

# Pathfinder secures historic \$1.25 Million Grant Award

PALMER, MA – Superintendent Eric Duda is excited to announce that Pathfinder Tech has secured a historic \$1.25 million grant from the Commonwealth of Massachusetts, the largest in the school's history.

This unprecedented funding not only exceeds previous awards but also underscores a strong commitment to enhancing career and technical education for the nine towns—Belchertown, Monson, New Braintree, Palmer, Ware, Granby, Hardwick, Warren, and Oakham—that make up the Pathfinder Regional School District.

Superintendent Eric Duda emphasized, "Investing in career and technical education is crucial for preparing our students for successful futures. This grant will enhance two programs and ease financial burdens on local taxpayers, ensuring our students receive exceptional training and resources."

In addition to enhancements in the Electrical program, the grant will also support significant improvements to the Horticulture program. Upgrades will include revitalized greenhouses, new equipment, and investments in modern technology—essential components for the continued success of this program, which has long needed substantial and expensive upgrades.

This grant award is more than double the district's previous largest awards, which were allocated for the establishment of the Plumbing program and a comprehensive overhaul of the HVAC program, each valued at just under \$500,000. This funding will enable a complete renovation of the Electrical program, including brand-new floors, walls, mock house, tools, and equipment.

These upgrades will allow them to expand the program, meeting the vital need for increased capacity, as the Electrical program has been the top choice for freshman exploratory studies for three consecutive years.

The journey to securing this competitive grant was collaborative,

involving the dedicated efforts of administrators, teachers, and business partners.

"We extend our gratitude to Governor Healey and her administration, Secretary of Education Patrick Tutwiler, and Assistant Secretary for Career Education Bob LePage for their support of career and technical education, as well as to all legislators who played a role in making this funding possible," said Duda.

This significant investment in career technical education is a testament to a shared commitment to training career-ready students, whether it's directly into the workforce upon graduation from high school or if they decide to pursue post-secondary education to ultimately enter the career of their choosing.

Duda emphasized, "With this grant, we aim to increase capacity, allowing us to offer more seats to students seeking training in these critical fields while providing them a well-equipped and appropriate space for training."

As demand continues to grow for career and technical education, specifically at Pathfinder Tech from the nine towns that make up the district, this funding represents a small step toward addressing the larger capacity challenges.

Pathfinder Tech aspires to eventually open its doors wider by expanding its capacity to accommodate the growing number of eighth-grade students who apply each year to Pathfinder Tech in pursuit of career and technical education. The number of applicants each year continues to far exceed the available seats.

In addition to upgrading tools and equipment, they are committed to exploring ways to expand their square footage and make Pathfinder Tech more accessible to those who desire this model of education for their high school experience.

# 'Operation Safe Campus' aims to keep students safe from alcohol-related harm

BOSTON – The Alcoholic Beverage Control Commission, under the direction of State Treasurer Deborah B. Goldberg, implemented Operation Safe Campus in September.

The annual program is designed to target underage drinking on college campuses and in surrounding communities when students return to colleges and universities throughout Massachusetts. The goal of the program is to keep alcoholic beverages out of the hands of underage students and prevent tragedies.

"Operation Safe Campus helps to start the school year right. It is important to remind college students, servers, and sellers alike the true danger of underage drinking," said Goldberg, who oversees the ABCC. "We want to increase awareness and avoid tragedies before they happen while protecting minors and their families from experiencing serious consequences."

During the run of the program, approximately 157 cases of beer and 153 bottles of alcohol were confiscated by Investigators, preventing delivery to an estimated 2,100 underage individuals. Operation Safe Campus enforcement efforts found:

302 minors in possession, transporting or attempting to purchase alcoholic beverages,

21 adults procuring alcohol for minors, and

108 individuals in possession of false identification.

"This operation focuses on the immediate safety of Massachusetts college students and the surrounding communities while drawing attention to the dangers of underage drinking," said Jean Lorizio, chairperson of the ABCC. "We want to make sure that underage people are aware that drinking alcohol can have devastating consequences upon them and those they love."

Enforcement efforts focus primarily on the parking lots and surrounding

streets of liquor stores and bars that have had significant problems with underage individuals purchasing alcoholic beverages with false identification or through adults buying alcoholic beverages for them. In Worcester, ABCC Investigators worked in partnership with the Worcester Police Department's Alcohol Enforcement Unit.

Several bars and liquor stores will face charges related to the sale to, or possession of, alcoholic beverages by individuals under the age of 21. The businesses include McGovern's Package Store, Broadway Wine & Liquors, Creed, Ju's and White Eagle of Worcester; Teele Square Liquors and The Pub of Somerville; Uptown Tap & Grille of Amherst, Scott's Fine Wines & Spirits of Easton; Chansky's, Quick Pick Convenience, Bijou and Two Saints of Boston.

Annually, approximately 1,519 college students between the ages of 18 to 24 die from alcohol-related injuries, including motor vehicle crashes, 696,000 students between the ages of 18 and 24 are assaulted by another student who has been drinking, and 14 percent of college students meet the criteria for an alcohol use disorder. In Massachusetts alone, the overall annual cost of alcohol abuse by youth is estimated at \$1.4 billion.

In addition, Massachusetts IMPACT impaired driving data shows that 10% of all traffic fatalities involve drivers under the age of 21.

