

Jennifer Tabakin
Town Manager

E-mail: jtabakin@townofgb.org
www.townofgb.org



Town Hall, 334 Main Street
Great Barrington, MA 01230

Telephone: (413) 528-1619 x2
Fax: (413) 528-2290

TOWN OF GREAT BARRINGTON MASSACHUSETTS

OFFICE OF THE TOWN MANAGER

SELECTBOARD'S MEETING AGENDA

MONDAY, JUNE 11, 2018

6:00 PM – EXECUTIVE SESSION JOINT MEETING
WITH ZONING BOARD OF APPEALS

7:00 PM – REGULAR SESSION

TOWN HALL, 334 MAIN STREET

ORDER OF AGENDA

6:00 PM - OPEN MEETING

1. CALL TO ORDER:

6:00 PM Open Session

6:00 PM Executive Session - **Selectboard office** - Joint Meeting with Zoning Board of Appeals, under G.L.c.30A, §21(a)(3), to discuss strategy relating to pending litigation concerning 11 Roger Road that is known as:
(1) Belanger v. Zoning Board of Appeals, Berkshire Superior Court, C.A. No. 1876CV00134; and
(2) GJO, LLC v. Zoning Board of Appeals, et al., Land Court Docket No. 18MISC000240, if the Chair declares that an open meeting may have a detrimental effect on the litigating position of the Board and other public agencies.

Roll Call Vote

Return to Open Session at the end of Executive Session - **Selectboard Meeting Room**

2. APPROVAL OF MINUTES:

March 26, 2018 Regular Meeting

3. SELECTBOARD'S ANNOUNCEMENTS/STATEMENTS:

A. SB – Signing of Bond Anticipation Note (BAN).

B. SB – Overview of Board Assignments. (Discussion/Vote)

C. General Comments by the Board.

4. TOWN MANAGER'S REPORT:

- A. Department Updates.

- B. Project Updates

7:00 PM

5. PUBLIC HEARING:

- A. On the Application from National Grid to remove or prune public shade trees in the Town of Great Barrington (Village of Housatonic) as part of the tree by tree hazard assessment of public and private trees, along the main three-phase lines. National Grid identified sixteen (16) town trees for removal and three (3) for pruning along Oak Street and VanDeusenville Road, as per list attached. (Discussion/Vote)
 - a. Open Public Hearing
 - b. Explanation of Project
 - c. Speak in Favor/Opposition
 - d. Motion to Close Public Hearing
 - e. Motion re: Findings
 - f. Motion re: Approval/Denial/Table

6. LICENSES OR PERMITS:

- A. Brian Mead/Great Barrington Firefighter's Association for permission to conduct Fill the Boot Campaign Drive on Main Street between Gas House Lane and the entrance of John B. Hull/100 Main Street on Saturday, June 30, 2018 between 10:00 am – 2:00 pm. (Discussion/Vote)

- B. Michael Wainwright/Michael Wainwright USA for Temporary One Day Weekday Entertainment License for July 7, 2018 from 1:00 pm – 3:00 pm at 964 Main Street (Discussion/Vote)

- C. Michelle Kaplan/Berkshire Ferments for Temporary One Day Sunday Entertainment License for September 16, 2018 from 10:00 am – 4:00 pm at 659 Main Street, Great Barrington Fairgrounds. (Discussion/Vote)

- D. Nicole Blum/Carr's Ciderhouse for One Day Farmer Winery License at Berkshire Ferment Festival on September 16, 2018 from 10:00 am – 4:00 pm at 659 Main Street, Great Barrington Fairgrounds. (Discussion/Vote)

- E. Christine Heaton/Black Sheep Brewing Co. d/b/a Big Elm Brewing for One Day Beer and Wine Liquor License for September 16, 2018 from 10:00 am – 4:00 pm at 659 Main Street, Great Barrington Fairgrounds. (Discussion/Vote)

- F. Sandy Cleary/Bard College at Simon's Rock for Two One Day All Alcoholic Liquor Licenses for June 22 and 23, 2018 from 6:00 pm – 10:00 pm at Simon's Rock, 84 Alford Road. (Discussion/Vote)

7. OLD BUSIESS:

- A. Lake Mansfield Road Improvements and Recreation Area Planning – Update. (Discussion/Vote)

8. NEW BUSINESS:

- A. Bill Nappo – Housatonic School Presentation.

