

Montague Planning Board

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Tuesday, October 23, 2012 at 6:30 pm

Upstairs Conference Room, Town Hall, One Avenue A, Turners Falls, MA

AGENDA

1. **Approval of Minutes:** August 28, 2012 and September 25, 2012. Votes may be taken.
2. **6:30 PM ANR #2012-04 – Andrew Starkweather and Catherine Wescott.** Gary Gray Billings and Janis R. Doyle to conveyed an area of 2,375 square feet (0.05 acres) to Andrew J. Starkweather and Catherine E. Wescott; subject to Chapter 61A. Assessors identify parcel as Map 52 Lot 86 located on West Chestnut Hill Road in Montague, MA. Votes may be taken.
3. **6:45 PM Preliminary Subdivision Plan Meeting- Warner Street Extension – Pioneer Valley Habitat for Humanity.** The organization has submitted a preliminary subdivision plan for the extension of the Warner Street Right – of – Way by 90 feet, in order to build a second single family house on Map 13, Lot 1. Votes may be taken.
4. **7:15 PM River Bluff Realty LLC** – Allan Smith, president of Atlantic Golf & Turf will submit a special permit, environmental impact, and site plan review application to build a 32,478 square foot industrial facility on 7.89 acres of land in an industrial zone.
5. **Planner's Updates**
 - Review Public Hearing Policies and Procedures
 - Discuss Zoning Bylaw Section 5.4.7 minimum floor area of 700 square feet of living space
 - Turners Falls Downtown Livability Plan Update
 - Topics not anticipated covered in the 48 hour posting requirements

Announcement: The Planning Board's 'alternate' seat is currently vacant.