Massachusetts is among the top ten states for binge drinking, with more than 1 in 4 (27.75%) adults ages 18 or older reporting they binged on alcohol in 2020.

Among young people ages 12 to 20, 20.77% reported alcohol use in the past month and 11.81% reported binge alcohol use in the past month in Massachusetts. The national averages were 17.32% and 10.14%, respectively.



Submitted Photo  
Vice President of Community Relations Jodie Gerulaitis, left, presents a donation to West Brookfield Elementary School Principal Melissa Provost.

# Country Bank supports local schools with donations

WARE – Country Bank, a full-service financial institution serving central and western Massachusetts, is pleased to announce its recent donation of \$250 Visa gift cards to 35 local schools, totaling \$12,000.

These schools have been long-standing partners in our financial literacy initiatives, and this contribution aims to support teachers and students as they head into the new academic year.

"At Country Bank, we are deeply committed to the communities we serve, and we believe that investing in education is critical to our future. Our financial literacy programs have empowered students with essential money management skills, and we are excited to continue working closely with local schools to enhance financial education," said Jodie Gerulaitis, Vice President of Community Relations, in a press release.

As part of its ongoing commitment to financial literacy, Country Bank offers a robust Money School program. The program includes a variety of resources designed to teach students about managing money, budgeting, and saving.

Most recently, the program introduced a new debit card option for kids, allowing them to learn hands-on how to manage money earned from chores. This innovative approach to financial education is designed to give young people the skills they need to succeed financially throughout their lives.

For more information about Country Bank's Money School program or to inquire about our community initiatives, please visit [www.countrybank.com](http://www.countrybank.com).

### About Country Bank

Country Bank is a full-service \$1.8 billion mutual community bank serving central and western Massachusetts with 14 offices in Ware, Palmer, West Brookfield, Brimfield, Belchertown, Wilbraham, Ludlow, Leicester, Paxton, Charlton, Springfield and Worcester.

With a commitment to personalized service and community involvement, Country Bank offers individuals, businesses, and municipalities a comprehensive range of banking products and services. Country Bank is a member of FDIC, DIF, and the SUM network.

Country Bank can be reached at 800-322-8233 or online at [countrybank.com](http://countrybank.com).

# Springfield College's Anne Wheeler Receives Grant

SPRINGFIELD – Springfield College is proud to announce that Anne Wheeler has been awarded a prestigious Expand Massachusetts Stories grant of \$7,777.00 by Mass Humanities.

This grant will support Wheeler's work on The Western Massachusetts LGBTQ+ Oral History Project, which seeks to document and preserve the experiences of LGBTQ+ individuals from the region, spanning from the 1940s to the 1980s.

Wheeler, who is an Associate Professor of Composition & Rhetoric and the Chair of the Department of Literature, Writing, and Journalism, has been at Springfield College since 2015.

Mass Humanities is a statewide or-

ganization that fosters civic engagement, encourages conversations, and strengthens communities by supporting nonprofits and initiatives that enrich lives through the humanities. Their funding aims to bring diverse perspectives to light, and the award granted to Wheeler's project exemplifies these goals.

The Western Massachusetts LGBTQ+ Oral History Project originated when Wheeler was approached with the idea of documenting the lives of LGBTQ+ individuals in the greater Springfield area. The initiative has led to the creation of a community-centered effort to capture the oral histories of LGBTQ+ elders.

Since its inception, the project

has conducted eight interviews with LGBTQ+ individuals, whose stories provide a deep and nuanced understanding of life in the area during a time of social and cultural change. Interviewees have shared their experiences growing up LGBTQ+, navigating long-term same-sex relationships, and living through pivotal moments in the gay liberation movement and the marriage equality era. The project has revealed the vibrancy of previously undocumented LGBTQ+ communities in Western Massachusetts, with stories touching on life at Classical High School, Holyoke Community College, the McKnight district, and local institutions like the Arch Cafe.

The grant from Mass Humanities will enable the project to expand its scope beyond Springfield to the broader Western Massachusetts region and fund equipment to digitize and archive images and other ephemera shared by partic-

ipants, preserving invaluable memories for future generations.

In addition to Wheeler, the project's team includes Ian Delahanty as Springfield College's Humanities Advisor, Springfield College Archivist Jeffrey Monseau, and student assistants Maegan Boucher and James Uyar. Together, they are committed to ensuring that the stories of LGBTQ+ elders in the region are not only preserved but also accessible through a searchable online.

Springfield College is an independent, nonprofit, coeducational institution founded in 1885. Approximately 3,500 students, including 2,050 full-time undergraduate students, study at its main campus in Springfield, Mass. Springfield College inspires students through the guiding principles of its Humanics philosophy - educating in spirit, mind, and body for leadership in service to others.

# Public notices

More notices on page 13

### PALMER PLANNING BOARD PUBLIC HEARING NOTICE

In accordance with the provisions of Chapter 40A, Section 11 M.G.L., the Palmer Planning Board will hold a public hearing on **Monday, November 18, 2024, at 8:00 PM** in the Town Hall Meeting Room, 4417 Main Street, Palmer, MA.

The applicant, Low Key Collective, is seeking site plan approval and special permit as required by sections 171.28, 171.29 and 171.67 to conduct online used motor vehicle sales on the property located on 21 Wilbraham Street, Palmer also known as Assessors Map 12 Lot 23.