- B. SB – Designation of Town Representative to the Berkshire Reginal Transit Authority (BRTA) Advisory Board. (Discussion/Vote)

- C. SB – Recommendation to the Planning Board on the Special Permit Application of Briarbear LLC to erect a new freestanding sign in a residential zone at 506 Stockbridge Road. (Discussion/Vote)

9. CITIZEN SPEAK TIME:

10. SELECTBOARD'S TIME:

11. MEDIA TIME:

12. ADJOURNMENT:

NEXT SELECTBOARD'S MEETING: Monday, June 25, 2018, 7:00 P.M.


Jennifer Tabakin, Town Manager

Pursuant to MGL. 7c. 30A sec. 20 (f), after notifying the chair of the public body, any person may make a video or audio recording of an open session of a meeting of a public body, or may transmit the meeting through any medium. At the beginning of the meeting, the chair shall inform other attendees of any such recordings. Any member of the public wishing to speak at the meeting must receive permission of the chair. The listings of agenda items are those reasonably anticipated by the chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

EXECUTIVE SUMMARY

TITLE: Inform the Selectboard of the results of the bids to issue a temporary bond anticipation note (BAN) in the amount of \$2,106,990 for Capital Projects as authorized by the Selectboard, Finance Committee and Town Meeting.

BACKGROUND: The Selectboard, Finance Committee and Town Meeting have approved capital projects to be funded by borrowing authorizations as recommended in the budget process for the general fund and the wastewater enterprise fund. In order to meet the dates of the expected contractual payments of these projects, money is being borrowed on a temporary basis and will be replaced with a permanent borrowing in the future by issuing bonds. This temporary borrowing consists of \$1,000,000 in Road Improvements authorized in fiscal year 2018, \$210,000 authorized in fiscal year 2016 for a Highway Storage Facility, \$305,000.00 authorized in fiscal year 2015 for Sewer System Improvements, and \$591,990 for various capital projects authorized in FY18, which are listed in detail on the attached sheet.

FISCAL IMPACT: The interest rate on the BAN was determined by a competitive bid process on Wednesday, June 6, 2018. Three bids were received with the low bid of 2.00% being awarded to Eastern Bank. The note will have a due date of May 15, 2019 and at that time \$38,042.88 in interest will be paid with \$32,716.88 paid from the General Fund, and \$5,326.00 paid from the Sewer Enterprise Fund. It will then be determined whether temporary or long term borrowing will be issued, based on the needs of the Town at that time.

RECOMMENDATION: No Board action is necessary; however the Board needs to sign the note.

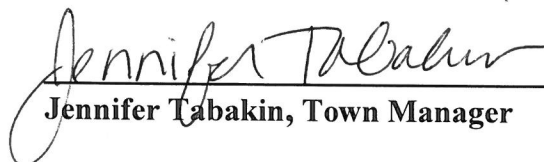
PREPARED BY:



Karen D. Fink, Treasurer/Collector

DATE: 6/8/18

Approved:



Jennifer Tabakin, Town Manager

Municipal Purpose Loan

Town of Great Barrington

This attachment must be included with all Municipal Purpose Loans issued through the State House Note Program.
(A municipal purpose loan is one which combines two or more authorizations for different purposes in one loan.)

