer-generated interpolations, edited to generally conform to field observations. Contour interval = 1 (one) foot. Contractor shall verify critical elevations and grades in the field prior to construction.
- Horizontal Datum is based on Magnetic North.
- Vertical Datum is assumed. Two temporary benchmarks were established on site, TBM #1, PK masonry nail set in root of 36" maple, ELEV: 178.12'. TBM #2, PK masonry nail set in root of 12" maple, ELEV: 198.23', TBM #3, 5/8" Rebar set in ground, ELEV: 148.66'.
- The locations and information about underground pipes, utilities or other structures are compiled from available record data and visible field evidence and are not represented as being exact or complete. Prior to beginning excavation, the excavator shall give adequate advance notice to the Dig Safe Center, the municipal and/or state Public Works Department, and private utility companies, to allow for field location of facilities in the vicinity.
- If Contractor observes any field conditions which vary significantly from what is shown on these plans, the contractor shall immediately notify the Owner and Engineer for resolution of the conflicting information.
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ZONING BYLAW

Data provided by Town of Great Barrington, MA
With Changes Through May 5, 2025
District: R-2 Residential

Dimensional Requirements:			
Min. Lot Dimensions			
Area	= 1 Acre	Existing	Proposed
Min. Lot Width	= 150 FT	32.39 Acres	No Change
Min. Setbacks:			
Front	= 50 FT	47 Feet	No Change
Side	= 20 FT	58 Feet*	59 Feet**
Rear	= 30 FT	±1365 Feet	±1200 Feet***
Max. Coverage by Buildings = 20%			
Max. Building Stories	= 2½	1.5	1.5
Max. Building Height	= 35 FT	<35	<35

* Existing Guest House to be Demolished
** Proposed Barn
*** Proposed Guest House

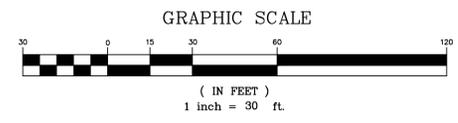
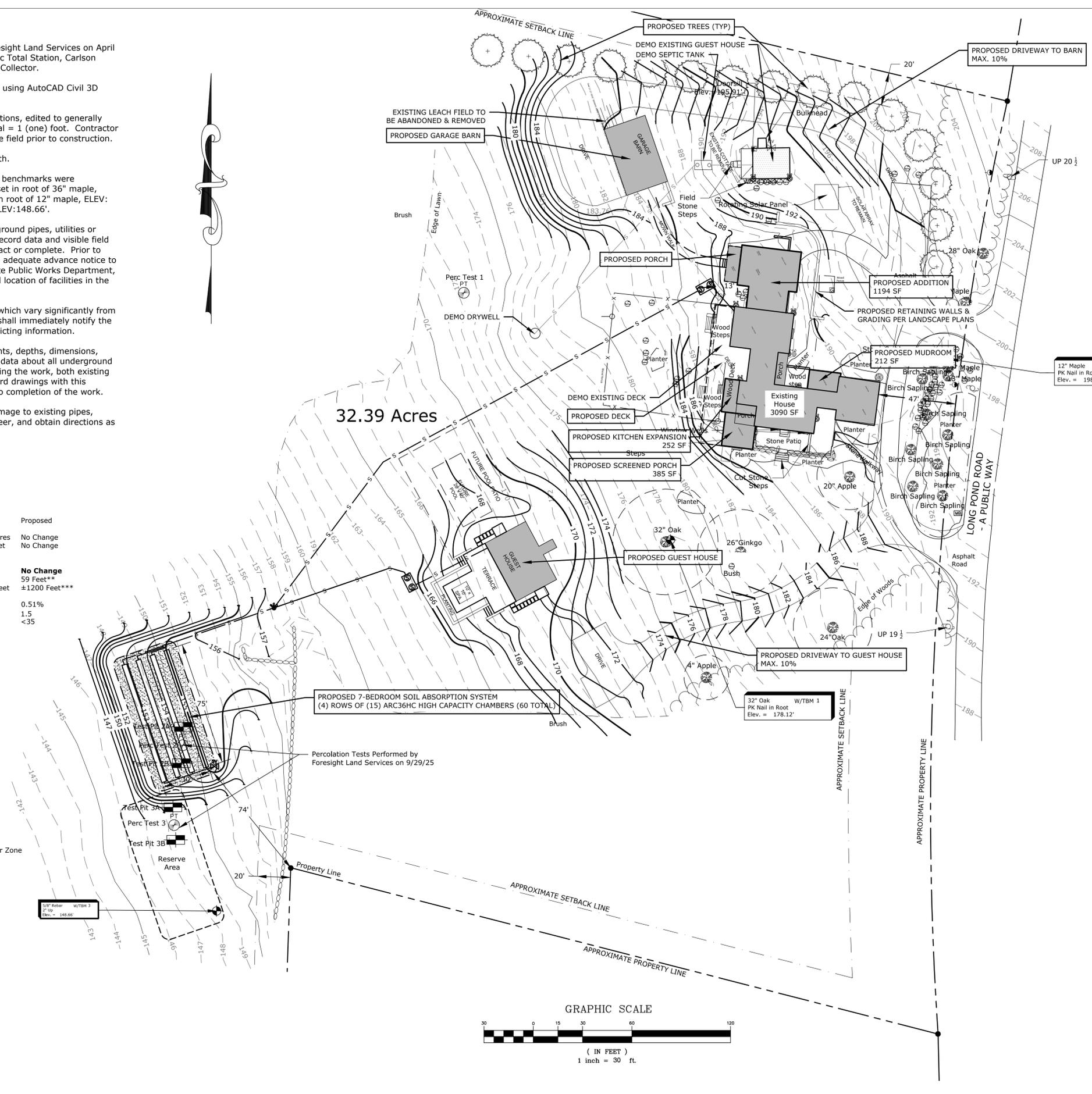
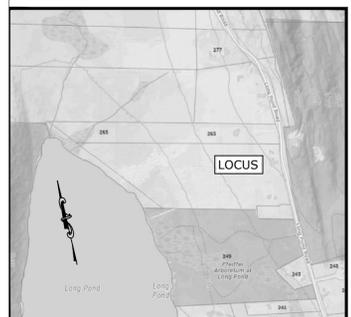
AREA CALCULATIONS				
	Existing Area (Sq. Ft.)	Proposed Area (Sq. Ft.)	Existing Coverage	Proposed Coverage
Lot Area	32.39 Acres	32.39 Acres	100.0%	100.0%
First Floor	3090	4748	0.22%	0.34%
Second Floor	640	640	N/A	N/A
Porch (Enclosed)	135	385	0.01%	0.03%
Gross Floor Area	3865	5773 (+49%)	0.23%	0.36%
Guest House	416	1120	0.03%	0.08%
Barn	0	1112	0.00%	0.08%
Total Coverage	3641	7365	0.26%	0.52%
Coverage Allowed			20%	20%

LEGEND

- UP ○ UTILITY POLE
- BOULDER
- CONIFEROUS TREE
- DECIDUOUS TREE
- IRON PIPE FOUND
- LAMP POST
- PERC TEST
- TEMPORARY BENCHMARK
- TEST PIT
- UTILITY POLE
- WELL
- EDGE OF PAVEMENT
- EDGE OF WOODS
- FENCE
- IMPERVIOUS BARRIER
- PROPERTY LINE
- STONE WALL
- 1' CONTOUR
- 5' CONTOUR



RECORD OWNER
WILLIAM M. SHERMAN
& MARLA S. SHERMAN
BOOK 2912 PAGE 133
TAX MAP 33 LOT 3



NO.	DATE	REVISION/ISSUE	BY
1-8-26		ISSUED FOR SPECIAL PERMIT	BGS

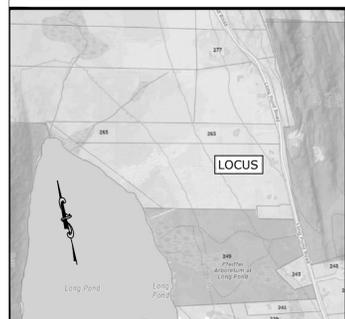
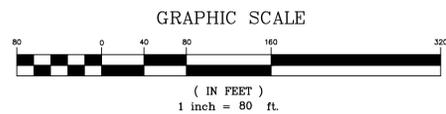
SHEET TITLE	PROJECT NO.
PROPOSED SITE PLAN	E3299
PROJECT TITLE	SCALE
SHERMAN 263 Long Pond Road Great Barrington, MA.	1" = 30'
DESIGNED BY	DATE
BGS	12-29-25
DRAWN BY	CHECKED BY
BGS	SAM
CHECKED BY	SHEET NO.
SAM	SP-1
OF SHEETS	
	DATE
	12/29/25

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LEGEND

- UP UTILITY POLE
- BOULDER
- CONIFEROUS TREE
- DECIDUOUS TREE
- IRON PIPE FOUND
- ☆ LAMP POST
- PERC TEST
- ☆ TEMPORARY BENCHMARK
- TEST PIT
- UTILITY POLE
- WELL
- EDGE OF PAVEMENT
- EDGE OF WOODS
- FENCE
- IMPERVIOUS BARRIER
- PROPERTY LINE
- STONE WALL
- 1' CONTOUR
- 5' CONTOUR



±32.39 Acres

LONG POND

N/F
Housatonic Water
Works Company

Approx. 400' Pond Setback
100' Wetland Buffer Zone

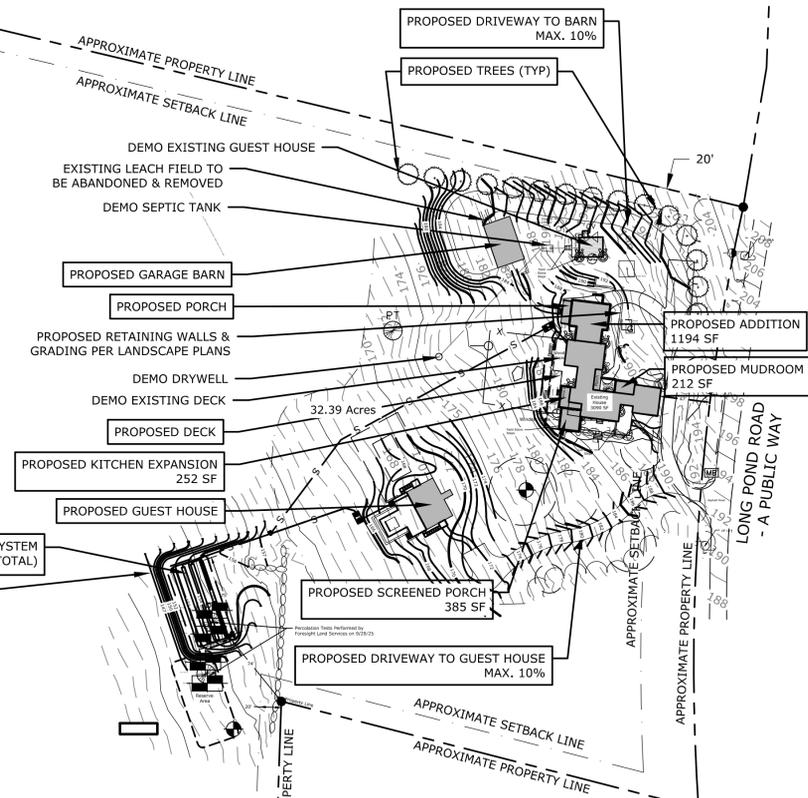
PROPOSED 7-BEDROOM SOIL ABSORPTION SYSTEM
(4) ROWS OF (15) ARC36HC HIGH CAPACITY CHAMBERS (60 TOTAL)

N/F
The Great Barrington Land
Conservancy, Inc.
Book 998 Page 299

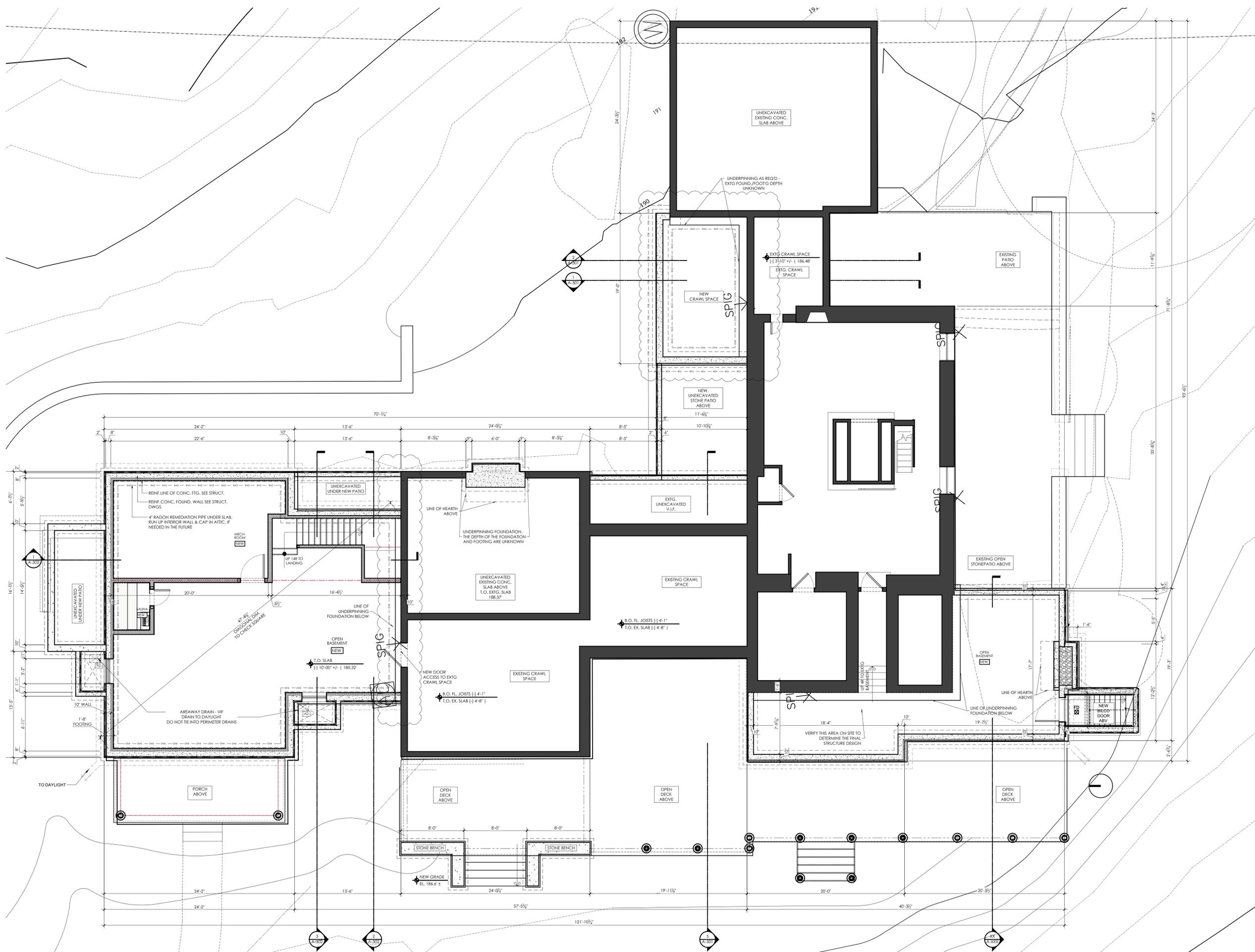
N/F
Adina R. Astor and
Kevin M. Bolan
Book 2617 Page 214
See Plat File B-140

N/F
The Jan B. Wojcik 2025 Trust
and The Ruby Ruoh-Bih Chang Trust
Book 2965 Page 210

RECORD OWNER
WILLIAM M. SHERMAN
& MARLA S. SHERMAN
BOOK 2912 PAGE 133
TAX MAP 33 LOT 3



NO.	DATE	REVISION/ISSUE	BY
1-8-26		ISSUED FOR SPECIAL PERMIT	BGS
PROJECT TITLE			PROJECT NO.
OVERALL SITE PLAN			E3299
			SCALE
DESIGNED BY			1" = 30'
DRAWN BY			DATE
BGS			12-29-25
CHECKED BY			DESIGNED BY
SAM			BGS
PROJECT TITLE			CHECKED BY
SHERMAN & MARLA S. SHERMAN			SAM
263 Long Pond Road			PROJECT NO.
Great Barrington, MA.			SP-2
FORESIGHT LAND SERVICES			OF SHEETS
ENGINEERING SURVEYING PLANNING			1 OF 2
FORESIGHT LAND SERVICES, INC.			PROJECT NO.
			E3299001 SP



INDemnITY AND HOLD HARMLESS AGREEMENT: THE CONTRACTOR AGREES TO INDEMNIFY AND HOLD HARMLESS THE OWNER, ARCHITECTS AND PROJECT MANAGER, AND REASONABLE ATTORNEYS' FEES, ARISING OUT OF PERFORMANCE OF THE WORK, WHICH ARE (1) FOR BODILY INJURY, ILLNESS, OR DEATH, OR FOR PROPERTY DAMAGE, INCLUDING LOSS OF USE, AND (2) CAUSED IN WHOLE OR IN PART BY THE CONTRACTOR'S NEGLIGENCE, ACT OR OMISSION, OR THAT OF A SUBCONTRACTOR, OR THAT OF ANYONE EMPLOYED BY THEM, OR FOR WHOM THEY ACT AS THE CONTRACTOR OR SUBCONTRACTOR. THIS AGREEMENT TO INDEMNIFY AND HOLD HARMLESS SHALL NOT BE LIMITED BY ANY LIMITATION ON THE AMOUNT OR TYPE OF DAMAGES THAT THE ARCHITECTS OR PROJECT MANAGER AGENTS OR EMPLOYEES, ARISING OUT OF THE PREPARATION OR APPROVAL OF REPORTS, OPINIONS, SURVEYS, MAPS, DRAWINGS, DESIGN, OR SPECIFICATIONS.

THE CONTRACTOR'S NEGLIGENCE, ACT OR OMISSION, OR THAT OF A SUBCONTRACTOR, OR THAT OF ANYONE EMPLOYED BY THEM, OR FOR WHOM THEY ACT AS THE CONTRACTOR OR SUBCONTRACTOR, MAY BE LIABLE TO THE CONTRACTOR OR SUBCONTRACTOR FOR DAMAGES, INCLUDING LOSS OF USE, AND (2) CAUSED IN WHOLE OR IN PART BY THE CONTRACTOR'S NEGLIGENCE, ACT OR OMISSION, OR THAT OF A SUBCONTRACTOR, OR THAT OF ANYONE EMPLOYED BY THEM, OR FOR WHOM THEY ACT AS THE CONTRACTOR OR SUBCONTRACTOR. THIS AGREEMENT TO INDEMNIFY AND HOLD HARMLESS SHALL NOT BE LIMITED BY ANY LIMITATION ON THE AMOUNT OR TYPE OF DAMAGES THAT THE ARCHITECTS OR PROJECT MANAGER AGENTS OR EMPLOYEES, ARISING OUT OF THE PREPARATION OR APPROVAL OF REPORTS, OPINIONS, SURVEYS, MAPS, DRAWINGS, DESIGN, OR SPECIFICATIONS.

CRISP ARCHITECTS ARCHITECTS
 177-8396
 11/12/24

SEAL

SHERMAN MAIN HOUSE
 263 LONG POND ROAD
 GREAT BARRINGTON, MA 01230

CRISP ARCHITECTS
 177-8396
 11/12/24

A100

BASEMENT PLAN

PLLOT DATE: 1/7/2026

#	DATE	REASON	BUILDING DEPARTMENT SET
1	08/08/24	INTERIOR REVISIONS	
2	11/18/2024	INTERIOR REVISIONS	

DRAWN BY: R.H.
CHECKED BY: J.M.

- PLAN GENERAL NOTES:**
- FRAMING / FOUNDATION:**
- FOUNDATION WALLS TO BE 10'-0" HEIGHT.
 - STEP FOOTINGS @ GARAGE AND REAR PORCH / TERRACE.
 - PARGE NEW FOUNDATION AT MUDROOM AND 2' STONE VENEER AT NEW MASTER SUITE ADDITION
 - 4" REINFORCED CONCRETE SLABS, VAPOR BARRIER & 6"
 - GRAVEL
 - RUBBER - R - WALL WATERPROOFING OR EQUAL.
 - EXTERIOR: 2X6 STUD WALLS
 - INTERIOR: 2X4 STUD WALL UNLESS OTHERWISE NOTED.
 - 1/2" ZIP SHEATHING.
 - 5/8" CDX PLYWOOD @ ROOF.
 - ASSUMED 4" FOOTING DRAINAGE.
 - ROOF DRAINAGE.
 - RADON PIPE.
 - 12" SONOTUBE WITH BIG FOOT FOR WEST DECK

- INSULATION:**
- R-15 CLOSED CELL INSULATION INSIDE BASEMENT.
 - R-10 RIGID INSULATION UNDER BASEMENT SLAB.
 - R-30 INSULATION @ SUB-FLOOR.
 - R-21 EXTERIOR WALLS.
 - R-49 ROOF.
 - SOUND PROOF INSULATION @ BATHROOMS & BEDROOMS.

- FLOORING:**
- BLUESTONE @ PORCH / TERRACE.
 - STONE / TILE @ BATHROOMS, MUDROOM, PANTRY.
 - 6" MIN. WHITE OAK FLOOR.
 - 6" MAHOGANY DECKING. IPE AS ALTERNATE PRICE.

- WALLS:**
- 1/2" GWB W/ LEVEL 4 FINISH.
 - 1/2" CEMENT BOARD IN WET AREAS.
 - TILE IN SHOWER AREA, KITCHEN & LAUNDRY BACKSPLASH.
 - BASEBOARD: ASSUMED 7" HEIGHT.
 - CASING: ASSUMED 3 1/2" WIDE.
 - CROWN: ASSUMED 6" HEIGHT.
 - WALLPAPER BY OWNER.

- CEILING:**
- 5/8" GWB WITH LEVEL 4 FINISH.

- ROOF:**
- STANDING SEAM METAL ROOF.
 - COPPER DRIP EDGE.
 - COPPER FLASHING @ WINDOW & DOOR CAPS.
 - COPPER PAN @ DOORS.
 - COPPER STEP FLASHING @ FIREPLACES.
 - COPPER 6" HALF ROUND GUTTERS & 4" DOWNSPOUT.

- EXTERIOR:**
- EXTERIOR TRIM, SOFFIT, EAVE, SKIRT BOARD, CASING; VERSATEX.
 - SIDING: SEE ELEVATIONS
 - CORNER BOARD: MATCH EXISTING BY VERSATEX
 - FLEXIBLE MEMBRANE FLASHING @ WINDOW & DOOR OPENINGS.

- FIREPLACES:**
- INTERIOR FIREPLACE: ASSUMED TO PLASTER (TWO STORY HEIGHT)
 - EXTERIOR FIREPLACE: 2" STONE VENEER.
 - CHIMNEYS: 2" STONE VENEER, 4" THICK BLUESTONE CAP.

- FINISHES:**
- GREAT ROOM AND MASTER BEDROOM: VAULTED CEILING, ASSUMED 8X8 WOOD BEAMS IN THE CEILING.
 - EXTERIOR & INTERIOR PAINT BY BENJAMIN MOORE.

- CABINERY / CASEWORK:**
- ALL 3/4" PLYWOOD BOXES.
 - 1" FACE FRAME INSET STYLE, SHAKER STYLE DOORS.
 - SOFT CLOSE DRAWERS
 - BUTT HINGES.
 - 1 1/4" THICK STONE COUNTERTOPS.
 - ALL PAINTED CABINETS.
 - CLOSETS: BUILT-INS.
 - PANTRY: PAINTED SHELVES
 - BATHROOMS: VANITIES.

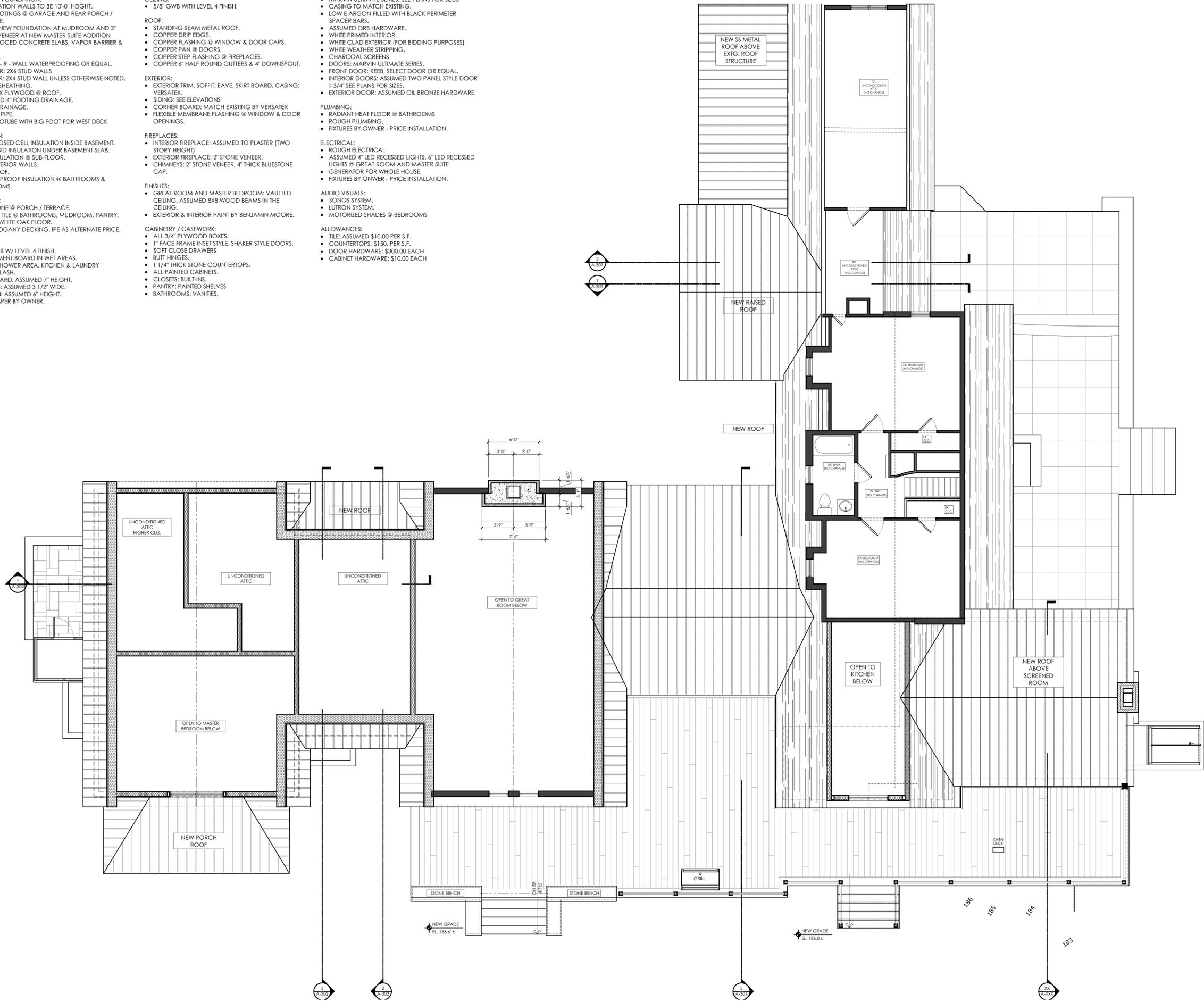
- WINDOWS & DOORS:**
- MARVIN ULTIMATE SERIES. SEE PLANS FOR SIZES.
 - CASING TO MATCH EXISTING.
 - LOW E ARGON FILLED WITH BLACK PERIMETER SPACER BARS.
 - ASSUMED ORB HARDWARE.
 - WHITE PRIMED INTERIOR.
 - WHITE CLAD EXTERIOR (FOR BIDDING PURPOSES)
 - WHITE WEATHER STRIPPING.
 - CHARCOAL SCREENS.
 - DOORS: MARVIN ULTIMATE SERIES.
 - FRONT DOOR: REEB, SELECT DOOR OR EQUAL.
 - INTERIOR DOORS: ASSUMED TWO PANEL STYLE DOOR 1 3/4" SEE PLANS FOR SIZES.
 - EXTERIOR DOOR: ASSUMED OIL BRONZE HARDWARE.

- PLUMBING:**
- RADIANT HEAT FLOOR @ BATHROOMS
 - ROUGH PLUMBING.
 - FIXTURES BY OWNER - PRICE INSTALLATION.

- ELECTRICAL:**
- ROUGH ELECTRICAL.
 - ASSUMED 4" LED RECESSED LIGHTS, 6" LED RECESSED LIGHTS @ GREAT ROOM AND MASTER SUITE
 - GENERATOR FOR WHOLE HOUSE.
 - FIXTURES BY OWNER - PRICE INSTALLATION.

- AUDIO VISUALS:**
- SONOS SYSTEM.
 - LUTRON SYSTEM.
 - MOTORIZED SHADES @ BEDROOMS

- ALLOWANCES:**
- TILE: ASSUMED \$10.00 PER S.F.
 - COUNTERTOPS: \$150. PER S.F.
 - DOOR HARDWARE: \$300.00 EACH
 - CABINET HARDWARE: \$10.00 EACH



SEAL

OWNSHIP AND USE OF DOCUMENTS. CRISP ARCHITECTS MAKES NO WARRANTIES, EXPRESSED OR IMPLIED, WITH RESPECT TO THE USE OF THE DATA PROVIDED HEREWITH. CRISP ARCHITECTS SHALL NOT BE RESPONSIBLE FOR ANY ERRORS, OMISSIONS, OR INACCURACIES IN THE DATA PROVIDED HEREWITH. CRISP ARCHITECTS SHALL NOT BE RESPONSIBLE FOR ANY ERRORS, OMISSIONS, OR INACCURACIES IN THE DATA PROVIDED HEREWITH. CRISP ARCHITECTS SHALL NOT BE RESPONSIBLE FOR ANY ERRORS, OMISSIONS, OR INACCURACIES IN THE DATA PROVIDED HEREWITH.

SHERMAN MAIN HOUSE
263 LONG POND ROAD
GREAT BARRINGTON, MA 01230

CRISP ARCHITECTS
JAMES M. CRISP, AIA
117.125.45
CRISPARCHITECTS.COM

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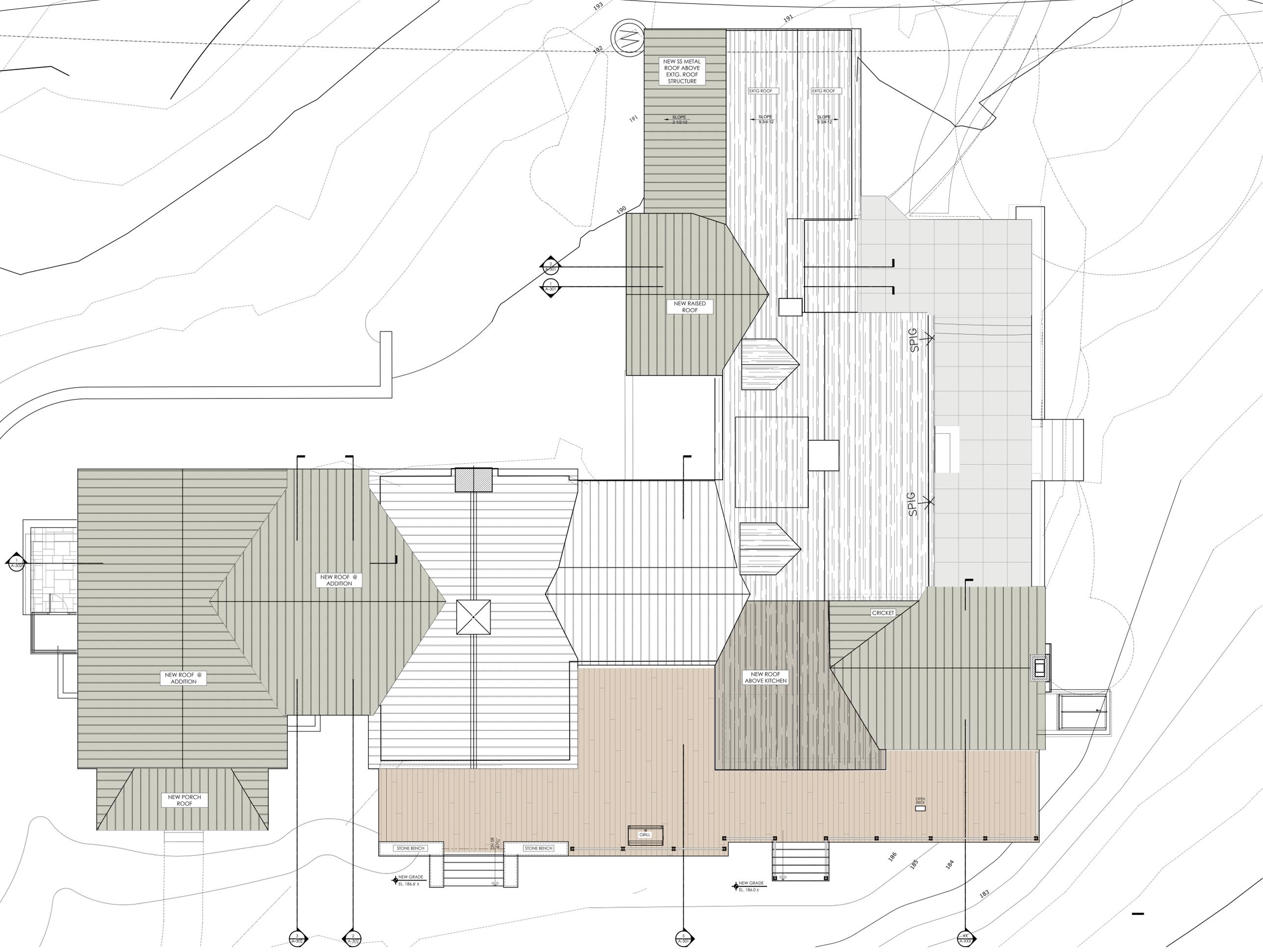
REVISIONS		DATE	REASON
1	08/08/24	BUILDING DEPARTMENT SET	
2	11/18/2024	INTERIOR REVISIONS	

DATE:	1/7/2026
DRAWN BY:	R.H.
CHECKED BY:	J.M.

SECOND FLOOR PLAN

A102

DRAWING:



INDUSTRY AND HOLD HARMLESS AGREEMENT:
 THE CONTRACTOR AGREES TO INDEMNIFY AND HOLD HARMLESS THE OWNER, ARCHITECT, AND PROJECT MANAGER, AND THE CONTRACTOR AGREES TO DEFEND, INDEMNIFY AND HOLD HARMLESS THE ARCHITECT AND PROJECT MANAGER, AND REASONABLE ATTORNEY'S FEES, ARISING OUT OF PERFORMANCE OF THE WORK, WHICH ARE (1) FOR BODILY INJURY, ILLNESS, OR DEATH, OR FOR PROPERTY DAMAGE, INCLUDING LOSS OF USE, AND (2) CAUSED IN WHOLE OR IN PART BY

THE CONTRACTOR'S NEGLIGENCE, ACT OR OMISSION, OR THAT OF A SUBCONTRACTOR, OR THAT OF ANYONE EMPLOYED BY THEM, OR FOR WHOM THE CONTRACTOR OR SUBCONTRACTOR MAY BE LIABLE. THIS AGREEMENT TO INDEMNIFY AND HOLD HARMLESS THE ARCHITECT AND PROJECT MANAGER, AND REASONABLE ATTORNEY'S FEES, ARISING OUT OF PERFORMANCE OF THE WORK, WHICH ARE (1) FOR BODILY INJURY, ILLNESS, OR DEATH, OR FOR PROPERTY DAMAGE, INCLUDING LOSS OF USE, AND (2) CAUSED IN WHOLE OR IN PART BY APPROVAL OF REPORTS, OPINIONS, SURVEYS, MAPS, DRAWINGS, DESIGN, OR SPECIFICATIONS.

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SEAL

DRAWING:

A103

ROOF PLAN

#	DATE	REASON
1	08/08/24	BUILDING DEPARTMENT SET
2	11/18/2024	INTERIOR REVISIONS

REVISIONS

PLLOT DATE: 1/7/2026

DRAWN BY: R.H.

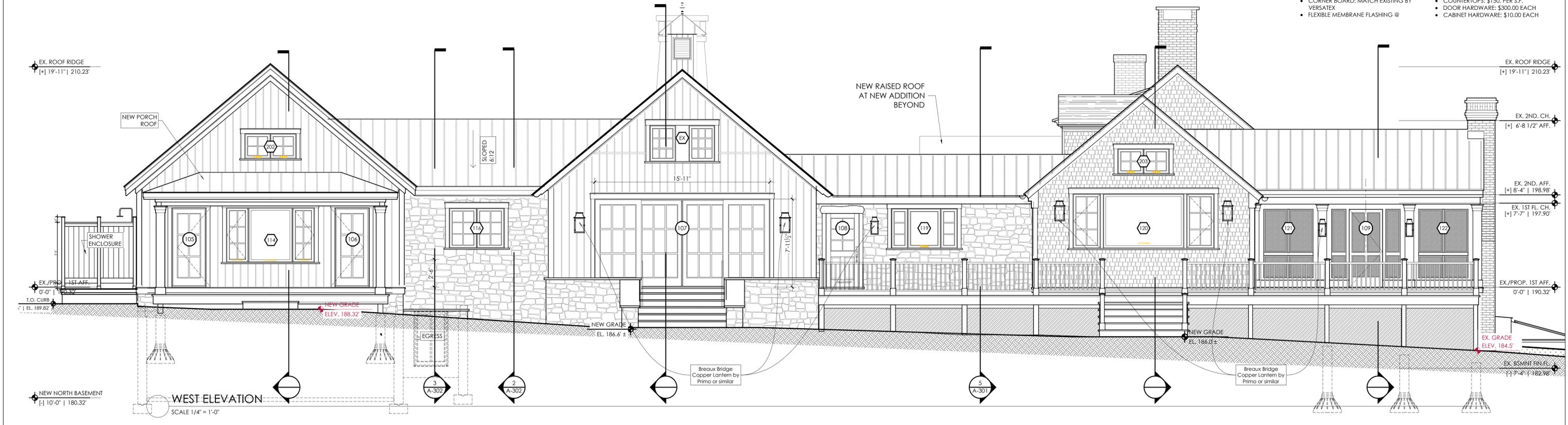
CHECKED BY: J.M.

CRISP ARCHITECTS
 JAMES M. CRISP, AIA
 177-8-1177
 177-8-1177

SHERMAN MAIN HOUSE

263 LONG POND ROAD
 GREAT BARRINGTON, MA 01230

- PLAN GENERAL NOTES:**
- FRAMING / FOUNDATION:**
- FOUNDATION WALLS TO BE 10'-0" HEIGHT.
 - STEP FOOTINGS @ GARAGE AND REAR PORCH / TERRACE.
 - PARGE NEW FOUNDATION AT MUDROOM AND 2' STONE VENEER AT NEW MASTER SUITE ADDITION.
 - 4" REINFORCED CONCRETE SLABS, VAPOR BARRIER & 6" GRAVEL.
 - RUBBER - R - WALL WATERPROOFING OR EQUAL.
 - EXTERIOR: 2X6 STUD WALLS.
 - INTERIOR: 2X4 STUD WALL UNLESS OTHERWISE NOTED.
 - 1/2" ZIP SHEATHING.
 - 5/8" CDX PLYWOOD @ ROOF.
 - ASSUMED 4" FOOTING DRAINAGE.
 - ROOF DRAINAGE.
 - RADON PIPE.
 - 1/2" SONOTUBE WITH BIG FOOT FOR WEST DECK.
- INSULATION:**
- R-15 CLOSED CELL INSULATION INSIDE BASEMENT.
 - R-10 RIGID INSULATION UNDER BASEMENT SLAB.
 - R-30 INSULATION @ SUB-FLOOR.
 - R-49 ROOF.
 - SOUND PROOF INSULATION @ BATHROOMS & BEDROOMS.
- FLOORING:**
- BLUESTONE @ PORCH / TERRACE.
 - STONE / TILE @ BATHROOMS, MUDROOM, PANTRY.
 - 6" MIN. WHITE OAK FLOOR.
 - 6" MAHOAGANY DECKING, IPE AS ALTERNATE PRICE.
- WALLS:**
- 1/2" GWB W/ LEVEL 4 FINISH.
 - 1/2" CEMENT BOARD IN WET AREAS.
 - TILE IN SHOWER AREA, KITCHEN & LAUNDRY BACKSPLASH.
 - BASEBOARD: ASSUMED 7" HEIGHT.
 - CASING: ASSUMED 3 1/2" WIDE.
 - CROWN: ASSUMED 6" HEIGHT.
 - WALLPAPER BY OWNER.
- CEILING:**
- 5/8" GWB WITH LEVEL 4 FINISH.
- ROOF:**
- STANDING SEAM METAL ROOF.
 - COPPER DRIP EDGE.
 - COPPER FLASHING @ WINDOW & DOOR CAPS.
 - COPPER PAN @ DOORS.
 - COPPER STEP FLASHING @ FIREPLACES.
 - COPPER 6" HALF ROUND GUTTERS & 4" DOWNSPOUT.
- EXTERIOR:**
- EXTERIOR TRIM, SOFFIT, EAVE, SKIRT BOARD, CASING: VERSATEX.
 - SIDING: SEE ELEVATIONS.
 - CORNER BOARD: MATCH EXISTING BY VERSATEX.
 - FLEXIBLE MEMBRANE FLASHING @
- WINDOW & DOOR OPENINGS:**
- FIREPLACES:**
- INTERIOR FIREPLACE: ASSUMED TO PLASTER (TWO STORY HEIGHT)
 - EXTERIOR FIREPLACE: 2" STONE VENEER.
 - CHIMNEYS: 2" STONE VENEER, 4" THICK BLUESTONE CAP.
- FINISHES:**
- GREAT ROOM AND MASTER BEDROOM: VAULTED CEILING, ASSUMED 8X8 WOOD BEAMS IN THE CEILING.
 - EXTERIOR & INTERIOR PAINT BY BENJAMIN MOORE.
- CABINERY / CASEWORK:**
- ALL 3/4" PLYWOOD BOXES.
 - 1" FACE FRAME INSET STYLE. SHAKER STYLE DOORS.
 - SOFT CLOSE DRAWERS
 - BUTT HINGES.
 - 1 1/4" THICK STONE COUNTERTOPS.
 - ALL PAINTED CABINETS.
 - CLOSETS: BUILT-INS.
 - PANTRY: PAINTED SHELVES
 - BATHROOMS: VANITIES.
- WINDOWS & DOORS:**
- MARVIN ULTIMATE SERIES. SEE PLANS FOR SIZES.
 - CASING TO MATCH EXISTING.
 - LOW E ARGON FILLED WITH BLACK PERIMETER SPACER BARS.
 - ASSUMED ORB HARDWARE.
 - WHITE PRIMED INTERIOR.
 - WHITE WEATHER STRIPPING.
 - CHARCOAL SCREENS.
 - DOORS: MARVIN ULTIMATE SERIES.
 - FRONT DOOR: REEB, SELECT DOOR OR EQUAL.
 - INTERIOR DOORS: ASSUMED TWO PANEL STYLE DOOR 1 3/4" SEE PLANS FOR SIZES.
 - EXTERIOR DOOR: ASSUMED OIL BRONZE HARDWARE.
- PLUMBING:**
- RADIANT HEAT FLOOR @ BATHROOMS
 - ROUGH PLUMBING.
 - FIXTURES BY OWNER - PRICE INSTALLATION.
- ELECTRICAL:**
- ROUGH ELECTRICAL.
 - ASSUMED 4" LED RECESSED LIGHTS, 6" LED RECESSED LIGHTS @ GREAT ROOM AND MASTER SUITE
 - GENERATOR FOR WHOLE HOUSE.
 - FIXTURES BY OWNER - PRICE INSTALLATION.
- AUDIO VISUALS:**
- SONOS SYSTEM.
 - LUTRON SYSTEM.
 - MOTORIZED SHADES @ BEDROOMS
- ALLOWANCES:**
- TILE: ASSUMED \$10.00 PER S.F.
 - COUNTERTOPS: \$150. PER S.F.
 - DOOR HARDWARE: \$300.00 EACH
 - CABINET HARDWARE: \$10.00 EACH



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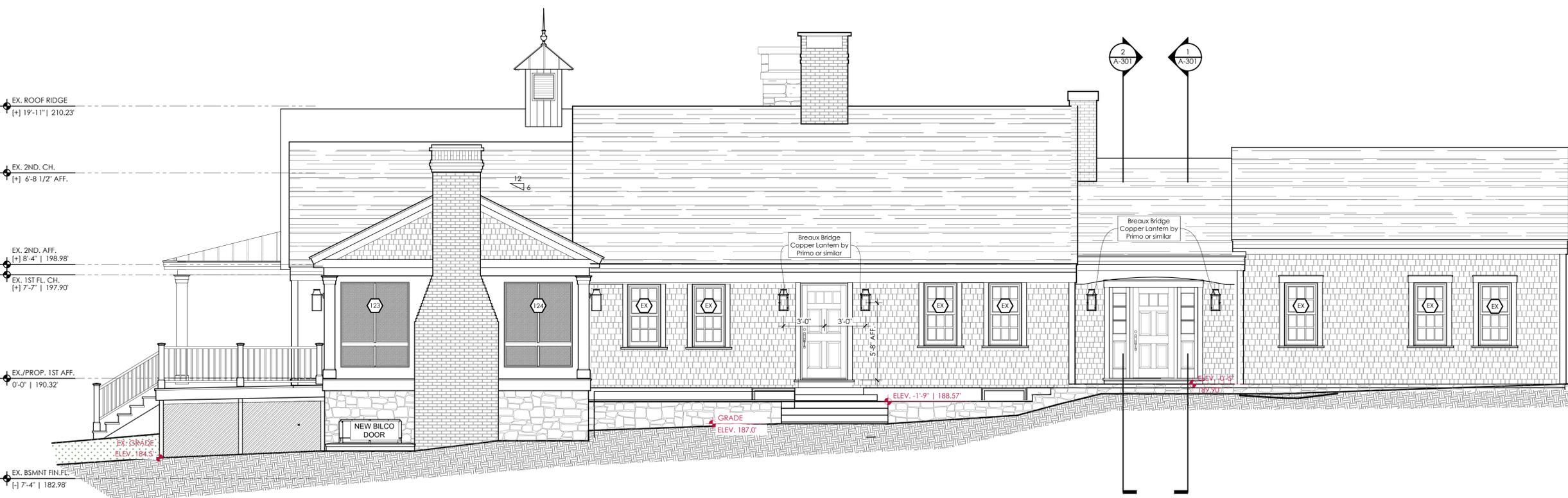
#	DATE	REASON
1	11/27/24	BID SET

NORTH AND WEST ELEVATION

PLOT DATE:
1/7/2026
 DESIGN BY:
RACHEL HUTAMI
 CHECKED BY: JM

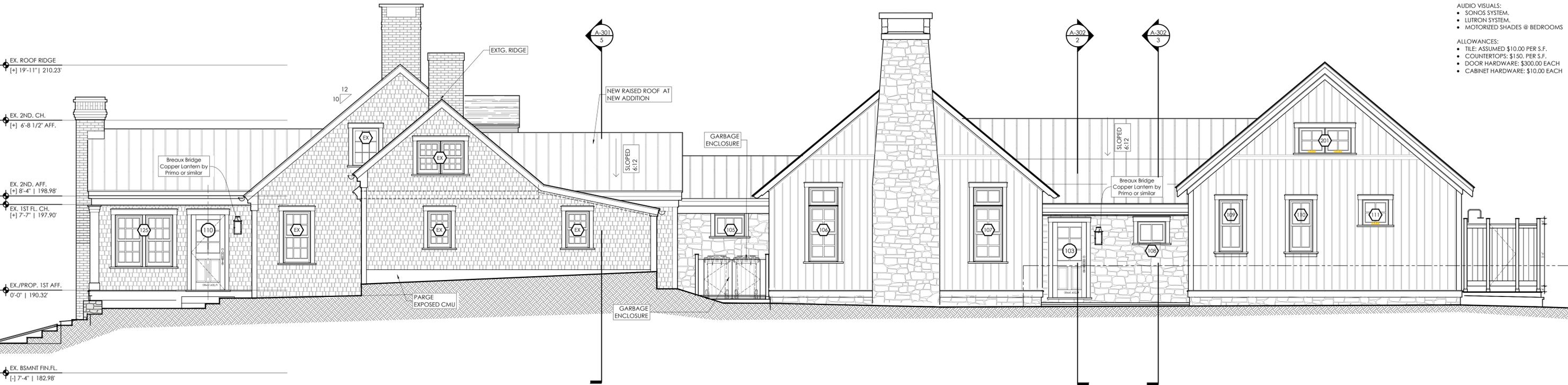
SHERMAN MAIN HOUSE
 263 LONG POND ROAD
 GREAT BARRINGTON, MA 01230

A201



SOUTH ELEVATION
SCALE 1/4" = 1'-0"

- PLAN GENERAL NOTES:**
- FRAMING / FOUNDATION:
 - FOUNDATION WALLS TO BE 10'-0" HEIGHT.
 - STEP FOOTINGS @ GARAGE AND REAR PORCH / TERRACE.
 - PARGE NEW FOUNDATION AT MUDROOM AND 2" STONE VENEER AT NEW MASTER SUITE ADDITION
 - 4" REINFORCED CONCRETE SLABS, VAPOR BARRIER & 6"
 - GRAVEL
 - RUBBER - R - WALL WATERPROOFING OR EQUAL.
 - EXTERIOR: 2X6 STUD WALLS
 - INTERIOR: 2X4 STUD WALL UNLESS OTHERWISE NOTED.
 - 1/2" ZIP SHEATHING.
 - 5/8" CDX PLYWOOD @ ROOF.
 - ASSUMED 4" FOOTING DRAINAGE.
 - ROOF DRAINAGE.
 - RADON PIPE.
 - 12" SONOTUBE WITH BIG FOOT FOR WEST DECK
 - INSULATION:
 - R-15 CLOSED CELL INSULATION INSIDE BASEMENT.
 - R-10 RIGID INSULATION UNDER BASEMENT SLAB.
 - R-30 INSULATION @ SUB-FLOOR.
 - R-21 EXTERIOR WALLS.
 - R-49 ROOF.
 - SOUND PROOF INSULATION @ BATHROOMS & BEDROOMS.
 - FLOORING:
 - BLUESTONE @ PORCH / TERRACE.
 - STONE / TILE @ BATHROOMS, MUDROOM, PANTRY.
 - 6" MIN. WHITE OAK FLOOR.
 - 6" MAHOAGANY DECKING. IPE AS ALTERNATE PRICE.
 - WALLS:
 - 1/2" GWB W/ LEVEL 4 FINISH.
 - 1/2" CEMENT BOARD IN WET AREAS.
 - TILE IN SHOWER AREA, KITCHEN & LAUNDRY BACKSPLASH.
 - BASEBOARD: ASSUMED 7" HEIGHT.
 - CASING: ASSUMED 3 1/2" WIDE.
 - CROWN: ASSUMED 6" HEIGHT.
 - WALLPAPER BY OWNER.
 - CEILING:
 - 5/8" GWB WITH LEVEL 4 FINISH.
 - ROOF:
 - STANDING SEAM METAL ROOF.
 - COPPER / TILE @ BATHROOMS, MUDROOM, PANTRY.
 - COPPER FLASHING @ WINDOW & DOOR CAPS.
 - COPPER PAN @ DOORS.
 - COPPER STEP FLASHING @ FIREPLACES.
 - COPPER 6" HALF ROUND GUTTERS & 4" DOWNSPOUT.
- EXTERIOR:**
- EXTERIOR TRIM, SOFFIT, EAVE, SKIRT BOARD, CASING: VERSATEX.
 - SIDING: SEE ELEVATIONS
 - CORNER BOARD: MATCH EXISTING BY VERSATEX
 - FLEXIBLE MEMBRANE FLASHING @ WINDOW & DOOR OPENINGS.
- FIREPLACES:**
- INTERIOR FIREPLACE: ASSUMED TO PLASTER (TWO STORY HEIGHT)
 - EXTERIOR FIREPLACE: 2" STONE VENEER.
 - CHIMNEYS: 2" STONE VENEER, 4" THICK BLUESTONE CAP.
- FINISHES:**
- GREAT ROOM AND MASTER BEDROOM: VAULTED CEILING, ASSUMED 8X8 WOOD BEAMS IN THE CEILING.
 - EXTERIOR & INTERIOR PAINT BY BENJAMIN MOORE.
- CABINERY / CASEWORK:**
- ALL 3/4" PLYWOOD BOXES.
 - 1" FACE FRAME INSET STYLE. SHAKER STYLE DOORS.
 - SOFT CLOSE DRAWERS
 - BUTT HINGES.
 - 1 1/4" THICK STONE COUNTERTOPS.
 - ALL PAINTED CABINETS.
 - CLOSETS: BUILT-INS.
 - PANTRY: PAINTED SHELVES
 - BATHROOMS: VANITIES.
- WINDOWS & DOORS:**
- MARVIN ULTIMATE SERIES. SEE PLANS FOR SIZES.
 - CASING TO MATCH EXISTING.
 - LOW E ARGON FILLED WITH BLACK PERIMETER SPACER BARS.
 - ASSUMED ORB HARDWARE.
 - WHITE PRIMED INTERIOR.
 - WHITE CLAD EXTERIOR (FOR BIDDING PURPOSES)
 - WHITE WEATHER STRIPPING.
 - CHARCOAL SCREENS.
 - DOORS: MARVIN ULTIMATE SERIES.
 - FRONT DOOR: REEB. SELECT DOOR OR EQUAL.
 - INTERIOR DOORS: ASSUMED TWO PANEL STYLE DOOR 1 3/4" SEE PLANS FOR SIZES.
 - EXTERIOR DOOR: ASSUMED OIL BRONZE HARDWARE.
- PLUMBING:**
- RADIANT HEAT FLOOR @ BATHROOMS
 - ROUGH PLUMBING.
 - FIXTURES BY OWNER - PRICE INSTALLATION.
- ELECTRICAL:**
- ROUGH ELECTRICAL.
 - ASSUMED 4" LED RECESSED LIGHTS, 6" LED RECESSED LIGHTS @ GREAT ROOM AND MASTER SUITE
 - GENERATOR FOR WHOLE HOUSE.
 - FIXTURES BY OWNER - PRICE INSTALLATION.
- AUDIO VISUALS:**
- SONOS SYSTEM.
 - LUTRON SYSTEM.
 - MOTORIZED SHADES @ BEDROOMS
- ALLOWANCES:**
- TILE: ASSUMED \$10.00 PER S.F.
 - COUNTERTOPS: \$150. PER S.F.
 - DOOR HARDWARE: \$300.00 EACH
 - CABINET HARDWARE: \$10.00 EACH



EAST ELEVATION
SCALE 1/4" = 1'-0"

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CRISP ARCHITECTS
JAMES M. CRISP, AIA
112545
77-8396
COM

SEAL

REVISIONS	
#	DATE: REASON:
1	11/27/24 BID SET

SOUTH AND EAST ELEVATION

PLOT DATE: 1/7/2026

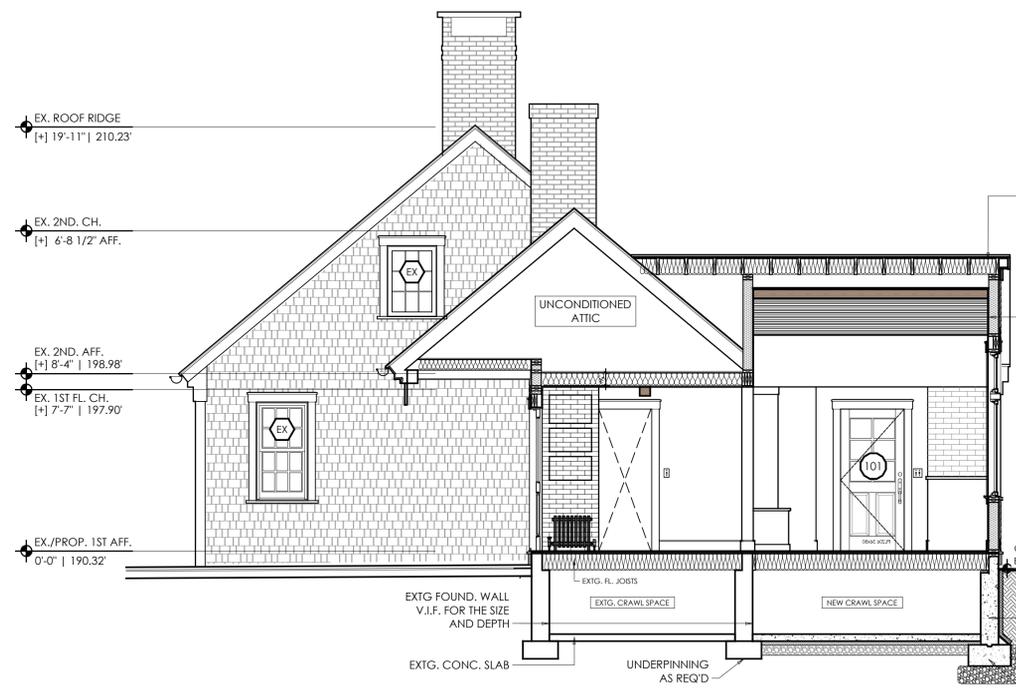
DESIGN BY: RACHEL HUTAMI

CHECKED BY: JM

SHERMAN MAIN HOUSE

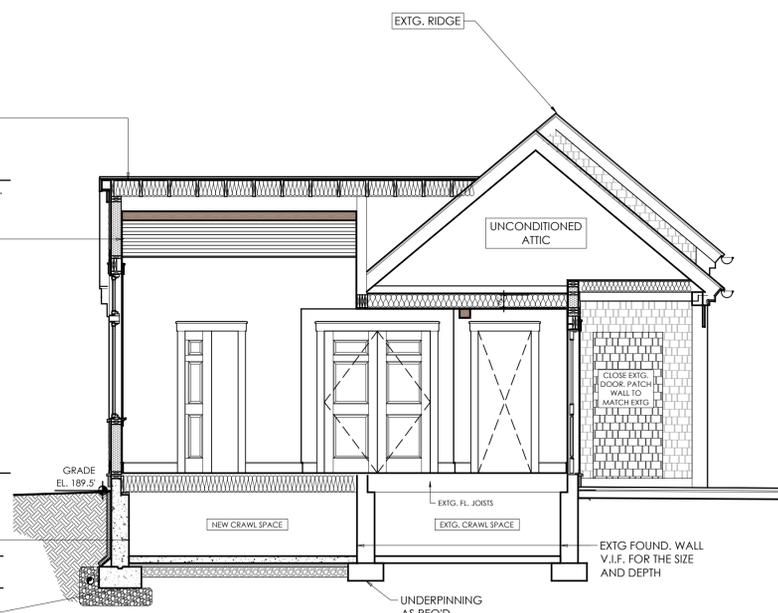
263 LONG POND ROAD
GREAT BARRINGTON, MA 01230

A202

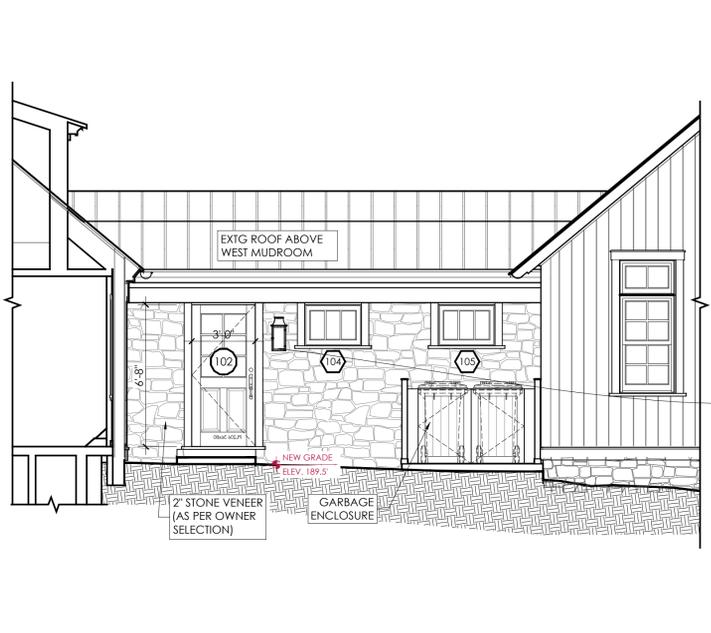


1 SECTION THROUGH MUDROOM ADDITION
SCALE: 1/4" = 1'-0"

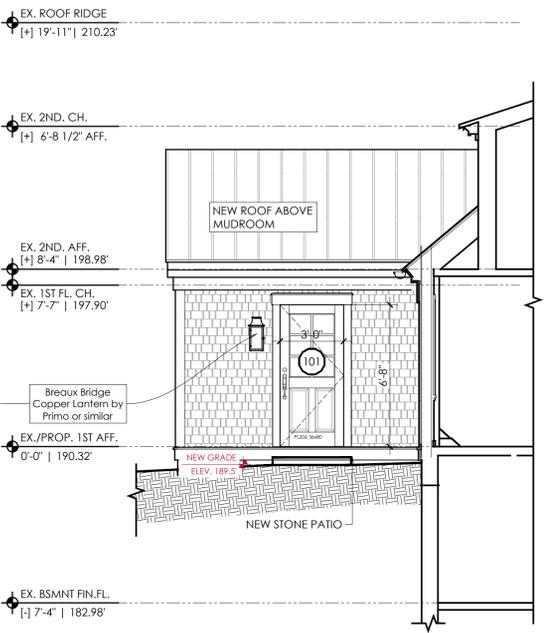
- ROOF CONSTRUCTION @ ADDITION**
- STANDING SEAM METAL ROOF
 - ICE & WATER SHIELD MEMBRANE
 - 5/8" CDX PLYWOOD
 - 2X12 RAFTERS @ 16" O.C.
 - R-49 INSULATION
 - 5/8" GYP. BOARD.
- WALL CONSTRUCTION**
- CEDAR SHAKE SHINGLE TO MATCH EXTG.
 - HDROGAP HOUSEWRAP
 - 1/2" SHEATHING
 - 2X6 WOOD STUDS @ 16" O.C.
 - R-21 INSULATION
 - 5/8" GYP. BOARD.
- FOUNDATION WALL CONST.**
- 10" CONCRETE WALL
 - DAMP PROOFING
 - R-15 RIGID INSULATION
- BASEMENT FLOOR CONST.**
- 4" CONCRETE SLAB
 - VAPOR BARRIER
 - 2" RIGID INSULATION
 - 6" CRUSHED STONE



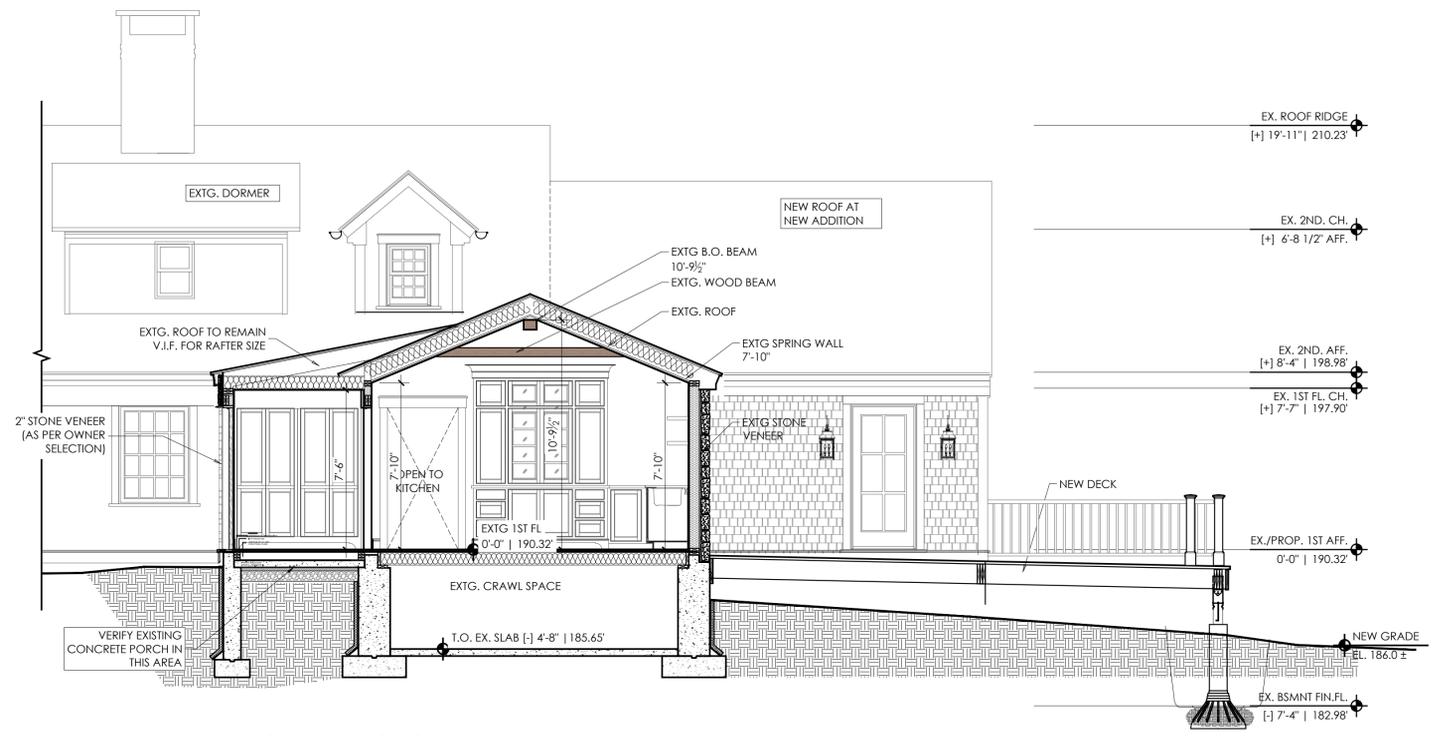
2 SECTION THROUGH MUDROOM
SCALE: 1/4" = 1'-0"



3 FACING DOOR TO TAVERN
SCALE: 1/4" = 1'-0"



4 FACING DOOR TO MUDROOM
SCALE: 1/4" = 1'-0"



5 SECTION THROUGH TAVERN
SCALE: 1/4" = 1'-0"

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CRISP ARCHITECTS
JAMES M. CRISP, AIA

SEAL

REVISIONS	
#	DATE: REASON:
1	11/27/24 BID SET

BUILDING SECTION
THROUGH MUDROOM, TAVERN,
NEW CONNECTOR

PLOT DATE:
1/7/2026
DESIGN BY:
RACHEL HUTAMI
CHECKED BY: JM

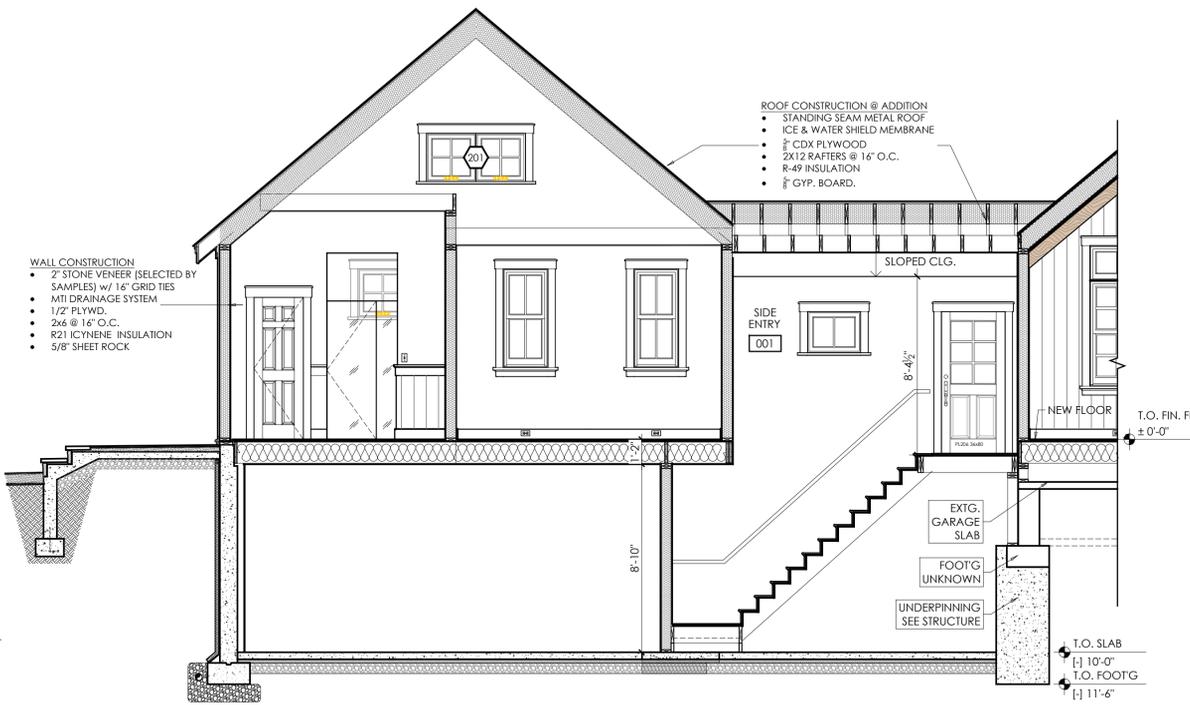
SHERMAN
MAIN HOUSE
263 LONG POND ROAD
GREAT BARRINGTON, MA 01230

A301

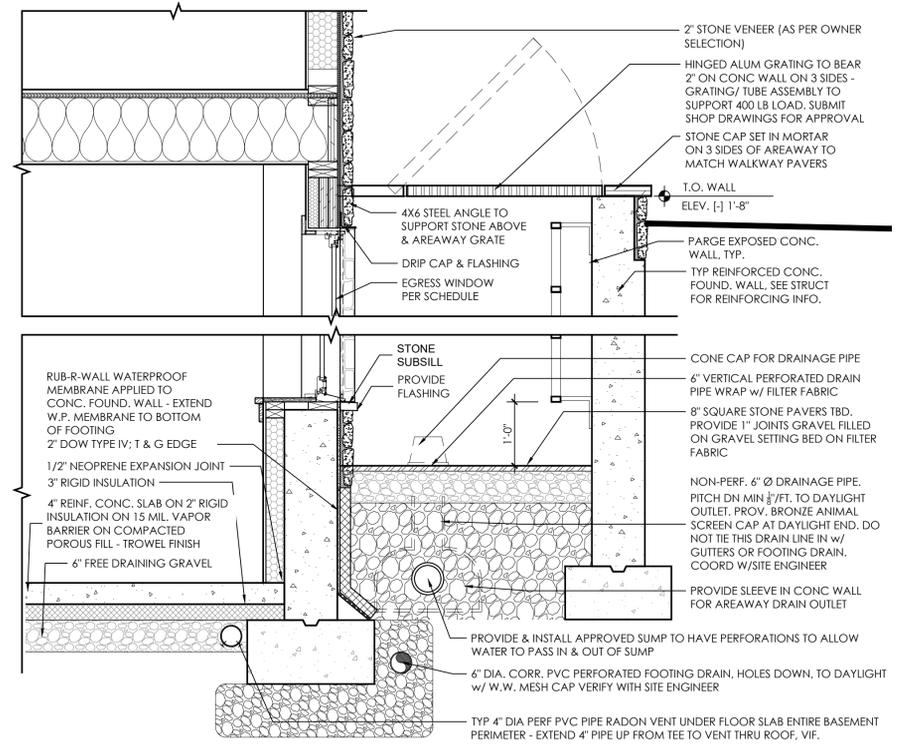
EX. ROOF RIDGE
[+] 19'-11" | 210.23'

EX./PROP. 1ST AFF.
0'-0" | 190.32'

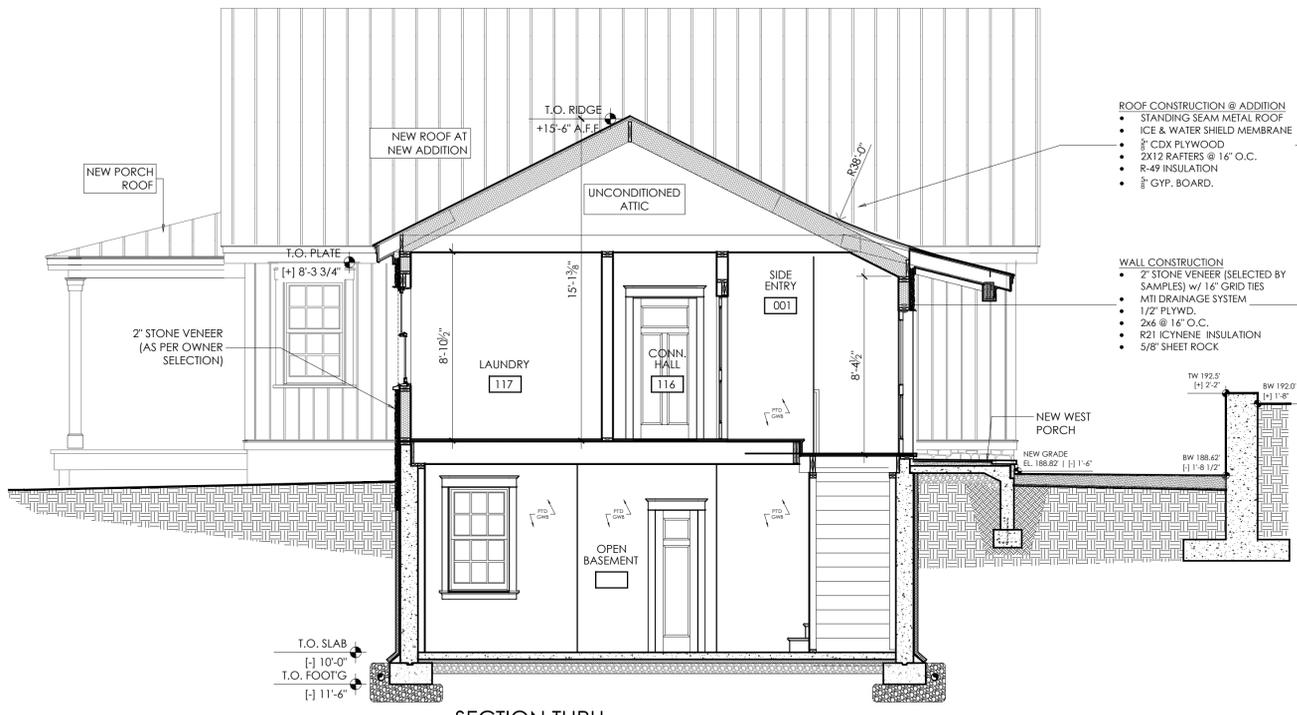
NEW NORTH BASEMENT
[-] 10'-0" | 180.32'



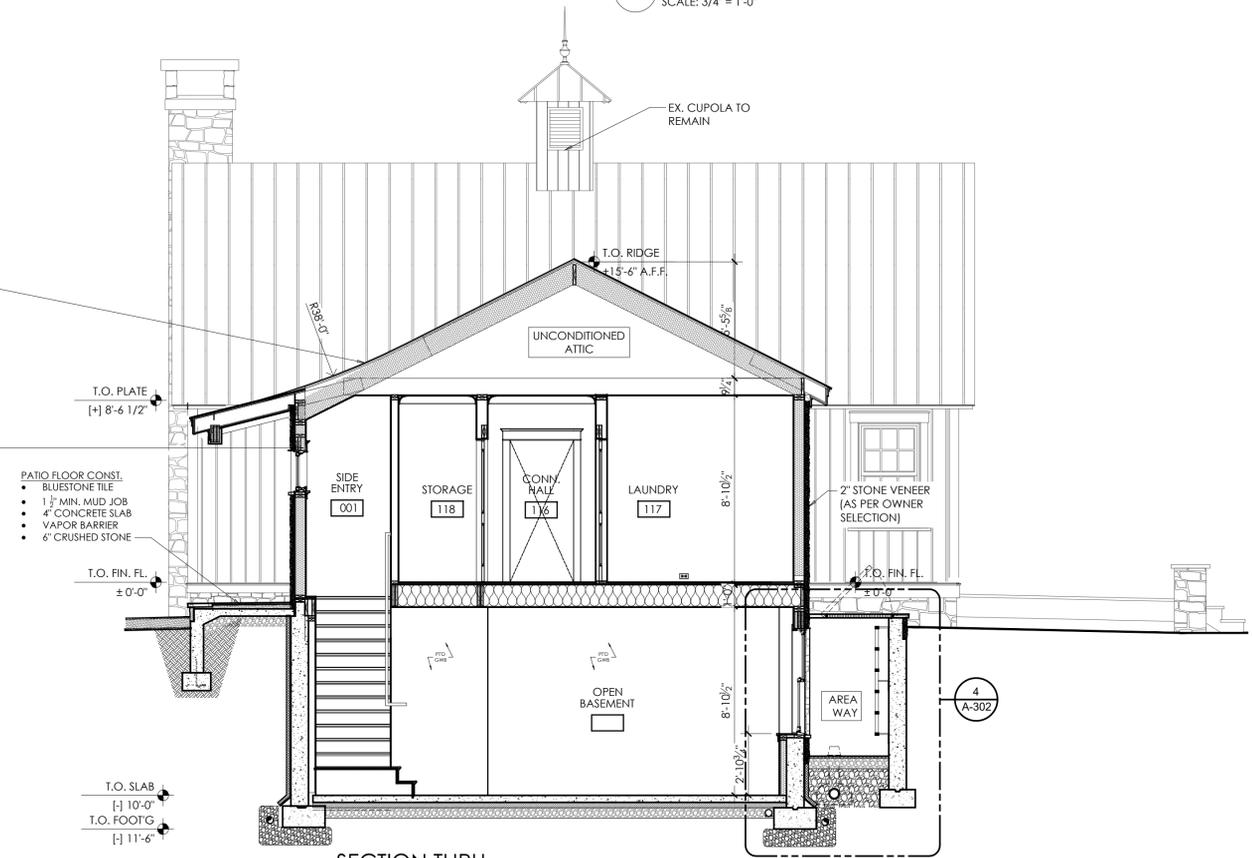
SECTION THRU NEW CONNECTOR
STAIR TO BASEMENT
SCALE 1/4" = 1'-0"



WINDOW WELL DETAIL
SCALE: 3/4" = 1'-0"



SECTION THRU
NEW CONNECTOR
SCALE 1/4" = 1'-0"



SECTION THRU
NEW CONNECTOR
SCALE 1/4" = 1'-0"

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CRISP ARCHITECTS
JAMES M. CRISP, AIA

SEAL	REVISIONS	DATE	REASON
	1	11/27/24	BID SET

BUILDING SECTION

PLOT DATE:
1/7/2026

DESIGN BY:
RACHEL HUTAMI

CHECKED BY: JM

**SHERMAN
MAIN HOUSE**

263 LONG POND ROAD
GREAT BARRINGTON, MA 01230

A302

Special Permit & Site Plan Review Application For: Proposed Addition to Pre-Existing Non-Conforming Use

Property Location:

*Fairview Hospital
27(29) Lewis Ave
Great Barrington, MA 01230*

Property Owner & Applicant:

*Fairview Hospital
c/o Berkshire Health Systems, Inc.*

[REDACTED]

[REDACTED]

Civil Engineer:

Foresight Land Services, Inc.