A copy of the application may be inspected at the Planning Department office in Town Hall from 9:00 AM to 4:30 PM Monday through Friday.

Anyone interested in more information or wishing to be heard on the application can contact the Planning Department at 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>).

Chairman  
10/31, 11/07/2024

### NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE

By virtue of the Power of Sale contained in a certain Construction Mortgage, Security Agreement, and Assignment dated March 15, 2024 given by Alycar Investments, LLC to ASW Fund 1, LP, said mortgage recorded with the Hampden County Registry of Deeds in Book 25357, Page 302, and which mortgage the undersigned is the present holder, for breach of the conditions of said mortgage and for the purpose of foreclosing the same will be sold at Public Auction at 12:00 p.m. on the **21st day of November, 2024** on the premises at 2041-2043 High Street, Palmer, MA, all and singular the premises described in said mortgage.

To wit:  
Property Address: **2041-2043 High Street, Palmer, MA**

The land with the buildings thereon situated at 2041-2043 High Street, Palmer, Hampden County, Massachusetts, bounded and described as follows:

A certain tract of land, with the buildings thereon situated in the Village of

Three Rivers, in said Palmer, bounded and described as follows:

BEGINNING on the Southerly side of High Street at a stone bound at the Northeasterly corner of land formerly of one Powell, thence

SOUTHERLY on land formerly of said Powell 118.60 feet to a stone bound a land now or formerly of the Otis Company; thence

EASTERLY on line of land now or formerly of the Otis Company 72 feet to a bound; thence

NORTHERLY on land now or formerly of Joseph W. Cheney to said High Street 73 feet easterly from the first mentioned bound; thence

WESTERLY on said street 73 feet to the first mentioned bound;

Also, a certain other tract of land situated in the Village of Three Rivers, in said Palmer, lying next Southerly on the tract above described, as follows:

BEGINNING at a bound at the Southeast corner of the tract above described and at the Southwest corner of land now

or formerly of J. William Cheney; thence  
S. 22° E. along land now or formerly of the Otis Company 33 feet to a stake; thence

S. 74° W. along land

now or formerly of the Otis Company 72.17 feet to a stake in line of land formerly of one Powell; thence

N. 23° W. 33 feet along last named land to a stone bound in line of above described tract; thence  
N. 74° E. along last named land 72.42 feet to the place of beginning.

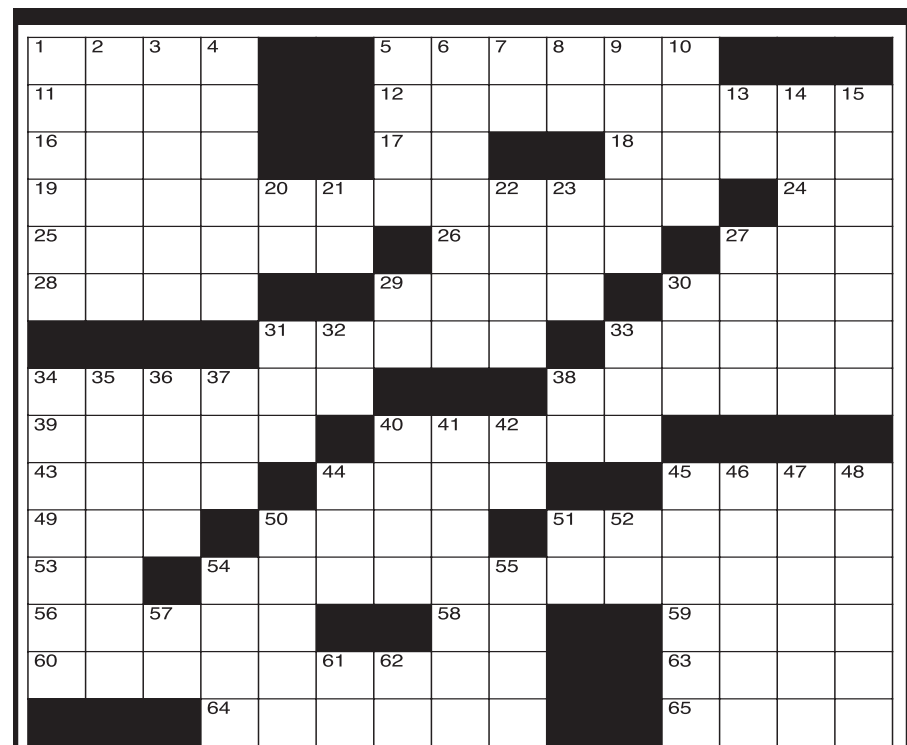
For title reference see Quitclaim Deed of Xing Gao Wang to Alycar Investments, LLC a Massachusetts limited liability company dated February 9, 2022 and recorded with the Hampden County Registry of Deeds at Book 24417, Page 498.

Premises to be sold and conveyed subject to and with the benefit of all rights, rights of way, restrictions, easements, covenants, liens or claims in the nature of liens, improvements, public assessments, any and all unpaid taxes, tax titles, tax liens, water and sewer liens and any other municipal assessments or liens and rights of any tenants and parties in possession, if there be any, or existing encumbrances of record which are in force and are applicable, having priority over said mortgage, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the deed. The successful bidder will pay all costs of recording the foreclosure deed and

any other foreclosure documents including, without limitation, all state and county excise stamp fees, and shall also be responsible for any Title V inspection and repair requirements.

