

Public notices

LEGAL NOTICE
Town of Holland
Public Hearing
Tuesday, November 4, 2025
6:00 PM
in the Holland Town Hall
27 Sturbridge Road,
Holland, MA 01521
FY22/23
Community Development
Block Grant Remaining Funds
The Holland Select Board will conduct a public hearing on **Tuesday, November 4, 2025, at 6:00 p.m. at the Holland Town Hall located at 27 Sturbridge Road, Holland, MA** regarding its FY22/23 CDBG grant performance to include the potential use of remaining funds after the completion of the Union Road Infrastructure Improvement Project. During the hearing an overview of the potential projects to include infrastructure improvements or Engineer design for the areas of Over the Top Road, Forest Park Drive, Pinecrest Drive, Knollwood Road, ADA Study on Municipal Buildings and Properties and Other projects vocalized during the meeting. The Select Board will seek public input on the project.

All persons with questions or comments regarding the performance review will have an opportunity to be heard. Persons who require special accommodations for the hearing should contact the town several days prior to the hearing date at (413)-245-7108 ext. 101. Those unable to attend can send written comments to the Holland Town Administrator, 27 Sturbridge Road, Holland, MA 01521, Attn: Stacy Stout.

For further information contact Sarah Maroney at PVPC at (413) 781-6045 or smaroney@pvpc.org.
10/16, 10/23/2025

TOWN OF PALMER
PUBLIC HEARING NOTICE
ZONING
BOARD OF APPEALS
In accordance with the provisions of Chapter 40 A, Sections 6 & 11 M.G.L. the Palmer Zoning Board of Appeals will hold a Public Hearing on **Monday, November 10th, 2025 at 6:15PM** at the Palmer Town Administration Building, 4417 Main Street, Palmer, MA.

The applicant, Scott Giard, is requesting a Finding under §171.83J of the Palmer Zoning Ordinance to allow for the replacement of an existing shed with a larger shed in the setback. The property is located at 1287 South Main Street, Palmer, MA. This parcel is also known as Assessor's Map 55, Lot 165.

A copy of the application may be inspected at the Planning Department office in the Town Administration Building from 8:30 AM to 4:30 PM Monday through Thursday.

Anyone interested in more information or wishing to be heard on the application can contact the Planning Department at 413-283-2605 or appear at the time and place designated above.

on the application can contact the Planning Department at 413-283-2605 or appear at the time and place designated above.

This notice shall also be posted on the Massachusetts Newspaper Publishers Association's (MNPA) website (<http://masspublicnotices.org>).

Dennis Fountain, Chairman
Palmer Zoning Board of Appeals
10/23, 10/30/2025

TOWN OF PALMER
PUBLIC HEARING NOTICE
ZONING
BOARD OF APPEALS
In accordance with the provisions of Chapter 40 A, Sections 6 & 11 M.G.L. the Palmer Zoning Board of Appeals will hold a Public Hearing on **Monday, November 10th, 2025 at 6:00PM** at the Palmer Town Administration Building, 4417 Main Street, Palmer, MA.

The applicant, Richard Dranka, is requesting a Finding under §171.83J of the Palmer Zoning Ordinance to allow for the construction of an addition four feet into the setback. The property is located at 3118 South Main Street, Bondsville, MA. This parcel is also known as Assessor's Map 86, Lot 112.

A copy of the application may be inspected at the Planning Department office in the Town Administration Building from 8:30 AM to 4:30 PM Monday through Thursday.

Anyone interested in more information or wishing to be heard on the application can contact the Planning Department at 413-283-2605 or appear at the time and place designated above.

This notice shall also be posted on the Massachusetts Newspaper Publishers Association's (MNPA) website (<http://masspublicnotices.org>).

Dennis Fountain, Chairman
Palmer Zoning Board of Appeals
10/23, 10/30/2025

Palmer
Conservation Commission
PUBLIC HEARING NOTICE
In accordance with the Wetland Protection Act, MGL c.131 s.40, and the Town of Palmer Wetlands Bylaws, the Conservation Commission will hold a public hearing at **6:40 PM, Tuesday, November 4, 2025** at the Town Building, 4417 Main Street, Palmer, MA to consider a **Notice of Intent** application for the proposed construction of a residential home, domestic well, leach facility, and driveway. Disturbance is proposed in the 100-foot Buffer Zone to Bordering Vegetated Wetland (BVW). No work is proposed to occur within the 50-foot No Disturb Zone to this wetland resource area. The project location is Lot 4 Peterson Road (Map 14, Lot 17-13), Palmer, MA. The applicant making the request is Hampden Homebuyers.