Date	Article #	Purpose	Amount Authorized	Previous New Issues	Paydowns This Issue	This Issue New	This Issue Renewal	Unissued Balance
5/5/2014	8	FY15 Sewer System Improvements	\$13,200.00	\$4,875,305.00	\$0.00	\$305,000.00	\$0.00	\$4,570,305.00
5/4/2015	5	FY16 Highway Storage Facility	\$210,000.00	\$0.00	\$0.00	\$210,000.00	\$0.00	\$0.00
5/1/2017	4	FY18 Olympian Meadow Improvements	\$30,000.00	\$0.00	\$0.00	\$30,000.00	\$0.00	\$0.00
5/1/2017	4	FY18 Road Improvements	\$1,430,000.00	\$0.00	\$0.00	\$1,000,000.00	\$0.00	\$430,000.00
5/1/2017	4	FY18 IT Upgrades	\$136,000.00	\$0.00	\$0.00	\$100,000.00	\$0.00	\$36,000.00
5/1/2017	4	FY18 Hwy Skid Steer	\$55,000.00	\$0.00	\$0.00	\$53,900.00	\$0.00	\$1,100.00
5/1/2017	4	FY18 Cemetery Dump Truck	\$63,000.00	\$0.00	\$0.00	\$63,000.00	\$0.00	\$0.00
5/1/2017	4	FY18 Highway Dump Truck	\$190,000.00	\$0.00	\$0.00	\$178,090.00	\$0.00	\$11,910.00
5/1/2017	4	FY18 Police Cruisers	\$100,000.00	\$0.00	\$0.00	\$92,000.00	\$0.00	\$8,000.00
5/1/2017	4	FY18 Building Improvements	\$836,000.00	\$386,000.00	\$0.00	\$75,000.00	\$0.00	\$375,000.00
Totals			\$3,063,200.00	\$5,261,305.00	\$0.00	\$2,106,990.00	\$0.00	\$5,432,315.00
Carry these figures over to the Clerk/Secretary's Certificate			Must Equal Line 3	Must Equal Line 4	Must Equal Line 5	Total of these columns must equal line 6		Must equal Line 7

*Note: Amount Authorized minus Previous New Issues minus This Issue New will equal Unissued Balance.
 (Revised: May 1997)*

**Town of Great Barrington
Tree Warden
NOTICE OF PUBLIC HEARING**

In accordance with Massachusetts General Laws (MGL), Chapter 87, Public Shade Tree Law, Section 3 (Cutting of Public Shade Trees; Hearing; Damages), the Town of Great Barrington Tree Warden will hold a Public Hearing regarding an application from National Grid to remove or prune public shade trees on **Monday, June 11, 2018 at 7:00 p.m.** in the Town Hall, 334 Main Street, Great Barrington, MA. Any person interested or wishing to be heard on this matter should appear at the time and place designated.

The program included a tree-by-tree hazard assessment of public and private trees, along the main three-phase lines which serve the community. The work is recommended to remove hazard trees and prune for additional clearance in order to reduce tree outage problems affecting large numbers of customers served by these main lines. National Grid's arborists have identified sixteen (16) town trees for removal and three (3) for pruning along Oak Street and Vandeousville Road.

Town-owned trees located within the public way designated for removal have been marked with a small red ribbon; trees designated for pruning have been marked with a small blue ribbon. All are posted with a notice of public hearing in the field.

A complete list of town-owned trees designated for removal or pruning including information about the location, size and species of the affected trees and the reason for work proposed, is available weekdays from the Town Hall, Library and Highway Department during normal business hours.

Michael Peretti
Tree Warden

Berkshire Record

Commonwealth of Massachusetts
Town of Great Barrington

**Great Barrington
Tree Warden**

Public Shade Tree Removal Permit

This Shade Tree Removal Permit is hereby issued in accordance with Massachusetts General Laws, Chapter 87, Public Shade Tree Law, Section 3 (Cutting of Public Shade Trees; Hearing; Damages). The applicant is National Grid, Hazard Tree Mitigation Program, c/o Joan Callahan, 939 Southbridge Street, Worcester, MA 01610.

The program included a tree-by-tree hazard assessment of the main three-phase lines in Great Barrington. Town-owned trees that are hazardous and/or prone to failure, pose a threat to public safety and endanger the reliability of the main distribution lines along these routes, were identified for removal or pruning in an effort to reduce or eliminate their risk of failure.

