

December 4, 2019

Town of Williamsburg
212 Main Street
Municipal Building
Northampton, MA 01060

I am requesting a special permit to convert two existing storage rooms into a studio apartment. The existing building consisting of approximately 4,070 square feet & was built in 1880.

The present use is four apartments for this space.

Building is located at 6 South Main Street and parking is more than adequate as it will not be increased from the present parking use.

Respectfully,

A handwritten signature in blue ink, appearing to read "Michael J. Moran, Jr.", written in a cursive style.

Michael J. Moran, Jr.

The Commonwealth of Massachusetts
Town of Williamsburg
Office of the Board of Appeals

Application for an appeal, a Special Permit, or a Variance

To the Town Clerk of Williamsburg, Massachusetts,

Pursuant to the provisions of Chapter 40A of the Massachusetts General Laws and the Protective Bylaw of the Town of Williamsburg, application is hereby made to the Board of Appeals for:

_____ An Appeal from a decision of an Official or Board of the Town or

X A Special Permit, as required by Section 9.21, paragraph _____ or

_____ A Variance, as required by Section _____, paragraph _____, of

the Zoning Bylaw of the Town, to do the following:

convert two existing storage rooms into
one studio apt on first floor
building has four existing one bedroom apts.

(use another page if more room is needed)

On premises located at 6 South Main St Haydenville Mass 01039

Assessor's Map and Parcel number 340/011. K-6000-0227.0

Owned by Michael J Moran Jr

Deed recorded Book - page B064 10178 Page 314

Applicant Signature Michael J Moran Phone No. (413) 218-7577

A complete Application includes Plans, List of Abutters and Map, Fees, narrative and other supportive materials

*** Administrative Use Only ***

Completed application received by Town Clerk on December 9, 2019 at 2:15 pm
Date time

Town Clerk Stamp:

Town Clerk Brenda Lemire Appeals Board _____
Signature Signature

Filing Fee Computation: 23 x 1.50 = Certificate of Mailing Expense of \$ 34.50

Expense of regular mail and publication in periodical \$ 150.00

Application No. _____ Administrative Expense \$ 100.00

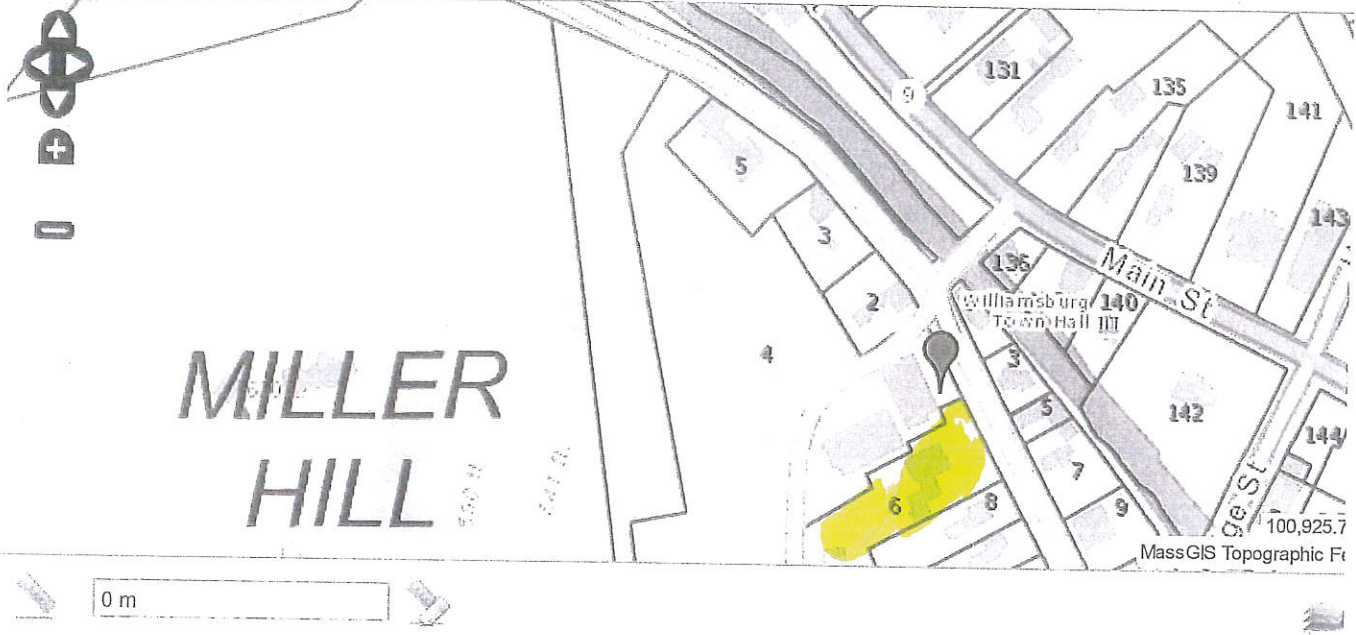
Date of Hearing _____ Total Filing Fee Received \$ 284.50

