

BOARD OF APPEALS

Town of Montague

1 Avenue A

Turners Falls, MA 01376

NOTICE OF PUBLIC HEARING

#12-15

Notice is hereby given that the Montague Zoning Board of Appeals will hold a public hearing on Wednesday, August 22, 2012 at 7:35 p.m. in the Montague Town Hall, Upstairs Conference Room, One Avenue A, Turners Falls, MA at the request of Olive Street Development, LLC by Mark Zaccheo for Special Permits pursuant to Section 5.2.10(b) (multi-family use in a Neighborhood Business District) and Section 5.4.1(c) (reduction in minimum lot area where public water and sewer is available) and variance for up to 10 of the units of Section 5.4.7 (minimum floor area of 700 sq. ft.) of the Montague Zoning Bylaws.

Also requested is the initial Environmental Impact and Site Plan Review (Section 5.2(c)) with the final Site Plan details to be developed after Special Permit review.

The request is to allow the development 22 apartments of 400-1800 sq. ft. averaging 830 sq. ft per unit with 10 one bedroom units proposed to be between 400 and 700 sq. ft. for a total living area of 18,269 sq. ft. in the 26,000 sq. ft. building on 2.86 acres of land.

The above named property is located at 15 School St., Montague Center, MA known as the former Montague Center School, and identified as Assessor's Map 43 Lot 111.

BY _____
Ernest L. Brown, Chairman
Montague Zoning Board of Appeals

cc: Town Clerk
Applicant
Abutting Property Owners
Planning Board/Town Planner/Conservation Commission
Planning Boards of Abutting Towns
Greenfield Recorder
WHAI
Zoning Board Members
Board of Selectmen/Town Administrator
Highway Superintendent
Water Department
Board of Health
Waste Water Treatment Plant
Police Department
Fire Department
Airport Commission