

Classifieds



Buzzin' from Town to Town

Turley Publications' Community Marketplace ♦ www.turley.com ♦ Call us toll free at 1-800-824-6548

Drivers

SCHOOL BUS DRIVERS:
Start training today for spring placement Starting pay \$19/hr. Paid holidays, sick days- collect unemployment benefits summers and school vacations. We train qualified candidates. Routes available in Hubbardston, Hardwick, Barre & West Brookfield. Trip drivers, spare drivers needed. mccarthybus.com Call 508-867-8704 JP McCarthy & Sons-Brookfield

Real Estate

TIME SHARE- BEAUTIFUL FALMOUTH RESORT across from ocean with salt water pool. Red week #22. beachsidevillageresort.com "Giving" away \$2,500. One bedroom suite, sleeps four, gas fireplace. Call Karen (413) 531-7640.

Find your dream home or list your property here!

Real Estate

TOOMEY-LOVETT
109 West St.
Ware, MA 01082
www.Century21ToomeyLovett.com
Ware:
413-967-6326
800-486-2121
West Brookfield:
508-867-7064

WARE: Bright, sunny 3 rm condo, central air and so much more! \$49,700.

Our inventory is LOW!

LOOKING FOR SINGLE FAMILY HOMES

If you want your home sold this year, call us for a free Market Analysis!!!

- Dorrinda 978-434-1990
- O'Keefe-Shea 413-477-8780
- Jill Stolgitis 508-612-4794
- Mary Hicks 508-867-2727
- Alan Varnum 508-523-0114
- Bruce Martin 508-331-9031
- Joe Chenevert Michael
- McQueston 508-362-0533
- Kathleen Howell 413-237-9944

Mobile Homes

MONSON PALMER LINE family park, 2 bedroom fixer upper. Needs TLC. All appliances, shed, small yard. Great Price! \$24,000 413-593-9961 DASAP.MHVILLAGE.COM

For Rent



ALL REAL ESTATE advertised herein is subject to the Federal Fair Housing Act, which makes it illegal to advertise "any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination." We will not knowingly accept any advertising for real estate which is in violation of the law. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis.

BONDSVILLE- 1 BEDROOM, off-street parking, Laundry Rm. Call (413)436-5600.

BRIMFIELD- Small 2 BR cottage, Sherman Lake area, wd hook-up, large yard. \$775/ mo, 1st & last. (413)262-5082

WARREN- 1 BEDROOM, off street parking. Call (413)436-5600.

For Rent

FOR RENT



All real estate advertising in this newspaper is subject to the Federal Fair Housing Act of 1968, which makes it illegal to advertise any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status (number of children and or pregnancy), national origin, ancestry, age, marital status, or any intention to make any such preference, limitation or discrimination.

This newspaper will not knowingly accept any advertising for real estate that is in violation of the law. Our readers are hereby informed that all dwellings advertising in this newspaper are available on an equal opportunity basis. To complain about discrimination call The Department of Housing and Urban Development "HUD" toll-free at 1-800-669-9777. For the N.E. area, call HUD at 617-565-5308. The toll free number for the hearing impaired is 1-800-927-9275.

WARREN A MODERN Studio/ \$550 with new kitchen, carpet and appliances. Free hot water. Beautiful rural setting with a mountain view. Located on 67. Please call (413)436-5301

SECTION 8 WELCOME
Ware 1 & 2 bedroom apts. new kitchen, bath, paint, flooring, appliances, etc. Available ASAP (413)531-2433.



For Rent

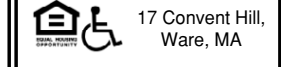
HILLSIDE VILLAGE APARTMENTS

FEBRUARY RENT FREE

Applications now being accepted for one, two and three bedroom apartments

- Heat and hot water included
- Ample Closets
- Fully Appliance
- Community Room
- Laundry Facilities
- Cats Welcome
- Extra Storage
- 24 Hour Maintenance

For Information call (413)967-7755 EHO



17 Convent Hill, Ware, MA

Commercial Rentals

GRANBY ROUTE 202, Business zoned 600 sq. ft garage/ storage, overhead & walkthrough doors, \$410. (413)427-4638.

HEATED GARAGE SPACE size to suit, small out building, couple rooms in warehouse available. Industrial zoned. Breckenridge St., Palmer (413)231-3131

WARE- COMMERCIAL OFFICE space or small retail space. Ideal first floor, street level space with plenty of parking. Propane heat. High visibility location. \$600 per month. Call (413)967-7772

Storage

ATTENTION! SECURE STORAGE in the Center of Warren is now constructing new 10' by 22' units. Call to reserve your unit now. Great for boats, cars, ATV's, motorcycles or small equipment. Call Mary (413)531-3722 for details.

WARREN- SECURE STORAGE IN the center of Warren next to the car wash is now offering new 10'x20' and 10'x10' units. For more information about our low rates and our referral program call (413)531-3722.

Auto Parts

USED AUTO PARTS, 91-day guarantee. Large inventory, engines, transmissions, radiators, tires, glass. Excellent service, junk car removal. Amherst-Oakham Auto Recycling Coldbrook Road, Oakham. 1-800-992-0441.

Autos Wanted

\$\$\$ AUTOS WANTED TOP Dollar paid for your unwanted cars, trucks, vans, big and small, running or not. Call 413-534-5400.