A COMPLETE application must include documentation and plans as outlined on page 3 of this packet



MuniMapper: Williamsburg, MA

[Town of Williamsburg Web Site](#)
[Disclaimer](#)



Residential Property Record Card

Parcel ID: 340/011.K-0000-0227.0 MAP: 011.K BLOCK: 0000 LOT: 0227.0 Parcel Address: 6 S MAIN ST FY: 2019

Use-Code: 111 Sale Price: 10178 Road Type: T Inspect Date:
 Tax Class: T Sale Date: 05/19/2010 Book: 10178 Rd Condition: P Meas Date:
 Tot Fin Area: 4070 P Sale Type: P Cert/Doc: M Entrance: M
 Tot Land Area: 0.500 A Sale Valid: A Grantor: MORAN & MORAN PS Collect Id:
 Sewer: 100/100 Resid-B/L% 0/0 Comm-B/L% 0/0 Indus-B/L% SW Inspect Reas:
 Exempt-B/L% 0/0

RESIDENCE INFORMATION

Style: CO Tot Rooms: 12 Main Fn Area: 2528 Attic: 792
 Story Height: 2.00 Bedrooms: 4 Up Fn Area: 1542 Bsmt Area: 792
 Roof: G Full Baths: 4 Add Fn Area: Unfn Area: ST
 Ext Wall: AV Half Baths: Tot Fin Area: 4070 Foundation: ST
 Masonry Trim: RCNLD: 239936 Heat Type: FA *HW* Ext Kitch: 1880
 Bath Qual: T Fuel Type: *OP* Grade: A Cost Bldg: 234,500
 Mkt Adj: 0.850 Bsmt Gar Cap: Condition: A Att Str Val1:
 Sound Value: Fireplace: %Good P/F/E/R: //65 Pct Complete: Att Str Val2:
 Central AC: 513 Porch Area Porch Grade Factor
 Att Gar SF: 712

LAND INFORMATION

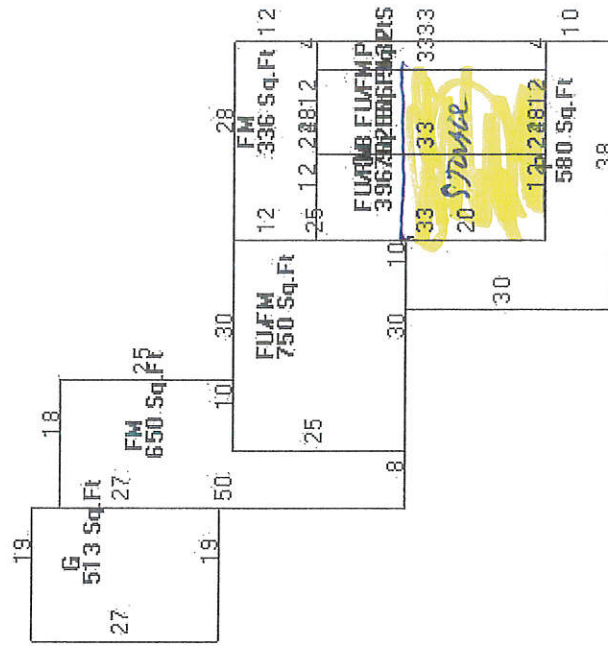
NBHD CODE: 11 NBHD CLASS: 1 ZONE: R4
 Seg Type Code Method Sq-Ft Acres Infl-u-Y/N Value Class
 1 P 111 A 0.500 N 67,899
 DETACHED STRUCTURE INFORMATION
 Str Unit Msr-1 Msr-2 E-YR-Bldg Grade Cond %Good P/F/E/R Cost
 SE S 48 30.00 2007 A G //55 14,000
 VALUATION INFORMATION
 Current Total: 316,400 Bldg: 248,500 Land: 67,900 MktLnd: 67,900
 Prior Total: 328,100 Bldg: 260,200 Land: 67,900 MktLnd: 67,900

Photo



6 S MAIN ST

Sketch





Williamsburg Board of Assessors



[Back to Results](#) | [Search for Parcels](#) | [Search for Sales](#) | [View/Print Record Card](#)

[View Property Card](#)

[Map View](#)

[View Abutters Properties](#)