Sixteen (16) town-owned trees along Oak Street and Vanduesenville Road were identified by National Grid arborists for removal and three (3) for pruning.

I hereby grant permission to National Grid to remove trees per specific list attached to this permit.

APPROVAL:



Michael Peretti
Tree Warden

Date 5/30/18

Town of Great Barrington (Town-owned Trees)

Town of Great Barrington NE Hazard Tree Mitigation Program Hazard Tree Removal List Circuit #: 1109W3									
Number	Site ID	Street Name	House #	Location	Pole #	Dia.	Species	Defect Condition	Work Proposed
1	DC108	Oak St	215	AF	7-8	22	Spruce	Thin crown, top dead	Remove
2	DC108	Oak St	215	AF	7-8	28	Ash	Lean, weight to line, cavities with decay	Remove
3	DC109	Oak St	217	AF	9	28	R Maple	Lean, weight to line, dieback, cavities at base with decay, old branch scars throughout with decay, signs of decay through out trunk	Remove
4	DC111	Oak St	Lot		13-14	38	Oak	Large cavity with decay, Remove from 2nd branch from base on road side towards line, take off dead branch and further up take back branch over line back to where 4" branch	Trim
5	DC116	Vandeusenville Rd	Lot	AF	52-51	38	Pine	Large cavity in back, heavy bird damage, look inside and see signs of boring insects which appears to be throughout	Remove
6	DC116	Vandeusenville Rd	Lot	AF	52-51	36	Pine	Lean, weight to line, dieback, top dead	Remove
7	DC116	Vandeusenville Rd	Lot	AF	52-51	20	Pine	Less than 20% crown, wound at base	Remove
8	DC117	Vandeusenville Rd	99		51-50	38	Oak	Less than 40% crown, wound at base, decay and dry rot present	Remove
9	DC118	Vandeusenville Rd	Lot	AF	50-49	44	Oak	More than 80% dead, cavity with decay	Remove
10	DC118	Vandeusenville Rd	Lot	AF	49	20	Pine Oak	Less than 20% crown, dieback	Remove
11	DC118	Vandeusenville Rd	Lot	AF	48-47	26	Pine Oak	Less than 30% crown, dieback	Remove
12	DC118	Vandeusenville Rd	Lot	AF	46	28	R Maple	Top dead, heavy dieback	Remove
13	DC118	Vandeusenville Rd	Lot	AF	46-47	38	Pine	Heavy bird damage, appears to have hollow trunk about 12 ft. up	Remove
14	DC118	Vandeusenville Rd	Lot	AF	42-41	42	Oak	Large cavity ground to 12 ft. up in back with heavy decay	Remove
15	DC118	Vandeusenville Rd	Lot	AF	40-39	50	Oak	More than 50% dead, large cavity with decay	Remove
16	DC118	Vandeusenville Rd	Lot	AF	39	48	Oak	Trim 18" branch over lines	Trim
17	DC118	Vandeusenville Rd	Lot	AF	39-38	50	Oak	Trim 2 branches over lines	Trim
18	DC118	Vandeusenville Rd	Lot	AF	39-38	32	Oak	Heavy dieback, almost dead, decay	Remove
19	DC118	Vandeusenville Rd	Lot	AF	38-37	30	Oak	Lean, weight to line, cavity at base with decay	Remove
Total Removals:									16
Total Trims:									3



**GREAT BARRINGTON
FIREFIGHTERS ASSOCIATION**

37 STATE ROAD
GREAT BARRINGTON, MA 01230

RECEIVED
TOWN MANAGER

MAY 23 2018

BOARD OF SELECTMEN
GREAT BARRINGTON, MA

May 22, 2018

Great Barrington Board of Selectmen
Jennifer Tabakin, Town Manager
Town Hall
334 Main Street
Great Barrington, MA 01230

Dear Ms. Tabakin and Board of Selectmen,

For more than 60 years the International Association of Fire Fighters (IAFF) have stood on the front lines for MDA, working together to free individuals — and the families who love them — from the harm of muscular dystrophy, ALS and related muscle-debilitating diseases that take away physical strength, independence and life. IAFF support for MDA began in 1954 when the organization committed by proclamation to support MDA until a cure is found, and the organization's unwavering commitment to MDA has remained strong to this day. As MDA's largest national partner, the IAFF has raised more than \$585.5 million to help kids and adults with muscle-debilitating diseases live the life they've always imagined and experience the world without any limits.