[REDACTED]

[REDACTED]

Architect/MEP/LA:

Erdman Company

[REDACTED]

[REDACTED]

Attorney:

*Bulkley, Richardson
and Gelinas, LLP*

[REDACTED]

[REDACTED]



January 2026

FLS Project #E2814

**FORESIGHT
LAND SERVICES**



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**Town of Great Barrington
Massachusetts**

**Application to the
Zoning Board of Appeals**

INSTRUCTIONS

You may download this form and fill it in on your computer. Fill out all applicable information. Save and print the form, and sign it where required. When you are ready with your form and all supporting plans and materials, call the Planning Dept to set up a time to file the application. You will need to submit the original and 10 full copies of the entire package. A PDF of the entire application packet must also be submitted electronically; any PDFs with plans must be clear and scalable. Incomplete applications and those not accompanied by the required fee or copies may be rejected. The Planning Dept can be reached at (413) 528-1619.

FOR OFFICE USE ONLY

Number Assigned: _____
 Filing Date: _____
 Received and checked for completeness
 by: _____
 Date filed with the Town Clerk _____
FOR ZBA USE:
 Advertising dates: _____ & _____
 Public hearing date: _____

***TIMELINE:** The Zoning Board of Appeals (ZBA) will set a public hearing date that is at least 45 days but no more than 65 days from the date of your filing. The hearing date will be posted at Town Hall and in accordance with the Open Meetings Law, and notice of the hearing will be sent to the Applicant and/or Applicant's agent and abutting property owners by mail, and advertised for two consecutive weeks in the local newspaper.*

A. WHAT ARE YOU SEEKING?

- Check all that apply. If you are unsure, please consult with your attorney, or the Town Planner or Building Inspector.
- VARIANCE (exempts a property from some Zoning requirements)
You must complete portions A., B., C., D., G., H, I., and J. of this form.
- SPECIAL PERMIT (for changes to nonconforming uses, structures)
You must complete portions A., B., C., E., G., H, I., and J. of this form.
- APPEAL (to overturn a decision of Building Inspector or a Board)
You must complete portions A., B., C., F., G., H, I., and J. of this form.
- 40 B Comprehensive Permit (call ahead)

B. SITE / PROPERTY INFORMATION

Address of Subject Property _____

Assessor's Map: _____ Lot: _____

Registry of Deeds Book: _____ Page: _____

Zoning District (s): _____

Overlay District(s), if any: _____

C. APPLICANT AND OWNER INFORMATION

Applicant's
Information

Name (please print) _____ Phone (area code first) _____

Street Address _____

City, State, Zip Code _____

If Applicant is a corporation, provide name of contact person: _____

 Signature _____

- Check here if Applicant and Property Owner are the same, and skip to the next section.
- Check here if Applicant is different than the Property Owner, and to verify that you have the Property Owner's permission to file this Application. Note that the Property Owner must sign below to indicate permission to file this Application.

Enter Property Owner's information EXACTLY as it appears on the most recent tax bill.

Property
Owner's
Information

Name (please print) _____ Phone (area code first) _____

Street Address _____

City, State, Zip Code _____

Email Address _____ Signature _____

D. VARIANCES If you are requesting a variance, please answer all of the following. Attach additional sheets if necessary.

1) From which Section(s) of the Zoning Bylaw do you request a variance?

2) What will the requested variance(s) enable you to do?

3) If the variance(s) is not granted, what hardship will that cause you?

4) What special circumstances relating to soil condition, shape or topography of land or structures, affect your property but not other properties in the same zone?

5) Explain why your special circumstances are not a result of your own actions.

6) If the variance(s) is not granted, what rights will you be deprived of that other properties in the same zone enjoy?

7) Explain why a variance will not give you any special privileges that other properties in the same zoning district don't have.

E. SPECIAL PERMITS If you are requesting a special permit, please answer all of the following. Attach additional sheets if necessary.

1) A special permit is being requested in order to (please describe project):

2) This application is made under the following Sections of the Zoning Bylaw (check all that apply)

<input type="checkbox"/> Section 5.2	<input type="checkbox"/> Section 5.3	<input type="checkbox"/> Section 5.5
<input type="checkbox"/> Section 5.6	<input type="checkbox"/> Section 5.7	<input checked="" type="checkbox"/> Section 10.4

3) Reason(s) that this property is not in conformance with the Zoning Bylaw

4) Are there any previous Special Permits or Variances for this property?

No Yes
If yes, provide date(s), and name of issuing Board _____

F. APPEALS If you are seeking an appeal, please answer all of the following. Attach additional sheets if necessary.

1) This application is to appeal the decision of

Building Inspector Planning Board Selectboard

2) Date of decision

3) Nature of the decision

4) Applicable Section(s) of the Zoning Bylaw

5) Describe your interpretation of the nature of the decision and the remedy you seek. Attach additional sheets if needed.

G. REQUIREMENTS FOR ALL APPLICATIONS

By checking the items below, applicant acknowledges that each application is accompanied by each of the items listed below.

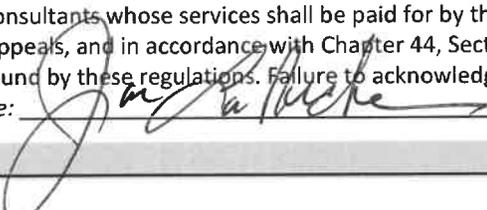
- ✓ Plot Plan of the entire property or tract. The Board may require the plan to be signed by a licensed surveyor or engineer, particularly if the matter involves dimensional issues. The plan should include those items listed in Section 10.5.3 of the Zoning Bylaw, including two locus maps--one USGS survey map and one current zoning map-- illustrating property location.
- ✓ A current list of all abutters within 300 feet of the property, including address of owner, map and lot number. The list must be obtained from the Assessor's office and certified by the Assessor's office. Call 413-528-1619.
- ✓ At least one copy of the application and plans / specifications shall be no larger than 11 x 17 inches.

H. APPLICATION FEE

Application fee is \$350.

- ✓ Check here to confirm that your check in the appropriate amount is enclosed. Make checks payable to Town of Great Barrington.

I. TECHNICAL REVIEW FEES

- ✓ The Zoning Board of Appeals may hire independent consultants whose services shall be paid for by the applicant(s) under the terms of the Rules and Regulations of the Zoning Board of Appeals, and in accordance with Chapter 44, Section 53G of the Massachusetts General Laws. Check here to acknowledge and be bound by these regulations. Failure to acknowledge shall cause this application to be rejected as incomplete. ** Please also sign here: 

J. ADDITIONAL INFORMATION

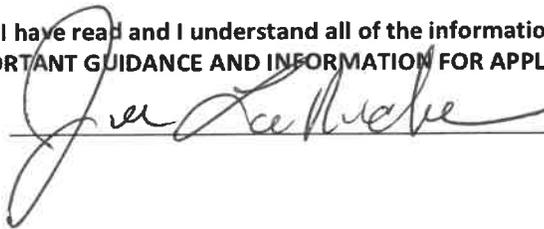
Recommending Boards: All applications to the Zoning Board of Appeals are referred to the Planning Board, Conservation Commission, Board of Health, and Board of Selectmen for comments and recommendations. Applicants should be prepared to attend those meetings in order to brief those boards of their project and answer any questions.

Site Visits: The ZBA and recommending Boards may contact the Applicant to request a site visit. Applicants agree to facilitate access to the site at a mutually convenient date and time.

Timeline/ Procedures: The ZBA conducts its business in accordance with Massachusetts General Laws. Accordingly, the ZBA will hold its Public Hearing not later than 65 days after the filing of the application. A decision for a variance or appeal will be rendered not later than 100 days from the filing date. A decision for a special permit will be made not later than 90 days after the close of the Public Hearing. The decision will be filed with the Town Clerk within 20 days of the date of the decision. The appeal period lasts for 20 days after the filing with the Town Clerk. On the 21st day, if no appeals are filed, or once all appeals are resolved, the applicant shall have the decision certified by the Town Clerk. The Applicant is responsible for then filing the decision with the Registry of Deeds, at which time the decision becomes effective.

Guidance and Counsel: In preparing this application and when presenting the case to the ZBA, applicants are advised to be fully familiar with, or seek counsel from a qualified person who is familiar with, the Zoning Bylaw and other rules, regulations, and laws as may be appropriate. If you wish to discuss the completeness of this application, or have any questions about this application, please contact the Planning Dept. at 413-528-1619. However, we will not discuss the merits or strategy of your case.

Applicant's Signature: "I have read and I understand all of the information on this application. I have also read and understand the pages entitled IMPORTANT GUIDANCE AND INFORMATION FOR APPLICANTS."



(signed)

12/30/25 (date)



Town of Great Barrington Planning Board

Application to the Planning Board for Site Plan Review in accordance with Section 10.5 of the Zoning Bylaw

INSTRUCTIONS TO APPLICANTS

Read Section 10.5.1 of the Zoning Bylaw. If you believe any requirements should be waived, you must formally request waivers from the Board. This may be done in your cover letter. Fill in all applicable information on this form. Print and sign the form, and assemble it with all plans, maps, details and other required information into one packet. Submit 3 copies of the packet along with your payment, to the Town Planner. At least one set of the site plans must be full sized. Also submit one (1) PDF of the entire packet including any and all plans and specifications. The PDF must be clear and scalable. Call the Town Planner at (413) 528-1619 ext. 2401 if you have any questions.

FOR OFFICE USE ONLY

SPR number: _____
Paid? _____
Filing Date: _____
Initial PB meeting date: _____
Decision due: _____
Original and three copies received
PDF received
Original filed with Town Clerk

** DEADLINE ** Applications including all copies and PDFs must be received by 4:00 PM one week before a Planning Board meeting in order to be considered at that meeting. Materials received after the deadline will be scheduled for a future meeting.

TIMELINE: In accordance with the Zoning Bylaw, the Planning Board must review and act upon the site plan within 60 days of receipt of the application, unless the time limits are extended after the applicant's written request.

A. SITE LOCATION

Site Address: _____
Map: _____ Lot: _____ Deed Book: _____ Deed page: _____
Zoning District: _____ Zoning Overlay District(s) (if any): _____

B. APPLICANT AND PROPERTY OWNER

Applicant's Information Name (please print) _____
Street Address _____
City, State, Zip Co _____
Phone (area code first) _____ Email Address _____
Signature _____

- Check here if Applicant and Property Owner are the same, and skip to step C., Description.
Check here if Applicant is different than the Property Owner, and to verify that you have the Property Owner's permission to file this Application. Property Owner must sign this form indicating permission to file this Application.

Enter Property Owner's information EXACTLY as it appears on the most recent tax bill.

Property Owner's Information Name (please print) _____
Street Address _____
City, State, Zip Code _____
Phone (area code first) _____ Email Address: _____
Owner's Signature _____

C. DESCRIPTION Briefly describe your project, and indicate how it complies with the Master Plan and the Design Guidelines Workbook. If additional space is needed, please submit on additional sheet(s) as required.

D. APPLICABILITY: Check the reason(s) for your Application (choose all that apply)

- 1. Construction, exterior alteration or exterior expansion of, or change of use within, a municipal, institutional, commercial, industrial, or multi-family structure.
- 2. Construction or expansion of a parking lot for a municipal, institutional, commercial, industrial, or multi-family structure or use involving more than six spaces.
- 3. Grading or clearing of more than 10 % of a lot or 10,000 square feet, whichever is the lesser (except as provided in 10.5.1, of the Zoning Bylaw).
- 4. Other, as required by the Zoning Bylaw. (Please specify: Section(s) _____)

E. SPECIAL PERMITS AND OTHER REGULATIONS

- 1. Does your project require any Special Permits? Yes ___ No___
If yes, have you applied for and/or received those Special Permits? Yes ___ No___
- 2. You acknowledge that Planning Board Site Plan Approval does not imply approval of any Special Permits or compliance with other regulations, including, but not limited to, the Wetlands Protection Act or Scenic Mountains Act. Check here to acknowledge ___.
- 3. Does your project require filing of a Notice of Intent (NOI)? Yes ___ No___
If yes, has NOI been filed and has an Order of Conditions been issued? Yes ___ No___

F. FEE

Check here to confirm that your check of \$100 per application is enclosed. Make checks payable to Town of Great Barrington.

G. REQUIREMENTS

This application is accompanied by those items detailed in Section 10.5.3 of the Zoning Bylaw, including:
(Check items 1. and 2. at a minimum. Check item 3. if it is required by the Planning Board. Check item 4 if applicable to your project.)

- 1. Plot Plan of the entire tract, signed by a licensed surveyor or engineer, and including details noted in Section 10.5.3, item #1, of the Zoning Bylaw
- 2. Signatures, letters, and fees as noted in Section 10.5.3, item #2, of the Zoning Bylaw
- 3. Traffic impact assessment, if required, as noted in Section 10.5.3, item #3, of the Zoning Bylaw
- 4. If project involves construction, exterior alteration or expansion, or change of use, this application must also contain floor plans and elevations of the building

H. ABUTTER NOTIFICATION

Have you discussed your proposed plans with the neighbors of this site? Yes ___ No___

I. APPROVAL

APPLICANT SHOULD BE FAMILIAR WITH THE REQUIREMENTS OF SITE PLAN REVIEW PER SECTION 10.5 OF THE ZONING BYLAW AND SHOULD ENSURE THAT THE APPLICATION COMPLIES. FAILURE TO COMPLY MAY RESULT IN DENIAL.

APPLICANT SHOULD BE FAMILIAR WITH THE APPROVAL CRITERIA PER SECTION 10.5.3 OF THE ZONING BYLAW.

SUPPLEMENT TO APPLICATION FOR SPECIAL PERMIT
AND SITE PLAN APPROVAL
FROM THE GREAT BARRINGTON ZONING BOARD OF APPEALS

Existing Conditions.

The Applicant Fairview Hospital (the “Fairview”) is the owner of premises located at 29 and 27 Lewis Avenue and 0 West Avenue containing approximately 15.54 acres, upon which is currently located an existing approximately 86,700 square foot hospital building, together with a medical office building with four doctor’s practices/offices, the Southern Berkshire EMS building, and three accessory use drives located off Lewis Avenue and West Street. The hospital use commenced in 1913 prior to enactment of the Zoning Bylaw, and constitutes a pre-existing, non-conforming use under the Bylaw.

Fairview currently provides hospital services including emergency, in-patient, radiology and surgical services from the existing hospital building. The project, which is the subject of this Application, is designed to address pressing needs for reconfiguration of Emergency, Radiology, and Surgical service areas to create a modern hospital facility to serve Great Barrington, the southern Berkshire County community and beyond.

Proposed Project.

The proposed project consists of construction of an approximately 50,000 square foot addition to be located to the east of the existing hospital. This construction will consist of a 2-story 44,000 square-foot addition (22,000 sf per floor) and an additional 6,000 square feet of space housing a public connector and a staff connector between the existing hospital building and the new addition, and a new MRI prefab building. See Site Plan, Floor Plans, and Elevation Plans at Tab 11.

Three primary service areas will be relocated to the new addition: emergency services, radiology and surgical services. In-patient rooms will remain in the existing hospital building. The vacated spaces in the existing hospital building will be renovated in the future to support ancillary services such as dining and material management. These vacated spaces will also be utilized to help renovate in-patient room floors to provide larger private rooms for a better patient experience.

The new 2-story addition will be integrated into the existing grade of the site which slopes down to the east. See site plans attached in Tab 11.

The lower level will be located approximately 21 feet below the ground floor of the existing hospital building and will house new emergency service and radiology departments. This level will be serviced by an entrance drive over contiguous lands owned by Fairview at 23 Lewis Avenue. As shown on the plans, this driveway placement will take advantage of the similar elevation of the lower level of the proposed building, thereby negating the need to construct a significant retaining wall to provide access from the existing Lewis Avenue drive down to the new lower level emergency/radiology departments. This new drive constitutes an Accessory Use which is necessary to the operation of the hospital and subordinate to the hospital use. See Section 3.2.1 and definition at Section 11 of the Bylaws. As provided in Section 3.2.1, such an

accessory use is permitted “on the same lot with or on an abutting lot in common ownership with the building to which it is accessory.”

The new lower-level Emergency Department will provide the same services as the existing Emergency Department with expanded space to meet the current regulatory requirements consisting of two trauma rooms, 2 fast track bays and 10 treatment rooms providing an improved configuration, larger rooms and better staff visibility.

The new lower-level Radiology Department will replace the existing radiology department with a new CT suite; and new x-ray rooms, ultrasound rooms, a bone density room, and a mammography room. Additionally, an MRI 'cassette' (pre-fab building) will be added to the south portion of the addition, bringing a new MRI capability to the hospital campus.

The second story, or ground level, of the new addition will house the new Surgery Services Department to replace the existing surgical department in the existing hospital building. It will be connected to the ground level of the existing hospital building through a new lobby. This Surgical Services Department will feature four-operating rooms and associated support spaces. One of these rooms will primarily function as endoscopy, and all rooms will be equipped for major surgeries. One room will also have the capabilities to support robotic surgery. These new operating rooms will replace the existing undersized rooms in the existing hospital building, meeting new regulatory requirements as well as allowing for greater flexibility in the procedures and surgical care provided at Fairview Hospital. As shown on the plans attached at Tab 11 of this Application, the addition also includes a back-of-house connection to the existing hospital to facilitate transfer of inpatients for surgery.

The foregoing spaces have been designed to address the most pressing needs of Fairview Hospital by creating new emergency, imaging, and surgical departments designed for the delivery of healthcare at a very high standard of care, while also enabling future improvements to the existing hospital to create a modern hospital facility to serve the needs of the southern Berkshire County community.

Site Plan Review.

As shown in the Summary of Conformity with Applicable Zoning Bylaw Requirements included at Tab 2 of this Application, the proposed project meets the requirements of Section 10.5 of the Bylaw relating to Site Plan Review.

SPECIAL PERMIT CRITERIA.

Section 5.2 of the Bylaws states “The Board of Appeals may award a special permit pursuant to Section 10.4 to change a nonconforming use in accordance with this section only if it determines that such change or extension shall not be substantially more detrimental than the existing nonconforming use to the neighborhood.” As expressly provided in Section 5.2.1, “Change or substantial extension of the use” may be considered by the Board.

As shown in the Municipal Impact Report included at Tab 3 of this Application (beginning on Page 1 of 7), the proposed new building and connectors will meet the dimensional requirements of the Zoning Bylaw.

Required Findings for Issuance of a Special Permit under Section 10.4.2.

Section 10.4.2 provides that the Board will provide “written determination that the adverse effect of the proposed use will not outweigh its beneficial impacts to the town or the neighborhood” and such determination shall include consideration of each of the following:

1. Social, economic, or community needs which are served by the proposal.

As discussed above, the hospital addition project is designed to address pressing needs for reconfiguration of key service areas, including an improved emergency department, radiology department and surgical department, to create a modern hospital facility to serve Great Barrington, the southern Berkshire County community and beyond.

2. Traffic flow and safety, including parking and loading;

As noted in the Municipal Impact Report (see Tab 3), the two existing entrances off 29/27 Lewis Avenue will be combined into one to be maintained as a service entrance to the ground level of the existing hospital building. The new entrance over 23 Lewis Avenue will provide access substantially at the grade of the new emergency/radiology lower level obviating the need for a significant retaining wall to support a driveway extending from the ground level of the existing hospital to the lower level of the addition. Egress from the site will be via the existing driveway which exits onto West Avenue at the southeast corner of the hospital site.

As evidenced by the Traffic Impact Assessment (see Tab 8), Pare Corporation “determined that the renovation of Fairview Hospital, along with the addition of a new imaging department building with MRI services, will not lead to significant traffic impacts nor compromise safety on the surrounding roadways. Any extra traffic generated by this property can be effectively accommodated by the new driveway on Lewis Avenue and the existing driveway on West Avenue, as well as on surrounding roadways.”

The proposed site plan (see Tab 11) depicts the location of on-site parking to service the various structures on the premises, interior traffic flows, and accessible walkways which provide for safe traffic flow and pedestrian traffic on the site.

Further, as provided on page 4 of 7 of the Municipal Impact Report (see Tab 3), the proposed parking complies with the requirements of Section 6.1.2 of the Zoning Bylaw.

3. Adequacy of utilities and other public services;

The property is currently served by existing electrical utilities and municipal water and sewer (see Municipal Impact Report beginning at page 5 of 7). The relocation of existing hospital departments and increase in space allocated to such departments will not result in an increase in flows and will not negatively impact the existing municipal services.

The proposed increase in the size of the existing water service lines will allow the hospital facility to loop its fire protection line between Lewis Avenue and West Street,

which will improve the safety on the site, as will the installation of a new fire hydrant.

Stormwater for the project will be managed on site. See Stormwater Management discussion in the Municipal Impact Report at Page 6 of 7 at Tab 3 and Stormwater Report at Tab 9.

4. Neighborhood character and social structures;

Except for the proposed MRI, the proposed project does not constitute a change in the existing services and therefore the Applicant expects minimal impact to the neighborhood character. Further, the proposed project will have positive social benefits including improved access to medical care, as well as improved site access, on-site traffic circulation, and landscaping.

5. Impact on the natural environment; and

By working with the elevations of the hospital premises (a) in locating the new driveway off Lewis Avenue and (b) nestling the new addition into the existing lower terrace, the project will minimize the impact on the natural environment. The existing mature trees and proposed landscaping will also help to shield the new addition (see Building Elevations and Landscaping Plans at Tab 11).

Further, the proposed HVAC and other mechanical equipment will be located inside the building thereby limiting visibility of those elements outside the addition. A reduction in the impact on the environment will also be achieved with the geo thermal components of the project, as well as the expected LEED Silver certification. The new building will have significantly more energy efficient mechanical equipment reducing the electrical and mechanical loads at the Hospital.

6. Potential fiscal impact, including impact on town services, tax base and employment.

As noted above, the relocation of existing departments and increase in space allocated to such departments will not result in an increase in flows and will not represent a negative impact the existing municipal services. The hospital will continue to provide a critical service in and be a significant employer in Great Barrington and southern Berkshire County.

CONCLUSION

For the foregoing reasons, the Applicant respectfully requests this Board (a) make a finding that the proposed project and change in the existing non-conforming use will not be substantially more detrimental than the existing nonconforming use to the neighborhood, (b) make the required findings under Section 10.4.2 above, and (c) grant the special permit for the proposed project.

Respectfully submitted,

FAIRVIEW HOSPITAL

**SUMMARY OF CONFORMITY WITH
APPLICABLE ZONING BYLAW REQUIREMENTS**

27(29) LEWIS AVENUE (MAP 18, LOTS 111 & 113 AND MAP 21, LOT 3), GREAT BARRINGTON, MA

The following is a summary of the applicable Great Barrington Zoning Bylaw requirements and the proposed conformance under this Special Permit.

10.5 Site Plan Review			
Section	Description	Requirement	Proposed/Comment/Waiver Request
10.5.3	Submittal Requirements	When specific requirements are not provided elsewhere in this Bylaw, the following general submittal requirements apply unless waived by the Planning Board.	
10.5.3.1	Submittal Requirements	1. Plot plan of the entire tract, signed by a licensed surveyor or engineer, drawn to a scale adequate to represent all features of the property, clearly portraying the following: <ul style="list-style-type: none"> a. Lot layout and dimensions. b. Access road locations and widths and all intersections and driveways located within 200 feet of any portion of the tract. c. Open space locations and dimensions. d. Location of major site features, such as existing stone walls, fences, large trees and rock outcroppings. e. All existing and proposed structures on the property. f. All existing and proposed driveways, walkways and parking areas. g. All bordering streets and/or highways; h. Contours of elevation at intervals of no more than two feet. 	Provided

10.5 Site Plan Review			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		<p>i. All existing and proposed wells and septic systems.</p> <p>j. Existing and proposed drainage patterns and stormwater drainage calculations.</p> <p>k. All proposed stormwater management devices including but not limited to inlets, pipes, swales, and infiltration, retention and detention devices.</p> <p>l. Existing and proposed landscaping; limits of clearing; erosion and sediment control to be used during construction.</p> <p>m. Existing and proposed lighting, including heights, fixtures, and types of lighting.</p> <p>n. Other physical and topographical features of the property including but not limited to streams, ponds, floodplains and wetlands.</p> <p>o. An arrow indicating magnetic North.</p> <p>p. Two locus maps showing the location of the property. One shall be an enlarged section of a United States Geological Survey Map, and the other shall be a copy of the current Great Barrington Zoning Map, each indicating the location of the property by arrow or other suitable mark.</p>	
10.5.3.2	Submittal Requirements	2. The application shall be signed by the owner or owners of the property in question or, if the applicant is other than the owner of the property, shall be signed by the applicant and shall be accompanied by a letter from the owner	App. Signed by Owner

10.5 Site Plan Review			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		authorizing the applicant to apply for the building permit or special permit. Said application shall also be accompanied by all appropriate fees. For the purposes of this section, an "owner" shall be defined as a person, corporation, partnership or other legal entity having a legal or equitable interest in the property.	
10.5.3.3	Submittal Requirements	<p>3. Traffic Impact Assessment. The purpose of a traffic impact assessment is to document existing traffic conditions (both vehicular and pedestrian) in the vicinity of the proposed project, to describe the volume and effect of projected traffic generated by the proposed project, and to identify measures proposed to mitigate any adverse impacts on traffic. The Planning Board may request a traffic study for any project. A traffic study may be required upon request for all projects with one or more of the following characteristics: Projects that propose 30 or more parking spaces pursuant to Section 6.1; or, Projects expected to generate 100 trip-ends or more per day; or Projects containing frontage and/or access on a numbered highway. The traffic impact assessment shall be performed by a certified traffic engineer in accordance with Massachusetts Executive Office of Energy and Environmental Affairs, Division of Transportation Guidelines for Traffic Impact Assessments and shall contain the following:</p> <p>a. Existing traffic conditions: average daily and peak hour volumes, average and peak speeds, sight distances, accident data, and levels of service (LOS) of</p>	Traffic Report Attached

10.5 Site Plan Review			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		<p>intersections and streets likely to be affected by the proposed development. Generally, such data shall be presented for all streets and intersections adjacent to or within 1,000 feet of the projected boundaries, and shall be no more than six months old at the date of application.</p> <p>b. Information regarding existing pedestrian and bicycle circulation and ways and existing transit service and facilities such as bus stops, pull-outs and shelters shall be provided.</p> <p>c. Projected traffic conditions for design year of occupancy: statement of design year of occupancy, background traffic growth on an annual average basis, and impacts of proposed developments which have already been approved in part or in whole by the Town.</p> <p>d. Projected impact of proposed development: projected peak hour and daily traffic generated by the development on roads and ways in the vicinity of the development.</p> <p>e. Sight lines at the intersections of the proposed driveways and streets.</p> <p>f. Existing and proposed traffic controls in the vicinity of the proposed development; proposed pedestrian and bicycle ways and design elements to maximize pedestrian and bicycle safety and usage.</p> <p>g. Proposed transit design elements to maximize transit safety and</p>	

10.5 Site Plan Review			
Section	Description	Requirement	Proposed/Comment/Waiver Request
		<p>usage; and projected post-development traffic volumes and Level of Service (LOS) of intersections and streets likely to be affected by the proposed development.</p> <p>h. Increases in vehicular traffic on adjacent public ways, including impact on existing traffic signals, and, if indicated, a plan to remediate identified deficiencies.</p> <p>i. Proposed measures to minimize traffic conflict and mitigate any affected intersections or ways.</p>	

GREAT BARRINGTON SPECIAL PERMIT & SITE PLAN REVIEW APPLICATION

Municipal Impact Report

Special Permit & Site Plan Review Application

For Proposed Alteration of a Pre-Existing, Non-Conforming Use and Related Site Work

Map 21, Lot 3 & Map 18, Lots 111 & 113,

29 and 27 Lewis Ave, 0 West Ave, and 23 Lewis Ave, Great Barrington, MA

GENERAL

The applicant, Fairview Hospital, is requesting a Special Permit from the Great Barrington Zoning Board of Appeals and Site Plan Review from the Great Barrington Planning Board to allow construction of an approximately 50,000 square foot addition to Fairview Hospital located at 29 and 27 Lewis Ave (Map 21, Lot 3 & Map 18, Lots 111 & 113), in Great Barrington. This construction will be located to the east of the existing hospital and consist of a 2-story 44,000 square-foot addition (22,000 sf per floor) and an additional 6,000 square feet of space housing a public connector and staff connector between the existing hospital building and the new addition, and a new MRI prefab building.

DIMENSIONAL REQUIREMENT EXISTING AND PROPOSED

The project affects 15.54 acres owned by Fairview Hospital with 14.45 acres located within the R-2 Acreage Residential, with accessory uses and structures located on contiguous land consisting of approximately 1.09 acres within the R-1-A Medium Density Residential Zoning District. Lot requirements per the Great Barrington Zoning Bylaw for each district are as follows:

	R2 Required	Existing	Proposed
Minimum Lot Area	43,560 sq. ft. (1 acre)	629,378 sq. ft.± (14.45 acres)	No Change
Width	150 ft.	696.8 ft. ±	No Change
Minimum Front Yard	50 ft.	181.1 ft. ±	31.3 ft. ±
Minimum Side Yard	20 ft.	6.2 ft. ± (East) 112.1 ft. ± (West)	No Change
Minimum Rear Yard	30 ft.	217 ft. ±	No Change
Maximum Lot Coverage by Buildings	20%	6.1% ±	9.8% ±
Stories	2.5	< 3	< 3
Height	35 ft.	< 35 ft.	< 35 ft.

	R1A Required	Existing	Proposed
Minimum Lot Area	10,000 sq. ft.	47,700 sq. ft.± (1.09 acres)	No Change
Width	100 ft.	328.2 ft. ± (Lot 29)	No Change
Minimum Front Yard	25 ft.	79.6 ft. ± (Lot 29)	No Change
Minimum Side Yard	20 ft.	164.9 ft. ± (North) 125.6 ft. ± (South) (Lot 29)	No Change
Minimum Rear Yard	30 ft.	35.5 ft. ± (Lot 29)	No Change
Maximum Lot Coverage by Buildings	20%	4.4% ±	No Change
Stories	2.5	< 3	< 3
Height	35 ft.	<35 ft.	< 35 ft.

Property Overview

The Applicant’s existing lots consists of approximately 677,078 square feet (15.54 ± acres) of land. The campus currently houses three main existing buildings with associated water, sewer, private utilities, etc. The three main buildings include:

- The Hospital, with inpatient beds, Emergency Room, Surgery Center, etc.
- The Medical Office Building with four separate doctor’s practices/offices
- Southern Berkshire EMS building

The existing hospital use, which commenced in 1913, is a pre-existing nonconforming use, with the facilities operating as a hospital within zones R2 and R1A.

The properties’ main entrance comprised of two legs (one for access and one service leg) is located off of Lewis Avenue with a second entrance off of West Avenue.

According to FEMA Flood Panel 250024 0012 B dated July 19, 1982, no portion of the property is located within the 100-year floodplain.

No portion of the site is within any Natural Heritage & Endangered Species Program area of Estimated or Priority Habitat and no Potential or Certified Vernal Pools are found on the property.

There are no areas of Bordering Vegetated Wetland (BVW) located within the project boundary. No work is proposed within 100 feet of any delineated wetlands.

PROPOSED PROJECT SCOPE

Fairview Hospital intends to build a state-of-the-art new building on their campus to the east of their existing building with a public lobby and a back of house pedestrian corridor connecting the existing building to the new 2-story building. The upper level of the new building will be at the same elevation as the existing building "Ground Floor" and the lower level will be a new level below the ground floor approximately 21'. The addition will contain approximately 50,000 square feet with an approximately 44,000 sf (2 floors of 22,000 sf) outpatient hospital building in Great Barrington, MA with approximately 6,000 square for the corridors/connectors and an MRI cassette (prefab) building. The new building will add no new services other than the MRI cassette attached to the new building with a connecting corridor.

The following departments will be moved out of the existing hospital building and into the new building: Emergency Department (10 Treatment Rooms, 1 Trauma Room and 1 Triage Room) & Imaging Department (CT/2 Gen Rad/Mammo/2 Ultrasound Rooms/Bone DEXA Scan/MRI cassette) on the Lower Level. The Ground (Upper) Level includes Perioperative Services (4 OR's with 1 as Endo, 12 Prep/Recovery, 4 PACU), Sterile Processing Department (SPD), and Mechanical/ Electrical spaces. A new two ambulance drive is also included.

A key feature of the design is a central exterior Courtyard between the existing hospital and the new construction expansion, and serves as a unifying wayfinding element, along with capturing the opportunity for additional daylight into the buildings.

Minimal remodel is included to facilitate tie-in from the new construction expansion to the existing hospital. A future phase will include renovations/remodeling within the existing hospital after the uses described above are moved into the addition.

Parking lots will be constructed to the east (42 stalls) and southeast (70 stalls) of the proposed building. Existing parking lots to the south will be updated to increase efficiency and parking count. Major deciduous trees will be planted in parking lot islands to reduce heat island effect. Existing landscape buffers along residential properties to the east and north will be enhanced with major deciduous trees, evergreen trees, and shrubs.

The new approximately 44,000 square foot building will be a two-story, protected steel frame, fully sprinklered structure with associated site improvements and modifications for parking and rearrangement of patient/ambulance entry drive. The new lobby connector element and exterior canopies will be constructed with heavy timber structure. The back of house pedestrian walkway will be protected steel frame structure and fully sprinklered. There will be a covered ambulance drop-off bay to cover 2 ambulances.

Fairview Hospital, Berkshire Health Systems and the Great Barrington community each place great value in and take pride in their beautiful natural environment and surroundings, their waterways and impressive, established woods and trees. Toward this end, the addition is sited to take advantage of the existing topography of the campus thereby reducing the impact on the site and the Hospital will pursue sustainable solutions including LEED Silver Certification for the new building.

ZONING REQUIREMENTS

The primary applicable zoning regulations include, but are not limited to:

- Section 5.2 Nonconforming Uses
- Section 7.19.5 Design Review Standards
- Section 10.4 Special Permits
- Section 10.5 Site Plan Review

MUNICIPAL IMPACTS**Access**

The properties' existing main entrance (which includes a spur used as a service access) is located off Lewis Avenue with a second entrance off of West Avenue.

The existing Lewis Avenue entrance will be maintained as a service entrance to the facility only. A new 20' wide access road is proposed to be located on the Applicant's property known as 23 Lewis Avenue, Map 18, Lot 113, which is contiguous with the existing campus. This new curb cut will be enter only and serve as the primary access for the facility. The new entrance will be equipped with a landscaped berm, additional trees and bushes, and a 6' cedar fence to provide privacy to abutters.

The West Avenue drive will remain open for ingress to and egress from the Hospital campus.

Parking

The hospital premises has 186 existing parking spaces with 11 handicapped spaces. The Applicant proposes 343 total parking spaces which will be dispersed throughout the site in strategic locations both for patients' convenience and in suitable geographical areas balancing the goals of safety and convenience.

Section 6.1.2. of the Great Barrington Zoning Bylaw establishes the off-street parking requirements for hospital use: one (1) parking space for each bed and for Professional offices, medical, dental or similar use: five (5) spaces for each professional occupant in the building. The required number of parking spaces is calculated as follows:

Required Parking (per zoning requirements):**Hospital:**

- hospital beds: 25 beds = 25 parking spaces
- number of professional occupants: 53 professional occupants = 265

Medical Office Building:

- number of professional occupants: 4 professional occupants = 20 spaces

Ambulance Garage:

- number of professional occupants (EMS): 2 professional occupants = 10

TOTAL REQUIRED PARKING: 320 spaces

Proposed Parking:

The proposed addition will not increase the parking requirements of the existing site as no increased demand is proposed. However, the hospital currently experiences parking shortages and uses open field/lawn areas for overflow parking. Based on the current parking demand/requirements of the facility the project proposes an increase in parking above the 320 required spaces outlined above with the following:

- 322 nonhandicapped spaces
- 21 handicapped spaces

TOTAL PROVIDED PARKING: 343 spaces

As noted above, the 343 proposed parking spaces will be dispersed throughout the site in strategic locations both for patients’ convenience and in suitable geographical areas. See Proposed Site Plan attached at Tab 11. The 18 handicapped spaces are provided along the south and east sides of the hospital located near all main entrances, with 3 additional handicapped spaces located in front of the new building. Accessible walkways that meet applicable grading requirements will accompany the spaces.

The area between the proposed parking areas and the required parking setback will be landscaped and maintained in accordance with the Great Barrington Zoning Bylaw requirements. See Site Plan and Landscape Plan at Tab 11.

Utilities

Electric/Telephone/Cable

Property is served by existing overhead utilities which will carry over into the proposed additional hospital building.

Proposed Project will either tie into existing, replace or relocated new elec/tel/cable.

Water/Sewer

The facility is served by municipal water and sewer connections off of Lewis Avenue. The following is a comparison (using Title 5 flow rates) of the existing use vs the proposed water/sewer usage at the project:

Use	Maximum Flow (Gal/Day)
Existing Usage Hospital beds (200 gpd/bed) Medical Office Building (100gpd/exam rm) EMS facility*	6,200
Proposed Usage No Change	6,200 (No Change)
Increase(Decrease) in Flow:	0+/- gpd increase

*The Maximum flow was calculated using the number of beds (25) (5,000 Gal/Day) and the number of exam rooms (CT/2 Gen Rad/Mammo, 2 Ultrasound Rooms/Bone Dexa Scan/MRI cassette, 4 OR’s and 4 PACU’s) (12 exam rm) (1,200 Gal/Day).

As shown above, the Project will not increase water and sewer flows. The existing services handle the demand adequately and the proposed work will not negatively impact the demand.

The Project additionally proposes to replace the existing hospital sewer line and run a new sewer line to Lewis Avenue. The new sewer will be an 8” PVC SDR-35 gravity service and a new manhole will be installed at the main in Lewis Avenue.

The existing water main/service is from Lewis Ave, currently with a small diameter service feeding the EMS building off of West St. A new 8” DIP water main will be installed to serve the new facility off of Lewis Ave, along the new accessory use drive at 23 Lewis Avenue. The new 8” DIP water service will allow the facility to provide water from either direction along Lewis Ave.

Additionally, a new fire hydrant will be installed in the campus complex for greater fire protection.

Stormwater Management

Stormwater management will be in accordance with the Great Barrington Zoning Bylaws as well as the Massachusetts Stormwater Standards. Generally, the stormwater system will consist of the following elements:

- Catch Basins with Deep Sumps
- Sediment Separators
- Underground Infiltration Chambers and Detention Chambers
- Stabilized Discharge Areas

With the stormwater elements designed, the site will not exceed pre-development peak rates of runoff, will meet infiltration guidelines and water quality standards.

A Stormwater Report is attached at Tab 9 together with Plans at Tab 11. Detailed hydrologic calculations are available upon request. Below is a summary table of existing and proposed flow rates for the proposed project:

Table A
Summary of Storm Drainage Analysis Comparison of Peak Rates of Runoff
 24-Hour Design Storm Event (Precipitation-inches)

<u><i>South (1R) Drainage Area</i></u>				
	2yr (3.00”)	10yr (4.92”)	25yr (6.12”)	100yr (7.97”)
Pre-Development (Q)	1.32	4.13	6.26	9.90
Post-Development (Q)	0.58	1.48	2.37	5.23
Reduction (cfs)	0.74	2.65	3.89	4.67
(%)	56.06%	64.16%	62.14%	47.17%
<u><i>East (2R) Drainage Area</i></u>				
	2yr (3.00”)	10yr (4.92”)	25yr (6.12”)	100yr (7.97”)
Pre-Development (Q)	0.63	2.54	3.99	6.43

Post-Development (Q)	0.09	1.22	2.91	6.1
Reduction (cfs)	0.54	1.32	1.08	0.33
(%)	85.71%	51.97%	27.07%	5.13%

North (1R) Drainage Area

	2yr (3.00")	10yr (4.92")	25yr (6.12")	100yr (7.97")
Pre-Development (Q)	0.82	2.67	4.01	6.23
Post-Development (Q)	0.78	2.63	3.82	6.01
Reduction (cfs)	0.04	0.04	0.19	0.22
(%)	4.88%	1.5%	4.74%	3.53%

The design and size of the facilities are based on the anticipated runoff from a 2, 10, 25, and 100-year storm event per Great Barrington Zoning Section 9.13.13 Design Standards and MassDEP Stormwater Handbook. Any new development within the watershed would require stormwater controls to mitigate for peak rates of runoff.

Site Lighting & Signage

Lighting infrastructure will be downward directional / shielded to prevent overflow at the property lines. Proposed lighting will conform to the new Town lighting standards. See attached lighting plans at Tab 10.

Solid Waste Disposal

The site is serviced by onsite dumpsters which will remain.

Traffic Impacts

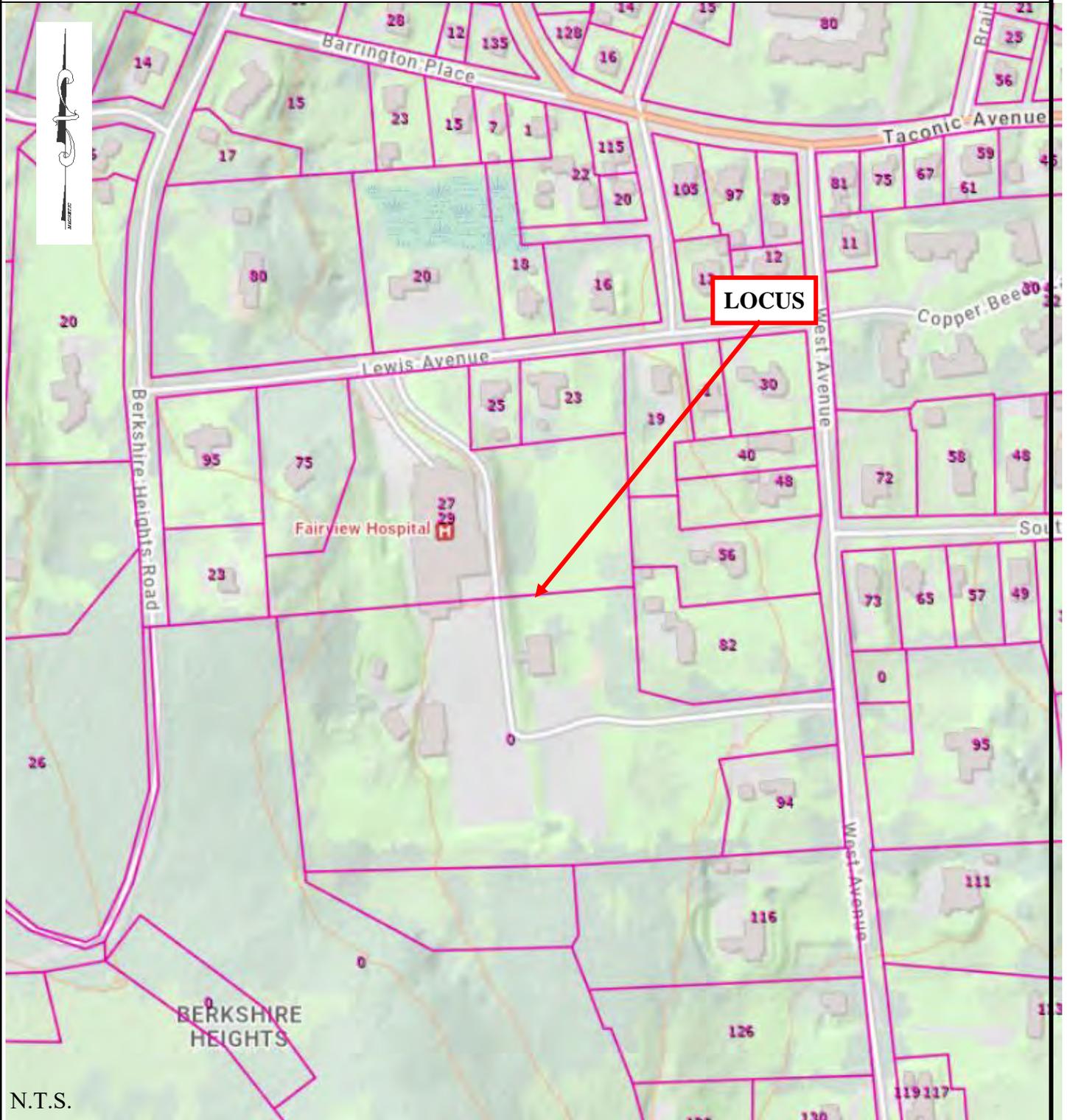
A Traffic Impact Assessment was completed for the proposed Fairfield Hospital renovation project by Pare Corporation.

See Traffic Analysis Attached at Tab 8 for more information.

Wetlands Protection Act

There are no areas subject to the Massachusetts Wetlands Protection Act within the vicinity of the proposed project.

UNITED STATES GEOLOGICAL SURVEY MAP



FORESIGHT LAND SERVICES, INC.
ENGINEERING • SURVEYING • PLANNING

FLS Project #E3085

Exhibit A-1
USGS Great Barrington QUAD, 1987 ed.
Source MASSGIS

27(29) Lewis Ave
Great Barrington, MA

USDA WEB SOIL SURVEY MAP



Map Unit Symbol	Map Unit Name
505D	Nellis loam, 15 to 25 percent slopes
505C	Nellis loam, 8 to 15 percent slopes
514E	Pittsfield and Nellis loams, 25 to 35 percent slopes, extremely stony

N.T.S.

FORESIGHT LAND SERVICES
ENGINEERING • SURVEYING • PLANNING

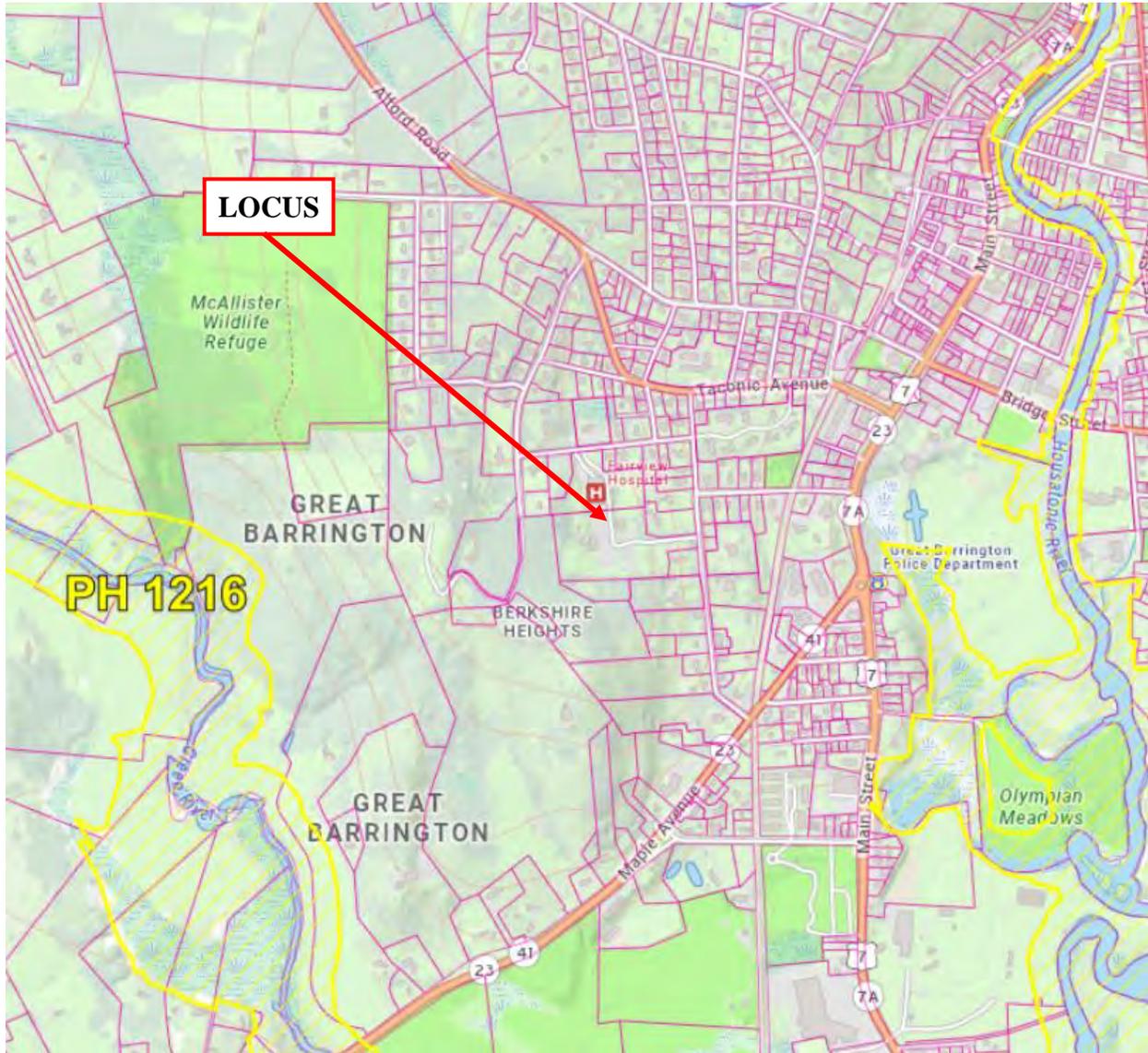
FLS Project #E3085

Exhibit A-2
USDA Web Soil Survey

27(29) Lewis Ave
Great Barrington, MA

PRIORITY HABITATS AND ESTIMATED HABITATS Effective August 1, 2021
Priority Habitats for use with the MA Endangered Species Act Regulations (321 CMR 10)
Estimated Habitats for use with the MA Wetland Protection Act Regulations (310 CMR 10)
Produced by Natural Heritage & Endangered Species Program

MA Division of Fisheries and Wildlife



N.T.S.

FORESIGHT LAND SERVICES
ENGINEERING • SURVEYING • PLANNING

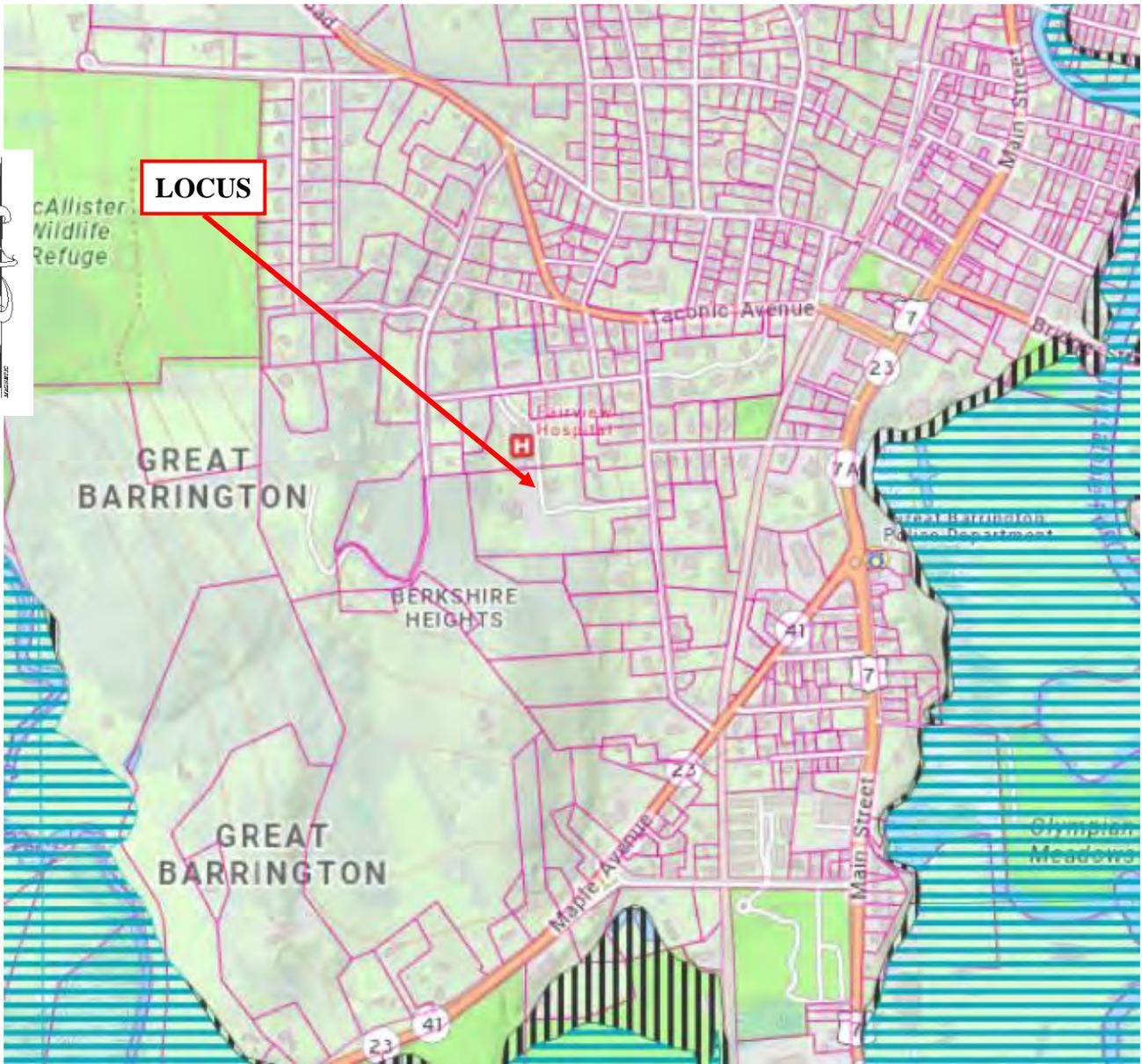


FLS Project #E3085

Exhibit A-3
Priority Habitat Map
USGS Great Barrington QUAD, 1987 ed.
Source MASSGIS

27(29) Lewis Ave
Great Barrington, MA

NATIONAL FLOOD INSURANCE PROGRAM



N.T.S.

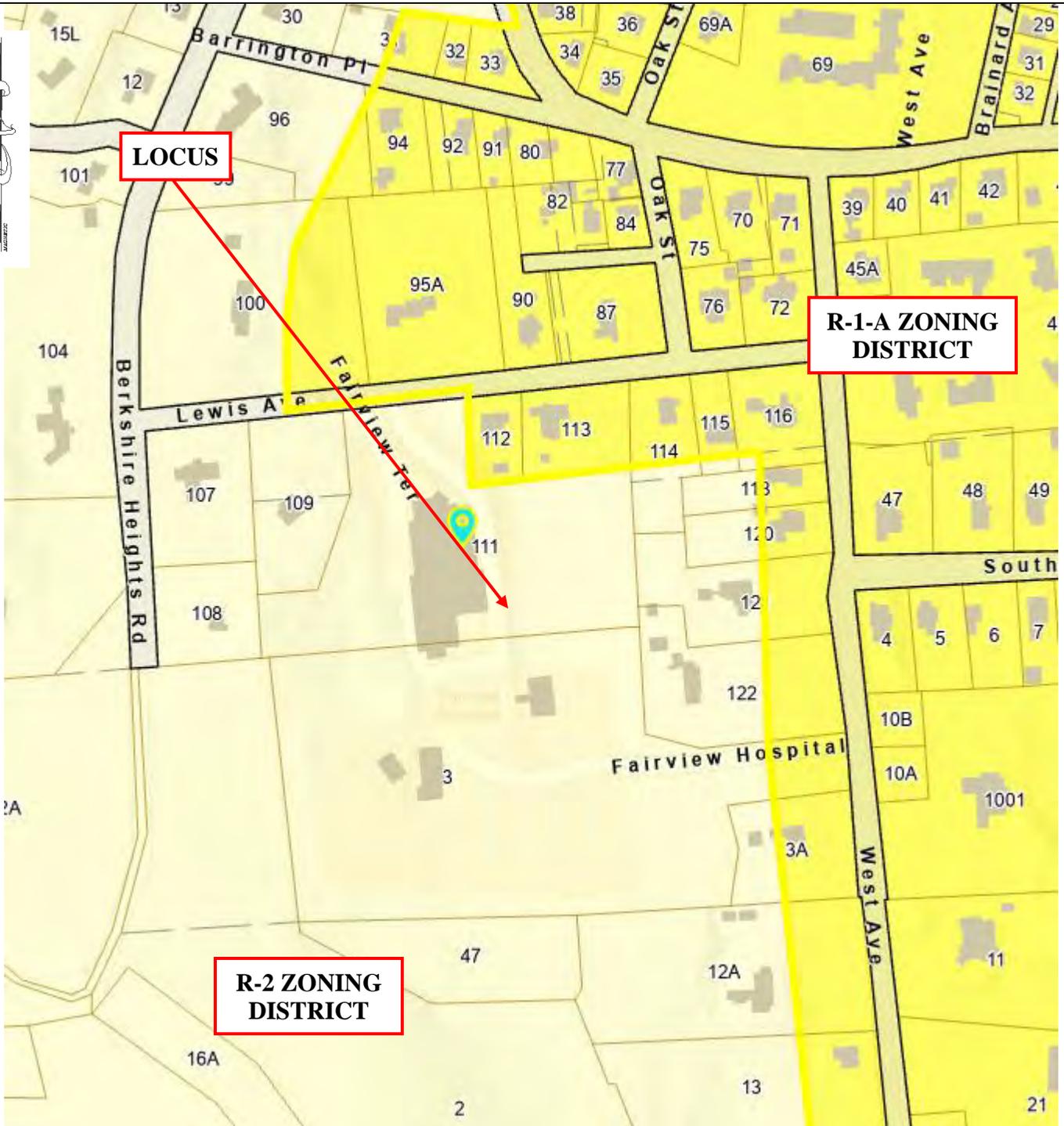
FORESIGHT LAND SERVICES
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FLS Project #E3085

Exhibit A-4
USGS Great Barrington QUAD, 1987 ed.
Source MASSGIS

27(29) Lewis Ave
Great Barrington, MA

TOWN OF GREAT BARRINGTON ZONING MAP



N.T.S.

FORESIGHT LAND SERVICES
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FLS Project #E3085

Exhibit A-6
USGS Great Barrington QUAD, 1987 ed.
Source AxisGIS

27(29) Lewis Ave
Great Barrington, MA

CAI Property Card

Town of Great Barrington, MA



GENERAL PROPERTY INFORMATION	BUILDING EXTERIOR
LOCATION: 27 LEWIS AVE ACRES: 1 PARCEL ID: 018.0-0000-0111.0 LAND USE CODE: 342 CONDO COMPLEX: OWNER: FAIRVIEW HOSPITAL DOCTORS BLDG CO - OWNER: GENERAL ACCOUNTING MAILING ADDRESS: 725 NORTH ST PITTSFIELD, MA 01201-4109 ZONING: R2 PATRIOT ACCOUNT #: 1629	BUILDING STYLE: OFFICE-PRO UNITS: 0 YEAR BUILT: 1975 FRAME: CONC BLOCK EXTERIOR WALL COVER: BRICK VENR ROOF STYLE: FLAT ROOF COVER: TAR+GRAVEL
SALE INFORMATION SALE DATE: BOOK & PAGE: SALE PRICE: SALE DESCRIPTION: SELLER:	BUILDING INTERIOR INTERIOR WALL: AVERAGE FLOOR COVER: CARPET HEAT TYPE: FORCED H/A FUEL TYPE: GAS PERCENT A/C: 100 # OF ROOMS: 0 # OF BEDROOMS: 0 # OF FULL BATHS: 0 # OF HALF BATHS: 4 # OF ADDITIONAL FIXTURES: 0 # OF KITCHENS: 0 # OF FIREPLACES: 0 # OF METAL FIREPLACES: 0 # OF BASEMENT GARAGES: 0
PRINCIPAL BUILDING AREAS GROSS BUILDING AREA: 7,304 FINISHED BUILDING AREA: 7,304 BASEMENT AREA: 0 # OF PRINCIPAL BUILDINGS: 1	ASSESSED VALUES
LAND: 189,900 YARD: 5,000 BUILDING: 1,030,700 TOTAL: \$1,225,600	SKETCH
	PHOTO



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This information is believed to be correct but is subject to change and is not warranted.

CAI Property Card

Town of Great Barrington, MA



GENERAL PROPERTY INFORMATION	BUILDING EXTERIOR	
LOCATION: WEST AVE ACRES: 11.53 PARCEL ID: 021.0-0000-0003.0 LAND USE CODE: 955 CONDO COMPLEX: OWNER: FAIRVIEW HOSPITAL CO - OWNER: MAILING ADDRESS: 29 LEWIS AVE GT BARRINGTON, MA 01230-1796 ZONING: R1A PATRIOT ACCOUNT #: 1994	BUILDING STYLE: UNITS: 0 YEAR BUILT: FRAME: EXTERIOR WALL COVER: ROOF STYLE: ROOF COVER:	
	BUILDING INTERIOR	
<th data-bbox="82 678 967 716">SALE INFORMATION</th> <td data-bbox="967 554 1531 1318" rowspan="5"> INTERIOR WALL: FLOOR COVER: HEAT TYPE: FUEL TYPE: PERCENT A/C: # OF ROOMS: 0 # OF BEDROOMS: 0 # OF FULL BATHS: 0 # OF HALF BATHS: 0 # OF ADDITIONAL FIXTURES: 0 # OF KITCHENS: 0 # OF FIREPLACES: 0 # OF METAL FIREPLACES: 0 # OF BASEMENT GARAGES: </td>	SALE INFORMATION	INTERIOR WALL: FLOOR COVER: HEAT TYPE: FUEL TYPE: PERCENT A/C: # OF ROOMS: 0 # OF BEDROOMS: 0 # OF FULL BATHS: 0 # OF HALF BATHS: 0 # OF ADDITIONAL FIXTURES: 0 # OF KITCHENS: 0 # OF FIREPLACES: 0 # OF METAL FIREPLACES: 0 # OF BASEMENT GARAGES:
<th data-bbox="82 917 967 955">PRINCIPAL BUILDING AREAS</th>	PRINCIPAL BUILDING AREAS	
GROSS BUILDING AREA: 0 FINISHED BUILDING AREA: 0 BASEMENT AREA: 0 # OF PRINCIPAL BUILDINGS: 0		
<th data-bbox="82 1119 967 1157">ASSESSED VALUES</th>	ASSESSED VALUES	
LAND: 129,300 YARD: 1,800 BUILDING: 0 TOTAL: \$131,100		
SKETCH	PHOTO	
<p>NO SKETCH AVAILABLE</p>	<p>NO PHOTO AVAILABLE</p>	



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This information is believed to be correct but is subject to change and is not warranted.

CAI Property Card

Town of Great Barrington, MA



GENERAL PROPERTY INFORMATION	BUILDING EXTERIOR
LOCATION: 23 LEWIS AVE ACRES: 0.77 PARCEL ID: 018.0-0000-0113.0 LAND USE CODE: 955 CONDO COMPLEX: OWNER: FAIRVIEW HOSPITAL CO - OWNER: MAILING ADDRESS: 29 LEWIS AVE GT BARRINGTON, MA 01230-1796 ZONING: R1A PATRIOT ACCOUNT #: 1632	BUILDING STYLE: CONVENTONL UNITS: 1 YEAR BUILT: 1916 FRAME: WOOD EXTERIOR WALL COVER: ASBESTOS ROOF STYLE: GABLE ROOF COVER: ASPHALT
	BUILDING INTERIOR
SALE INFORMATION SALE DATE: 7/12/1990 BOOK & PAGE: 740-274 SALE PRICE: \$90,000 SALE DESCRIPTION: INVOLV CHARI SELLER: ANDREWS	INTERIOR WALL: AVERAGE FLOOR COVER: AVERAGE HEAT TYPE: STEAM FUEL TYPE: OIL PERCENT A/C: 0 # OF ROOMS: 6 # OF BEDROOMS: 4 # OF FULL BATHS: 2 # OF HALF BATHS: 0 # OF ADDITIONAL FIXTURES: 0 # OF KITCHENS: 1 # OF FIREPLACES: 2 # OF METAL FIREPLACES: 1 # OF BASEMENT GARAGES: 0
PRINCIPAL BUILDING AREAS	
GROSS BUILDING AREA: 8,426 FINISHED BUILDING AREA: 5,722 BASEMENT AREA: 1,974 # OF PRINCIPAL BUILDINGS: 1	
ASSESSED VALUES	
LAND: 152,100 YARD: 8,700 BUILDING: 667,200 TOTAL: \$828,000	
SKETCH	PHOTO
	<p>23 LEWIS AVE</p>



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This information is believed to be correct but is subject to change and is not warranted.

Commonwealth of Massachusetts. April 1st, 1912. Then personally appeared the above-named William F. Crippen and acknowledged the foregoing instrument to be his free act and deed, before me, A. Chalkley Collins, Justice of the Peace. Received April 3, 1912 at 11-30 A.M. and recorded from the original.

By *Malcolm Douglas* register.

William Turtle et al., Exrg. KNOW ALL MEN BY THESE PRESENTS, that we, William Turtle, of Pittsfield, in the County of Berkshire and Commonwealth of Massachusetts, and Frank H. Wright of Great Barrington, in said County and Commonwealth, Executors of the last will of Mary A. Mason, late of said Great Barrington, deceased, which will was duly proved and allowed by the Probate Court for said County, on January 4, 1911, do by virtue and in execution of the power to us given in and by said will and of every other power and authority us hereto enabling, and in consideration of the sum of One Dollar and other valuable consideration to us paid by Fairview Hospital, a charitable corporation, duly organized under the laws of Massachusetts, and located at said Great Barrington, the receipt whereof is hereby acknowledged, hereby grant, bargain, sell, convey, pay, assign and deliver unto the said Fairview Hospital, certain real estate situated west of West Avenue, in the village and town of said Great Barrington, composed of eight separate parcels together forming one body, bounded and described as follows: FIRST: A certain tract or parcel of land, situated on the west side of West Avenue, in the village and town of said Great Barrington, bounded north by land formerly of Clementine L. Studwell; east by land formerly of said Studwell, said West Avenue and land formerly of Minerva N. Tobey; south by land formerly of said Tobey and land formerly of Edith P. Savile and west by land formerly of said Tobey and land conveyed by Henrietta J. Hatch to said Mary A. Mason, et al, the premises hereby conveyed being more particularly described as follows: Beginning at the south-east corner of land formerly of Clementine L. Studwell in the west line of said West Avenue, being the north-east corner of lot No. 19, of "Pierce Lots" so called, as shown by map or "Plan of Pierce Lots", filed and recorded in the registry of Deeds at said Great Barrington, in Book 91, page 330; thence north eighty-eight and one-half (88 1/2) degrees west, sixteen (16) rods, to the north-west corner of said Lot No. 19; thence northwesterly, continuing in the south line of said Studwell's land, to the north-east corner of land formerly of Henrietta J. Hatch; thence south seven (7) degrees west, twenty (20) rods and two (2) links, to the south-east corner of land formerly of Minerva N. Tobey; thence south eighty-five (85) degrees east, three (3) rods to the south-west corner of the house lot formerly of said Tobey; thence north seven (7) degrees east, eight (8) rods and fourteen (14) links to the north-west corner of the house lot formerly of said Tobey; thence easterly in the north line of said Tobey house lot, and in the south line of Lot No. 20, of Pierce Lots aforesaid, to the west line of said West Avenue; thence northerly on said West Avenue, ten (10) rods, to the place of beginning; being all and the same premises embraced and described in a deed from Andrew L. Hubbell to Harriet D. Hatch, dated July 12, 1869, and recorded in the Registry of Deeds in said Great Barrington, in Book 127, page 240; also all of the same premises embraced and described in a deed from Billy H. Hatch to said Harriet D. Hatch, dated April 14, 1871, and recorded in said Registry in Book 129, page 138; excepting such portion of the land embraced in the last described deed as the said Harriet D. Hatch conveyed to Marcus E. Tobey, by deed recorded in said Registry in Book 145, page 208, and to William Stanley, Jr., by deed recorded in said Registry in Book 162, page 159; to all of which deeds or the records thereof, and the deeds therein referred to, reference may be had. ALSO being the same premises conveyed by deed of Harriet D. Hatch to H. Hobart Mason and Mary A. Mason, his wife, dated December 6, 1895 and recorded in said registry in Book 175, page 49. SECOND: -A certain tract or parcel of land with buildings thereon, situated in the westerly part of the village and in the town of said Great Barrington, bounded and described as

For Decision See BK 1061 Pg. 267

For Notice of Land See BK 1404

99

For Permit See BK 157a Pg 31a & BK 161a Pg 20 + BK 2069 Pg 186

follows:-North by land of said Mary A.Mason; east by West Avenue; south by land formerly of Edith P.Savile and land formerly of Mary J.Tuller and west by land formerly of said Tuller. Containing five acres, more or less. Being the same premises which were conveyed to Minerva N.Tobey, by two several deeds, one from Frank H.Wright, dated December 21, 1876 and recorded in the registry of Deeds at said Great Barrington, in book 145, page 324, the other from H.Hobart Mason and Mary A.Mason, dated January 25, 1896 and recorded in said registry in Book 169, page 322. Save and except only the narrow strip of land conveyed by the said Minerva N.Tobey to H.Hobart mason and Mary A.Mason, by deed dated January 25, 1896 and recorded in said Registry in Book 169, page 321, to all of which deeds, the record thereof and the deeds therein referred to, reference may be had. Also being the same premises conveyed by deed of Minerva N.Tobey to H.Hobart mason and Mary A.Mason, his wife, dated October 23, 1897, and recorded in said Registry in Book 174, page 224.

THIRD: A certain tract or parcel of land situated in the village and town of said Great Barrington, bounded north by land formerly of Martha W.Hubbell; east by land conveyed by Harriet D.Hatch to said Mary A.Mason et al; south by land formerly of Minerva N.Tobey and west by land formerly of Alfred Peck, deceased, and more particularly described as follows:-beginning at the north-east corner of land formerly of said Minerva N.Tobey; thence in line of land formerly of Harriet D.Hatch north, seven (7) degrees east, seven (7) rods and seventeen (17) links, to the south east corner of land formerly of Martha W.Hubbell; thence in south line of land formerly of said Hubbell, north eighty-five (85) degrees west, forty-one (41) rods and twenty-one (21) links; thence in line of land formerly of Alfred Peck, deceased, south two (2) degrees west seven (7) rods and seventeen (17) links, to the northwest corner of land formerly of Minerva N.Tobey; thence in line of land formerly of said Tobey, south eighty-five (85) degrees east, forty-one (41) rods, to the place of beginning. Being the same premises conveyed by deed of Henrietta J.hatch to H.Hobart mason and Mary A.Mason his wife, dated December 6, 1895, and recorded in the registry of Deeds at said Great Barrington, in Book 171, page 599.

FOURTH: A certain tract or parcel of land situated in the westerly part of the village and town of said Great Barrington, bounded and described as follows: beginning at a blue stone set in the ground in the west line of West Avenue, located now beneath the sidewalk on said Avenue; being the north-east corner of land of Jessie H.C.Pringle, thence westerly in the north line of land of said Pringle, two hundred and sixty-four (264) feet, to the north-west corner of the land of said pringle and the north-east corner of land of Elizabeth E.Deland; thence westerly in the north line of land of said Deland, ninety-three and sixty-one hundredths (93.60) feet to the northwest corner of the land of said Deland thence southerly in the west line of the land of said Deland, two hundred and thirty-one and ten one-hundredths (231.10) feet to a stone set in the ground at the north-west corner of land recently purchased by James McEnery from Clementine L.Studwell; thence continuing southerly on the west line of the land of said McEnery, two hundred and thirty-four and forty-five one-hundredths (234.45) feet to a stone set in the ground in the north line of other land of said Mary A.Mason, said stone being set at the north-east corner of land purchased by said Mary A.Mason from Harriet D.Hatch, dated December 6, 1895; thence westerly in the north line of the said land of Mary A.Mason forty-one (41) rods and twenty-one (21) links, to land now of A.Chalkley Collins; thence northerly on the east line of said Collins' land and land of Parley A.Russell to a stake and stones located in the angle of a rail fence; thence on land of said Russell, south eighty-four (84) degrees east, two hundred and forty-four (244) feet to a set marble marker; thence continuing on land of said Russell, south eighty-five degrees (85°) east, two hundred and fourteen (214) feet to a set marble marker; thence on land of said Russell, land of Darragh Delancey, land of Alice H.Whiting and land of Elizabeth A.Stanley, 619.2 feet to a set marble marker standing in the westerly line of West Avenue, at the south-easterly corner of the house-lot of said Stanley, which stone is loc-

ated thirty and one-half (30 1/2) feet northerly from the south face of the blue stone at place of beginning;thence southerly on West Avenue,thirty and one-half (30 1-2) feet to place of beginning.Being the same premisses conveyed by deed of Martha W.Hubbell to Mary A.Mason,dated July 15,1903,and recorded in said Registry in Book 190,page 201.FIFTH:A ll that certain piece tract or parcel of land situated in the village and town of said Great Barrington,on the southerly side of Lewis Avenue,bounded and described as follows:Beginning at a marble monument in the south line of Lewis Avenue,at the northwesterly corner of land formerly of Clarence E.Culver;thence westerly on said Lewis Avenue,243 feet to a marble monument thence southerly in a line parallel with the westerly line of land of said Culver,and two hundred and forty three (243) feet distant therefrom,to land of said Mary A.Mason conveyed to her by Martha W. Hubbell;thence easterly on the land of said Mary A.Mason conveyed to her by said Martha W. Hubbell,two hundred and forty-three (243) feet to the south-westerly corner of land of said Culver;thence northerly on said Culver's land about one hundred fifty-eight (158) feet to the place of beginning,including the westerly portion of lot No.9,all of Lot No.12,and a strip westerly of lot No.12,reference being had to the plan of building lots of Parley A.Russell,recorded in the Registry of Deeds at said Great Barrington in Book 174,page 42,for further particulars.Being the same premises conveyed by deed of Parley A.Russell to Mary A.Mason,dated January 26,1906,and recorded in said Registry in Book 194,page 244.SIXTH:A narrow strip of land situated in said Great Barrington,west of West Avenue,and south of and adjoining land conveyed to said Mary A.Mason et al,by Henrietta J.hatch,by deed dated December 6,1895,bounded and described as follows:Beginning at the south-west corner of the land formerly of said Henrietta J.Hatch above described and northwest corner of land of said Minerva N.Tobey,marked by intersection of the division ~~xxxx~~ fence and a stone wall;thence in south line of said Henrietta J.Hatch land,south eighty-two (82) degrees and fifty (50) minutes east,six hundred and eighty-three and four-tenths (683.4) feet,to the south-east corner thereof;thence in west line of land conveyed by Harriet D.Hatch,by deed dated December 6,1895,south eight(8) degrees and fifty (50) minutes west,ten (10) feet,to a stone set in the ground;thence north eighty-two (82) degrees and fifty (50) minutes west,six hundred and eighty-two and eight-tenths (682.8) feet to a point in said stone wall,ten (10) feet south of the place of beginning,marked by a marble stone;thence in line of said wall,north (5) degrees and fifteen (15) minutes east,ten (10) feet to place of beginning.Containing six thousand eight hundred and thirty-one (6831) square feet of land,more or less,being the same premises conveyed by deed of Minerva N.Tobey to H.Hobart Mason and Mary A.Mason,dated January 25,1896 and recorded in the Registry at said Great Barrington in Book 169,page 321.SEVENTH:A certain small tract of land situated west of West Avenue,in the village and town of said Great Barrington,which was conveyed by the deed of Jane E.Hurlbert et al,to H.Hobart mason,dated November 27,1895,recorded in the registry of Deeds at said Great Barrington in Book 169,page 315.EIGHTH:A certain small tract of land situated west of West Avenue,in the village and town of said Great Barrington,which was conveyed by the deed of Martha W.Hubbell to H.Hobart mason,and Mary A.Mason,dated December 6,1895 and recorded in said registry in Book 169,page 316,to all of which deeds or record thereof,reference may be had.Reference is also made to two other certain deeds recorded in said registry in Book 169,at page 322,and in Book 169,at page 317.ALSO hereby conveying all the furniture now on said premises which was given to said Frank H.Wright,in trust for a hospital, under said will,and FIFTY THOUSAND DOLLARS in money.TO HAVE AND TO HOLD the above granted premises and property,with all the privileges and appurtenances thereto belonging,to the said FAIRVIEW HOSPITAL,its successors and assigns,to its and their own use and behoof forever.IN WITNESS WHEREOF we the said William Turtle and Frank W.Wright,executors as aforesaid,and I, Frank H.Wright,as Trustee as aforesaid,hereunto set our hands and seals,this sixth day of April,in the year one thousand nine hundred and twelve.

Frank H. Wright & seal

William Turtle & seal
Executors

Frank H. Wright & seal
Trustee.

Commonwealth of Massachusetts. April 6, 1912. Then personally appeared the above-named
Berkshire, ss William Turtle and Frank H. Wright, and acknowledged the
foregoing instrument to be their free act and deed, before me, Edward T. Slocum
Justice of the Peace.

Received April 8, 1912 at 10,55 A.M. and recorded from the original.

By

Malcolm Douglas

register.

Marie Soudant KNOW ALL MEN BY THESE PRESENTS, That I, Marie Soudant, of Great
to Barrington, Berkshire County, Massachusetts, the assignee and own
Joseph Iemolini. er of a certain Mortgage given by Joseph Iemolini to Joseph
Soudant, dated April 1, A.D. 1892, and recorded with the Berkshire Southern District registry
of Deeds at Great Barrington, Berkshire County, Massachusetts, in book 168, page 305, do here
by acknowledge that I have received from the mortgagor named in said mortgage, full payment
and satisfaction of the same; and in consideration thereof I do hereby cancel and dis
charge said mortgage, and release and quitclaim unto the present owner of said premises,
his heirs and assigns, forever, the premises thereby conveyed. IN WITNESS WHEREOF I hereunto
set my hand and seal this first day of April, A.D. 1912.

Signed and sealed in presence of.

J. C. Frein

Marie A. Soudant

& seal

Commonwealth of Massachusetts.

Berkshire, ss April 1, 1912. Then personally appeared the above-
named Marie Soudant and acknowledged the foregoing instrument to be her free act and deed
Before me, Joseph C. Frein, Justice of the Peace. Received April 8, 1912 at 11-45 A.M. and
recorded from the original. By *Malcolm Douglas* Regr

William A. Dunham, Admr.

