

# Public notices

**Town of Palmer  
Town Council  
Notice of Passage  
ADOPTION OF REVISED  
FLOODPLAIN DISTRICT  
ZONING ORDINANCE**

On October 23rd, 2025, the Palmer Town Council adopted revisions to Chapter 171 Zoning, Article XIII - Floodplain District. The revised ordinance updates the floodplain regulations to comply with current Federal Emergency Management Agency (FEMA) flood maps dated June 7, 2023. Properties located in designated flood zones (Zones A and AE) are subject to new permitting requirements. All construction or development in the Floodplain District now requires a Floodplain Permit from the Conservation Agent (Floodplain Administrator). New structures over 300 square feet require an additional Special Permit from the Planning Board. Applications must include engineering certifications, elevation data, and detailed site plans. These regulations protect public safety, reduce flood damage to properties, prevent utility disruptions, and maintain the Town's eligibility for the National Flood Insurance Program.

A complete text of the full ordinance revision is available at the office of the Town Manager and Town Clerk, 4417 Main St., Palmer, MA 01069.

Town Council of Palmer, MA  
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 6:15PM** 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.

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

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

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The applicant, Jennifer Nicole Anderson, 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.

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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.

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10/23, 10/30/2025

**Commonwealth of  
Massachusetts  
The Trial Court  
Probate and Family Court  
Hampden Probate and  
Family Court  
50 State Street  
Springfield, MA 01103  
(413)748-7758  
Docket No.  
HD25C0307CA  
In the matter of:  
Jennifer Nicole Anderson  
CITATION ON PETITION  
TO CHANGE NAME  
A Petition to Change Name  
of Adult has been filed by  
Jennifer Nicole Anderson of  
Palmer, MA requesting that the  
court enter a Decree changing  
their name to:**

**Jennifer Nicole Counter  
IMPORTANT NOTICE**

Any person may appear for purposes of objecting to the petition by filing an appearance at: **Hampden Probate and Family Court before 10:00 a.m. on the return day of 11/06/2025.**

This is NOT a hearing date, but a deadline by which you must file a written appearance if you object to this proceeding.

WITNESS, Hon. **Barbara M Hyland**, First Justice of this Court.  
Date: October 08, 2025  
**Rosemary A Saccomani**  
Register of Probate  
10/30/2025

**Commonwealth of  
Massachusetts  
The Trial Court  
Probate and Family Court  
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10/30/2025

**Commonwealth of  
Massachusetts  
The Trial Court  
Probate and Family Court  
Hampden Division  
Docket No.  
HD24P1354EA  
Estate of:  
Roger A. Julian  
Date of Death:  
February 29, 2024  
INFORMAL PROBATE  
PUBLICATION NOTICE**

To all persons interested in the above captioned estate, by Petition of Petitioner **Tracy A. Julian of Palmer, MA** a Will has been admitted to informal probate.

**Tracy A. Julian of Palmer, MA** has been informally appointed as the Personal Representative of the estate to serve **without surety** on the bond.

The estate is being administered under informal procedure by the Personal Representative under the Massachusetts Uniform Probate Code without supervision by the Court. Inventory and accounts are not required to be filed with the Court, but interested parties are entitled to notice regarding the administration from the Personal Representative and can petition the Court in any matter relating to the estate, including distribution of assets and expenses of administration. Interested parties are entitled to petition the Court to institute formal proceedings and to obtain orders terminating or restricting the powers of Personal Representatives appointed under informal procedure. A copy of the Petition and Will, if any, can be obtained from the Petitioner.  
10/30/2025

**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, as 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

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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

**Town of Monson  
Legal Notice  
Public Hearing  
Tax Classification  
NOTICE IS HEREBY GIVEN  
IN ACCORDANCE WITH  
M.G.L. CHAPTER 30A  
SECTIONS 18-25, THAT THE  
MONSON SELECT BOARD  
will hold a Public Hearing on  
Monday, November 17, 2025,  
at 7:00 p.m. in the Monson Town  
Offices building, Public Meeting**

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Legal Notice  
Public Hearing  
Tax Classification  
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Monday, November 17, 2025,  
at 7:00 p.m. in the Monson Town  
Offices building, Public Meeting**

Room, 110 Main Street, Monson MA 01057.

The purpose of this Public Hearing will be on the issue of determining the percentages of tax levy to be borne by each class of real and personal property for Fiscal Year 2026.

All interested Monson taxpayers are welcome to attend this hearing to present oral or written comments on the matter. In the event a taxpayer is unable to attend the hearing, written comments may be submitted, in advance, to the Office of the Select Board, Monson Town Offices, 110 Main Street, Monson, MA 01057.

Peter Warren,  
Chair Select Board  
10/30, 11/06/2025

**COMMONWEALTH OF  
MASSACHUSETTS  
LAND COURT  
DEPARTMENT OF  
THE TRIAL COURT  
DOCKET NO.  
25 SM 003215  
ORDER OF NOTICE**

TO: **The Heirs, Devisees, and Legal Representatives of the Estate of Fred L. Wallace, William E. Wallace, Richard F. Wallace**

and to all persons entitled to the benefit of the Servicemembers Civil Relief Act, 50 U.S.C. C. 50 §3901 (et seq):

**HSBC Bank USA, N.A., as Trustee for the registered holders of Nomura Home Equity Loan, Inc., Asset-Backed Certificates, Series 2006-HE3** claiming to have an interest in a Mortgage covering real property in Holland, numbered 13 Collette Drive, given by Fred L. Wallace and Judith A. Wallace to Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for First NLC Financial Services, LLC, its successors and assigns, dated May 8, 2006, and recorded in Hampden County Registry of Deeds in Book 15900, Page 356, 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 **12/08/2025** or you may lose the opportunity to challenge the foreclosure on the ground of non-compliance with the Act.

