



TOWN OF
MONTAGUE
MASSACHUSETTS

TOWN HALL
One Avenue A
Turners Falls, MA 01376

PLANNING BOARD
(413) 863-3200 ext. 112
Planner@montague-ma.gov

AMENDED AGENDA
PLANNING BOARD
Tuesday, August 22, 2023 6:30pm

In-person in the Upstairs Room, located in Town Hall, 1 Avenue A, Turners Falls and VIA ZOOM
To join meeting via Zoom

<https://us02web.zoom.us/j/86912861424?pwd=cFp6T1BWOTBHeG1VVzZPald4WVRqZz09>

Dial (301) 715-8592

Meeting ID 869 1286 1424

Passcode 549385

This meeting of the Planning Board will be held in person at the location provided on this notice.

Members of the public are welcome to attend this meeting in person. Please note that while an option for remote attendance is being provided as a courtesy, the meeting will not be terminated or suspended if technical problems interrupt the virtual broadcast, unless otherwise required by law. Members of the public with a particular interest in any specific item on the agenda should make plans to attend in person vs. virtual attendance accordingly.

If ZOOM technology fails, the meeting may continue, unless otherwise required by law.

MINUTES:

- Approval of Meeting Minutes from June 27, 2023 & July 25, 2023

PUBLIC HEARING - ZONING AMENDMENT

- **Zoning Bylaw – Official Zoning Map – Parcel #21-0-152 & Parcel #21-0-004 Rezoning, Turnpike Road -**
To consider an amendment to the Montague Zoning Map petitioned by the Planning Board to redistrict a ±15.6 acre area of land identified as #21-0-152 (Turnpike Road) and a ±13.2 acre area of land identified as #21-0-004 (Turnpike Road) from Neighborhood Business (NB) Zoning District to General Business (GB) Zoning District.

PUBLIC MEETING – SITE PLAN REVIEW

- **SPR 2023-01 - Zaharia Nichita - Request a Site Plan Review approval to construct a 5,000 square foot, 1 story building with 17 parking spaces for an auto sales and repair business, under Sections 9.1.2(a), 9.1.2(b), and 7.2.6 of the Zoning Bylaw, located at property identified as Millers Falls Road (Parcel #23-0-31), General Business Zoning District.**

NEW BUSINESS:

- Topics not reasonably anticipated 48 hours prior to the meeting.

OLD BUSINESS:

- Topics not reasonably anticipated 48 hours prior to the meeting.

PLANNER REPORT:

- Project Updates

ADJOURN:

RONALD SICARD, CHAIR MONTAGUE PLANNING BOARD