KNOW ALL MEN BY THESE PRESENTS that whereas I

to

William A. Dunham of Sheffield in the Commonwealth of

Edward F. Donsbough Massachusetts, as Administrator of the estate of A.
late of Sheffield village of Ashley falls,
Adele Hotaling, by virtue of a license granted to me on the eighth day of April last
by the probate Court for the County of Berkshire in said Commonwealth, sold the real es
tate of the said deceased, hereinafter described at private sale to Edward F. Donsbough, of
said Sheffield, for the sum of Fifteen hundred dollars. NOW THEREFORE IN CONSIDERATION OF
the said sum of Fifteen Hundred Dollars to me paid by the said Edward F. Donsbough, the
receipt whereof is hereby acknowledged, I do as administrator as aforesaid, and by virtue
of the aforesaid license, hereby grant, bargain, sell, and convey unto the said Donsbough
all the real estate owned by the ~~said~~ late A. Adella Hotaling deceased, situate in the
village of Ashley Falls Mass. and described as follows: Beginning at a stone on the west
side of Main St. on line of the highway and being the northeast corner of land hereby con
veyed, thence in line of said highway southerly (94) ninety-four feet to land of Milton
Roraback estate, thence westerly in line of said Roraback 93 paces or about 279 feet to
the land of A. P. *Thru*; thence northerly in line of said *Thru* land (37) thirty
seven feet to a stone in ground, thence in easterly direction in line of Agnes A. Dunbars
land 82 paces about 246 feet to place of beginning, containing 1/5 one fifth acre more
or less, with buildings thereon, being the same premises deeded to said Hotaling by Lousa
Landon April 9th, 1904, and recorded in registry of Deeds at Gt. Barrington Book 190, page
322. TO HAVE AND TO HOLD the granted premisses with all the privileges and appurtenances
thereto belonging, to the said Edward F. Donsbough, and his heirs and assigns, to their own



1990 00740274

Bk: 740 Pg: 0274 Doc:DEED

Page 1 of 2 07/12/1990 12:00PM

KNOW ALL MEN BY THESE PRESENTS

THAT WE, HUBBEL S. ANDREWS and ANITA DAY ANDREWS, husband and wife, of Lewis Avenue, Great Barrington, Massachusetts, for full consideration paid in the sum of NINETY THOUSAND and 00/100 (\$90,000.00) DOLLARS, grant to FAIRVIEW HOSPITAL, a Massachusetts non-profit corporation with a usual place of business at 27 Lewis Avenue, Great Barrington, Massachusetts 01230, with WARRANTY COVENANTS, the land in Great Barrington, with buildings thereon, bounded and described as follows:

Beginning at a point in the southerly line of said Lewis Avenue at the northeast corner of the premises hereby conveyed and at the northwest corner of land formerly of Clara A. Avery, now or formerly of Frank J. and Gladys S. Brothers; thence north 86 degrees west, in the south line of said Lewis Avenue, 210 feet to land of one Foster; thence in said Foster's line south 6 degrees west, 158 1/2 feet to land formerly of Martha W. Hubbell; thence south 86 degrees east, in the line of said Hubbell land, 210 feet to land formerly of said Avery, now of said Brothers; thence north 6 degrees east, in the line of land of said Brothers, formerly Avery, 158 1/2 feet to the place of beginning. Being all of lot No. 6 and the westerly 70 feet of lot No. 3 as shown on a map filed by Parley A. Russell and recorded in the Southern Berkshire Registry of Deeds in Book No. 174, at Page 42, together with all rights the Grantor may have in the use of Lewis Avenue.

Being all and the same premises conveyed to the grantors herein by deed of Anita Day Andrews dated April 30, 1965 and recorded in the Southern Berkshire Registry of Deeds in Book 347, Page 18.

LOCUS: Lewis Avenue, Great Barrington,
Berkshire County, MA

Witness our hands and seals this 30th day of December, 1989.

James B. McElroy
as to both

Hubbel S. Andrews
Hubbel S. Andrews

Anita Day Andrews
Anita Day Andrews

THE COMMONWEALTH OF MASSACHUSETTS

Berkshire, ss.

December 30, 1989

Then personally appeared the above named Hubbel S. Andrews and acknowledged the foregoing instrument to be his free act and deed before me.

James B. McElroy
James B. McElroy, Notary Public
My Commission Expires: 10-29-93

H: ZANDREW

DEEDS REG 04
BERKS SOUTH
07/12/90

TAX 41.04
CASH 41.04
3533A000 13:59
EXCISE TAX

DEEDS REG 04
BERKS SOUTH
07/12/90

TAX 369.36
CASH 369.36
3534A000 14:00
EXCISE TAX

RECEIVED SOUTHERN BERKSHIRE
REGISTRY OF DEEDS

July 13 1990 AT 3 10:21 P. M.
Gene W. Skoput
REG.

McCOMB, BURTON & BELLA
ATTORNEYS AT LAW
100 MAIN STREET
SOUTH BOSTON, MA 02108



300 feet Abutters List Report

Great Barrington, MA

August 22, 2025

Subject Properties:

Parcel Number: 18-111-0
PIN: 018.0-0000-0111.0
Property Address: 27 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL DOCTORS BLDG
GENERAL ACCOUNTING
725 NORTH ST
PITTSFIELD, MA 01201-4109

Parcel Number: 18-111-0
PIN: 018.0-0000-0111.X
Property Address: 29 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Abutters:

Parcel Number: 18-100-0
PIN: 018.0-0000-0100.0
Property Address: 80 LEWIS AVE

Mailing Address: 80 LEWIS AVE LLC
80 LEWIS AVE
GT BARRINGTON, MA 01230-1722

Parcel Number: 18-103-0
PIN: 018.0-0000-0103.0
Property Address: 30 BERKSHIRE HEIGHTS RD

Mailing Address: BAUGHMAN JOHN F & CAROLINE A
325 WEST FREEMASON ST
NORFOLK, VA 23510-1207

Parcel Number: 18-107-0
PIN: 018.0-0000-0107.0
Property Address: 95 LEWIS AVE

Mailing Address: STEVEN DIDIER
95 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-108-0
PIN: 018.0-0000-0108.0
Property Address: 23 BERKSHIRE HEIGHTS RD

Mailing Address: ANSBRO JANET
23 BERKSHIRE HEIGHTS RD
GT BARRINGTON, MA 01230-1543

Parcel Number: 18-109-0
PIN: 018.0-0000-0109.0
Property Address: 75 LEWIS AVE

Mailing Address: TAYLOR PETER H & STEPHANIE H
75 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-112-0
PIN: 018.0-0000-0112.0
Property Address: 25 LEWIS AVE

Mailing Address: HORNICK MARGARET H
25 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-113-0
PIN: 018.0-0000-0113.0
Property Address: 23 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Parcel Number: 18-114-0
PIN: 018.0-0000-0114.0
Property Address: 19 LEWIS AVE

Mailing Address: FAVALORO KATHLEEN VOUGHT
CHRISTOPHER A
PO BOX 12
GT BARRINGTON, MA 01230-0012

Parcel Number: 18-115-0
PIN: 018.0-0000-0115.0
Property Address: 1 LEWIS AVE

Mailing Address: FARIA HUGO BRUSSEL GABRIELLE
1 LEWIS AVE
GREAT BARRINGTON, MA 01230-1713



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300 feet Abutters List Report

Great Barrington, MA

August 22, 2025

Parcel Number: 18-116-0 PIN: 018.0-0000-0116.0 Property Address: 30 WEST AVE	Mailing Address: COONEY JOSEPH O COONEY JESSIE M 30 WEST AVE GT BARRINGTON, MA 01230-1812
Parcel Number: 18-118-0 PIN: 018.0-0000-0118.0 Property Address: 40 WEST AVE	Mailing Address: REINS JENNIE 34 BRIDGE ST #200 GT BARRINGTON, MA 01230-3105
Parcel Number: 18-120-0 PIN: 018.0-0000-0120.0 Property Address: 48 WEST AVE	Mailing Address: REINS JENNIE 34 BRIDGE ST #200 GT BARRINGTON, MA 01230-3105
Parcel Number: 18-121-0 PIN: 018.0-0000-0121.0 Property Address: 56 WEST AVE	Mailing Address: OAKDALE FOUNDATION INC 16 OAK ST GT BARRINGTON, MA 01230-1706
Parcel Number: 18-122-0 PIN: 018.0-0000-0122.0 Property Address: 82 WEST AVE	Mailing Address: SYER BARBARA A TRUSTEE BROOKS DIANE TRUSTEE 12 EASTWOOD DR PLANTSVILLE, CT 06479-1309
Parcel Number: 18-76-0 PIN: 018.0-0000-0076.0 Property Address: 12 LEWIS AVE	Mailing Address: COMERFORD ANN MARIE 12 LEWIS AVE GT BARRINGTON, MA 01230-1714
Parcel Number: 18-82-0 PIN: 018.0-0000-0082.0 Property Address: 22 OAK ST	Mailing Address: BLACKWELL ANTHONY M SEARING ROBIN S 22 OAK ST GT BARRINGTON, MA 01230-1715
Parcel Number: 18-87-0 PIN: 018.0-0000-0087.0 Property Address: 16 LEWIS AVE	Mailing Address: DELMOLINO JOHN BETTY 2994 SE FAIRWAY WEST STUART, FL 34997-6022
Parcel Number: 18-90-0 PIN: 018.0-0000-0090.0 Property Address: 18 LEWIS AVE	Mailing Address: TUCKER DAVID E CLARK CATHERINE A 18 LEWIS AVE GT BARRINGTON, MA 01230-1722
Parcel Number: 18-95-A PIN: 018.0-0000-0095.A Property Address: 20 LEWIS AVE	Mailing Address: KROL AND NAZAROV REALTY LLC 20 LEWIS AVE GT BARRINGTON, MA 01230-1827
Parcel Number: 18-95-A PIN: 018.0-0000-0095.B Property Address: 20 LEWIS AVE	Mailing Address: KROL AND NAZAROV REALTY LLC 20 LEWIS AVE GT BARRINGTON, MA 01230-1827
Parcel Number: 18-95-A PIN: 018.0-0000-0095.C Property Address: 20 LEWIS AVE	Mailing Address: KROL AND NAZAROV REALTY LLC 20 LEWIS AVE GT BARRINGTON, MA 01230-1827



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8/22/2025

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300 feet Abutters List Report

Great Barrington, MA

August 22, 2025

Parcel Number: 18-95-A
PIN: 018.0-0000-0095.D
Property Address: 20 LEWIS AVE

Mailing Address: KROL AND NAZAROV REALTY LLC
20 LEWIS AVE
GT BARRINGTON, MA 01230-1827

Parcel Number: 21-2-0
PIN: 021.0-0000-0002.0
Property Address: BERKSHIRE HEIGHTS RD

Mailing Address: BAUGHMAN JOHN F & CAROLINE A
325 WEST FREEMASON ST
NORFOLK, VA 23510-1207

Parcel Number: 21-2-A
PIN: 021.0-0000-0002.A
Property Address: 26 BERKSHIRE HEIGHTS RD

Mailing Address: GREENBERG JOYCE I
PO BOX 38
GT BARRINGTON, MA 01230-0038

Parcel Number: 21-3-0
PIN: 021.0-0000-0003.0
Property Address: WEST AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796



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8/22/2025

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300 feet Abutters List Report

Great Barrington, MA

August 22, 2025

Subject Property:

Parcel Number: 21-3-0
PIN: 021.0-0000-0003.0
Property Address: WEST AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Abutters:

Parcel Number: 18-103-0
PIN: 018.0-0000-0103.0
Property Address: 30 BERKSHIRE HEIGHTS RD

Mailing Address: BAUGHMAN JOHN F & CAROLINE A
325 WEST FREEMASON ST
NORFOLK, VA 23510-1207

Parcel Number: 18-107-0
PIN: 018.0-0000-0107.0
Property Address: 95 LEWIS AVE

Mailing Address: STEVEN DIDIER
95 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-108-0
PIN: 018.0-0000-0108.0
Property Address: 23 BERKSHIRE HEIGHTS RD

Mailing Address: ANSBRO JANET
23 BERKSHIRE HEIGHTS RD
GT BARRINGTON, MA 01230-1543

Parcel Number: 18-109-0
PIN: 018.0-0000-0109.0
Property Address: 75 LEWIS AVE

Mailing Address: TAYLOR PETER H & STEPHANIE H
75 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-111-0
PIN: 018.0-0000-0111.0
Property Address: 27 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL DOCTORS BLDG
GENERAL ACCOUNTING
725 NORTH ST
PITTSFIELD, MA 01201-4109

Parcel Number: 18-111-0
PIN: 018.0-0000-0111.X
Property Address: 29 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Parcel Number: 18-112-0
PIN: 018.0-0000-0112.0
Property Address: 25 LEWIS AVE

Mailing Address: HORNICK MARGARET H
25 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-113-0
PIN: 018.0-0000-0113.0
Property Address: 23 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Parcel Number: 18-114-0
PIN: 018.0-0000-0114.0
Property Address: 19 LEWIS AVE

Mailing Address: FAVALORO KATHLEEN VOUGHT
CHRISTOPHER A
PO BOX 12
GT BARRINGTON, MA 01230-0012

Parcel Number: 18-118-0
PIN: 018.0-0000-0118.0
Property Address: 40 WEST AVE

Mailing Address: REINS JENNIE
34 BRIDGE ST #200
GT BARRINGTON, MA 01230-3105



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300 feet Abutters List Report

Great Barrington, MA

August 22, 2025

Parcel Number: 18-120-0
PIN: 018.0-0000-0120.0
Property Address: 48 WEST AVE

Mailing Address: REINS JENNIE
34 BRIDGE ST #200
GT BARRINGTON, MA 01230-3105

Parcel Number: 18-121-0
PIN: 018.0-0000-0121.0
Property Address: 56 WEST AVE

Mailing Address: OAKDALE FOUNDATION INC
16 OAK ST
GT BARRINGTON, MA 01230-1706

Parcel Number: 18-122-0
PIN: 018.0-0000-0122.0
Property Address: 82 WEST AVE

Mailing Address: SYER BARBARA A TRUSTEE BROOKS
DIANE TRUSTEE
12 EASTWOOD DR
PLANTSVILLE, CT 06479-1309

Parcel Number: 21-10-A
PIN: 021.0-0000-0010.A
Property Address: WEST AVE

Mailing Address: STONEGATE INC
PO BOX 1090
GT BARRINGTON, MA 01230-6090

Parcel Number: 21-10-B
PIN: 021.0-0000-0010.B
Property Address: WEST AVE

Mailing Address: STONEGATE INC
PO BOX 1090
GT BARRINGTON, MA 01230-6090

Parcel Number: 21-11-0
PIN: 021.0-1101-0011.0
Property Address: 111 WEST AVE

Mailing Address: STONEGATE CONDOMINIUM TRUST, T
PO BOX 1090
GT BARRINGTON, MA 01230-6090

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.A
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.B
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.C
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.D
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.E
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.F
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755



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Great Barrington, MA

August 22, 2025

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.G
Property Address: 116 WEST AVE

Mailing Address: AK BERKSHIRE PROPERTIES LLC
PO BOX 755
LEE, MA 01238-0755

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.H
Property Address: 116 WEST AVE

Mailing Address: REED DEBORAH B
110-11 QUEENS BLVD #26D
NEW YORK, NY 11375-5410

Parcel Number: 21-12-A
PIN: 021.0-0000-0012.I
Property Address: 116 WEST AVE

Mailing Address: CLARIN JOSHUA E & MEREDITH
9354 SW 173RD TER
MIAMI, FL 33157-5724

Parcel Number: 21-13-0
PIN: 021.0-0000-0013.0
Property Address: 126 WEST AVE

Mailing Address: SEGAN MARC H & FRANCINE
1192 PARK AVE #4C
NEW YORK, NY 10128-1314

Parcel Number: 21-16-A
PIN: 021.0-0000-0016.A
Property Address: BERKSHIRE HEIGHTS RD

Mailing Address: HOSOKAWA DAVID A CO-TTEE
HOSOKAWA BEVERLY C CO-TTEE
41 BERKSHIRE HEIGHTS RD
GT BARRINGTON, MA 01230-1543

Parcel Number: 21-2-0
PIN: 021.0-0000-0002.0
Property Address: BERKSHIRE HEIGHTS RD

Mailing Address: BAUGHMAN JOHN F & CAROLINE A
325 WEST FREEMASON ST
NORFOLK, VA 23510-1207

Parcel Number: 21-2-A
PIN: 021.0-0000-0002.A
Property Address: 26 BERKSHIRE HEIGHTS RD

Mailing Address: GREENBERG JOYCE I
PO BOX 38
GT BARRINGTON, MA 01230-0038

Parcel Number: 21-1001-0
PIN: 021.0-3001-0010.0
Property Address: 95 WEST AVE

Mailing Address: TRI CAR REALTY NOMINEE TR ROBERT
HATCH TRUSTEE
949 MAIN ST
GT BARRINGTON, MA 01230-2028

Parcel Number: 21-1001-0
PIN: 021.0-3101-0010.0
Property Address: 95 WEST AVE

Mailing Address: WEAVER JILL M C/O CHRISTOPHER
WEAVER
PO BOX 65
GT BARRINGTON, MA 01230-0065

Parcel Number: 21-1001-0
PIN: 021.0-3103-0010.0
Property Address: 95 WEST AVE

Mailing Address: MERCER JAMES
80 MAPLE AVE SUITE 1
GT BARRINGTON, MA 01230-2211

Parcel Number: 21-1001-0
PIN: 021.0-3201-0010.0
Property Address: 95 WEST AVE

Mailing Address: PROVENZ JESSICA PROVENZ DIANE
PO BOX 544
OTIS, MA 01253-0544

Parcel Number: 21-1001-0
PIN: 021.0-3202-0010.0
Property Address: 95 WEST AVE

Mailing Address: MERCER JAMES J TRUSTEE FAIRVIEW
NOMINEE TRUST
80 MAPLE AVE SUITE 1
GT BARRINGTON, MA 01230-2211



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Great Barrington, MA

August 22, 2025

Parcel Number: 21-1001-0 PIN: 021.0-3204-0010.0 Property Address: 95 WEST AVE	Mailing Address: MERCER JAMES J TRUSTEE FAIRVIEW NOMINNE TRUST 80 MAPLE AVE SUITE 1 GT BARRINGTON, MA 01230-2211
Parcel Number: 21-1001-0 PIN: 021.0-3301-0010.0 Property Address: 95 WEST AVE	Mailing Address: MERCER JAMES J TRUSTEE WESTGOOD REALTY TRUST 80 MAPLE AVE SUITE 1 GT BARRINGTON, MA 01230-2211
Parcel Number: 21-1001-0 PIN: 021.0-3302-0010.0 Property Address: 95 WEST AVE	Mailing Address: MERCER JAMES J TRUSTEE WESTGOOD REALTY TRUST 80 MAPLE AVE SUITE 1 GT BARRINGTON, MA 01230-2211
Parcel Number: 21-1001-0 PIN: 021.0-3303-0010.0 Property Address: 95 WEST AVE	Mailing Address: 6 M INC 80 MAPLE AVE SUITE 1 GT BARRINGTON, MA 01230-2211
Parcel Number: 21-3-A PIN: 021.0-0000-0003.A Property Address: 94 WEST AVE	Mailing Address: MANNION JOHN D 94 WEST AVE GT BARRINGTON, MA 01230-1812
Parcel Number: 21-4-0 PIN: 021.0-0000-0004.0 Property Address: 73 SOUTH ST	Mailing Address: BADEN KENNETH A TRUSTEE BADEN MEG S TRUSTEE 73 SOUTH ST GT BARRINGTON, MA 01230-1815
Parcel Number: 21-5-0 PIN: 021.0-0000-0005.0 Property Address: 65 SOUTH ST	Mailing Address: KELLY RICHARD & LIISA B 65 SOUTH ST GT BARRINGTON, MA 01230-1815
Parcel Number: 21-6-0 PIN: 021.0-0000-0006.0 Property Address: 57 SOUTH ST	Mailing Address: ISAACS PAUL FREDERICK FREDERICK 679 PRESIDENT ST BROOKLYN, NY 11215-1207



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Great Barrington, MA
December 03, 2025

Subject Property:

Parcel Number: 18-113-0
PIN: 018.0-0000-0113.0
Property Address: 23 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Abutters:

Parcel Number: 18-100-0
PIN: 018.0-0000-0100.0
Property Address: 80 LEWIS AVE

Mailing Address: 80 LEWIS AVE LLC
80 LEWIS AVE
GT BARRINGTON, MA 01230-1722

Parcel Number: 18-111-0
PIN: 018.0-0000-0111.0
Property Address: 27 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL DOCTORS BLDG
GENERAL ACCOUNTING
725 NORTH ST
PITTSFIELD, MA 01201-4109

Parcel Number: 18-111-0
PIN: 018.0-0000-0111.X
Property Address: 29 LEWIS AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796

Parcel Number: 18-112-0
PIN: 018.0-0000-0112.0
Property Address: 25 LEWIS AVE

Mailing Address: HORNICK MARGARET H
25 LEWIS AVE
GT BARRINGTON, MA 01230-1713

Parcel Number: 18-114-0
PIN: 018.0-0000-0114.0
Property Address: 19 LEWIS AVE

Mailing Address: FAVALORO KATHLEEN VOUGHT
CHRISTOPHER A
PO BOX 12
GT BARRINGTON, MA 01230-0012

Parcel Number: 18-115-0
PIN: 018.0-0000-0115.0
Property Address: 1 LEWIS AVE

Mailing Address: FARIA HUGO BRUSSEL GABRIELLE
1 LEWIS AVE
GREAT BARRINGTON, MA 01230-1713

Parcel Number: 18-116-0
PIN: 018.0-0000-0116.0
Property Address: 30 WEST AVE

Mailing Address: COONEY JOSEPH O COONEY JESSIE M
30 WEST AVE
GT BARRINGTON, MA 01230-1812

Parcel Number: 18-118-0
PIN: 018.0-0000-0118.0
Property Address: 40 WEST AVE

Mailing Address: REINS JENNIE
34 BRIDGE ST #200
GT BARRINGTON, MA 01230-3105

Parcel Number: 18-120-0
PIN: 018.0-0000-0120.0
Property Address: 48 WEST AVE

Mailing Address: REINS JENNIE
34 BRIDGE ST #200
GT BARRINGTON, MA 01230-3105

Parcel Number: 18-121-0
PIN: 018.0-0000-0121.0
Property Address: 56 WEST AVE

Mailing Address: OAKDALE FOUNDATION INC
16 OAK ST
GT BARRINGTON, MA 01230-1706



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Great Barrington, MA

December 03, 2025

Parcel Number: 18-122-0 PIN: 018.0-0000-0122.0 Property Address: 82 WEST AVE	Mailing Address: SYER BARBARA A TRUSTEE BROOKS DIANE TRUSTEE 12 EASTWOOD DR PLANTSVILLE, CT 06479-1309
Parcel Number: 18-70-0 PIN: 018.0-0000-0070.0 Property Address: 97 TACONIC AVE	Mailing Address: KOTLEN ARNOLD S TRUSTEE ARNOLD S KOTLEN REVOC TRUST 97 TACONIC AVE GT BARRINGTON, MA 01230-1711
Parcel Number: 18-72-0 PIN: 018.0-0000-0072.0 Property Address: 12 WEST AVE	Mailing Address: RHODES MARK RHODES ELISABETH S 12 WEST AVE GT BARRINGTON, MA 01230-1810
Parcel Number: 18-75-0 PIN: 018.0-0000-0075.0 Property Address: 105 TACONIC AVE	Mailing Address: HARRIS DEBORAH HARRIS JAMES 105 TACONIC AVE GT BARRINGTON, MA 01230-1711
Parcel Number: 18-76-0 PIN: 018.0-0000-0076.0 Property Address: 12 LEWIS AVE	Mailing Address: COMERFORD ANN MARIE 12 LEWIS AVE GT BARRINGTON, MA 01230-1714
Parcel Number: 18-82-0 PIN: 018.0-0000-0082.0 Property Address: 22 OAK ST	Mailing Address: BLACKWELL ANTHONY M SEARING ROBIN S 22 OAK ST GT BARRINGTON, MA 01230-1715
Parcel Number: 18-84-0 PIN: 018.0-0000-0084.0 Property Address: 20 OAK ST	Mailing Address: KOWALCZYK MARY LOU KOWALCZYK PETER A 20 OAK ST GT BARRINGTON, MA 01230-1715
Parcel Number: 18-87-0 PIN: 018.0-0000-0087.0 Property Address: 16 LEWIS AVE	Mailing Address: DELMOLINO JOHN BETTY 2994 SE FAIRWAY WEST STUART, FL 34997-6022
Parcel Number: 18-90-0 PIN: 018.0-0000-0090.0 Property Address: 18 LEWIS AVE	Mailing Address: TUCKER DAVID E CLARK CATHERINE A 18 LEWIS AVE GT BARRINGTON, MA 01230-1722
Parcel Number: 18-95-A PIN: 018.0-0000-0095.A Property Address: 20 LEWIS AVE	Mailing Address: KROL AND NAZAROV REALTY LLC 20 LEWIS AVE GT BARRINGTON, MA 01230-1827
Parcel Number: 18-95-A PIN: 018.0-0000-0095.B Property Address: 20 LEWIS AVE	Mailing Address: KROL AND NAZAROV REALTY LLC 20 LEWIS AVE GT BARRINGTON, MA 01230-1827
Parcel Number: 18-95-A PIN: 018.0-0000-0095.C Property Address: 20 LEWIS AVE	Mailing Address: KROL AND NAZAROV REALTY LLC 20 LEWIS AVE GT BARRINGTON, MA 01230-1827



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Great Barrington, MA
December 03, 2025

Parcel Number: 18-95-A
PIN: 018.0-0000-0095.D
Property Address: 20 LEWIS AVE

Mailing Address: KROL AND NAZAROV REALTY LLC
20 LEWIS AVE
GT BARRINGTON, MA 01230-1827

Parcel Number: 21-3-0
PIN: 021.0-0000-0003.0
Property Address: WEST AVE

Mailing Address: FAIRVIEW HOSPITAL
29 LEWIS AVE
GT BARRINGTON, MA 01230-1796



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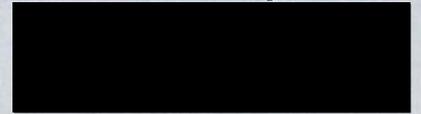
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TRAFFIC IMPACT ASSESSMENT

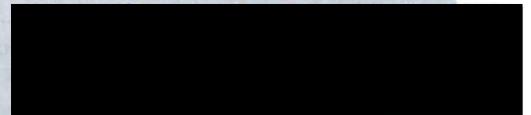
Pare Project No. 25118.00

FAIRVIEW HOSPITAL RENOVATION Great Barrington, Massachusetts

Prepared for:
Berkshire Health Systems



Prepared by:
Pare Corporation



October 2025

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INTRODUCTION

Pare Corporation (Pare) has completed an existing traffic conditions assessment for the proposed Fairview Hospital renovations project for Berkshire Health Systems (Client). The location of Fairview Hospital and the surrounding area is shown in the locus map provided in **Figure 1**.

Fairview Hospital is located on two parcels, 27 and 29 Lewis Avenue, totaling 12.53 acres in Great Barrington, Massachusetts, within the R-2 (Acreage Residential) zone. The facility is a 25-bed hospital that includes a main building along with several separate structures, such as ambulance garages, storage sheds, and medical offices.

Access to Fairview Hospital is provided through three driveways: two on Lewis Avenue (one designated for emergency services and the other serving the main entrance) and one on West Avenue. The campus currently includes approximately 250 parking spaces; however, some of these spaces are difficult to identify due to unclear pavement markings.

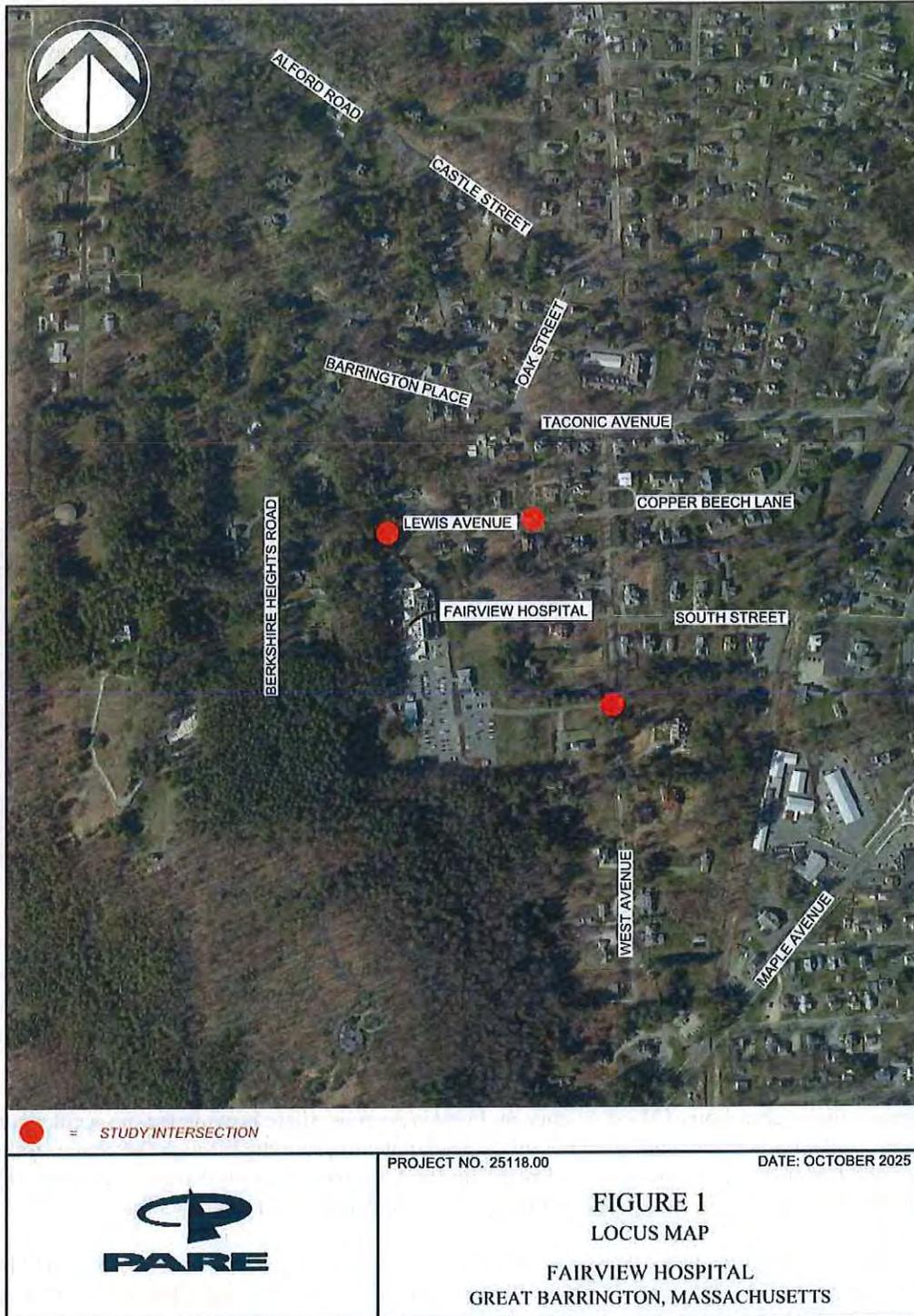
As part of the campus improvement and renovation project, existing building structures will be retained. A new building for the emergency and imaging departments is planned, which will include a new MRI machine and services. No additional hospital beds are expected. Additional parking spaces are proposed to be added, increasing the total parking to approximately 350 spaces.

The improvement and renovation project will also modify the traffic patterns for entering, exiting, and movements within the site. A new entrance-only drive is proposed immediately east of 23 Lewis Avenue. The existing drives to the west will provide a service entrance and an employee entrance. All exiting traffic will flow to West Avenue via the existing site drive. This will also continue to provide for entering traffic from West Avenue. This traffic pattern is consistent with current site traffic movements for the majority of site trips.

This study has been performed in accordance with MassDOT's *Transportation Impact Assessment (TIA) Guidelines*. The study includes an assessment of the existing conditions of the study area, including an inventory of roadway and intersection geometrics, a review of existing vehicle operations, and an analysis of the crash history of the study area. In addition, future (2030) no-build and future (2030) build conditions were analyzed to evaluate potential traffic impacts associated with the proposed renovation and addition on the surrounding roadways.



Figure 1: Locus Map



EXISTING TRAFFIC VOLUMES

A field inventory of the existing conditions within the study area was conducted in August 2025. The study area is defined as the significant roadways and intersections in the vicinity of the site that may be impacted by the renovation of Fairview Hospital. Listed below are the roadways and intersections included in the study area.

Study Area Roadways:

- Lewis Avenue
- West Avenue
- Taconic Avenue

Study Area Intersections:

- Fairview Hospital Driveway at Lewis Avenue (2)
- Fairview Hospital Driveway at West Avenue

Study Area Roadways

Lewis Avenue

Lewis Avenue is classified as a local road under the jurisdiction of the Town of Great Barrington. The roadway extends approximately 0.25 miles in a general east-west direction, from its intersection with Berkshire Heights Road to its intersection with West Avenue. Lewis Avenue accommodates two-way traffic and has an approximate pavement width ranging between 22 feet and 25 feet. The roadway has a non-uniform width that varies throughout its entirety. Currently, the road does not have pavement markings to delineate the travel lanes and shoulders.



Photo 01: View of Lewis Avenue Westbound from West Avenue intersection

According to the Town's zoning map, Lewis Avenue divides the R-1-A and R-2 zoning districts. The main land use along Lewis Avenue is residential, however, it also includes buildings with other uses, such as a dentist's office and Fairview Hospital. Between Berkshire Heights Road and West Avenue, the only other street connecting to Lewis Avenue is Oak Street. Additionally, Lewis Avenue includes two entrances to Fairview Hospital, which will be discussed in the relevant section.

Beginning at the intersection of West Avenue and Lewis Avenue, there is evidence of recent water utility and residential service work with hot mix asphalt patching running through the center of the roadway and towards various parcels until reaching the Fairview Hospital driveway (**Photo 01**). Overall, the roadway conditions are fair with only some moderate pavement cracking.

On the south side of the roadway, there is a 5-foot-wide cement concrete sidewalk accompanied by a 1.5-foot grass buffer that extends along the majority of Lewis Avenue. The sidewalk was constructed in the last couple of years and is in good condition. Americans with Disabilities Act



(ADA) compliant cement concrete pedestrian ramps are located at the West Avenue intersection and are 5 feet wide. On each side of the roadway, hot mix asphalt berm is used to separate the roadway from the grass buffer and sidewalk.



Photo 02: View of Lewis Avenue Eastbound from Berkshire Heights Road Intersection

At the West Avenue intersection, sight distance is limited on both the north and south sides of the roadway. On the north, overgrown vegetation limits sight distance to approximately 150 feet, while the south is limited to about 75 feet by a residential fence and an overhanging tree on the backside of the sidewalk. Vehicles were observed pulling past the stop bar in order to see oncoming traffic on West Avenue.

The Berkshire Heights Road intersection has overgrown vegetation near the edge of the roadway on the north side, restricting the sight distance to approximately 100 feet. The south side has large trees that slightly limit sight distance, but they are set back enough from the edge of the road to not cause significant impacts. This intersection features a grade change, with Berkshire Heights Road being higher than Lewis Avenue.

Lewis Avenue has signage that guides the public to Fairview Hospital. The signs are located at the intersection of Lewis Avenue and West Avenue and the intersection of Lewis Avenue and Oak Street. There is also a stop sign at the West Avenue intersection and signage for emergency vehicles indicating the main entrance to Fairview Hospital. During the field review, no posted speed limits were observed.

West Avenue



Photo 03: West Avenue Sidewalk Built Around Utility Poles and Trees

West Avenue is classified as a local road under the jurisdiction of the Town of Great Barrington. The road spans approximately 0.50 miles in a general north-south direction, stretching from its intersection with Maple Avenue (Route 23/41) to its intersection with Taconic Avenue. West Avenue accommodates two-way traffic and has a total width of about 23 feet, but varies slightly along its extent. The roadway includes a double yellow centerline that separates the travel lanes, which are each approximately 11.5 feet wide. While there are no marked shoulders, both sides of the roadway feature hot mix asphalt berms.

On the west side of the road, there is a 5-foot-wide cement concrete sidewalk with a grass buffer that extends the entire length of West Avenue. The width of the grass buffer varies along the roadway due to the sidewalk being constructed around trees and the elevation being higher than the roadway in some locations (Photo 03). The sidewalk appears to follow the property line in some locations as residential fencing is directly adjacent to the backside of the walk.



Parcels on both sides of West Avenue fall within the R-1-A zoning district, according to the Town's zoning map. Most buildings observed along the road are residential, although some serve other purposes, such as dental and pediatric offices, as well as financial planning services. Multiple roadways intersect with West Avenue, including Lewis Avenue, Cooper Beech Lane, South Street, and one of the entrances to Fairview Hospital.

West Avenue contains signage for hospital and bus routes, speed limits, and stop signs at the intersections with Taconic Avenue and Maple Avenue. There are posted speed limits of 20 mph along the roadway. Hospital signage is located at the intersection of Lewis Avenue and the Fairview Hospital driveway (**Photo 04**). The stop sign at the intersection of West Avenue and Taconic Avenue can be difficult for drivers to see due to being slightly covered by vegetation. During field review, vehicles were observed pulling beyond the stop bar to see oncoming traffic.



Photo 04: West Avenue and Lewis Avenue intersection signage

Taconic Avenue

Taconic Avenue is classified as a major collector under the jurisdiction of the Town of Great Barrington. The roadway spans approximately 0.60 miles in total and travels in the general north-south direction from its intersection with Castle Street and Alford Road to its intersection with St. James Place. The roadway then extends eastward until its intersection with Main Street (RT 7). Most of the buildings along Taconic Avenue fall within the R-1-A zoning district, but a few on the north end of the roadway fall within the R-2 zoning district.

Taconic Avenue accommodates two-way traffic and has a total width that varies between 23.5 feet to 25 feet. The roadway has a non-uniform width that varies along its extent. The roadway features double-yellow centerline pavement markings that separate the travel lanes, which are approximately 11.5 feet wide. The roadway also contains marked shoulders, which are approximately 2 feet wide, to separate the lanes from the edge of the pavement.

There is no existing sidewalk on Taconic Avenue from its westernmost end up to the intersection with Barrington Place. Beyond that point, there is an old concrete sidewalk that varies in width between 3 feet and 4 feet, accompanied by a grass buffer that extends west until just before the intersection with West Avenue. This section of sidewalk is cracked and broken along its length and is generally in poor condition.

Starting from around 89 Taconic Avenue and continuing until the intersection with Castle Street, there is a 5-foot-wide concrete sidewalk with an integral curb. Although this sidewalk has some occasional cracking, it is overall in fair condition.



Taconic Avenue contains signage for hospital and bus routes, bus stop ahead, speed limits, stop signs, slow signs, turning, and low bridge ahead indications. The posted speed limit is 25 mph along its entire length. In addition to standard signs instructing drivers to slow down, there is a flashing beacon with a radar speed display on the north side of the roadway across from 97 Taconic Avenue (**Photo 05**). Besides the speed indications, hospital route signs are positioned at the intersections of West Avenue and Berkshire Heights Road, directing drivers down West Avenue toward Fairview Hospital.



Photo 05: Speed Limit Sign with Radar Speed Display

Route 21 of the Berkshire Regional Transit Authority (BRTA) serves the area and has a stop at Fairview Hospital.

After the intersection of Taconic Avenue and Castle Street, the roadway passes beneath a low bridge that carries a railway on top. There are multiple signs as well as pavement markings warning drivers about the bridge's height clearance of 12 feet. Additionally, the bridge is situated on a horizontal curve of Taconic Avenue. As a result, vehicles were observed slowing down due to both the narrow underpass and the curvature of the road. There is a crosswalk to the west of the bridge, however there were no evident sight distance issues for eastbound or westbound traffic.

At the Saint James Place and Main Street intersection, the roadway widens to a width of 37 feet. On Taconic Avenue, the right lane splits into two lanes divided by a single white line for drivers taking a left or right-hand turn. There is one lane for westbound traffic. The width of the lanes across the roadway is approximately 11.5 feet. There are four street parking spaces on the north side of the road, each with a width of approximately 9.5 feet. One of these spaces is an ADA-compliant parking stall, which includes a cement concrete pedestrian ramp.

Study Area Intersections

Fairview Hospital Driveway at Lewis Avenue

The intersection of the Fairview Hospital driveway with Lewis Avenue forms a three-legged, unsignalized intersection. Lewis Avenue forms the western and eastern legs, while Fairview Hospital's driveway forms the southern leg. The hospital driveway is stop-controlled for exiting turns left and right, while Lewis Avenue traffic operates freely. Fairview Hospital has two driveways accessing the campus from Lewis Avenue. These two driveways currently have separate uses, one for emergency services and the other for the main entrance to the hospital.

Both driveways are in fair condition, apart from cracking at the entrance. The main entrance driveway accommodates two-way traffic and has a driveway opening of approximately 40 feet. The driveway contains a single yellow centerline to divide the two-way traffic, a painted stop bar, and hot mix asphalt berm on both sides (**Photo 06**).

The emergency service driveway accommodates two-way traffic and has a driveway opening of approximately 45 feet. The driveway contains white pavement markings for angled parking as well as yellow painted markings for an emergency fire lane (**Photo 07**). Just past the parking spaces is a one-way lane that leads vehicles to the loading dock and in front of the hospital. The two driveway



openings are separated by cement concrete curbing that is in fair condition except for a broken section at the entrance of both driveways.

The sight line when looking east is unobstructed and extends over 500 feet. Looking west is slightly blocked by trees on the back side of the sidewalk on the south side of the road, but the intersection with Berkshire Heights Road remains visible at approximately 500 feet.



Photo 06: View of Main Entrance for Fairview Hospital on Lewis Avenue



Photo 07: View of Emergency Service Entrance for Fairview Hospital on Lewis Avenue

Fairview Hospital Driveway at West Avenue

The intersection of the Fairview Hospital driveway and West Avenue is a three-legged, unsignalized intersection. West Avenue serves as both the northern and southern legs, while the Fairview Hospital driveway makes up the western leg. Traffic exiting the hospital driveway must stop for both left and right turns, while vehicles on West Avenue can operate freely. This driveway for Fairview Hospital does not serve as the main entrance, as it is also used for the driveway of 94 West Avenue, a residential home. This driveway leads to the lower parking lot which is used for parking at the medical offices.



Photo 08: View of Fairview Hospital Driveway on West Avenue

The hospital driveway accommodates two-way traffic and has a width of 20 feet. Overall, the driveway is in fair condition, with only a few minimal potholes and some cracking at the entrance. Cracks along the roadway have been filled, and there is hot mix asphalt berm on both sides of the driveway. However, there are no pavement markings to indicate separate lanes or shoulders (**Photo 08**).

The entire northern side of the driveway is lined with vegetation. While this vegetation does not significantly impact the sight distance onto West Avenue, the vertical curvature of the road limits visibility to the north to approximately 200 feet. The intersection features a stop sign that is in good condition, however, it is smaller than standard size and is leaning. There is a “Hospital” directional sign on the north side of this driveway directing traffic to Lewis Avenue for the hospital entrance.



Additional Observations

Several additional observations regarding traffic circulation and safety were noted by Pare during the field review and include the following:

- Both the upper and lower parking lots for Fairview Hospital were nearly at full occupancy during field review. This includes parking for the medical offices, hospital staff, and the public.
- On the western side of Fairview Hospital, there is a one-way driveway traveling southbound past the loading dock and towards the parking lots.
- The parking lots for Fairview Hospital appear to be pitched south towards the wooded area beyond the parking lot.
- There are speed bumps in the hospital parking lot.



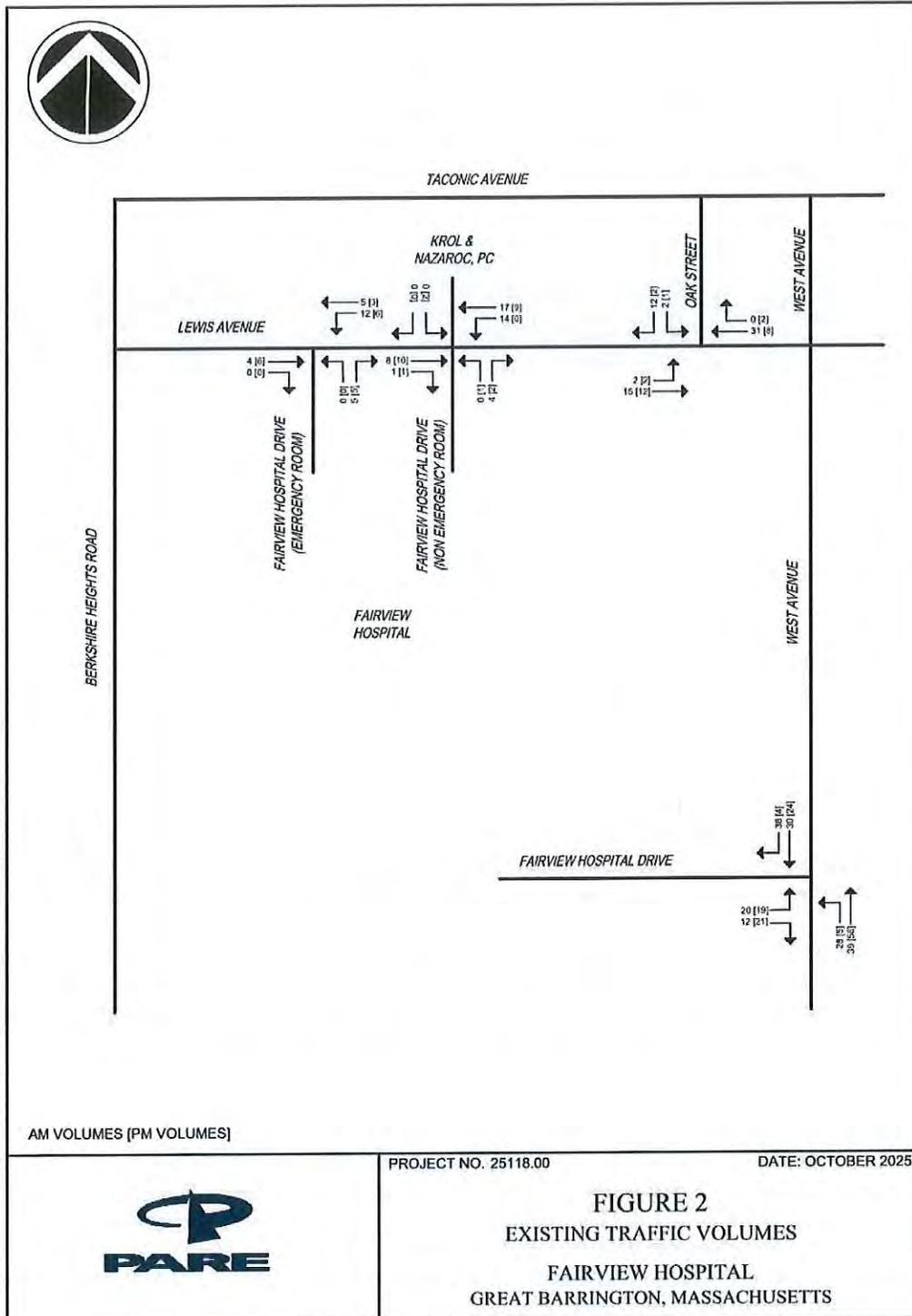
EXISTING TRAFFIC VOLUMES

Manual turning movement counts (MTMCs) were conducted on September 18, 2025 during the hours of 7:00 a.m. to 9:00 a.m. and 4:00 p.m. to 6:00 p.m. for the three driveways accessing the hospital, as well as the Oak Street and Lewis Avenue intersection. These periods were selected as they represent the peak traffic periods for the hospital campus and typical peak periods for the adjacent roadway network. 48-hour automated traffic recorded (ATR) counts were also performed on September 17, 2025 and September 18, 2025 at each of the driveways, Lewis Avenue, and West Avenue.

Copies of all count data, including pedestrians, are provided in **Appendix A**. Traffic volumes for the morning peak hour and afternoon peak hour are shown in **Figure 2**.



Figure 2: Existing Traffic Volumes



PROJECT NO. 25118.00

DATE: OCTOBER 2025

FIGURE 2
EXISTING TRAFFIC VOLUMES
FAIRVIEW HOSPITAL
GREAT BARRINGTON, MASSACHUSETTS



SAFETY ANALYSIS

Crash Data

Crash data was retrieved from the Massachusetts Department of Transportation Crash Portal for the most recent five years, from August 1, 2020 through August 1, 2025 for the study area. Accidents that occurred outside of this range were not included in the analysis. The table below provides a breakdown of the crashes based on type and severity. The complete crash data summary is provided in **Appendix B**.

Table 1: Crash Data Summary

Roadway/ Intersection	Total Crashes	Crash Severity			Crash Type				
		PDO	Non- Fatal Injuries	Fatalities	Rear End	Sideswipe	Head On	Single Vehicle	Angle
Lewis Avenue	2	2	0	0	2	0	0	0	0
West Avenue	8	6	2	0	2	2	1	0	3
Taconic Avenue	24	21	3	0	7	4	1	7	5

PDO – Property Damage Only

Between August 2020 and August 2025, there were a total of 34 reported crashes within the study areas. The majority of these accidents (24) occurred on Taconic Avenue, particularly at the eastern end of the roadway approaching Main Street and at the Main Street intersection itself within the selected buffer. This concentration of incidents can be attributed to the high traffic volumes of Main Street.

In contrast, Lewis Avenue had only two reported accidents in the past five years, both of which were rear-end collisions that resulted in property damage only. West Avenue experienced a total of eight collisions, with half occurring at or near the intersection of Maple Street, which also has higher traffic volumes. Details regarding the types and severity of these crashes can be found in **Table 1** above.

Notably, there were no accidents recorded in the past five years at the Fairview Hospital driveway entrances on either West Avenue or Lewis Avenue. This suggests that the hospital is not a significant source of accidents. As mentioned, most accidents on the three study roadways happened near intersections with high traffic volumes, particularly Maple Street and Main Street.

Sight Distance Analysis

Vehicle speeds along Lewis Avenue and West Avenue near the Fairview Hospital campus were captured on September 17, 2025 through September 18, 2028 by the use of Automated Traffic Recorders (ATRs). A summary of the speed data results averaged between the two days is shown in **Table 2** below. The complete data log can be found in **Appendix C**. The most notable metric presented in the table is the 85th percentile speed, which is typically considered the design speed of the roadway and is used for sight distance analysis.



Table 2: Speed Study Summary

	Posted Speed	True Median (50 th Percentile)	85 th Percentile
Location A: Non-Emergency Hospital Drive			
Northbound	5	12	15
Southbound	5	14	18
Location B: Emergency Room Hospital Drive			
Northbound	-	6	10
Southbound	-	9	12
Location C: Lewis Avenue (W/O Oak Street)			
Eastbound	-	22	27
Westbound	-	22	26
Location D: West Avenue (N/O Hospital Drive)			
Northbound	20	22	27
Southbound	20	23	29
Location E: Hospital Drive (W/O West Avenue)			
Eastbound	-	17	20
Westbound	-	16	19
Location D: West Avenue (S/O Hospital Drive)			
Northbound	20	25	31
Southbound	20	24	29

The operating speeds were collected at five different locations on and around the Fairview Hospital Campus. These locations include all three access driveways to the hospital, as well as Lewis Avenue and West Avenue, which are adjacent to the property. Speeds were similar in opposing directions at each location, with no noticeable differences. However, the observed speeds on West Avenue and Lewis Avenue were somewhat higher than the posted speed limit of 20 mph. Additionally, the speed limit on the hospital campus is not clearly marked, with only one sign in poor condition observed. Speeds collected on the campus were all higher than the posted limit.

The driveway intersections at Fairview Hospital were evaluated for Intersection Sight Distance (ISD) in accordance with criteria established by the American Association of State Highway and Transportation Officials (AASHTO). Based on AASHTO, the minimum required sight distance is 200 feet, which is equal to the minimum stopping distance for a road design speed of 30 mph at a stop-controlled intersection. The design speed of 30 mph was estimated by the 85th percentile speeds. AASHTO also gives guidance for a more desirable sight distance for a design speed to maintain a vehicular flow of at least 70 percent of the original operating speed.

Table 3 below provides a summary of recommended, desirable, and measured intersection sight distance based on the roadway design speed.



Table 3: Sight Distance Summary

		Required ISD (ft)	Desirable ISD (ft)	Measured ISD (ft)
Non-Emergency Hospital Drive	Looking Left (East)	200	290	>500
	Looking Right (West)	200	335	>500
Emergency Room Hospital Drive	Looking Left (East)	200	290	>500
	Looking Right (West)	200	335	>500
Hospital Drive (West Avenue)	Looking Left (North)	200	335	~200
	Looking Right (South)	200	290	>300

ISD = Intersection Sight Distance

As shown, both hospital driveways on Lewis Avenue and the driveway on West Avenue have adequate sight distances that meet both the required and desirable distances in each direction for a design speed of 30 mph, except for the West Avenue driveway looking north. The required sight distance is met, but the desirable sight distance for a stop-controlled left turn is not.

Even though the desirable ISD for the design speed is not achieved, the posted speed limit on West Avenue is only 20 mph, and both the required and desirable sight distances are met for this speed. Therefore, mitigation to improve sight distances at these locations is not deemed necessary. However, installing a blind driveway sign could alert drivers to the hospital driveway and slow down traffic approaching from the north.

NO-BUILD CONDITIONS

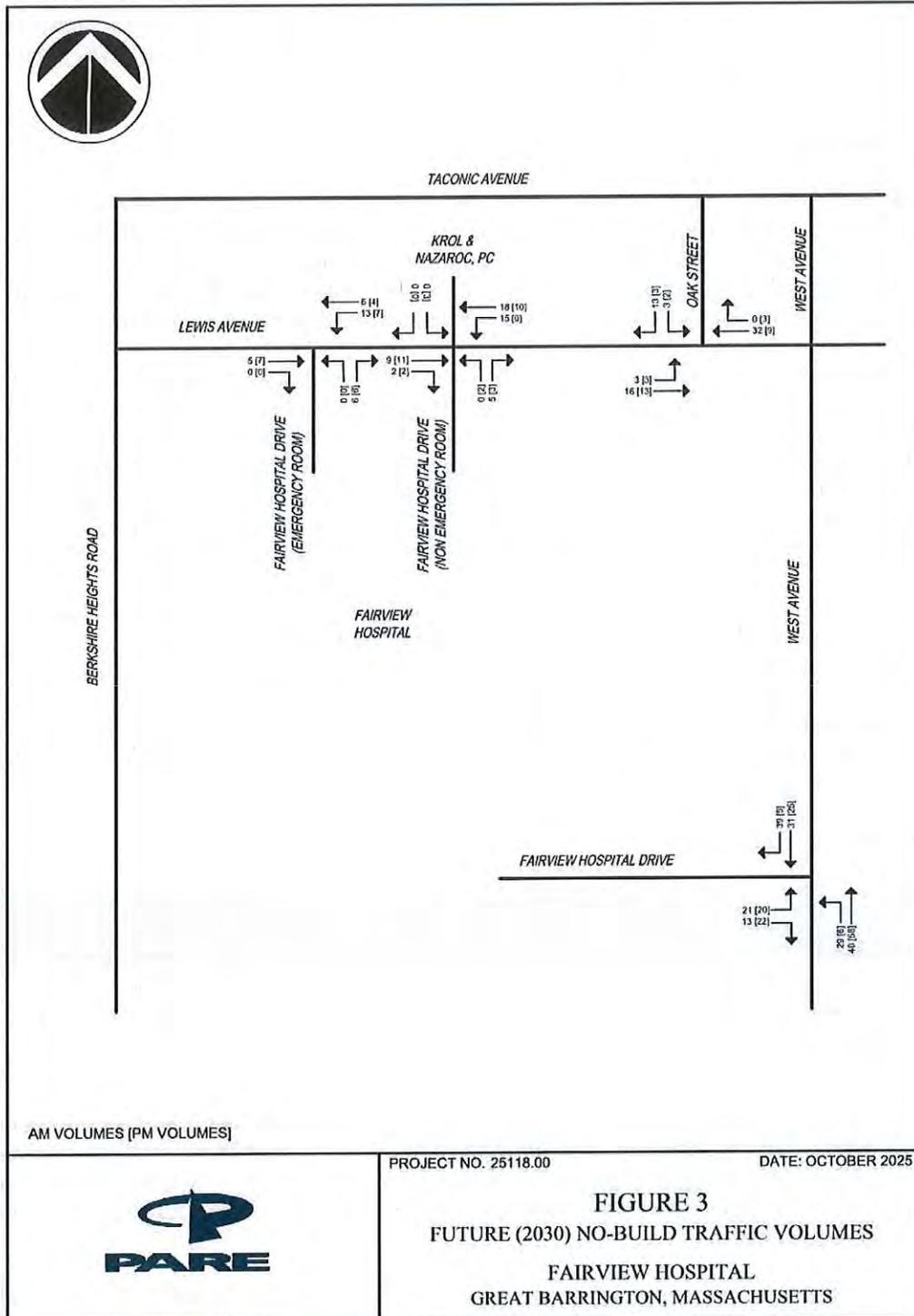
Future no-build traffic volumes are determined by projecting existing traffic volumes based on a determined annual growth rate and known potential developments within the study area. This methodology allows for the inclusion of general growth and any unforeseen increases in traffic volumes and accounts for any outside future developments that are expected to impact traffic within the project study area.

To account for background growth along the roadways within the vicinity of the project site, the existing traffic volumes were projected forward over a five-year period from 2025 to 2030. Recent census data was reviewed to determine the appropriate background growth rate. The census data showed a small population increase of approximately 0.1% per year from 2010 to 2020 for the Town of Great Barrington. To be conservative, a growth rate of 0.5% per year was used for the five-year projection.

The 2030 no-build traffic volumes are the existing traffic volumes adjusted for future growth. A copy of the available census data is provided in **Appendix D. Figure 3** shows the 2030 no-build volumes for both peak hours. These volumes will be compared with the 2030 volumes with the proposed work included.



Figure 3: Future (2030) No-Build Traffic Volumes



PROJECT NO. 25118.00 DATE: OCTOBER 2025

FIGURE 3
FUTURE (2030) NO-BUILD TRAFFIC VOLUMES
FAIRVIEW HOSPITAL
GREAT BARRINGTON, MASSACHUSETTS



BUILD CONDITIONS

The future 2030 build condition represents the future 2030 no-build condition plus the anticipated trips generated due to the proposed imaging department and MRI machine building. The future build will also redistribute the trips on the site to take into account the proposed driveway on Lewis Avenue, which will act as the main entrance to the hospital.

Trip Generation

The traffic generated by the proposed renovations and additions to Fairview Hospital was estimated for peak traffic periods. The anticipated volume of site-generated traffic was calculated using existing empirical data from the Institute of Transportation Engineers (ITE) publication, *Trip Generation Manual, 12th edition*. The Trip Generation Manual provides traffic generation information for various land uses compiled from studies conducted by members nationwide.

The expected trips for the proposed work were calculated using Land Use Code (LUC) 720 – Medical-Dental Office Building with an estimated five (5) employees. LUC 610 – Hospital was not used for calculations as the existing hospital capacity is not changing; the proposed project will not add additional staff or beds. Magnetic Resonance Imaging (MRI) equipment is being added to support medical services offered at the facility potentially resulting in new trips not captured by existing trips to the hospital or medical offices. By using the number of employees as an independent variable, the potential for new trips is included in the future build traffic assessment.

Since the evaluation of traffic operations on a roadway is typically based on peak one-hour traffic analysis, the volume estimates for the peak hour periods during weekdays in the morning and evening have been prepared. The morning peak hour traffic for the adjacent streets occurs between 7 am and 9 am, while the evening peak hour traffic occurs between 4 pm and 6 pm. These time frames align with the manual turning movement counts (MTMCs) collected, allowing for an analysis of the additional traffic impact. **Table 4** below shows the estimated trips generated by the building addition and the new MRI services.

Table 4: Trip Generation Estimates

Land Use	Morning Peak Hour			Afternoon Peak Hour		
	Entering	Exiting	Total	Entering	Exiting	Total
LUC 720: Medical-Dental Office Building – 5 Employees	4	0	4	0	4	4

The anticipated trips from the proposed work were added to the future no-build conditions to obtain the future build conditions. The trips were distributed based on existing traffic patterns observed from the traffic counts during the morning and afternoon peak periods. Future build condition traffic volumes are shown in **Figure 4**. A copy of the calculated traffic volumes and trip generation is attached as **Appendix E**.

For future build conditions, traffic will no longer exit the site via Lewis Avenue. Therefore, all estimated trips will be redistributed to the exit on West Avenue. Additionally, vehicle trips from



the existing non-emergency driveway to the hospital will be redistributed into the proposed driveway on Lewis Avenue and out of the driveway on West Avenue.

Below in **Table 5** is the Average Daily Traffic (ADT) for each street and driveway entrance collected with the 48-hour automatic traffic recorded (ATR) counts. The ADT is the average of the traffic volumes collected during the two days for each roadway. ADT Future No-Build and Future Build trips were also estimated.

For the Future Build, the total number of weekday trips generated from the proposed renovation and addition is estimated to be 37 trips, with 18 entering and 19 exiting. This estimate is based on the same criteria used for the peak hour traffic above. All exiting traffic was routed to the West Avenue driveway, and the entering traffic was distributed among all the driveway entrances based on current traffic volumes.

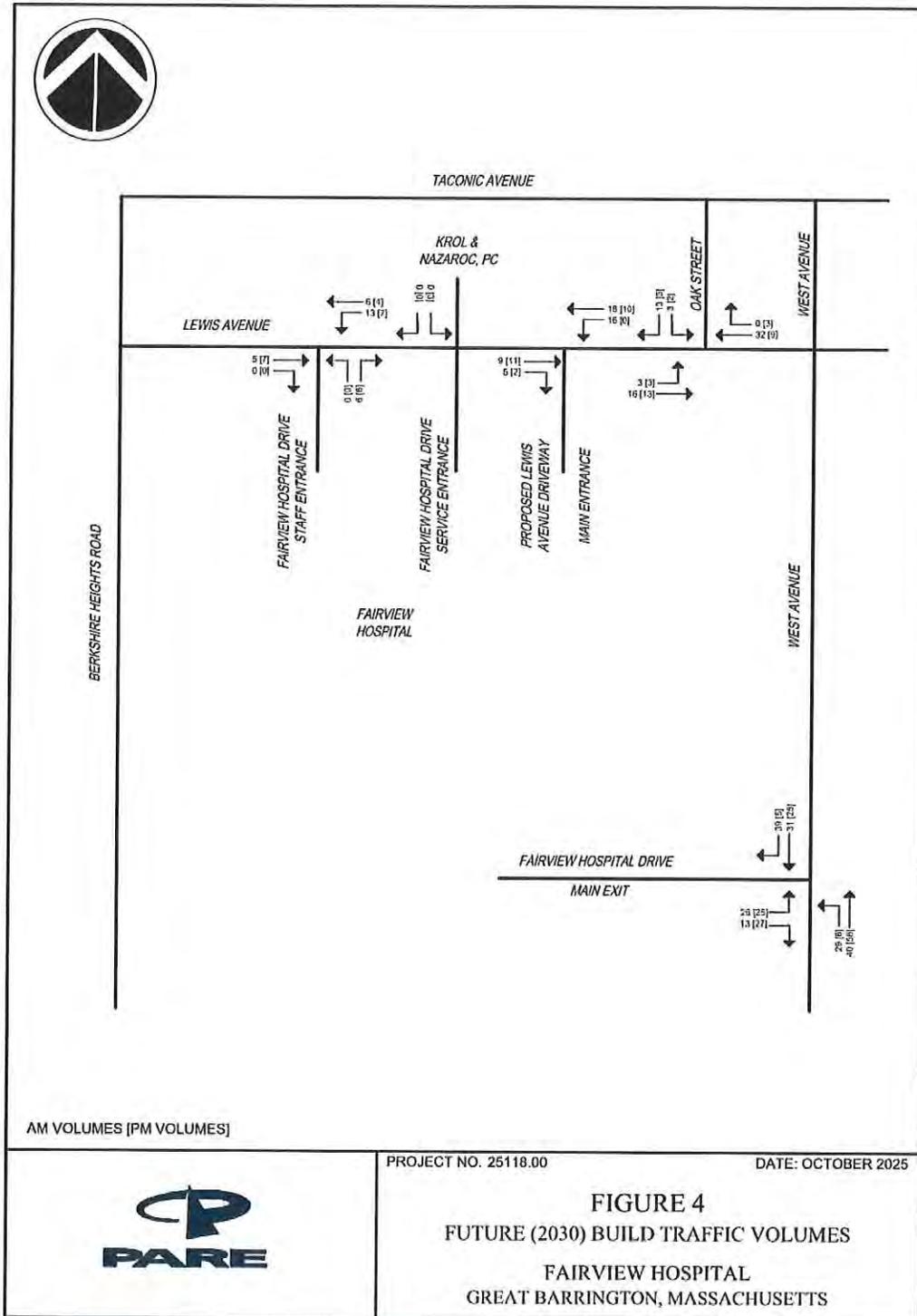
Table 5: Average Daily Traffic

Roadway/ Driveway	Average Daily Traffic (ADT) Existing	Average Daily Traffic (ADT) Future No-Build	Average Daily Traffic (ADT) Future Build
Non-Emergency Hospital Driveway (Lewis Avenue)	218	224	-
Emergency Room Hospital Driveway (Lewis Avenue)	280	287	290
Hospital Drive (West Avenue)	890	912	943
Lewis Avenue	552	566	572
West Avenue	1,510	1,548	1579
Proposed Lewis Avenue Driveway (Main Entrance)	-	-	115

After comparing the 2030 Future No-Build conditions with the 2030 Future Build conditions, it can be interpreted that the new building and renovations will have minimal impact on the traffic volumes of the surrounding roadways. The calculated future trips generated from the added imaging department building are low, relative to the total trips for the existing and future facility, and are not anticipated to negatively impact the adjacent roadway capacity or safety functions. Since existing traffic already uses West Avenue as the main exit from the site, the rerouted vehicles leaving from the existing Lewis Avenue driveway will also have a minimal impact on traffic circulation on the site.



Figure 4: Future (2030) Build Traffic Volumes



CONCLUSION

Pare Corporation (Pare) has conducted an analysis of the potential impacts of the proposed renovation and addition to Fairview Hospital on Lewis Avenue in Great Barrington, MA.

The existing conditions assessment was provided to establish baseline traffic conditions for the traffic study. Pare was able to obtain existing information regarding the hospital's access driveways, surrounding roadways, and the site itself. This information included the locations, measurements, and conditions of existing signage, pedestrian facilities, roadway pavement and curbing, as well as basic traffic routes for vehicles accessing the hospital.

Crash data from the past five years was collected to analyze the locations of crashes along Lewis Avenue, Taconic Avenue, and West Avenue. This analysis aimed to identify accident clusters where crash frequency was higher than in other areas within the project limits. It was determined that no accidents occurred at any of the hospital driveways, and the majority of accidents on the streets happened at or near intersections with Maple Street or Main Street, which have significantly higher traffic volumes.

The future (2030) build and no-build condition traffic volumes were calculated to be compared to the existing traffic volumes. The proposed work is expected to add a small percentage of the existing traffic volume at the site driveways and adjacent streets during the peak traffic hours. The proposed changes to the site's ingress and egress, which include adding a driveway on Lewis Avenue, were analyzed. Pare determined that the traffic circulation on the site will not change significantly, as West Avenue will continue to serve as both an entrance and an exit, and only a small number of traffic trips will be rerouted.

The proposed site concept plan increases the number of parking spaces from approximately 250 to about 350 spaces. While the hospital addition is not expected to significantly increase the number of trips to the site, it is likely that more parking spaces will be required. During the site visit, Pare observed that the existing parking area was nearly at maximum capacity, with some vehicles parked off the paved surfaces.

Overall, after reviewing all the information, Pare has determined that the renovation of Fairview Hospital, along with the addition of a new imaging department building with MRI services, will not lead to significant traffic impacts nor compromise safety on the surrounding roadways. Any extra traffic generated by this project can be effectively accommodated by the new driveway on Lewis Avenue and the existing driveway on West Avenue, as well as on the surrounding roadways.