Terms of sale: A deposit of Ten Thousand and 00/100 Dollars (\$10,000.00) by certified or bank check will be required to be paid by the purchaser at the time and place of sale to bid on the aforesaid sale. The balance is to be paid by certified or bank check to Baker, Braverman & Barbadoro, P.C., 1200 Crown Colony Drive, Suite 610, Quincy, MA 02169 within thirty (30) days from the date of sale. Deed will be provided to purchaser for recording upon receipt in full of the purchase price. In the event of an error in this publication, the description of the premises contained in said mortgage shall control.

Other terms, if any, to be announced at the sale.  
ASW FUND 1, LP  
Present holder of said mortgage  
By its Attorneys,  
Baker, Braverman & Barbadoro, P.C.  
1200 Crown Colony Drive,  
Suite 610  
Quincy, MA 02169  
10/31, 11/07, 11/14/2024



### CLUES ACROSS

- 1. Spumante (Italian wine)
- 5. Highly impressed
- 11. Pronoun to identify something specific
- 12. Uttered in an impassioned way
- 16. Outfits
- 17. "Westworld" actor Harris
- 18. Stewed game casserole
- 19. Indignities inflicted on others
- 24. Blood type
- 25. Says beneath one's breath
- 26. Taxis
- 27. Transmits genetic information from DNA to the cytoplasm
- 28. NFL great Randy
- 29. Where college students live
- 30. Brief Yankees sensation Kevin
- 31. Condiment
- 33. -frutti
- 34. Polish city
- 38. Astronomy unit of distance
- 39. Romanian village
- 40. Bears first overall pick Williams
- 43. Irritated
- 44. Clothing for sale has them
- 45. One-time world power
- 49. When you anticipate arriving
- 50. Farm building
- 51. Organize thoughtfully
- 53. Detective
- 54. One who reduces
- 56. Nursemaids
- 58. Partner to "Pa"
- 59. World's longest river
- 60. Commemorates
- 63. Compound
- 64. The Lannisters and Starks fought for one
- 65. Email function

### CLUES DOWN

- 1. Open-roofed entrance
- 2. Japanese religion
- 3. Dancer's garments
- 4. Distributes
- 5. Yemeni port
- 6. Spanish doctors
- 7. It cools your house
- 8. Engine variant
- 9. Makes more manageable
- 10. Days (Spanish)
- 13. Milliliter
- 14. Spread out from
- 15. With two replaceable hydrogen atoms
- 20. Respectful title for a man
- 21. Equally
- 22. Scarlett's home
- 23. Big Blue
- 27. Subway dwellers
- 29. One-tenth of a liter
- 30. Central European river
- 31. Distress signal
- 32. Expression of sympathy
- 33. Bar bill
- 34. Football equipment
- 35. Dance music
- 36. Russian river
- 37. Mary \_\_, cosmetics
- 38. Gym class
- 40. Autos
- 41. Fourth and honorable name in ancient Rome
- 42. Defeats (abbr.)
- 44. A way to color
- 45. Planet
- 46. Form of humor
- 47. Taken without permission
- 48. Go over again
- 50. Auto parts manufacturer
- 51. Detective's source
- 52. Home of the Flyers
- 54. Short official note
- 55. Emit coherent radiation
- 57. In the year of Our Lord
- 61. Atomic #18
- 62. Not from, but...

# Public notices

More notices on page 12

**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. HD24P2183EA  
 Estate of:  
**Wayne P Butler**  
 Also known as:  
**Wayne Paul Butler**  
**Date of Death: 12/11/2021**  
**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 **Carol Maillet of Bondsville, 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: **Carol Maillet of Bondsville, MA** be appointed as Personal Representative(s) of said estate to serve **Without Surety** on the bond in **un-supervised 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 11/15/2024.** 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 17, 2024  
**Rosemary A Saccomani**, Register of Probate  
 10/31/2024

**Town of Monson Planning Board LEGAL NOTICE**

In accordance with Section 7.4 of the Monson Zoning Bylaws the Planning Board will hold a Public Hearing, **Tuesday, November 19th, 2024, at 7:05 P.M.** in the Select Board meeting room at the Town Administration Building, 110 Main Street, Monson to review a petition for Site Plan Approval from H.A.V Inc., DBA Dunkin' Donuts for property located at 153 Main Street, Monson Map 115, Parcel 27. The petitioner proposes to make exterior alterations to an existing commercial building. The property is zoned General Commercial. A copy of the application is on file in the Office of the Town Clerk, Planning Board Office and is available for viewing during regular office hours.  
 Craig Sweitzer, Chairman  
 10/31, 11/07/2024

**NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE**

By virtue of the Power of Sale contained in a certain mortgage given by Hollie L. Flannery, Thomas J. Flannery to Washington Mutual Bank, FA, dated May 16, 2005 and recorded in the Hampden County Registry of Deeds in Book 15061, Page 61, as modified by a certain modification agreement dated April 6, 2006, and recorded with said Hampden County Registry of Deeds

in Book 15920, Page 61 and as affected by a judgment dated October 25, 2019 and recorded with said Registry on November 15, 2019, in Book No. 22955, at Page 245, of which mortgage the undersigned is the present holder, by assignment from: Federal Deposit Insurance Corporation, as receiver of Washington Mutual Bank f/k/a Washington Mutual Bank, FA to JPMorgan Chase Bank, National Association, recorded on August 16, 2013, in Book No. 19975, at Page 1 for breach of the conditions of said mortgage and for the purpose of foreclosure, the same will be sold at **Public Auction at 10:00 AM on November 20, 2024**, on the mortgaged premises located at 10 Pine Tree Drive, Holland, Hampden County, Massachusetts, all and singular the premises described in said mortgage.