Summary

Residence

Land Segments

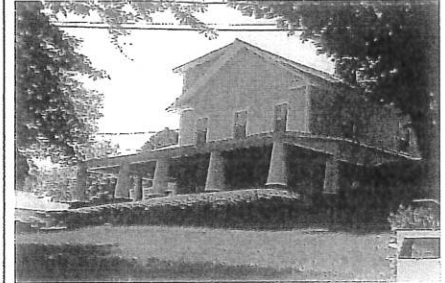
Detached Structure

Value History

Parcel ID: 340/011.K-0000-0227.0 FY: 2019 Community: Williamsburg

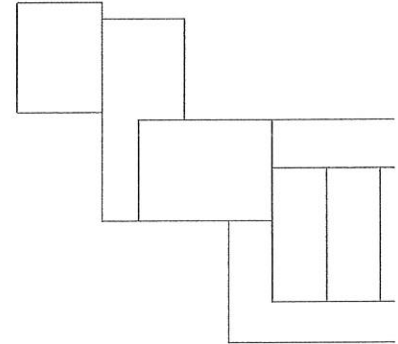
Location: 6 S MAIN ST
 Owner Name: MORAN MICHAEL J JR, TR MJM NOMINEE TRU
 Owner Name2:
 Owner Address: P O BOX 278
 City: HAYDENVILLE State: MA Zip: 01039-0278
 Neighborhood: 11 Land Area: 0.50 acres
 Use Code: 111-4-8-UNIT-APT Total Finished Area: 4070 sqft
 Tax Class: T Pct-Exempt-Land: 0
 Pct-Exempt-Bldg: 0
 Sewer: SW Road Type: T
 Water: PS Road Condition: P

[Photo \(Click on Photo to Enlarge\)](#)



6 S MAIN ST

[Sketch \(Click on Sketch to Enlarge\)](#)



Assessments	Current Year	Previous Year
Total Value:	316,400	328,100
Building Value:	248,500	260,200
Land Value:	67,900	67,900
Market Land Value:	67,900	
Chapter Land Value:		

Latest Sale			
Sale Price:	1	Sale Date:	05/19/2010
Arms Length Sale Code:	A-NO-FAMILY	Grantor:	MORAN & MORAN
Cert Doc:		Book:	10178 Page: 314

Abutters List K-227

<u>Name</u>	<u>Street Address</u>	<u>Mailing Address</u>	<u>Town</u>	<u>State</u>	<u>Zipcode</u>	<u>Map & Parcel</u>
American Dream RE, LLC	142 Main St	16 Harvard St,	Westfield	MA	01085	K-192
Denison Corporation	140 Main St	15A Pray St	Amherst	MA	01002	K-193
Tracy McQuade	138 Main St	PO Box 382	Haydenville	MA	01039	K-194
Haydenville Library Town of Williamsburg	136 Main St	Po Box 447	Haydenville	MA	01039	K-196
The Brassworks Associates	132 Main St	667 Main St	Holyoke	MA	01040	K-213
Marken Properties, Inc	9 Walpole Rd	667 Main St	Holyoke	MA	01040	K-214
Michael Fournier & Dawn Orluske	3 Walpole Rd	3 Walpole Rd	Haydenville	MA	01039	K-222
Michael & Beverly Bullock	2 S Main St	2 S Main St	Haydenville	MA	01039	K-223
Hampshire Lodge Building Association	1 S Main St	PO Box 302	Haydenville	MA	01039	K-224
Joseph Pasternak III inc	3 S Main St	200 Beauchamp Terr	Chicopee	MA	01020	K-226
Paula Verson	9 S Main St	90 Conz St, Ste 11	Northampton	MA	01060	K-231
Haydenville Fire House- Town of Williamsburg	16 S Main St	PO Box 447	Haydenville	MA	01039	K-235
Lynn M Moran TR LMM Nominee TR	18 S Main St	PO BOX 278	Haydenville	MA	01039	K-240
Michael Moran, Jr, Tr MJM Nom Trust	6 S Main	PO Box 278	Haydenville	MA	01039	K-227
Elizabeth Jalbert	7 S Main St	PO Box 34	Haydenville	MA	01039	K-228
Todd Dextraze	5 S Main St	49 Ashley Circle	Eastampton	MA	01027	K-228A
Constance Fitzgerald	8 S Main St	PO Box 208	Haydenville	MA	01039	K-229
Laura Baker	10 S Main St	PO Box 311	Haydenville	MA	01039	K-230
Village Center Apartments, LLC	11 & 13S Main St	PO Box 17	Chesterfield	MA	01012	K-232 & 236
John MacIachan & Karen Zwick	12 S Main St	12 S Main St	Haydenville	MA	01039	K-233
Catherine Edon-Higgins & Stephen Higgins	14 S Main St	14 S Main St	Haydenville	MA	01039	K-234
Tom & Charonne Masters	14 Fort Hill Rd	PO Box 100	Florence	MA	01062	K-294
Michael & Lynn Moran	4 & 20R S Main St	PO Box 278	Haydenville	MA	01039	K-295 & 295.1

The preceeding is a list of abutters within 300' of Map K, Parcel 227, 6 South Main St., Haydenville, which is owned by Michael J Moran, Jr Nominee Trust. whose mailing address is PO Box 278, Haydenville, MA, 01039.

We certify, to the best of our abilities, that this is a list of all the abutters to 6 S. Main St., Haydenville, MA 01039

Williamsburg Board of Assessors

12/5/2019

Robin Everett
Debra J Barnette