

# Community Setting



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The Town of Monterey is located in southeastern Berkshire County at the western edge of the Berkshire Plateau. It is bordered by Tyringham on the northeast, Otis on the east, Sandisfield on the southeast, New Marlborough on the south, and Great Barrington on the west. At an average elevation of about 1,200 ft., it is a hilly, heavily forested, rural community with many streams, ponds, wetlands and open fields that make it a very desirable place to live and recreate. Included within its boundaries are 4,500 acres of Beartown State Forest and two major lakes, Lake Buel and Lake Garfield, which provide residents and tourists with numerous outdoor recreation opportunities. Monterey has three locations that are listed in the National Register of Historic Places. Its natural beauty and rural charm have made it an increasingly popular location for second homeowners and retirees, mostly from the New York City area.

Monterey has a population of approximately 934, ranking it 21<sup>st</sup> out of 32 communities in Berkshire County. Unlike many towns in the county, the population has increased over the last 30 years. Recent BRPC population projections suggest that the town could experience a 58% growth rate from 2000 to 2030. Approximately 1,064 acres, or 6% of the land area of the town, is considered developed. The most densely developed areas of the town are the main village along Rte. 23 and along the shores of Lake Buel and Lake Garfield. Most of the development outside these areas consists of single-family homes on large lots greater than two acres along existing roadways. In 2000, 50% of all housing units were seasonal. Approximately 6,516 acres or 38% of the town is in permanently protected open space. In addition to state land, this total includes land protected through the efforts of the Monterey Preservation Land Trust and the Berkshire Natural Resources Council.

## Community Vision Statement



Mindfully guide and manage growth to ensure Monterey preserves the combination of traditional rural atmosphere, notable natural assets, and rural community character that makes it a desirable place to live.

Maintain and improve its economic infrastructure by identifying and cultivating economic opportunities that are consistent with the community character.

Maintain and improve its social infrastructure by providing seniors and citizens of low, moderate, and middle income with quality community services and affordable housing opportunities.

Maintain and improve its civic infrastructure by providing its residents with quality municipal and emergency services.

The community must take the necessary steps to plan for the future and to participate in local decision-making processes.