TO WIT:  
 ALL THAT CERTAIN PARCEL OR TRACT OF LAND SITUATE IN THE TOWN OF HOLLAND, COUNTY OF HAMPDEN, COMMONWEALTH OF MASSACHUSETTS AND BEING THE SAME REAL PROPERTY CONVEYED TO HOLLIE L. FLANNERY AND THOMAS J. FLANNERY BY DEED ON 07/25/1986 AS DOCUMENT NO. 49336 BOOK 6165 PAGE 586 AMONG THE OFFICIAL RECORDS OF THE COUNTY OF HAMPDEN, COMMONWEALTH OF MASSACHUSETTS. Being more accurately described in the Judgment recorded with the Hampden County Registry of Deeds in Book 22955, Page 245, as follows:

ALL THOSE CERTAIN PARCELS OF LAND IN HAMPDEN COUNTY, COMMONWEALTH OF MASSACHUSETTS, DESCRIBED AS FOLLOWS:  
 PARCEL I:  
 THE LAND IN HOLLAND, HAMPDEN COUNTY, MASSACHUSETTS, BEING LOT "A" SITUATED ON THE NORTHERLY SIDE OF PINE TREE DRIVE, AS SHOWN ON A PLAN OF WILLIAMS PARK, ENTITLED "REVISED PLAN OF LOTS 23, 24, 25, IN HOLLAND, MASS." BY ROBERT P. PARA, LAND SURVEYOR, DATED NOVEMBER 18, 1975, AND FILED WITH THE HAMPDEN REGISTRY OF DEEDS, BOOK OF PLANS 161, PAGE 77, AND MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:  
 SOUTHERLY BY PINE TREE DRIVE, 88.77 FEET;  
 WESTERLY BY LOT #27, 100 FEET;  
 SOUTHERLY BY LOT #27, 50 FEET;  
 WESTERLY BY MAYBROOK ROAD, 16 FEET;  
 NORTHERLY BY LOT "B". A TOTAL OF 166.9 FEET, IN FOUR COURSES AND EASTERLY BY PINE TREE DRIVE, 50 FEET, CONTAINING 6710 SQUARE FEET, MORE OR LESS.

BEING THE SAME PROPERTY AS CONVEYED FROM CHARLES D. STANLEY JR AND KIMBERLY G. STANLEY TO THOMAS J. FLANNERY AND HOLLIE L. CHURCH, AS JOINT TENANTS, AS DESCRIBED IN DEED BOOK 5041 PAGE 239 DATED 12/04/1980 AND RECORDED 12/12/1980, HAMPDEN COUNTY RECORDS, COMMONWEALTH OF MASSACHUSETTS.  
 PARCEL II:  
 THE LAND IN SAID HOLLAND SITUATED AT THE NORTHEASTERLY CORNER OF MAYBROOK ROAD AND PINE TREE DRIVE, BEING LOT 27 ON THE PLAN BY BENJAMIN F. TULLEY, ENGR DATED JUNE, 1963 AND FILED WITH HAMPDEN COUNTY REGISTRY OF DEEDS, BOOK OF PLAN 100, PAGE 76, AND BOUNDED AS FOLLOWS:  
 NORTHERLY BY LOT 25 ON SAID PLAN 50 FEET;  
 EASTERLY BY LOTS 24 ND 23 ON SAID PLAN 100 FEET;  
 SOUTHERLY BY PINE TREE DRIVE 60 FEET;

AND WESTERLY BY MAYBROOK ROAD 101.1 FEET, COMMONLY KNOWN AS: 10 PINE TREE DRIVE, HOLLAND, MA 01521.

BEING THE SAME PROPERTY AS CONVEYED FROM FERDINAND G. VON KUMMER AND PAULA P. VON KUMMER TO THOMAS J. FLANNERY AND HOLLIE L. FLANNERY, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY, AS DESCRIBED IN DEED BOOK 6165 PAGE 586, DATED 07/08/1986, RECORDED 07/25/1986, HAMPDEN COUNTY RECORDS, COMMONWEALTH OF MASSACHUSETTS. SUBJECT TO THE RESTRICTIONS OF RECORD. Subject to a first mortgage dated January 20, 2012 and recorded in the Hampden County Registry of Deeds at Book 19215, Page 207 in the original principal amount of \$75,686.00.

For mortgagor's(s') title see deed recorded with Hampden County Registry of Deeds in Book 6165, Page 586 and B5041, P239.

These premises will be sold and conveyed subject to and with the benefit of all rights, rights of way, restrictions, easements, covenants, liens or claims in the nature of liens, improvements, public assessments, any and all unpaid taxes, tax titles, tax liens, water and sewer liens and any other municipal assessments or liens or existing encumbrances of record which are in force and are applicable, having priority over said mortgage, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the deed.

