



ZONING BOARD OF APPEALS
TOWN OF MONTAGUE
ONE AVENUE A
TURNERS FALLS, MA 01376

NOTICE OF DECISION & VOTE

Applicant and Owners:

Jonathan R. & Debra J. Holmes
156 Millers Falls Road
Turners Falls, MA 01376

Date September 20, 2004

Case No. 04-27

Premises Affected:

156 Millers Falls Road
Turners Falls, MA 01376
Assessors' Map 15 Lot 196

Variance Application (40A) (X)
Section 6 Ch. 40A - Finding ()
Special Permit (X)

After a public hearing held on:

Wednesday, September 1, 2004

THE BOARD OF APPEALS VOTED:

To grant a Special Permit and Variance to Section 7.4 and Section 2 Definitions to allow an Accessory Apartment to be constructed over a proposed detached garage. Also granted is from Section 5.4.4 (Minimum rear yard setback) to allow the Accessory Apartment to be 12 feet from the rear property line.

This Special Permit must be recorded in the Franklin County Registry of Deeds and expires when both of the current owners no longer occupy the premises.

The vote of the Zoning Board of Appeals was as follows:

- | | | | |
|-------------------------------------|------------|------------------------------|-------------------|
| 1. <u>Ernest L. Brown, Chairman</u> | YES | 4. <u>John Reynolds</u> | YES |
| 2. <u>John Burek, Vice-Chairman</u> | YES | 5. <u>Mark Bander</u> | YES |
| 3. <u>Dennis Booska</u> | YES | 6. <u>Robert Sojka, Alt.</u> | not voting |

IMPORTANT:

Any appeal from the decision of the Town of Montague Zoning Board of Appeals can be made only to the Court and must be made pursuant to Section 17, Chapter 40A (MGL) as amended, and must be filed in the office of the Town Clerk within twenty (20) days after the date of filing of the decision with the Town Clerk.

Board of Appeals

By

Ernest L. Brown, Chairman

Karen M. Casey, Clerk