



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

ZONING BOARD OF APPEALS MEETING AGENDA

Wednesday, June 28, 2023, AT 6:30PM

IN PERSON MEETING AND VIA ZOOM

Town of Montague

Upstairs Conference Room

1 Avenue A

Turners Falls, MA 01376

Public Participation via ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/87022472720?pwd=dYtkcVA2SFJPRUgzR1BPNDU3cDAwUT09>

Meeting ID: 870 2247 2720 Passcode: 375805

Dial into meeting: +1 646 558 8656 or +1 312 626 6799 or +1 301 715 8592

This meeting/hearing of the Zoning Board of Appeals will be held in-person at the location provided on this notice. Members of the public are welcome to attend this in-person meeting. Please note that while an option for remote attendance and/or participation is being provided as a courtesy to the public, the meeting/hearing will not be suspended or terminated if technological problems interrupt the virtual broadcast, unless otherwise required by law. Members of the public with particular interest in any specific item on this agenda should make plans for in-person vs. virtual attendance accordingly.

MEETING BEING TAPED:

Votes may be taken:

6:30PM Special Permit #23-10 26 Lake Pleasant Rd., Lake Pleasant, MA

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on Wednesday, June 28, 2023 at 6:30 p.m. **VIA ZOOM** and **IN PERSON** at the Montague Town Hall, Upstairs conference room, One Avenue A, Turners Falls, MA at the request of Backyard ADUs on behalf of Walker & Brady Powell for a Special Permit in order to allow the construction of a 750 square foot detached accessory apartment under Sections 8.5.3(c), 8.5.4 and 9.2 of the Montague Zoning Bylaw, located at 26 Lake Pleasant Road (**Map 40, Parcel 49**), Rural Business (RB) District.

This filing is available for review at Town Hall. Remote participation instructions are at www.montague-ma.gov/calendar.

6:45 Special Permit #23-11 (12) Franklin St., Millers Falls, MA

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on Wednesday, June 28, 2023 at 6:45 p.m. **VIA ZOOM** and **IN PERSON** at the Montague Town Hall, Upstairs conference room, One Avenue A, Turners Falls, MA at the request of **Richard Young** for a Special Permit for a reduction of the required lot frontage from 75 feet to 73.35 feet, under Sections 5.5, 5.5.3, and 9.2 of the Zoning Bylaw, located at **12 Franklin Street (Map 29, Parcel 31)**, Neighborhood Business (NB) District.

This filing is available for review at Town Hall. Remote participation instructions are at www.montague-ma.gov/calendar.

7:00PM Minutes if available:

Topics not anticipated in the 48 hour posting requirements