Any interested person wishing to be heard on the application should appear at the time and place designated.

Donald Blais, Jr., Chair,
Palmer Conservation Commission
10/23/2025

Palmer
Conservation Commission
PUBLIC HEARING NOTICE
In accordance with the Wetland Protection Act, MGL c.131 s.40, and the Town of Palmer Wetlands Bylaws, the Conservation Commission will hold a public hearing at **6:50 PM, Tuesday, November 4, 2025** at the Town Building, 4417 Main Street, Palmer, MA to consider a **Notice of Intent** application for earth removal operations. Earth removal operations that would impact the 100-foot Buffer Zone to Bordering Vegetated Wetland (BVW) include site clearing, topsoil stockpiling, earth removal operations, and vegetation restoration. No work is proposed to occur within the 50-foot No Disturb Zone to this wetland resource area. The project location is Ware Street (Map 37, Lot 15), Thorndike, Palmer, MA. The applicant making the request is JT Brown Nominee Trust.

Any interested person wishing to be heard on the application should appear at the time and place designated.

Donald Blais, Jr., Chair
Palmer Conservation Commission
10/23/2025

Commonwealth of Massachusetts
The Trial Court
Probate and Family Court
Hampden Probate and Family Court
50 State Street
Springfield, MA 01103
Docket No.
HD17P2076PM
In the matter of:
Cooper John Magan
of Palmer, MA
Protected Person/
Disabled Person/Respondent
CITATION GIVING
NOTICE OF
CONSERVATOR'S
ACCOUNT

To the named Respondent and all other interested persons, you are hereby notified pursuant to Rule 72 of the Supplemental Rules of the Probate & Family Court, that the **fifth to the seventh** account(s) of Meredith Oliver of Palmer, MA as Conservator of the property of said Respondent has or have been presented to the Court for allowance.

You have the right to object to the account(s). If you wish to do so, you or your attorney must file a written appearance and objection at this court on or before 10:00 A.M. on the return date of **11/13/2025**. This day is

NOT a hearing date, but a deadline date by which you have to object to the account(s). If you fail to file the written appearance and objection by the return date, action may be taken in this matter without further notice to you, including the allowance of the account(s).

Additionally, within thirty days after said return day (or within such other time as the Court upon motion may order), you must file a written affidavit of objections stating the specific facts and grounds upon which each objection is based and a copy shall be served upon the Conservator pursuant to Rule 3 of the Supplemental Rules of the Probate & Family Court.

You have the right to send to the Conservator, by registered or certified mail, a written request to receive a copy of the Petition and account(s) at no cost to you.

IMPORTANT NOTICE
The outcome of this proceeding may limit or completely take away the above-named person's right to make decisions about personal affairs or financial affairs or both. The above-named person has the right to ask for a lawyer. Anyone may make this request on behalf of the above-named person. If the above-named person cannot afford a lawyer, one may be appointed at State expense.

Witness, Hon. **Barbara M. Hyland**, First Justice of this Court.
Date: October 09, 2025
Rosemary A. Saccamoni
Register of Probate
10/23/2025

(SEAL)
THE COMMONWEALTH OF MASSACHUSETTS
LAND COURT
DEPARTMENT OF THE TRIAL COURT
Docket Number:
25 SM 003114
ORDER OF NOTICE
To: **May Nsubuga; Ritah Nalunga**

and to all persons entitled to the benefit of the Servicemembers Civil Relief Act, 50 U.S.C. c. 50 §3901 (*et seq*):
CMG Mortgage, Inc.
claiming to have an interest in a Mortgage covering real property in Three Rivers (Palmer), numbered 37 North Street, given by May Nsubuga, Ritah Nalunga to Mortgage Electronic Registration Systems, Inc., as nominee for CMG Mortgage, Inc. dba CMG Home Loans, dated July 17, 2023, and recorded in the Hampden County Registry of Deeds in Book 25081, Page 149, and now held by the Plaintiff by assignment, has/have filed with this court a complaint for determination of Defendant's/Defendants' Servicemembers status.

If you now are, or recently have been, in the active military

service of the United States of America, then you may be entitled to the benefits of the Servicemembers Civil Relief Act. If you object to a foreclosure of the above-mentioned property on that basis, then you or your attorney must file a written appearance and answer in this court at **Three Pemberton Square, Boston, MA 02108** on or before **December 1, 2025**, or you may lose the opportunity to challenge the foreclosure on the ground of noncompliance with the Act.

