



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

NOTICE OF DECISION & VOTE

Applicant Owner:

Clay Larsen
75 Center St.
Montague, MA 01351

Case No. 22-09

Date December 19, 2022

Premises Affected:

75 Center St.
Montague, MA 01351
Assessors' Map 44 Lot 38
F Co. Registry of Deeds: Bk 8025 Pg 241

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

After a public hearing held on:

Wednesday, December 14, 2022

THE BOARD OF APPEALS VOTED:

To grant a Special Permit pursuant to Section 5.5.3(b) to allow an existing residence to locate an accessory shed 0 feet from the street line setback of Center Street, whereby 25 feet is required in the AF Zoning District.

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

- | | | | |
|-----------------------------------|------------|---|------------|
| 1. <u>Joshua Lively, Chairman</u> | <u>YES</u> | 2. <u>William Doyle IV, Vice-Chairman</u> | <u>YES</u> |
| 3. <u>Richard Ruth</u> | <u>YES</u> | 4. <u>David Jensen</u> | <u>YES</u> |
| 5. <u>Robert Obear, Alternate</u> | <u>YES</u> | | |

Modification:

Any proposed modifications to the approved final plans, including but not limited to changes, alterations, or expansions shall be submitted to the Zoning Board of Appeals for approval at an open meeting in accordance with Zoning Bylaw Section 9.2.5.

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 _____
Joshua Lively, Chairman

Karen Casey-Chretien, Clerk

Received for filing by Town Clerk: _____
Time Date

Twenty day appeal period ends: _____
Time Date

I HEREBY CERTIFY THAT NO APPEAL HAS BEEN FILED WITHIN 20 DAYS
FROM THE DATE THAT THIS DECISION WAS FILED WITH THE TOWN CLERK:

Montague Town Clerk

Date

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Notice to be recorded by Landowner