**TERMS OF SALE:** A deposit of Five Thousand (\$5,000.00) Dollars by certified or bank check will be required to be paid by the purchaser at the time and place of sale. The balance is to be paid by certified or bank check at Harmon Law Offices, P.C., 150 California St., Newton, Massachusetts 02458, or by mail to P.O. Box 610389, Newton Highlands, Massachusetts 02461-0389, within thirty (30) days from the date of sale. Deed will be provided to purchaser for recording upon receipt in full of the purchase price. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

Other terms, if any, to be announced at the sale.  
**JPMORGAN CHASE BANK, N.A.**  
 Present holder of said mortgage  
 By its Attorneys,  
**HARMON LAW OFFICES, P.C.**  
 150 California St.  
 Newton, MA 02458  
 (617)558-0500  
 11389  
 10/24, 10/31, 11/07/2024

**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. HD24P2234EA  
 Estate of:  
**Yueh-hua F Giza**  
 Also known as:  
**Yueh-hua Chen Giza,**  
**Yueh-hua Giza**  
**Date of Death: 06/19/1995**  
**CITATION ON PETITION FOR FORMAL ADJUDICATION**

To all interested persons:  
 A Petition for **Formal Probate of Will with Appointment of Personal Representative** has been filed by **Christopher Giza of Culver City, CA** requesting that the Court enter a formal Decree and Order and for such other relief as requested in the Petition.

The Petitioner requests that: **Christopher Giza of Culver City, CA** be appointed as Personal Representative(s) of said estate to serve **Without Surety** on the bond in **un-supervised 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 11/29/2024. 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, 2024  
**Rosemary A Saccomani**, Register of Probate  
 10/31/2024

**NOTICE OF MORTGAGEE'S SALE OF REAL ESTATE**

By virtue of the Power of Sale contained in a certain mortgage given by Robert H. Hayes to Mortgage Electronic Registration Systems, Inc., as nominee for Freedom Mortgage Corporation, dated February 8, 2022 and recorded in the Hampden County Registry of Deeds in Book 24403, Page 238, of which mortgage the undersigned is the present holder, by assignment from: Mortgage Electronic Registration Systems, Inc., as nominee for Freedom Mortgage Corporation, its successors and assigns to Freedom Mortgage Corporation, recorded on October 10, 2023, in Book No. 25183, at Page 555 for breach of the conditions of said mortgage and for the purpose of foreclosure, the same will be sold at Public Auction at **10:00 AM on December 2, 2024**, on the mortgaged premises located at 2015 East Street, Three Rivers (Palmer), Hampden County, Massachusetts, all and singular the premises described in said mortgage.

TO WIT: The Land referred to herein below is situated in the County of HAMPDEN, State of MA, and is described as follows:

A CERTAIN TRACT OF LAND SITUATED ON THE EASTERLY SIDE OF EAST STREET (SHOWN AS C STREET ON PLAN HEREINAFTER REFERRED TO) IN THE VILLAGE OF THREE RIVERS IN SAID PALMER COMPRISING THE NORTHERLY HALF OF LOT #82 AND LOT #83 AS SHOWN ON PLAN OF LOTS OF CHARLES S. RUGGLES RECORDED WITH HAMPDEN COUNTY DEEDS, BOOK 553, PAGE 602 TO WHICH PLAN AND RECORD REFERENCE IS HEREBY MADE, SAID TRACT BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN IN THE GROUND IN THE EASTERLY LINE OF SAID EAST STREET AT THE SOUTHWESTERLY CORNER OF LAND OF CLARENCE R. BREAUULT ET UX AND AT THE SOUTHWESTERLY CORNER OF LOT #84 AS SHOWN ON SAID PLAN;

THENCE NORTH 77 DEG. 0' EAST ALONG LAST NAMED LAND ONE HUNDRED EIGHTY-EIGHT AND TWENTY-SIX HUNDREDTHS (188.26) FEET TO THE SOUTHEASTERLY CORNER OF SAID LOT #84 AND IN LINE OF LAND OF ONE PANEK;  
 THENCE SOUTHWESTERLY ALONG LAST NAMED LAND EIGHTY-SIX

AND THIRTY-FOUR HUNDREDTHS (86.34) FEET TO AN IRON PIN IN LINE OF LAND OF ONE TREMBLEY;

THENCE SOUTH 77 DEG. 0' WEST ALONG LAST NAMED ONE HUNDRED FORTY-FIVE AND FIFTY HUNDREDTHS (145.50) FEET TO AN IRON PIN IN THE EASTERLY LINE OF SAID EAST STREET;

THENCE NORTH 13 DEG. 0' WEST ALONG THE EASTERLY LINE OF SAID EAST STREET SEVENTY-FIVE (75) FEET TO THE PLACE OF BEGINNING.

For mortgagor's(s') title see deed recorded with Hampden County Registry of Deeds in Book 20706, Page 84.

These premises will be sold and conveyed subject to and with the benefit of all rights, rights of way, restrictions, easements, covenants, liens or claims in the nature of liens, improvements, public assessments, any and all unpaid taxes, tax titles, tax liens, water and sewer liens and any other municipal assessments or liens or existing encumbrances of record which are in force and are applicable, having priority over said mortgage, whether or not reference to such restrictions, easements, improvements, liens or encumbrances is made in the deed.

**TERMS OF SALE:** A deposit of Ten Thousand (\$10,000.00) Dollars by certified or bank check will be required to be paid by the purchaser at the time and place of sale. The balance is to be paid by certified or bank check at Harmon Law Offices, P.C., 150 California St., Newton, Massachusetts 02458, or by mail to P.O. Box 610389, Newton Highlands, Massachusetts 02461-0389, within thirty (30) days from the date of sale. Deed will be provided to purchaser for recording upon receipt in full of the purchase price. The description of the premises contained in said mortgage shall control in the event of an error in this publication.