Witness, GORDON H. PIPER  
Chief Justice of this Court on 10/22/2025.  
Attest:  
**Deborah J. Patterson,**  
Recorder  
10/30/2025

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Massachusetts  
The Trial Court  
Probate and Family Court  
Hampden Probate  
and Family Court  
50 State Street  
Springfield, MA 01103  
(413)748-7758  
Docket No.  
HD25P2221EA  
Estate of:  
Ryan Noga Windyka  
Date of Death: 09/03/2025  
CITATION ON PETITION  
FOR FORMAL  
ADJUDICATION**

To all interested persons:  
A Petition for Formal Adjudication of Intestacy and Appointment of Personal Representative has been filed by **Stephen P Windyka of Palmer, MA and Cynthia J Windyka of Palmer, MA** requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that: **Stephen P Windyka of Palmer, MA and Cynthia J Windyka of Palmer, MA** be appointed as Personal Representative(s) of said estate to serve **Without Surety** on the bond in **unsupervised administration.**

**IMPORTANT NOTICE**

**You have the right to obtain a copy of the Petition from the Petitioner or at the Court. You have a right to object to this proceeding. To do so, you or your attorney must file a written appearance and objection at this Court before: 10:00 a.m. on the return day of 11/21/2025. This is NOT a hearing date, but a deadline by which you must file a written appearance and objection if you object to this proceeding. If you fail to file a timely written appearance and objection followed by an affidavit of objections within thirty (30) days of the return day, action may be taken without further notice to you.**

**UNSUPERVISED  
ADMINISTRATION  
UNDER THE  
MASSACHUSETTS  
UNIFORM PROBATE  
CODE (MUPC)**

A Personal Representative appointed under the MUPC in an unsupervised administration is not required to file an inventory or annual accounts with the Court. Persons interested in the estate are entitled to notice regarding the administration directly from the Personal Representative and may petition the Court in any matter relating to the estate, including the distribution of assets and expenses of administration.

WITNESS, Hon. **Barbara M Hyland**, First Justice of this Court.  
Date: October 24, 2025  
**Rosemary A Saccomani,**  
Register of Probate  
10/30/2025

**Commonwealth of  
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**Nobody dreams of having multiple sclerosis**

Some dreams are universal: hitting a ball over the Green Monster; winning the World Series with a grand slam in the bottom of the ninth inning. Finding out you have MS is not one of them.

Multiple sclerosis is a devastating disease of the central nervous system where the body's immune system attacks the insulation surrounding the nerves. It strikes adults in the prime of life - and changes lives forever.

To help make the dream of ending MS come true, call 1-800-FIGHT MS or visit us online at [nationalmssociety.org](http://nationalmssociety.org).



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### 1,000'S IN STOCK FOR IMMEDIATE PICKUP!

**HUGE KITCHEN PACKAGE & LAUNDRY REBATES**

- 32" HD Smart TV.....\$99.99 (Regularly \$149.99)
- 43" Smart TV.....\$199.99 (Regularly \$249.99)
- 50" HDTV Television..\$229.99 (Regularly \$269.99)
- 55" Samsung HDTV ..\$329.99 (Regularly \$349.99)
- 65" HDTV.....\$399.99 (Regularly \$599.99)
- 75" HDTV.....\$499.99 (Regularly \$699.99)

**MATTRESS SALE!**

**TWIN: \$199** (REGULARLY \$299)

**FULL: \$269** (REGULARLY \$499)

**QUEEN: \$299** (REGULARLY \$599)

**HUGE TOY DEPARTMENT!**

**HUNDREDS OF E-BIKES!**



**LG 20 CU. FT. BOTTOM FRENCH REFRIGERATOR**  
Reg. \$1499.99  
**\$1299.99**

**G.E. DELUXE AIR FRY GAS RANGE**  
Reg. \$899.99  
**\$699.99**

**FRIGIDAIRE DISHWASHER**  
Reg. \$399.99  
**\$299.99**

**SAMSUNG WASHER & DRYER #46300**  
Reg. \$1599.99  
**\$1299.99**  
AFTER REBATE!

**DELUXE FRIGIDAIRE INDUCTION STOVE**  
Reg. \$1299.99  
**\$1099.99**

**GE DELUXE DISHWASHER**  
Reg. \$499.99  
**\$369.99**

**21 CU. FT. FREEZER**  
Reg. \$999.99  
**\$799.99**

**WHIRLPOOL 21 CU. FT. TOP MOUNT REFRIGERATOR**  
Reg. \$899.99  
**\$799.99**

**FRIGIDAIRE 18 CU. FT. REFRIGERATOR**  
Reg. \$699.99  
**\$599.99**

**FAMOUS MAKER OVER THE STOVE MICROWAVE**  
Reg. \$249.99  
**\$199.99**

**SAMSUNG TOP LOAD WASHER & DRYER Pair - Reg. \$1199.99**  
**\$1199.99**  
AFTER REBATE!

**G.E. 27 CU. FT. FRENCH DOOR REFRIGERATOR**  
Reg. \$1999.99  
**\$1399.99**

**5 CU. FT. CHEST FREEZER**  
**\$189.99**

**AMANA WASHER OR DRYER**  
Reg. \$599.99  
**\$489.99**

**WHIRLPOOL 21 CU. FT. TOP MOUNT REFRIGERATOR**  
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**\$599.99**

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**\$199.99**

**SAMSUNG TOP LOAD WASHER & DRYER Front Load, Reg. \$1599.99**  
**\$1399.99**

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**SAMSUNG TOP LOAD WASHER & DRYER Front Load, Reg. \$1599.99**  
**\$1399.99**

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