MDA's spirited Fill the Boot campaign is an honored tradition in which thousands of dedicated fire fighters hit the streets or storefronts asking pedestrians, motorists, customers and other passersby to make a donation to MDA, using their collective strength to help kids and adults live longer and grow stronger. Fill the Boot donations benefit MDA's shared mission to find research breakthroughs across diseases; care for kids and adults from day one; and empower families with services and support in hometowns across America. In 2015, more than 100,000 fire fighters participated in Fill the Boot events across the country and raised \$25.5 million.

This year the Great Barrington Fire Department is participating in the Fill the Boot Campaign, and hereby requests your permission to conduct this drive in the road on Main Street between Gas House Lane and the entrance of John B. Hull at 100 Main Street on Saturday June 30th, 2018 between the hours of 10:00 am and 2:00pm, similar to our drive last year.

I or a representative of the Great Barrington Fire Department will be in attendance at your next Select board meeting to answer any questions that you may have.

Sincerely,

Brian Mead

Secretary

Great Barrington Firefighters Association



TOWN OF GREAT BARRINGTON
Temporary Weekday Entertainment License Application
\$25.00 per day

The undersigned hereby applies for a license in accordance with the provisions of MA General Laws, Ch.140 Sec.183A amended, Ch.351, Sec.85 of Acts of 1981 and Ch.140 Sec.181.

Name: Michael Wainwright

Business/Organization: Michael Wainwright USA

D/B/A (if applicable): _____

Address: 964 Main Street Great Barrington MA 01230

Mailing Address: 964 Main Street Suite 5 Great Barrington MA 01230

Phone Number: 413 717 4211

Email: bette@michaelwainwright.com

TYPE: (Check all that apply) Concert Dance Exhibition Cabaret DJ

Live band with up to 3 pieces, including singers Public Show

Other (please explain) Pottery exhibition and tent sale/ (pop up tents)

INCLUDES: Live music Recorded music Dancing by entertainers/ performers

Dancing by patrons Amplification system Theatrical exhibition

Floorshow Play Moving picture show Light show Jukebox

Other (please explain) _____

As part of the entertainment, will any person be permitted to appear on the premises in any manner or attire as to expose to public view any portion of the pubic area, anus, or genitals, or any simulation thereof, or whether any person will be permitted to appear on the premises in any manner or attire as to expose to public view a portion of the breast below the top of the areola, or any simulation thereof? (M.G.L.Chp.140 Sec.183A)

___ YES

__x__ NO

PARKING

BAND

STORE

Please circle: **INDOOR** or **OUTDOOR** Entertainment

Exact Location of Entertainment (include sketch): in parking lot under tree

POTTERY

POTTERY

Date(s) of Entertainment*: ~~June 30th~~ JULY 7th

*Does not include SUNDAY

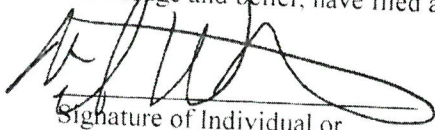
Start & End Times of Entertainment: 1 to 3 pm

Does your event involve any of the following? (Check all that apply)

- Food
- Temporary Bathrooms
- Tents
- Stages
- Temporary Signs
- Electrical Permits
- Building Permits
- Police Traffic Details
- Street Closures

ALL entertainment licenses will be reviewed by the Design Review Team (DRT), which is comprised of several Town departments, for comments/concerns on this application.

Pursuant to M.G.L. Ch. 62C, Sec. 49A, I certify under the penalties of perjury that I, to my best knowledge and belief, have filed all state tax returns and paid all state taxes required under law.