**Berkshire Health Systems
Fairview Hospital Renovation**

**APPENDIX A
Traffic Count Data**

CLIENT	Pare Corporation
CITY/TOWN	Great Barrington
WEATHER	Sunny
INTERSECTION #	3

STREET 1	Lewis Avenue
STREET 2	Oak St
DATE	09/18/2025

Pedestrians and Bicycles

Start Time	Oak St - Southbound			Lewis Ave - Eastbound			Lewis Ave - Westbound		
	Peds	Left	Right	Peds	Left	Thru	Peds	Thru	Right
7:00 AM	0	0	0	0	0	0	0	0	0
7:15 AM	0	0	0	0	0	0	0	0	0
7:30 AM	0	0	0	1	0	0	0	0	0
7:45 AM	0	0	0	0	0	0	1	0	0
8:00 AM	1	0	0	0	0	0	1	0	0
8:15 AM	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	0	0	0	0	0	0
8:45 AM	0	0	0	0	0	0	0	0	0
4:00 PM	0	0	0	0	0	0	0	0	0
4:15 PM	0	0	0	0	0	0	0	0	0
4:30 PM	0	0	0	0	0	0	0	0	0
4:45 PM	0	0	0	0	0	0	0	0	0
5:00 PM	0	0	0	0	0	0	0	0	0
5:15 PM	0	0	0	0	0	0	0	0	0
5:30 PM	0	1	0	0	0	0	0	0	0
5:45 PM	0	0	0	1	0	0	0	0	0

AM PEAK HOURS	Oak St - Southbound			Lewis Ave - Eastbound			Lewis Ave - Westbound		
	Peds	Left	Right	Peds	Left	Thru	Peds	Thru	Right
7:30 AM	1	0	0	1	0	0	2	0	0

PM PEAK HOURS	Oak St - Southbound			Lewis Ave - Eastbound			Lewis Ave - Westbound		
	Peds	Left	Right	Peds	Left	Thru	Peds	Thru	Right
5:00 PM	0	1	0	1	0	0	0	0	0



CLIENT	Pana Corporation
CITY/TOWN	Great Barrington
WEATHER	Sunny
INTERSECTION #	4

STREET 1	West Street
STREET 2	Fairview Hospital Drive entrance (1)
DATE	09/18/2025

Pedestrians and Bicycles

Start Time	West Ave - Northbound			West Ave - Southbound			Fairview Hospital Drive entrance (1) - Eastbound			House Drive - Westbound				
	Peds	Thru	Right	Peds	Thru	Right	Peds	Thru	Right	Peds	Thru	Left	Thru	Right
7:00 AM	0	0	0	1	0	0	0	0	0	0	0	0	0	0
7:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
7:30 AM	0	0	0	0	0	0	1	0	0	0	0	0	0	0
7:45 AM	0	0	0	0	0	0	1	0	0	0	0	0	0	0
8:00 AM	0	0	0	0	0	0	0	0	0	0	2	0	0	0
8:15 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:30 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:45 AM	0	0	0	0	0	0	0	0	0	0	1	0	0	0
4:00 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:15 PM	0	0	0	0	0	0	1	0	0	0	0	0	0	0
4:30 PM	0	0	0	0	0	0	1	0	0	0	0	0	0	0
4:45 PM	0	0	0	0	0	0	1	0	0	0	0	0	0	0
5:00 PM	0	0	0	0	0	0	1	0	0	0	0	0	0	0
5:15 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:30 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:45 PM	0	0	0	0	0	0	0	0	0	0	0	0	0	0

AM PEAK HOURS 7:30 AM	West Ave - Northbound			West Ave - Southbound			Fairview Hospital Drive entrance (1) - Eastbound			House Drive - Westbound				
	Peds	Thru	Right	Peds	Thru	Right	Peds	Thru	Right	Peds	Thru	Left	Thru	Right
	0	0	0	0	0	0	2	0	0	0	0	0	0	0

PM PEAK HOURS 4:00 PM	West Ave - Northbound			West Ave - Southbound			Fairview Hospital Drive entrance (1) - Eastbound			House Drive - Westbound				
	Peds	Thru	Right	Peds	Thru	Right	Peds	Thru	Right	Peds	Thru	Left	Thru	Right
	0	0	0	0	0	0	3	0	0	0	0	0	0	0

**Berkshire Health Systems
Fairview Hospital Renovation**

APPENDIX B

Crash Data



Crash Data Summary Table

Taconic Avenue
 August 2020 - August 2025

Crash Diagram Number #	Crash Date mm/dd/yy	Crash Time hh:mm	Max Injury Status Type	Light Condition Type	Weather Condition Type	Road Surface Condition Type	Manner of Collision Type	Comments
4887659	09/04/2020	12:30 PM	Property damage only (none injured)	Daylight	Clear/Cloudy	Dry	Single vehicle crash	
4919147	10/29/2020	1:04 PM	Property damage only (none injured)	Daylight	Cloudy	Dry	Rear-end	
4987082	07/03/2021	10:21 AM	Property damage only (none injured)	Daylight	Cloudy	Dry	Rear-end	
5035375	09/26/2021	3:29 PM	Property damage only (none injured)	Daylight	Clear	Dry	Single vehicle crash	
5040908	06/11/2021	12:12 PM	Property damage only (none injured)	Daylight	Clear	Dry	Single vehicle crash	
5041085	11/08/2021	7:27 AM	Property damage only (none injured)	Daylight	Clear	Dry	Single vehicle crash	
5109947	03/29/2022	1:35 PM	Property damage only (none injured)	Daylight	Clear/Cloudy	Dry	Sideswipe, same direction	
5144657	08/06/2022	8:16 AM	Property damage only (none injured)	Daylight	Clear	Dry	Rear-end	
5164441	09/02/2022	7:32 AM	Property damage only (none injured)	Daylight	Clear	Dry	Single vehicle crash	
5207006	12/23/2022	1:24 PM	Property damage only (none injured)	Daylight	Cloudy	Wet	Angle	
5226933	01/08/23	8:36 AM	Property damage only (none injured)	Daylight	Clear	Dry	Rear-end	
5246378	04/05/23	11:15 AM	Non-fatal injury	Daylight	Clear	Dry	Angle	
5267873	05/24/23	12:31 PM	Non-fatal injury	Daylight	Clear	Dry	Single vehicle crash	
5267886	06/22/23	3:19 PM	Property damage only (none injured)	Daylight	Clear	Dry	Rear-to-rear	
5277987	07/17/23	1:29 PM	Property damage only (none injured)	Daylight	Clear	Dry	Sideswipe, same direction	
5312322	09/16/23	11:42 AM	Property damage only (none injured)	Daylight	Clear	Dry	Front to Front	
5312343	10/13/23	1:26 PM	Property damage only (none injured)	Daylight	Clear	Dry	Rear-end	
5392902	02/17/24	4:12 AM	Property damage only (none injured)	Dark - lighted roadway	Rain	Wet	Angle	
5392923	05/09/24	8:21 AM	Property damage only (none injured)	Daylight	Cloudy	Dry	Angle	
5410883	06/05/24	10:00 PM	Property damage only (none injured)	Dark - lighted roadway	Clear	Dry	Single vehicle crash	
5410887	05/02/24	5:45 PM	Non-fatal injury	Daylight	Clear	Dry	Angle	
5410894	06/10/24	4:22 PM	Property damage only (none injured)	Daylight	Clear	Dry	Sideswipe, same direction	
5410897	06/12/24	4:07 PM	Property damage only (none injured)	Daylight	Clear	Dry	Sideswipe, opposite direction	

**Berkshire Health Systems
Fairview Hospital Renovation**

APPENDIX C

Automatic Traffic Recorder and Speed Data

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Time	9/15/2025		9/16/2025		9/17/2025		9/18/2025		9/19/2025		Weekday Average		9/20/2025		9/21/2025	
	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB
12:00 AM	*	*	*	*	0	0	0	0	0	0	0	0	*	*	*	*
1:00	*	*	0	0	0	0	0	0	0	0	0	0	*	*	*	*
2:00	*	*	0	0	0	0	0	0	0	0	0	0	*	*	*	*
3:00	*	*	1	0	0	0	0	0	0	0	0	0	*	*	*	*
4:00	*	*	0	0	0	0	0	0	0	0	0	0	*	*	*	*
5:00	*	*	0	0	0	0	0	0	0	0	0	0	*	*	*	*
6:00	*	*	3	6	2	2	6	6	2	2	2	6	*	*	*	*
7:00	*	*	5	10	4	4	8	8	4	4	9	9	*	*	*	*
8:00	*	*	4	19	4	4	14	14	4	4	16	16	*	*	*	*
9:00	*	*	12	13	7	11	11	11	10	10	12	12	*	*	*	*
10:00	*	*	11	12	8	10	10	10	10	10	11	11	*	*	*	*
11:00	*	*	8	11	11	18	9	9	9	13	10	10	*	*	*	*
12:00 PM	*	*	7	12	4	14	14	14	6	6	13	13	*	*	*	*
1:00	*	*	6	13	9	11	11	11	8	8	12	12	*	*	*	*
2:00	*	*	10	10	12	12	9	9	11	11	10	10	*	*	*	*
3:00	*	*	13	10	11	11	4	4	12	12	7	7	*	*	*	*
4:00	*	*	4	2	5	5	2	2	4	4	2	2	*	*	*	*
5:00	*	*	10	3	4	4	2	2	7	7	2	2	*	*	*	*
6:00	*	*	6	1	2	2	1	1	4	4	1	1	*	*	*	*
7:00	*	*	2	0	4	4	0	0	3	3	0	0	*	*	*	*
8:00	*	*	3	0	1	1	0	0	2	2	0	0	*	*	*	*
9:00	*	*	2	1	2	2	1	1	2	2	1	1	*	*	*	*
10:00	*	*	1	0	0	0	0	0	0	0	0	0	*	*	*	*
11:00	*	*	2	0	1	1	0	0	2	2	0	0	*	*	*	*
Total	0	0	110	125	98	102	102	102	0	0	104	113	0	0	0	0
Day	0	0	235	200	200	217	217	217	0	0	0	0	0	0	0	0
AM Peak			9:00	8:00	11:00	8:00	8:00	8:00			11:00	8:00				
Volume			12	19	18	14	14	16			13	16				
PM Peak			3:00	1:00	2:00	12:00 PM	12:00 PM	12:00 PM			3:00	12:00 PM				
Volume			13	13	12	14	14	13			12	13				
Comb Total	0	0	235	200	200	217	217	217	0	0	0	0	0	0	0	0
ADT			ADT: 218	ADT: 218	ADT: 218	ADT: 218	ADT: 218	ADT: 218								

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: NB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	0	1	1	0	1	0	0	0	0	0	0	0	0	3
7:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
8:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
9:00	0	7	4	1	0	0	0	0	0	0	0	0	0	12
10:00	0	6	4	0	1	0	0	0	0	0	0	0	0	11
11:00	0	6	1	0	1	0	0	0	0	0	0	0	0	8
12:00 PM	0	4	0	0	3	0	0	0	0	0	0	0	0	7
1:00	0	4	1	0	1	0	0	0	0	0	0	0	0	6
2:00	0	5	3	2	0	0	0	0	0	0	0	0	0	10
3:00	1	11	0	0	1	0	0	0	0	0	0	0	0	13
4:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
5:00	0	6	1	0	3	0	0	0	0	0	0	0	0	10
6:00	0	4	2	0	0	0	0	0	0	0	0	0	0	6
7:00	0	1	0	0	1	0	0	0	0	0	0	0	0	2
8:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
9:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
11:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
Total	1	73	20	3	13	0	0	0	0	0	0	0	0	110
Percent	0.9%	66.4%	18.2%	2.7%	11.8%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		9:00	9:00	9:00	6:00									9:00
	*	7	4	1	1	*	*	*	*	*	*	*	*	12
PM Peak	3:00	3:00	2:00	2:00	12:00 PM									3:00
	1	11	3	2	3	*	*	*	*	*	*	*	*	13

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: NB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	0	0	0	0	1	1	0	0	0	0	0	0	0	2
7:00	0	2	2	0	0	0	0	0	0	0	0	0	0	4
8:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
9:00	0	3	2	0	2	0	0	0	0	0	0	0	0	7
10:00	0	4	3	0	1	0	0	0	0	0	0	0	0	8
11:00	1	14	2	0	1	0	0	0	0	0	0	0	0	18
12:00 PM	0	3	0	0	1	0	0	0	0	0	0	0	0	4
1:00	0	6	2	0	1	0	0	0	0	0	0	0	0	9
2:00	1	10	0	0	1	0	0	0	0	0	0	0	0	12
3:00	1	7	2	0	1	0	0	0	0	0	0	0	0	11
4:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
5:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
6:00	0	1	1	0	0	0	0	0	0	0	0	0	0	2
7:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
8:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
9:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	3	67	15	0	12	1	0	0	0	0	0	0	0	98
Percent	3.1%	68.4%	15.3%	0.0%	12.2%	1.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	11:00	11:00	10:00		9:00	6:00								11:00
	1	14	3	*	2	1	*	*	*	*	*	*	*	18
PM Peak	2:00	2:00	1:00		12:00	PM								2:00
	1	10	2	*	1	*	*	*	*	*	*	*	*	12
Grand Total	4	140	35	3	25	1	0	0	0	0	0	0	0	208
Percent	1.9%	67.3%	16.8%	1.4%	12.0%	0.5%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: SB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
6:00	0	2	2	0	2	0	0	0	0	0	0	0	0	6
7:00	0	10	0	0	0	0	0	0	0	0	0	0	0	10
8:00	0	15	3	0	1	0	0	0	0	0	0	0	0	19
9:00	0	10	2	0	1	0	0	0	0	0	0	0	0	13
10:00	0	7	3	0	2	0	0	0	0	0	0	0	0	12
11:00	0	8	3	0	0	0	0	0	0	0	0	0	0	11
12:00 PM	0	10	0	0	2	0	0	0	0	0	0	0	0	12
1:00	0	8	3	0	2	0	0	0	0	0	0	0	0	13
2:00	0	9	0	0	1	0	0	0	0	0	0	0	0	10
3:00	0	8	0	1	1	0	0	0	0	0	0	0	0	10
4:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
5:00	0	0	2	0	1	0	0	0	0	0	0	0	0	3
6:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
7:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	0	93	18	1	13	0	0	0	0	0	0	0	0	125
Percent	0.0%	74.4%	14.4%	0.8%	10.4%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		8:00	8:00		6:00									8:00
	*	15	3	*	2	*	*	*	*	*	*	*	*	19
PM Peak		12:00	1:00	3:00	12:00									1:00
	*	10	3	1	2	*	*	*	*	*	*	*	*	13

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: SB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	0	3	2	0	1	0	0	0	0	0	0	0	0	6
7:00	0	7	1	0	0	0	0	0	0	0	0	0	0	8
8:00	1	11	0	0	2	0	0	0	0	0	0	0	0	14
9:00	0	9	2	0	0	0	0	0	0	0	0	0	0	11
10:00	0	8	0	0	2	0	0	0	0	0	0	0	0	10
11:00	0	3	5	0	1	0	0	0	0	0	0	0	0	9
12:00 PM	0	12	0	0	2	0	0	0	0	0	0	0	0	14
1:00	0	9	1	0	1	0	0	0	0	0	0	0	0	11
2:00	0	7	1	0	1	0	0	0	0	0	0	0	0	9
3:00	0	1	2	0	1	0	0	0	0	0	0	0	0	4
4:00	1	1	0	0	0	0	0	0	0	0	0	0	0	2
5:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
6:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
7:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	2	75	14	0	11	0	0	0	0	0	0	0	0	102
Percent	2.0%	73.5%	13.7%	0.0%	10.8%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	8:00	8:00	11:00		8:00	*	*	*	*	*	*	*	*	8:00
	1	11	5	*	2									14
PM Peak	4:00	12:00	3:00		12:00									12:00
	1	12	2	*	2	*	*	*	*	*	*	*	*	PM
														14
Grand Total	2	168	32	1	24	0	0	0	0	0	0	0	0	227
Percent	0.9%	74.0%	14.1%	0.4%	10.6%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: Combined

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
6:00	0	3	3	0	3	0	0	0	0	0	0	0	0	9
7:00	0	14	1	0	0	0	0	0	0	0	0	0	0	15
8:00	0	18	3	0	2	0	0	0	0	0	0	0	0	23
9:00	0	17	6	1	1	0	0	0	0	0	0	0	0	25
10:00	0	13	7	0	3	0	0	0	0	0	0	0	0	23
11:00	0	14	4	0	1	0	0	0	0	0	0	0	0	19
12:00 PM	0	14	0	0	5	0	0	0	0	0	0	0	0	19
1:00	0	12	4	0	3	0	0	0	0	0	0	0	0	19
2:00	0	14	3	2	1	0	0	0	0	0	0	0	0	20
3:00	1	19	0	1	2	0	0	0	0	0	0	0	0	23
4:00	0	5	1	0	0	0	0	0	0	0	0	0	0	6
5:00	0	6	3	0	4	0	0	0	0	0	0	0	0	13
6:00	0	5	2	0	0	0	0	0	0	0	0	0	0	7
7:00	0	1	0	0	1	0	0	0	0	0	0	0	0	2
8:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
9:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
10:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
11:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
Total	1	166	38	4	26	0	0	0	0	0	0	0	0	235
Percent	0.4%	70.6%	16.2%	1.7%	11.1%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		8:00	10:00	9:00	6:00									9:00
	*	18	7	1	3	*	*	*	*	*	*	*	*	25
PM Peak	3:00	3:00	1:00	2:00	12:00 PM									3:00
	1	19	4	2	5	*	*	*	*	*	*	*	*	23

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: Combined

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	0	3	2	0	2	1	0	0	0	0	0	0	0	8
7:00	0	9	3	0	0	0	0	0	0	0	0	0	0	12
8:00	1	14	0	0	3	0	0	0	0	0	0	0	0	18
9:00	0	12	4	0	2	0	0	0	0	0	0	0	0	18
10:00	0	12	3	0	3	0	0	0	0	0	0	0	0	18
11:00	1	17	7	0	2	0	0	0	0	0	0	0	0	27
12:00 PM	0	15	0	0	3	0	0	0	0	0	0	0	0	18
1:00	0	15	3	0	2	0	0	0	0	0	0	0	0	20
2:00	1	17	1	0	2	0	0	0	0	0	0	0	0	21
3:00	1	8	4	0	2	0	0	0	0	0	0	0	0	15
4:00	1	5	1	0	0	0	0	0	0	0	0	0	0	7
5:00	0	5	0	0	1	0	0	0	0	0	0	0	0	6
6:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
7:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
8:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
9:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	5	142	29	0	23	1	0	0	0	0	0	0	0	200
Percent	2.5%	71.0%	14.5%	0.0%	11.5%	0.5%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	8:00	11:00	11:00		8:00	6:00								11:00
	1	17	7	*	3	1	*	*	*	*	*	*	*	27
PM Peak	2:00	2:00	3:00		12:00									2:00
	1	17	4	*	3	*	*	*	*	*	*	*	*	21
Grand Total	6	308	67	4	49	1	0	0	0	0	0	0	0	435
Percent	1.4%	70.8%	15.4%	0.9%	11.3%	0.2%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: NB

9/17/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
7:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
8:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
9:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
10:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
11:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
12:00 PM	7	0	0	0	0	0	0	0	0	0	0	0	0	7
1:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
2:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
3:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
4:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
5:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
6:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
7:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
8:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
9:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
10:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
11:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
Total	110	0	0	0	0	0	0	0	0	0	0	0	0	110

New Line	Percentile	15th	50th	85th	95th
	Speed	8	12	15	17
	Mean Speed (Average)	31.4			
	10 MPH Pace Speed	26-35			
	Number in Pace	104			
	Percent in Pace	95.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: NB

9/18/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
7:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
8:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
9:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
10:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
11:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
12:00 PM	4	0	0	0	0	0	0	0	0	0	0	0	0	4
1:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
2:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
3:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
4:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
5:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
6:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
7:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
8:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
9:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	98	0	0	0	0	0	0	0	0	0	0	0	0	98

New Line	Percentile Speed	15th	50th	85th	95th	
		10	13	16	18	
	Mean Speed (Average)	30.9				
	10 MPH Pace Speed	26-35				
	Number in Pace	86				
	Percent in Pace	89.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile Speed	15th	50th	85th	95th
			9	12	15	18
Mean Speed (Average)		31.1				
10 MPH Pace Speed		26-35				
Number in Pace		190				
Percent in Pace		92.0%				
Percent > 45 MPH		0.0%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: SB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
7:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
8:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
9:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
10:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
11:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
12:00 PM	12	0	0	0	0	0	0	0	0	0	0	0	0	12
1:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
2:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
3:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
4:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
5:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
6:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
7:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	125	0	0	0	0	0	0	0	0	0	0	0	0	125

New Line	Percentile	15th	50th	85th	95th
	Speed	11	14	17	20
	Mean Speed (Average)	29.6			
	10 MPH Pace Speed	26-35			
	Number in Pace	105			
	Percent in Pace	84.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: SB

9/18/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
7:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
8:00	14	0	0	0	0	0	0	0	0	0	0	0	0	14
9:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
10:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
11:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
12:00 PM	14	0	0	0	0	0	0	0	0	0	0	0	0	14
1:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
2:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
3:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
4:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
7:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
9:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	102	0	0	0	0	0	0	0	0	0	0	0	0	102

New Line	Percentile	15th	50th	85th	95th	
	Speed	12	15	19	21	
	Mean Speed (Average)	30.5				
	10 MPH Pace Speed	26-35				
	Number in Pace	92				
	Percent in Pace	90.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	11	14	18	20
Mean Speed (Average)		30.0				
10 MPH Pace Speed		26-35				
Number in Pace		197				
Percent in Pace		87.0%				
Number > 45 MPH	0					
Percent > 45 MPH	0.0%					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: Combined

9/17/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
7:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
8:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
9:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
10:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
11:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
12:00 PM	19	0	0	0	0	0	0	0	0	0	0	0	0	19
1:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
2:00	20	0	0	0	0	0	0	0	0	0	0	0	0	20
3:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
4:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
5:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
6:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
7:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
8:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
11:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
Total	235	0	0	0	0	0	0	0	0	0	0	0	0	235

New Line	Percentile Speed	15th	50th	85th	95th
	Mean Speed (Average)	9	13	17	19
	10 MPH Pace Speed	26-35			
	Number in Pace	209			
	Percent in Pace	89.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Non Emergency Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191675
 Longitude: -73.371930

Direction: Combined

9/18/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
7:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
8:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
9:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
10:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
11:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
12:00 PM	18	0	0	0	0	0	0	0	0	0	0	0	0	18
1:00	20	0	0	0	0	0	0	0	0	0	0	0	0	20
2:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
3:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
4:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
5:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
6:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
7:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
8:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	200	0	0	0	0	0	0	0	0	0	0	0	0	200

New Line	Percentile	15th	50th	85th	95th	
	Speed	10	14	17	20	
	Mean Speed (Average)	30.7				
	10 MPH Pace Speed	26-35				
	Number in Pace	178				
	Percent in Pace	89.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	10	13	17	20
Mean Speed (Average)		30.6				
10 MPH Pace Speed		26-35				
Number in Pace		387				
Percent in Pace		89.0%				
Number > 45 MPH		0				
Percent > 45 MPH	0.0%					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Time	9/15/2025		9/16/2025		9/17/2025		9/18/2025		9/19/2025		Weekday Average		9/20/2025		9/21/2025	
	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB
12:00 AM	*	*	*	*	5	4	0	0	*	*	2	2	*	*	*	*
1:00	*	*	*	*	0	0	0	0	*	*	0	0	*	*	*	*
2:00	*	*	*	*	0	0	1	0	*	*	0	0	*	*	*	*
3:00	*	*	*	*	1	2	0	0	*	*	0	1	*	*	*	*
4:00	*	*	*	*	0	0	0	1	*	*	0	0	*	*	*	*
5:00	*	*	*	*	3	1	6	2	*	*	4	2	*	*	*	*
6:00	*	*	*	*	18	2	11	6	*	*	14	4	*	*	*	*
7:00	*	*	*	*	15	11	19	7	*	*	17	9	*	*	*	*
8:00	*	*	*	*	8	2	16	9	*	*	12	6	*	*	*	*
9:00	*	*	*	*	9	3	17	5	*	*	13	4	*	*	*	*
10:00	*	*	*	*	13	5	21	5	*	*	17	5	*	*	*	*
11:00	*	*	*	*	15	8	11	6	*	*	13	7	*	*	*	*
12:00 PM	*	*	*	*	2	4	4	2	*	*	3	4	*	*	*	*
1:00	*	*	*	*	5	5	12	10	*	*	8	8	*	*	*	*
2:00	*	*	*	*	14	7	16	7	*	*	15	7	*	*	*	*
3:00	*	*	*	*	9	6	3	2	*	*	6	4	*	*	*	*
4:00	*	*	*	*	14	5	7	4	*	*	10	4	*	*	*	*
5:00	*	*	*	*	2	1	14	12	*	*	8	6	*	*	*	*
6:00	*	*	*	*	18	5	15	12	*	*	16	8	*	*	*	*
7:00	*	*	*	*	2	0	8	9	*	*	5	4	*	*	*	*
8:00	*	*	*	*	12	2	3	5	*	*	8	4	*	*	*	*
9:00	*	*	*	*	4	12	3	0	*	*	4	6	*	*	*	*
10:00	*	*	*	*	3	4	4	0	*	*	4	2	*	*	*	*
11:00	*	*	*	*	0	1	1	0	*	*	0	0	*	*	*	*
Total	0	0	0	0	172	93	192	104	0	0	179	97	0	0	0	0
Day	0	0	0	0	265	296	296	276	0	0	276	0	0	0	0	0
AM Peak					6:00	7:00	10:00	8:00			7:00	7:00				
Volume					18	11	21	9			17	9				
PM Peak					6:00	9:00	2:00	5:00			6:00	1:00				
Volume					18	12	16	12			16	8				
Comb Total	0	0	0	0	265	296	296	276	0	0	276	0	0	0	0	0
ADT					ADT: 280	ADT: 280	ADT: 280	ADT: 280			ADT: 280					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: SB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	4	1	0	0	0	0	0	0	0	0	0	0	5
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
6:00	2	11	4	0	1	0	0	0	0	0	0	0	0	18
7:00	2	12	1	0	0	0	0	0	0	0	0	0	0	15
8:00	2	3	2	0	0	1	0	0	0	0	0	0	0	8
9:00	0	5	1	0	2	1	0	0	0	0	0	0	0	9
10:00	0	11	1	0	0	1	0	0	0	0	0	0	0	13
11:00	2	9	4	0	0	0	0	0	0	0	0	0	0	15
12:00 PM	0	2	0	0	0	0	0	0	0	0	0	0	0	2
1:00	0	4	0	0	1	0	0	0	0	0	0	0	0	5
2:00	2	10	2	0	0	0	0	0	0	0	0	0	0	14
3:00	1	7	1	0	0	0	0	0	0	0	0	0	0	9
4:00	3	10	0	0	0	1	0	0	0	0	0	0	0	14
5:00	1	1	0	0	0	0	0	0	0	0	0	0	0	2
6:00	0	15	2	0	0	1	0	0	0	0	0	0	0	18
7:00	1	1	0	0	0	0	0	0	0	0	0	0	0	2
8:00	2	8	2	0	0	0	0	0	0	0	0	0	0	12
9:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
10:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	18	124	21	0	4	5	0	0	0	0	0	0	0	172
Percent	10.5%	72.1%	12.2%	0.0%	2.3%	2.9%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	7:00	6:00		9:00	8:00		*	*	*	*	*	*	6:00
	2	12	4	*	2	1		*	*	*	*	*	*	18
PM Peak	4:00	6:00	2:00		1:00	4:00		*	*	*	*	*	*	6:00
	3	15	2	*	1	1		*	*	*	*	*	*	18

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emegency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: SB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	2	2	0	1	1	0	0	0	0	0	0	0	0	6
6:00	3	7	1	0	0	0	0	0	0	0	0	0	0	11
7:00	1	13	1	1	2	1	0	0	0	0	0	0	0	19
8:00	2	12	1	0	0	0	0	1	0	0	0	0	0	16
9:00	1	15	0	0	0	1	0	0	0	0	0	0	0	17
10:00	3	17	1	0	0	0	0	0	0	0	0	0	0	21
11:00	1	6	2	0	1	0	0	1	0	0	0	0	0	11
12:00 PM	0	4	0	0	0	0	0	0	0	0	0	0	0	4
1:00	1	9	2	0	0	0	0	0	0	0	0	0	0	12
2:00	1	14	1	0	0	0	0	0	0	0	0	0	0	16
3:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
4:00	1	4	2	0	0	0	0	0	0	0	0	0	0	7
5:00	0	13	1	0	0	0	0	0	0	0	0	0	0	14
6:00	3	9	3	0	0	0	0	0	0	0	0	0	0	15
7:00	1	7	0	0	0	0	0	0	0	0	0	0	0	8
8:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
9:00	0	2	0	0	1	0	0	0	0	0	0	0	0	3
10:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	20	145	16	2	5	2	0	2	0	0	0	0	0	192
Percent	10.4%	75.5%	8.3%	1.0%	2.6%	1.0%	0.0%	1.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	10:00	11:00	5:00	7:00	7:00		8:00						10:00
	3	17	2	1	2	1	*	1	*	*	*	*	*	21
PM Peak	6:00	2:00	6:00		9:00									2:00
	3	14	3	*	1	*	*	*	*	*	*	*	*	16
Grand Total	38	269	37	2	9	7	0	2	0	0	0	0	0	364
Percent	10.4%	73.9%	10.2%	0.5%	2.5%	1.9%	0.0%	0.5%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: NB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	4	0	0	0	0	0	0	0	0	0	0	0	4
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
6:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
7:00	0	9	2	0	0	0	0	0	0	0	0	0	0	11
8:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
9:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
10:00	0	5	0	0	0	0	0	0	0	0	0	0	0	5
11:00	1	7	0	0	0	0	0	0	0	0	0	0	0	8
12:00 PM	1	6	0	0	0	0	0	0	0	0	0	0	0	7
1:00	3	2	0	0	0	0	0	0	0	0	0	0	0	5
2:00	0	6	1	0	0	0	0	0	0	0	0	0	0	7
3:00	0	5	0	0	1	0	0	0	0	0	0	0	0	6
4:00	0	5	0	0	0	0	0	0	0	0	0	0	0	5
5:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
6:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
7:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00	1	1	0	0	0	0	0	0	0	0	0	0	0	2
9:00	1	9	0	0	2	0	0	0	0	0	0	0	0	12
10:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	7	78	4	0	4	0	0	0	0	0	0	0	0	93
Percent	7.5%	83.9%	4.3%	0.0%	4.3%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	11:00	7:00	7:00											7:00
	1	9	2	*	*	*	*	*	*	*	*	*	*	11
PM Peak	1:00	9:00	2:00		9:00									9:00
	3	9	1	*	2	*	*	*	*	*	*	*	*	12

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: NB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
5:00	0	1	0	0	0	1	0	0	0	0	0	0	0	2
6:00	0	6	0	0	0	0	0	0	0	0	0	0	0	6
7:00	0	7	0	0	0	0	0	0	0	0	0	0	0	7
8:00	1	8	0	0	0	0	0	0	0	0	0	0	0	9
9:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
10:00	2	3	0	0	0	0	0	0	0	0	0	0	0	5
11:00	1	4	1	0	0	0	0	0	0	0	0	0	0	6
12:00 PM	0	2	0	0	0	0	0	0	0	0	0	0	0	2
1:00	0	10	0	0	0	0	0	0	0	0	0	0	0	10
2:00	1	6	0	0	0	0	0	0	0	0	0	0	0	7
3:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
4:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
5:00	0	10	1	0	1	0	0	0	0	0	0	0	0	12
6:00	3	8	1	0	0	0	0	0	0	0	0	0	0	12
7:00	1	7	0	0	0	1	0	0	0	0	0	0	0	9
8:00	0	5	0	0	0	0	0	0	0	0	0	0	0	5
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	9	88	4	0	1	2	0	0	0	0	0	0	0	104
Percent	8.7%	84.6%	3.8%	0.0%	1.0%	1.9%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	10:00	8:00	9:00			5:00								8:00
	2	8	1	*	*	1	*	*	*	*	*	*	*	9
PM Peak	6:00	1:00	5:00			5:00	7:00							5:00
	3	10	1	*	1	1	*	*	*	*	*	*	*	12
Grand Total	16	166	8	0	5	2	0	0	0	0	0	0	0	197
Percent	8.1%	84.3%	4.1%	0.0%	2.5%	1.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: Combined

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	8	1	0	0	0	0	0	0	0	0	0	0	9
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
6:00	2	13	4	0	1	0	0	0	0	0	0	0	0	20
7:00	2	21	3	0	0	0	0	0	0	0	0	0	0	26
8:00	2	5	2	0	0	1	0	0	0	0	0	0	0	10
9:00	0	8	1	0	2	1	0	0	0	0	0	0	0	12
10:00	0	16	1	0	0	1	0	0	0	0	0	0	0	18
11:00	3	16	4	0	0	0	0	0	0	0	0	0	0	23
12:00 PM	1	8	0	0	0	0	0	0	0	0	0	0	0	9
1:00	3	6	0	0	1	0	0	0	0	0	0	0	0	10
2:00	2	16	3	0	0	0	0	0	0	0	0	0	0	21
3:00	1	12	1	0	1	0	0	0	0	0	0	0	0	15
4:00	3	15	0	0	0	1	0	0	0	0	0	0	0	19
5:00	1	2	0	0	0	0	0	0	0	0	0	0	0	3
6:00	0	19	3	0	0	1	0	0	0	0	0	0	0	23
7:00	1	1	0	0	0	0	0	0	0	0	0	0	0	2
8:00	3	9	2	0	0	0	0	0	0	0	0	0	0	14
9:00	1	13	0	0	2	0	0	0	0	0	0	0	0	16
10:00	0	6	0	0	1	0	0	0	0	0	0	0	0	7
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	25	202	25	0	8	5	0	0	0	0	0	0	0	265
Percent	9.4%	76.2%	9.4%	0.0%	3.0%	1.9%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	11:00	7:00	6:00		9:00	8:00								7:00
	3	21	4	*	2	1	*	*	*	*	*	*	*	26
PM Peak	1:00	6:00	2:00		9:00	4:00								6:00
	3	19	3	*	2	1	*	*	*	*	*	*	*	23

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: Combined

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
5:00	2	3	0	1	1	1	0	0	0	0	0	0	0	8
6:00	3	13	1	0	0	0	0	0	0	0	0	0	0	17
7:00	1	20	1	1	2	1	0	0	0	0	0	0	0	26
8:00	3	20	1	0	0	0	0	1	0	0	0	0	0	25
9:00	1	19	1	0	0	1	0	0	0	0	0	0	0	22
10:00	5	20	1	0	0	0	0	0	0	0	0	0	0	26
11:00	2	10	3	0	1	0	0	1	0	0	0	0	0	17
12:00 PM	0	6	0	0	0	0	0	0	0	0	0	0	0	6
1:00	1	19	2	0	0	0	0	0	0	0	0	0	0	22
2:00	2	20	1	0	0	0	0	0	0	0	0	0	0	23
3:00	0	5	0	0	0	0	0	0	0	0	0	0	0	5
4:00	1	8	2	0	0	0	0	0	0	0	0	0	0	11
5:00	0	23	2	0	1	0	0	0	0	0	0	0	0	26
6:00	6	17	4	0	0	0	0	0	0	0	0	0	0	27
7:00	2	14	0	0	0	1	0	0	0	0	0	0	0	17
8:00	0	7	1	0	0	0	0	0	0	0	0	0	0	8
9:00	0	2	0	0	1	0	0	0	0	0	0	0	0	3
10:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	29	233	20	2	6	4	0	2	0	0	0	0	0	296
Percent	9.8%	78.7%	6.8%	0.7%	2.0%	1.4%	0.0%	0.7%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	10:00	7:00	11:00	5:00	7:00	5:00		8:00						7:00
	5	20	3	1	2	1	*	1	*	*	*	*	*	26
PM Peak	6:00	5:00	6:00		5:00	7:00								6:00
	6	23	4	*	1	1	*	*	*	*	*	*	*	27
Grand Total	54	435	45	2	14	9	0	2	0	0	0	0	0	561
Percent	9.6%	77.5%	8.0%	0.4%	2.5%	1.6%	0.0%	0.4%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: SB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	5	0	0	0	0	0	0	0	0	0	0	0	0	5
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
6:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
7:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
8:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
9:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
10:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
11:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
12:00 PM	2	0	0	0	0	0	0	0	0	0	0	0	0	2
1:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
2:00	14	0	0	0	0	0	0	0	0	0	0	0	0	14
3:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
4:00	14	0	0	0	0	0	0	0	0	0	0	0	0	14
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
7:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
8:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
9:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
10:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	172	0	0	0	0	0	0	0	0	0	0	0	0	172

New Line	Percentile	15th	50th	85th	95th
	Speed	0	9	12	13
	Mean Speed (Average)	29.3			
	10 MPH Pace Speed	26-35			
	Number in Pace	133			
	Percent in Pace	77.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: SB

9/18/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
6:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
7:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
8:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
9:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
10:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
11:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
12:00 PM	4	0	0	0	0	0	0	0	0	0	0	0	0	4
1:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
2:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
3:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
4:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
5:00	14	0	0	0	0	0	0	0	0	0	0	0	0	14
6:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
7:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
8:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	192	0	0	0	0	0	0	0	0	0	0	0	0	192

New Line	Percentile	15th	50th	85th	95th	
	Speed	0	9	12	14	
	Mean Speed (Average)	28.7				
	10 MPH Pace Speed	26-35				
	Number in Pace	135				
	Percent in Pace	72.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	0	9	12	14
Mean Speed (Average)		29.0				
10 MPH Pace Speed		26-35				
Number in Pace		272				
Percent in Pace		75.0%				
Number > 45 MPH	0					
Percent > 45 MPH	0.0%					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: NB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	4	0	0	0	0	0	0	0	0	0	0	0	0	4
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
7:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
8:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
11:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
12:00 PM	7	0	0	0	0	0	0	0	0	0	0	0	0	7
1:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
2:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
3:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
4:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
7:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
8:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
9:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
10:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	93	0	0	0	0	0	0	0	0	0	0	0	0	93

New Line	Percentile	15th	50th	85th	95th
	Speed	0	6	10	11
	Mean Speed (Average)	32.2			
	10 MPH Pace Speed	26-35			
	Number in Pace	90			
	Percent in Pace	97.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: NB

9/18/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
7:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
8:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
9:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
10:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
11:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
12:00 PM	2	0	0	0	0	0	0	0	0	0	0	0	0	2
1:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
2:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
3:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
4:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
5:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
6:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
7:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
8:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	104	0	0	0	0	0	0	0	0	0	0	0	0	104

New Line	Percentile	15th	50th	85th	95th	
	Speed	0	6	9	11	
	Mean Speed (Average)	31.5				
	10 MPH Pace Speed	26-35				
	Number in Pace	100				
	Percent in Pace	96.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	0	6	10	11
Mean Speed (Average)		31.8				
10 MPH Pace Speed		26-35				
Number in Pace		190				
Percent in Pace		96.0%				
Number > 45 MPH	0					
Percent > 45 MPH	0.0%					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: Combined

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	9	0	0	0	0	0	0	0	0	0	0	0	0	9
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
6:00	20	0	0	0	0	0	0	0	0	0	0	0	0	20
7:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
8:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
9:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
10:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
11:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
12:00 PM	9	0	0	0	0	0	0	0	0	0	0	0	0	9
1:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
2:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
3:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
4:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
5:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
6:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
7:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
8:00	14	0	0	0	0	0	0	0	0	0	0	0	0	14
9:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
10:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	265	0	0	0	0	0	0	0	0	0	0	0	0	265

New Line	Percentile	15th	50th	85th	95th
	Speed	0	8	11	13
	Mean Speed (Average)	30.3			
	10 MPH Pace Speed	26-35			
	Number in Pace	223			
	Percent in Pace	84.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Emergency Room
 Hospital Drive
 Location 2: S/O Lewis Ave
 Tech: YVM
 Latitude: 42.191791
 Longitude: -73.372385

Direction: Combined

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
6:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
7:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
8:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
9:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
10:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
11:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
12:00 PM	6	0	0	0	0	0	0	0	0	0	0	0	0	6
1:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
2:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
3:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
4:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
5:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
6:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
7:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
8:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	296	0	0	0	0	0	0	0	0	0	0	0	0	296

New Line	Percentile	15th	50th	85th	95th
	Speed	0	8	11	14
	Mean Speed (Average)	29.7			
	10 MPH Pace Speed	26-35			
	Number in Pace	235			
	Percent in Pace	81.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			
Grand Total	Percentile	15th	50th	85th	95th
	Speed	0	8	11	13
	Mean Speed (Average)	30.0			
	10 MPH Pace Speed	26-35			
	Number in Pace	462			
	Percent in Pace	82.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: WB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
5:00	0	19	6	0	1	0	0	0	0	0	0	0	0	26
6:00	0	24	3	0	0	0	0	0	0	0	0	0	0	27
7:00	0	27	8	0	1	0	0	0	0	0	0	0	0	36
8:00	0	21	6	0	1	0	0	0	0	0	0	0	0	28
9:00	0	19	8	0	4	0	0	0	0	0	0	0	0	31
10:00	0	21	8	1	0	0	0	0	0	0	0	0	0	30
11:00	0	12	3	0	4	0	0	0	0	0	0	0	0	19
12:00 PM	0	18	3	1	2	0	0	0	0	0	0	0	0	24
1:00	1	21	2	1	3	0	0	0	0	0	0	0	0	28
2:00	0	11	3	1	2	0	0	0	0	0	0	0	0	17
3:00	0	10	1	0	2	0	0	0	0	0	0	0	0	13
4:00	0	3	1	0	2	0	0	0	0	0	0	0	0	6
5:00	0	14	2	0	0	0	0	0	0	0	0	0	0	16
6:00	0	1	0	0	1	0	0	0	0	0	0	0	0	2
7:00	0	5	2	0	0	0	0	0	0	0	0	0	0	7
8:00	0	1	0	1	0	0	0	0	0	0	0	0	0	2
9:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	1	233	56	5	23	0	0	0	0	0	0	0	0	318
Percent	0.3%	73.3%	17.6%	1.6%	7.2%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		7:00	7:00	10:00	9:00									7:00
	*	27	8	1	4	*	*	*	*	*	*	*	*	36
PM Peak	1:00	1:00	12:00 PM	12:00 PM	1:00									1:00
	1	21	3	1	3	*	*	*	*	*	*	*	*	28

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: WB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	4	1	0	1	0	0	0	0	0	0	0	0	6
5:00	0	21	2	0	2	0	0	0	0	0	0	0	0	25
6:00	0	21	10	0	3	1	0	0	0	0	0	0	0	35
7:00	1	23	5	0	2	0	0	1	0	0	0	0	0	32
8:00	0	22	5	0	0	0	0	0	0	0	0	0	0	27
9:00	0	19	6	0	4	1	0	0	0	0	0	0	0	30
10:00	0	9	8	1	2	0	0	1	0	0	0	0	0	21
11:00	0	18	3	0	3	0	0	0	0	0	0	0	0	24
12:00 PM	0	20	3	0	2	0	0	0	0	0	0	0	0	25
1:00	2	15	7	0	0	0	0	0	0	0	0	0	0	24
2:00	0	3	4	0	1	0	0	0	0	0	0	0	0	8
3:00	0	8	1	0	2	0	0	0	0	0	0	0	0	11
4:00	0	9	0	0	0	0	0	0	0	0	0	0	0	9
5:00	0	7	5	0	2	0	0	0	0	0	0	0	0	14
6:00	0	5	0	0	0	0	0	0	0	0	0	0	0	5
7:00	0	2	2	0	0	0	0	0	0	0	0	0	0	4
8:00	0	2	2	0	1	0	0	0	0	0	0	0	0	5
9:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
10:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	3	212	64	1	25	2	0	2	0	0	0	0	0	309
Percent	1.0%	68.6%	20.7%	0.3%	8.1%	0.6%	0.0%	0.6%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	7:00	7:00	6:00	10:00	9:00	6:00		7:00						6:00
	1	23	10	1	4	1	*	1	*	*	*	*	*	35
PM Peak	1:00	12:00 PM	1:00		12:00 PM									12:00 PM
	2	20	7	*	2	*	*	*	*	*	*	*	*	25
Grand Total	4	445	120	6	48	2	0	2	0	0	0	0	0	627
Percent	0.6%	71.0%	19.1%	1.0%	7.7%	0.3%	0.0%	0.3%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: EB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	2	0	0	0	0	0	0	0	0	2
6:00	0	8	1	0	4	0	0	0	0	0	0	0	0	13
7:00	0	9	4	0	1	0	0	0	0	0	0	0	0	14
8:00	0	13	5	0	1	0	0	0	0	0	0	0	0	19
9:00	0	10	8	0	5	0	0	0	0	0	0	0	0	23
10:00	0	12	6	0	4	0	0	0	0	0	0	0	0	22
11:00	0	18	1	1	4	0	0	0	0	0	0	0	0	24
12:00 PM	0	8	3	0	2	0	0	0	0	0	0	0	0	13
1:00	0	12	1	1	2	0	0	0	0	0	0	0	0	16
2:00	0	25	4	0	3	0	0	0	0	0	0	0	0	32
3:00	1	17	1	0	3	0	0	0	0	0	0	0	0	22
4:00	0	9	1	0	2	0	0	0	0	0	0	0	0	12
5:00	0	1	3	0	1	0	0	0	0	0	0	0	0	5
6:00	0	1	1	0	0	0	0	0	0	0	0	0	0	2
7:00	0	2	1	0	1	0	0	0	0	0	0	0	0	4
8:00	0	4	3	0	0	0	0	0	0	0	0	0	0	7
9:00	0	4	2	0	0	0	0	0	0	0	0	0	0	6
10:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	1	155	46	2	35	0	0	0	0	0	0	0	0	239
Percent	0.4%	64.9%	19.2%	0.8%	14.6%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		11:00	9:00	11:00	9:00									11:00
	*	18	8	1	5	*	*	*	*	*	*	*	*	24
PM Peak	3:00	2:00	2:00	1:00	2:00									2:00
	1	25	4	1	3	*	*	*	*	*	*	*	*	32

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: EB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
5:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
6:00	0	8	3	0	1	0	0	0	0	0	0	0	0	12
7:00	0	12	2	0	4	1	0	0	0	0	0	0	0	19
8:00	0	10	4	0	4	0	0	0	0	0	0	0	0	18
9:00	0	12	2	1	1	0	0	0	0	0	0	0	0	16
10:00	0	13	4	0	2	0	0	0	0	0	0	0	0	19
11:00	0	14	4	0	4	0	0	0	0	0	0	0	0	22
12:00 PM	0	16	5	0	2	0	0	0	0	0	0	0	0	23
1:00	0	17	2	0	2	0	0	0	0	0	0	0	0	21
2:00	1	15	6	0	3	0	0	0	0	0	0	0	0	25
3:00	1	7	4	0	2	0	0	0	0	0	0	0	0	14
4:00	0	8	2	0	2	0	0	0	0	0	0	0	0	12
5:00	0	8	1	0	3	0	0	0	0	0	0	0	0	12
6:00	0	6	4	0	0	0	0	0	0	0	0	0	0	10
7:00	0	6	1	0	1	0	0	0	0	0	0	0	0	8
8:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
11:00	0	1	1	0	0	0	0	0	0	0	0	0	0	2
Total	2	156	45	1	33	1	0	0	0	0	0	0	0	238
Percent	0.8%	65.5%	18.9%	0.4%	13.9%	0.4%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		11:00	8:00	9:00	7:00	7:00								11:00
	*	14	4	1	4	1	*	*	*	*	*	*	*	22
PM Peak	2:00	1:00	2:00		2:00									2:00
	1	17	6	*	3	*	*	*	*	*	*	*	*	25
Grand Total	3	311	91	3	68	1	0	0	0	0	0	0	0	477
Percent	0.6%	65.2%	19.1%	0.6%	14.3%	0.2%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: Combined

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	4	0	0	0	0	0	0	0	0	0	0	0	4
5:00	0	19	6	0	3	0	0	0	0	0	0	0	0	28
6:00	0	32	4	0	4	0	0	0	0	0	0	0	0	40
7:00	0	36	12	0	2	0	0	0	0	0	0	0	0	50
8:00	0	34	11	0	2	0	0	0	0	0	0	0	0	47
9:00	0	29	16	0	9	0	0	0	0	0	0	0	0	54
10:00	0	33	14	1	4	0	0	0	0	0	0	0	0	52
11:00	0	30	4	1	8	0	0	0	0	0	0	0	0	43
12:00 PM	0	26	6	1	4	0	0	0	0	0	0	0	0	37
1:00	1	33	3	2	5	0	0	0	0	0	0	0	0	44
2:00	0	36	7	1	5	0	0	0	0	0	0	0	0	49
3:00	1	27	2	0	5	0	0	0	0	0	0	0	0	35
4:00	0	12	2	0	4	0	0	0	0	0	0	0	0	18
5:00	0	15	5	0	1	0	0	0	0	0	0	0	0	21
6:00	0	2	1	0	1	0	0	0	0	0	0	0	0	4
7:00	0	7	3	0	1	0	0	0	0	0	0	0	0	11
8:00	0	5	3	1	0	0	0	0	0	0	0	0	0	9
9:00	0	6	2	0	0	0	0	0	0	0	0	0	0	8
10:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	2	388	102	7	58	0	0	0	0	0	0	0	0	557
Percent	0.4%	69.7%	18.3%	1.3%	10.4%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		7:00	9:00	10:00	9:00									9:00
	*	36	16	1	9	*	*	*	*	*	*	*	*	54
PM Peak	1:00	2:00	2:00	1:00	1:00									2:00
	1	36	7	2	5	*	*	*	*	*	*	*	*	49

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: Combined

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	4	1	0	2	0	0	0	0	0	0	0	0	7
5:00	0	21	2	0	3	0	0	0	0	0	0	0	0	26
6:00	0	29	13	0	4	1	0	0	0	0	0	0	0	47
7:00	1	35	7	0	6	1	0	1	0	0	0	0	0	51
8:00	0	32	9	0	4	0	0	0	0	0	0	0	0	45
9:00	0	31	8	1	5	1	0	0	0	0	0	0	0	46
10:00	0	22	12	1	4	0	0	1	0	0	0	0	0	40
11:00	0	32	7	0	7	0	0	0	0	0	0	0	0	46
12:00 PM	0	36	8	0	4	0	0	0	0	0	0	0	0	48
1:00	2	32	9	0	2	0	0	0	0	0	0	0	0	45
2:00	1	18	10	0	4	0	0	0	0	0	0	0	0	33
3:00	1	15	5	0	4	0	0	0	0	0	0	0	0	25
4:00	0	17	2	0	2	0	0	0	0	0	0	0	0	21
5:00	0	15	6	0	5	0	0	0	0	0	0	0	0	26
6:00	0	11	4	0	0	0	0	0	0	0	0	0	0	15
7:00	0	8	3	0	1	0	0	0	0	0	0	0	0	12
8:00	0	3	2	0	1	0	0	0	0	0	0	0	0	6
9:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
10:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
11:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
Total	5	368	109	2	58	3	0	2	0	0	0	0	0	547
Percent	0.9%	67.3%	19.9%	0.4%	10.6%	0.5%	0.0%	0.4%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	7:00	7:00	6:00	9:00	11:00	6:00		7:00						7:00
	1	35	13	1	7	1	*	1	*	*	*	*	*	51
PM Peak	1:00	12:00 PM	2:00		5:00									12:00 PM
	2	36	10	*	5	*	*	*	*	*	*	*	*	48
Grand Total	7	756	211	9	116	3	0	2	0	0	0	0	0	1104
Percent	0.6%	68.5%	19.1%	0.8%	10.5%	0.3%	0.0%	0.2%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: WB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
5:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
6:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
7:00	35	1	0	0	0	0	0	0	0	0	0	0	0	36
8:00	28	0	0	0	0	0	0	0	0	0	0	0	0	28
9:00	31	0	0	0	0	0	0	0	0	0	0	0	0	31
10:00	30	0	0	0	0	0	0	0	0	0	0	0	0	30
11:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
12:00 PM	24	0	0	0	0	0	0	0	0	0	0	0	0	24
1:00	28	0	0	0	0	0	0	0	0	0	0	0	0	28
2:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
3:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
4:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
5:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
6:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
7:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
8:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
9:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	317	1	0	0	0	0	0	0	0	0	0	0	0	318

New Line	Percentile	15th	50th	85th	95th
	Speed	17	22	26	28
	Mean Speed (Average)	23.2			
	10 MPH Pace Speed	26-35			
	Number in Pace	143			
	Percent in Pace	45.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: WB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
5:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
6:00	35	0	0	0	0	0	0	0	0	0	0	0	0	35
7:00	32	0	0	0	0	0	0	0	0	0	0	0	0	32
8:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
9:00	30	0	0	0	0	0	0	0	0	0	0	0	0	30
10:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
11:00	23	1	0	0	0	0	0	0	0	0	0	0	0	24
12:00 PM	24	1	0	0	0	0	0	0	0	0	0	0	0	25
1:00	22	1	1	0	0	0	0	0	0	0	0	0	0	24
2:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
3:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
4:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
5:00	13	1	0	0	0	0	0	0	0	0	0	0	0	14
6:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
7:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
8:00	4	1	0	0	0	0	0	0	0	0	0	0	0	5
9:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
10:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	302	6	1	0	0	0	0	0	0	0	0	0	0	309

New Line	Percentile	15th	50th	85th	95th	
	Speed	17	22	27	31	
	Mean Speed (Average)	24.1				
	10 MPH Pace Speed	26-35				
	Number in Pace	147				
	Percent in Pace	48.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	17	22	26	29
Mean Speed (Average)		23.6				
10 MPH Pace Speed		26-35				
Number in Pace		291				
Percent in Pace		46.0%				
Percent > 45 MPH		0.0%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: EB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	12	1	0	0	0	0	0	0	0	0	0	0	0	13
7:00	13	0	1	0	0	0	0	0	0	0	0	0	0	14
8:00	18	1	0	0	0	0	0	0	0	0	0	0	0	19
9:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
10:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
11:00	24	0	0	0	0	0	0	0	0	0	0	0	0	24
12:00 PM	13	0	0	0	0	0	0	0	0	0	0	0	0	13
1:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
2:00	32	0	0	0	0	0	0	0	0	0	0	0	0	32
3:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
4:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
5:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
6:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
7:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
8:00	6	1	0	0	0	0	0	0	0	0	0	0	0	7
9:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
10:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	235	3	1	0	0	0	0	0	0	0	0	0	0	239

New Line	Percentile	15th	50th	85th	95th
	Speed	16	22	26	30
	Mean Speed (Average)	26.3			
	10 MPH Pace Speed	26-35			
	Number in Pace	138			
	Percent in Pace	58.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: EB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
7:00	18	1	0	0	0	0	0	0	0	0	0	0	0	19
8:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
9:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
10:00	19	0	0	0	0	0	0	0	0	0	0	0	0	19
11:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
12:00 PM	23	0	0	0	0	0	0	0	0	0	0	0	0	23
1:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
2:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
3:00	13	1	0	0	0	0	0	0	0	0	0	0	0	14
4:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
5:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
6:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
7:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
8:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
11:00	1	1	0	0	0	0	0	0	0	0	0	0	0	2
Total	235	3	0	0	0	0	0	0	0	0	0	0	0	238

New Line	Percentile	15th	50th	85th	95th
	Speed	17	22	27	30
	Mean Speed (Average)	26.9			
	10 MPH Pace Speed	26-35			
	Number in Pace	142			
	Percent in Pace	60.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			
Grand Total	Percentile	15th	50th	85th	95th
	Speed	16	22	27	30
	Mean Speed (Average)	26.6			
	10 MPH Pace Speed	26-35			
	Number in Pace	281			
	Percent in Pace	59.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: Combined

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
5:00	28	0	0	0	0	0	0	0	0	0	0	0	0	28
6:00	39	1	0	0	0	0	0	0	0	0	0	0	0	40
7:00	48	1	1	0	0	0	0	0	0	0	0	0	0	50
8:00	46	1	0	0	0	0	0	0	0	0	0	0	0	47
9:00	54	0	0	0	0	0	0	0	0	0	0	0	0	54
10:00	52	0	0	0	0	0	0	0	0	0	0	0	0	52
11:00	43	0	0	0	0	0	0	0	0	0	0	0	0	43
12:00 PM	37	0	0	0	0	0	0	0	0	0	0	0	0	37
1:00	44	0	0	0	0	0	0	0	0	0	0	0	0	44
2:00	49	0	0	0	0	0	0	0	0	0	0	0	0	49
3:00	35	0	0	0	0	0	0	0	0	0	0	0	0	35
4:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
5:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
6:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
7:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
8:00	8	1	0	0	0	0	0	0	0	0	0	0	0	9
9:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
10:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
11:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total	552	4	1	0	0	0	0	0	0	0	0	0	0	557

New Line	Percentile	15th	50th	85th	95th
	Speed	17	22	26	28
	Mean Speed (Average)	24.5			
	10 MPH Pace Speed	26-35			
	Number in Pace	281			
	Percent in Pace	50.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Lewis Ave
 Location 2: W/O Oak St
 Tech: YVM
 Latitude: 42.192140
 Longitude: -73.370637

Direction: Combined

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
5:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
6:00	47	0	0	0	0	0	0	0	0	0	0	0	0	47
7:00	50	1	0	0	0	0	0	0	0	0	0	0	0	51
8:00	45	0	0	0	0	0	0	0	0	0	0	0	0	45
9:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
10:00	40	0	0	0	0	0	0	0	0	0	0	0	0	40
11:00	45	1	0	0	0	0	0	0	0	0	0	0	0	46
12:00 PM	47	1	0	0	0	0	0	0	0	0	0	0	0	48
1:00	43	1	1	0	0	0	0	0	0	0	0	0	0	45
2:00	33	0	0	0	0	0	0	0	0	0	0	0	0	33
3:00	24	1	0	0	0	0	0	0	0	0	0	0	0	25
4:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
5:00	25	1	0	0	0	0	0	0	0	0	0	0	0	26
6:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
7:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
8:00	5	1	0	0	0	0	0	0	0	0	0	0	0	6
9:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
10:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
11:00	2	1	0	0	0	0	0	0	0	0	0	0	0	3
Total	537	9	1	0	0	0	0	0	0	0	0	0	0	547

New Line	Percentile	15th	50th	85th	95th
	Speed	17	22	27	30
	Mean Speed (Average)	25.3			
	10 MPH Pace Speed	26-35			
	Number in Pace	289			
	Percent in Pace	53.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			
Grand Total	Percentile	15th	50th	85th	95th
	Speed	17	22	26	30
	Mean Speed (Average)	24.9			
	10 MPH Pace Speed	26-35			
	Number in Pace	572			
	Percent in Pace	52.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Time	9/15/2025		9/16/2025		9/17/2025		9/18/2025		9/19/2025		Weekday Average		9/20/2025		9/21/2025	
	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB	NB	SB
12:00 AM	*	*	*	*	1	2	0	0	*	*	*	0	1	*	*	*
1:00	*	*	*	*	0	0	0	0	*	*	*	0	0	*	*	*
2:00	*	*	*	*	0	0	0	0	*	*	*	0	0	*	*	*
3:00	*	*	*	*	0	0	1	0	*	*	*	0	0	*	*	*
4:00	*	*	*	*	0	0	1	0	*	*	*	0	0	*	*	*
5:00	*	*	*	*	0	4	2	0	*	*	*	0	3	*	*	*
6:00	*	*	*	*	1	9	11	11	*	*	*	1	10	*	*	*
7:00	*	*	*	*	9	46	39	39	*	*	*	8	42	*	*	*
8:00	*	*	*	*	43	63	40	52	*	*	*	42	58	*	*	*
9:00	*	*	*	*	48	58	51	56	*	*	*	50	57	*	*	*
10:00	*	*	*	*	61	63	68	75	*	*	*	64	69	*	*	*
11:00	*	*	*	*	67	47	69	62	*	*	*	68	54	*	*	*
12:00 PM	*	*	*	*	79	62	77	35	*	*	*	78	48	*	*	*
1:00	*	*	*	*	50	55	57	54	*	*	*	54	54	*	*	*
2:00	*	*	*	*	60	43	69	50	*	*	*	64	46	*	*	*
3:00	*	*	*	*	76	56	59	48	*	*	*	68	52	*	*	*
4:00	*	*	*	*	89	49	77	62	*	*	*	83	56	*	*	*
5:00	*	*	*	*	85	37	75	29	*	*	*	80	33	*	*	*
6:00	*	*	*	*	54	39	57	34	*	*	*	56	36	*	*	*
7:00	*	*	*	*	37	26	30	32	*	*	*	34	29	*	*	*
8:00	*	*	*	*	38	13	29	17	*	*	*	34	15	*	*	*
9:00	*	*	*	*	14	9	21	12	*	*	*	18	10	*	*	*
10:00	*	*	*	*	12	7	10	8	*	*	*	11	8	*	*	*
11:00	*	*	*	*	4	5	4	4	*	*	*	4	4	*	*	*
11:00	*	*	*	*	4	1	7	1	*	*	*	6	1	*	*	*
Total	0	0	0	0	832	694	812	683	0	0	0	823	686	0	0	0
Day	0	0	0	0	1526	1495	1495	1495	0	0	0	1509	1509	0	0	0
AM Peak					11:00	7:00	11:00	9:00				11:00	9:00			
Volume					79	63	77	75				78	69			
PM Peak					3:00	2:00	3:00	3:00				3:00	3:00			
Volume					89	56	77	62				83	56			
Comb Total	0	0	0	0	1526	1495	1495	1495	0	0	0	1509	1509	0	0	0
ADT	ADT: 1,510	ADT: 1,510	ADT: 1,510	ADT: 1,510	ADT: 1,510	ADT: 1,510										

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: NB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	1	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
6:00	0	6	3	0	0	0	0	0	0	0	0	0	0	9
7:00	0	30	9	2	2	0	0	0	0	0	0	0	0	43
8:00	1	26	15	1	5	0	0	0	0	0	0	0	0	48
9:00	1	41	15	2	2	0	0	0	0	0	0	0	0	61
10:00	0	54	10	0	2	1	0	0	0	0	0	0	0	67
11:00	1	67	9	1	1	0	0	0	0	0	0	0	0	79
12:00 PM	0	38	11	0	1	0	0	0	0	0	0	0	0	50
1:00	0	45	11	2	0	0	0	1	1	0	0	0	0	60
2:00	3	61	6	1	4	1	0	0	0	0	0	0	0	76
3:00	0	73	13	1	2	0	0	0	0	0	0	0	0	89
4:00	1	70	10	0	3	1	0	0	0	0	0	0	0	85
5:00	1	42	9	0	2	0	0	0	0	0	0	0	0	54
6:00	0	28	8	0	1	0	0	0	0	0	0	0	0	37
7:00	1	33	3	0	1	0	0	0	0	0	0	0	0	38
8:00	1	9	4	0	0	0	0	0	0	0	0	0	0	14
9:00	0	10	2	0	0	0	0	0	0	0	0	0	0	12
10:00	0	2	2	0	0	0	0	0	0	0	0	0	0	4
11:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
Total	10	640	141	10	26	3	0	1	1	0	0	0	0	832
Percent	1.2%	76.9%	16.9%	1.2%	3.1%	0.4%	0.0%	0.1%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak	8:00	11:00	8:00	7:00	8:00	10:00								11:00
	1	67	15	2	5	1	*	*	*	*	*	*	*	79
PM Peak	2:00	3:00	3:00	1:00	2:00	2:00		1:00	1:00					3:00
	3	73	13	2	4	1	*	1	1	*	*	*	*	89

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: NB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
5:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
6:00	0	5	2	0	1	0	0	0	0	0	0	0	0	8
7:00	0	23	9	0	7	1	0	0	0	0	0	0	0	40
8:00	1	26	15	1	7	0	0	1	0	0	0	0	0	51
9:00	2	56	8	0	2	0	0	0	0	0	0	0	0	68
10:00	0	52	13	0	3	1	0	0	0	0	0	0	0	69
11:00	0	57	14	0	4	1	0	1	0	0	0	0	0	77
12:00 PM	0	44	10	1	2	0	0	0	0	0	0	0	0	57
1:00	2	55	12	0	0	0	0	0	0	0	0	0	0	69
2:00	0	41	17	0	0	0	0	1	0	0	0	0	0	59
3:00	1	65	10	0	1	0	0	0	0	0	0	0	0	77
4:00	0	66	7	0	2	0	0	0	0	0	0	0	0	75
5:00	0	46	10	0	1	0	0	0	0	0	0	0	0	57
6:00	0	24	6	0	0	0	0	0	0	0	0	0	0	30
7:00	0	25	4	0	0	0	0	0	0	0	0	0	0	29
8:00	1	13	5	0	1	0	0	1	0	0	0	0	0	21
9:00	0	6	4	0	0	0	0	0	0	0	0	0	0	10
10:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
11:00	0	6	1	0	0	0	0	0	0	0	0	0	0	7
Total	7	616	149	2	31	3	0	4	0	0	0	0	0	812
Percent	0.9%	75.9%	18.3%	0.2%	3.8%	0.4%	0.0%	0.5%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	9:00	11:00	8:00	8:00	7:00	7:00		8:00						11:00
	2	57	15	1	7	1	*	1	*	*	*	*	*	77
PM Peak	1:00	4:00	2:00	12:00	12:00			2:00						3:00
	2	66	17	1	2	*	*	1	*	*	*	*	*	77
Grand Total	17	1256	290	12	57	6	0	5	1	0	0	0	0	1644
Percent	1.0%	76.4%	17.6%	0.7%	3.5%	0.4%	0.0%	0.3%	0.1%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: SB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	1	1	0	0	0	0	0	0	0	0	0	0	2
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	3	0	0	0	0	0	0	0	0	0	0	4
5:00	0	8	1	0	0	0	0	0	0	0	0	0	0	9
6:00	0	39	6	0	1	0	0	0	0	0	0	0	0	46
7:00	0	47	12	0	4	0	0	0	0	0	0	0	0	63
8:00	0	42	12	0	4	0	0	0	0	0	0	0	0	58
9:00	1	37	18	0	6	0	0	1	0	0	0	0	0	63
10:00	0	41	2	1	2	1	0	0	0	0	0	0	0	47
11:00	0	41	12	1	8	0	0	0	0	0	0	0	0	62
12:00 PM	0	40	8	1	6	0	0	0	0	0	0	0	0	55
1:00	0	33	6	0	3	0	0	1	0	0	0	0	0	43
2:00	3	36	9	1	6	1	0	0	0	0	0	0	0	56
3:00	0	35	9	0	5	0	0	0	0	0	0	0	0	49
4:00	1	28	4	0	4	0	0	0	0	0	0	0	0	37
5:00	1	32	4	0	2	0	0	0	0	0	0	0	0	39
6:00	0	21	3	0	2	0	0	0	0	0	0	0	0	26
7:00	0	10	2	0	1	0	0	0	0	0	0	0	0	13
8:00	0	8	1	0	0	0	0	0	0	0	0	0	0	9
9:00	0	3	4	0	0	0	0	0	0	0	0	0	0	7
10:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	6	508	118	4	54	2	0	2	0	0	0	0	0	694
Percent	0.9%	73.2%	17.0%	0.6%	7.8%	0.3%	0.0%	0.3%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	9:00	7:00	9:00	10:00	11:00	10:00		9:00						7:00
	1	47	18	1	8	1	*	1	*	*	*	*	*	63
PM Peak	2:00	12:00 PM	2:00	12:00 PM	12:00 PM	2:00		1:00						2:00
	3	40	9	1	6	1	*	1	*	*	*	*	*	56

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: SB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
5:00	0	7	4	0	0	0	0	0	0	0	0	0	0	11
6:00	0	34	4	0	1	0	0	0	0	0	0	0	0	39
7:00	0	40	7	0	5	0	0	0	0	0	0	0	0	52
8:00	0	38	10	0	8	0	0	0	0	0	0	0	0	56
9:00	0	49	17	0	8	0	0	1	0	0	0	0	0	75
10:00	0	47	11	0	2	1	0	1	0	0	0	0	0	62
11:00	0	23	7	0	4	0	0	1	0	0	0	0	0	35
12:00 PM	2	40	8	0	4	0	0	0	0	0	0	0	0	54
1:00	2	33	10	1	4	0	0	0	0	0	0	0	0	50
2:00	0	34	11	0	1	0	0	1	1	0	0	0	0	48
3:00	0	52	9	1	0	0	0	0	0	0	0	0	0	62
4:00	0	22	4	0	3	0	0	0	0	0	0	0	0	29
5:00	2	27	4	0	1	0	0	0	0	0	0	0	0	34
6:00	1	25	6	0	0	0	0	0	0	0	0	0	0	32
7:00	0	15	2	0	0	0	0	0	0	0	0	0	0	17
8:00	0	8	3	0	1	0	0	0	0	0	0	0	0	12
9:00	0	4	4	0	0	0	0	0	0	0	0	0	0	8
10:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
11:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
Total	7	503	123	2	42	1	0	4	1	0	0	0	0	683
Percent	1.0%	73.6%	18.0%	0.3%	6.1%	0.1%	0.0%	0.6%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak		9:00	9:00		8:00	10:00		9:00						9:00
	*	49	17	*	8	1	*	1	*	*	*	*	*	75
PM Peak	12:00	3:00	2:00	1:00	12:00			2:00	2:00					3:00
	PM				PM									
	2	52	11	1	4	*	*	1	1	*	*	*	*	62
Grand Total	13	1011	241	6	96	3	0	6	1	0	0	0	0	1377
Percent	0.9%	73.4%	17.5%	0.4%	7.0%	0.2%	0.0%	0.4%	0.1%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: Combined

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	2	1	0	0	0	0	0	0	0	0	0	0	3
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	3	0	0	0	0	0	0	0	0	0	0	4
5:00	0	9	1	0	0	0	0	0	0	0	0	0	0	10
6:00	0	45	9	0	1	0	0	0	0	0	0	0	0	55
7:00	0	77	21	2	6	0	0	0	0	0	0	0	0	106
8:00	1	68	27	1	9	0	0	0	0	0	0	0	0	106
9:00	2	78	33	2	8	0	0	1	0	0	0	0	0	124
10:00	0	95	12	1	4	2	0	0	0	0	0	0	0	114
11:00	1	108	21	2	9	0	0	0	0	0	0	0	0	141
12:00 PM	0	78	19	1	7	0	0	0	0	0	0	0	0	105
1:00	0	78	17	2	3	0	0	2	1	0	0	0	0	103
2:00	6	97	15	2	10	2	0	0	0	0	0	0	0	132
3:00	0	108	22	1	7	0	0	0	0	0	0	0	0	138
4:00	2	98	14	0	7	1	0	0	0	0	0	0	0	122
5:00	2	74	13	0	4	0	0	0	0	0	0	0	0	93
6:00	0	49	11	0	3	0	0	0	0	0	0	0	0	63
7:00	1	43	5	0	2	0	0	0	0	0	0	0	0	51
8:00	1	17	5	0	0	0	0	0	0	0	0	0	0	23
9:00	0	13	6	0	0	0	0	0	0	0	0	0	0	19
10:00	0	6	3	0	0	0	0	0	0	0	0	0	0	9
11:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
Total	16	1148	259	14	80	5	0	3	1	0	0	0	0	1526
Percent	1.0%	75.2%	17.0%	0.9%	5.2%	0.3%	0.0%	0.2%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak	9:00	11:00	9:00	7:00	8:00	10:00		9:00						11:00
	2	108	33	2	9	2	*	1	*	*	*	*	*	141
PM Peak	2:00	3:00	3:00	1:00	2:00	2:00		1:00	1:00					3:00
	6	108	22	2	10	2	*	2	1	*	*	*	*	138

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: Combined

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
5:00	0	8	4	0	0	0	0	0	0	0	0	0	0	12
6:00	0	39	6	0	2	0	0	0	0	0	0	0	0	47
7:00	0	63	16	0	12	1	0	0	0	0	0	0	0	92
8:00	1	64	25	1	15	0	0	1	0	0	0	0	0	107
9:00	2	105	25	0	10	0	0	1	0	0	0	0	0	143
10:00	0	99	24	0	5	2	0	1	0	0	0	0	0	131
11:00	0	80	21	0	8	1	0	2	0	0	0	0	0	112
12:00 PM	2	84	18	1	6	0	0	0	0	0	0	0	0	111
1:00	4	88	22	1	4	0	0	0	0	0	0	0	0	119
2:00	0	75	28	0	1	0	0	2	1	0	0	0	0	107
3:00	1	117	19	1	1	0	0	0	0	0	0	0	0	139
4:00	0	88	11	0	5	0	0	0	0	0	0	0	0	104
5:00	2	73	14	0	2	0	0	0	0	0	0	0	0	91
6:00	1	49	12	0	0	0	0	0	0	0	0	0	0	62
7:00	0	40	6	0	0	0	0	0	0	0	0	0	0	46
8:00	1	21	8	0	2	0	0	1	0	0	0	0	0	33
9:00	0	10	8	0	0	0	0	0	0	0	0	0	0	18
10:00	0	6	2	0	0	0	0	0	0	0	0	0	0	8
11:00	0	6	2	0	0	0	0	0	0	0	0	0	0	8
Total	14	1119	272	4	73	4	0	8	1	0	0	0	0	1495
Percent	0.9%	74.8%	18.2%	0.3%	4.9%	0.3%	0.0%	0.5%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak	9:00	9:00	8:00	8:00	8:00	10:00		11:00						9:00
	2	105	25	1	15	2	*	2	*	*	*	*	*	143
PM Peak	1:00	3:00	2:00	12:00 PM	12:00 PM			2:00	2:00					3:00
	4	117	28	1	6	*	*	2	1	*	*	*	*	139
Grand Total	30	2267	531	18	153	9	0	11	2	0	0	0	0	3021
Percent	1.0%	75.0%	17.6%	0.6%	5.1%	0.3%	0.0%	0.4%	0.1%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: NB

9/17/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
7:00	42	1	0	0	0	0	0	0	0	0	0	0	0	43
8:00	47	1	0	0	0	0	0	0	0	0	0	0	0	48
9:00	61	0	0	0	0	0	0	0	0	0	0	0	0	61
10:00	67	0	0	0	0	0	0	0	0	0	0	0	0	67
11:00	79	0	0	0	0	0	0	0	0	0	0	0	0	79
12:00 PM	50	0	0	0	0	0	0	0	0	0	0	0	0	50
1:00	60	0	0	0	0	0	0	0	0	0	0	0	0	60
2:00	76	0	0	0	0	0	0	0	0	0	0	0	0	76
3:00	89	0	0	0	0	0	0	0	0	0	0	0	0	89
4:00	85	0	0	0	0	0	0	0	0	0	0	0	0	85
5:00	54	0	0	0	0	0	0	0	0	0	0	0	0	54
6:00	37	0	0	0	0	0	0	0	0	0	0	0	0	37
7:00	38	0	0	0	0	0	0	0	0	0	0	0	0	38
8:00	14	0	0	0	0	0	0	0	0	0	0	0	0	14
9:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
10:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
11:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
Total	830	2	0	0	0	0	0	0	0	0	0	0	0	832

New Line	Percentile	15th	50th	85th	95th
	Speed	16	22	27	30
	Mean Speed (Average)	20.4			
	10 MPH Pace Speed	26-35			
	Number in Pace	316			
	Percent in Pace	38.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: NB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
7:00	40	0	0	0	0	0	0	0	0	0	0	0	0	40
8:00	51	0	0	0	0	0	0	0	0	0	0	0	0	51
9:00	68	0	0	0	0	0	0	0	0	0	0	0	0	68
10:00	69	0	0	0	0	0	0	0	0	0	0	0	0	69
11:00	77	0	0	0	0	0	0	0	0	0	0	0	0	77
12:00 PM	56	1	0	0	0	0	0	0	0	0	0	0	0	57
1:00	69	0	0	0	0	0	0	0	0	0	0	0	0	69
2:00	59	0	0	0	0	0	0	0	0	0	0	0	0	59
3:00	77	0	0	0	0	0	0	0	0	0	0	0	0	77
4:00	75	0	0	0	0	0	0	0	0	0	0	0	0	75
5:00	57	0	0	0	0	0	0	0	0	0	0	0	0	57
6:00	30	0	0	0	0	0	0	0	0	0	0	0	0	30
7:00	29	0	0	0	0	0	0	0	0	0	0	0	0	29
8:00	21	0	0	0	0	0	0	0	0	0	0	0	0	21
9:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
10:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
11:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
Total	811	1	0	0	0	0	0	0	0	0	0	0	0	812

New Line	Percentile	15th	50th	85th	95th	
	Speed	16	22	27	30	
	Mean Speed (Average)	20.2				
	10 MPH Pace Speed	26-35				
	Number in Pace	286				
	Percent in Pace	36.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	16	22	27	30
Mean Speed (Average)		20.3				
10 MPH Pace Speed		26-35				
Number in Pace		606				
Percent in Pace		37.0%				
Number > 45 MPH		0				
Percent > 45 MPH	0.0%					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: SB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	2	0	0	0	0	0	0	0	0	0	0	0	0	2
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
5:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
6:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
7:00	61	2	0	0	0	0	0	0	0	0	0	0	0	63
8:00	57	0	1	0	0	0	0	0	0	0	0	0	0	58
9:00	62	1	0	0	0	0	0	0	0	0	0	0	0	63
10:00	46	0	0	1	0	0	0	0	0	0	0	0	0	47
11:00	61	1	0	0	0	0	0	0	0	0	0	0	0	62
12:00 PM	54	0	1	0	0	0	0	0	0	0	0	0	0	55
1:00	39	2	1	0	1	0	0	0	0	0	0	0	0	43
2:00	55	1	0	0	0	0	0	0	0	0	0	0	0	56
3:00	49	0	0	0	0	0	0	0	0	0	0	0	0	49
4:00	35	2	0	0	0	0	0	0	0	0	0	0	0	37
5:00	38	1	0	0	0	0	0	0	0	0	0	0	0	39
6:00	25	1	0	0	0	0	0	0	0	0	0	0	0	26
7:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
8:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
9:00	6	1	0	0	0	0	0	0	0	0	0	0	0	7
10:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	677	12	3	1	1	0	0	0	0	0	0	0	0	694

New Line	Percentile Speed	15th	50th	85th	95th
	Mean Speed (Average)	17	24	29	32
	10 MPH Pace Speed	21.5			
	Number in Pace	26-35			
	Percent in Pace	273			
	Number > 45 MPH	39.0%			
	Percent > 45 MPH	2			
		0.3%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: SB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
5:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
6:00	39	0	0	0	0	0	0	0	0	0	0	0	0	39
7:00	52	0	0	0	0	0	0	0	0	0	0	0	0	52
8:00	54	2	0	0	0	0	0	0	0	0	0	0	0	56
9:00	72	3	0	0	0	0	0	0	0	0	0	0	0	75
10:00	61	1	0	0	0	0	0	0	0	0	0	0	0	62
11:00	35	0	0	0	0	0	0	0	0	0	0	0	0	35
12:00 PM	54	0	0	0	0	0	0	0	0	0	0	0	0	54
1:00	48	2	0	0	0	0	0	0	0	0	0	0	0	50
2:00	48	0	0	0	0	0	0	0	0	0	0	0	0	48
3:00	61	1	0	0	0	0	0	0	0	0	0	0	0	62
4:00	29	0	0	0	0	0	0	0	0	0	0	0	0	29
5:00	33	1	0	0	0	0	0	0	0	0	0	0	0	34
6:00	32	0	0	0	0	0	0	0	0	0	0	0	0	32
7:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
8:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
9:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
10:00	3	0	0	1	0	0	0	0	0	0	0	0	0	4
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	672	10	0	1	0	0	0	0	0	0	0	0	0	683

New Line	Percentile	15th	50th	85th	95th	
	Speed	17	23	29	32	
	Mean Speed (Average)	21.0				
	10 MPH Pace Speed	26-35				
	Number in Pace	256				
	Percent in Pace	38.0%				
	Number > 45 MPH	1				
	Percent > 45 MPH	0.1%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	17	23	29	32
Mean Speed (Average)		21.3				
10 MPH Pace Speed		26-35				
Number in Pace		532				
Percent in Pace		39.0%				
Number > 45 MPH		3				
Percent > 45 MPH		0.2%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: Combined

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	3	0	0	0	0	0	0	0	0	0	0	0	0	3
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
5:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
6:00	55	0	0	0	0	0	0	0	0	0	0	0	0	55
7:00	103	3	0	0	0	0	0	0	0	0	0	0	0	106
8:00	104	1	1	0	0	0	0	0	0	0	0	0	0	106
9:00	123	1	0	0	0	0	0	0	0	0	0	0	0	124
10:00	113	0	0	1	0	0	0	0	0	0	0	0	0	114
11:00	140	1	0	0	0	0	0	0	0	0	0	0	0	141
12:00 PM	104	0	1	0	0	0	0	0	0	0	0	0	0	105
1:00	99	2	1	0	1	0	0	0	0	0	0	0	0	103
2:00	131	1	0	0	0	0	0	0	0	0	0	0	0	132
3:00	138	0	0	0	0	0	0	0	0	0	0	0	0	138
4:00	120	2	0	0	0	0	0	0	0	0	0	0	0	122
5:00	92	1	0	0	0	0	0	0	0	0	0	0	0	93
6:00	62	1	0	0	0	0	0	0	0	0	0	0	0	63
7:00	51	0	0	0	0	0	0	0	0	0	0	0	0	51
8:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
9:00	18	1	0	0	0	0	0	0	0	0	0	0	0	19
10:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
11:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
Total	1507	14	3	1	1	0	0	0	0	0	0	0	0	1526

New Line	Percentile Speed	15th	50th	85th	95th
	Mean Speed (Average)	16	23	28	31
	10 MPH Pace Speed	26-35			
	Number in Pace	589			
	Percent in Pace	39.0%			
	Number > 45 MPH	2			
	Percent > 45 MPH	0.1%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: N/O Hospital Drive
 Tech: YVM
 Latitude: 42.190402
 Longitude: -73.369057

Direction: Combined

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
5:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
6:00	47	0	0	0	0	0	0	0	0	0	0	0	0	47
7:00	92	0	0	0	0	0	0	0	0	0	0	0	0	92
8:00	105	2	0	0	0	0	0	0	0	0	0	0	0	107
9:00	140	3	0	0	0	0	0	0	0	0	0	0	0	143
10:00	130	1	0	0	0	0	0	0	0	0	0	0	0	131
11:00	112	0	0	0	0	0	0	0	0	0	0	0	0	112
12:00 PM	110	1	0	0	0	0	0	0	0	0	0	0	0	111
1:00	117	2	0	0	0	0	0	0	0	0	0	0	0	119
2:00	107	0	0	0	0	0	0	0	0	0	0	0	0	107
3:00	138	1	0	0	0	0	0	0	0	0	0	0	0	139
4:00	104	0	0	0	0	0	0	0	0	0	0	0	0	104
5:00	90	1	0	0	0	0	0	0	0	0	0	0	0	91
6:00	62	0	0	0	0	0	0	0	0	0	0	0	0	62
7:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
8:00	33	0	0	0	0	0	0	0	0	0	0	0	0	33
9:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
10:00	7	0	0	1	0	0	0	0	0	0	0	0	0	8
11:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
Total	1483	11	0	1	0	0	0	0	0	0	0	0	0	1495

New Line	Percentile	15th	50th	85th	95th	
	Speed	17	22	28	31	
	Mean Speed (Average)	20.6				
	10 MPH Pace Speed	26-35				
	Number in Pace	542				
	Percent in Pace	37.0%				
	Number > 45 MPH	1				
	Percent > 45 MPH	0.1%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	17	22	28	31
Mean Speed (Average)		20.7				
10 MPH Pace Speed		26-35				
Number in Pace		1138				
Percent in Pace		38.0%				
Number > 45 MPH		3				
Percent > 45 MPH		0.1%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Time	9/15/2025		9/16/2025		9/17/2025		9/18/2025		9/19/2025		Weekday Average		9/20/2025		9/21/2025	
	WB	EB	WB	EB	WB	EB	WB	EB	WB	EB	WB	EB	WB	EB	WB	EB
12:00 AM	*	*	*	*	1	1	0	0	*	*	0	0	*	*	*	*
1:00	*	*	*	*	0	1	0	1	*	*	0	1	*	*	*	*
2:00	*	*	*	*	0	0	0	0	*	*	0	0	*	*	*	*
3:00	*	*	*	*	0	0	0	0	*	*	0	0	*	*	*	*
4:00	*	*	*	*	5	0	2	1	*	*	4	0	*	*	*	*
5:00	*	*	*	*	12	1	11	0	*	*	12	0	*	*	*	*
6:00	*	*	*	*	67	3	63	4	*	*	65	4	*	*	*	*
7:00	*	*	*	*	55	28	49	30	*	*	52	29	*	*	*	*
8:00	*	*	*	*	41	22	46	27	*	*	44	24	*	*	*	*
9:00	*	*	*	*	37	30	42	34	*	*	32	30	*	*	*	*
10:00	*	*	*	*	33	46	29	45	*	*	31	46	*	*	*	*
11:00	*	*	*	*	26	45	20	43	*	*	23	44	*	*	*	*
12:00 PM	*	*	*	*	26	32	21	34	*	*	24	33	*	*	*	*
1:00	*	*	*	*	25	43	22	41	*	*	24	42	*	*	*	*
2:00	*	*	*	*	25	44	27	35	*	*	26	40	*	*	*	*
3:00	*	*	*	*	12	82	13	58	*	*	12	70	*	*	*	*
4:00	*	*	*	*	7	46	9	39	*	*	8	42	*	*	*	*
5:00	*	*	*	*	16	20	8	24	*	*	12	22	*	*	*	*
6:00	*	*	*	*	10	12	16	12	*	*	13	12	*	*	*	*
7:00	*	*	*	*	2	25	4	23	*	*	3	24	*	*	*	*
8:00	*	*	*	*	4	7	2	13	*	*	3	10	*	*	*	*
9:00	*	*	*	*	2	0	3	0	*	*	2	0	*	*	*	*
10:00	*	*	*	*	5	4	3	2	*	*	4	3	*	*	*	*
11:00	*	*	*	*	1	7	2	9	*	*	2	8	*	*	*	*
Total	0	0	0	0	412	499	392	476	0	0	404	486	0	0	0	0
Day	0	0	0	0	911	868	890	890	0	0	890	890	0	0	0	0
AM Peak					6:00	10:00	6:00	10:00			6:00	10:00				
Volume					67	46	63	45			65	46				
PM Peak					12:00 PM	3:00	2:00	3:00			2:00	3:00				
Volume					26	82	27	58			26	70				
Comb Total	0	0	0	0	911	868	890	890	0	0	890	890	0	0	0	0
ADT							ADT: 890	ADT: 890								

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: WB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	1	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	2	3	0	0	0	0	0	0	0	0	0	0	5
5:00	0	11	1	0	0	0	0	0	0	0	0	0	0	12
6:00	1	55	9	0	2	0	0	0	0	0	0	0	0	67
7:00	0	44	7	0	4	0	0	0	0	0	0	0	0	55
8:00	0	33	5	0	3	0	0	0	0	0	0	0	0	41
9:00	0	26	7	0	4	0	0	0	0	0	0	0	0	37
10:00	0	28	2	0	3	0	0	0	0	0	0	0	0	33
11:00	0	19	4	0	3	0	0	0	0	0	0	0	0	26
12:00 PM	0	19	2	0	5	0	0	0	0	0	0	0	0	26
1:00	0	21	3	0	1	0	0	0	0	0	0	0	0	25
2:00	0	22	2	0	1	0	0	0	0	0	0	0	0	25
3:00	0	8	2	0	1	0	0	1	0	0	0	0	0	12
4:00	0	1	4	1	1	0	0	0	0	0	0	0	0	7
5:00	0	10	3	0	3	0	0	0	0	0	0	0	0	16
6:00	0	6	2	0	2	0	0	0	0	0	0	0	0	10
7:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
8:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
9:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
11:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
Total	1	317	58	1	34	0	0	1	0	0	0	0	0	412
Percent	0.2%	76.9%	14.1%	0.2%	8.3%	0.0%	0.0%	0.2%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	6:00	6:00		7:00									6:00
	1	55	9	*	4	*	*	*	*	*	*	*	*	67
PM Peak		2:00	4:00	4:00	12:00 PM			3:00						12:00 PM
	*	22	4	1	5	*	*	1	*	*	*	*	*	26