Other terms, if any, to be announced at the sale.  
**FREEDOM MORTGAGE CORPORATION**  
 Present holder of said mortgage  
 By its Attorneys,  
**HARMON LAW OFFICES, P.C.**  
 150 California St.  
 Newton, MA 02458  
 (617)558-0500 25546  
 10/31, 11/07, 11/14/2024

**THE COMMONWEALTH OF MASSACHUSETTS DEPARTMENT OF TRANSPORTATION – HIGHWAY DIVISION NOTICE OF A VIRTUAL DESIGN PUBLIC HEARING**  
**Project File No. 604136**

A Virtual Design Public Hearing will be hosted on the MassDOT website below to present the design for the proposed Bridge Replacement, M-27-007=P-01-007, State Avenue over the Quaboag River project in the municipalities of Monson and Palmer, MA.

**WHEN:** 6:30 pm, Wednesday, November 13, 2024

**PURPOSE:** The purpose of this hearing is to provide the public with the opportunity to become fully acquainted with the proposed Bridge Replacement, M-27-007=P-01-007, State Avenue over the Quaboag River project. All views and comments submitted in response to the hearing will be reviewed and considered to the maximum extent possible.

**PROPOSAL:** The project involves replacing the bridge connecting Bridge Street in Palmer to State Avenue in Monson, with the river marking the town boundary. It will extend from about 200 feet southwest of the existing bridge on State Avenue to about 200 feet northeast of the existing bridge on Bridge Street. The new bridge will be wider, maintaining standard travel lane widths, adding shoulders, and increasing the sidewalk width on the southern side. Roadway approaches will be adjusted with new pavement and striping to fit the new bridge alignment.

A secure right-of-way is necessary for this project. Acquisitions in fee and per-

manent or temporary easements may be required. The municipality is responsible for acquiring all needed rights in private or public lands. MassDOT's policy concerning land acquisitions will be presented in the hearing.

Project inquiries, written statements and other exhibits regarding the proposed undertaking may be submitted to Carrie E. Lavallee, P.E., Chief Engineer, via e-mail to MassDOTProjectManagement@dot.state.ma.us or via US Mail to Suite 7550, 10 Park Plaza, Boston, MA 02116, Attention: Project Management, Project File No. 604136. Statements and exhibits intended for inclusion in the hearing transcript must be emailed or post-marked no later than ten (10) business days (14 calendar days) after the hearing is hosted.

This hearing is accessible to people with disabilities. MassDOT provides reasonable accommodations and/or language assistance free of charge upon request (e.g interpreters in American Sign Language and languages other than English, live captioning, videos, assistive listening devices and alternate material formats), as available. For accommodation or language assistance, please contact MassDOT's Chief Diversity and Civil Rights Officer by phone (857-368-8580), TTD/TTY at (857) 266-0603, fax (857) 368-0602 or by email (MassDOT.CivilRights@dot.state.ma.us). Requests should be made as soon as possible and prior to the hearing, and for more difficult to arrange services including sign-language, CART or language translation or interpretation, requests should be made at least ten business days before the hearing.

This hearing will be hosted, or a cancellation announcement posted, on the internet at <https://www.mass.gov/orgs/highway-division/events>.  
 10/31, 11/07/2024

**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 Tuesday, November 12, 2024, 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 2025.

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.

**John R. Morrell**  
 Chair, Select Board  
 10/31, 11/07/2024

**LEGAL NOTICE PATHFINDER REGIONAL VOCATIONAL TECHNICAL SCHOOL DISTRICT**

**SCHOOL TRANSPORTATION BID**  
 The PATHFINDER REGIONAL VOCATIONAL TECHNICAL SCHOOL DISTRICT hereafter referred to as the "District", will receive sealed proposals for the furnishing of School Transportation until **December 9, 2024, at 11:00 a.m.**, at which time they will be publicly opened and read in the School District Conference Room.

The proposal requires the furnishing of scheduled School Transportation for all designated school children of the District to include Regular Transportation and Athletic and Extra-Curricular Activities Transportation for a period of five (5) years, beginning July 1, 2025. The successful bidder shall be required to furnish all services necessary and required, but not necessarily limited to the following in general: Drivers, Transportation Equipment, Maintenance of Equipment, Operation, Supervision, Inspection, Registration, Licensing, Insurance and conformance to all applicable laws, rules, and regulations of the Commonwealth of Massachusetts, Departments of Motor Vehicles, Departments of Public Utilities and the School District.

The conditions of employment and minimum state wage rates, as set forth by the Executive Office of Labor and Workforce Development, apply in the execution of the work under this contract (M.G.L. C.71 S.7A).

A non-mandatory pre-bid conference will be held for all interested bidders, on November 21, 2024, at 11:00 a.m. at the School District Conference Room. Specifications and Proposal Forms may be obtained electronically at the School District Business Office, 240 Sykes Street, Palmer, MA. (413) 283-9701 ext. 238, [transbid@pathfindertech.org](mailto:transbid@pathfindertech.org) on or after November 8, 2024.

