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

NOTICE OF DECISION & VOTE

Applicant Owners: **Date**   May 31, 2005

Harijap S. Fuller & Parmatma S. Khalsa   **Case No.**   **05-07**

By: David T. Kennan

28 Shay St., Amherst, MA   01002

Premises Affected:

9 Station Street	Variance Application (40A) ( )
Montague, MA 01351	Section 6 Ch. 40A - Finding ( )
Assessors' Map 43 Lots 89 & 159	Special Permit (**X**)

After a public hearing held on: Wednesday, May 11, 2005

THE BOARD OF APPEALS VOTED:

To grant a Special Permit with conditions for two family use and grant exception to minimum lot area of 45,000 sq. ft. to 13,937 sq. ft. and minimum lot frontage of 200 feet to approximately 180 feet, to allow conversion of the former Montague Center Fire Station to a two family dwelling.

Conditions:

1. The paved area of the lot shall be significantly reduced. All pavement areas shall be removed from the rear and right (east side) of the lot and reduced on the left (west) side in substantial conformance with the site plan dated May 11, 2005.
2. The public sidewalk shall be delineated across the full driveway width by a row of pavers saw cut into the existing pavement or by other contrasting material acceptable to the Highway Department and Board of Appeals.
3. All commercial/industrial or high intensity lighting shall be removed.

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

1.	Ernest L. Brown, Chairman	**ABSENT**	**4.**	John Reynolds	**YES**
2.	John Burek, Vice-Chairman	**YES**	**5.**	Mark Bander	**ABSENT**
3.	Dennis Booska	**YES**	**6.**	Robert Sojka	**ABSENT**
7.	Ericka Almedia	**YES**			

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 _____   _____
        John Burek, Vice-Chairman   Karen M. Casey, Clerk

#05-07 decision & vote 9 Station St.doc