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: WB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
5:00	0	7	3	0	1	0	0	0	0	0	0	0	0	11
6:00	2	49	7	0	5	0	0	0	0	0	0	0	0	63
7:00	0	39	6	0	3	1	0	0	0	0	0	0	0	49
8:00	1	35	7	0	3	0	0	0	0	0	0	0	0	46
9:00	0	30	6	0	6	0	0	0	0	0	0	0	0	42
10:00	0	20	8	0	1	0	0	0	0	0	0	0	0	29
11:00	0	14	3	0	2	1	0	0	0	0	0	0	0	20
12:00 PM	0	16	3	0	2	0	0	0	0	0	0	0	0	21
1:00	0	13	6	0	3	0	0	0	0	0	0	0	0	22
2:00	1	21	4	0	1	0	0	0	0	0	0	0	0	27
3:00	1	8	2	1	1	0	0	0	0	0	0	0	0	13
4:00	0	6	1	0	2	0	0	0	0	0	0	0	0	9
5:00	1	4	1	0	2	0	0	0	0	0	0	0	0	8
6:00	0	14	1	0	1	0	0	0	0	0	0	0	0	16
7:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
8:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
9:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
10:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
11:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
Total	6	290	60	1	33	2	0	0	0	0	0	0	0	392
Percent	1.5%	74.0%	15.3%	0.3%	8.4%	0.5%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	6:00	10:00		9:00	7:00								6:00
	2	49	8	*	6	1	*	*	*	*	*	*	*	63
PM Peak	2:00	2:00	1:00	3:00	1:00									2:00
	1	21	6	1	3	*	*	*	*	*	*	*	*	27
Grand Total	7	607	118	2	67	2	0	1	0	0	0	0	0	804
Percent	0.9%	75.5%	14.7%	0.2%	8.3%	0.2%	0.0%	0.1%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: EB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	1	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
6:00	0	1	1	0	1	0	0	0	0	0	0	0	0	3
7:00	0	18	9	0	1	0	0	0	0	0	0	0	0	28
8:00	0	13	6	0	3	0	0	0	0	0	0	0	0	22
9:00	0	23	5	0	2	0	0	0	0	0	0	0	0	30
10:00	0	34	9	0	3	0	0	0	0	0	0	0	0	46
11:00	0	33	7	0	5	0	0	0	0	0	0	0	0	45
12:00 PM	0	25	5	0	2	0	0	0	0	0	0	0	0	32
1:00	0	35	5	0	3	0	0	0	0	0	0	0	0	43
2:00	0	35	5	0	4	0	0	0	0	0	0	0	0	44
3:00	1	66	11	2	2	0	0	0	0	0	0	0	0	82
4:00	0	36	6	1	3	0	0	0	0	0	0	0	0	46
5:00	0	15	3	0	2	0	0	0	0	0	0	0	0	20
6:00	0	9	1	0	2	0	0	0	0	0	0	0	0	12
7:00	0	20	2	0	3	0	0	0	0	0	0	0	0	25
8:00	0	5	2	0	0	0	0	0	0	0	0	0	0	7
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
11:00	0	5	2	0	0	0	0	0	0	0	0	0	0	7
Total	1	378	80	3	37	0	0	0	0	0	0	0	0	499
Percent	0.2%	75.8%	16.0%	0.6%	7.4%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		10:00	7:00		11:00									10:00
	*	34	9	*	5	*	*	*	*	*	*	*	*	46
PM Peak	3:00	3:00	3:00	3:00	2:00									3:00
	1	66	11	2	4	*	*	*	*	*	*	*	*	82

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: EB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	0	2	1	0	1	0	0	0	0	0	0	0	0	4
7:00	0	17	8	0	5	0	0	0	0	0	0	0	0	30
8:00	1	18	4	0	4	0	0	0	0	0	0	0	0	27
9:00	1	25	3	0	5	0	0	0	0	0	0	0	0	34
10:00	0	30	9	0	6	0	0	0	0	0	0	0	0	45
11:00	0	25	10	1	6	0	0	1	0	0	0	0	0	43
12:00 PM	1	26	4	0	3	0	0	0	0	0	0	0	0	34
1:00	0	29	7	0	5	0	0	0	0	0	0	0	0	41
2:00	1	23	8	0	3	0	0	0	0	0	0	0	0	35
3:00	2	46	7	0	3	0	0	0	0	0	0	0	0	58
4:00	0	30	5	1	3	0	0	0	0	0	0	0	0	39
5:00	3	17	3	0	1	0	0	0	0	0	0	0	0	24
6:00	0	10	2	0	0	0	0	0	0	0	0	0	0	12
7:00	0	18	3	0	2	0	0	0	0	0	0	0	0	23
8:00	0	11	1	0	1	0	0	0	0	0	0	0	0	13
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
11:00	0	7	2	0	0	0	0	0	0	0	0	0	0	9
Total	9	337	78	2	49	0	0	1	0	0	0	0	0	476
Percent	1.9%	70.8%	16.4%	0.4%	10.3%	0.0%	0.0%	0.2%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	8:00	10:00	11:00	11:00	10:00			11:00						10:00
	1	30	10	1	6	*	*	1	*	*	*	*	*	45
PM Peak	5:00	3:00	2:00	4:00	1:00									3:00
	3	46	8	1	5	*	*	*	*	*	*	*	*	58
Grand Total	10	715	158	5	86	0	0	1	0	0	0	0	0	975
Percent	1.0%	73.3%	16.2%	0.5%	8.8%	0.0%	0.0%	0.1%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: Combined

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	1	1	0	0	0	0	0	0	0	0	0	0	2
1:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	2	3	0	0	0	0	0	0	0	0	0	0	5
5:00	0	12	1	0	0	0	0	0	0	0	0	0	0	13
6:00	1	56	10	0	3	0	0	0	0	0	0	0	0	70
7:00	0	62	16	0	5	0	0	0	0	0	0	0	0	83
8:00	0	46	11	0	6	0	0	0	0	0	0	0	0	63
9:00	0	49	12	0	6	0	0	0	0	0	0	0	0	67
10:00	0	62	11	0	6	0	0	0	0	0	0	0	0	79
11:00	0	52	11	0	8	0	0	0	0	0	0	0	0	71
12:00 PM	0	44	7	0	7	0	0	0	0	0	0	0	0	58
1:00	0	56	8	0	4	0	0	0	0	0	0	0	0	68
2:00	0	57	7	0	5	0	0	0	0	0	0	0	0	69
3:00	1	74	13	2	3	0	0	1	0	0	0	0	0	94
4:00	0	37	10	2	4	0	0	0	0	0	0	0	0	53
5:00	0	25	6	0	5	0	0	0	0	0	0	0	0	36
6:00	0	15	3	0	4	0	0	0	0	0	0	0	0	22
7:00	0	22	2	0	3	0	0	0	0	0	0	0	0	27
8:00	0	8	2	0	1	0	0	0	0	0	0	0	0	11
9:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
10:00	0	7	2	0	0	0	0	0	0	0	0	0	0	9
11:00	0	6	2	0	0	0	0	0	0	0	0	0	0	8
Total	2	695	138	4	71	0	0	1	0	0	0	0	0	911
Percent	0.2%	76.3%	15.1%	0.4%	7.8%	0.0%	0.0%	0.1%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	7:00	7:00		11:00									7:00
	1	62	16	*	8	*	*	*	*	*	*	*	*	83
PM Peak	3:00	3:00	3:00	3:00	12:00 PM			3:00						3:00
	1	74	13	2	7	*	*	1	*	*	*	*	*	94

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: Combined

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
4:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
5:00	0	7	3	0	1	0	0	0	0	0	0	0	0	11
6:00	2	51	8	0	6	0	0	0	0	0	0	0	0	67
7:00	0	56	14	0	8	1	0	0	0	0	0	0	0	79
8:00	2	53	11	0	7	0	0	0	0	0	0	0	0	73
9:00	1	55	9	0	11	0	0	0	0	0	0	0	0	76
10:00	0	50	17	0	7	0	0	0	0	0	0	0	0	74
11:00	0	39	13	1	8	1	0	1	0	0	0	0	0	63
12:00 PM	1	42	7	0	5	0	0	0	0	0	0	0	0	55
1:00	0	42	13	0	8	0	0	0	0	0	0	0	0	63
2:00	2	44	12	0	4	0	0	0	0	0	0	0	0	62
3:00	3	54	9	1	4	0	0	0	0	0	0	0	0	71
4:00	0	36	6	1	5	0	0	0	0	0	0	0	0	48
5:00	4	21	4	0	3	0	0	0	0	0	0	0	0	32
6:00	0	24	3	0	1	0	0	0	0	0	0	0	0	28
7:00	0	21	4	0	2	0	0	0	0	0	0	0	0	27
8:00	0	13	1	0	1	0	0	0	0	0	0	0	0	15
9:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
10:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
11:00	0	9	2	0	0	0	0	0	0	0	0	0	0	11
Total	15	627	138	3	82	2	0	1	0	0	0	0	0	868
Percent	1.7%	72.2%	15.9%	0.3%	9.4%	0.2%	0.0%	0.1%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	7:00	10:00	11:00	9:00	7:00		11:00						7:00
	2	56	17	1	11	1	*	1	*	*	*	*	*	79
PM Peak	5:00	3:00	1:00	3:00	1:00									3:00
	4	54	13	1	8	*	*	*	*	*	*	*	*	71
Grand Total	17	1322	276	7	153	2	0	2	0	0	0	0	0	1779
Percent	1.0%	74.3%	15.5%	0.4%	8.6%	0.1%	0.0%	0.1%	0.0%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: WB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
5:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
6:00	67	0	0	0	0	0	0	0	0	0	0	0	0	67
7:00	55	0	0	0	0	0	0	0	0	0	0	0	0	55
8:00	41	0	0	0	0	0	0	0	0	0	0	0	0	41
9:00	37	0	0	0	0	0	0	0	0	0	0	0	0	37
10:00	33	0	0	0	0	0	0	0	0	0	0	0	0	33
11:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
12:00 PM	26	0	0	0	0	0	0	0	0	0	0	0	0	26
1:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
2:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
3:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
4:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
5:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
6:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
7:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
8:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
9:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
10:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	412	0	0	0	0	0	0	0	0	0	0	0	0	412

New Line	Percentile	15th	50th	85th	95th
	Speed	13	16	19	21
	Mean Speed (Average)	22.4			
	10 MPH Pace Speed	26-35			
	Number in Pace	185			
	Percent in Pace	45.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: WB

9/18/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
5:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
6:00	63	0	0	0	0	0	0	0	0	0	0	0	0	63
7:00	49	0	0	0	0	0	0	0	0	0	0	0	0	49
8:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
9:00	42	0	0	0	0	0	0	0	0	0	0	0	0	42
10:00	29	0	0	0	0	0	0	0	0	0	0	0	0	29
11:00	20	0	0	0	0	0	0	0	0	0	0	0	0	20
12:00 PM	21	0	0	0	0	0	0	0	0	0	0	0	0	21
1:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
2:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
3:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
4:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
5:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
6:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
7:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
8:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
11:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
Total	392	0	0	0	0	0	0	0	0	0	0	0	0	392

New Line	Percentile	15th	50th	85th	95th
	Speed	13	16	20	22
Mean Speed (Average)		23.2			
10 MPH Pace Speed		26-35			
Number in Pace		185			
Percent in Pace		48.0%			
Number > 45 MPH		0			
Percent > 45 MPH		0.0%			
Grand Total	Percentile	15th	50th	85th	95th
	Speed	13	16	19	21
Mean Speed (Average)		22.7			
10 MPH Pace Speed		26-35			
Number in Pace		373			
Percent in Pace		47.0%			
Number > 45 MPH		0			
Percent > 45 MPH		0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: EB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	1
1:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
7:00	28	0	0	0	0	0	0	0	0	0	0	0	0	28
8:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
9:00	30	0	0	0	0	0	0	0	0	0	0	0	0	30
10:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
11:00	45	0	0	0	0	0	0	0	0	0	0	0	0	45
12:00 PM	32	0	0	0	0	0	0	0	0	0	0	0	0	32
1:00	43	0	0	0	0	0	0	0	0	0	0	0	0	43
2:00	44	0	0	0	0	0	0	0	0	0	0	0	0	44
3:00	82	0	0	0	0	0	0	0	0	0	0	0	0	82
4:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
5:00	20	0	0	0	0	0	0	0	0	0	0	0	0	20
6:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
7:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
8:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
11:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
Total	499	0	0	0	0	0	0	0	0	0	0	0	0	499

New Line	Percentile	15th	50th	85th	95th
	Speed	13	16	19	21
	Mean Speed (Average)	21.8			
	10 MPH Pace Speed	26-35			
	Number in Pace	221			
	Percent in Pace	44.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: EB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
7:00	30	0	0	0	0	0	0	0	0	0	0	0	0	30
8:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
9:00	34	0	0	0	0	0	0	0	0	0	0	0	0	34
10:00	45	0	0	0	0	0	0	0	0	0	0	0	0	45
11:00	43	0	0	0	0	0	0	0	0	0	0	0	0	43
12:00 PM	34	0	0	0	0	0	0	0	0	0	0	0	0	34
1:00	41	0	0	0	0	0	0	0	0	0	0	0	0	41
2:00	35	0	0	0	0	0	0	0	0	0	0	0	0	35
3:00	58	0	0	0	0	0	0	0	0	0	0	0	0	58
4:00	39	0	0	0	0	0	0	0	0	0	0	0	0	39
5:00	24	0	0	0	0	0	0	0	0	0	0	0	0	24
6:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
7:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
8:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
9:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
10:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
11:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
Total	476	0	0	0	0	0	0	0	0	0	0	0	0	476

New Line	Percentile	15th	50th	85th	95th	
	Speed	14	17	20	21	
	Mean Speed (Average)	21.3				
	10 MPH Pace Speed	26-35				
	Number in Pace	185				
	Percent in Pace	40.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	13	17	20	21
Mean Speed (Average)		21.5				
10 MPH Pace Speed		26-35				
Number in Pace		408				
Percent in Pace		42.0%				
Number > 45 MPH		0				
Percent > 45 MPH	0.0%					

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: Combined

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	2	0	0	0	0	0	0	0	0	0	0	0	0	2
1:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
5:00	13	0	0	0	0	0	0	0	0	0	0	0	0	13
6:00	70	0	0	0	0	0	0	0	0	0	0	0	0	70
7:00	83	0	0	0	0	0	0	0	0	0	0	0	0	83
8:00	63	0	0	0	0	0	0	0	0	0	0	0	0	63
9:00	67	0	0	0	0	0	0	0	0	0	0	0	0	67
10:00	79	0	0	0	0	0	0	0	0	0	0	0	0	79
11:00	71	0	0	0	0	0	0	0	0	0	0	0	0	71
12:00 PM	58	0	0	0	0	0	0	0	0	0	0	0	0	58
1:00	68	0	0	0	0	0	0	0	0	0	0	0	0	68
2:00	69	0	0	0	0	0	0	0	0	0	0	0	0	69
3:00	94	0	0	0	0	0	0	0	0	0	0	0	0	94
4:00	53	0	0	0	0	0	0	0	0	0	0	0	0	53
5:00	36	0	0	0	0	0	0	0	0	0	0	0	0	36
6:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
7:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
8:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
9:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
10:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
11:00	8	0	0	0	0	0	0	0	0	0	0	0	0	8
Total	911	0	0	0	0	0	0	0	0	0	0	0	0	911

New Line	Percentile	15th	50th	85th	95th
	Speed	13	16	19	21
	Mean Speed (Average)	22.0			
	10 MPH Pace Speed	26-35			
	Number in Pace	406			
	Percent in Pace	45.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: Hospital Drive
 Location 2: W/O West Ave
 Tech: YVM
 Latitude: 42.190254
 Longitude: -73.369574

Direction: Combined

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
4:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
5:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
6:00	67	0	0	0	0	0	0	0	0	0	0	0	0	67
7:00	79	0	0	0	0	0	0	0	0	0	0	0	0	79
8:00	73	0	0	0	0	0	0	0	0	0	0	0	0	73
9:00	76	0	0	0	0	0	0	0	0	0	0	0	0	76
10:00	74	0	0	0	0	0	0	0	0	0	0	0	0	74
11:00	63	0	0	0	0	0	0	0	0	0	0	0	0	63
12:00 PM	55	0	0	0	0	0	0	0	0	0	0	0	0	55
1:00	63	0	0	0	0	0	0	0	0	0	0	0	0	63
2:00	62	0	0	0	0	0	0	0	0	0	0	0	0	62
3:00	71	0	0	0	0	0	0	0	0	0	0	0	0	71
4:00	48	0	0	0	0	0	0	0	0	0	0	0	0	48
5:00	32	0	0	0	0	0	0	0	0	0	0	0	0	32
6:00	28	0	0	0	0	0	0	0	0	0	0	0	0	28
7:00	27	0	0	0	0	0	0	0	0	0	0	0	0	27
8:00	15	0	0	0	0	0	0	0	0	0	0	0	0	15
9:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
10:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
11:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
Total	868	0	0	0	0	0	0	0	0	0	0	0	0	868

New Line	Percentile	15th	50th	85th	95th	
	Speed	13	17	20	21	
	Mean Speed (Average)	22.1				
	10 MPH Pace Speed	26-35				
	Number in Pace	370				
	Percent in Pace	43.0%				
	Number > 45 MPH	0				
	Percent > 45 MPH	0.0%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	13	16	19	21
Mean Speed (Average)		22.1				
10 MPH Pace Speed		26-35				
Number in Pace		781				
Percent in Pace		44.0%				
Percent > 45 MPH		0.0%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: SB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
5:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
6:00	1	29	5	0	0	1	0	0	0	0	0	0	0	36
7:00	0	35	6	0	3	1	0	0	0	0	0	0	0	45
8:00	0	34	12	2	4	0	0	1	0	0	0	0	0	53
9:00	1	40	18	4	4	1	1	0	0	0	0	0	0	69
10:00	0	39	7	0	4	1	0	0	0	0	0	0	0	51
11:00	0	54	7	1	4	1	0	1	0	0	0	0	0	68
12:00 PM	1	38	10	0	6	1	0	0	0	0	0	0	0	56
1:00	0	39	9	1	2	0	0	0	1	0	0	0	0	52
2:00	2	52	3	1	5	0	0	0	0	0	0	0	0	63
3:00	1	33	11	1	3	1	0	0	0	0	0	0	0	50
4:00	1	48	8	1	2	0	0	0	0	0	0	0	0	60
5:00	1	37	11	0	2	0	0	0	0	0	0	0	0	51
6:00	0	27	7	0	1	0	0	0	0	0	0	0	0	35
7:00	1	20	5	0	0	0	0	0	0	0	0	0	0	26
8:00	0	9	1	0	0	1	0	0	0	0	0	0	0	11
9:00	0	9	3	0	0	0	0	0	0	0	0	0	0	12
10:00	0	4	0	0	1	0	0	0	0	0	0	0	0	5
11:00	0	0	1	0	0	0	0	0	0	0	0	0	0	1
Total	9	551	124	11	41	8	1	2	1	0	0	0	0	748
Percent	1.2%	73.7%	16.6%	1.5%	5.5%	1.1%	0.1%	0.3%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	11:00	9:00	9:00	8:00	6:00	9:00	8:00						9:00
	1	54	18	4	4	1	1	1	*	*	*	*	*	69
PM Peak	2:00	2:00	3:00	1:00	12:00 PM	12:00 PM			1:00					2:00
	2	52	11	1	6	1	*	*	1	*	*	*	*	63

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: SB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
5:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
6:00	2	29	2	0	3	1	0	0	0	0	0	0	0	37
7:00	2	25	7	1	6	1	1	0	0	0	0	0	0	43
8:00	2	35	13	1	8	1	0	1	0	0	0	0	1	62
9:00	4	50	11	0	3	1	0	0	0	0	0	0	0	69
10:00	2	30	13	0	2	3	0	0	0	0	0	0	0	50
11:00	0	47	11	0	2	1	0	1	0	0	0	0	0	62
12:00 PM	0	41	7	0	4	0	0	0	0	0	0	0	0	52
1:00	2	40	8	1	1	0	0	0	0	0	0	0	0	52
2:00	0	40	14	0	3	0	0	1	0	0	0	0	0	58
3:00	1	43	6	0	2	1	0	0	0	0	0	0	0	53
4:00	0	50	7	0	3	1	0	0	0	0	0	0	0	61
5:00	0	39	8	0	2	0	0	0	0	0	0	0	0	49
6:00	1	22	6	0	0	1	0	0	0	0	0	0	0	30
7:00	0	15	2	0	0	0	0	0	0	0	0	0	0	17
8:00	1	9	4	0	1	0	0	1	0	0	0	0	0	16
9:00	0	6	5	0	0	0	0	0	0	0	0	0	0	11
10:00	0	4	2	0	0	0	0	0	0	0	0	0	0	6
11:00	0	2	1	0	0	0	0	0	0	0	0	0	0	3
Total	17	531	127	3	40	11	1	4	0	0	0	0	1	735
Percent	2.3%	72.2%	17.3%	0.4%	5.4%	1.5%	0.1%	0.5%	0.0%	0.0%	0.0%	0.0%	0.1%	
AM Peak	9:00	9:00	8:00	7:00	8:00	10:00	7:00	8:00					8:00	9:00
	4	50	13	1	8	3	1	1	*	*	*	*	1	69
PM Peak	1:00	4:00	2:00	1:00	12:00 PM	3:00		2:00						4:00
	2	50	14	1	4	1	*	1	*	*	*	*	*	61
Grand Total	26	1082	251	14	81	19	2	6	1	0	0	0	1	1483
Percent	1.8%	73.0%	16.9%	0.9%	5.5%	1.3%	0.1%	0.4%	0.1%	0.0%	0.0%	0.0%	0.1%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: NB

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	1	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	0	5	1	0	4	0	0	0	0	0	0	0	0	10
7:00	0	25	10	0	4	0	0	0	0	0	0	0	0	39
8:00	0	29	12	0	4	0	0	0	0	0	0	0	0	45
9:00	0	34	16	0	5	0	0	1	0	0	0	0	0	56
10:00	0	43	4	0	4	1	0	0	0	0	0	0	0	52
11:00	0	46	12	0	15	0	0	0	0	0	0	0	0	73
12:00 PM	0	47	8	1	9	0	0	0	0	0	0	0	0	65
1:00	0	37	8	0	6	0	0	1	0	0	0	0	0	52
2:00	1	40	9	1	10	0	0	0	0	0	0	0	0	61
3:00	2	60	13	1	7	0	0	0	0	0	0	0	0	83
4:00	2	41	5	0	5	0	0	0	0	0	0	0	0	53
5:00	1	32	5	0	3	0	0	0	0	0	0	0	0	41
6:00	0	22	2	0	3	0	0	0	0	0	0	0	0	27
7:00	0	15	5	0	2	0	0	0	0	0	0	0	0	22
8:00	0	10	1	0	1	0	0	0	0	0	0	0	0	12
9:00	0	1	3	0	0	0	0	0	0	0	0	0	0	4
10:00	0	4	1	0	0	0	0	0	0	0	0	0	0	5
11:00	0	3	1	0	0	0	0	0	0	0	0	0	0	4
Total	6	495	116	3	82	1	0	2	0	0	0	0	0	705
Percent	0.9%	70.2%	16.5%	0.4%	11.6%	0.1%	0.0%	0.3%	0.0%	0.0%	0.0%	0.0%	0.0%	
AM Peak		11:00	9:00		11:00	10:00		9:00						11:00
	*	46	16	*	15	1	*	1	*	*	*	*	*	73
PM Peak	3:00	3:00	3:00	12:00 PM	2:00			1:00						3:00
	2	60	13	1	10	*	*	1	*	*	*	*	*	83

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: NB

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
5:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
6:00	0	6	2	0	1	0	0	0	0	0	0	0	0	9
7:00	0	23	8	0	6	0	0	0	0	0	0	0	0	37
8:00	1	28	8	0	9	1	0	0	0	0	0	0	0	47
9:00	0	40	19	1	8	0	0	1	0	0	0	0	0	69
10:00	0	35	14	1	6	0	0	1	0	0	0	0	0	57
11:00	0	29	8	0	6	0	0	1	0	0	0	0	0	44
12:00 PM	0	44	9	1	6	0	0	1	0	0	0	0	0	61
1:00	2	36	12	1	5	0	0	0	0	0	0	0	0	56
2:00	1	36	13	0	4	0	0	1	1	0	0	0	0	56
3:00	1	62	9	1	6	0	0	0	0	0	0	0	0	79
4:00	1	33	8	0	4	0	0	0	0	0	0	0	0	46
5:00	2	32	7	2	2	0	0	0	0	0	0	0	0	45
6:00	1	22	4	0	0	0	0	0	0	0	0	0	0	27
7:00	0	21	2	0	2	0	0	0	0	0	0	0	0	25
8:00	0	13	3	0	2	0	0	0	0	0	0	0	0	18
9:00	0	2	3	0	0	0	0	0	0	0	0	0	0	5
10:00	0	3	0	0	1	0	0	0	0	0	0	0	0	4
11:00	0	2	2	0	0	0	0	0	0	0	0	0	0	4
Total	9	469	131	7	69	1	0	5	1	0	0	0	0	692
Percent	1.3%	67.8%	18.9%	1.0%	10.0%	0.1%	0.0%	0.7%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak	8:00	9:00	9:00	9:00	8:00	8:00		9:00		*	*	*	*	9:00
PM Peak	1:00	3:00	2:00	5:00	12:00 PM			12:00 PM	2:00					3:00
	2	62	13	2	6	*	*	1	1	*	*	*	*	79
Grand Total	15	964	247	10	151	2	0	7	1	0	0	0	0	1397
Percent	1.1%	69.0%	17.7%	0.7%	10.8%	0.1%	0.0%	0.5%	0.1%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: Combined

9/17/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	1	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
5:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
6:00	1	34	6	0	4	1	0	0	0	0	0	0	0	46
7:00	0	60	16	0	7	1	0	0	0	0	0	0	0	84
8:00	0	63	24	2	8	0	0	1	0	0	0	0	0	98
9:00	1	74	34	4	9	1	1	1	0	0	0	0	0	125
10:00	0	82	11	0	8	2	0	0	0	0	0	0	0	103
11:00	0	100	19	1	19	1	0	1	0	0	0	0	0	141
12:00 PM	1	85	18	1	15	1	0	0	0	0	0	0	0	121
1:00	0	76	17	1	8	0	0	1	1	0	0	0	0	104
2:00	3	92	12	2	15	0	0	0	0	0	0	0	0	124
3:00	3	93	24	2	10	1	0	0	0	0	0	0	0	133
4:00	3	89	13	1	7	0	0	0	0	0	0	0	0	113
5:00	2	69	16	0	5	0	0	0	0	0	0	0	0	92
6:00	0	49	9	0	4	0	0	0	0	0	0	0	0	62
7:00	1	35	10	0	2	0	0	0	0	0	0	0	0	48
8:00	0	19	2	0	1	1	0	0	0	0	0	0	0	23
9:00	0	10	6	0	0	0	0	0	0	0	0	0	0	16
10:00	0	8	1	0	1	0	0	0	0	0	0	0	0	10
11:00	0	3	2	0	0	0	0	0	0	0	0	0	0	5
Total	15	1046	240	14	123	9	1	4	1	0	0	0	0	1453
Percent	1.0%	72.0%	16.5%	1.0%	8.5%	0.6%	0.1%	0.3%	0.1%	0.0%	0.0%	0.0%	0.0%	
AM Peak	6:00	11:00	9:00	9:00	11:00	10:00	9:00	8:00						11:00
	1	100	34	4	19	2	1	1	*	*	*	*	*	141
PM Peak	2:00	3:00	3:00	2:00	12:00 PM	12:00 PM		1:00	1:00					3:00
	3	93	24	2	15	1	*	1	1	*	*	*	*	133

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: Combined

9/18/2025 Time	Motor Cycles	Cars & Trailers	2 Axle Long	Buses	2 Axle 6 Tire	3 Axle Single	4 Axle Single	<5 Axl Double	5 Axle Double	>6 Axl Double	<6 Axl Multi	6 Axle Multi	>6 Axl Multi	Total
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	1	0	0	0	0	0	0	0	0	1
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	2	0	0	0	0	0	0	0	0	0	0	0	2
5:00	0	3	0	0	0	0	0	0	0	0	0	0	0	3
6:00	2	35	4	0	4	1	0	0	0	0	0	0	0	46
7:00	2	48	15	1	12	1	1	0	0	0	0	0	0	80
8:00	3	63	21	1	17	2	0	1	0	0	0	0	1	109
9:00	4	90	30	1	11	1	0	1	0	0	0	0	0	138
10:00	2	65	27	1	8	3	0	1	0	0	0	0	0	107
11:00	0	76	19	0	8	1	0	2	0	0	0	0	0	106
12:00 PM	0	85	16	1	10	0	0	1	0	0	0	0	0	113
1:00	4	76	20	2	6	0	0	0	0	0	0	0	0	108
2:00	1	76	27	0	7	0	0	2	1	0	0	0	0	114
3:00	2	105	15	1	8	1	0	0	0	0	0	0	0	132
4:00	1	83	15	0	7	1	0	0	0	0	0	0	0	107
5:00	2	71	15	2	4	0	0	0	0	0	0	0	0	94
6:00	2	44	10	0	0	1	0	0	0	0	0	0	0	57
7:00	0	36	4	0	2	0	0	0	0	0	0	0	0	42
8:00	1	22	7	0	3	0	0	1	0	0	0	0	0	34
9:00	0	8	8	0	0	0	0	0	0	0	0	0	0	16
10:00	0	7	2	0	1	0	0	0	0	0	0	0	0	10
11:00	0	4	3	0	0	0	0	0	0	0	0	0	0	7
Total	26	1000	258	10	109	12	1	9	1	0	0	0	1	1427
Percent	1.8%	70.1%	18.1%	0.7%	7.6%	0.8%	0.1%	0.6%	0.1%	0.0%	0.0%	0.0%	0.1%	
AM Peak	9:00	9:00	9:00	7:00	8:00	10:00	7:00	11:00					8:00	9:00
	4	90	30	1	17	3	1	2	*	*	*	*	1	138
PM Peak	1:00	3:00	2:00	1:00	12:00 PM	3:00		2:00	2:00					3:00
	4	105	27	2	10	1	*	2	1	*	*	*	*	132
Grand Total	41	2046	498	24	232	21	2	13	2	0	0	0	1	2880
Percent	1.4%	71.0%	17.3%	0.8%	8.1%	0.7%	0.1%	0.5%	0.1%	0.0%	0.0%	0.0%	0.0%	

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: SB

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
6:00	36	0	0	0	0	0	0	0	0	0	0	0	0	36
7:00	44	1	0	0	0	0	0	0	0	0	0	0	0	45
8:00	52	1	0	0	0	0	0	0	0	0	0	0	0	53
9:00	67	2	0	0	0	0	0	0	0	0	0	0	0	69
10:00	51	0	0	0	0	0	0	0	0	0	0	0	0	51
11:00	66	2	0	0	0	0	0	0	0	0	0	0	0	68
12:00 PM	56	0	0	0	0	0	0	0	0	0	0	0	0	56
1:00	51	1	0	0	0	0	0	0	0	0	0	0	0	52
2:00	62	1	0	0	0	0	0	0	0	0	0	0	0	63
3:00	48	2	0	0	0	0	0	0	0	0	0	0	0	50
4:00	59	1	0	0	0	0	0	0	0	0	0	0	0	60
5:00	51	0	0	0	0	0	0	0	0	0	0	0	0	51
6:00	33	2	0	0	0	0	0	0	0	0	0	0	0	35
7:00	26	0	0	0	0	0	0	0	0	0	0	0	0	26
8:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
9:00	11	1	0	0	0	0	0	0	0	0	0	0	0	12
10:00	4	1	0	0	0	0	0	0	0	0	0	0	0	5
11:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
Total	733	15	0	0	0	0	0	0	0	0	0	0	0	748

New Line	Percentile	15th	50th	85th	95th
	Speed	15	24	29	32
	Mean Speed (Average)	21.0			
	10 MPH Pace Speed	26-35			
	Number in Pace	279			
	Percent in Pace	37.0%			
	Number > 45 MPH	0			
	Percent > 45 MPH	0.0%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: SB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
6:00	35	2	0	0	0	0	0	0	0	0	0	0	0	37
7:00	43	0	0	0	0	0	0	0	0	0	0	0	0	43
8:00	61	1	0	0	0	0	0	0	0	0	0	0	0	62
9:00	68	1	0	0	0	0	0	0	0	0	0	0	0	69
10:00	48	2	0	0	0	0	0	0	0	0	0	0	0	50
11:00	61	1	0	0	0	0	0	0	0	0	0	0	0	62
12:00 PM	51	0	1	0	0	0	0	0	0	0	0	0	0	52
1:00	49	2	0	0	0	0	1	0	0	0	0	0	0	52
2:00	56	2	0	0	0	0	0	0	0	0	0	0	0	58
3:00	53	0	0	0	0	0	0	0	0	0	0	0	0	53
4:00	60	1	0	0	0	0	0	0	0	0	0	0	0	61
5:00	49	0	0	0	0	0	0	0	0	0	0	0	0	49
6:00	29	1	0	0	0	0	0	0	0	0	0	0	0	30
7:00	17	0	0	0	0	0	0	0	0	0	0	0	0	17
8:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
9:00	11	0	0	0	0	0	0	0	0	0	0	0	0	11
10:00	6	0	0	0	0	0	0	0	0	0	0	0	0	6
11:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
Total	719	14	1	0	0	0	1	0	0	0	0	0	0	735

New Line	Percentile	15th	50th	85th	95th	
	Speed	15	24	29	32	
	Mean Speed (Average)	21.3				
	10 MPH Pace Speed	26-35				
	Number in Pace	271				
	Percent in Pace	37.0%				
	Number > 45 MPH	1				
	Percent > 45 MPH	0.1%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	15	24	29	32
Mean Speed (Average)		21.1				
10 MPH Pace Speed		26-35				
Number in Pace		556				
Percent in Pace		38.0%				
Number > 45 MPH		1				
Percent > 45 MPH		0.1%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: NB

9/17/2025 Time	0 - 35 MPH	> 35 - 40 MPH	> 40 - 45 MPH	> 45 - 50 MPH	> 50 - 55 MPH	> 55 - 60 MPH	> 60 - 65 MPH	> 65 - 70 MPH	> 70 - 75 MPH	> 75 - 80 MPH	> 80 - 85 MPH	> 85 - 90 MPH	> 90 MPH	Total
12:00 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
5:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
6:00	10	0	0	0	0	0	0	0	0	0	0	0	0	10
7:00	37	1	1	0	0	0	0	0	0	0	0	0	0	39
8:00	43	1	0	1	0	0	0	0	0	0	0	0	0	45
9:00	54	2	0	0	0	0	0	0	0	0	0	0	0	56
10:00	50	1	0	1	0	0	0	0	0	0	0	0	0	52
11:00	68	5	0	0	0	0	0	0	0	0	0	0	0	73
12:00 PM	63	1	1	0	0	0	0	0	0	0	0	0	0	65
1:00	44	6	1	0	1	0	0	0	0	0	0	0	0	52
2:00	58	3	0	0	0	0	0	0	0	0	0	0	0	61
3:00	81	2	0	0	0	0	0	0	0	0	0	0	0	83
4:00	51	2	0	0	0	0	0	0	0	0	0	0	0	53
5:00	39	2	0	0	0	0	0	0	0	0	0	0	0	41
6:00	26	1	0	0	0	0	0	0	0	0	0	0	0	27
7:00	22	0	0	0	0	0	0	0	0	0	0	0	0	22
8:00	12	0	0	0	0	0	0	0	0	0	0	0	0	12
9:00	3	1	0	0	0	0	0	0	0	0	0	0	0	4
10:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
11:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
Total	671	28	3	2	1	0	0	0	0	0	0	0	0	705

New Line	Percentile Speed	15th	50th	85th	95th
	Mean Speed (Average)	14	25	31	34
	10 MPH Pace Speed	26-35			
	Number in Pace	266			
	Percent in Pace	38.0%			
	Number > 45 MPH	3			
	Percent > 45 MPH	0.4%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: NB

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
6:00	9	0	0	0	0	0	0	0	0	0	0	0	0	9
7:00	32	5	0	0	0	0	0	0	0	0	0	0	0	37
8:00	44	3	0	0	0	0	0	0	0	0	0	0	0	47
9:00	60	9	0	0	0	0	0	0	0	0	0	0	0	69
10:00	56	1	0	0	0	0	0	0	0	0	0	0	0	57
11:00	42	2	0	0	0	0	0	0	0	0	0	0	0	44
12:00 PM	58	3	0	0	0	0	0	0	0	0	0	0	0	61
1:00	52	4	0	0	0	0	0	0	0	0	0	0	0	56
2:00	55	1	0	0	0	0	0	0	0	0	0	0	0	56
3:00	77	2	0	0	0	0	0	0	0	0	0	0	0	79
4:00	45	1	0	0	0	0	0	0	0	0	0	0	0	46
5:00	42	3	0	0	0	0	0	0	0	0	0	0	0	45
6:00	25	2	0	0	0	0	0	0	0	0	0	0	0	27
7:00	25	0	0	0	0	0	0	0	0	0	0	0	0	25
8:00	18	0	0	0	0	0	0	0	0	0	0	0	0	18
9:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
10:00	3	0	0	1	0	0	0	0	0	0	0	0	0	4
11:00	4	0	0	0	0	0	0	0	0	0	0	0	0	4
Total	655	36	0	1	0	0	0	0	0	0	0	0	0	692

New Line	Percentile	15th	50th	85th	95th	
	Speed	14	25	31	34	
	Mean Speed (Average)	22.0				
	10 MPH Pace Speed	26-35				
	Number in Pace	257				
	Percent in Pace	38.0%				
	Number > 45 MPH	1				
	Percent > 45 MPH	0.1%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	14	25	31	34
Mean Speed (Average)		21.8				
10 MPH Pace Speed		26-35				
Number in Pace		526				
Percent in Pace		38.0%				
Percent > 45 MPH		0.3%				

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: Combined

9/17/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	1	0	0	0	0	0	0	0	0	0	0	0	0	1
1:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
2:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
5:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
6:00	46	0	0	0	0	0	0	0	0	0	0	0	0	46
7:00	81	2	1	0	0	0	0	0	0	0	0	0	0	84
8:00	95	2	0	1	0	0	0	0	0	0	0	0	0	98
9:00	121	4	0	0	0	0	0	0	0	0	0	0	0	125
10:00	101	1	0	1	0	0	0	0	0	0	0	0	0	103
11:00	134	7	0	0	0	0	0	0	0	0	0	0	0	141
12:00 PM	119	1	1	0	0	0	0	0	0	0	0	0	0	121
1:00	95	7	1	0	1	0	0	0	0	0	0	0	0	104
2:00	120	4	0	0	0	0	0	0	0	0	0	0	0	124
3:00	129	4	0	0	0	0	0	0	0	0	0	0	0	133
4:00	110	3	0	0	0	0	0	0	0	0	0	0	0	113
5:00	90	2	0	0	0	0	0	0	0	0	0	0	0	92
6:00	59	3	0	0	0	0	0	0	0	0	0	0	0	62
7:00	48	0	0	0	0	0	0	0	0	0	0	0	0	48
8:00	23	0	0	0	0	0	0	0	0	0	0	0	0	23
9:00	14	2	0	0	0	0	0	0	0	0	0	0	0	16
10:00	9	1	0	0	0	0	0	0	0	0	0	0	0	10
11:00	5	0	0	0	0	0	0	0	0	0	0	0	0	5
Total	1404	43	3	2	1	0	0	0	0	0	0	0	0	1453

New Line	Percentile	15th	50th	85th	95th
	Speed	15	25	30	33
	Mean Speed (Average)	21.3			
	10 MPH Pace Speed	26-35			
	Number in Pace	545			
	Percent in Pace	38.0%			
	Number > 45 MPH	3			
	Percent > 45 MPH	0.2%			

NE TRAFFIC COUNTS

City: Great Barrington
 Location 1: West Ave
 Location 2: S/O Hospital Drive
 Tech: YVM
 Latitude: 42.190111
 Longitude: -73.369057

Direction: Combined

9/18/2025	0 - 35	> 35 -	> 40 -	> 45 -	> 50 -	> 55 -	> 60 -	> 65 -	> 70 -	> 75 -	> 80 -	> 85 -	> 90	Total
Time	MPH	40 MPH	45 MPH	50 MPH	55 MPH	60 MPH	65 MPH	70 MPH	75 MPH	80 MPH	85 MPH	90 MPH	MPH	
12:00 AM	0	0	0	0	0	0	0	0	0	0	0	0	0	0
1:00	1	0	0	0	0	0	0	0	0	0	0	0	0	1
2:00	0	1	0	0	0	0	0	0	0	0	0	0	0	1
3:00	0	0	0	0	0	0	0	0	0	0	0	0	0	0
4:00	2	0	0	0	0	0	0	0	0	0	0	0	0	2
5:00	3	0	0	0	0	0	0	0	0	0	0	0	0	3
6:00	44	2	0	0	0	0	0	0	0	0	0	0	0	46
7:00	75	5	0	0	0	0	0	0	0	0	0	0	0	80
8:00	105	4	0	0	0	0	0	0	0	0	0	0	0	109
9:00	128	10	0	0	0	0	0	0	0	0	0	0	0	138
10:00	104	3	0	0	0	0	0	0	0	0	0	0	0	107
11:00	103	3	0	0	0	0	0	0	0	0	0	0	0	106
12:00 PM	109	3	1	0	0	0	0	0	0	0	0	0	0	113
1:00	101	6	0	0	0	0	1	0	0	0	0	0	0	108
2:00	111	3	0	0	0	0	0	0	0	0	0	0	0	114
3:00	130	2	0	0	0	0	0	0	0	0	0	0	0	132
4:00	105	2	0	0	0	0	0	0	0	0	0	0	0	107
5:00	91	3	0	0	0	0	0	0	0	0	0	0	0	94
6:00	54	3	0	0	0	0	0	0	0	0	0	0	0	57
7:00	42	0	0	0	0	0	0	0	0	0	0	0	0	42
8:00	34	0	0	0	0	0	0	0	0	0	0	0	0	34
9:00	16	0	0	0	0	0	0	0	0	0	0	0	0	16
10:00	9	0	0	1	0	0	0	0	0	0	0	0	0	10
11:00	7	0	0	0	0	0	0	0	0	0	0	0	0	7
Total	1374	50	1	1	0	0	1	0	0	0	0	0	0	1427

New Line	Percentile	15th	50th	85th	95th	
	Speed	15	25	30	33	
	Mean Speed (Average)	21.6				
	10 MPH Pace Speed	26-35				
	Number in Pace	528				
	Percent in Pace	37.0%				
	Number > 45 MPH	2				
	Percent > 45 MPH	0.1%				
	Grand Total	Percentile	15th	50th	85th	95th
		Speed	15	25	30	33
Mean Speed (Average)		21.5				
10 MPH Pace Speed		26-35				
Number in Pace		1082				
Percent in Pace		38.0%				
Number > 45 MPH		5				
Percent > 45 MPH	0.2%					

**Berkshire Health Systems
Fairview Hospital Renovation**

**APPENDIX D
Census Data**

Fairview Hospital Renovation
Great Barrington, MA
Background Growth Calculation
PARE Project No. 25118.00
October 3, 2025



US Census Data
Town of Great Barrington

	Population
2020	7172
2010	7104
Years	10
ANNUAL GROWTH RATE	0.10%
SAY	0.50%

Source:

**Berkshire Health Systems
Fairview Hospital Renovation**

APPENDIX E

Trip Generation

Medical-Dental Office Building Within/Near Hospital Campus (720)

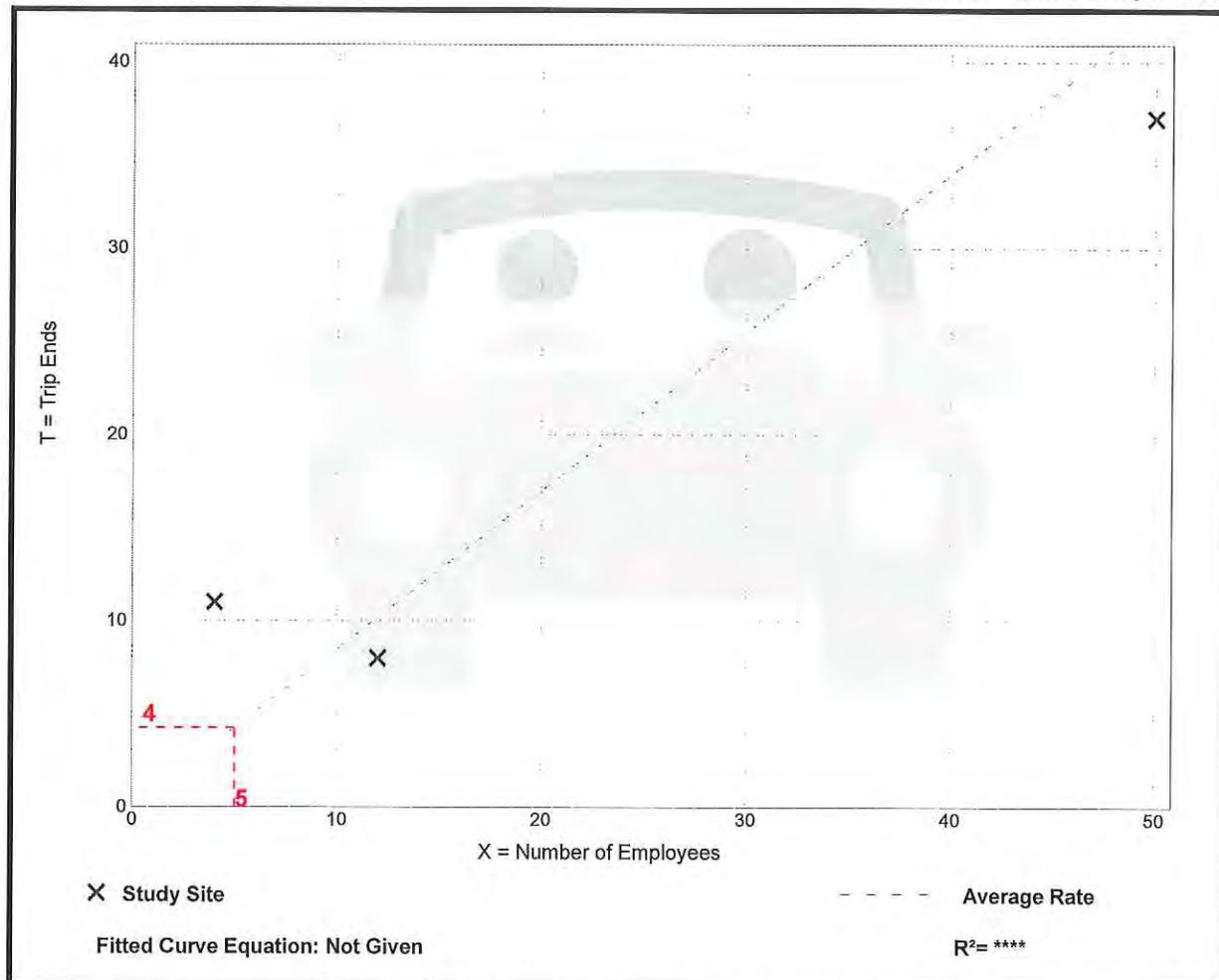
Vehicle Trip Ends vs: Employees
On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 7 and 9 a.m.
Setting/Location: General Urban/Suburban
 Number of Studies: 3
 Avg. Num. of Employees: 22
 Directional Distribution: 91% entering, 9% exiting

Vehicle Trip Generation per Employee

Average Rate	Range of Rates	Standard Deviation
0.85	0.67 - 2.75	0.59

Data Plot and Equation

Caution – Small Sample Size



Medical-Dental Office Building Within/Near Hospital Campus (720)

Vehicle Trip Ends vs: Employees
On a: Weekday,
Peak Hour of Adjacent Street Traffic,
One Hour Between 4 and 6 p.m.

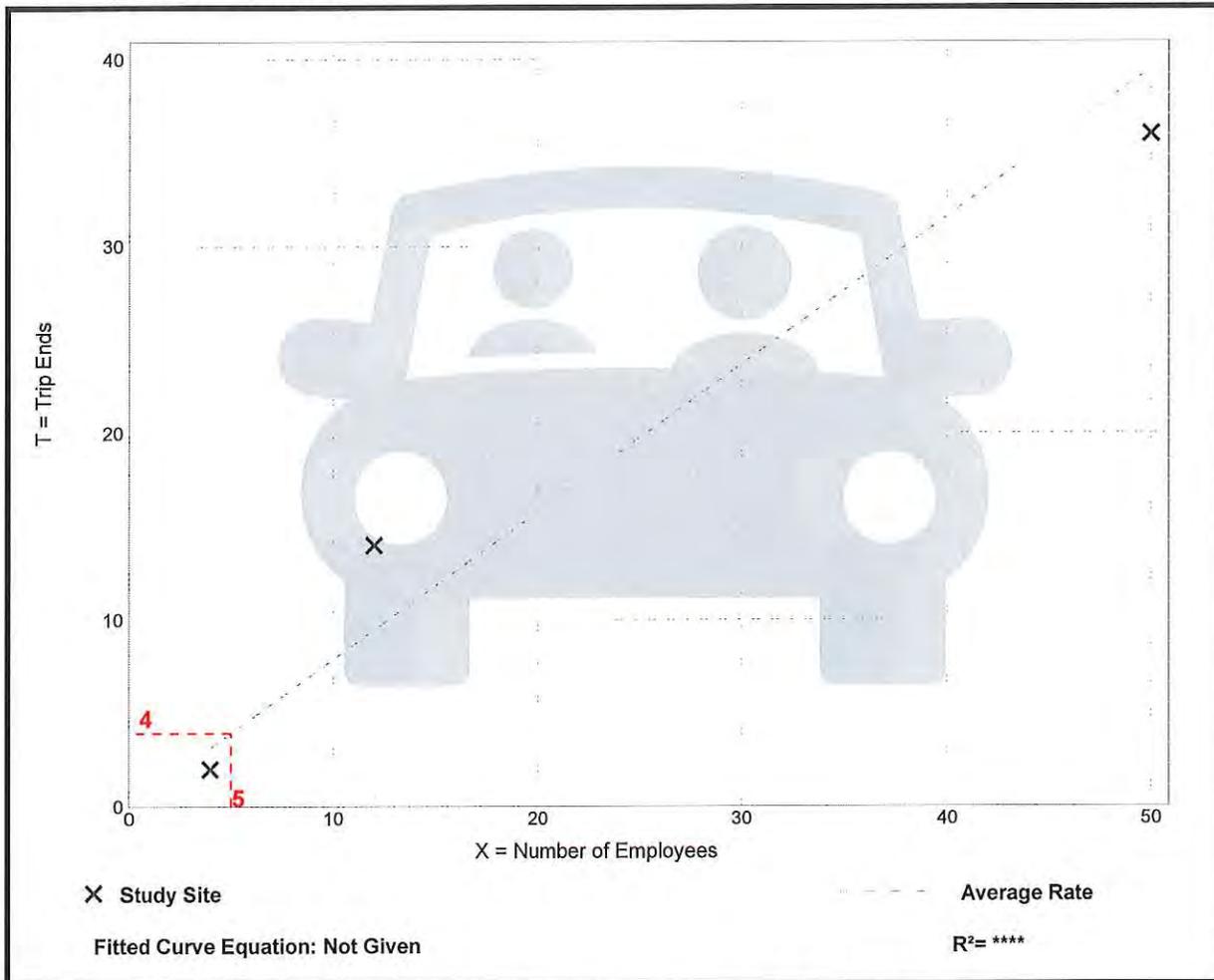
Setting/Location: General Urban/Suburban
 Number of Studies: 3
 Avg. Num. of Employees: 22
 Directional Distribution: 10% entering, 90% exiting

Vehicle Trip Generation per Employee

Average Rate	Range of Rates	Standard Deviation
0.79	0.50 - 1.17	0.23

Data Plot and Equation

Caution – Small Sample Size



Medical-Dental Office Building Within/Near Hospital Campus (720)

Vehicle Trip Ends vs: Employees
On a: Weekday

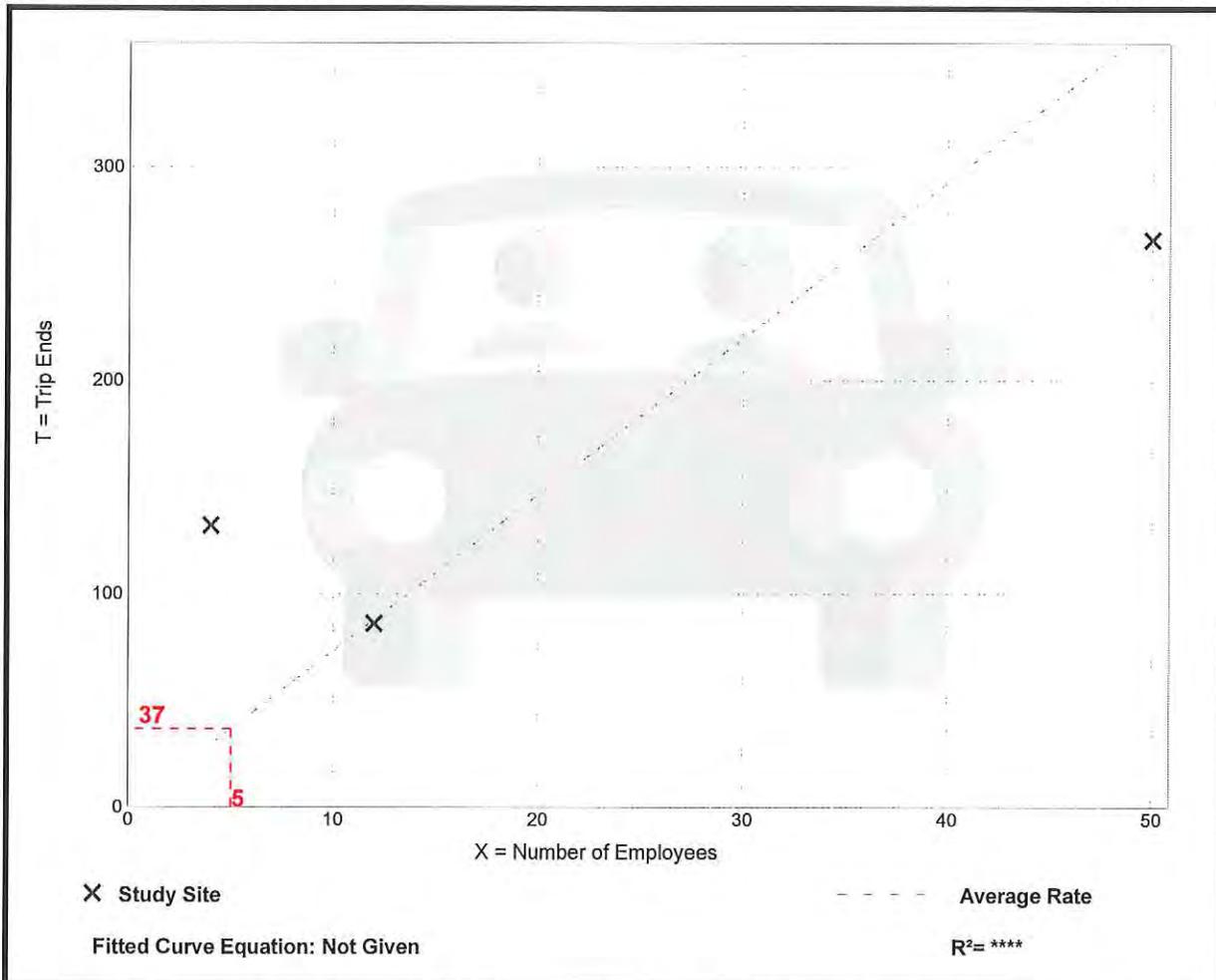
Setting/Location: General Urban/Suburban
Number of Studies: 3
Avg. Num. of Employees: 22
Directional Distribution: 50% entering, 50% exiting

Vehicle Trip Generation per Employee

Average Rate	Range of Rates	Standard Deviation
7.33	5.32 - 33.00	8.03

Data Plot and Equation

Caution – Small Sample Size



Fairview Hospital Renovation
 Great Barrington, MA
 Existing and Proposed Traffic Volumes
 PARE Project No. 25118.00
 October 3, 2025



2025-2030
 TRAFFIC VOLUME SUMMARY
 Future No-Build Growth Factor = 0.05%

Weekday AM Peak Hour 7:00 - 9:00 AM						
Non-Emergency Hospital Drive @ Lewis Avenue						
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	0	0	0	0	0	
EB - T	8	0	9	0	0	
EB - R	1	0	2	0	0	
WB - L	14	0	15	0	0	
WB - T	17	0	18	0	0	
WB - R	0	0	0	0	0	
NB - L	0	0	0	0	0	
NB - T	0	0	0	0	0	
NB - R	4	0	5	0	0	
SB - L	0	0	0	0	0	
SB - T	0	0	0	0	0	
SB - R	0	0	0	0	0	

Weekday PM Peak Hour 4:00 - 6:00 PM						
Non-Emergency Hospital Drive @ Lewis Avenue						
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	0	0	0	0	0	
EB - T	10	0	11	0	0	
EB - R	1	0	2	0	0	
WB - L	0	0	0	0	0	
WB - T	9	0	10	0	0	
WB - R	0	0	0	0	0	
NB - L	1	0	2	0	0	
NB - T	0	0	0	0	0	
NB - R	2	0	3	0	0	
SB - L	2	0	3	0	3	
SB - T	0	0	0	0	0	
SB - R	0	0	0	0	0	

Fairview Hospital Renovation
 Great Barrington, MA
 Existing and Proposed Traffic Volumes
 PARE Project No. 25118.00
 October 3, 2025



2025-2030
 TRAFFIC VOLUME SUMMARY
 Future No-Build Growth Factor = 0.05%

		Weekday AM Peak Hour 7:00 - 9:00 AM				Weekday PM Peak Hour 4:00 - 6:00 PM			
		Emergency Room Hospital Drive @ Lewis Avenue				Emergency Room Hospital Drive @ Lewis Avenue			
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future No-Build	Total Site Generated	2030 Future Build		
EB - L	0	0	0	0	0	0	0	0	0
EB - T	4	0	5	0	7	0	7	0	7
EB - R	0	0	0	0	0	0	0	0	0
WB - L	12	0	13	0	7	0	7	0	7
WB - T	5	0	6	0	4	0	4	0	4
WB - R	0	0	0	0	0	0	0	0	0
NB - L	0	0	0	0	0	0	0	0	0
NB - T	0	0	0	0	0	0	0	0	0
NB - R	5	0	6	0	6	0	6	0	6

		Weekday AM Peak Hour 7:00 - 9:00 AM				Weekday PM Peak Hour 4:00 - 6:00 PM			
		Emergency Room Hospital Drive @ Lewis Avenue				Emergency Room Hospital Drive @ Lewis Avenue			
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future No-Build	Total Site Generated	2030 Future Build		
EB - L	0	0	0	0	0	0	0	0	0
EB - T	4	0	5	0	7	0	7	0	7
EB - R	0	0	0	0	0	0	0	0	0
WB - L	12	0	13	0	7	0	7	0	7
WB - T	5	0	6	0	4	0	4	0	4
WB - R	0	0	0	0	0	0	0	0	0
NB - L	0	0	0	0	0	0	0	0	0
NB - T	0	0	0	0	0	0	0	0	0
NB - R	5	0	6	0	6	0	6	0	6

Fairview Hospital Renovation
 Great Barrington, MA
 Existing and Proposed Traffic Volumes
 PARE Project No. 25118.00
 October 3, 2025



2025-2030
 TRAFFIC VOLUME SUMMARY
 Future No-Build Growth Factor = 0.05%

Weekday AM Peak Hour 7:00 - 9:00 AM						
Hospital Drive @ West Avenue						
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	20	0	21	0	26	
EB - T	0	0	0	0	0	
EB - R	12	0	13	0	13	
WB - L	0	0	0	0	0	
WB - T	0	0	0	0	0	
WB - R	0	0	0	0	0	
NB - L	28	0	29	0	29	
NB - T	39	0	40	0	40	
NB - R	0	0	0	0	0	
SB - L	0	0	0	0	0	
SB - T	30	0	31	0	31	
SB - R	38	0	39	0	39	

Weekday PM Peak Hour 4:00 - 6:00 PM						
Hospital Drive @ West Avenue						
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	19	0	20	2	25	
EB - T	0	0	0	0	0	
EB - R	21	0	22	2	27	
WB - L	0	0	0	0	0	
WB - T	0	0	0	0	0	
WB - R	0	0	0	0	0	
NB - L	5	0	6	0	6	
NB - T	56	0	58	0	58	
NB - R	0	0	0	0	0	
SB - L	0	0	0	0	0	
SB - T	24	0	25	0	25	
SB - R	4	0	5	0	5	

Fairview Hospital Renovation
 Great Barrington, MA
 Existing and Proposed Traffic Volumes
 PARE Project No. 25118.00
 October 3, 2025



2025-2030
 TRAFFIC VOLUME SUMMARY
 Future No-Build Growth Factor = 0.05%

		Weekday AM Peak Hour 7:00 - 9:00 AM					Weekday PM Peak Hour 4:00 - 6:00 PM				
		Lewis Avenue @ Oak Street					Lewis Avenue @ Oak Street				
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	2	0	3	0	3	2	0	3	0	3	
EB - T	15	0	16	0	16	12	0	13	0	13	
EB - R	0	0	0	0	0	0	0	0	0	0	
WB - L	0	0	0	0	0	2	0	3	0	3	
WB - T	31	0	32	0	32	8	0	9	0	9	
WB - R	0	0	0	0	0	0	0	0	0	0	
NB - L	0	0	0	0	0	0	0	0	0	0	
NB - T	0	0	0	0	0	0	0	0	0	0	
NB - R	0	0	0	0	0	0	0	0	0	0	
SB - L	2	0	3	0	3	1	0	2	0	2	
SB - T	0	0	0	0	0	0	0	0	0	0	
SB - R	12	0	13	0	13	2	0	3	0	3	

		Weekday AM Peak Hour 7:00 - 9:00 AM					Weekday PM Peak Hour 4:00 - 6:00 PM				
		Lewis Avenue @ Oak Street					Lewis Avenue @ Oak Street				
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	2	0	3	0	3	2	0	3	0	3	
EB - T	15	0	16	0	16	12	0	13	0	13	
EB - R	0	0	0	0	0	0	0	0	0	0	
WB - L	0	0	0	0	0	2	0	3	0	3	
WB - T	31	0	32	0	32	8	0	9	0	9	
WB - R	0	0	0	0	0	0	0	0	0	0	
NB - L	0	0	0	0	0	0	0	0	0	0	
NB - T	0	0	0	0	0	0	0	0	0	0	
NB - R	0	0	0	0	0	0	0	0	0	0	
SB - L	2	0	3	0	3	1	0	2	0	2	
SB - T	0	0	0	0	0	0	0	0	0	0	
SB - R	12	0	13	0	13	2	0	3	0	3	

Fairview Hospital Renovation
 Great Barrington, MA
 Existing and Proposed Traffic Volumes
 PARE Project No. 25118.00
 October 3, 2025



2025-2030
 TRAFFIC VOLUME SUMMARY
 Future No-Build Growth Factor = 0.05%

Weekday AM Peak Hour 7:00 - 9:00 AM						
Proposed Lewis Avenue Driveway						
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	0	0	0	0	0	
EB - T	0	0	0	0	9	
EB - R	0	0	0	3	5	
WB - L	0	0	0	1	16	
WB - T	0	0	0	0	18	
WB - R	0	0	0	0	0	

Weekday PM Peak Hour 4:00 - 6:00 PM						
Proposed Lewis Avenue Driveway						
	2025 Existing	Outside Developments	2030 Future No-Build	Total Site Generated	2030 Future Build	
EB - L	0	0	0	0	0	
EB - T	0	0	0	0	11	
EB - R	0	0	0	0	2	
WB - L	0	0	0	0	0	
WB - T	0	0	0	0	10	
WB - R	0	0	0	0	0	

STORMWATER REPORT

Fairview Hospital

Property Location:

*Fairview Hospital
27 Lewis Ave
Great Barrington, MA 01230*

Property Owner & Applicant:

*Fairview Hospital
c/o Berkshire Health Systems, Inc.*

Civil Engineer:

Foresight Land Services, Inc.

December 2025

FORESIGHT
LAND SERVICES



STORMWATER REPORT TABLE OF CONTENTS

- a) Drainage Analysis Summary
- b) Recharge & Stormwater Sizing Worksheets
- c) Water Quality Volume Worksheet
- d) Sample Operation & Maintenance Plan
- e) TSS Removal Calculation Worksheet

RECHARGE & STORMWATER SIZING WORKSHEET
(FAIRVIEW HOSPITAL DRAINAGE AREAS)
FAIRVIEW HOSPITAL- BERKSHIRE HEALTH SYSTEMS
GREAT BARRINGTON, MA

CALCULATE RECHARGE VOLUME

1. Total Area of Hydrological Group A soils (Aa) = 0 acres
2. Total Impervious Area overlaying Group A (Ia) = 0 acres
3. Total Area of Hydrological Group B soils (Ab) = 5.753 acres
4. Total Impervious Area overlaying Group B (Ib) = 2.33 new impervious acres
5. Total Area of Hydrological Group C soils (Ac) = 0 acres
6. Total New Impervious Area overlaying Group C (Ic) = 0 acres
7. Total Area of Hydrological Group D soils (Ad) = 0 acres
8. Total Impervious Area overlaying Group D (Id) = 0 acres

Recharge Volumes: (ReVn) where n = soil class

1. ReVa: Ia x 0.60 = 0 acres x 0.60 inches = 0 acre-inches
2. ReVb: Ib x 0.35 = 2.33 acres x 0.35 inches = 0.82 acre-inches
3. ReVc: Ic x 0.25 = 0 acres x 0.25 inches = 0 acre-inches
4. ReVd: Id x 0.10 = 0 acres x 0.10 = 0 acre-inches
5. Total Recharge Volume: (ReV = ReVa + ReVb + ReVc+ ReVd)

$$\text{ReV} = \quad 0 \quad + \quad 0.82 \quad + \quad 0 \quad + \quad 0 \quad = \quad 0.82 \quad = \quad \mathbf{0.07 \text{ acre-feet}}$$

_____ acre-inches ÷ 12 _____

IDENTIFY RECHARGE VOLUME TO BE INFILTRATED

ReV = **0.07 acre-feet**

0.07 ac-ft * 43,560SF/ac = 3,049 CF **SAY 3100 CF required**

* Storage volume provided in Infiltration Trenches and Chambers below low flow outlets and not allocated to water quality

(2P) Parking Lot Infiltration StormTank 2024 = 10,236 CF Provided

=10,236 CF Provided* > 3,100 CF

CALCULATE DRAWDOWN TIME (72 HOURS MAXIMUM)

Drawdown time = $R_v / [(K) * (\text{Bottom Area})]$

R_v = Provided Recharge Volume

K = Saturated Hydraulic Conductivity for “Static” Method

(Table 2.3.3 – Mass Stormwater Handbook) = 0.52 inches/hour

Infiltration Chamber System Drawdown Time =

$\frac{10,236 \text{ CF}}{[(0.52 \text{ inch/hr}) * ((986 \text{ LF} * 9.5')) \text{ SF for Parking Lot Infiltration 2P}] * (1 \text{ ft}/12 \text{ in})} =$

25.2 hours

ANALYZE EFFECTS OF GROUNDWATER MOUNDING

A mounding analysis should be provided where infiltration (bottom of structure) occurs less than 4' from estimated seasonal high ground water and the recharge system is designed to attenuate the peak discharge from a 10-year or higher 24-hour storm.

It is not anticipated that the bottom of the infiltration chamber stone will be less than 2' from estimated seasonal high ground water based on results of soils investigations. Soils investigations show ESHEW by mottling to be consistently between 2' and 2.5' below existing grade. The infiltration areas are designed to be greater than 2' above ESHEW in areas of proposed fill.

EFFECT OF INFILTRATION SYSTEM ON NEARBY WETLANDS

The following documentation is provided to show that the infiltration BMP's will not adversely affect nearby wetland resource areas.

The infiltration system will not adversely affect the nearby wetlands. The primary infiltration/ groundwater recharge for the site will be provided by the infiltration areas which collect and mitigate stormwater runoff from the site.

DRAINAGE ANALYSIS SUMMARY
FAIRVIEW HOSPITAL- BERKSHIRE HEALTH SYSTEMS
GREAT BARRINGTON, MA

Basis Of Study

- 1) This storm drainage analysis is submitted for review under The Town of Great Barrington Zoning Bylaws 9.2.11 Nonconforming Uses that adjoins 9.2.12 Uses and Activities Requiring a Special Permit section 3: Any use that will render impervious more than 15% of any lot or parcel or 2,500 square feet, whichever is greater. This is associated with the new hospital addition and related site work on the parcel (Map 18 Lot 11 and Map 21 Lot 3).
- 2) The stormwater management system on the project site includes the following Best Management Practices:
 - Catch basins with deep sumps.
 - Surface drainage diverted into proprietary separator and subsurface infiltration chambers to treat runoff, recharge ground water, & attenuate peak flows.
 - Level spreaders to re-introduce surface drainage as sheet flow.
 - Minimizing extent of sitework by clustering development.
 - Operation and maintenance measures including parking lot sweeping and catch basin sump cleaning.
- 3) The hydrologic conditions of the site are analyzed under both the Existing (Pre-development) Conditions and Future (Post-development) Conditions for the 2, 10, 25 and 100-year design storm analysis. Design Points are chosen where the storm drainage leaves the project limits, down gradient of the proposed development. The Design Points allow comparison of the Existing and Future Conditions. These Design Points and Drainage areas (subcatchments) are shown on the Drainage Calculations.
- 4) Contributing drainage areas and vegetative cover conditions have been delineated on the basis of available topographic maps, record plans, and general field observations. Soil types underlying the various areas of the site have been identified using the U.S. Department of Agriculture Natural Resources Conservation Service (NRCS) Web Soil Survey (websoilsurvey.sc.egov.usda.gov). Hydrologic Soil Groups were then determined for each subcatchment. This data was then utilized to calculate the Runoff Curve Numbers for each subcatchment.
- 5) The Time of Concentration (T_c) of the runoff within each subcatchment is determined using TR-55 sheet flow, shallow concentrated flow, channel flow, and other conditions, based on the available topographic mapping and field observation.
- 6) Precipitation records for each design storm are taken from NOAA Atlas 14, Volume 10, Version 2, Precipitation Frequency Data Server. For project site in Great Barrington, the following values are listed:

2-year 24 hour storm	3.00"
10-year 24 hour storm	4.92"
25-year 24 hour storm	6.12"
100-year 24 hour storm	7.97"

- 7) Maximum flow capacities of the existing and proposed drainage structures are calculated assuming the inlet structures, piping, and discharge channels are maintained in good condition, unobstructed by sediment or debris.
- 8) Peak Rates of Runoff are calculated for the Existing and Future conditions using computerized hydrology and hydraulics programs. This study was performed utilizing “HydroCAD”, v. 10.00, ©2019 HydroCAD Software Solutions LLC. This program is based on the methods promulgated by USDA Natural Resources Conservation Service (formerly known as Soil Conservation Service) in Technical Release Number 20 (TR-20) and the simplified tabular method contained in TR-55. Refer to the attached summaries.

Summary and Conclusions

The Peak Outflow at the design points analyzed will not increase as a result of the proposed project for the 2-year, 10-year, 25-year, and 100-year storm events. Refer to the following Table A, which summarize the results of the storm drainage analysis.

Table A
Summary of Storm Drainage Analysis Comparison of Peak Rates of Runoff
 24-Hour Design Storm Event (Precipitation-inches)

	<u>South (1R) Drainage Area</u>			
	2yr (3.00")	10yr (4.92")	25yr (6.12")	100yr (7.97")
Pre-Development (Q)	1.32	4.13	6.26	9.90
Post-Development (Q)	0.58	1.48	2.37	5.23
Reduction (cfs)	0.74	2.65	3.89	4.67
(%)	56.06%	64.16%	62.14%	47.17%
	<u>East (2R) Drainage Area</u>			
	2yr (3.00")	10yr (4.92")	25yr (6.12")	100yr (7.97")
Pre-Development (Q)	0.63	2.54	3.99	6.43
Post-Development (Q)	0.09	1.22	2.91	6.1
Reduction (cfs)	0.54	1.32	1.08	0.33
(%)	85.71%	51.97%	27.07%	5.13%

	<i><u>North (1R) Drainage Area</u></i>			
	2yr (3.00")	10yr (4.92")	25yr (6.12")	100yr (7.97")
Pre-Development (Q)	0.82	2.67	4.01	6.23
Post-Development (Q)	0.78	2.63	3.82	6.01
Reduction (cfs)	0.04	0.04	0.19	0.22
(%)	4.88%	1.5%	4.74%	3.53%

The design and size of the facilities are based on the anticipated runoff from a 2, 10, 25, and 100-year storm event per Great Barrington Zoning Section 9.13.13 Design Standards and MassDEP Stormwater Handbook. Any new development within the watershed would require stormwater controls to mitigate for peak rates of runoff.

WATER QUALITY VOLUME WORKSHEET
FAIRVIEW HOSPITAL
GREAT BARRINGTON, MA

WQV= water quality volume
 ReV = recharge volume
 I = total imperious area (including rooftop)
 Ir = rooftop imperious area
 RR = rooftop runoff

1. Total Contributing Site Area 5.753 acres
2. Percent New Impervious 40.49%
3. Total New Impervious Area (I) 2.33 acres (new impervious)
4. Find WQV:

(a) using 0.5" rule: $WQV = (0.5")(I) = (0.5")(2.33 \text{ Acres}) = 1.17 \text{ acre-inches} / 12 \text{ inches} =$

0.098 Acre-feet

OR

(b) using 1.0" rule: $WQV = (1.0")(I) = \underline{\hspace{2cm}} \text{ acre-inches} / 12 \text{ inches} = \underline{\hspace{2cm}} \text{ Acre-feet}$

Determine Amount of WQV to be conveyed through water quality BMP's

=WQV = **0.098 acre-feet**

0.098 ac-ft * 43,560 SF/ac = 4,269 CF **SAY 4,300 CF required**

Total storage Provided = (1P) 2,180 CF + (2P) 10,236 CF = 12,416 CF* > 4,300 CF Required

* Storage volume provided in Water Quality Swales, below low flow outlets/ weirs & not allocated to recharge volume.

SAMPLE – OPERATION & MAINTENANCE PLAN
FAIRVIEW HOSPITAL, BERKSHIRE HEALTH SYSTEMS
27 LEWIS AVE, GREAT BARRINGTON, MA

PROJECT DATA:Name: Fairview Hospital, Berkshire Health SystemsAddress: 27 Lewis Avenue, Great Barrington, MA 01230**OWNER OF STORMWATER SYSTEM:**Name: Fairview Hospital, Berkshire Health Systems.Contact Person: Joe LeRocheAddress: 27 Lewis Avenue, Great Barrington, MA 01230Phone: ██████████**OPERATOR RESPONSIBLE FOR OPERATION & MAINTENANCE OF SYSTEM:**

Name: _____

BRIEF SUMMARY OF PROJECT**EXISTING PARCEL**

The parcels, Great Barrington Assessors Map 18, Lot 111 & 113 and Map 21, Lot 3, are located south of Lewis Ave and combined consist of 12.53 ± acres. Fairview Hospital operates 24/7 as a general hospital with emergency room facilities and is a part of Berkshire Health Systems. The existing development consists of several buildings and supporting infrastructure. The neighborhood consists of residential properties on all sides of the Hospital.

The project is served by municipal water and sewer and has access to natural gas and electric/tel/data.

According to FEMA Flood Panels 250024 0012 B dated July 19, 1982, no portion of the property is located within the 100-year floodplain.

The project site is not within a Natural Heritage & Endangered Species Program area of Estimated or Priority Habitat and no Potential or Certified Vernal Pools are found on the property.

Project site soils consist of Nellis loam with 15 to 25 percent slopes, Nellis loam with 8 to 15 percent slopes, and Pittsfield and Nellis loams with 25 to 35 percent slopes that is extremely stony.

Hand holes for stormwater best management facilities have been performed. Generally, the ESHGW was consistent throughout the site and is approximately 2'-2.5' below existing grade

According to MassGIS, no portion of the building is located within an Area of Critical Environmental Concern (ACEC).

No wetlands have been delineated in the vicinity of the project and no portion of the proposed work is located within jurisdiction of the Wetlands Protection Act.

PROPOSED PROJECT

The applicant is proposing a new Hospital Building Addition consisting of the following:

- New hospital building addition
 - Emergency department
 - Imaging department
- Demolition of building northeast of existing hospital
- Retaining wall
- Main driveway adjustments
- Expanded paved parking lot
- Series of Stormwater facilities: catch basins, manholes, control structures, infiltrators, swales, etc.

The project site will primarily be located on Map 18, Lot 111 (Great Barrington Assessors) with adjoining related site work extending onto Map 21, Lot 3 and Map 18, Lot 113 (Great Barrington Assessors). The proposed project will use the existing Lewis Ave and West Ave curb cuts/existing driveways to access the new site.

SUMMARY OF STORMWATER SYSTEM

Storm Drainage System: The storm drainage systems consists redirecting surface runoff around the proposed building and proposed access drives to subsurface infiltration chambers for the majority of the new impervious area. A series of catch basins collects much of the run off and directs it to proprietary separators. Roof area is captured and conveyed through proprietary separator and subsurface infiltration structures prior to being discharged to stabilized outlet and level spreaders to reintroduce stormwater as sheet flows.

Stormwater Management Practices: Stormwater management and Total Suspended Solids (TSS) removal will be conducted through the use of Best Management Practices (BMP's). In order to reduce TSS, it is proposed to use the following:

- Deep Sump Catch Basins
- Drainage Channels
- Proprietary Separators
- Water Quality Swales
- Infiltration Trenches
- Subsurface Infiltration Structures
- Level Spreader

Operation and Maintenance: This Operation and Maintenance Plan is an essential component of the Stormwater Management System for the Project. The Owner is ultimately responsible for assuring that the Stormwater System is operated and maintained in accordance with all applicable permits and approvals, including, but not limited to Massachusetts Wetlands Protection Act permits, Massachusetts Stormwater Management Policy, Massachusetts Groundwater or Surface Water Discharge Permits, and U.S.E.P.A. General Permit. Copies of all applicable permits and plans should be attached to this O&M plan. All Permit requirements are incorporated by reference into this Operation and Maintenance Plan whether they are attached or not.

WETLANDS AND RECEIVING WATERS

No portion of the development is located within the Jurisdiction of the Wetlands Protection Act.

SCHEDULE FOR INSPECTION AND ROUTINE MAINTENANCE OF STORMWATER SYSTEM:

See table below for schedule for inspection and routine maintenance of stormwater system.

Note: Notification of Conservation Commission is recommended before performing any excavation or major maintenance of the stormwater system, though stormwater structures are not considered wetland resources. All components of the Stormwater System shall be inspected after every major storm event for the first few months after construction to ensure proper stabilization and function.

Drainage Channels	<ul style="list-style-type: none"> • Inspect Bi-Annually in the Spring and Fall; • Check for sediments; remove sediments if more than 4" deep. Remove sediment and debris at least once per year. • Check inlet and outlet pipes for debris or obstructions. Clean as necessary; • Mow applicable areas at least once per year with a minimum grass length of 4", Grass height shall not exceed 6" or be cut less than 3". Mow as needed during growing season; • Inspect and maintain outlet control device as applicable; • Maintain as required with additional mowing, fertilizing, liming, watering, pruning, weeding, and pest control. Re-seed periodically to maintain dense grass growth. Plant with alternative grass species if the original grass cover is not successfully established.
Catch Basin Sumps	<ul style="list-style-type: none"> • Inspect quarterly and clean inlets; • Inspect or clean sump at the end of the foliage and snow-removal seasons. • Remove sediments if greater than ½ sump capacity; • Remove Sediments from sumps annually in the spring, at a minimum; • Dispose of sediments and debris off site at approved location in accordance with applicable state and federal laws and regulations.
Level Spreaders	<ul style="list-style-type: none"> • Inspect level spreaders regularly, especially after large rainfall events. • Note and repair any erosion or low spots in the spreader.
Infiltration Chambers	<ul style="list-style-type: none"> • Inspect Bi-Annually in the Spring and Fall • Periodically monitor water depths at 0, 24, and 48 hours after a storm event to check infiltration rates over a period of years to determine clogging problems.
Water Quality Swales	<ul style="list-style-type: none"> • For the first few months after construction and twice a year thereafter, inspect swales to make sure vegetation is adequate and slopes are not eroding and check for rilling and gullyng. • Repair eroded areas and revegetate as necessary. • Mow as needed ~ two to twelve times a year • Manually remove sediments and debris at least once per year. • Re-seed as necessary
Proprietary Separators	<ul style="list-style-type: none"> • Inspect and clean units in strict conformance with manufacturers recommendation and requirements, using methods specified. • Vactor trucks typically used to remove sediments. • Manual sediment removal may be necessary.