Witness, Gordon H. Piper, Chief Justice of this Court on October 14, 2025.

Attest:
Deborah J. Patterson
Recorder
28304
10/23/2025

MORTGAGEE'S NOTICE OF SALE OF REAL ESTATE
By virtue and in execution of the Power of Sale contained in a certain Mortgage given by Bridget K. Sloan and Joseph C. Sloan to Mortgage Electronic Registration Systems, Inc., as nominee for The Federal Savings Bank, its successors and assigns, dated November 16, 2018 and recorded with the Hampden County Registry of Deeds at Book 22449, Page 172, subsequently assigned to U.S. Bank National Association by Mortgage Electronic Registration Systems, Inc., as nominee for The Federal Savings Bank, its successors and assigns by assignment recorded in said Hampden County Registry of Deeds at Book 23042, Page 332 for breach of the conditions of said Mortgage and for the purpose of foreclosing same will be sold at Public Auction at 11:00 AM on November 6, 2025 at 92 Wales Road, Brimfield, MA, all and singular the premises described in said Mortgage, to wit: The land with buildings thereon in BRIMFIELD, Hampden County, Massachusetts, being further bounded and described as follows:

The land being shown as Lot 4 on the westerly side of Wales Road, Brimfield, Hampden County, Massachusetts, on sheet 1 of 2 on a plan entitled "PLAN OF LAND, BRIMFIELD, MA, PREPARED FOR: JEFFREY L. PAULIN", dated March 26, 2004, drawn by Fancy Land Surveying, 3 Hastings Road, Spencer, MA and recorded with the Hampden County Registry of Deeds in Book of Plans 333, Page 53 and Book of Plans 333, Page 54. Said Lot 4 containing 1.532 acres (66,750 +/- square feet) according to said plan. For title reference see Deed Book 22449, Page 128.

The premises are to be sold subject to and with the benefit of all easements, restrictions, encroachments, building and zoning laws, liens, unpaid taxes,

tax titles, water bills, municipal liens and assessments, rights of tenants and parties in possession, and attorney's fees and costs.

TERMS OF SALE: A deposit of TEN THOUSAND DOLLARS AND 00 CENTS (\$10,000.00) in the form of a certified check, bank treasurer's check or money order will be required to be delivered at or before the time the bid is offered. The successful bidder will be required to execute a Foreclosure Sale Agreement immediately after the close of the bidding. The balance of the purchase price shall be paid within thirty (30) days from the sale date in the form of a certified check, bank treasurer's check or other check satisfactory to Mortgagee's attorney. The Mortgagee reserves the right to bid at the sale, to reject any and all bids, to continue the sale and to amend the terms of the sale by written or oral announcement made before or during the foreclosure sale. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. The description of the premises contained in said mortgage shall control in the event of an error in this publication. TIME WILL BE OF THE ESSENCE.

Other terms, if any, to be announced at the sale.

U.S. BANK NATIONAL ASSOCIATION
Present Holder of said Mortgage,

By Its Attorneys,
ORLANS LAW GROUP PLLC
PO Box 540540
Waltham, MA 02454
Phone: (781) 790-7800
22-003513
10/16, 10/23, 10/30/2025



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The Journal Register

OBITUARY POLICY

Turley Publications offers two types of obituaries.

One is a free, brief **Death Notice** listing the name of deceased, date of death and funeral date and place.

The other is a **Paid Obituary**, costing \$275, which allows families to publish extended death notice information of their own choice and may include a photograph. **Death Notices & Paid Obituaries** should be submitted through a funeral home to: obits@turley.com.

Exceptions will be made only when the family provides a death certificate and must be pre-paid.

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USDA INSP. STORE CUT BONE-IN HAM STEAK **\$3.99** lb

SLICED IN OUR DELI

USDA INSP. ROAST BEEF **\$6.99** lb

USDA INSP. MONTEREY JACK CHEESE **\$4.99** lb

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USDA INSP. STORE MADE BONELESS KOREAN BBQ MARINATED PORK BUTT STRIPS **\$3.35** lb

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USDA INSP. FRESH BONELESS BEEF TOP SIRLOIN SPOON ROAST or STEAKS **\$7.77** lb

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USDA INSP. FRESH BONELESS & SKINLESS CHICKEN BREAST 10 LB BAG **\$1.66** lb

USDA INSP. FRESH CHICKEN DRUMSTICKS 10 LB BAG **74¢** lb

USDA INSP. IQF FROZEN PARTY CUT CHICKEN WINGS 5 LB BAG **\$8.88** ea

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