The District reserves the right to accept or reject any and all bids, in part or in whole, at their sole discretion. The decision of the Pathfinder Regional Vocational Technical School Committee shall be final and binding on all bidders without recourse.

Eric Duda  
 Superintendent  
 Pathfinder Regional Vocational Technical School District  
 October 31, 2024  
 10/31/2024

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Eric Duda  
 Superintendent  
 Pathfinder Regional Vocational Technical School District  
 October 31, 2024  
 10/31/2024

**ADVERTISEMENT FOR BIDS REAR MAIN STREET WETLAND REPLICATION PROJECT**

Town of Brimfield, Massachusetts  
 Sealed bids for the Rear Main Street Wetland Replication Project, for the Town of Brimfield, Massachusetts, will be received at the Selectmen's Office for the Brimfield Board of Selectmen, 23 Main Street, Brimfield, MA 01010 until **2:00 PM on Thursday, November 14, 2024** at which place and time said bids will be publicly opened and read aloud.

The work includes but is not limited to, the replication of a wetland (approximately 5,186 square feet) for work associated with a New Well Siting as required by 311 CMR 10.00, the Wetlands Protection Act (WPA). The New Well Siting is a separate component of this project and is to be completed by another party.

Each bid shall be accompanied by a bid security in the form of a certified, treasurer's check, bid bond or cash in the amount of five percent (5%) of the value of the bid.

A pre-bid meeting will be held at **10:00 AM on Thursday, November 7, 2024** at the Office for the Brimfield Select Board, 23 Main Street, Brimfield, MA 01010. All prospective bidders are strongly encouraged to attend.

Drawings and other Contract Documents may be examined at the following:

**Town of Brimfield, Town Hall Annex, Selectmen's Office, 23 Main Street, Brimfield, MA**

The Bid Documents may be obtained at Town of Brimfield Town Hall Annex, located at 23 Main Street, Brimfield, MA 01010, from 9 a.m. to 5:00 p.m., Monday through Thursday upon payment of \$50.00 for each hard copy set (includes full size plans), for the cost of copying. Checks shall be made payable to the Town of Brimfield. Electronic versions of the Bid Documents including Drawings will be available at no charge from the Town of Brimfield Selectmen's Office by sending a request via email to [selectboard@brimfield-ma.org](mailto:selectboard@brimfield-ma.org). There will be no refunded payment for Bid Documents.

The successful bidder shall furnish a Payment Bond in an amount at least equal to fifty percent (50%) of the contract price.

The Owner reserves the right to waive any informalities or reject any or all bids. A bid which includes, for any item, a unit cost that is

abnormally low or high may be rejected as unbalanced.

The right is also reserved to accept any bid deemed to be in the best interest of the Town of Brimfield.

No bidder may withdraw his/her Bid for a period of thirty days, excluding Saturdays, Sundays and legal holidays following the effective date of Notice to Proceed.

Complete instructions for filing Bids are included in the Instruction to Bidders.

Minimum Wage Rates as determined by the Massachusetts Executive Office of Labor and Workforce Development (EOLWD) under the provisions of the Massachusetts General Laws Chapter 149, Section 26 to 27D, as amended, apply to this project. It is the responsibility of the Bidder, before bid opening, to request, if necessary, any additional information on Minimum Wage Rates for those trades people who may be employed for the proposed work under this contract.

The bidding and award of the contract shall be in full compliance with Sections 39M inclusive of Chapter 30 of the General Laws of the Commonwealth of Massachusetts as last revised.

**TOWN OF BRIMFIELD, MASSACHUSETTS**  
 BY ITS BOARD OF SELECTMEN

McClure Engineering, Inc.  
 Charlton, Massachusetts  
 10/31, 11/07/2024

**TOWN OF BRIMFIELD PUBLIC HEARING**

The Brimfield Select Board will hold a public hearing on the following pole and wire locations petition filed by National Grid on **Monday, November 18, 2024 at 6:00 p.m.** for the following:

Massachusetts Electric Company d/b/a National Grid. requests permission to locate poles, wires, and fixtures, including the necessary sustaining and protecting fixtures, along and across the following public way:

**Tower Hill Road: #31022081**

**Reason:** Tower Hill Road – National Grid to install 1 SO pole on Tower Hill Road beginning at a point approximately 2130 feet North of the centerline of the intersection of Dix Hill Road. National Grid will install SO pole #31-50 approximately 2130' North of the centerline of Dix Hill Road, Brimfield, MA.

Persons with an interest in this public hearing are asked to appear at the Brimfield Elementary School, 22 Wales Road, Brimfield, MA on the date and time affixed to this notice.

Martin J. Kelly  
 Select Board, Chairperson  
 Town of Brimfield  
 10/31, 11/07/2024

**Public Hearing Notice**

The Town of Palmer is proposing an ordinance "Betterments to Improve Private Ways" that would allow for residents to petition for betterments to improve private ways. The ordinance outlines the process for private way residents to request a betterment including the application fee, defining the scope of the project, and potential funding/repayment options for the assessment of the betterment.

The hearing will take place **Monday, November 18, 2024 at 6:45 p.m. in the Town Council Meeting Room, Town Hall, 4417 Main Street, Palmer.**

Palmer Town Council  
 10/31, 11/07, 11/14/2024

**Please check the accuracy of your legal notice prior to submission (i.e., date, time, spelling). Also, be sure the requested publication date coincides with the purpose of the notice, or as the law demands. Thank you.**