LONG TERM POLLUTION PREVENTION PLAN**Good Housekeeping Practices:**

Where applicable, the Operator shall apply good housekeeping practices including, but not limited to the following. See SWPPP for additional information:

Materials Management: As applicable

- An effort will be made to store only enough product required to perform the required work. Regular inventory of materials will reduce the occurrence of overstocking.
- All materials stored onsite will be stored in a neat, orderly manner in their appropriate containers and, wherever possible, should be under a roof or other enclosure to prevent contact with stormwater.
- Products will be kept in their original containers with the original manufacturer's label.
- Substances will not be mixed with one another unless recommended by the manufacturer.
- Whenever possible, all of a product will be used up before disposing of the container.
- Manufacturer's recommendations for proper use and disposal will be followed.
- The Operator will inspect daily to ensure proper use and disposal of materials onsite.
- Routinely clean work space and maintain machinery.
- Regularly inspect equipment and facilities.
- Train employees to respond to spills or leaks.

Vehicle Washing Controls: As applicable

- Wash vehicles on gravel, grass, or other permeable surface outside of the Buffer Zone or pump wash water runoff to a permeable area.
- Block off catch basin grates, if applicable.
- Use hose nozzles that turn off automatically.
- Use only biodegradable soaps.

Other Good House Keeping Practices:

- Litter and other debris shall be collected and properly disposed of as frequently as necessary
- Property owners shall keep the site maintained and in an orderly manner to protect downstream resources.

Storage & Use of Hazardous Products, Petroleum Products, Fertilizers, Herbicides, & Pesticides:

Where applicable, the following practices will be used to reduce the risk of spills or other accidental exposure of materials and substances to storm water runoff. (If a Total Maximum Daily Load (TDML) is developed that indicates that use of fertilizers containing nutrients must be reduced, a nutrient management plan shall be developed.)

Hazardous Products:

- Shall be stored in a secured area under cover
- Products will be kept in original containers unless they are not re-sealable.
- Original labels and material safety data will be retained; they contain important product information.
- If surplus product must be disposed of, manufacturer's or local and State recommended methods for proper disposal will be followed.

Petroleum Products:

- Shall be stored in a secured area undercover.
- All onsite vehicles will be monitored for leaks and receive regular preventive maintenance to reduce the chance of leakage. Petroleum products will be stored in tightly sealed containers

which are clearly labeled. Any asphalt substances used onsite will be applied according to the manufacturer’s recommendations.

Fertilizers:

- Shall be stored in a secured area undercover.
- Fertilizers used will be applied only in the minimum amounts recommended by the manufacturer. Once applied, fertilizer will be worked into the soil to limit exposure to storm water. Stored fertilizers will be kept covered. The contents of any partially used bags of fertilizer will be transferred to a sealable plastic bin to avoid spills.
- Any overcast fertilizer on grasses or paved areas shall be cleaned off.

Paints:

- All containers will be tightly sealed and stored in a secure covered area when not required for use. Excess paint will not be discharged to the storm or sanitary sewer systems but will be properly disposed of according to manufacturer’s instructions and State and local regulations.

Spill Prevention and Response Plans

In addition to the good housekeeping and material management practices discussed in the previous sections, the following practices will be followed for spill prevention and cleanup:

Spill Control Practices	
<input checked="" type="checkbox"/>	Manufacturers’ recommended methods for spill cleanup will be clearly posted and site personnel will be made aware of the procedures and the location of the information and cleanup supplies.
<input checked="" type="checkbox"/>	Materials and equipment necessary for spill cleanup will be kept in the material storage area onsite. Equipment and materials will include but not be limited to brooms, dust pans, mops, rags, gloves, goggles, kitty litter, sand, sawdust, and plastic and metal trash containers specifically for this purpose.
<input checked="" type="checkbox"/>	All spills will be cleaned up immediately after discovery.
<input checked="" type="checkbox"/>	The spill area will be kept ventilated and personnel will wear appropriate protective clothing to prevent injury from contact with a hazardous substance.
<input checked="" type="checkbox"/>	Spills of toxic or hazardous material will be reported to the appropriate State or local government agency, regardless of the size.
<input checked="" type="checkbox"/>	The spill prevention plan will be adjusted to include measures to prevent this type of spill from reoccurring and how to clean up the spill if there is another one. A description of the spill, what caused it, and the cleanup measures will also be included.
<input checked="" type="checkbox"/>	The Operator or Operator’s representative will be the spill prevention and cleanup coordinator. He/she will designate at least three other site personnel who will receive spill prevention and cleanup training. These individuals will each become responsible for a particular phase of prevention and cleanup. The names of responsible spill personnel will be posted onsite.

Maintenance of Lawns, Gardens, and other Landscaped Areas:

- Inspect lawns, gardens, and other landscaped areas for signs of erosions, bare spots, diseased plant species, and overall vegetation health.
- Regularly mow the grassed areas as required. Refer to the Schedule for Inspection and Routine Maintenance of Stormwater System (above) for specific mowing and maintenance requirements of the Stormwater system.

- Remove and Replant, reseed, re-mulch, and prune as required to maintain healthy vegetation.

Pet Waste Management:

In no case, should pet wastes be allowed to discharge into the stormwater system.

Operations and Maintenance of Septic Systems:

See SWPPP for construction phase sanitary waste provisions.

Solid Waste Management:

- All waste materials will be collected and stored in a securely covered (lidded or tarped, or enclosed within the building) metal dumpster rented from a licensed hauler or equivalent waste receptacle.
- The dumpster/waste receptacle will meet all local and State solid waste management regulations.
- All trash and debris from the site will be deposited in the dumpster and/or waste receptacle.
- The dumpster and/or waste receptacle will be emptied a minimum of once per week or more often if necessary, and the trash will be hauled to a state approved landfill. No waste materials will be buried onsite.
- All personnel will be instructed regarding the correct procedure for waste disposal. Notices stating these practices will be posted onsite. The Operator who manages the day-to-day site operations will be responsible for seeing that these procedures are followed.

Snow Disposal and Plowing (as relative to Wetland resource Areas):

- Snow shall not be plowed or stored into the wetland resource areas or within any the stormwater system (i.e. rain garden, Water Quality Swale, etc.).
- Store snow in a designated onsite location or properly disposed at an offsite location.
- Minimize the use of salt/sand or other deicing chemicals.

Winter Road Salt and/or Sand Use and Storage:

- Preferably, salt and deicing chemicals for the driveway will be stored off-site and only employed when necessary.
- Any salt and deicing chemicals necessarily stored onsite shall be stored in a proper container or structure designed to prevent the generation and escape of contaminated runoff or leachate.
- Storage design shall apply the following BMP components: A flat site, slightly raised above surrounding grades, adequate space, an impervious/paved storage pad, proper roofing, and runoff collection/containment.

Prevention of Illicit Discharges to the Stormwater Management System:

- All non-stormwater discharges must be reported and documented as illicit discharges. An Illicit Discharge Compliance Statement (see example in Attachment B) must be submitted to the issuing authority verifying that no illicit discharges exist on the site. Pollution prevention measures shall be implemented to prevent illicit discharges to the stormwater management system, including wastewater discharges and discharges of stormwater contaminated by contact with the process wastes, raw materials, toxic pollutants, hazardous substances, oil, or grease.
- Illicit discharges do not include discharges from the following activities or facilities: firefighting, water line flushing, landscape irrigation, uncontaminated groundwater, potable water sources, foundation drains, air conditioning condensation, footing drains, individual resident car washing, flows from riparian habitats and wetlands, dechlorinated water from swimming pools, water used for street washing, and water used to clean residential buildings without detergents.
- A scaled plan of the site must accompany the Illicit Discharge Compliance Statement identifying the location of any systems for conveying stormwater on the site and showing that these systems do not allow the entry of any illicit discharges into the stormwater management system. The plan shall also show the locations of any systems for conveying wastewater and/or groundwater on the site and show that there are no connections between these systems and the stormwater management systems. This

information shall be included with the plans submitted with the Notice of Intent and Operation and Maintenance Plan or included as a separate plan with the Illicit Discharge Compliance Statement.

- If applicable, where illicit discharges have been identified, the actions taken to identify and remove the illicit discharges must be documented and shown on the plan.

Training Requirements for Staff and Personnel Involved with Implementing the Long Term Pollution Prevention Plan:

- Staff and personnel involved with implementing this plan shall be trained to understand this Operation and Maintenance plan, the SWPPP, emergency procedures, Good Housekeeping BMPs, stormwater BMPs, sedimentation and erosion control measures, and the non-stormwater BMPs.
- Refer to the Stormwater Management Fact Sheet (Attachment D) and the SWPPP for further information and training logs.

Emergency Contact List

- See Attachment E for Emergency Contacts.

Comprehensive Site Evaluation

A comprehensive site inspection shall be performed on an annual basis. The scope of the comprehensive site inspection should encompass all of the noted possible sources of pollution and activities noted. The Operator should use the attached form(s) (Attachment D) for the inspection process and note the date, time, and an account of the circumstances leading up to any found contaminants. If the release is a reportable quantity of oil or other controlled substance, the Operator shall notify all appropriate and applicable agencies.

The annual inspections should take place in the spring, immediately following a rainfall event, in order to get the most representative inspections. The inspections should involve visually inspecting the site and the surrounding areas. The results of the inspection should be noted on the forms provided. Any noted contaminants should be recorded on the forms and acted upon as noted below.

Also, as a result of good housekeeping measures throughout the course of the year, the Operator shall determine what, if any, additional measures or changes need to be made to the Operation and Maintenance Plan.

Records Keeping and Actions Requirements

All comprehensive site analysis shall be logged and kept with the Operation and Maintenance Plan. Any other notes and/or issues arising on a daily basis shall be logged and kept with the Operation and Maintenance Plan.

If there is a “reportable incident” the Operator shall log the incident in the Operation and Maintenance Plan and revise the Operation and Maintenance Plan within 14 days of the noted incident. The Operation and Maintenance Plan revision should be designed to alleviate the source of contamination and reduce the noted pollutants. After the Operation and Maintenance Plan revision, the pollution source noted shall be inspected and logged again during the next rainfall event. If the suspected contaminant is not present, the Operator shall log this information and pay close attention to this area during the next annual inspection. If the contaminant is still present, the Operation and Maintenance Plan shall be revised again, within 14 days, and re-evaluated during the next rainfall event until the contaminant is satisfactorily reduced or eliminated, i.e. not present during the subsequent inspection.

A reportable incident means any incident that is noted as having a Physical Observation other than “none” (on the Visual Inspection Worksheet) and/or any noted pollution sources recognized during the course of operations. Daily good housekeeping such as sweeping and picking up stray trash/paper/plastic materials does not constitute a reportable incident.

Records must be kept with the Operation and Maintenance Plan documenting the status and effectiveness of plan implementation. At a minimum, records must address the results of the annual evaluations, routine maintenance and inspections, spills, monitoring, and maintenance activities.

Facilities Maintenance

Maintenance involves the regular operation, inspection, and replacement or repair of systems and BMPs.

Storm water BMP reviews should be performed throughout the year, per the above schedule, in addition to the required annual inspections. Any potential problems or maintenance requirements should be reported and documented. All BMPs identified in the Operation and Maintenance Plan must be maintained in effective operating condition.

As noted, good housekeeping is a key component of the Operation and Maintenance Plan. Good housekeeping includes all of the Pollution prevention measures noted under this Operation and Maintenance Plan and all subsequent measure implemented throughout operations. The facilities maintenance plan will quickly respond to noted deficiencies as well as provide preventative maintenance where applicable.

Disclaimer

This Operation and Maintenance Plan is intended to satisfy the requirements under the Massachusetts Stormwater Handbook only and does not cover the exact steps required for materials handling and reporting as established under local, state and federal codes and permits. This Operation and Maintenance Plan does not alleviate the owner from complying with any and all other requirements governing the operation and maintenance of a facility of this nature.

Owner, Operator, Contractor(s), and other personnel who perform work on the site should become familiar with the location and characteristics of the wetland resource areas, and of the requirements under the applicable federal, state, and local laws and regulations.

This Operation and Maintenance Plan is an essential component of the Stormwater Management System for the Project. The Owner is ultimately responsible for assuring that the Stormwater System is operated and maintained in accordance with all applicable permits and approvals, including, but not limited to Massachusetts Wetlands Protection Act permits, Massachusetts Stormwater Management Policy, Massachusetts Groundwater or Surface Water Discharge Permits, and U.S.E.P.A. NPDES Stormwater Discharge Permit. Copies of all applicable permits and plans should be attached to this Operation and Maintenance Plan. All Permit requirements are incorporated by reference into this Operation and Maintenance Plan whether they are attached or not.

Attachment A
Policy #BWP-94-092: Reuse & Disposal of Street Sweepings

This Policy provides guidance on Massachusetts Department of Environmental Protection requirements, standards, and approvals for handling, reuse and disposal of street sweepings.

By Carl F. Dierker,
Assistant Commissioner, Bureau of Waste Prevention

1. Policy Statement & Scope

This Policy explains Department of Environmental Protection (MassDEP) requirements for managing street sweepings. Street sweepings are solid waste subject to the Massachusetts solid waste regulations. The options for managing street sweepings are as follows.

1. Use the street sweepings in accordance with the preapproved uses described in Section 4 of this policy.
2. Use the street sweepings for a beneficial use after obtaining prior approval from MassDEP under the provisions of the solid waste regulations, 310 CMR 19.060, Beneficial Use of Solid Wastes.
3. Dispose of street sweepings at a permitted solid waste landfill.

The provisions and requirements for managing street sweepings under these options are the subject of this policy.

2. Applicability

This policy applies to the reuse or disposal of street sweepings that are generated in the ordinary and customary maintenance of roadways. The policy does not apply to catch basin cleanings or street sweepings mixed with catch basin cleanings or other wastes. The policy does not apply to the material generated as the result of the cleanup of an oil or hazardous material spill.

Street sweepings are not exempt from the Hazardous Waste Regulations, 310 CMR 30.000, and must be handled as hazardous waste when they exhibit any of the characteristics of a hazardous waste. If there is no evidence of unusual contamination, MassDEP does not require street sweepings to be routinely tested, but, as is the case with any waste, the generator has the ultimate responsibility for determining whether the waste is a hazardous waste.

3. Definitions

Department or means the Massachusetts Department of Environmental Protection (MassDEP).

Public Way means the strip of land over and under a publicly owned, paved road or highway and includes the publicly owned land adjacent to the road or highway.

Street Sweepings means materials consisting primarily of sand and soil generated during the routine cleaning of roadways but may also contain some leaves and other miscellaneous solid wastes collected during street sweeping. *Street sweepings* does not mean the material generated during the cleanup of a spill or material from other structures associated with a roadway such as catch basins.

Urban center roads means local roads in central commercial and retail business districts and industrial and manufacturing areas.

4. Pre-Approved Uses, Restrictions & Conditions

This policy allows street sweepings to be used in several applications. No approval from MassDEP is required

when the restrictions and conditions identified in this policy are adhered to. However, sweepings shall not be used unless prior approval is obtained from the owner of the location where the sweepings are to be used.

4.1. Use at Landfills

Street sweepings may be used for daily cover at lined or unlined permitted solid waste landfills and need no prior MassDEP approval if the sweepings satisfy the requirements for daily cover material specified at 310 CMR 19.130(15).

4.2. Use as Fill in Public Ways

Street sweepings shall be used for fill in public ways without prior approval from MassDEP only when the following restrictions and conditions are observed:

- The sweepings have not been collected from Urban Center Roads (see definition);
- The sweepings are used under the road surface or as fill along the side of the road within the public way;
- The sweepings are not used in residential areas;
- The sweepings are kept above the level of the groundwater;
- The sweepings are not used in designated "No Salt Areas";
- The following definitions have been taken verbatim from the solid waste regulations and are repeated here for clarity in understanding this policy.
- The sweepings are not used within the 100 foot buffer zone of a wetland or within wetland resource areas including bordering vegetative wetlands and riverfront areas;
- The sweepings are not used within 500 feet of a ground or surface drinking water supply.

4.3. Use As an Additive to Restricted Use Compost

Street sweepings shall be used as an additive to compost without prior approval from MassDEP only when the following restrictions and conditions are observed:

- The sweepings have not been collected from Urban Center Roads (see definition);
- The compost is used only in public ways;
- The compost is not used in residential areas;
- The compost is kept above the level of the groundwater;
- The compost is not used in designated "No Salt Areas";
- The compost is not used within the 100 foot buffer zone of a wetland or within wetland resource areas including bordering vegetative wetlands and riverfront areas;
- The compost is not used within 500 feet of a ground or surface drinking water supply.

5. Other Uses

Any use not pre-approved in the preceding section requires prior MassDEP approval under the Beneficial Use provisions of the *Solid Waste Management Facility Regulations* at 310 CMR 19.060. A "Beneficial Use Determination" or BUD can be made only after the submission of an application characterizing the waste and describing the proposed beneficial use.

6. Disposal

While the beneficial use of street sweepings is strongly encouraged, MassDEP does not prohibit the disposal of street sweepings. Street sweepings may be disposed in either lined or unlined permitted solid waste landfills without prior approval from the Department.

7. Handling

7.1. Collection of Street Sweepings

Although MassDEP does not regulate the collection of street sweepings, collection practices should be compatible with intended uses. For example, sweepings from Urban Center Roads are not approved for the

uses allowed for sweepings from other areas. Keeping sweepings from Urban Center Roads separate from sweepings from other areas will make the full benefits of this policy available.

This policy does not cover sweepings known to be contaminated by spills, and such sweepings should be collected separately and kept segregated. Depending on the contamination and circumstances, the handling of contaminated sweepings may be governed by the Massachusetts Contingency Plan, [310 CMR 40](#), the Massachusetts Hazardous Waste Regulations, 310 CMR 30, the Massachusetts Site Assignment Regulations for Solid Waste Facilities, 310 CMR 16 or the Massachusetts Solid Waste Management Facility Regulations, 310 CMR 19.

7.2. Storage

Street sweepings shall be temporarily stored prior to use, only when the following conditions are satisfied:

- Storage must be at the site where the sweepings are generated (in the public way) or at a location, such as a DPW yard, that is under the control of the governmental entity which is doing the sweeping or has contracted for the sweeping;
- The sweepings shall be protected from wind and rain to the extent necessary to prevent dust, erosion and off-site migration;
- The sweepings shall not be stored within the 100 foot buffer zone of a wetland or within wetland resource areas including bordering vegetative wetlands and riverfront areas;
- The sweepings shall not be stored within 500 feet of a ground or surface drinking water supply;
- Storage shall incorporate good management practice and result in no public nuisance;
- Storage must be temporary. Street sweepings shall be used within one year of collection unless the MassDEP Regional Office in the region where the sweepings are stored grants a written extension. An extension may be granted when it is demonstrated that all storage conditions will continue to be satisfied and the stored sweepings will be put to a specific identified use prior to the expiration of the extension period.

7.3. Preparation Prior to Use

Solid waste, such as paper, auto parts and other trash, shall be removed from the sweepings prior to use. Leaves, twigs and other organic matter should also be removed when good engineering practice indicates this is necessary to produce a material that is suitable for the intended use.

8. Background

MassDEP has consistently classified street sweepings as solid waste subject to Massachusetts General Law Chapter 111, Section 150A and the Massachusetts Solid Waste Regulations (*Site Assignment Regulations for Solid Waste Facilities*, 310 CMR 16.00 and *Solid Waste Management Facility Regulations*, 310 CMR 19.000). There has been confusion among some in the regulated community about this classification.

Prior to the development of this policy, the options for handling street sweepings were limited to:

1. Disposal at a permitted solid waste landfill,
2. Use as cover at a permitted solid waste landfill or
3. Use in accordance with a Beneficial Use Determination (BUD). BUD decisions are made on a case-by-case basis and require the submittal of a formal application to MassDEP containing data showing the chemical composition of the street sweepings.

The simplest of these options was either to use the sweepings for landfill cover or to dispose of the sweepings at the local landfill. As many local landfills close, these options become less available to many communities. However, transporting sweepings to a distant landfill involves increased transportation costs and possibly payment of tipping fees.

To clarify the requirements and to provide simpler and less expensive alternatives for handling street

sweepings, the Department undertook the development of this policy. Because useful studies of the chemical composition of street sweepings could not be found in the literature, MassDEP solicited the help of municipalities and state agencies in conducting a study of the composition of street sweepings from various types of areas. The results showed that sweepings from all areas, except Urban Center Roads, were similar with the main constituents of concern being total petroleum hydrocarbons (TPH) and polynuclear aromatic hydrocarbons (PAHs). Very limited data from Urban Center Roads indicated that sweepings from these areas may be more contaminated than sweepings from other areas.

The test results indicate that sweepings may contain levels of contamination that are unsuitable for unrestricted use. However, except for sweepings from Urban Center Roads, the levels of contamination were consistent and low enough to allow the use of sweepings in restricted applications without requiring testing or pre-approval as long as certain conditions were met. Sweepings from urban areas were excluded from some pre-approved uses. This situation could change when more data are available from Urban Center Roads.

This policy makes it possible for municipalities, state agencies and other governmental entities to handle street sweepings in an environmentally sound manner with a minimum of paperwork and expense.

9. Additional Information

For additional copies of this policy, permit application forms or other MassDEP documents, call any MassDEP Regional Office and ask for the Service Center or visit <http://www.mass.gov/dep>. The permit application numbers for Beneficial Use Determinations are BWP SW 39, 40, 41 and 42.

Copies of all Massachusetts regulations, including the solid waste regulations, may be purchased from the State House Bookstore, 617-727-2834. The solid waste regulations are:

- 310 CMR 16.000, *Site Assignment Regulations for Solid Waste Facilities*
- 310 CMR 19.000, *Solid Waste Management Facility Regulations*

Questions about the Provisions of the Policy – If you have technical questions about the policy, please call any MassDEP office and ask to speak with a staff member about the provisions of the policy.

Attachment B
Illicit Discharge Compliance Statement
NOT APPLICABLE

SAMPLE – SIGNED STATEMENT TO FOLLOW PENDING SALE OF PROPERTY

Storm Water Discharges have been evaluated on behalf of the Applicant by Foresight Land Services to check for the presence of Non-Storm Water Sources. This evaluation was performed as visual field observations at the site-specific areas. At the time of the inspection on _____, there were not visible signs of non-storm water discharge.

No Non-Storm water discharges have been identified and none are proposed in the construction plans.

As Applicant, I hereby agree that, if any Non-Storm Water Discharges are identified during the normal course of construction or subsequent operations on the property, they shall be recorded, measures implemented to abate the illicit discharge, and the Conservation Commission shall be notified.

Evaluation Date by Foresight Land Services, Inc.: _____

Signed (print and sign)
Applicant: Fairview Hospital

Date

**Attachment C
NOT APPLICABLE**

Table LUHPPL: Best Management Practices for Land Uses with Higher Potential Pollutant Loads

- Discharges from certain land uses with higher potential pollutant loads may be subject to additional requirements, including the need to obtain an individual or general discharge permit pursuant to the MA Clean Waters Act or Federal Clean Water Act.
- All proponents must implement source control and pollution prevention.
- All BMPs shall be designed in accordance with specifications and procedures in the Massachusetts Stormwater Handbook Volumes 2 and 3.
- The required water quality volume equals 1 inch times the total impervious area of the post-development site.
- Many land uses have the potential to generate higher potential pollutant loads of oil and grease. These land uses include, without limitation, industrial machinery and equipment and railroad equipment maintenance, log storage and sorting yards, aircraft maintenance areas, railroad yards, fueling stations, vehicle maintenance and repair, construction businesses, paving, heavy equipment storage and/or maintenance, the storage of petroleum products, high-intensity-use parking lots, and fleet storage areas. To treat the runoff from such land uses, the following BMPs must be used to pretreat the runoff prior to discharge to an infiltration structure: an oil grit separator, a sand filter, organic filter, filtering bioretention area or equivalent.
- 44% TSS removal is required prior to discharge to an infiltration device.
- Until they complete the STEP or TARP verification process outlined in Volume 2, proprietary BMPs may not be used as a terminal treatment device for runoff from land uses with higher potential pollutant loads. For the purpose of this requirement, subsurface structures, even those that have a storage chamber that has been manufactured are not proprietary BMPs, since the pretreatment occurs in the soil below the structure, not in the structure itself.

Pretreatment

	Deep Sump Catch Basin
	Oil Grit Separator
	Proprietary Separators - See Volume 2
	Sediment Forebays
	Vegetated Filter Strip (<i>must be lined</i>)

Treatment

Sand Filters, Organic Filters, Proprietary Media Filters, Wet Basins, Filtering Bioretention Areas, and Extended Dry Detention Basins must be lined and sealed unless 44% of the TSS has been removed prior to discharge to the BMP.	Filtering Bioretention Areas including rain gardens
	Constructed Stormwater Wetlands
	Dry Water Quality Swales
	Extended Dry Detention Basins
	Gravel Wetlands
	Proprietary Media Filter. (Does not include catch basin inserts) (Proprietary Media Filters may be used for terminal treatment for runoff from land uses with higher potential pollutant loads, only if verified for such use by the TARP or STEP process. See Volume 2.)
	Sand /Organic Filters
	Wet Basins

Infiltration

	Exfiltrating Bioretention Areas including rain gardens
	Infiltration Basins
	Infiltration Trenches
	Leaching Catch Basins
	Subsurface Structures

Attachment D
Stormwater Management Fact Sheet – Employee Training

United States
Environmental Protection
Agency

Office of Water
Washington, D.C.

EPA 832-F-99-010
September 1999



Storm Water Management Fact Sheet Employee Training

DESCRIPTION

In-house employee training programs are established to teach employees about storm water management, potential sources of contaminants, and Best Management Practices (BMPs). Employee training programs should instill all personnel with a thorough understanding of their Storm Water Pollution Prevention Plan (SWPPP), including BMPs, processes and materials they are working with, safety hazards, practices for preventing discharges, and procedures for responding quickly and properly to toxic and hazardous material incidents.

APPLICABILITY

Typically, most industrial facilities have employee training programs. Usually these address such areas as health and safety training and fire protection. Training on storm water management and BMPs can be incorporated into these programs.

Employees can be taught through 1) posters, employee meetings, courses, and bulletin boards about storm water management, potential contaminant sources, and prevention of contamination in surface water runoff, and 2) field training programs that show areas of potential storm water contamination and associated pollutants, followed by a discussion of site-specific BMPs by trained personnel.

ADVANTAGES AND DISADVANTAGES

Advantages of an employee training program are that the program can be a low-cost and easily implementable storm water management BMP.

The program can be standardized and repeated as necessary, both to train new employees and to keep its objectives fresh in the minds of more senior employees. A training program is also flexible and can be adapted as a facility's storm water management needs change over time.

Obstacles to an employee training program include:

- Lack of commitment from senior management.
- Lack of employee motivation.
- Lack of incentive to become involved in BMP implementation.

KEY PROGRAM COMPONENTS

Specific design criteria for implementing an employee training program include:

- Ensuring strong commitment and periodic input from senior management.
- Communicating frequently to ensure adequate understanding of SWPPP goals and objectives.
- Utilizing experience from past spills to prevent future spills.
- Making employees aware of BMP monitoring and spill reporting procedures.
- Developing operating manuals and standard procedures.

- Implementing spill drills.

IMPLEMENTATION

An employee training program should be an on-going, yearly process. Meetings about SWPPPs should be held at least annually, possibly in conjunction with other training programs. Figure 1 illustrates a sample employee training worksheet. Worksheets such as these can be used to plan and track employee training programs. Program performance depends on employees' participation and on senior management's commitment to reducing point and nonpoint sources of pollution; therefore, performance will vary among facilities. To be effective these programs need senior management's support

COSTS

Costs for implementing an employee training program are highly variable. Most storm water training program costs will be directly related to labor and associated overhead costs. Trainers can reduce costs by using free educational materials available on the subject of storm water quality.

Figure 2 can be used to estimate the annual costs for an in-house training program. Table 1 provides an example of how this worksheet can be used to estimate annual costs.

REFERENCES

1. U.S. EPA, 1979. *NPDES BMP Guidance Document*.
2. U.S. EPA, Pre-print, 1992. *Stormwater Management for Industrial Activities: Developing Pollution Prevention Plans and Best Management Practices*. EPA 832-R-92-006.

ADDITIONAL INFORMATION

Center for Watershed Protection
Tom Schueler
8391 Main Street
Ellicott City, MD 21043

City of Coral Gables, Florida

Tim Clark
285 Aragon Avenue
Coral Gables, FL 33134

Hillsborough County, Florida
Jose Rodriguez
Hillsborough County Public Works
601 East Kennedy Boulevard
Tampa, FL 33601

King County, Washington
Dave Hancock
Department of Natural Resources, Water and Land
Resources Division, Drainage Services Section
700 5th Avenue, Suite 2200
Seattle, WA 98104

Mitchell Training, Inc.
Barbara Mitchell
5414 SW 177th Street
Archer, FL 32618

Southeastern Wisconsin Regional Planning
Commission
Bob Biebel
916 N. East Avenue, P.O. Box 1607
Waukesha, WI 53187

The mention of trade names or commercial products does not constitute endorsement or recommendation for the use by the U.S. Environmental Protection Agency.

For more information contact:

Municipal Technology Branch
U.S. EPA
Mail Code 4204
401 M St., S.W.
Washington, D.C., 20460



EMPLOYEE TRAINING		Worksheet Completed by: _____ Title: _____ Date: _____	
Instructions: Describe the employee training program for your facility below. The program should, at a minimum, address spill prevention and response, good housekeeping, and material management practices. Provide a schedule for the training program and list the employees who attend the training sessions.			
Training Topics	Brief Description of Training Program/Materials (e.g., film, newsletter, course)	Schedule for Training (list dates)	Participants
Spill Prevention and Response			
Good Housekeeping			
Material Management Practices			
Other Topics			

Source: U. S. EPA, 1992.

FIGURE 1 SAMPLE WORKSHEET FOR TRACKING EMPLOYEE TRAINING

Title	Number	Average Hourly Rate (\$)	Overhead* Multiplier	Estimated Yearly Hours on SW Training	Estimated Annual Cost (\$)
Stormwater Engineer	1	x 15	x 2.0	x 20	= 600
Plant Management	5	x 20	x 2.0	x 10	= 2,000
Plant Employees	100	x 10	x 2.0	x 5	= <u>10,000</u>
Total Estimated Annual Cost					\$12,600

*Note: Defined as a multiplier (typically ranging between 1 and 3) that takes into account those costs associated with costs other than salary of employing a person, expenses, etc

TABLE 1 EXAMPLE OF ANNUAL EMPLOYEE TRAINING COSTS

Title	Number	Average Hourly Rate (\$)	Overhead Multiplier	Estimated Yearly Hours on SW Training	Estimated Annual Cost (\$)
_____	_____	x _____	x _____	x _____	= _____ (A)
_____	_____	x _____	x _____	x _____	= _____ (B)
_____	_____	x _____	x _____	x _____	= _____ (C)
_____	_____	x _____	x _____	x _____	= _____ (D)
Total Estimated Annual Cost					_____
(Sum of A+B+C+D)					

Source: U.S. EPA, 1992.

FIGURE 2 SAMPLE ANNUAL TRAINING COST WORKSHEET

Attachment F
Visual Inspection Worksheet

Outfall(Point) # _____ Photograph # _____ Date: _____

Location: _____

Weather: air temp: _____°F rain: Y N sunny cloudy

Outfall flow rate estimate: _____gal/min

Known industrial or commercial uses in drainage area? Y N

Describe: _____

PHYSICAL OBSERVATIONS

Odor: none sewage sulfide oil gas rancid-sour other: _____

Color: none yellow brown green gray other: _____

Turbidity: none cloudy opaque

Floatables: none petroleum sheen sewage other: _____ (collect sample)

Deposits/stains: none sediment oily describe: _____ (collect sample)

Vegetation conditions: normal excessive growth inhibited growth

extent: _____

Damage to outfall structures:

identify structure: _____

damage: none / concrete cracking / concrete spalling / peeling paint / corrosion

other damage: _____

extent: _____

(USEPA)

INSTRUCTIONS:

1. In BMP Column, click on Blue Cell to Activate Drop Down Menu
2. Select BMP from Drop Down Menu
3. After BMP is selected, TSS Removal and other Columns are automatically completed.

Version 1, Automated: Mar. 4, 2008

Location:

	B	C	D	E	F
	BMP ¹	TSS Removal Rate ¹	Starting TSS Load*	Amount Removed (C*D)	Remaining Load (D-E)
TSS Removal Calculation Worksheet	Grass Channel	0.50	1.00	0.50	0.50
	Water Quality Swale - Dry	0.70	0.50	0.35	0.15
		0.00	0.15	0.00	0.15
		0.00	0.15	0.00	0.15
		0.00	0.15	0.00	0.15

Total TSS Removal =

Separate Form Needs to be Completed for Each Outlet or BMP Train

Project:
 Prepared By:
 Date:

*Equals remaining load from previous BMP (E) which enters the BMP

INSTRUCTIONS:

1. In BMP Column, click on Blue Cell to Activate Drop Down Menu
2. Select BMP from Drop Down Menu
3. After BMP is selected, TSS Removal and other Columns are automatically completed.

Version 1, Automated: Mar. 4, 2008

Location:

	B	C	D	E	F
	BMP ¹	TSS Removal Rate ¹	Starting TSS Load*	Amount Removed (C*D)	Remaining Load (D-E)
TSS Removal Calculation Worksheet	Deep Sump and Hooded Catch Basin	0.25	1.00	0.25	0.75
	Subsurface Infiltration Structure	0.80	0.75	0.60	0.15
	Sediment Forebay	0.25	0.15	0.04	0.11
		0.00	0.11	0.00	0.11
		0.00	0.11	0.00	0.11

Total TSS Removal =

Separate Form Needs to be Completed for Each Outlet or BMP Train

Project:
 Prepared By:
 Date:

*Equals remaining load from previous BMP (E) which enters the BMP

INSTRUCTIONS:

1. In BMP Column, click on Blue Cell to Activate Drop Down Menu
2. Select BMP from Drop Down Menu
3. After BMP is selected, TSS Removal and other Columns are automatically completed.

Version 1, Automated: Mar. 4, 2008

Location:

	B	C	D	E	F
	BMP ¹	TSS Removal Rate ¹	Starting TSS Load*	Amount Removed (C*D)	Remaining Load (D-E)
TSS Removal Calculation Worksheet	Deep Sump and Hooded Catch Basin	0.25	1.00	0.25	0.75
	Subsurface Infiltration Structure	0.80	0.75	0.60	0.15
	Sediment Forebay	0.25	0.15	0.04	0.11
		0.00	0.11	0.00	0.11
		0.00	0.11	0.00	0.11

Total TSS Removal =

Separate Form Needs to be Completed for Each Outlet or BMP Train

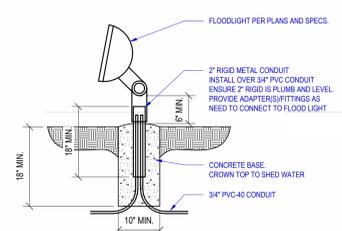
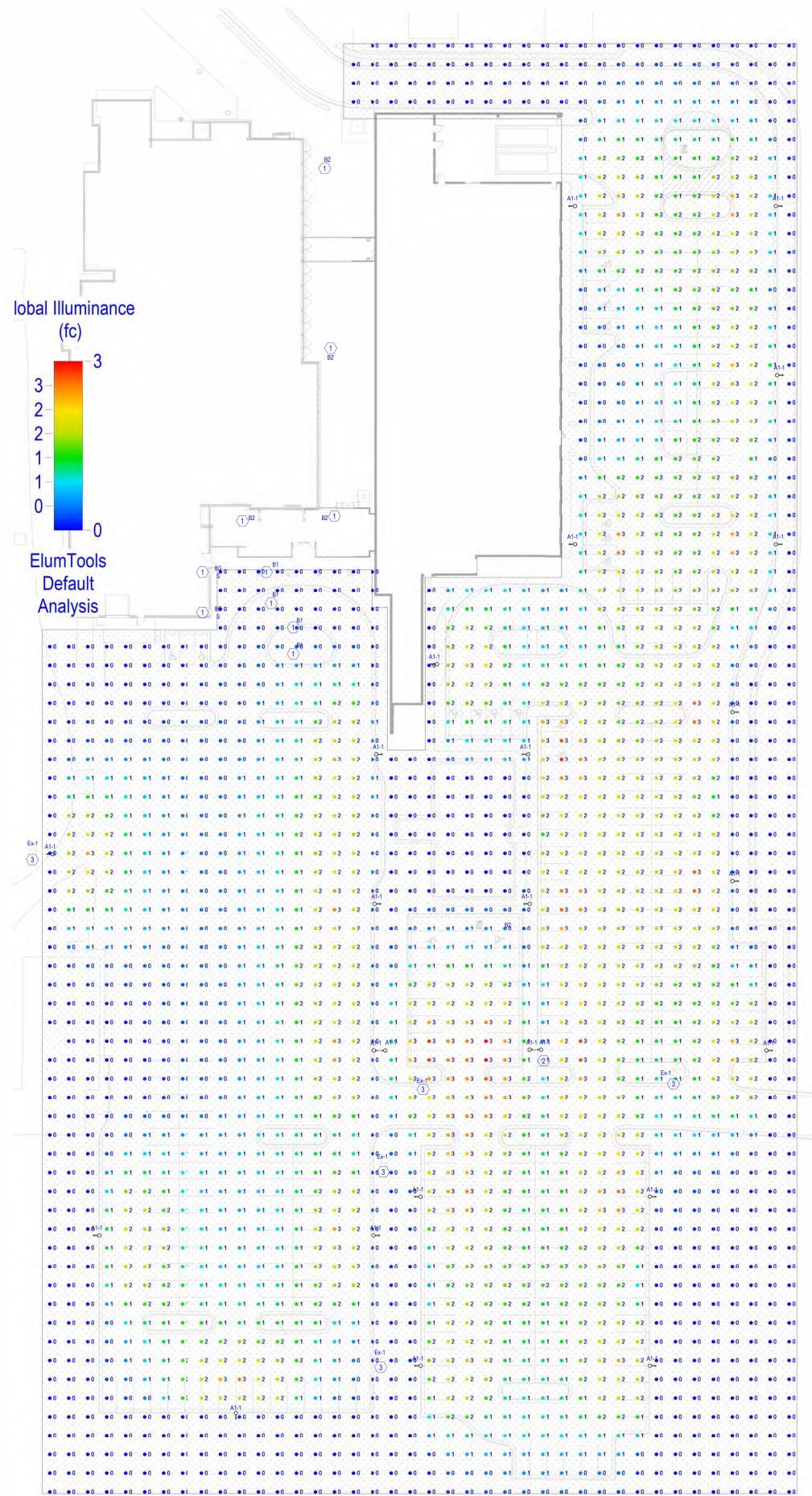
Project:
 Prepared By:
 Date:

*Equals remaining load from previous BMP (E) which enters the BMP

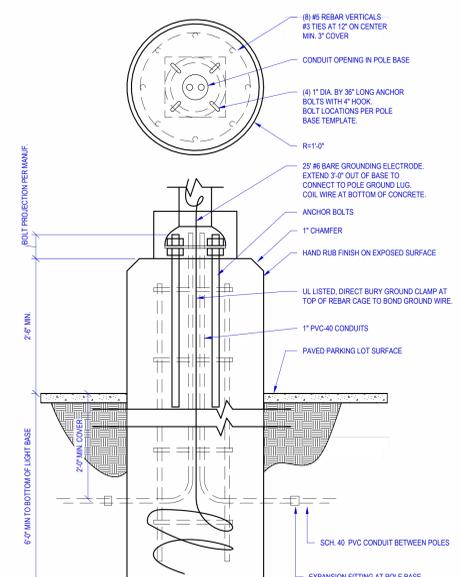
E - LIGHT FIXTURE SCHEDULE - SITE											
TYPE	DESCRIPTION	BASIS OF DESIGN MANUFACTURER	BASIS OF DESIGN FIXTURE SERIES	VOLTAGE	LIGHT SOURCE	MINIMUM DELIVERED LUMEN OUTPUT	MINIMUM COLOR RENDERING INDEX (CRI)	COLOR TEMPERATURE	MOUNTING	MAXIMUM INPUT WATTS	REMARKS
A1-1	PARKING LOT LIGHT HEAD	LITHONIA	DSX1 LED P1 40K 80CRI BLC1	480V	LED	9000 lm	80	4000 K	POLE	110 W	20" ROUND STEEL POLE ON CONCRETE BASE, INTEGRAL MOTION AND LIGHT LEVEL SENSOR

KEYED NOTES	
NUMBER	DESCRIPTION
1	DEMO EXISTING LIGHT FIXTURE, REMOVE WIRES BACK TO SOURCE, AND CAPSEAL JUNCTION BOXES WHERE REQUIRED.
2	LIGHT POLE INSTALLED IN SIDEWALK TO BE TREATED AS A PAVED AREA INSTALLATION WITH REGARD TO BASE HEIGHT ABOVE GRADE. KEEP POLE BASE TIGHT TO EAST SIDE OF SIDEWALK, ENSURE MINIMUM OF 3'-0" WIDE CLEAR SIDEWALK TO WEST OF POLE BASE.
3	DEMO EXISTING LIGHT FIXTURE, REMOVE WIRES BACK TO SOURCE, UTILITY POLE TO REMAIN.

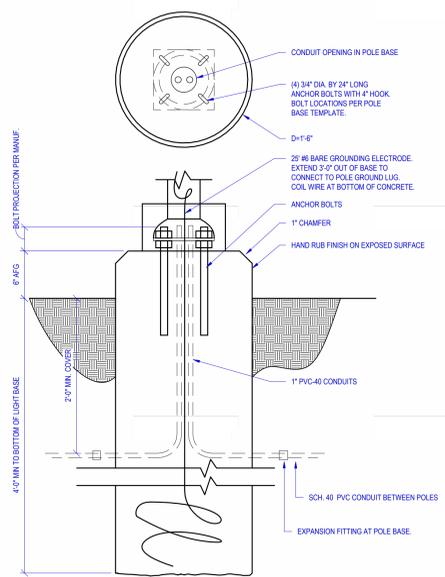
ERDMAN
 Phone: (608) 416-4000
BERKSHIRE HEALTH SYSTEM - FAIRVIEW HOSPITAL EXPANSION
 GREAT BARRINGTON, MA
 Architectural Services Provided By: **ERDMAN COMPANY**
 Engineering Services Provided By: **ERDMAN COMPANY**
 Consultant Services Provided By:



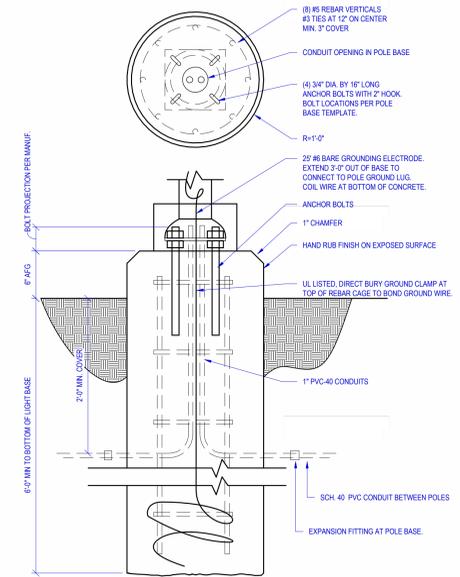
5 FLOODLIGHT MOUNTING
 SCALE: NONE
 02840.315



3 LIGHT POLE BASE (30' PAVED AREAS)
 SCALE: NONE
 02840.315



4 DRIVEWAY LIGHT POLE BASE (12' UNPAVED AREAS)
 SCALE: NONE
 02840.310



2 LIGHT POLE BASE (20' UNPAVED AREAS)
 SCALE: NONE
 02840.310

1 ELECTRICAL SITE LIGHTING PLAN
 SCALE: 1" = 30'-0"

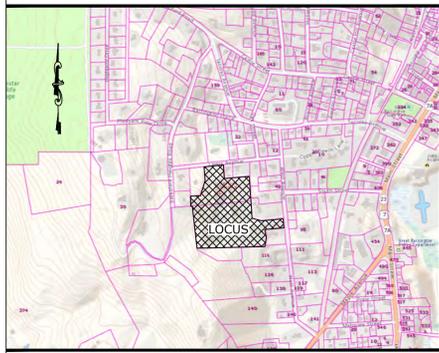
No.	Description	Date
1	ISSUE FOR DD	09-30-2025

Document Release
 INTERIM REVIEW
 THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW. IT IS NOT TO BE USED FOR REGULATORY APPROVAL, BIDDING, PERMIT OR CONSTRUCTION PURPOSES.

Sheet Name
SITE ELECTRICAL PLAN
 Dwn:RWILDE Chk:IWALSH
 Sheet Number
E100
 JOB #240255

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VICINITY MAP APPROXIMATE SCALE: 1" = 1000'

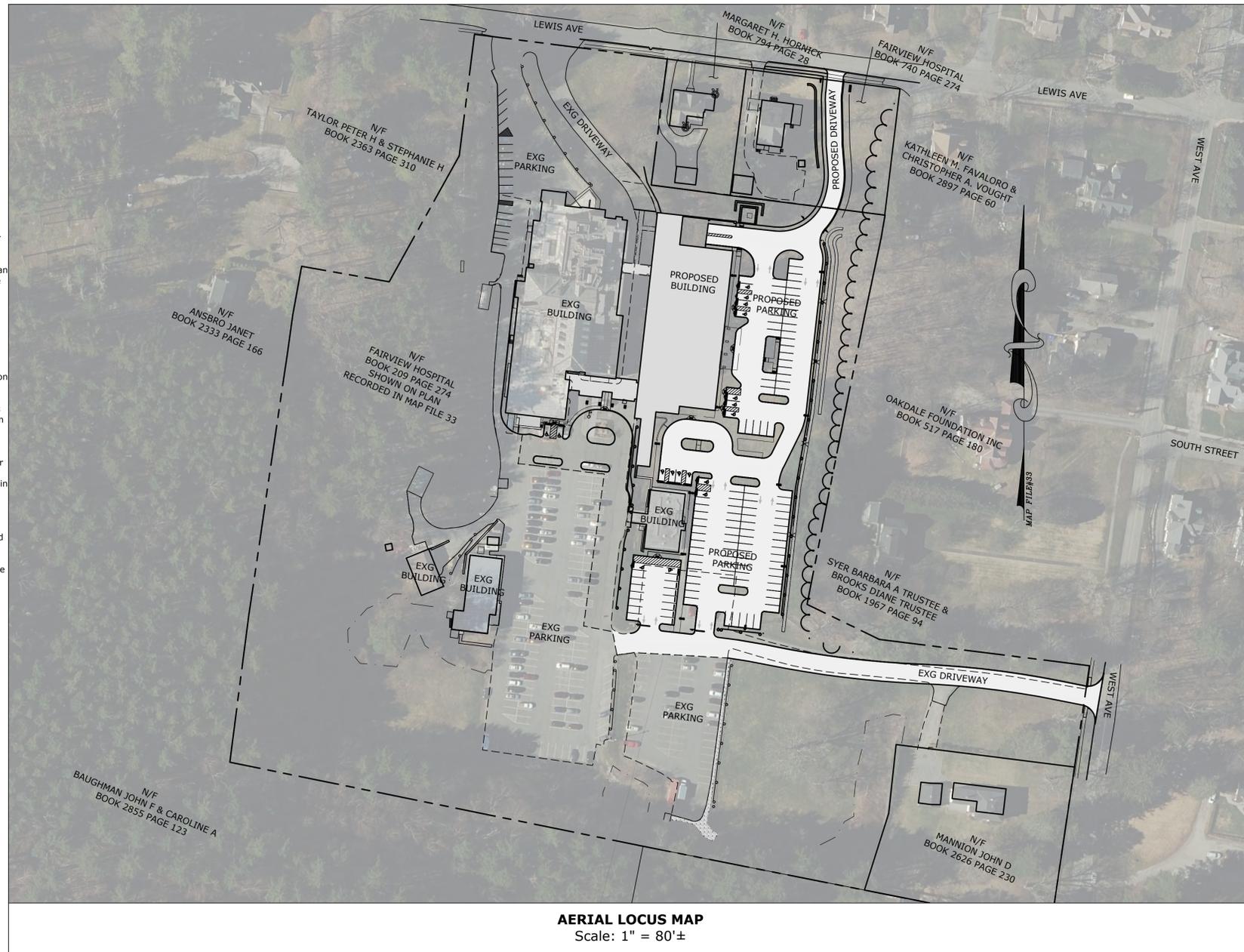


RECORD OWNER
 FAIRVIEW HOSPITAL
 BOOK 209 PAGE 331
 PARCEL ID: 113/021.0-0000-0003.0
 113/018.0-0000-0111.0

Fairview Hospital

29 Lewis Avenue

Great Barrington, Massachusetts



AERIAL LOCUS MAP
 Scale: 1" = 80'±

LEGEND	
ADA = AMERICANS WITH DISABILITIES ACT	GENERATOR AC
APPROX = APPROXIMATE	IRON PIPE FOUND
DS = DOOR SILL	FENCE POST
PVC = POLYVINYL CHLORIDE	LIGHT POLE
C.I.P. = CAST IRON PIPE	LIQUID PROPANE
C.M.P. = CORRUGATED METAL PIPE	LATH FOUND
ELEV = ELEVATION	MANHOLE
INV = INVERT	HYDRANT
LP = LIGHT POLE	SEWER MANHOLE
	E-O SEWER PUMP
	SIGN
	TELEPHONE PEDESTAL
	TRANSFORMER
	PILLAR
	WATER SPIGOT
	WATER SHUT OFF VALVE
	WETLAND FLAG
	CONIFEROUS TREE
	DECIDUOUS TREE
	FENCE
	HEDGE ROW
	RETAINING WALL
	SWALE
	WETLAND BUFFER ZONE
	FLAGGED WETLAND BOUNDARY
	DRAINAGE LINE
	EDGE OF WATER
	APPROX. WATER SUPPLY
	APPROX. GAS SUPPLY
	APPROX. TELEPHONE
	APPROX. TV/CABLE
	APPROX. SEWER
	APPROX. ELECTRIC
	200' RESORT BUFFER ZONE
	EXISTING BUILDING
	RIPRAP
	LEDGE
	1' EXISTING CONTOUR LINE
	5' EXISTING CONTOUR LINE
	APPROXIMATE PROPERTY LINE
	BUILDING OVERHANG
	EDGE OF WOODS
	EDGE OF ASPHALT
	EDGE OF GRAVEL
	EDGE PLANTING AREA
	EDGE OF CONCRETE
	EDGE OF STONE
	EDGE OF BRICK
	EDGE OF WOODS ROAD
	EDGE OF LAWN
	FENCE

CONSTRUCTION-PHASE MEASURES FOR CONTROL OF SEDIMENT AND EROSION AND PROTECTION OF WETLANDS

- Do not disturb existing vegetated areas far in advance of construction. Limit disturbance only to the extent and duration required for imminent construction activities. Retain and protect natural vegetation and vegetative filter strips wherever possible.
- Temporary vegetation or a heavy mat of wood chips shall be established on all earth stockpiles or stripped areas which will be bare for more than two months and less than 12 months. Such vegetation shall consist of a commercial conservation seed mixture with a high percentage of annual ryegrass. Permanent herbaceous cover shall be established on areas which would be bare more than 12 months.
- A heavy mat of straw mulch, wood chips, erosion control netting, mesh or blanket matting shall be used on disturbed areas if vegetation cannot be established due to season or on-going construction process, or if otherwise required.
- Silt fence or carefully positioned staked straw bales shall be installed along the downhill edge of disturbed earthwork areas where required to control erosion and sedimentation.
- Water courses, including intermittent drainage swales, shall be protected from siltation by silt fence barriers or carefully positioned staked straw bale check dams.
- Sediment traps shall be constructed downhill of disturbed areas and upstream of watercourses and/or wetlands. Trapped sediments shall be removed from the basins during the construction period before they become 50% full to prevent sediment from being transported downhill. Dispose of sediments in on-site upland disposal areas, properly graded, seeded and mulched.
- Permanent drainage control structures shall be installed as early as possible in the construction process. Drains shall be provided with drain inlet sediment filters and/or traps.
- Do not fuel construction equipment or store fuel or other potential contaminants within 100 feet of water courses or wetlands.
- Precast concrete shall be washed down at the manufacturer's plant. Cast-in-place concrete within 100 feet of watercourses/wetlands shall be placed so as to minimize runoff of stormwater from fresh concrete, through use of sumps, diversions, etc. Concrete trucks and equipment contaminated with fresh concrete shall not be washed down within 100 feet of wetlands.
- Strictly adhere to all general and special conditions of any Wetlands Protection Act Permits, including plans, details, construction sequencing outline, and other applicable requirements.

SITE DATA

Data provided by Town of Great Barrington Zoning Bylaw
 Dated: May 6, 2024
 Zoned: R2 (Residence)

Dimensional Requirements:	Required:	Existing:	Proposed:
Min. Lot Dimensions			
Area (Sq Ft)	= 43,560	= 629,378±	= 629,378±
Lot Width (Ft)	= 150	= 696.8±	= 696.8±
Min. Yard Setback			
Front (Ft)	= 50	= 181.1±	= 31.3±
East Side (Ft)	= 20	= 6.2±	= 6.2±
West Side (Ft)	= 20	= 112.1±	= 112.1±
Rear (Ft)	= 30	= 217±	= 217±
Max Lot Coverage (%)	= 20	= 6.1±	= 9.8±
Max Height (Ft)	= 35	= <35	= <35

Data provided by Town of Great Barrington Zoning Bylaw
 Dated: May 6, 2024
 Zoned: R-1-A (Residence)

Dimensional Requirements:	Required:	Existing:	Proposed:
Min. Lot Dimensions			
Area (Sq Ft)	= 10,000	= 47,700±	= 47,700±
Lot Width (Ft)	= 100	= 328.2±	= 328.2±
Min. Yard Setback			
Front (Ft)	= 25	= 79.6±	= 79.6±
North Side (Ft)	= 20	= 164.9±	= 164.9±
South Side (Ft)	= 20	= 125.6±	= 125.6±
Rear (Ft)	= 30	= 35.5±	= 35.5±
Max Lot Coverage (%)	= 20	= 4.4±	= 4.4±
Max Height (Ft)	= 35	= <35	= <35

TOTAL AREA = 15.54± ACRES

EARTHWORK, GRADING AND ACCESSIBILITY NOTES:

GENERAL

- IT IS THE CONTRACTOR'S RESPONSIBILITY TO ASSURE THAT ALL EXCAVATIONS AND OTHER SITWORK COMPLY WITH CURRENT OSHA STANDARDS AND TRENCH SAFETY REGULATIONS.
- AREAS BEYOND THE LIMITS OF PROPOSED WORK THAT ARE DISTURBED BY CONTRACTOR'S WORK SHALL BE RESTORED TO THEIR ORIGINAL CONDITION BY THE CONTRACTOR AT NO ADDITIONAL COST TO OWNER.
- ACCESS TO THE SITE FOR EMERGENCY VEHICLES MUST BE PRESERVED AT ALL TIMES.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DEWATERING OF TRENCHES AND EXCAVATIONS DURING CONSTRUCTION.
- ALL DEMOLISHED MATERIALS, DEBRIS, PAVEMENT, CURBING, TREES AND STUMPS DESIGNATED FOR REMOVAL, SURPLUS MATERIALS, ETC. SHALL BE HANDLED AND DISPOSED OF OFF-SITE BY THE CONTRACTOR AT HIS EXPENSE, AT IN ACCORDANCE WITH ALL APPLICABLE MUNICIPAL, STATE AND FEDERAL REGULATIONS.
- ALL WORK WITHIN ANY PUBLIC RIGHT OF WAY (I.E. MUNICIPAL, STATE, ETC) SHALL BE PERFORMED IN ACCORDANCE WITH THE APPLICABLE STANDARDS AND SPECIFICATIONS OF THE AGENCY HAVING JURISDICTION.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL REQUIRED WORK PERMITS FOR WORK WITHIN A PUBLIC WAY.
- ALL WORK INCLUDED IN THE CONDITIONS OF APPROVAL FOR LOCAL, STATE AND/OR FEDERAL PERMITS SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND SHALL BE CONFORMED TO THROUGHOUT CONSTRUCTION.
- UNLESS OTHERWISE NOTED, ALL MATERIALS AND WORK METHODS SHALL COMPLY WITH THE MASS. DOT STANDARD SPECIFICATIONS.

GRADING:

- CONTRACTOR SHALL ASSURE THAT THERE IS POSITIVE SURFACE DRAINAGE AWAY FROM BUILDINGS IN ALL AREAS.
- REFER TO AND COORDINATE THE SITWORK WITH THE ARCHITECTURAL PLANS FOR GRADING AROUND BUILDINGS, RAMPS, STEPS, DOORWAYS, FOUNDATIONS, AND RELATED CONSTRUCTION.

ACCESSIBILITY:

- CONTRACTOR SHALL PERFORM THE SITWORK SO AS TO COMPLY WITH THE APPLICABLE REQUIREMENTS OF MASS. ARCHITECTURAL ACCESS BOARD, 521 CMR.
- EXCEPT WHERE NOTED, IT IS THE DESIGN INTENTION THAT EXTERIOR DOORWAYS SHALL BE ACCESSIBLE AND THAT WALKWAYS APPROACHING BUILDINGS SHALL BE ACCESSIBLE.
- UNLESS OTHERWISE NOTED OR PERMITTED, ACCESSIBLE WALKWAYS SHALL BE CONSTRUCTED WITH A MAXIMUM RUNNING SLOPE OF 5.0% (LAYOUT TO SLOPE OF 4.5% TO ACCOUNT FOR CONSTRUCTION TOLERANCES), AND A MAXIMUM CROSS PITCH OF 2.0% (LAYOUT TO 1.5% FOR CONSTRUCTION TOLERANCES). PER 521 CMR 22.3.1 (EXCEPTION), FOR STREETS AND WAYS WHICH HAVE NATURAL TOPOGRAPHY IN EXCESS OF 5%, SIDEWALKS MAY BE PERMITTED TO HAVE RUNNING SLOPES IN EXCESS OF 5% WITHOUT REQUIRING A RAMP.
- CURB RAMPS SHALL COMPLY WITH THE APPLICABLE MASS. AAB (521 CMR 21 ET SEQ) REGULATIONS. WHERE APPLICABLE, CURB RAMPS SHALL ALSO CONFORM TO MASS. DOT STANDARDS.
- UNLESS OTHERWISE NOTED, HANDICAP PARKING SPACES AND ACCESS AISLES SHALL BE CONSTRUCTED WITH A MAXIMUM SLOPE IN ANY DIRECTION OF 2.0% (521 CMR 23.4). LAYOUT SHOULD BE TO SLOPE OF 1.5% TO ALLOW FOR CONSTRUCTION TOLERANCES.
- HANDICAP RAMPS SHALL BE CONSTRUCTED TO COMPLY WITH 521 CMR 24. THE MAXIMUM SLOPE SHALL BE 1:12 (8.33%) WITHOUT ANY ALLOWANCE FOR EXCEEDANCE.) THE MAXIMUM RISE OF ANY RUN SHALL NOT EXCEED 30" AND THE MAXIMUM LENGTH OF ANY RUN BETWEEN LANDINGS SHALL NOT EXCEED 30'.
- THE SPOT GRADES SHOWN ON THE PLANS ARE PROVIDED TO GIVE GUIDANCE TO THE CONTRACTOR ABOUT THE DESIGN INTENT FOR ACCESSIBILITY. CONTRACTOR SHALL LAID OUT AND CONSTRUCT THE WORK TO COMPLY WITH THE MASS AAB REQUIREMENTS. ANY DEVIATIONS NOTED IN THE LAYOUT THAT WOULD AFFECT ACCESSIBILITY SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT AND CIVIL ENGINEER.
- ANY PORTION OF THE CONSTRUCTED WORK WHICH EXCEEDS THE MAXIMUM SLOPES SPECIFIED IN 521 CMR WILL BE CONSIDERED NON-COMPLIANT; THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR REMEDIATING THE NON-COMPLIANT WORK TO BRING IT WITHIN THE MASS. AAB REQUIREMENTS.

GENERAL NOTES REGARDING SITE UTILITIES:

- PRIOR TO CONSTRUCTION, SITWORK CONTRACTOR SHALL NOTIFY THE DIG SAFE CENTER, PLUS THE MUNICIPAL AND/OR STATE PUBLIC WORKS DEPARTMENT AND PRIVATE UTILITIES TO ALLOW FOR THEM TO FIELD LOCATE THE FACILITIES IN THE VICINITY OF THE WORK. UPDATE THE NOTIFICATIONS TO DIG SAFE, ETC AS REQUIRED DURING CONSTRUCTION.
- LOCATE AND PROTECT ALL UTILITIES AND STRUCTURES TO REMAIN. LOCATE AND PROPERLY DECOMMISSION EXISTING UTILITIES TO BE DISCONTINUED. ANY UNREPORTED UNDERGROUND UTILITIES ENCOUNTERED DURING CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER FOR A DETERMINATION ABOUT WHETHER OR NOT THEY SHOULD BE REPAIRED OR MAY BE DECOMMISSIONED.
- COORDINATE SITWORK WITH OTHER TRADES.
- COORDINATE EXACT LOCATION, ELEVATION & SIZE OF ALL FOUNDATION PENETRATIONS FOR ALL UTILITIES WITH CONTRACTORS: M/E/P/FP/T
- REFER TO PLANS AND SPECIFICATIONS FOR REQUIREMENTS FOR EXPLORATORY TEST PITS AND OTHER PRE-CONSTRUCTION EXPLORATIONS.
- PIPING SUBJECT TO PLUMBING CODE: SITWORK CONTRACTOR SHALL INSTALL SEWER, WATER AND BUILDING DRAINAGE SERVICE LINES SUBJECT TO THE MASS. STATE PLUMBING CODE TO WITHIN TEN FEET (10') FROM THE BUILDING FOUNDATION. PLUMBING CONTRACTOR SHALL MAKE THE FINAL INSTALLATION AND CONNECTION OF THE SEWER, WATER AND BUILDING DRAINAGE SERVICE LINES WITHIN THE FINAL TEN FEET TO THE BUILDING FOUNDATION. SITWORK CONTRACTOR SHALL EXCAVATE, BED AND BACKFILL THE TRENCHES TO THE BUILDING FOUNDATION FOR THIS PIPING. (NOTE: BUILDING DRAINAGE LINES INCLUDES STORM DRAIN LINES SUCH AS ROOF LEADERS THAT ORIGINATE INSIDE THE BUILDING; IT DOES NOT INCLUDE FOUNDATION DRAINS, ROOF LEADERS FROM DOWNSPOUTS THAT ORIGINATE OUTSIDE THE BUILDING, OR SURFACE DRAINS OUTSIDE THE BUILDING, WHICH ARE SITWORK COMPONENTS TO BE INSTALLED BY THE SITWORK CONTRACTOR.)
- FIRE PROTECTION PIPING SUBJECT TO FIRE CODE: SITWORK AND FIRE PROTECTION CONTRACTOR SHALL COORDINATE THE INSTALLATION AND TESTING UNDER NFPA STDS (NFPA24, ETC) OF THE FIRE LINES AND APPURTENANCES FROM THE WATER MAIN TO THE BUILDING. SITWORK CONTRACTOR SHALL EXCAVATE, BED AND BACKFILL THE TRENCHES AND FURNISH THE PIPING TO THE BUILDING FOUNDATION FOR THIS PIPING.
- ANY FIRE SERVICE MAIN INSTALLATION AND TESTING WORK SUBJECT TO NFPA-24 SHALL BE WITNESSED BY THE LICENSED FIRE PROTECTION CONTRACTOR. UPON COMPLETION OF THE WORK INCLUDING FLOW AND PRESSURE TESTS, SITWORK CONTRACTOR SHALL SUBMIT THE COMPLETED "CONTRACTOR'S MATERIAL AND TEST CERTIFICATE FOR UNDERGROUND PIPING."
- COORDINATE SITWORK WITH UTILITY COMPANIES: ELECTRIC, COMMUNICATIONS, WIFI, TV, GAS, ETC.
- COORDINATE WITH ELECTRICAL CONTRACTOR (EC) FOR SITE LIGHTING: EXCAVATE, BED AND BACKFILL FOR CONDUITS, HANDHOLES, VAULTS, AND APPURTENANCES (FURNISHED AND INSTALLED BY EC); FURNISH AND INSTALL PRECAST CONC. POLE BASES WITH EMBEDDED ANCHOR BOLTS AND SWEEPS PROVIDED BY EC, ETC.
- COORDINATE WITH MEP CONTRACTOR (MC) FOR CAST-IN-PLACE CONC PADS FOR TRANSFORMER, GENERATOR, CONDENSERS, AIR HANDLERS, ETC; MC TO SUPPLY ANY EMBEDDED ITEMS TO SITWORK CONTRACTOR FOR INSTALLATION.
- STORM DRAINAGE, EROSION AND SEDIMENTATION CONTROL, AND WETLANDS PROTECTION: REFER TO EROSION AND SEDIMENTATION CONTROL PLANS AND SPECIFICATIONS. PERFORM ALL SITWORK AS REQUIRED TO REMAIN IN COMPLIANCE THROUGHOUT CONSTRUCTION AND IN ACCORDANCE WITH APPLICABLE PERMITS, INCLUDING BUT NOT LIMITED TO WETLANDS PROTECTION ACT, AND CONSTRUCTION GENERAL PERMIT UNDER THE NATIONAL POLLUTION DISCHARGE ELIMINATION SYSTEM (NPDES) ISSUED BY EPA.
- WATER AND SEWER LINES SHALL BE SEPARATED A MINIMUM OF 10' HORIZONTALLY AND A MINIMUM OF 18" VERTICALLY AT CROSSINGS. SEE DETAIL.

SHEET INDEX	
C-0	COVER SHEET & SHEET INDEX
C-1	EXISTING CONDITIONS PLAN
C-2	PROPOSED DEMOLITION PLAN
C-3.0-C-3.1	PROPOSED OVERALL SITE PLAN
C-4.0-C-4.1	PROPOSED SITE UTILITY PLAN
C-5.0-C-5.1	PROPOSED GRADING, DRAINAGE & EROSION CONTROL PLAN
C-5.2-C-5.4	PROPOSED PROFILES
C-6.0-C-6.3	DETAILS
C-6.4	STORM TANK DETAILS

PRELIMINARY

NO.	DATE	ISSUE FOR SPECIAL PERMIT ONLY	BMR
1	01/02/26	REVISION/ISSUE	BY

COVER SHEET & SHEET INDEX

FAIRVIEW HOSPITAL
 Lewis Avenue
 Great Barrington, MA.

FORESIGHT LAND SERVICES

ENGINEERING SURVEYING PLANNING

FORESIGHT LAND SERVICES, INC.

PROJECT NO. **E2814**

SCALE: **AS NOTED**

DATE: **9/1/25**

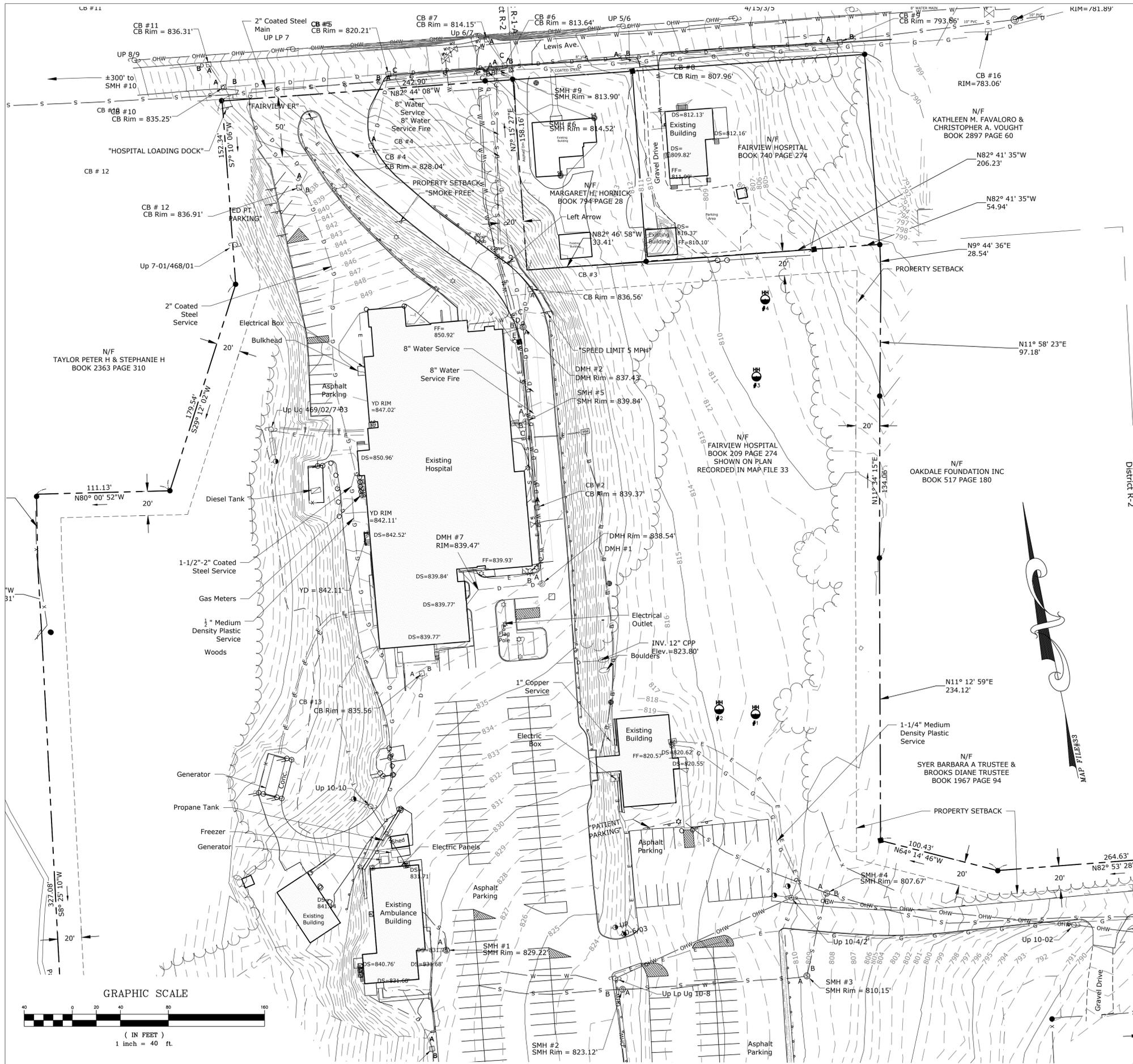
DESIGNED BY: **SAM**

DRAWN BY: **SCT**

CHECKED BY:

SHEET NO. **C-0**

OF SHEETS **2814D12**



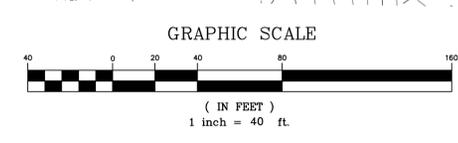
- GENERAL NOTES**
- Topographic Survey was performed by Foresight Land Services in July and August, 2021 using Electronic Total Station with Data Collector. Additional Topographic Survey was performed by Foresight Land Services in June and August, 2025 using Electronic Total Station with Data Collector.
 - Plan was compiled on a PC-based computer using AutoCAD Civil 3D 2018.
 - Contours are computer-generated interpolations, edited to generally conform to field observations. Contour interval = 1 (one) foot. Contractor shall verify critical elevations and grades in the field prior to construction.
 - Horizontal Datum is based on Magnetic North.
 - Vertical Datum is based upon North American Vertical Datum (NAVD88). Temporary benchmarks were established on site, TBM#1, Spike in utility pole, Elev. = 793.87', TBM #2 Spike in utility pole, Elev. = 821.46', TBM #3 Filed X on hydrant, Elev. = 841.48', TBM #4 nail in root 50" Maple, Elev. = 809.58', TBM #5 Filed X on hydrant, Elev. = 829.15'.
 - The locations and information about underground pipes, utilities or other structures are compiled from available record data and visible field evidence and are not represented as being exact or complete. Prior to beginning excavation, the excavator shall give adequate advance notice to the Dig Safe Center, the municipal and/or state Public Works Department, and private utility companies, to allow for field location of facilities in the vicinity.
 - If Contractor observes any field conditions which vary significantly from what is shown on these plans, the contractor shall immediately notify the Owner and Engineer for resolution of the conflicting information.
 - The Contractor shall record tie measurements, depths, dimensions and other pertinent data about all underground pipes, utilities and structures encountered during the work, both existing and constructed. Contractor shall submit Record drawings with this information to the Owner and Engineer prior to completion of the work.
 - Contractor shall immediately report any damage to existing pipes, utilities, or structures to the Owner and Engineer, and obtain directions as to repair, replacement or abandonment.

UTILITY INFORMATION

SMH #1 EL.= 829.22' A) STORAGE TANK, 4" IRON, EL.=825.65'	CB #1 EL.=827.94' A) 12" PVP, EL.=824.93' B) 18" CPP, EL.=823.49'
SMH #2 EL.=823.12' A) 4" PVC, EL.=818.08' B) 4" PVC, EL.=818.22'	CB #2 EL.=839.37' A) LID COVERED B) 8" PVC, EL.=833.92'
SMH #3 EL.=810.15' A) 4" PVC, EL.=806.32' B) 4" PVC, EL.=806.23'	CB #3 EL.=836.56' A) RIM LOCKED, TO SILT, EL.=832.16' CB #4 EL.=828.04' A) 6" CAST IRON, EL.=823.82'
SMH #4 EL.=807.67' A) 6" PVC, EL.=803.09' B) 4" PVC, EL.=803.34' C) 4" PVC, EL.=803.31'	CB #5 EL.=820.21' A) 6" PVC, EL.=816.66' B) 15" CPP, EL.=816.48' C) 15" CPP, EL.=816.26'
SMH #5 EL.=839.84' A) 8" VCP, EL.=830.81' B) 8" VCP, EL.=831.20' C) 8" VCP, EL.=831.36'	CB #6 EL.=813.64' A) 15" CPP, EL.=810.04' B) 15" CPP, EL.=810.04' C) 15" CPP, EL.=810.59'
SMH #6 EL.=813.90' A) SEALED, 10" VCP, EL.=809.81' B) 8" CLAY, EL.=807.82' C) 8" CAST IRON, EL.=808.14' D) 10" CLAY, EL.=807.66' E) 10" CLAY, EL.=809.67'	CB #7 EL.=814.15' A) 12" CCP, EL.=810.90' CB #8 EL.=807.96' A) 15" CPP, EL.=804.71' B) 15" CPP, EL.=804.76'
SMH #7 EL.=839.47' COULD NOT OPEN	CB #9 EL.=793.66' A) 15" CPP, EL.=789.79' B) 15" CPP, EL.=789.68'
DMH #1 EL.=838.54' A) 8" PVC, EL.=834.28' B) 8" PVC, EL.=834.55'	CB #10 EL.=835.25' A) 12" CPP, EL.=831.57' B) 12" CPP, EL.=831.53'
DMH #2 EL.=837.43' A) 10" CAST IRON, EL.=830.48' B) 8" STEEL, EL.=832.01' C) 8" CAST IRON, EL.=831.36' D) 10" CAST IRON, EL.=830.3' E) 8" VCP, EL.=833.33'	CB #11 EL.=836.31' A) 12" CPP, EL.=832.49' B) 12" CPP, EL.=832.53'
DMH #3 EL.=814.52' A) SEALED, 10" VCP, EL.=810.82' B) 12" CAST IRON, EL.=810.75' C) 10" CAST IRON, EL.=810.58'	CB #12 EL.=836.91' A) 10" CLAY, EL.=833.26' B) 10" CLAY, EL.=833.11'
DMH #4 EL.=829.20' A) CPP, EL.=822.89' B) CPP, EL.=822.82'	CB #13 EL.=835.56' A) 8" PVC, EL.=833.69' B) 12" CPP, EL.=833.31'
SMH #8 EL.=781.89' A) 10" PVC, EL.=775.60' B) 10" PVC, EL.=775.30'	CB #14 EL.=782.39' A) 12" CPP, EL.=778.98' B) 12" CPP, EL.=778.72'
SMH #9 EL.=813.90' A) 8" VCP, EL.=807.93' [IN] B) 8" VCP, EL.=808.15' [IN] C) 8" VCP, EL.=807.69' [OUT]	CB #15 EL.=783.87' A) 8" VCP, EL.=781.19' B) 8" VCP, EL.=779.96' C) 10" VCP, EL.=780.41'
SMH #10 EL.=890.71' A) 8" PVC, EL.=885.83' B) 4" PVC, EL.=886.94' C) 10" PVC, EL.=885.42'	CB #16 EL.=783.06' A) 15" CPP, EL.=783.58' B) 15" CPP, EL.=779.51'
SMH #11 EL.=763.26' A) 6" VCP, EL.=759.08' B) 8" VCP, EL.=758.67'	CB #17 EL.=762.69' A) 10" PVC, EL.=759.54'
SMH #11 EL.=766.72' A) 4" PVC, EL.=762.75' B) NO OUTLET OBSERVED & ASSUMED TO BE BLOCKED	CB #18 EL.=767.80' A) 6" PVC, EL.=764.09' CB #19 EL.=768.66' A) 6" PVC, EL.=765.83'
DMH #5 EL.=767.80' A) 18" CMP, EL.=758.76' B) 18" CMP, EL.=758.74'	CB #20 EL.=766.22' A) 8" CPP, EL.=763.28'

HAND HOLE SUMMARY				HAND HOLE SUMMARY				HAND HOLE SUMMARY			
HAND HOLE # 1 (10.22.2025)				HAND HOLE # 2 (10.22.2025)				HAND HOLE # 3 (10.22.2025)			
DEPTH FROM SURFACE	SOIL HORIZON	SOIL TEXTURE (USDA)	COMMENTS	DEPTH FROM SURFACE	SOIL HORIZON	SOIL TEXTURE (USDA)	COMMENTS	DEPTH FROM SURFACE	SOIL HORIZON	SOIL TEXTURE (USDA)	COMMENTS
0" - 12"	Ap	Sandy Loam		0" - 12"	Ap	Sandy Loam		0" - 12"	Ap	Sandy Loam	
12" - 24"	Bw	Sandy Loam		12" - 26"	Bw	Sandy Loam		12" - 26"	Bw	Sandy Loam	
24" - 30"	C	Sandy Loam	Mottling @ 24"	26" - 29"	C	Sandy Loam	Mottling @ 26"	26" - 30"	C	Sandy Loam	Mottling @ 28"

HAND HOLE SUMMARY			
HAND HOLE # 4 (10.22.2025)			
DEPTH FROM SURFACE	SOIL HORIZON	SOIL TEXTURE (USDA)	COMMENTS
0" - 12"	Ap	Sandy Loam	
12" - 24"	Bw	Sandy Loam	
24" - 31"	C	Sandy Loam	Mottling @ 31"



PRELIMINARY

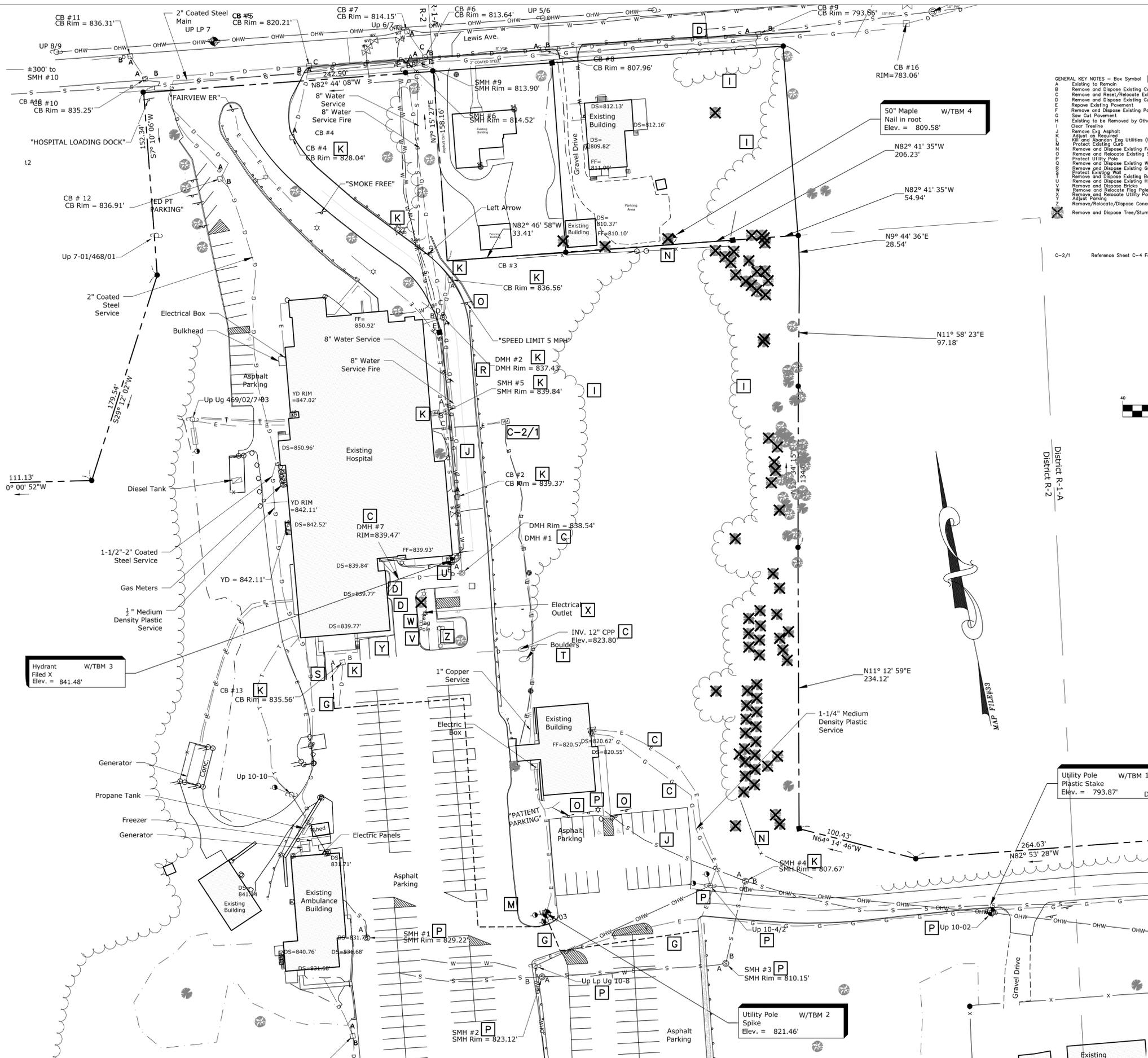
1	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY	BMR
NO.	DATE	REVISION/ISSUE	BY

EXISTING CONDITIONS PLAN

FAIRVIEW HOSPITAL
Lewis Avenue
Great Barrington, MA.