BUSINESS

Bell & Hudson announces retirement of Jim Phaneuf

BELCHERTOWN – Bell & Hudson announces and congratulates Jim Phaneuf on his retirement.

After 30 years of working devotedly as an employee, officer, and principal of Bell & Hudson Insurance Agency, James Phaneuf of Belchertown retired on Dec. 31, 2016.

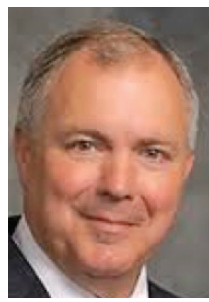
Phaneuf joined Bell & Hudson in 1986 when he was hired as an account executive by Edward (Ted) Fuller. Less than six years later, he purchased the business from Fuller. Prior to working at Bell & Hudson, Phaneuf spent six years at The Hanover Insurance Company in Worcester. He began his insurance resume at Royal Globe Insurance after graduating from Assumption College in 1977.

"I'm excited and anxious at the same time. I'm sure 'retirement' will take some getting used to. I'm proud of the business and what it has become, and that it will stay in the family for another generation," said Phaneuf.

During Phaneuf's tenure at the agency, the company experienced significant growth, exhibited an admirable commitment to its community, and achieved many awards and designations.

Most notably: In 2003, Bell & Hudson became the first agency in Hampshire County to receive the Massachusetts Association of Insurance Agents (MAIA)

'Five Star Award of Distinction'; in 2005, Bell & Hudson organized the first Putt-athon for The Jimmy Fund, which to date has raised over \$560,000 for cancer research; in 2007, Bell & Hudson received the 'Business of The Year' Award from the Quaboag Hills Chamber of Commerce; in 2011, The Insurance Journal recognized Bell & Hudson as 'The Best Agency to Work for in the East'; and in 2012, Bell & Hudson purchased CDI/Walsh Insurance Agency of West Brookfield.



James R. Phaneuf

In addition to his work at Bell & Hudson, Phaneuf served on the boards of directors at Baystate Health, Baystate Wing Hospital, Country Bank and QuirkWire.

Along with his continued board work, he plans on keeping himself occupied working on his golf game, and spending time with his eight grandchildren.

"He'll still have his office here, and he always stops in several days a week, sometimes just to say hi to everyone," said president, and new principal Matthew Phaneuf.

Bell & Hudson is a full service, independent insurance agency with locations in Belchertown and West Brookfield. For over 100 years the agency has offered a broad range of auto, home, business, life, and group health insurance products for individuals, families, and businesses in Western Massachusetts.

www.facebook.com/BelchertownSentinel

NOTICES

TOWN OF BELCHERTOWN Notice of Planning Board Hearing Relative to Proposed Zoning By-law Amendments

Pursuant to MGL c.40A, §5.

The Planning Board of the Town of Belchertown will hold a public hearing to discuss proposed amendments to the town's zoning by-laws. The public hearing will be held as follows:

Place: Selectmen's Meeting Room, Lawrence Memorial Hall, 2 Jabish Street, Belchertown

Date: March 14, 2017

Time: 7:00 pm

The subject matter of the proposed amendments is as indicated below.

§145-27(B)1 - Site Plan Approval

Proposed Change

Current Language
"No special permit or building permit shall be issued ... unless a site plan has been endorsed by the planning board."

Proposed Language

"No building permit shall be issued ... unless a site plan has been endorsed by the planning board."

§145-27 F(1)(d) - Site Plan Approval

Current Language

"The plan shall maximize the convenience and safety of vehicular and pedestrian movement within the site and in relation to adjacent ways."

Proposed Language

"The plan shall maximize the convenience and safety

of vehicular and pedestrian movement within the site and in relation to adjacent ways. Sidewalks must be shown adjacent to public ways, and shall meet, at a minimum, current ADA standards."

§145-36(F) - Business Regulations - Access

Current Language

"Pedestrian movement shall be provided for within the site and to adjacent commercial properties to the satisfaction of the Planning Board."

Proposed Language

"Pedestrian movement shall be provided for within the site and to adjacent commercial properties to the satisfaction of the Planning Board. Sidewalks must be shown adjacent to public ways, and shall meet, at a minimum, current ADA standards."

§145-45C(1) footnote 3 - Administration

Current Language

"A gravel surface may be allowed if the common drive serves no more than two lots and/or complies with Subsection C(8)(b)."

Proposed Language

"A gravel surface may be allowed if the common drive serves no more than two lots and/or complies with Subsection C(7)(b)."

§145-16 in the Dimensional Requirements table

Change front setback requirements in the B1, Limited Business, zone from 10 feet minimum and twenty feet maximum to twenty-five feet minimum, except within the Historic District.

§145-28B(1) - Commer-

cial Solar Photovoltaic Installations

Current Language

"As-of-right: A commercial solar photovoltaic installation, as defined herein, is allowed as-of-right in all zoning districts except as set forth below."

Proposed Language

"As-of-right: a) A commercial solar photovoltaic installation, as defined herein, is allowed as-of-right with site plan review in all zoning districts except as set forth below; b) any such installation to be installed on buildings, groups of buildings and in parking lots with canopies or other free-standing structures that do not impede traffic flow or safety within the parking lot."

Article XII. Wireless Communications Facilities

Remove existing Article XII and replace with proposed Article XII.

The complete text and maps relative to the proposed amendments are available for inspection during regular business hours at the Town Clerk's office and the Planning Board office and at mass-publicnotices.org

03/2, 03/09/17

