



TOWN OF  
**MONTAGUE**  
MASSACHUSETTS

TOWN HALL  
One Avenue A  
Turners Falls, MA 01376

Zoning Board of Appeals  
(413) 863-3200 ext. 206  
Building@montague-ma.gov

January 23, 2025

**MONTAGUE ZONING BOARD OF APPEALS MEETING**

**1 Avenue A, Turners Falls and VIA ZOOM**

**Wednesday, January 29, 2025**

**AGENDA**

**Join Zoom Meeting: <https://us02web.zoom.us/j/89456405318>**

**Meeting ID: 894 5640 5318**

This meeting/hearing of the ZBA will be held in person at the location provided on this notice. Members of the public are welcome to attend this 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**

1. 6:30PM Zoning Board Chair opens the meeting, including announcing that the meeting is being recorded and roll call taken
2. 6:35PM Public hearing **#25-01: 17 Sunset Avenue-**

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on **Wednesday, January 29, 2025 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 **Darlene Kuzmeskus** to allow an amendment of Special Permit #24-05 to reduce a side yard setback due to an error under sections 5.5.3(b), 5.5.1, 9.2.5, and 9.2 of the Zoning Bylaws, located at **17 Sunset Drive, Turners Falls, MA (Map 14 , Parcel 206), in the Residential 1 (RS1) District.** The filing is available for review at Town Hall. In-

person meeting details and remote meeting login information can be found at [www.montague-ma.gov/calendar](http://www.montague-ma.gov/calendar).

3. 7:00PM Public Hearing **#25-02: 91 Taylor Hill Road-**

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on **Wednesday, January 29, 2025 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 **Will Van Heuvelen and Zoe Abram** for a Special Permit to allow the construction of a detached Accessory Dwelling Unit under sections 8.5 and 9.2 of the Zoning Bylaws, located at **91 Taylor Hill Road (Map 48, Parcel 90), in the Agricultural Forestry (AF) District.** The filing is available for review at Town Hall. In-person meeting details and remote meeting login information can be found at [www.montague-ma.gov/calendar](http://www.montague-ma.gov/calendar).

4. 7:30PM Public Meeting **#25-03: 269 Federal Street-**

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public meeting on **Wednesday, January 29, 2025 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 **Oliver Williams** for a Site Plan Review to allow the construction of a detached 5,000 square foot garage under 9.1 of the Zoning Bylaws, located at **269 Federal Street (Map 40, Parcel 93), in the Rural Business (RB) District.** The filing is available for review at Town Hall. In-person meeting details and remote meeting login information can be found at [www.montague-ma.gov/calendar](http://www.montague-ma.gov/calendar).