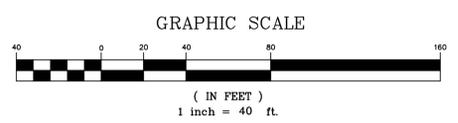
FORESIGHT LAND SERVICES ENGINEERING SURVEYING PLANNING
FORESIGHT LAND SERVICES, INC.

PROJECT NO. E2814
SCALE AS NOTED
DATE 9/1/25
DESIGNED BY SAM
DRAWN BY SCT
CHECKED BY
SHEET NO. C-1
OF SHEETS 2814D12



- GENERAL KEY NOTES - Box Symbol
- A Existing to Remain
 - B Remove and Dispose Existing Catchbasin
 - C Remove and Reset/Relocate Existing Utility
 - D Remove and Dispose Existing Curb
 - E Remove Existing Pavement
 - F Remove and Dispose Existing Pavement
 - G Saw Cut Pavement
 - H Existing to be Removed by Others
 - I Clear Tree/Line
 - J Remove Exg Asphalt
 - K Adjust as Required
 - L Kill and Abandon Exg Utilities (Remove exg structures and fill with clean compact gravel borrow and cut/cap piping)
 - M Protect Existing Curb
 - N Remove and Dispose Existing Fence and Posts
 - O Remove and Relocate Existing Signs and Bollards
 - P Protect Utility Pole
 - Q Remove and Dispose Existing Wall
 - R Remove and Dispose Existing Guard Rail
 - S Protect Existing Wall
 - T Remove and Dispose Existing Boulders
 - U Remove and Dispose Existing Hydrant
 - V Remove and Dispose Bricks
 - W Remove and Relocate Flag Pole
 - X Remove and Relocate Utility Pole and Electrical Outlet
 - Y Adjust Parking
 - Z Remove/Relocate/Dispose Concrete Walkway, Signage, Electrical, and Trees as Required

C-2/1 Reference Sheet C-4 For Existing Utilities To Be Adjusted/Removed



District R-1-A
District R-2

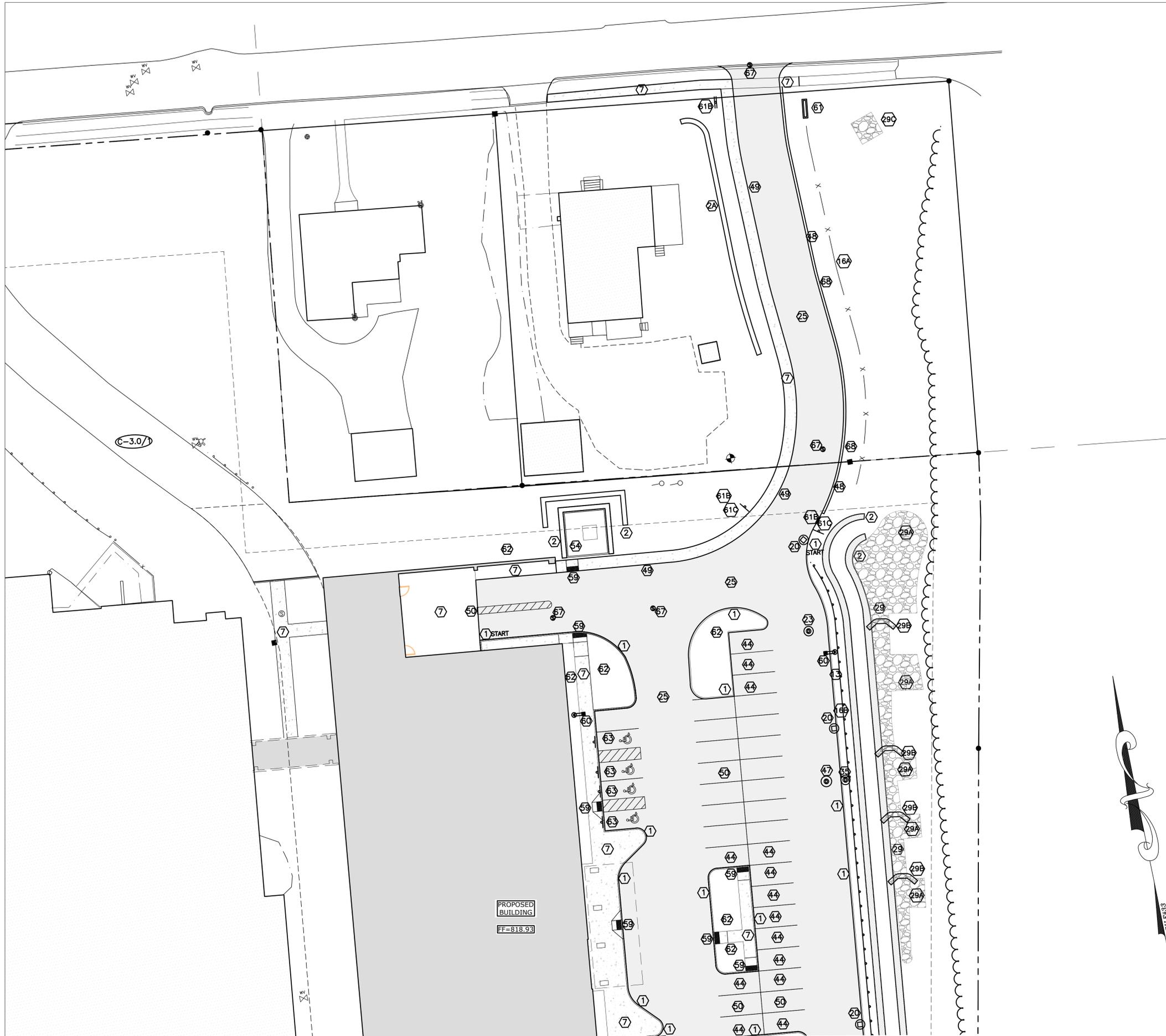
Utility Pole W/TBM 1
Plastic Stake
Elev. = 793.87'

Hydrant W/TBM 3
Filed X
Elev. = 841.48'

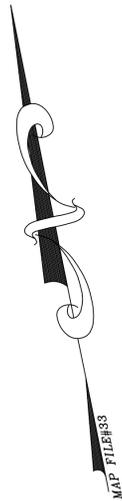
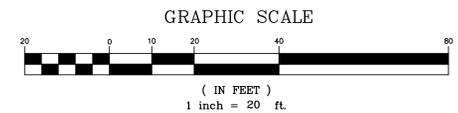
Utility Pole W/TBM 2
Spike
Elev. = 821.46'

50' Maple W/TBM 4
Nail in root
Elev. = 809.58'

PRELIMINARY			
1	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY	BMR
NO.	DATE	REVISION/ISSUE	BY
SHEET TITLE			PROJECT NO.
PROPOSED DEMOLITION PLAN			E2814
PROJECT TITLE			SCALE
FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.			AS NOTED
DESIGNED BY			DATE
SAM			9/1/25
DRAWN BY			CHECKED BY
SCT			
CHECKED BY			SHEET NO.
			C-2
OF SHEETS			
FORESIGHT LAND SERVICES			ENGINEERING SURVEYING PLANNING
FORESIGHT LAND SERVICES, INC.			2814D12

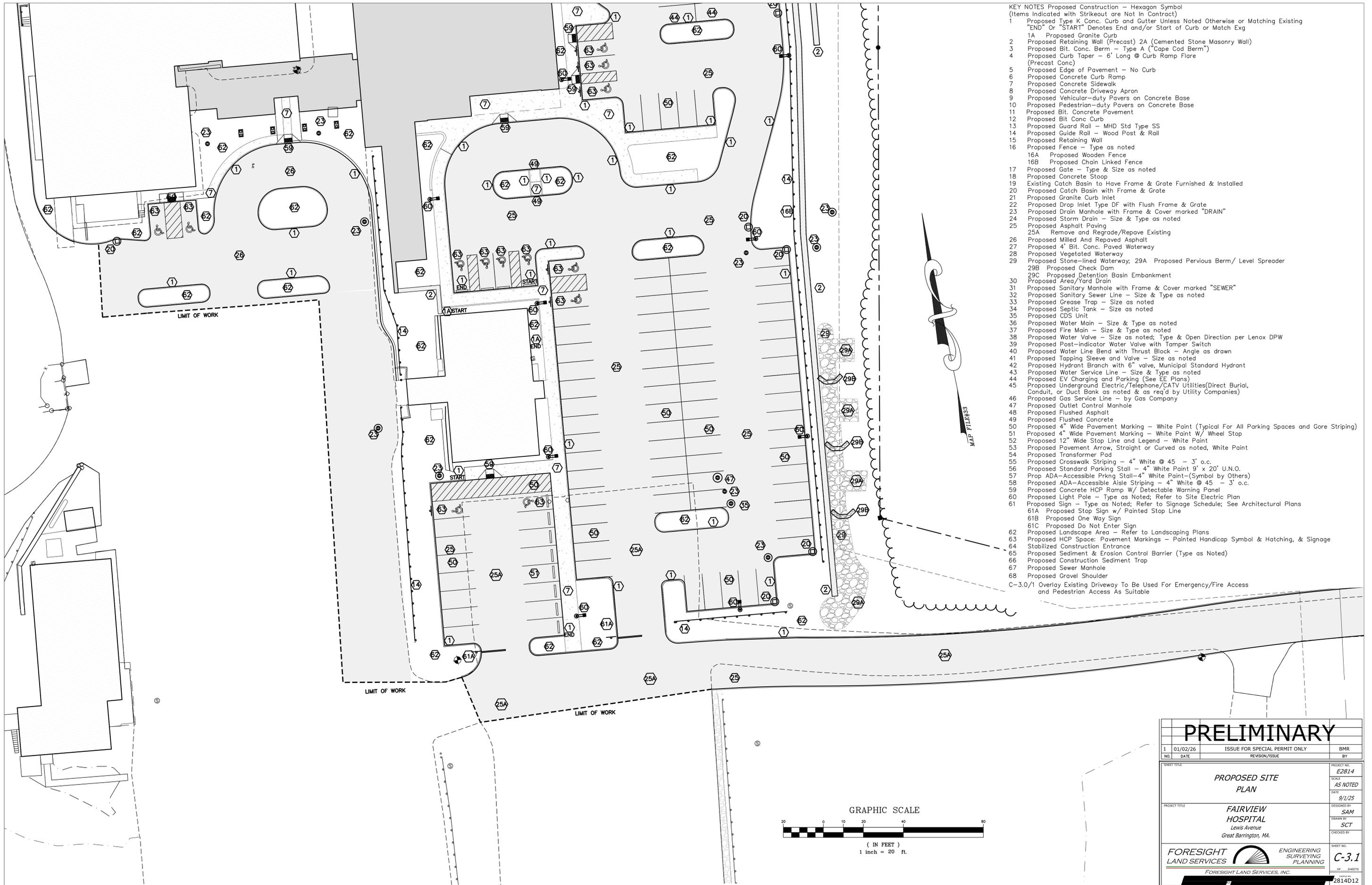


- KEY NOTES Proposed Construction – Hexagon Symbol
 (Items Indicated with Strikeout are Not in Contract)
- 1 Proposed Type K Conc. Curb and Gutter Unless Noted Otherwise or Matching Existing
 "END" Or "START" Denotes End and/or Start of Curb or Match Exg
 - 1A Proposed Granite Curb
 - 2 Proposed Retaining Wall (Precast) 2A (Cemented Stone Masonry Wall)
 - 3 Proposed Bit. Conc. Berm – Type A ("Cape Cod Berm")
 - 4 Proposed Curb Taper – 6' Long @ Curb Ramp Flare (Precast Conc)
 - 5 Proposed Edge of Pavement – No Curb
 - 6 Proposed Concrete Curb Ramp
 - 7 Proposed Concrete Sidewalk
 - 8 Proposed Concrete Driveway Apron
 - 9 Proposed Vehicular-duty Pavers on Concrete Base
 - 10 Proposed Pedestrian-duty Pavers on Concrete Base
 - 11 Proposed Bit. Concrete Pavement
 - 12 Proposed Bit Conc Curb
 - 13 Proposed Guard Rail – MHD Std Type SS
 - 14 Proposed Guide Rail – Wood Post & Rail
 - 15 Proposed Retaining Wall
 - 16 Proposed Fence – Type as noted
 - 16A Proposed Wooden Fence
 - 16B Proposed Chain Linked Fence
 - 17 Proposed Gate – Type & Size as noted
 - 18 Proposed Concrete Stoop
 - 19 Existing Catch Basin to Have Frame & Grate Furnished & Installed
 - 20 Proposed Catch Basin with Frame & Grate
 - 21 Proposed Granite Curb Inlet
 - 22 Proposed Drop Inlet Type DF with Flush Frame & Grate
 - 23 Proposed Drain Manhole with Frame & Cover marked "DRAIN"
 - 24 Proposed Storm Drain – Size & Type as noted
 - 25 Proposed Asphalt Paving
 - 25A Remove and Regrade/Repave Existing
 - 26 Proposed Milled And Repaved Asphalt
 - 27 Proposed 4' Bit. Conc. Paved Waterway
 - 28 Proposed Vegetated Waterway
 - 29 Proposed Stone-lined Waterway; 29A Proposed Pervious Berm/ Level Spreader
 - 29B Proposed Check Dam
 - 29C Proposed Detention Basin Embankment
 - 30 Proposed Area/Yard Drain
 - 31 Proposed Sanitary Manhole with Frame & Cover marked "SEWER"
 - 32 Proposed Sanitary Sewer Line – Size & Type as noted
 - 33 Proposed Grease Trap – Size as noted
 - 34 Proposed Septic Tank – Size as noted
 - 35 Proposed CDS Unit
 - 36 Proposed Water Main – Size & Type as noted
 - 37 Proposed Fire Main – Size & Type as noted
 - 38 Proposed Water Valve – Size as noted; Type & Open Direction per Lenox DPW
 - 39 Proposed Post-indicator Water Valve with Tamper Switch
 - 40 Proposed Water Line Bend with Thrust Block – Angle as drawn
 - 41 Proposed Tapping Sleeve and Valve – Size as noted
 - 42 Proposed Hydrant Branch with 6" valve, Municipal Standard Hydrant
 - 43 Proposed Water Service Line – Size & Type as noted
 - 44 Proposed EV Charging and Parking (See EE Plans)
 - 45 Proposed Underground Electric/Telephone/CATV Utilities(Direct Burial, Conduit, or Duct Bank as noted & as req'd by Utility Companies)
 - 46 Proposed Gas Service Line – by Gas Company
 - 47 Proposed Outlet Control Manhole
 - 48 Proposed Flushed Asphalt
 - 49 Proposed Flushed Concrete
 - 50 Proposed 4" Wide Pavement Marking – White Paint (Typical For All Parking Spaces and Gore Striping)
 - 51 Proposed 4" Wide Pavement Marking – White Paint W/ Wheel Stop
 - 52 Proposed 12" Wide Stop Line and Legend – White Paint
 - 53 Proposed Pavement Arrow, Straight or Curved as noted, White Paint
 - 54 Proposed Transformer Pad
 - 55 Proposed Crosswalk Striping – 4" White @ 45 – 3' o.c.
 - 56 Proposed Standard Parking Stall – 4" White Paint 9' x 20' U.N.O.
 - 57 Prop ADA-Accessible Prkng Stall-4" White Paint-(Symbol by Others)
 - 58 Proposed ADA-Accessible Aisle Striping – 4" White @ 45 – 3' o.c.
 - 59 Proposed Concrete HCP Ramp W/ Detectable Warning Panel
 - 60 Proposed Light Pole – Type as Noted; Refer to Site Electric Plan
 - 61 Proposed Sign – Type as Noted; Refer to Signage Schedule; See Architectural Plans
 - 61A Proposed Stop Sign w/ Painted Stop Line
 - 61B Proposed One Way Sign
 - 61C Proposed Do Not Enter Sign
 - 62 Proposed Landscape Area – Refer to Landscaping Plans
 - 63 Proposed HCP Space: Pavement Markings – Painted Handicap Symbol & Hatching, & Signage
 - 64 Stabilized Construction Entrance
 - 65 Proposed Sediment & Erosion Control Barrier (Type as Noted)
 - 66 Proposed Construction Sediment Trap
 - 67 Proposed Sewer Manhole
 - 68 Proposed Gravel Shoulder
- C-3.0/1 Overlay Existing Driveway To Be Used For Emergency/Fire Access and Pedestrian Access As Suitable



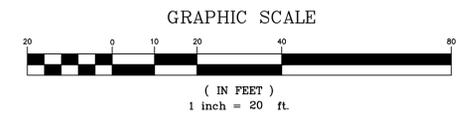
PROPOSED BUILDING
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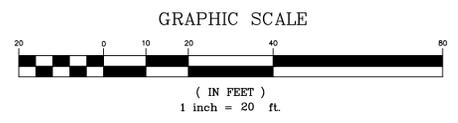
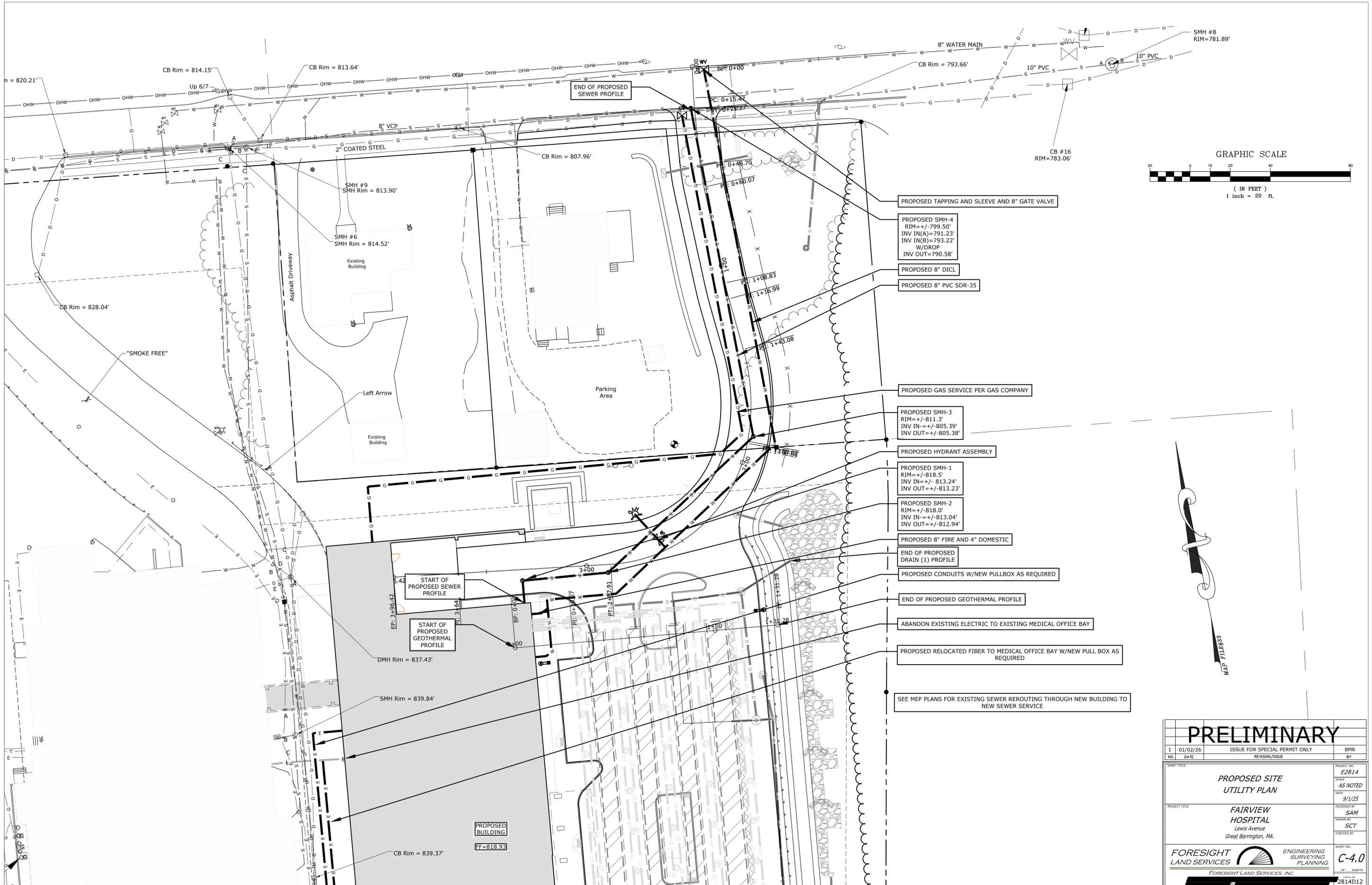
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NO.	DATE	REVISION/ISSUE
PROJECT TITLE		PROJECT NO.
PROPOSED SITE PLAN		E2814
PROJECT TITLE		SCALE
FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.		AS NOTED
DESIGNED BY		DATE
SAM		9/1/25
DRAWN BY		CHECKED BY
SCT		
SHEET NO.		SHEET NO.
C-3.0		C-3.0
OF SHEETS		OF SHEETS
		2814D12



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 - 37 Proposed Fire Main – Size & Type as noted
 - 38 Proposed Water Valve – Size as noted; Type & Open Direction per Lenox DPW
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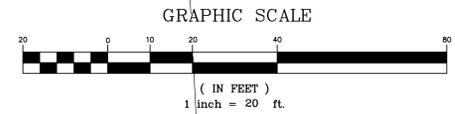
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NO.	DATE	REVISION/ISSUE	BY
PROJECT NO.		E2814	
SCALE		AS NOTED	
DATE		9/1/25	
DESIGNED BY		SAM	
DRAWN BY		SCT	
CHECKED BY			
PROJECT TITLE		FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.	
SHEET NO.		C-3.1	
OF SHEETS		2814D12	
FORESIGHT LAND SERVICES  ENGINEERING SURVEYING PLANNING FORESIGHT LAND SERVICES, INC.			



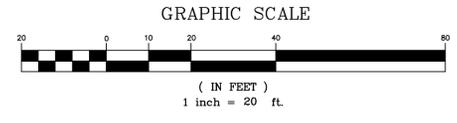


- PROPOSED TAPPING AND SLEEVE AND 8" GATE VALVE
- PROPOSED SMH-4
RIM= +/-799.50'
INV IN(A)=791.23'
INV IN(B)=793.22'
W/DROP
INV OUT=790.58'
- PROPOSED 8" DICL
- PROPOSED 8" PVC SDR-35
- PROPOSED GAS SERVICE PER GAS COMPANY
- PROPOSED SMH-3
RIM= +/-811.3'
INV IN= +/-805.39'
INV OUT= +/-805.38'
- PROPOSED HYDRANT ASSEMBLY
- PROPOSED SMH-1
RIM= +/-818.5'
INV IN= +/-813.24'
INV OUT= +/-813.23'
- PROPOSED SMH-2
RIM= +/-818.0'
INV IN= +/-813.04'
INV OUT= +/-812.94'
- PROPOSED 8" FIRE AND 4" DOMESTIC
- END OF PROPOSED DRAIN (1) PROFILE
- PROPOSED CONDUITS W/NEW PULLBOX AS REQUIRED
- END OF PROPOSED GEOTHERMAL PROFILE
- ABANDON EXISTING ELECTRIC TO EXISTING MEDICAL OFFICE BAY
- PROPOSED RELOCATED FIBER TO MEDICAL OFFICE BAY W/NEW PULL BOX AS REQUIRED
- SEE MEP PLANS FOR EXISTING SEWER REROUTING THROUGH NEW BUILDING TO NEW SEWER SERVICE

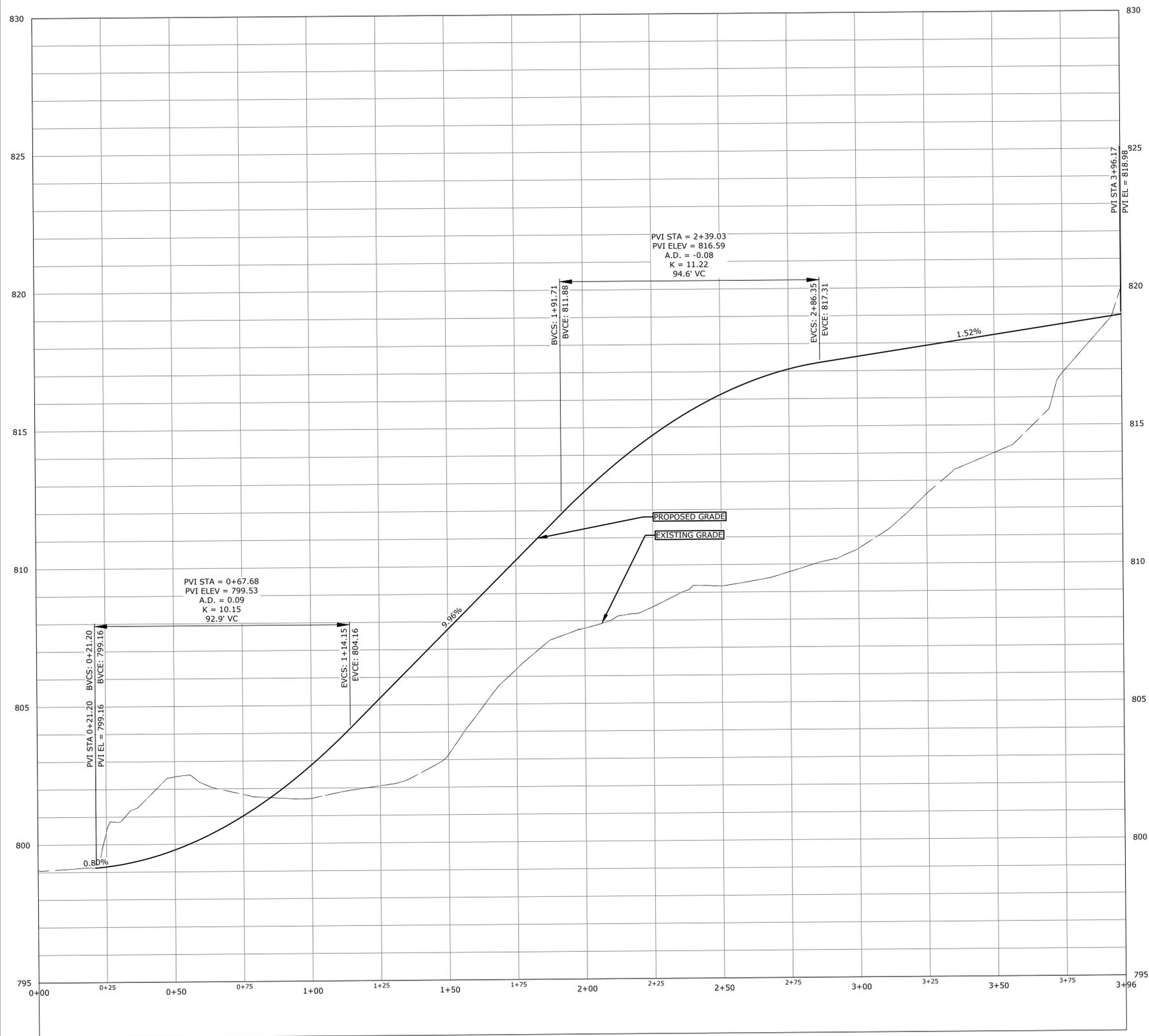
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NO.	DATE	REVISION/ISSUE
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<p>PROJECT TITLE</p> <p>FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.</p>		<p>PROJECT NO.</p> <p>E2814</p> <p>SCALE</p> <p>AS NOTED</p> <p>DATE</p> <p>9/1/25</p> <p>DESIGNED BY</p> <p>SAM</p> <p>DRAWN BY</p> <p>SCT</p> <p>CHECKED BY</p>
<p>DESIGNED BY</p> <p>SA</p> <p>DRAWN BY</p> <p>SC</p> <p>CHECKED BY</p>		<p>SHEET NO.</p> <p>C-4.0</p> <p>OF SHEETS</p>
<p>FORESIGHT LAND SERVICES ENGINEERING SURVEYING PLANNING</p> <p>FORESIGHT LAND SERVICES, INC.</p>		
2814D12		



PRELIMINARY		
1	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY
NO.	DATE	REVISION/ISSUE
PROJECT TITLE		PROJECT NO.
PROPOSED SITE UTILITY PLAN		E2814
PROJECT TITLE		SCALE
FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.		AS NOTED
DESIGNED BY		DATE
SAM		9/1/25
DRAWN BY		CHECKED BY
SCT		SCT
SHEET NO.		OF SHEETS
C-4.1		2814D12
FORESIGHT LAND SERVICES, INC. ENGINEERING SURVEYING PLANNING		

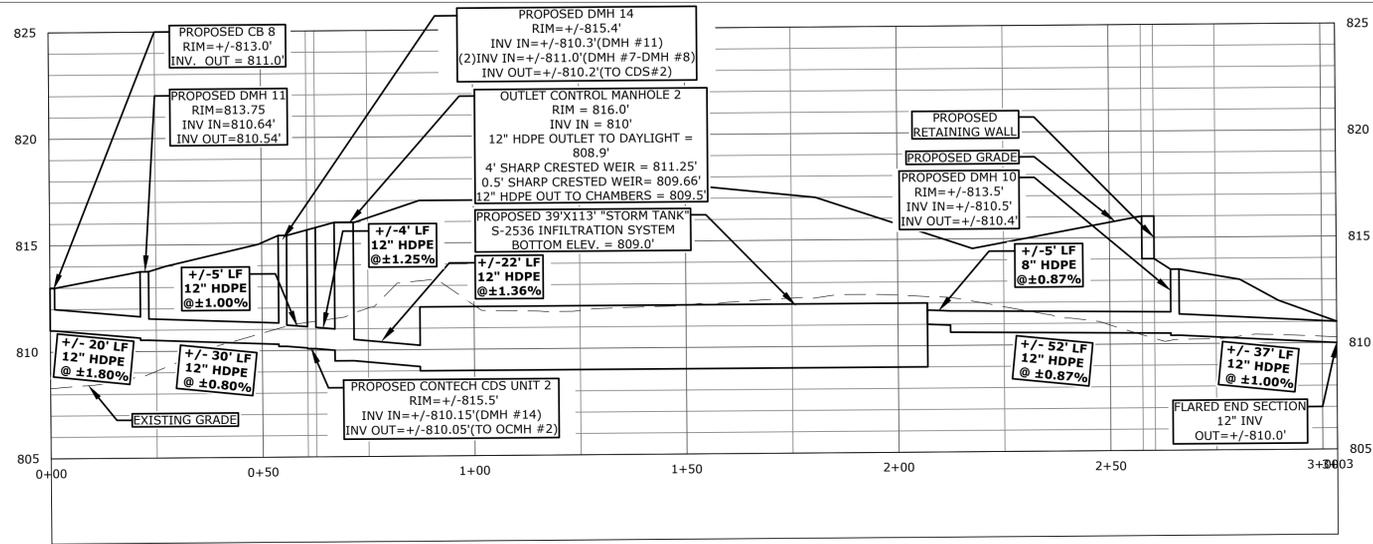


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NO.	DATE	REVISION/ISSUE
PROJECT TITLE		PROJECT NO.
PROPOSED GRADING, DRAINAGE & EROSION CONTROL PLAN		E2814
		SCALE
DESIGNED BY		AS NOTED
DRAWN BY		9/1/25
CHECKED BY		SAM
PROJECT TITLE		DESIGNED BY
FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.		SAM
PROJECT TITLE		DRAWN BY
FORESIGHT LAND SERVICES		SCT
PROJECT TITLE		CHECKED BY
ENGINEERING SURVEYING PLANNING FORESIGHT LAND SERVICES, INC.		SCT
PROJECT TITLE		SHEET NO.
C-5.1		2814D12
PROJECT TITLE		OF SHEETS
2814D12		



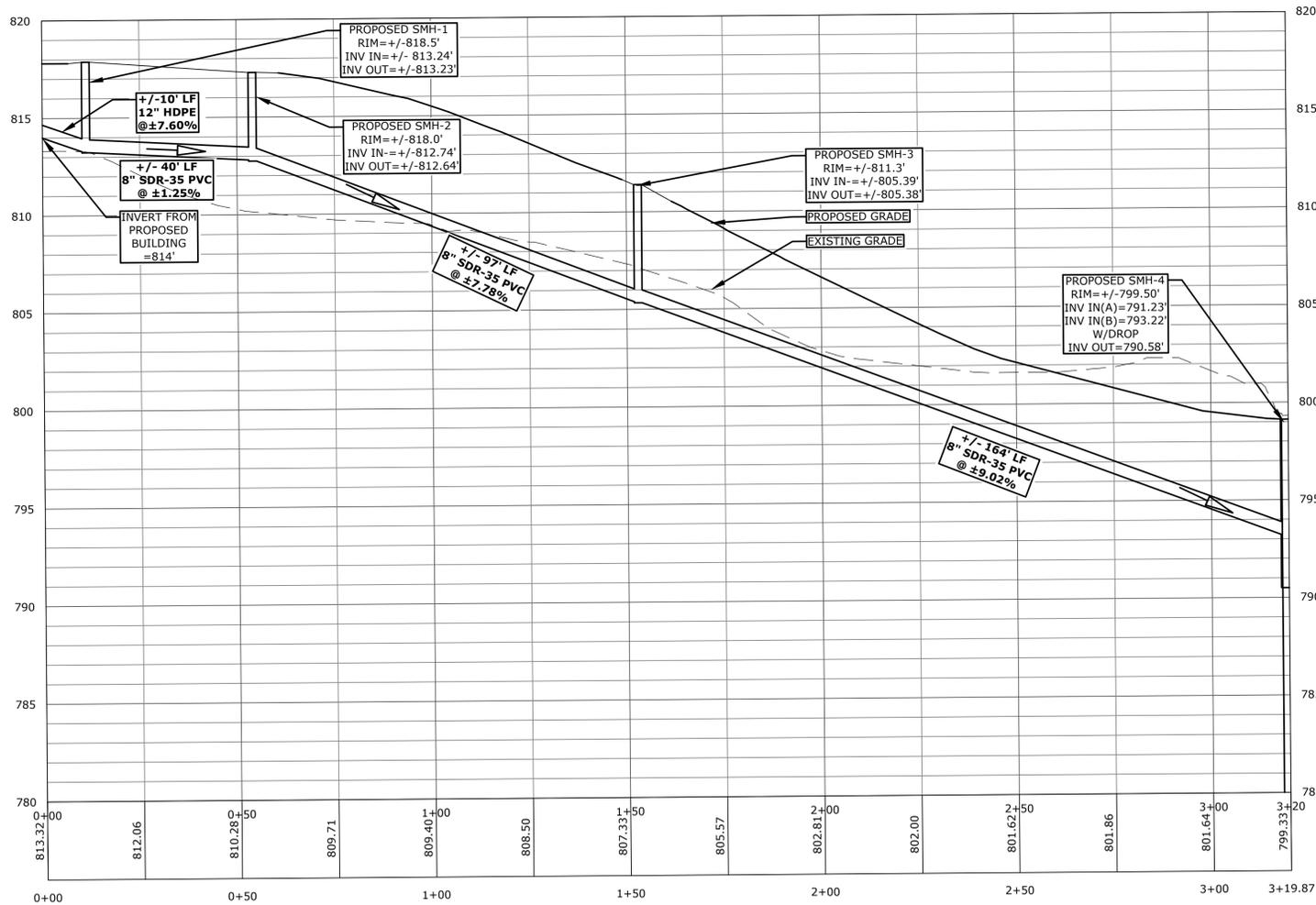
Entrance Drive
 Horizontal Scale: 1" = 20'
 Vertical Scale: 1" = 2'

PRELIMINARY		
1	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY
NO.	DATE	REVISION/ISSUE
PROJECT TITLE		PROJECT NO.
PROPOSED PROFILES		E2814
PROJECT TITLE		SCALE
FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.		AS NOTED
DESIGNED BY		DATE
SAM		9/1/25
DRAWN BY		CHECKED BY
SCT		
CHECKED BY		SHEET NO.
		C-5.2
FORESIGHT LAND SERVICES		OF SHEETS
ENGINEERING SURVEYING PLANNING		2814D12
FORESIGHT LAND SERVICES, INC.		



Drain 3

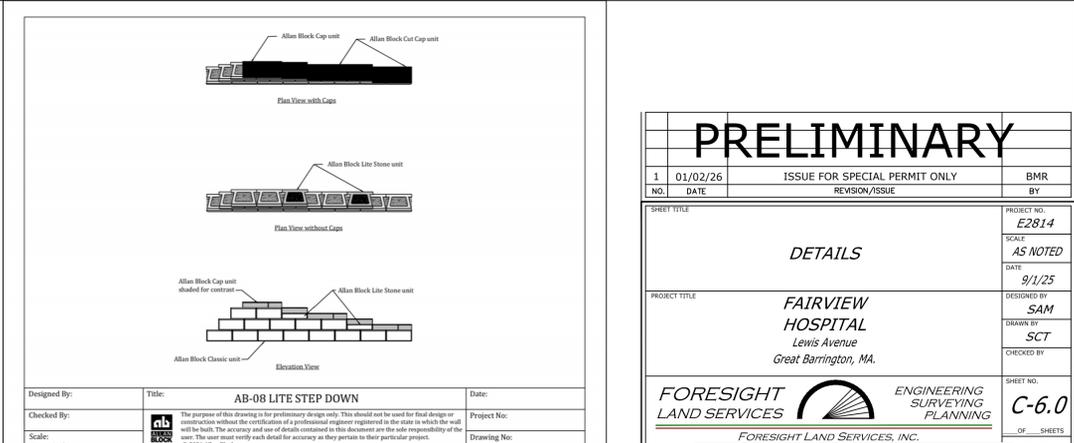
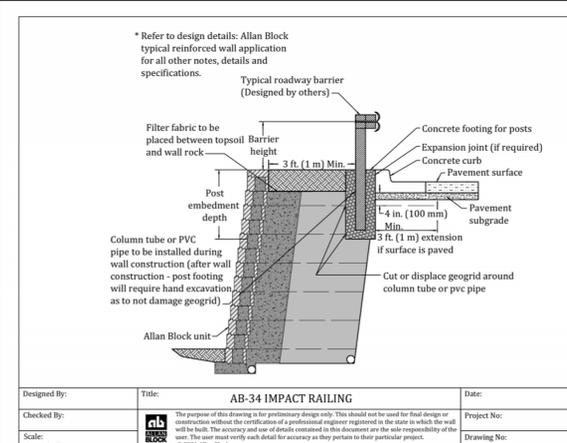
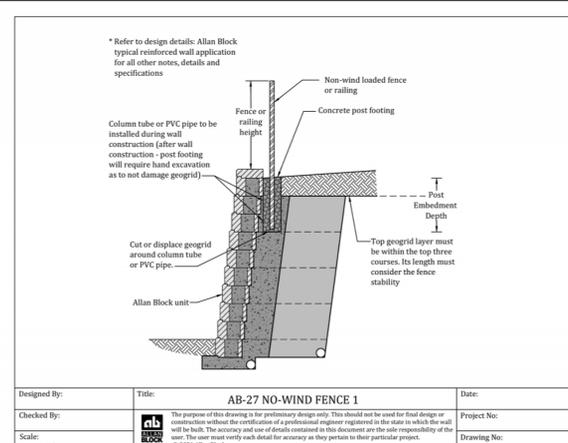
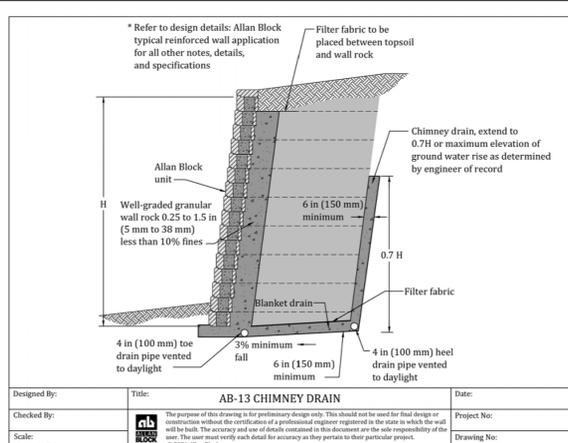
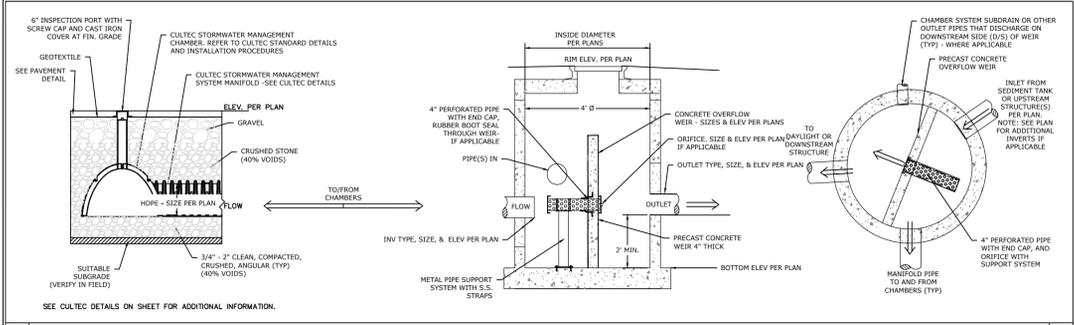
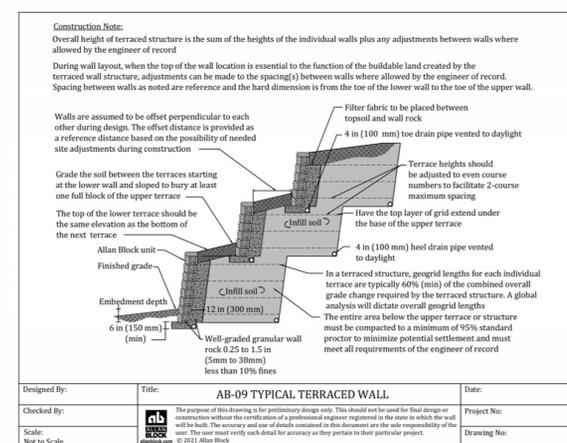
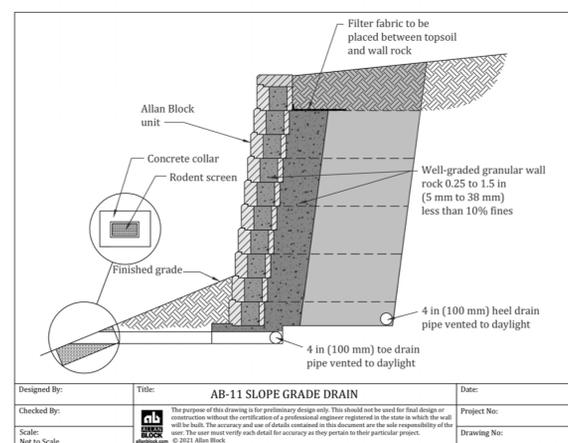
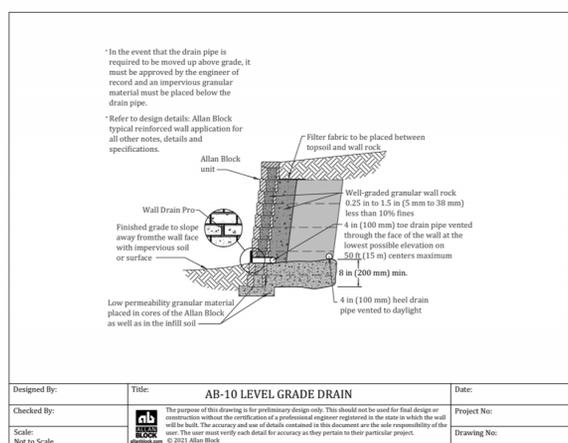
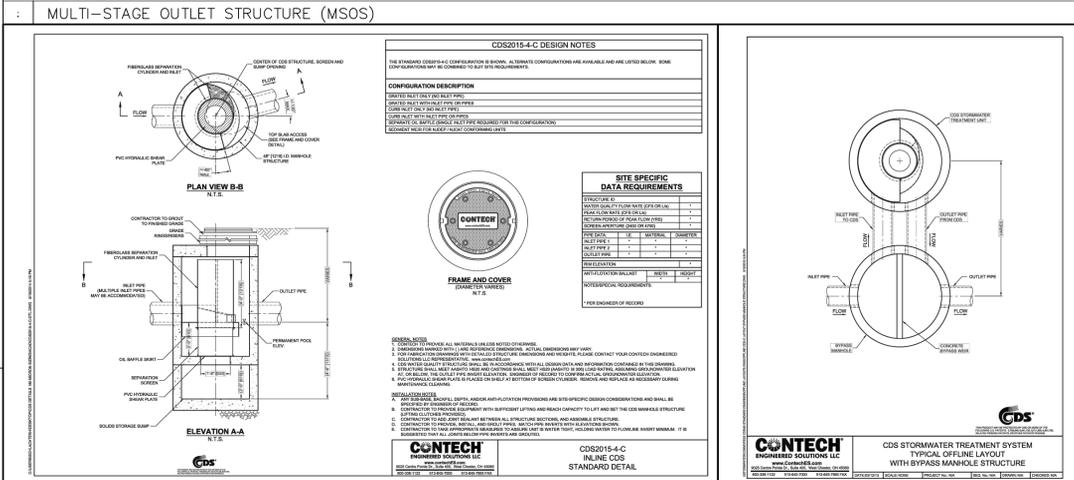
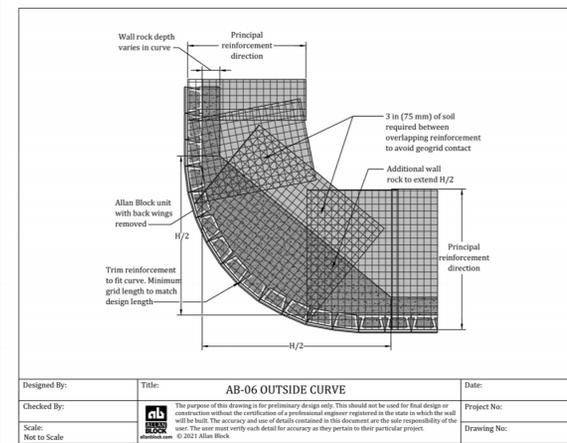
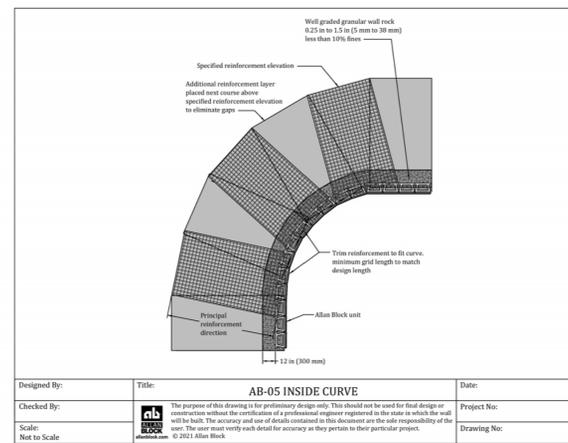
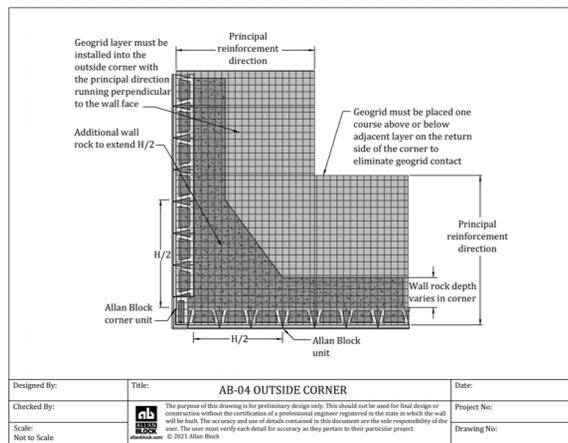
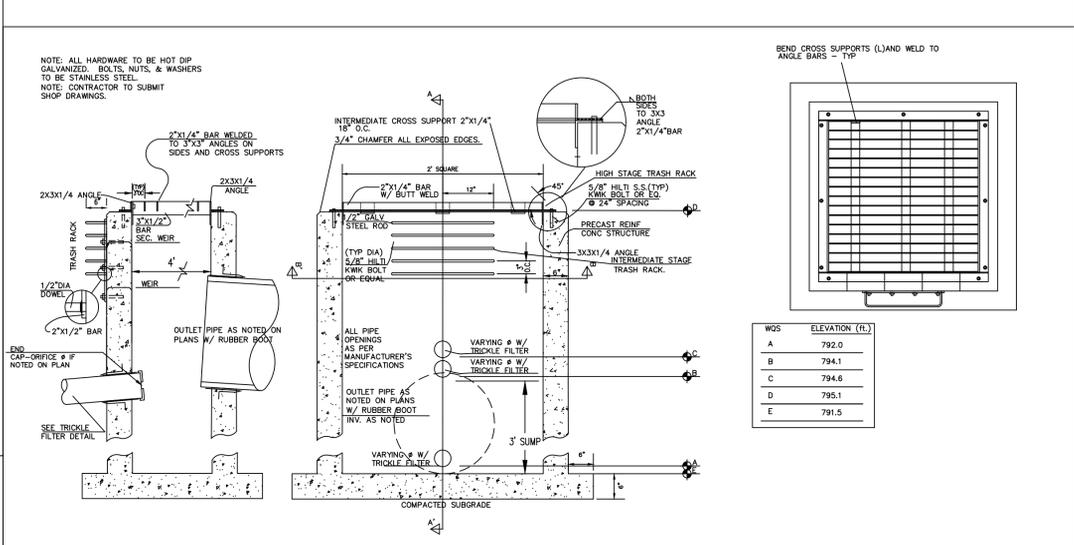
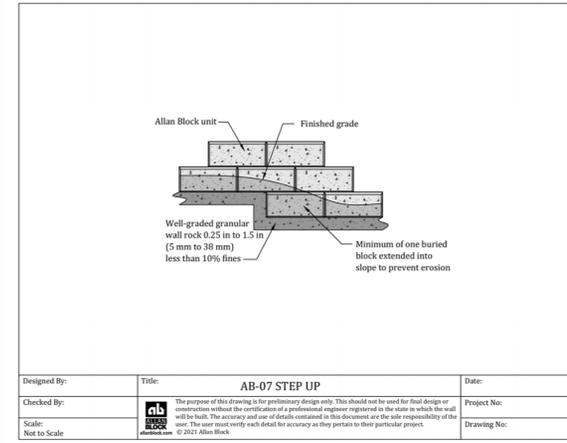
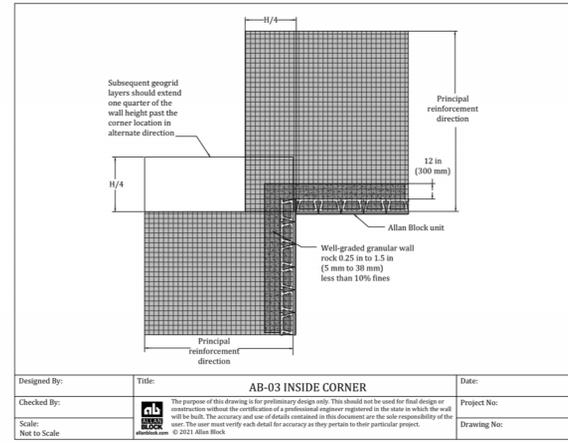
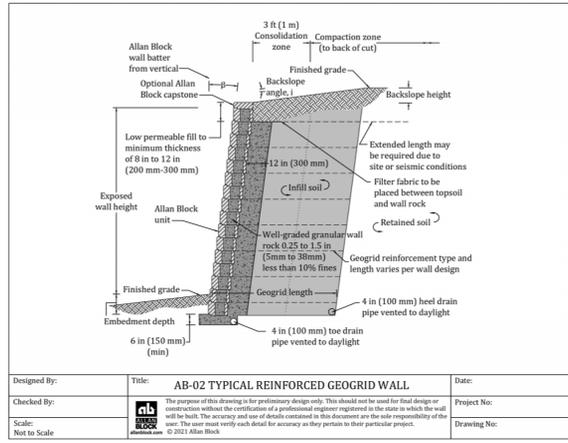
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Vertical Scale: 1" = 4'



Sewer (4)

Horizontal Scale: 1" = 20'
Vertical Scale: 1" = 4'

PRELIMINARY		
1	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY
NO.	DATE	REVISION/ISSUE
		BMR
		BY
PROJECT TITLE		PROJECT NO.
PROPOSED PROFILES		E2814
SCALE		SCALE
AS NOTED		AS NOTED
DATE		DATE
9/1/25		9/1/25
DESIGNED BY		DESIGNED BY
FAIRVIEW HOSPITAL		SAM
Lewis Avenue		DRAWN BY
Great Barrington, MA.		SCT
CHECKED BY		CHECKED BY
SHEET NO.		SHEET NO.
		C-5.4
OF SHEETS		OF SHEETS
		2814D12



PRELIMINARY

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NO.	DATE	REVISION/ISSUE	BY

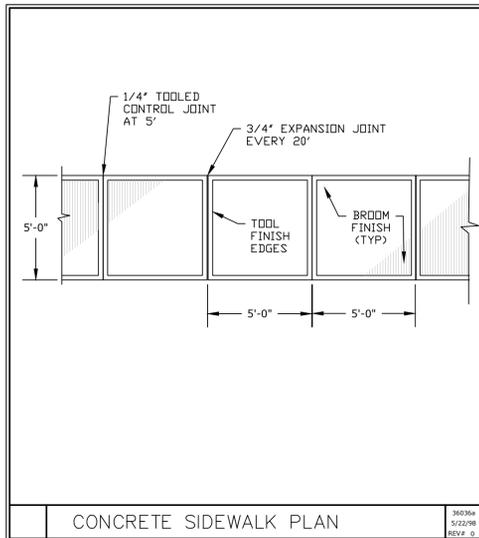
DETAILS

PROJECT TITLE: **FAIRVIEW HOSPITAL**
Lewis Avenue
Great Barrington, MA.

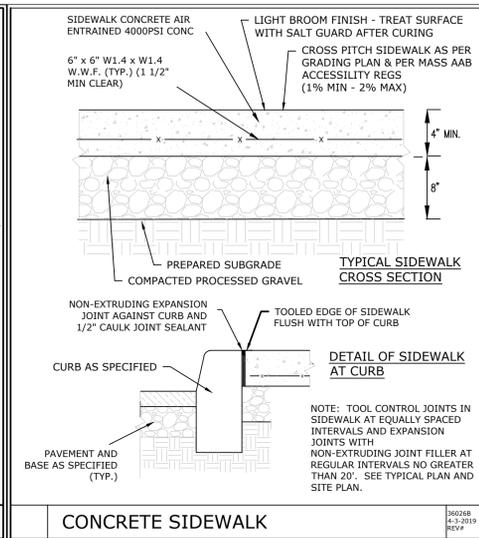
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SCALE: **AS NOTED**
DATE: **9/1/25**
DESIGNED BY: **SAM**
DRAWN BY: **SCT**
CHECKED BY:

SHEET NO. **C-6.0**
OF SHEETS **2814D12**

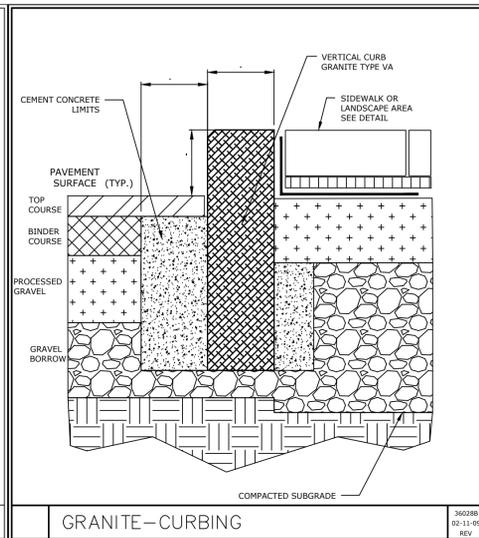
FORESIGHT LAND SERVICES ENGINEERING SURVEYING PLANNING
FORESIGHT LAND SERVICES, INC.



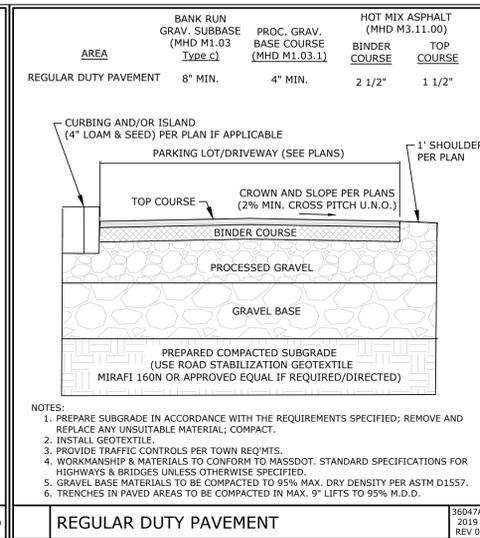
CONCRETE SIDEWALK PLAN



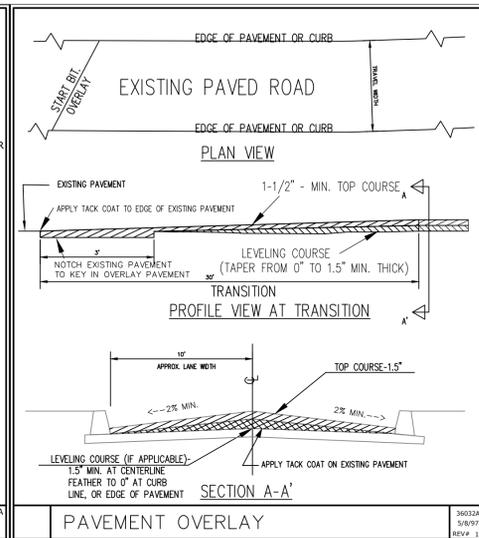
CONCRETE SIDEWALK



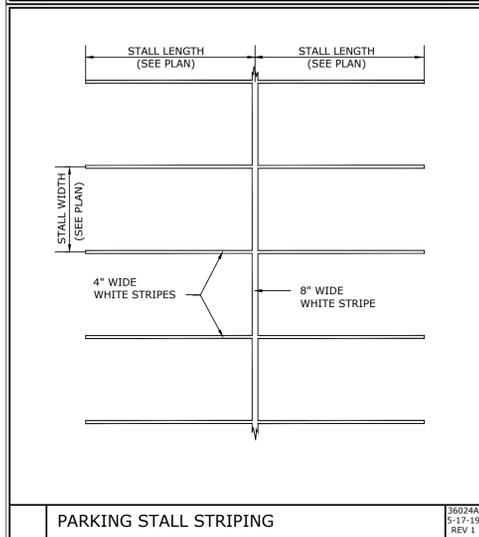
GRANITE - CURBING



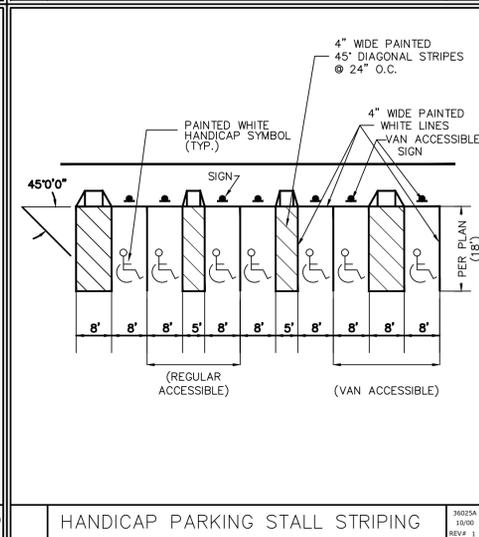
REGULAR DUTY PAVEMENT



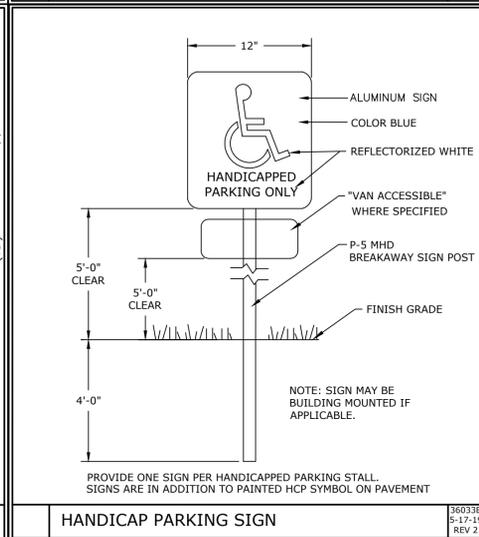
PAVEMENT OVERLAY



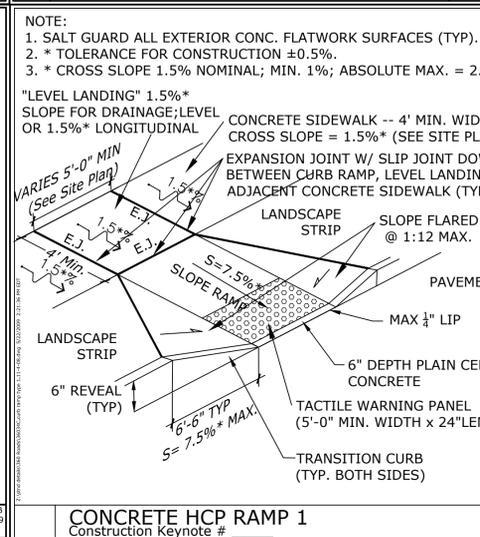
PARKING STALL STRIPING



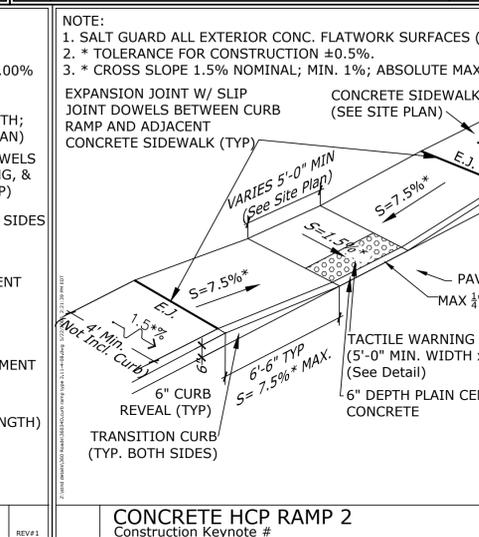
HANDICAP PARKING STALL STRIPING



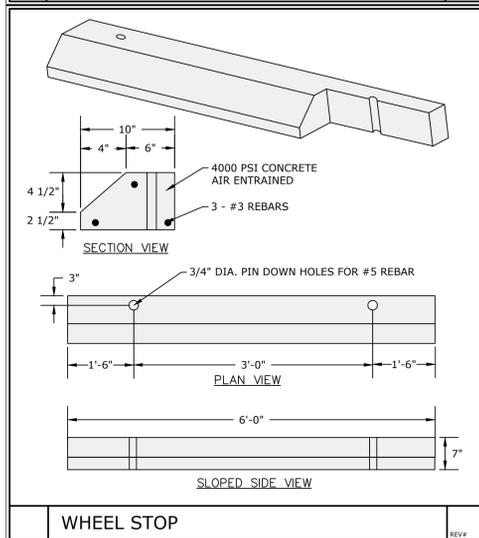
HANDICAP PARKING SIGN



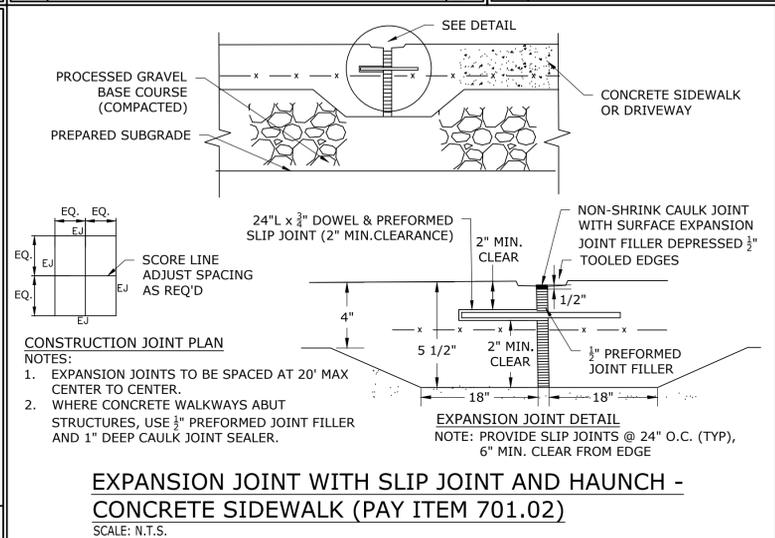
CONCRETE HCP RAMP 1
Construction Keynote #



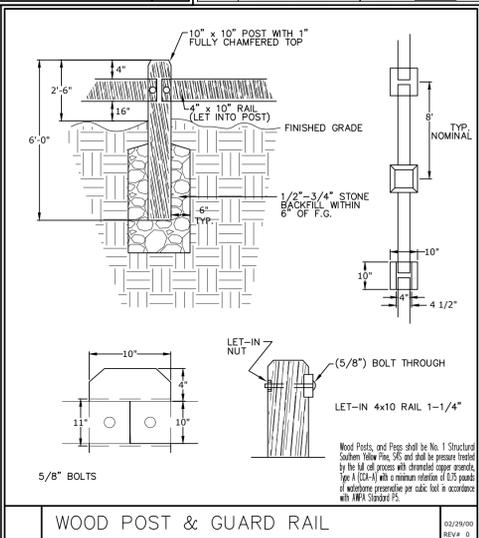
CONCRETE HCP RAMP 2
Construction Keynote #



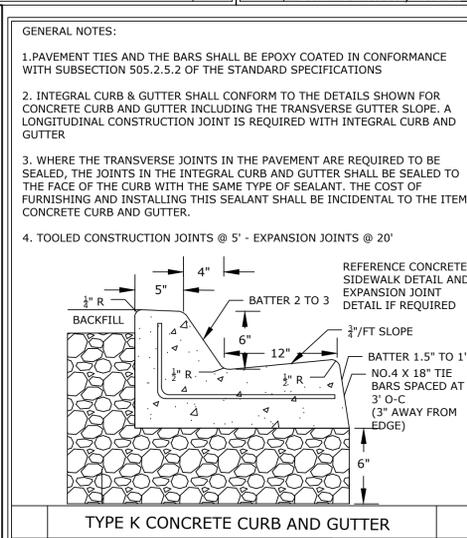
WHEEL STOP



EXPANSION JOINT WITH SLIP JOINT AND HAUNCH - CONCRETE SIDEWALK (PAY ITEM 701.02)
SCALE: N.T.S.

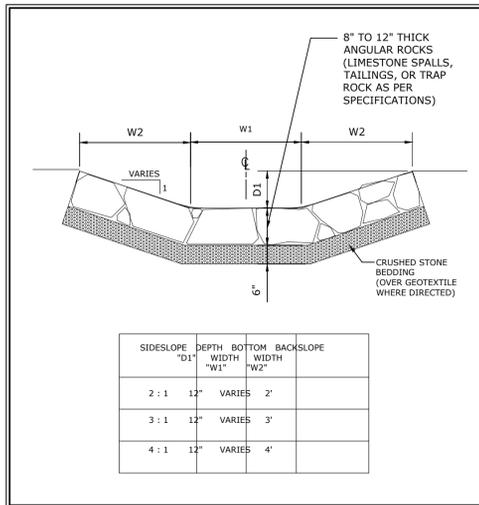


WOOD POST & GUARD RAIL

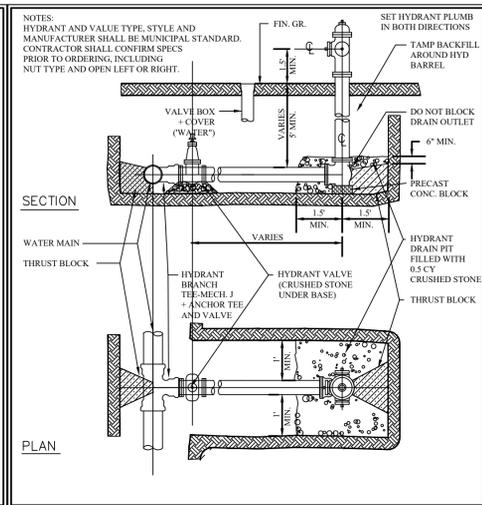


TYPE K CONCRETE CURB AND GUTTER

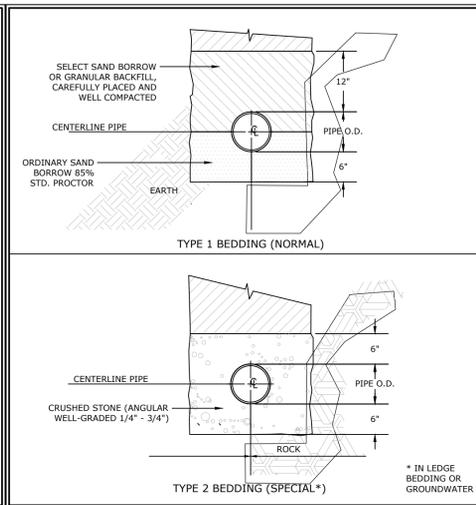
PRELIMINARY		
1	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY
NO.	DATE	REVISION/ISSUE
PROJECT TITLE		PROJECT NO.
DETAILS		E2814
FAIRVIEW HOSPITAL		SCALE
Lewis Avenue		AS NOTED
Great Barrington, MA.		DATE
DESIGNED BY		9/1/25
DRAWN BY		SAM
CHECKED BY		SCT
SHEET NO.		C-6.1
OF SHEETS		2814D12



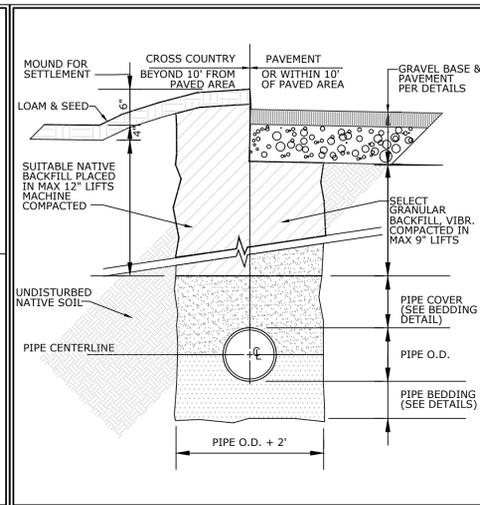
STONE-LINED WATERWAY



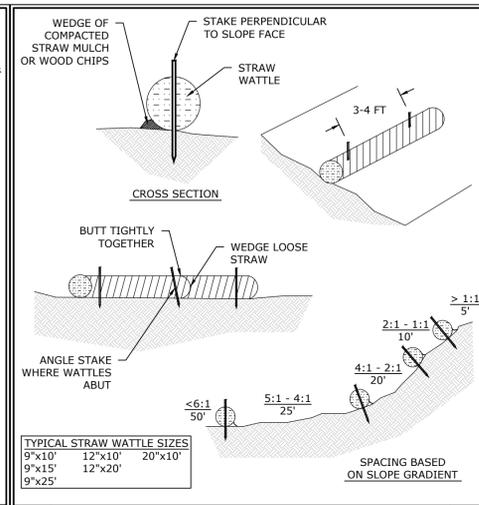
HYDRANT ASSEMBLY



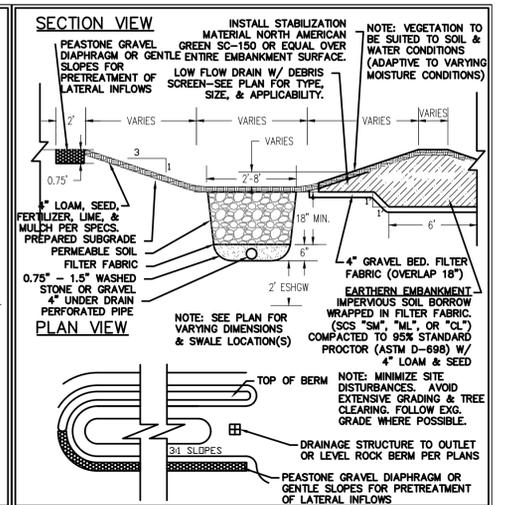
PIPE BEDDING



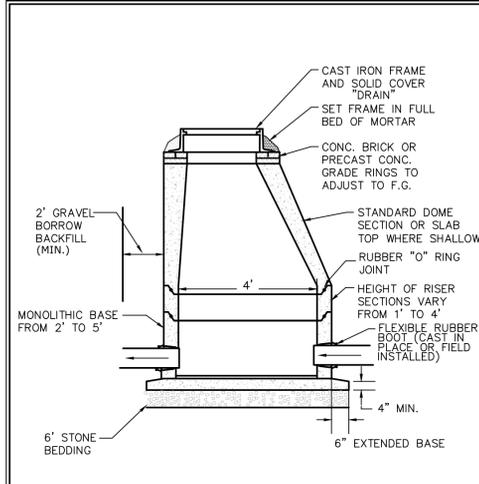
TRENCH CROSS SECTION



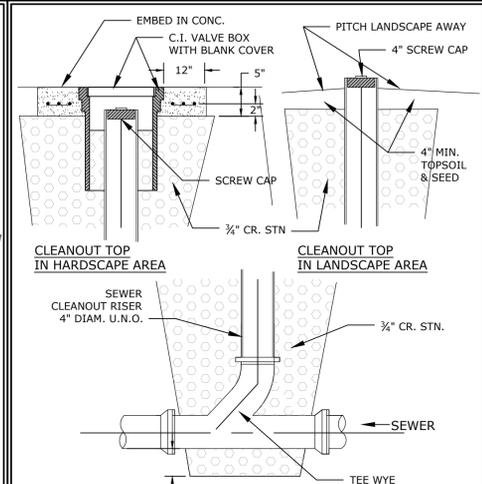
TYPICAL STRAW WATTLE INSTALLATION (SCB-4)



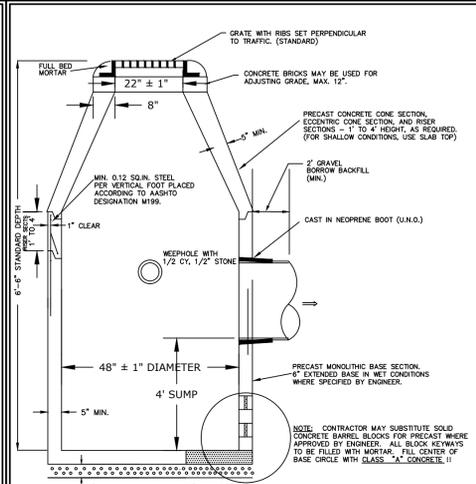
WATER QUALITY SWALE - DRY (NTS)



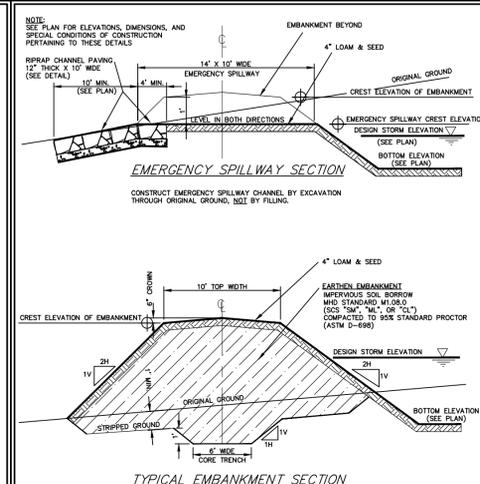
STANDARD DRAINAGE MANHOLE



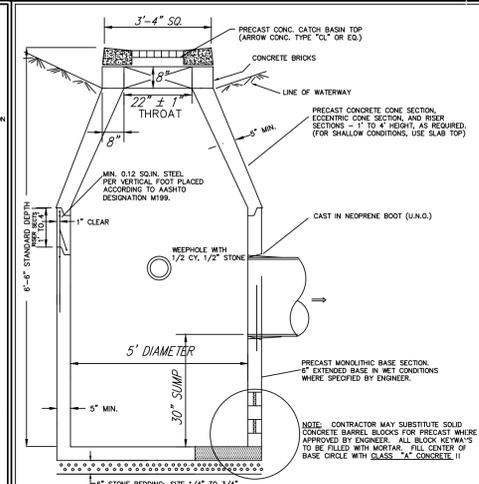
DRAIN CLEANOUT - EXTERIOR



PRECAST CONCRETE CATCH BASIN



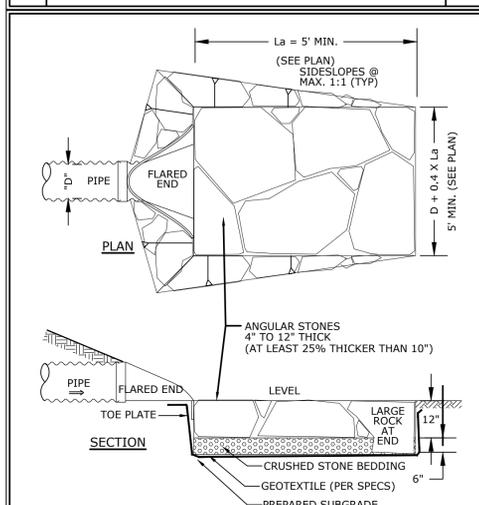
DETENTION BASIN EMBANKMENT



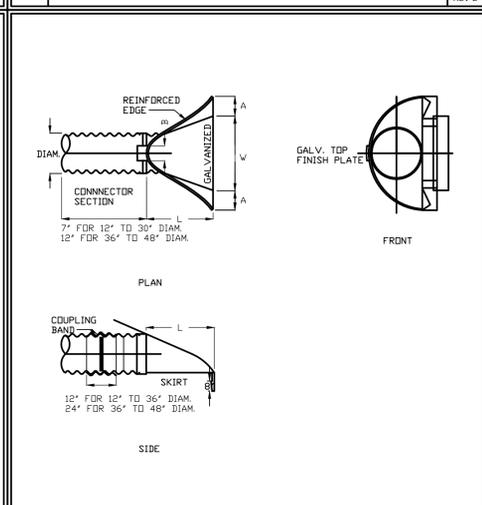
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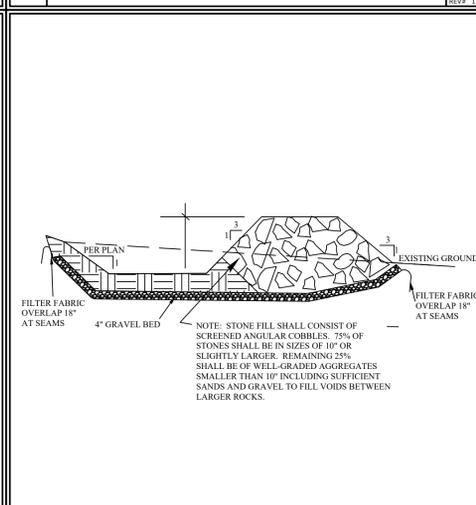
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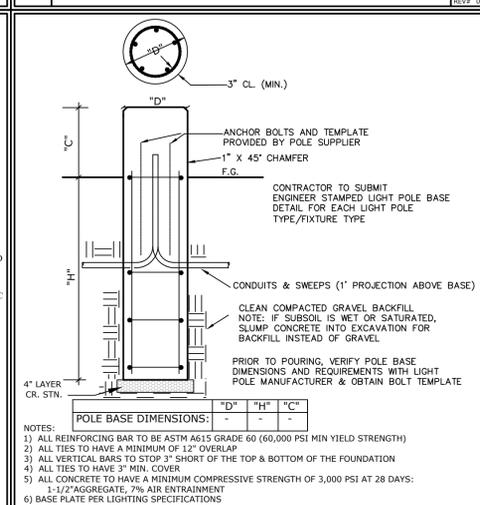
STONE DISCHARGE APRON



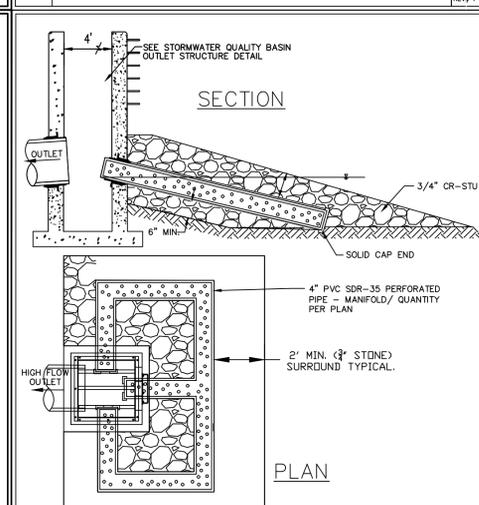
FLARED END SECTION CMP 12" ROUND



PERVIOUS BERM/ LEVEL LIP SPREADER



LIGHT POLE BASE



SWMA REVERSE SLOPE TRICKLE FILTER

PRELIMINARY

NO.	01/02/26	ISSUE FOR SPECIAL PERMIT ONLY	BMR
DATE		REVISION/ISSUE	BY

DETAILS

PROJECT TITLE
FAIRVIEW HOSPITAL
Lewis Avenue
Great Barrington, MA.

