



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

NOTICE OF DECISION & VOTE

Applicant Owner/Property Owner:
Walter Kleeberg Jr.
40 Hawks Rd
Deerfield, MA 01342

Case No. 23-08
Date May 10, 2023

Premises Affected:
32 Turnpike Rd.
Turners Falls, MA 01376
Assessors' Map 13, Lot 82
Franklin County Registry of Deeds: Book 7936 Page 210

Special Permit (X)
Site Plan Review ()
Variance ()

The hearing on this Special Permit was opened on May 10, 2023 and closed on May 10, 2023.

THE BOARD OF APPEALS VOTED:

The Montague Zoning Board of Appeals granted a Special Permit (5 yes) to Walter Kleeberg Jr. to allow a change of a non-conforming use from a landscaper/contractor's yard to storage of vehicles and supplies inside the existing building only in the RS-1 Zoning District, under Sections 5.1, 5.1.3 and 9.2.3 of the Zoning Bylaw, located at 32 Turnpike Rd., Turners Falls, MA (**Map 13, Parcel 82**), Residential-1 (RS-1) Zoning District, with the following condition:

1. No storage of sanitary cans in the outdoor area on the property.
2. Any proposed modifications to the approved final plans, including but not limited to changes, alterations, or expansions shall be reviewed and approved by the Zoning Board of Appeals, in accordance with Section 9.2.5 of the Zoning Bylaw.

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

Joshua Lively, Chair - YES William Doyle IV, Vice Chair – YES
Richard Ruth - YES Allen Ripingill – YES
Robert Obear - YES

The Zoning Board of Appeals hereby certifies that a copy of this decision and all plans referred to in this decision have been filed with the Town Clerk on: 5/18/23.

An appeal from the decision of the Zoning Board of Appeals may be made by any person aggrieved pursuant to MGL chapter 40A, section 17 as amended within twenty (20) days after the date of filing of a notice of decision in the Office of the Town Clerk. Notice of the appeal and a copy of the complaint shall be given to the Town Clerk within the twenty-day appeal period.

Board of Appeals:

By _____
Joshua Lively, Chairman

Karen Casey-Chretien, Zoning Board of Appeals Clerk

cc: Applicant, Property Owner, Abutters, Public hearing attendees requesting notification, Planning Board
abutting Towns - Gill, Erving, Wendell, Leverett, Sunderland, Greenfield

Certificate of No Appeal

[This section is filled out by the Montague Town 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