SCALE
AS NOTED

DATE
9/1/25

DESIGNED BY
SAM

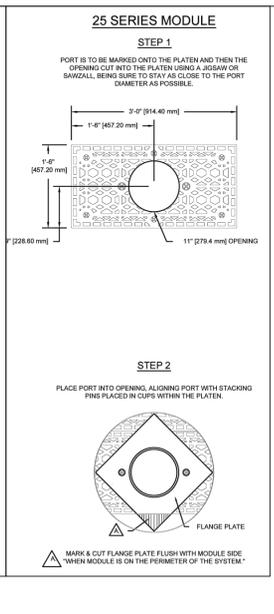
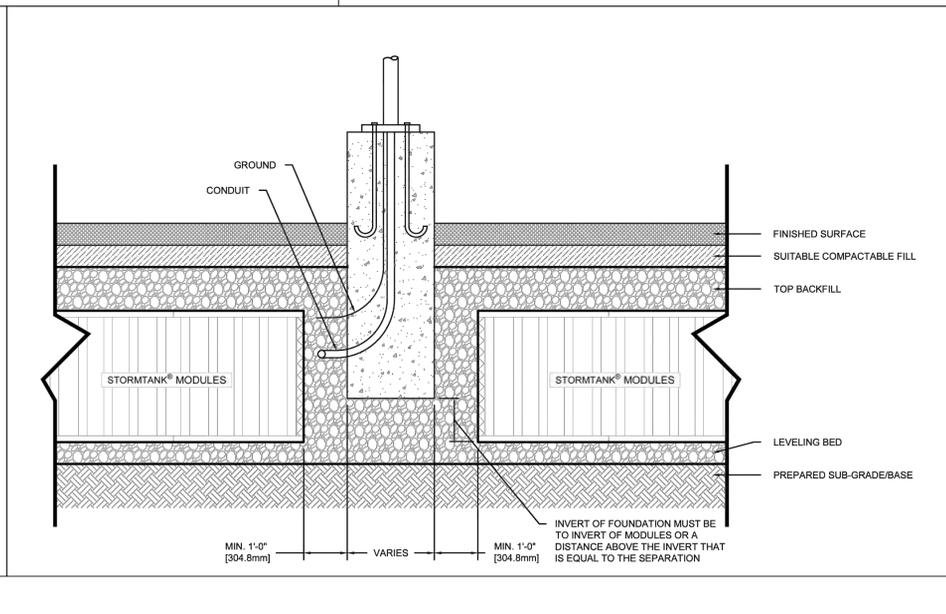
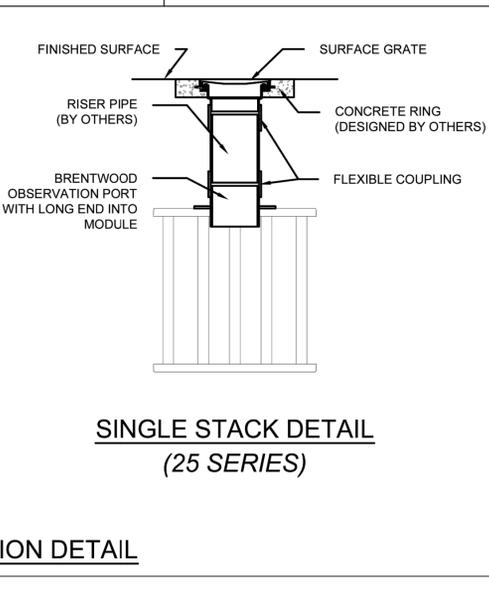
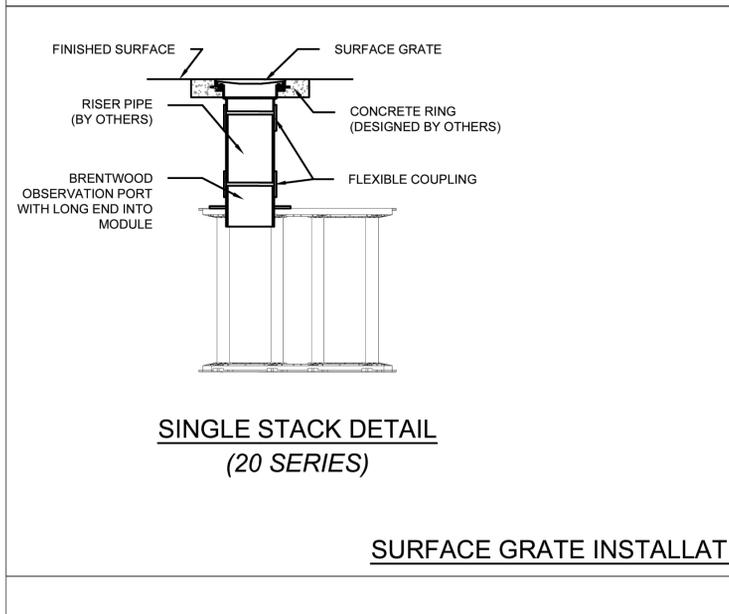
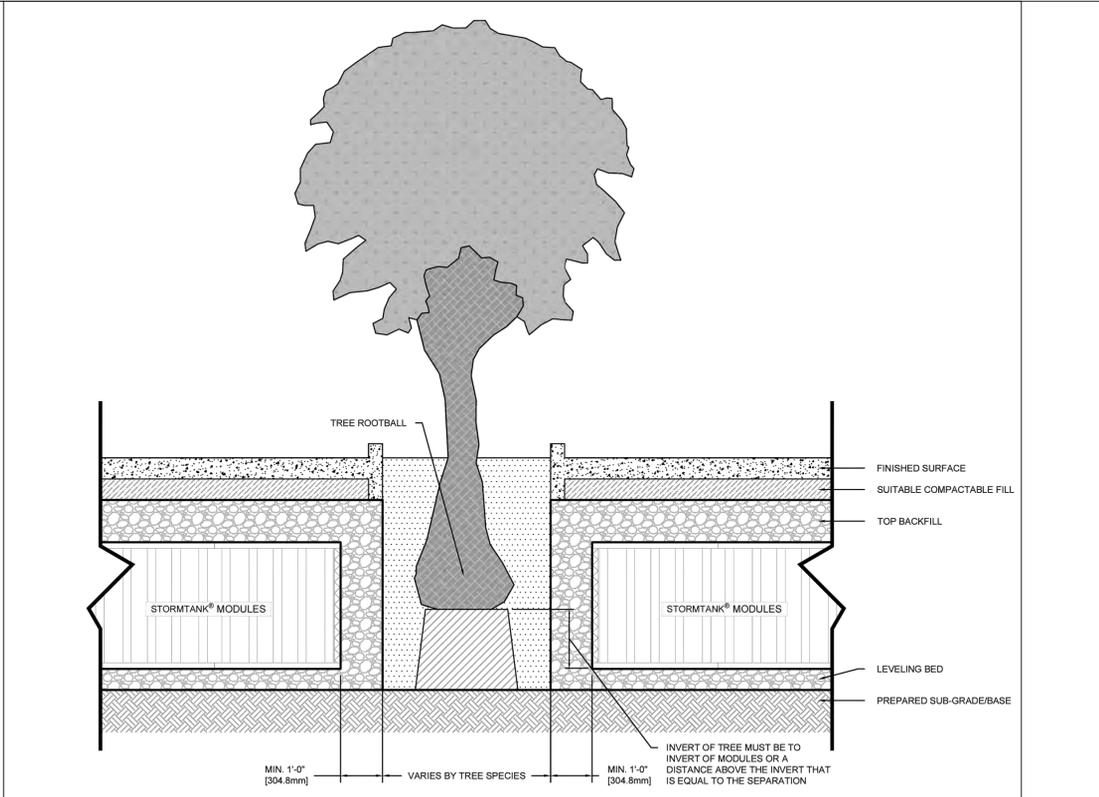
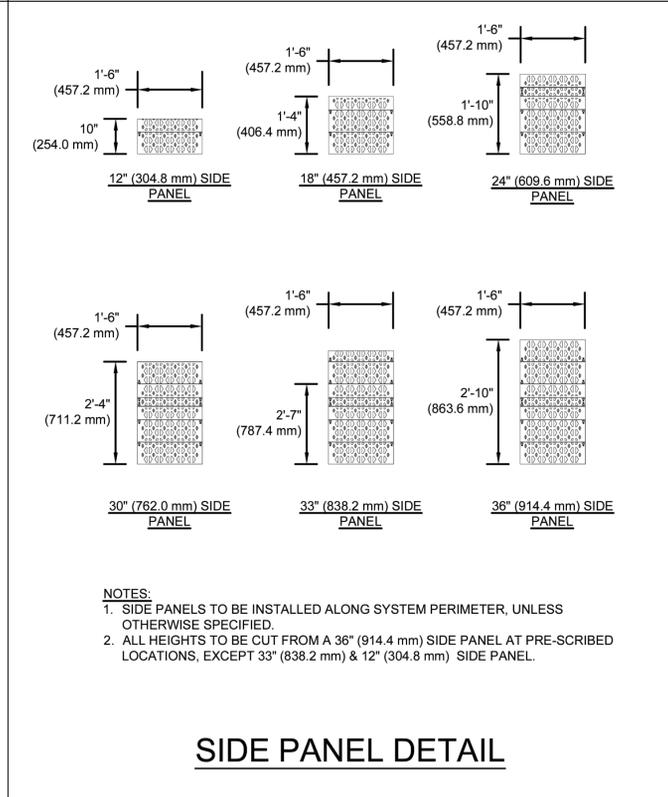
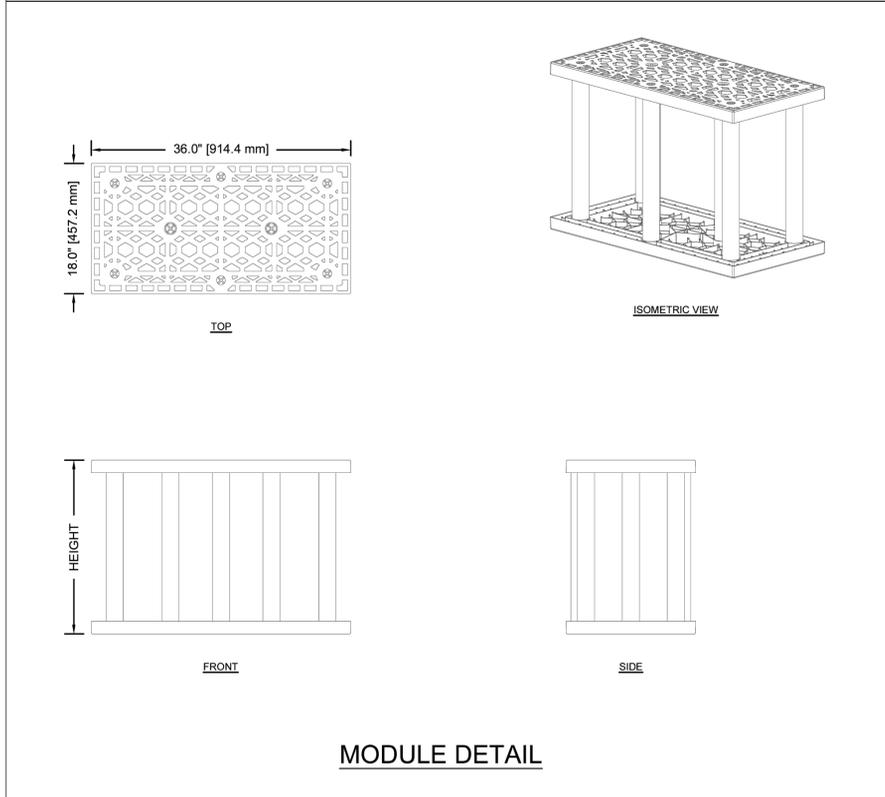
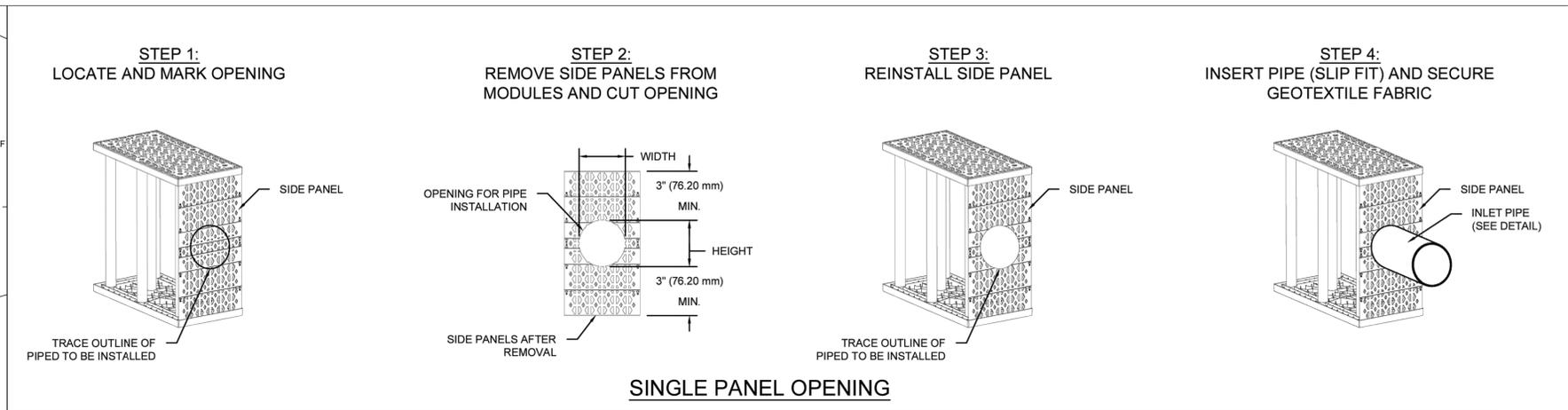
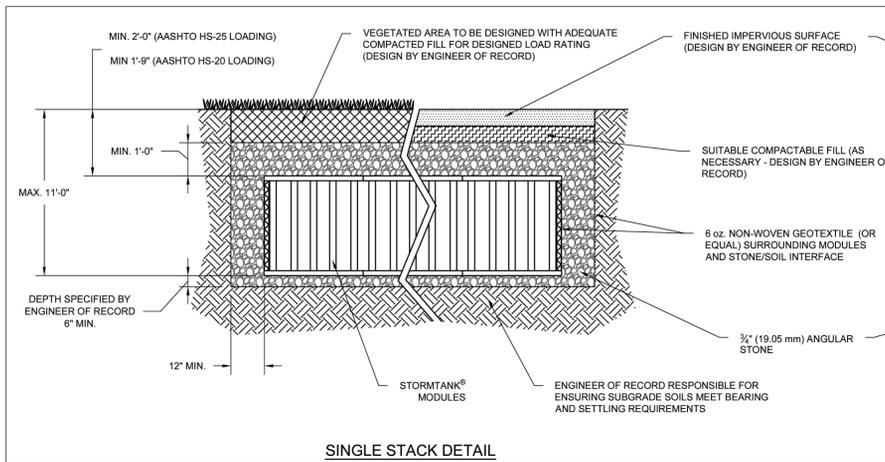
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SCT

CHECKED BY

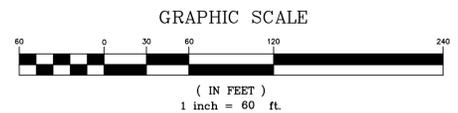
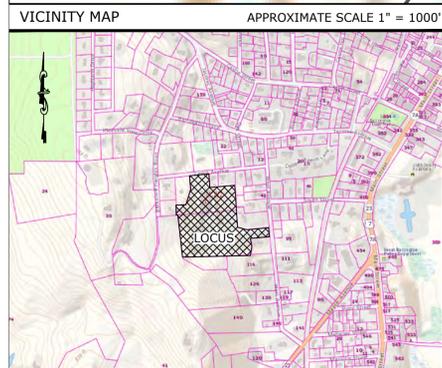
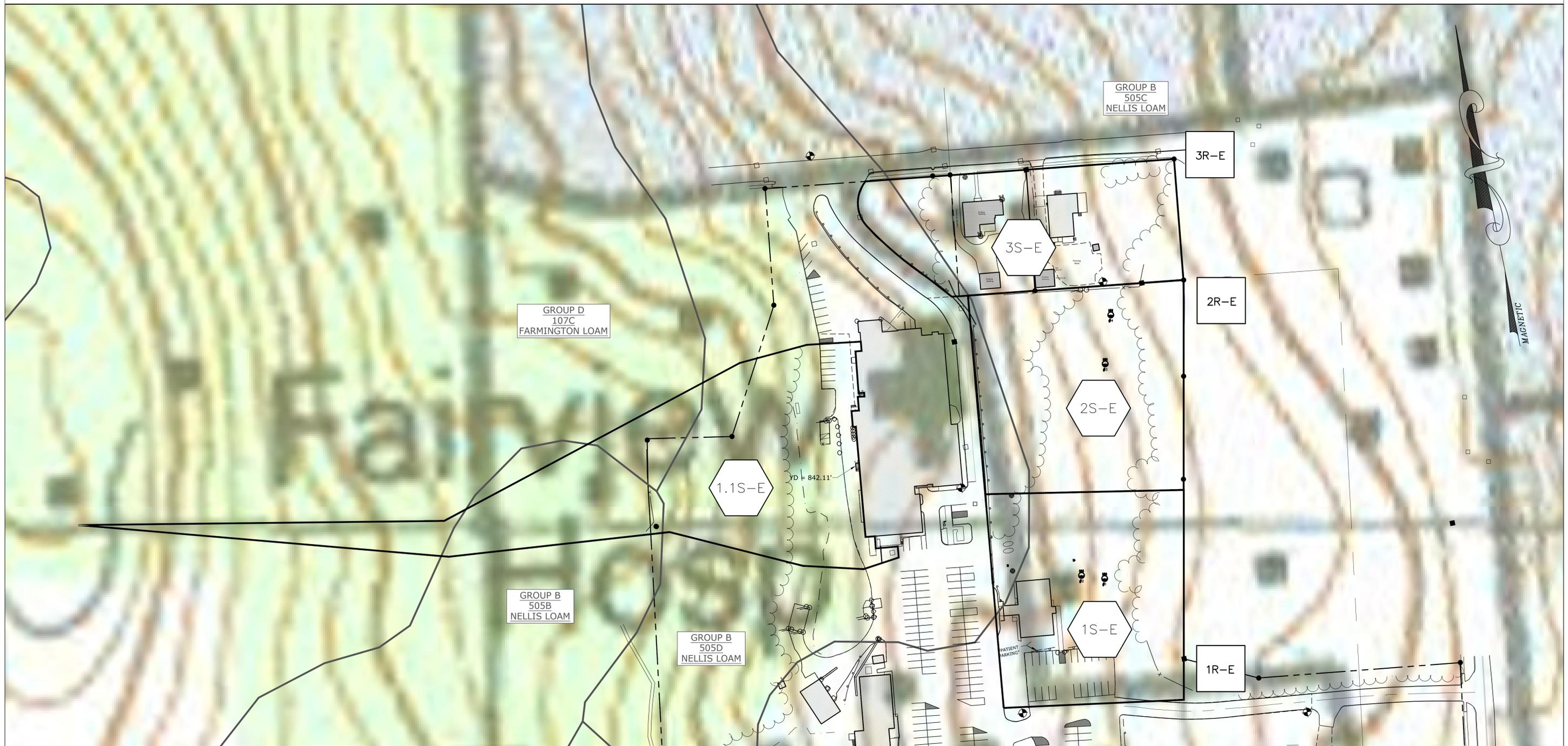
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C-6.2

OF SHEETS
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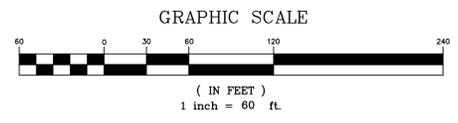
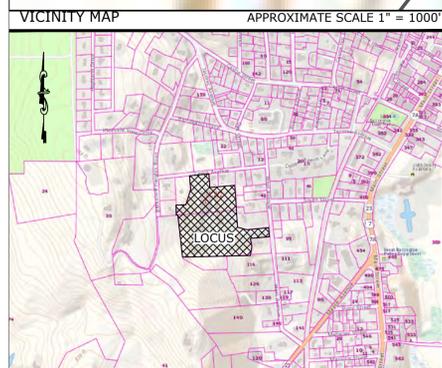
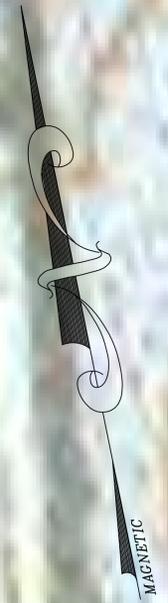
FORESIGHT LAND SERVICES, INC. ENGINEERING SURVEYING PLANNING



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DATE 9/1/25		DESIGNED BY SAM
PROJECT TITLE FAIRVIEW HOSPITAL		DRAWN BY SCT
Lewis Avenue		CHECKED BY
Great Barrington, MA.		SHEET NO. C-6.4
FORESIGHT LAND SERVICES		ENGINEERING SURVEYING PLANNING
<small>FORESIGHT LAND SERVICES, INC.</small>		<small>OF SHEETS</small>
		2814D12

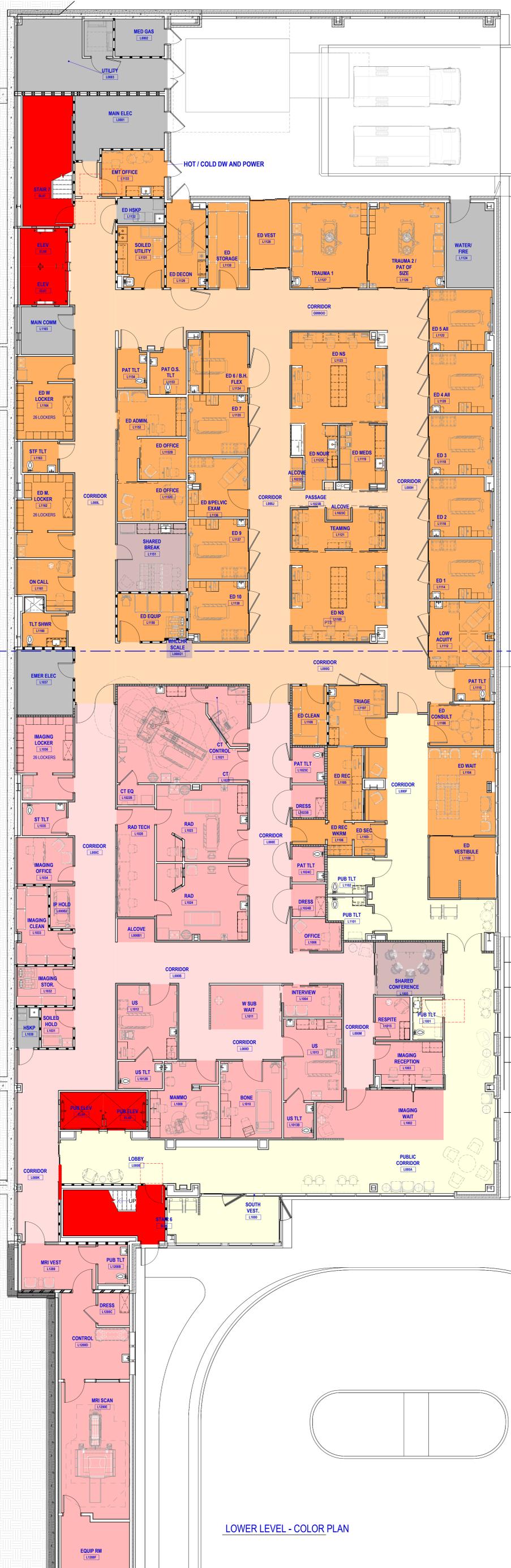


PRELIMINARY			
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SHEET TITLE EXISTING DRAINAGE AREA PLAN			PROJECT NO. E2814
PROJECT TITLE FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.			SCALE AS NOTED
DESIGNED BY SAM			DATE 12.5.2025
DRAWN BY AZM			CHECKED BY
CHECKED BY			SHEET NO. DA-1
FORESIGHT LAND SERVICES  ENGINEERING SURVEYING PLANNING FORESIGHT LAND SERVICES, INC.			OF SHEETS
			2814D12



PRELIMINARY			
NO.	DATE	REVISION/ISSUE	BY
SHEET TITLE PROPOSED DRAINAGE AREA PLAN			PROJECT NO. E2814
PROJECT TITLE FAIRVIEW HOSPITAL Lewis Avenue Great Barrington, MA.			SCALE AS NOTED
DESIGNED BY SAM			DATE 12.5.2025
DRAWN BY AZM			CHECKED BY
			SHEET NO. DA-2
			OF SHEETS
			2814D12

- Emergency Corridor
- Emergency Services
- PUBLIC
- Radiology/Imaging
- SHARED SUPPORT
- SUPPORT
- VERTICAL CIRC



LOWER LEVEL - COLOR PLAN

12/20/2025 8:34:01 AM Autodesk Docs (2424255-Berk-Fairview_Hosp_Exp040205_BerkshireFairviewHospital_Expansion_A_RSE.rvt

UP TO EXTERIOR
DOOR ON FIRST
FLOOR

- PUBLIC
- SPD
- SUPPORT
- Surgery
- Surgery Corridor
- Surgery Support
- VERTICAL CIRC



1 GROUND LEVEL - COLOR PLAN
SCALE: 1/8" = 1'-0"

**BERKSHIRE HEALTH SYSTEM
- FAIRVIEW HOSPITAL
EXPANSION**

GREAT BARRINGTON, MA

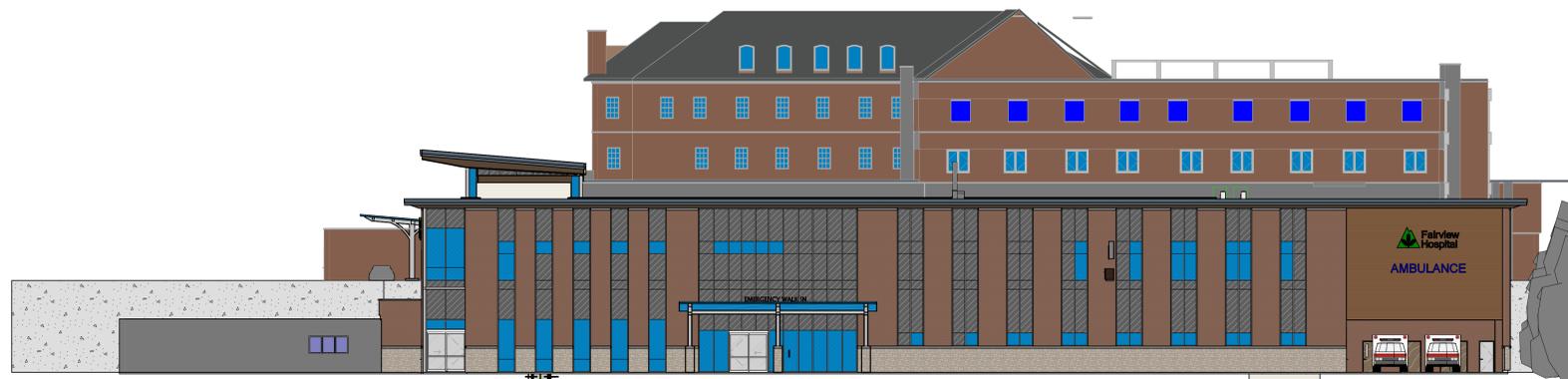
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ERDMAN COMPANY

Engineering Services Provided By:
ERDMAN COMPANY

Consultant Services Provided By:



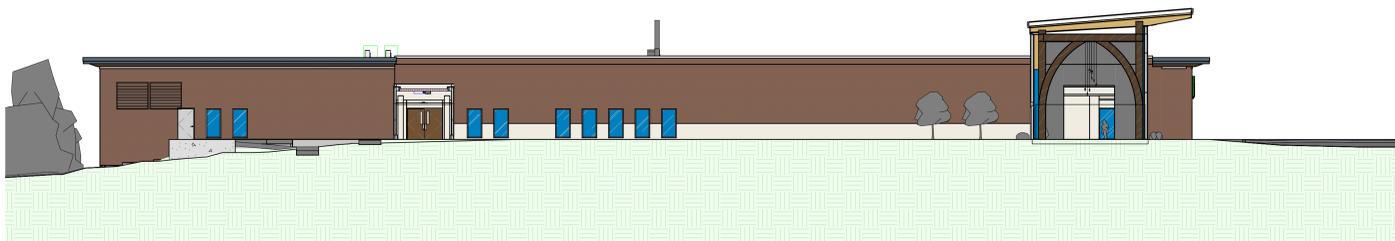
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SCALE: 1/16" = 1'-0"



2 EXTERIOR ELEVATION - WEST - OVERALL
SCALE: 1/16" = 1'-0"



4 EXTERIOR ELEVATION - NORTH - OVERALL
SCALE: 1/16" = 1'-0"



3 EXTERIOR ELEVATION - EAST - OVERALL
SCALE: 1/16" = 1'-0"

2	Issue for DD	09-30-2025
1	FOR CM RFP	08-20-2025
No.	Description	Date

Document Release

INTERIM REVIEW
THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW. IT IS NOT TO BE USED FOR REGULATORY APPROVAL, BIDDING, PERMIT OR CONSTRUCTION PURPOSES.

Sheet Name
EXTERIOR ELEVATIONS

Dm:IA Chk:ERDMAN

Sheet Number

A201

JOB #240255



Service Ingress/Egress

Lewis Avenue

ED Ingress

Proposed Supplemental Major Deciduous and Evergreen Tree Plantings along Landscape Buffer



Existing Parking: 19 Stalls

Existing Hospital

Courtyard & Gardens

Emergency Department

Ambulance Entry

Parking Zone A 44 Stalls

Walk-In Entry

Imaging Department

Hospital Entry

MRI Cassettes

Existing Building

Parking Zone B 71 Stalls

Existing Garage

Existing Ambulance Garage

Existing Parking: 59 Stalls

Parking Zone C 16 Stalls

Parking Zone D 67 Stalls

Parking Zone E 67 Stalls

Proposed 6' H x 160' L Cedar Privacy Fence w/ Lattice Top Treatment, along Property-line

West Avenue



Executive Office of
Housing & Livable Communities

Seasonal Communities Overview

Western MA Seasonal Communities Info Session
February 4, 2025



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Designation Overview

What is the Seasonal Communities Designation? Why was it created?



The Seasonal Communities designation was created as part of the Affordable Homes Act, passed by the Legislature and signed into law by Governor Maura Healey on Aug. 6, 2024. The historic legislation authorized \$5.16 billion in spending over the next five years along with nearly 50 policy initiatives to counter rising housing costs caused by high demand and limited supply.

The Seasonal Communities designation is designed to recognize and support the unique needs of Massachusetts communities that experience substantial variations in seasonal visitation, employment, and housing demand.

The designation supports these municipalities with distinctive tools to benefit the year-round residents, artists and essential public employees who make these communities attractive destinations for seasonal visitors.

These tools include year-round occupancy restrictions, a housing preference for essential public employees, and more.

Sources:

- [Section 32 of Chapter 150 of the Acts of 2024 \(HTML\)](#)
- [Section 32 of Chapter 150 of the Acts of 2024 \(PDF\)](#)



How Does a City/Town Become a Seasonal Community? (VIII)



Statute sets out the following criteria for Seasonal Communities designations:

The AHA establishes that the following communities should be offered designation automatically*, including:

- All municipalities in the counties of Dukes and Nantucket;
- All municipalities with over 35% seasonal housing units in Barnstable county; and
- All municipalities with more than 40% seasonal housing units in Berkshire county.

**The list of communities for which designation as Seasonal Communities is ordered by statute is included on the next slide (slide 5).*

The law also lists criteria which EOHLC may consider in offering additional Seasonal Communities designations; including:

- High rates of short-term rentals;
- Significant population increases in seasonal visitors;
- Large disparities between the area median income and the income required to purchase a median home price;
- High percentage of seasonal housing stock
- High variations in monthly employment

**A list of communities designated as Seasonal Communities in December 2025 according to the above metrics is included on the following slide (slide 7).*

Note: The local legislative body of a municipality offered the designation must vote to accept the designation before statutory provisions apply.

How Does a Community Become a Seasonal Community? (II/III)



List of communities automatically offered designation as Seasonal Communities per statute*:

Municipality	County	% Seasonal Units
Brewster	Barnstable County	41.4%
Chatham	Barnstable County	54.5%
Dennis	Barnstable County	51.9%
Eastham	Barnstable County	57.1%
Harwich	Barnstable County	38.8%
Orleans	Barnstable County	47.0%
Provincetown	Barnstable County	55.7%
Truro	Barnstable County	71.3%
Wellfleet	Barnstable County	57.9%
Alford	Berkshire County	42.5%
Becket	Berkshire County	46.4%
Hancock	Berkshire County	58.0%
Monterey	Berkshire County	53.2%

Municipality	County	% Seasonal Units
Mount Washington	Berkshire County	49.1%
Otis	Berkshire County	56.0%
Stockbridge	Berkshire County	43.6%
Tyringham	Berkshire County	40.5%
Chilmark	Dukes County	65.5%
Edgartown	Dukes County	69.2%
Aquinnah	Dukes County	47.2%
Gosnold	Dukes County	85.9%
Oak Bluffs	Dukes County	56.3%
Tisbury	Dukes County	48.5%
West Tisbury	Dukes County	56.4%
Nantucket	Nantucket County	59.9%

***Bolded font indicates communities which have voted to accept the Seasonal Communities designation as of January 2026**

How Does a Community Become a Seasonal Community? (II/III)



List of communities offered designation considering criteria for additional designations:

Municipality	County	% seasonal units	% Short-Term Rentals
Barnstable	Barnstable	23.00%	5.42%
Bourne	Barnstable	18.08%	3.46%
Falmouth	Barnstable	30.22%	5.99%
Mashpee	Barnstable	30.74%	6.05%
Sandwich	Barnstable	13.49%	6.14%
Yarmouth	Barnstable	32.22%	7.30%
Egremont	Berkshire	33.23%	6.43%
Great Barrington	Berkshire	12.71%	7.60%
Lee	Berkshire	12.64%	3.34%

Municipality	County	% Seasonal Units	% Short-Term Rentals
Lenox	Berkshire	20.92%	3.89%
New Marlborough	Berkshire	33.63%	9.14%
Richmond	Berkshire	20.91%	4.21%
Sandisfield	Berkshire	35.49%	4.96%
Sheffield	Berkshire	14.41%	3.39%
West Stockbridge	Berkshire	36.44%	5.56%
Williamstown	Berkshire	12.83%	3.63%
Hawley	Franklin	16.39%	6.56%
Monroe	Franklin	24.29%	5.71%

Note: These communities were offered the Seasonal Communities designation in December 2025 and are now eligible to vote to accept the designation



Designation Benefits

Designation Benefits: Overview



The Seasonal Communities designation empowers communities with unique tools to meet year-round housing needs:

- Year-Round Housing Trusts and Occupancy Restrictions
- Essential Public Employee Housing Preference
- Year-Round Artist Housing
- Residential Property Tax Exemption Increase
- CIP Funding made available through annual NOFA

Designation Benefits: Year-Round Housing Trusts & Occupancy Restrictions



Year-Round Housing Trust Funds

- Designated communities may establish year-round housing trusts, similar to affordable housing trusts (except: 3-yr terms; exemptions from taxation, 30B for intra-municipal transfers)
- Trusts support the creation and preservation of Affordable (up to 80% AMI) and Attainable* (up to 250% AMI) housing for year-round residents
- Trusts may be regional, terms of regional trust established by member municipalities

Year-Round Occupancy Restrictions

- Designated communities may acquire year-round housing occupancy restrictions
- Must occupy unit as principal residence for 10+ months per year, with reasonable exceptions as allowed locally
- 30-yr term unless otherwise specified, may not currently be held in perpetuity

*Attainable housing units must satisfy existing requirements for SHI inclusion to be counted



Designation Benefits:

Essential Public Employee Preference & Artist Housing



Essential Public Employee Preference

Preference may be employed when:

- A Seasonal Community supports development through financial assistance, property tax relief, or donation of land

Preference may be employed for:

- Households with at least one municipal, county, or state employee (defined in line with Conflict of Interest Law (M.G.L. 268A)) essential for public health and safety in a Seasonal Community
 - Includes, but is not limited to: teachers at public institutions, public works employees, publicly employed first-responders, town administrators, and other employees essential for municipal operations
 - Employees may be full-time, part-time, intermittent, or volunteer

Artist Housing

- Municipalities may develop year-round housing for artists
- Artist defined as a person who "by vocation produces or supports artistic and literary activities," allowing flexibility for municipalities to further define

Designation Benefits: Residential Property Tax Exemption



Residential Property Tax Exemption

- Municipalities which have already adopted the Residential Property Tax Exemption may increase the exemption to up to 50% of the avg. assessed value of all class one, residential parcels within that municipality
- Municipalities must adopt the increase at the option of their select board, or their mayor with the approval of their city council
- Municipalities must then, upon request, provide the Commissioner of Revenue with evidence of a) designation acceptance and b) vote to increase the exemption
- Still subject to other requirements of M.G.L. c.59, § 5C, which establishes exemption authority



Designation Benefits: CIP Funding



Seasonal Communities CIP Funding

- The Capital Investment Plan makes up to \$4 million available in FY26 and FY27 to support Seasonal Communities (\$2M in each fiscal year)
- FY26 NOFA issued to eligible communities (14 communities that accepted) to apply for \$2M in total funding
- All eligible communities that **accepted the designation** were eligible to receive a grant of \$50,000 - \$175,000 for permissible activities, based on population
- All eligible communities applied, and applications are now being reviewed
- Permissible activities listed in the NOFA included:
 - Planning and zoning activities, including, but not limited to: 1) Planning activities related to housing needs assessments, 2) Zoning and/or bylaw revisions to implement Seasonal Communities policies, and 3) Planning for housing development.
 - Local actions for housing development, including but not limited to: 1) Funding for housing development projects, 2) Technical Assistance to establish a Year-Round Housing Trust Fund, and 3) Seed funding for Year-Round Housing Trust to support housing development.
 - Public horizontal infrastructure projects to leverage housing development, including pre-construction (design/engineering documents) and/or construction related to: 1) Sewer lines, septic systems, and other sanitary waste disposal systems, water lines, wells, and water treatment systems; 2) Utility extensions; 3) Streets, roads, curb cuts, and other transit improvements such as crosswalks and pedestrian and bicycle ways; and 4) Other related horizontal infrastructure work adjacent to planned or imminent housing improvements.



Designation Requirements

Designation Requirements



Overall

- Requires that municipalities adopt zoning that permits 1) undersized lot and 2) tiny house development as-of-right in all single-family residential zoning districts

Undersized Lots

- Limits as-of-right requirement to year-round, attainable housing units
- Prohibits residential units on undersized lots from being rented for less than 6 months

Tiny Houses

- Limits as-of-right requirement to year-round housing units
- Requires tiny houses to comply with state building code and local enhancements (e.g. opt-in energy code), applicable water and sewer requirements, floor-to-area ratio requirements
- Allows municipalities to further regulate movable tiny houses



Regulation Update



- **HLC received 50+ substantive individual comments on draft regulations, including comments from:**
 - 9 seasonal communities
 - 10 nonprofit, advocacy organizations, and regional planning agencies
 - 30 individual residents
- **Regulations are in the final stage of promulgation process, and final regulations will be promulgated shortly, with updates to draft regulations including:**
 - Year-Round Occupancy Restrictions: Updated approach adds flexibility to allow occupancy restrictions through instruments other than deed restrictions
 - Tiny House & ADU Overlap: Updated approach specifies that tiny house requirement applies only to tiny houses as principal dwellings
 - Undersize Lots - New vs Existing: Updated approach requires attainable housing to be allowed as-of-right for existing lots. Communities can allow attainable housing on new lots by-right if they choose.
 - Lot size: Updated approach specifies that municipalities must allow attainable housing as-of-right on undersized lots are at least 10,000 sq ft in size or 25% of the district's minimum lot size, whichever is larger. Municipalities may choose to set lower thresholds if they choose.
 - Setbacks: Updated approach specifies that undersized lot developments must have at least 1 foot of setbacks for every 1,000 sq feet of lot size unless the municipality grants a waiver. However, the setback requirements can't exceed 15 feet of setbacks and 20 feet of frontage, no matter the lot size.



Next Steps

Next Steps



- **Early February:** Final Regulations Available
 - Filed and publicized February 4, likely in force on February 27
- **Mid-February:** Save the Date for Seasonal Communities Office Hours
 - Monday, February 9, 2:30-4 PM
 - Tuesday, February 10, 2-3PM
 - Wednesday, February 11, 3:30-6PM
 - **Sign Up Here:** <https://doodle.com/meeting/participate/id/bm0q9QAa/vote>



Thoughts? Questions?

Share today or contact us at:

EOHLCSeasonalCommunities@Mass.Gov

Find more information about the **Seasonal Communities Designation**, including the **Seasonal Communities Advisory Council's first Annual Report** at:

<https://www.mass.gov/info-details/seasonal-communities>

760 CMR 76.00: Seasonal Communities

Section

- 76.01 Statement of Purpose
- 76.02 Definitions
- 76.03 Designation and Acceptance
- 76.04 Zoning Requirements
- 76.05 Year-round Housing Trust Fund
- 76.06 Housing Preference for Seasonal Community Essential Public Employees
- 76.07 Artist Housing
- 76.08 Comprehensive Housing Needs Assessment
- 76.09 Year-round Housing Occupancy Restrictions
- 76.10 Residential Exemption
- 76.11 Waivers
- 76.12 Revocation of Designation by EOHLIC

76.01: Statement of Purpose

The Seasonal Community designation was established by St. 2024, c. 150 § 5 (the Act) and creates a framework for designating communities with substantial seasonal variations in employment and developing policies and programs to help them unlock production and preservation opportunities for affordable and attainable year-round housing. The designation is designed to recognize the unique challenges in these municipalities and to create distinctive tools to address their housing needs. To effectuate the Act, 760 CMR 76.00, establishes frameworks for the implementation of the powers made available to, and the requirements placed upon, a Seasonal Community.

76.02: Definitions

Acquired. To purchase or obtain ownership of a Dwelling Unit in fee simple or to otherwise purchase or obtain a leasehold interest in a Dwelling Unit.

Affordable Housing Restriction. As defined in M.G.L. c. 184, § 31 and approved by EOHLIC pursuant to M.G.L. c. 184, § 32.

Area Median Income or AMI. The area median household income as determined by the United States Department of Housing and Urban Development.

Artist Housing. An Attainable Housing Unit that is designed for occupancy by households containing at least one person who by vocation produces or supports artistic and literary activities as may be defined by a Seasonal Community and will use the Dwelling Unit in pursuit of the artistic or literary vocation.

As of Right. As defined in M.G.L. c. 40A, § 1A.

Attainable Housing Unit. A Year-round Housing Unit that is subject to an Affordable Housing Restriction or any other use restriction, whether stated in the form of a deed restriction, easement, covenant or condition in any deed, mortgage, will, agreement, lease, or other legally binding instrument, executed by or on behalf of the owner of the land that limits occupancy to an individual or household with income that does not exceed 250% AMI, or such lower limit as may be established by a Seasonal Community,. Nothing in 760 CMR 76.00 changes the Subsidized Housing Inventory eligibility criteria, and no Attainable Housing Unit shall be counted on the Subsidized Housing Inventory unless it satisfies the requirements for the Subsidized Housing Inventory under 760 CMR 56.03(2) or any other regulation or guidance issued by EOHLC.

Board. The board of trustees for a Trust.

Building Code. The Massachusetts state building code, 780 CMR.

Commissioner. The Commissioner of the Department of Revenue.

Comprehensive Housing Needs Assessment. An assessment of housing needs in a Seasonal Community in accordance with 760 CMR 76.08.

County Agency. Any department or office of county government and any division, board, bureau, commission, district, institution, tribunal, authority or other instrumentality thereof or thereunder.

County Employee. A person holding an office, position, employment, or membership in a County Agency that serves a Seasonal Community, whether by election, appointment, contract of hire or engagement, whether serving with or without compensation, on a full, regular, part-time, or intermittent basis.

Detached Dwelling Unit. A Dwelling Unit that shares no common or contiguous wall with another building or structure.

Developed. The construction or rehabilitation of a Dwelling Unit, which may include direct financial assistance, property tax relief or donation of municipal land; provided, however, that the term “developed” shall not include technical assistance or other supportive services.

Dwelling Unit. A single housing unit providing complete, independent living facilities for one or more persons, including permanent provisions for living, sleeping, eating, cooking and sanitation.

Endorsement. The signing of a plan of land by the Planning Board of a Seasonal Community pursuant to the subdivision control law under M.G.L. c. 41, § 81K to §

81GG, inclusive, certifying either approval of the plan of land or that approval under the subdivision control law is not required.

EOHLC. The Executive Office of Housing and Livable Communities established pursuant to M.G.L. c. 23B.

EOHLC Office of Fair Housing. The office of fair housing established pursuant to M.G.L. c. 23B, § 31.

Fair Housing Complaint. A complaint alleging housing discrimination pursuant to a state, federal, or local anti-discrimination law, including but not limited to, Title VIII of the Civil Rights Act of 1968 (42 U.S.C. 3601 et seq.), Title II of the Americans with Disabilities Act of 1990 (42 U.S.C. 12101 et seq.), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794), Title VI of the Civil Rights Act (42 U.S.C. 2000d et seq.), and M.G.L. c. 151B, as amended, brought through any of the following: (i) private right of action filed in state or federal court or with the United States Department of Housing and Urban Development, the Massachusetts Commission Against Discrimination, or similar local agency with authority to investigate, adjudicate, and enforce such complaints, or (ii) brought by the United States Department of Housing and Urban Development, the United States Department of Justice, the Massachusetts Commission Against Discrimination, the Massachusetts Office of the Attorney General, or a local agency with similar authority to bring such complaints.

Frontage. The horizontal distance between the side boundaries of a Lot, measured along the front Lot line abutting a street, way, or other means of physical access, as may be defined by a Seasonal Community.

Floor Area. The sum of the areas of a Dwelling Unit of compliant ceiling height pursuant to the Building Code, measured from the interior faces of exterior walls but excluding crawl spaces, lofts, enclosed porches and similar spaces.

Internal Revenue Code. The United States Internal Revenue Code.

Local Building Code. Rules and regulations imposing more restrictive standards than those established by the Building Code for construction, alteration, repair, demolition, and removal in a city or town that have been approved by the Board of Building Regulations and Standards pursuant to M.G.L. c. 143, § 98.

Lot. An area of land with definite boundaries that is used, or available for use, as the site of a structure, or structures.

Movable Tiny House. A Tiny House that is a House Trailer or Auto Home, as defined in M.G.L. c. 90, § 1 or has been determined by the registrar of motor vehicles to be a motor vehicle, as defined in M.G.L. c. 90, § 1 and is required to be registered pursuant to M.G.L. c. 90.

Municipal Agency. Any department or office of a city or town government and any council, division, board, bureau, commission, district, regional school district, institution, tribunal, authority or other instrumentality thereof or thereunder.

Municipal Employee. A person holding an office, position, employment or membership in a Municipal Agency of a Seasonal Community, whether by election, appointment, contract of hire or engagement, whether serving with or without compensation, on a full, regular, part-time, or intermittent basis, but excluding (1) elected members of a town meeting and (2) members of a charter commission established under Article LXXXIX of the Amendments to the Constitution.

Planning Board. As defined in M.G.L. c. 41, § 81L.

Primary Residence. The primary place of residence for an individual or household as determined by a Seasonal Community.

Recording. A deed or other title instrument establishing that the Lot that has been duly recorded in the registry of deeds or registered in the district of the land court in the county where the Lot is located.

Regional Trust. A Year-Round Housing Trust Fund created pursuant to M.G.L. c. 23B, §32(d)(iv) for the participation and benefit of more than one (1) Seasonal Community.

Residential Property Tax Exemption. The residential property tax exemption for class one, residential properties adopted pursuant to M.G.L. c. 59, §5C that is applied only to the principal residence of a taxpayer as used by the taxpayer for income tax purposes.

Seasonal Community Essential Public Employee. A household where at least one person is a Municipal Employee, County Employee or State Employee whose employment is necessary to the public health and public safety of maintaining a year-round community in a Seasonal Community, including, but not limited to, teachers at public institutions, public works employees, public safety employees, publicly employed first responders, town administrators and other employees essential for municipal operations.

Seasonal Community. A municipality that has been designated as a seasonal community and has accepted such designation pursuant to M.G.L. c. 23B, § 32(b).

Secretary. The Secretary of EOHLC.

Setback. The minimum linear distance between a boundary of a Lot and a structure located on said Lot.

Single-family Residential Zoning District. Any Zoning District where single-family residential dwellings are a permitted or an allowable use, including any Zoning District where single-family residential dwellings are allowed As of Right or by Special Permit.

Special Permit. A permit issued by a Municipality's special permit granting authority pursuant to M.G.L. c. 40A, § 9.

State Agency. Any department of state government including the executive, legislative or judicial, and all councils thereof and thereunder, and any division, board, bureau, commission, district, institution, tribunal, authority or other instrumentality within such department, and any independent state authority, district, commission, instrumentality or agency.

State Employee. A person holding an office, position, employment, or membership in a State Agency, whether by election, appointment, contract of hire or engagement, whether serving with or without compensation, on a full, regular, part-time, or intermittent basis.

Subsidized Housing Inventory. As defined in 760 CMR 56.02.

Tiny House. A Detached Dwelling Unit that is the principal dwelling on a Lot and is not more than 400 square feet in Floor Area.

Trust. A Year-Round Housing Trust Fund created pursuant to M.G.L. c. 23B, § 32(d)(iv), including Regional Trusts.

Undersized Lot. A Lot that at the time of Recording or Endorsement is located in a Single-family Residential Zoning District, does not meet the minimum Lot size requirements for the Zoning District and has not merged with an adjacent Lot under common ownership.

Year-round Housing Occupancy Restriction. A limitation on the use and occupancy of a Dwelling Unit, whether or not stated in the form of a deed restriction, easement, covenant or condition in any deed, mortgage, will, agreement, lease or other legally binding instrument, executed by or on behalf of the owner of the land that limits occupancy to individuals or households who have executed an agreement with a Seasonal Community, or its designee, to occupy the Dwelling Unit as their Primary Residence for not less than 10 months in a 12-month period, subject to reasonable exceptions for temporary absences as may be included in such agreement. Such agreement shall be recorded with the registry of deeds or registered in the district of the land court in the county where the Dwelling Unit is located and shall be made part of the deed that encumbers such Dwelling Unit.

Year-round Housing Unit. A Dwelling Unit located in a Seasonal Community that is subject to a Year-round Housing Occupancy Restriction.

Zoning. Ordinances and by laws, including base, underlying, and overlay zoning, adopted by cities and towns to regulate the use of land, buildings and structures to the full extent of the independent constitutional powers of cities and towns to protect the health, safety and general welfare of their present and future inhabitants.

Zoning District. A geographic area within a Municipality which, pursuant to Zoning, is subject to use and structure requirements that are uniform within the area.

76.03: Municipal Acceptance or Denial of a Seasonal Communities Designation

(1) A municipality that has received a Seasonal Community designation pursuant to M.G.L. c. 23B, § 32(b) shall accept or deny such designation by majority vote of the municipal legislative body pursuant to M.G.L. c. 4, § 4 and shall notify the Secretary of the result of said vote within ten (10) business days via certified mail, or any other method specified by the Secretary.

(2) A municipality that has accepted a designation pursuant to 760 CMR 76.03(1) may revoke such designation in the same manner as acceptance.

(3) A municipality that votes to deny a designation under 760 CMR 76.03(1) may subsequently accept the designation by majority vote of the municipal legislative body and notify the Secretary pursuant to 760 CMR 76.03(1) without the need for redesignation pursuant to M.G.L. c. 23B, § 32(b).

76.04: Zoning Requirements

(1) A Seasonal Community shall amend its Zoning to allow the following uses As of Right in Single-family Residential Zoning Districts, in accordance with the procedures for Zoning adoption and amendment set forth in M.G.L. c. 40A:

(a) A Seasonal Community shall amend its Zoning to allow Tiny Houses As of Right in Single-family Residential Zoning Districts, provided that such As of Right Zoning for Tiny Houses shall include the following:

1. A requirement that Tiny Houses shall be Year-round Housing Units;
2. A requirement that Tiny Houses shall comply with all applicable requirements of the Building Code and all applicable requirements of the Local Building Code, if any; and
3. Provisions that may allow or further regulate Movable Tiny Houses.

(b) A Seasonal Community shall amend its Zoning to allow Attainable Housing Units on Undersized Lots As of Right in Single-family Residential Zoning Districts, provided that such As of Right Zoning for Attainable Housing Units on Undersized Lots shall require the following:

1. As of Right Zoning for Attainable Housing Units on Undersized Lots established pursuant to this section shall, at a minimum, allow Attainable Housing Units As of Right if the Undersized Lot is at least 10,000 square feet or 25 percent (25%) of the minimum lot size for the Single-family Residential Zoning District where the Undersized Lot is located, whichever is greater; provided, however, that nothing in 760 CMR 76.04 prohibits a Seasonal Community from establishing more permissive

Lot size requirements for the As of Right development of Attainable Housing Units on Undersized Lots.

2. As of Right Zoning for Attainable Housing Units on Undersized Lots established pursuant to this section shall not require more than one (1) foot of Setback for every 1,000 square feet of Lot size; provided however, that in no event shall a Setback requirement exceed 15 feet and in no event shall a Frontage requirement exceed 20 feet; and provided further, that nothing in 760 CMR 76.04 prohibits a Seasonal Community from establishing more permissive Setback requirements for the As of Right development of Attainable Housing Units on Undersized Lots.

3. Any single-family residential Dwelling Unit allowed As of Right on an Undersized Lot under Zoning established pursuant to this section shall: (i) to the extent required by the Seasonal Community, adhere to any applicable floor to area ratio requirements of the Seasonal Community and (ii) comply with all applicable federal, state, regional and municipal laws or regulations governing wastewater and sewer systems, provided that any such regional or municipal law or regulation shall not be more restrictive than any federal or state law or regulation, unless a more restrictive regional or municipal law or regulation is necessary to address one or more specific and articulable concerns directly related to public health, safety or welfare and such concerns cannot reasonably be mitigated by alternative means.

4. Any Dwelling Unit, whether an Attainable Housing Unit, or otherwise, that is built on an Undersized Lot under Zoning created pursuant to 760 CMR 76.04(1)(b) shall be subject to a Year-round Occupancy Restriction and shall comply with any applicable prohibitions, limitations, or other requirements of the Seasonal Community related to seasonal homes, as defined by the Seasonal Community, or short-term rentals, as defined by the Seasonal Community, provided that in no event shall a Seasonal Community allow the use of any Dwelling Unit on an Undersized Lot as a seasonal home or short-term rental for less than six (6) months in a year.

(c) Nothing contained within these regulations is intended to supersede or conflict with any federal law which may be applicable to Zoning adopted by a Seasonal Community pursuant to 760 CMR 76.04.

(2) A Seasonal Community shall:

(a) Submit to EOHLC the text of Zoning adopted pursuant to 760 CMR 76.04(1) in the following manner:

1. for Seasonal Communities subject to Attorney General review and approval pursuant to M.G.L. c. 40, § 32, no later than 60 days from final Attorney General action on the submission; or
2. for Seasonal Communities not subject to Attorney General review and approval pursuant to M.G.L. c. 40, § 32, not later than 60 days from adoption by the Seasonal Community.

(b) Maintain a record of all development permitted under such Zoning established pursuant to 760 CMR 76.04(1), which shall include, but not be limited to, the address, gross floor area, and any income restrictions that apply to Dwelling Units developed under such Zoning, and make such record available to EOHLC upon request.

76.05: Year-round Housing Trust Fund

(1) A Seasonal Community may establish a Trust to provide for the creation and preservation of Attainable Housing Units for the benefit of year-round residents.

(2) A Seasonal Community may establish a Trust by a majority vote of the municipal legislative body under M.G.L. c. 4, § 4 and may establish a Regional Trust with other Seasonal Communities, provided that each Seasonal Community participating in such Regional Trust accepts its participation in the Regional Trust by a majority vote of the municipal legislative body.

(3) A Regional Trust shall expire after a set term of calendar years agreed upon by all members to said trust, measured from the date of its creation or reauthorization, unless specifically reauthorized for a subsequent period by all Seasonal Communities participating in such Regional Trust. If EOHLC revokes the designation of a Seasonal Community participating in a Regional Trust pursuant to 760 CMR 76.12, the Seasonal Community that has had its designation revoked may continue to participate in said Regional Trust only until the expiration of such term, or after five (5) years from the creation or authorization of said Regional Trust, whichever is sooner.

(4) Each Trust shall have a Board, which shall include not less than five (5) trustees.

(5) A Board for a Trust that is not a Regional Trust shall include the chief executive officer, as defined by M.G.L. c. 4, § 7, of the city or town, or its designee, and where the chief executive officer is a multi-member body, that body shall designate one (1) of its members to serve on the Board. All other trustees of such Board shall be appointed in a city by the mayor or by the city manager in a Plan D or Plan E municipality, subject in either case, to confirmation by the city council, and in a town by the select board.

(6) A Board for a Regional Trust shall include, to the extent that it is practicable, not less than one (1) resident from each Seasonal Community participating in such Regional Trust. A trustee from each Seasonal Community shall be appointed in a city by the mayor or by the city manager in a Plan D or Plan E municipality, subject in either case, to confirmation by the city council, and in a town by the select board unless the Regional Trust has established a process for participating Seasonal Communities to appoint, elect, or otherwise designate trustees, provided that a Regional Trust shall ensure, to the extent practicable, representation from each community participating in the Trust.

(7) Trustees of a Board for a Trust or Regional Trust shall serve for a term not to exceed three (3) years and may be reappointed for successive terms.

(8) A trustee of a Board for a Trust or Regional Trust may, to the extent not otherwise prohibited by law, serve on any other municipal board or committee, including, but not limited to a board of trustees established pursuant to M.G.L. c. 44, § 55C.

(9) The powers of the Board, all of which shall be carried out in furtherance of the purpose of the Trust and in accordance with M.G.L. c. 44 and M.G.L. c. 23B, § 32, shall include, to the extent not otherwise prohibited by law, the following powers, which may be modified or omitted to the extent authorized by law:

- (a) To accept and receive real property, personal property or money, by gift, grant, contribution, devise or transfer from any person, firm, corporation or other public or private entity, including but not limited to money, grants of funds or other property, including a Year-round Housing Occupancy Restriction, tendered to the Trust in connection with any ordinance or by-law or any general or special law or any other source, including money from M.G.L. c. 44B; provided, however, that any such money received from M.G.L. c. 44B shall be used exclusively for community housing, as defined in M.G.L. c. 44B, § 2, and shall remain subject to all the rules, regulations and limitations of M.G.L. c. 44B when expended by the Trust, and such funds shall be accounted for separately by the Trust; and provided further, that at the end of each fiscal year, the Trust shall ensure that all expenditures of funds received from said chapter 44B are reported to the community preservation committee of the city or town for inclusion in the community preservation initiatives report to the department of revenue;
- (b) To purchase and retain real or personal property;
- (c) To sell, lease, exchange, transfer or convey any personal, mixed, or real property at public auction or by private contract for such consideration and on such terms as to credit or otherwise, and to make such contracts and enter into such undertaking relative to Trust property as the board deems advisable notwithstanding the length of any such lease or contract;
- (d) To execute, acknowledge and deliver deeds, assignments, transfers, pledges, leases, covenants, contracts, promissory notes, releases, grant agreements and other instruments sealed or unsealed, necessary, proper or incident to any transaction in which the Board engages for the accomplishment of the purposes of the Trust;
- (e) To employ advisors and agents, such as accountants, appraisers and lawyers as the Board deems necessary;
- (f) To pay reasonable compensation and expenses to all advisors and agents and to apportion such compensation between income and principal as the Board deems advisable;
- (g) To apportion receipts and charges between incomes and principal as the Board deems advisable, to amortize premiums and establish sinking funds for such purpose, and to create reserves for depreciation depletion or otherwise;
- (h) To participate in any reorganization, recapitalization, merger or similar transactions; and to give proxies or powers of attorney with or without power of substitution to vote any securities or certificates of interest; and to consent to any contract, lease, mortgage, purchase or sale of property, by or between any corporation and any other corporation or person;
- (i) To deposit any security with any protective reorganization committee, and to delegate to such committee such powers and authority with relation thereto as the Board may deem proper and to pay, out of Trust property, such portion of expenses and compensation of such committee as the Board may deem necessary and appropriate;
- (j) To carry property for accounting purposes other than acquisition date values;

- (k) To borrow money on such terms and conditions and from such sources as the Board deems advisable, to mortgage and pledge trust assets as collateral;
- (l) To make distributions or divisions of principal in kind;
- (m) To comprise, attribute, defend, enforce, release, settle or otherwise adjust claims in favor or against the Trust, including claims for taxes, and to accept any property, either in total or partial satisfaction of any indebtedness or other obligation, and to continue to hold the same for such period of time as the Board may deem appropriate;
- (n) To manage or improve real property, including but not limited to subdividing said real property; and to abandon any property which the Board determined not to be worth retaining;
- (o) To hold all or part of the trust property uninvested for such purposes and for such time as the Board may deem appropriate;
- (p) To extend the time for payment of any obligation to the Trust; and
- (q) Any additional powers authorized by any general law or special law.

(10) To the extent authorized by law, moneys paid to the Trust in accordance with any zoning ordinance or by-law, fee, or private contribution may be paid directly into the Trust and need not be appropriated or accepted and approved into the Trust. General revenues appropriated into the Trust may, to the extent authorized by law, become Trust property and, to the extent authorized by law, need not be further appropriated. All moneys remaining in the trust at the end of any fiscal year, whether or not expended by the Board within one (1) year of the date they were appropriated into the Trust, may, to the extent authorized by law, remain Trust property.

(11) To the extent required by law, the Trust shall be a public employer and the members of the board shall be public employees for purposes of chapter 258.

(12) To the extent required by law, the Trust shall be deemed a municipal agency and the Trustees special municipal employees, for purposes of chapter 268A.

(13) The books and records of the Trust shall be audited annually by an independent auditor in accordance with accepted accounting practices.

(14) To the extent required by law, the trust shall be a governmental body for purposes of sections 23A, 23B and 23C of chapter 39.

76.06: Housing Preference for Seasonal Community Essential Public Employees

(1) A Dwelling Unit Acquired or Developed by a Seasonal Community may include a preference for Seasonal Community Essential Public Employees, subject to the following limitations:

- (a) A Seasonal Community Essential Public Employee preference for a Dwelling Unit shall not violate state and federal fair housing laws, which include but are not limited to, Title VIII of the Civil Rights Act of 1968 (42 U.S.C. 3601 et seq.), Title II of the Americans with Disabilities Act of 1990 (42 U.S.C. 12101 et seq.), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794), Title VI of the Civil Rights Act (42 U.S.C.

2000d et seq.), and M.G.L. c. 151B, as amended, including through discriminatory effects on classes of persons protected under such state or federal fair housing laws; and

(b) A Seasonal Community Essential Public Employee preference for a Dwelling Unit that is otherwise eligible for the Subsidized Housing Inventory or is assisted by EOHLC shall comply with all of the following:

1. EOHLC Affirmative Fair Housing Marketing and Resident Selection Plan Guidelines or other related EOHLC guidance or directives pertaining to affirmative fair housing marketing and resident selection, as may be required by EOHLC, and as may be amended from time to time; and
2. Applicable state and federal subsidy program requirements.

(2) A preference for Seasonal Community Essential Public Employees under 760 CMR 76.06(1) may be cited as a state program or policy supporting housing for a specified group for the purposes of the general public use requirement under § 42(g)(9) of the Internal Revenue Code so long as the preference otherwise complies with applicable law and the Seasonal Community has complied with the requirements under 760 CMR 76.06(3).

(3) A Seasonal Community implementing a Housing Preference for Seasonal Community Essential Public Employees under this section shall gather and maintain records including:

- (a) A narrative describing the need for the preference, supported by data collected by the Seasonal Community and any public input presented to the Seasonal Community as may be available.
- (b) A narrative describing how the Seasonal Community determined the employment types that are necessary to the public health and public safety of maintaining a year-round community in the Seasonal Community.
- (c) A narrative describing how the preference will be applied to tenant selection for a Dwelling Units subject to such preference.
- (d) The number of Dwelling Units within the Seasonal Community that the preference applies to. For each Dwelling Unit where the preference applies, the Seasonal Community shall gather and maintain the following:
 1. The date that such preference was applied to the unit;
 2. Whether the unit is an Attainable Housing Unit and the income requirements for occupancy;
 3. Whether the unit is a rental unit or owner-occupied; and
 4. The number of bedrooms in the unit.
- (e) To the extent feasible, a summary of demographic information of applicant and resident households of Dwelling Units subject to the preference, in a form as may be designated by the Secretary.

(4) A Seasonal Community implementing a Housing Preference for Seasonal Community Essential Public Employees under this section shall make available all records gathered and maintained pursuant to 760 CMR 76.06(3) upon reasonable request by EOHLC, in a form that may be designated by the Secretary.

(5) A Seasonal Community implementing a Housing Preference for Seasonal Community Essential Public Employees under this section shall provide written notice to the EOHLC Office of Fair Housing within ten (10) days of any of the following:

- (a) receipt of notice of any Fair Housing Complaint against the Seasonal Community pertaining to such preference; and
- (b) receipt of any information that demonstrates, or may demonstrate upon reasonable investigation, the existence of a Fair Housing Complaint against an owner, manager or agent thereof of a Dwelling Unit subject to such preference.

76.07: Artist Housing

(1) A Seasonal Community may expend funds designated for the creation and preservation of Artist Housing, subject to the following limitations:

- (a) Artist Housing shall not violate state and federal fair housing laws, which include but are not limited to, Title VIII of the Civil Rights Act of 1968 (42 U.S.C. 3601 et seq.), Title II of the Americans with Disabilities Act of 1990 (42 U.S.C. 12101 et seq.), Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794), Title VI of the Civil Rights Act (42 U.S.C. 2000d et seq.), and M.G.L. c. 151B, as amended, including through discriminatory effects on classes of persons protected under such state or federal fair housing laws;
- (b) Artist Housing that is otherwise eligible for the Subsidized Housing Inventory or is assisted by EOHLC shall comply with all of following:
 - 1. EOHLC Affirmative Fair Housing Marketing and Resident Selection Plan Guidelines or other related EOHLC guidance or directives pertaining to affirmative fair housing marketing and resident selection, as may be required by EOHLC, and as may be amended from time to time; and
 - 2. applicable state and federal subsidy program requirements.

(2) A Seasonal Community expending funds designated for the creation and preservation of Artist Housing under this section shall gather and maintain records including, but not limited to:

- (a) A narrative describing the need for the creation and preservation of Artist Housing, supported by data collected by the Seasonal Community and any public input presented to the Seasonal Community as may be available;
- (b) A narrative describing how the Artist Housing will be designed to support the pursuit of artistic or literary vocations; and
- (c) A narrative describing how a household's qualification for Artist Housing will be fairly determined and applied to tenant selection for Artist Housing.

(3) A Seasonal Community expending funds for Artist Housing under this section shall provide written notice, in a form provided by EOHLC, to the EOHLC Office of Fair Housing within ten (10) days of any of the following:

- (a) receipt of notice of any Fair Housing Complaint against the Seasonal Community pertaining to Artist Housing; and

- (b) receipt of any information that demonstrates, or may demonstrate upon reasonable investigation, the existence of a Fair Housing Complaint against an owner, manager or agent thereof of Artist Housing.

76.08: Comprehensive Housing Needs Assessment

- (1) A Seasonal Community may expend funds to develop a Comprehensive Housing Needs Assessment, up to but no more frequently than twice per calendar year, which shall at a minimum examine the following:
 - (a) The Seasonal Community's existing demographics and housing stock, along with a projection of future population and housing needs;
 - (b) The capacity of existing infrastructure to accommodate current population and anticipated future growth in the Seasonal Community; and
 - (c) Housing development constraints and limitations on its current and future needs, including but not limited to availability and capacity of water and sewer infrastructure, availability of developable land, and environmental factors limiting housing development.

76.09: Year-round Housing Occupancy Restrictions

- (1) A Seasonal Community, a Trust, or a Regional Trust of which it is a member, may require, hold and enforce a Year-round Housing Occupancy Restriction for rental or other housing created pursuant to 760 CMR 76.04, 760 CMR 76.05 and 760 CMR 76.07.
- (2) A Year-round Housing Occupancy Restriction held by a Seasonal Community shall, to the extent authorized under M.G.L. c. 184, be exempt from the following:
 - (a) the requirements under MGL c. 184, §§ 27 to § 30, inclusive; and
 - (b) the procedural requirements under M.G.L. c. 184, § 32.
- (3) If a Year-round Housing Occupancy Restriction held by a Seasonal Community provides no term limit, then such restriction shall be subject to the thirty (30) year limitation imposed by M.G.L. c. 184, § 23, unless eligible for exemption pursuant to said § 23.
- (4) If a Dwelling Unit is subject to an Affordable Housing Restriction, the holder of the Year-round Housing Occupancy Restriction shall execute an agreement to subordinate obligations and covenants under the Year-Round Housing Occupancy Restriction to the obligations and covenants under the Affordable Housing Restriction.
- (5) A Seasonal Community shall maintain a record of all Year-round Housing Occupancy Restrictions within the Seasonal Community, including the address and any income restrictions placed on Dwelling Units subject to said Year-round Housing Occupancy Restrictions, and shall make said record available to EOHLIC upon request.

76.10: Residential Exemption

(1) Pursuant to M.G.L. c. 23B, § 32(f), a Seasonal Community that has adopted the Residential Property Tax Exemption, may, at the option of the board of selectmen or mayor, with the approval of the city council, as the case may be, increase such exemption to not more than 50 per cent of the average assessed value of all class one, residential, parcels within such city or town.

(2) Upon request by the Commissioner, a Seasonal Community shall provide to the Commissioner evidence of its acceptance of the Seasonal Community designation and evidence of its vote to increase the residential property tax exemption under 760 CMR 76.10(1). The Commissioner may require modifications to a proposed increase to ensure efficient and lawful administration of local property tax collection, including but not limited to, establishing an effective date for the exemption increase.

(3) A city or town that has revoked a Seasonal Community designation pursuant to 760 CMR 76.03(2) or had a Seasonal Community designation revoked by EOHLC pursuant to 760 CMR 12.00 shall not continue to provide an increase to the Residential Property Tax Exemption pursuant to 760 CMR 76.10(1) and shall be limited to a Residential Property Tax Exemption that does not exceed the maximum exemption provided under M.G.L. c. 59, § 5C.

(4) Nothing in this section shall be construed to modify any other requirements of M.G.L. c. 59, § 5C.

76.11: Waivers

(1) A Seasonal Community may apply to EOHLC for a waiver from any of the requirements under M.G.L. 23B, § 32 and any of the requirements under 760 CMR 76.00 by submitting a form developed by EOHLC which shall require the Seasonal Community to provide a written statement of facts on which such waiver request is based and any supporting documentation, and any additional information as may be required by EOHLC. In deciding whether to grant a waiver, EOHLC may consider whether the requirement that the Seasonal Community has requested a waiver for can reasonably be carried out by existing staff or a regional staff person performing equivalent duties and whether compliance with the requirement will result in undue hardship.

76.12: Revocation of Designation

(1) EOHLC may revoke a Seasonal Community designation under any of the following circumstances:

- (a) The Seasonal Community fails to adopt zoning pursuant to 760 CMR 76.04(1) within 24 months from the effective date of 760 CMR 76.00 or 24 months from the local acceptance of the designation pursuant to 760 CMR 76.03, whichever is later;
- (b) The Seasonal Community does not meaningfully permit new residential units under zoning established pursuant to 760 CMR 76.04(1). For the purposes of this section, EOHLC may use the following factors to determine whether a Seasonal Community has meaningfully permitted new residential units:
 1. The number of Year-round Housing Units in the Seasonal Community;

2. The number of Year-round Housing Units permitted under zoning adopted by a Seasonal Community pursuant to 760 CMR 76.04(1);
 3. The annual percentage increase in Year-round Housing Units in a Seasonal Community; and
 4. The annual gross number of Year-round Housing Units in a Seasonal Community.
- (c) EOHLC determines that the Seasonal Community no longer satisfies the criteria for designation pursuant to M.G.L. c. 23B, § 32(b), on which data may be reassessed from time to time, provided, however, that EOHLC may only revoke a Seasonal Community's designation based on that community's consistent failure to satisfy said criteria over five (5) or more consecutive years.

Regulatory Authority

St. 2024, c. 150 § 5; M.G.L. c. 23B, § 32(h).