Signature of Individual or Corporate Officer

Date

217-86-3236
SS# or FID#

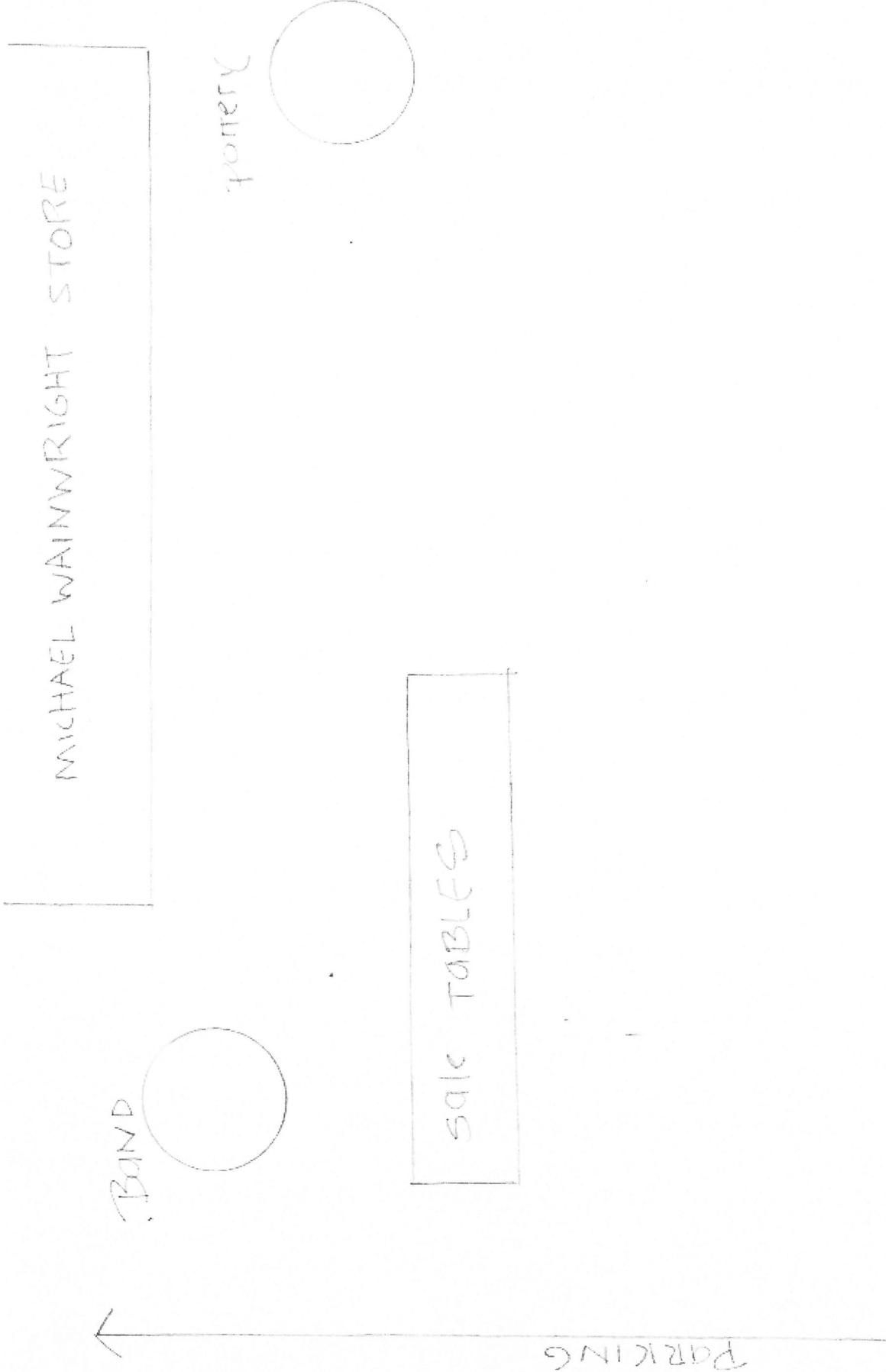
TOWN USE ONLY:

DRT Review with Conditions: DRT has no issues. CR 5/29/18

APPROVAL DATE: _____

LICENSE # _____

SATURDAY JULY 7th



Route 7



RECEIVED
TOWN MANAGER

APR 18 2018

BOARD OF SELECTMEN
GREAT BARRINGTON, MA

TOWN OF GREAT BARRINGTON
Temporary Sunday Entertainment License Application
(Local Approval ONLY-State Approval Required Separately)

____ Hours between 1:00 pm-11:59 pm (\$2.00 per Sunday) X Hours between 9:00 am- 11:59 pm (\$5.00 per Sunday) *paid OK #118*

The undersigned hereby applies for a license in accordance with the provisions of Massachusetts General Laws, Ch.136 Sec.4.

Name: Michelle Kaplan

Business/Organization: Berkshire Ferments

D/B/A (if applicable): _____

Address: 535 S main st apt 3 Great Barrington MA 01230

Mailing Address: _____

Phone Number: 331-237-7171

Email: MLK521@gmail.com

TYPE: (Check all that apply) Concert Dance Exhibition Cabaret DJ
 Live band with up to 8 pieces, including singers Public Show
 Other (please explain) Food festival

INCLUDES: Live music Recorded music Dancing by entertainers/ performers
 Dancing by patrons Amplification system Theatrical exhibition
 Floorshow Play Moving picture show Light show Jukebox
 Other (please explain) _____

As part of the entertainment, will any person be permitted to appear on the premises in any manner or attire as to expose to public view any portion of the pubic area, anus, or genitals, or any simulation thereof, or whether any person will be permitted to appear on the premises in any manner or attire as to expose to public view a portion of the breast below the top of the areola, or any simulation thereof? (M.G.L. Chp.140 Sec.183A)

____ YES X NO

Please circle: **INDOOR** or **OUTDOOR** Entertainment

Exact Location of Entertainment (include sketch): Great Barrington Fairgrounds
659 Main Street, Great Barrington

Date(s) of Entertainment: **Sunday**, Sept. 16th

Start & End Times of Entertainment: 10 - 4 pm

Does your event involve any of the following? (Check all that apply)

- Food Temporary Bathrooms Tents Stages Temporary Signs
 Electrical Permits Building Permits Police Traffic Details Street Closures

ALL entertainment licenses will be reviewed by the Design Review Team (DRT), which is comprised of several Town departments, for comments/concerns on this application.

Pursuant to M.G.L. Ch. 62C, Sec. 49A, I certify under the penalties of perjury that I, to my best knowledge and belief, have filed all state tax returns and paid all state taxes required under law.

Michelle Ryan
Signature of Individual or
Corporate Officer

4/18/18
Date

SS# or FID#

TOWN USE ONLY:

DRT Review with Conditions: Please see DRT review comments,
attached. (RD)

APPROVAL DATE: _____

LICENSE # _____

OFF-LIMIT AREA

VENDOR PARKING

South Main ST.

Wetlands

BATHROOMS

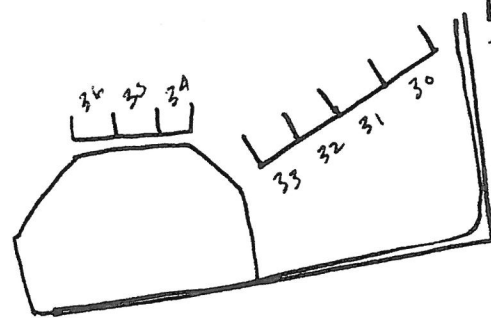
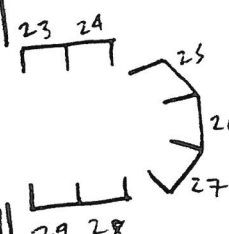
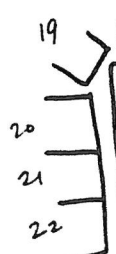
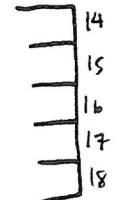
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TOWER

MUSIC

SEATING AREA

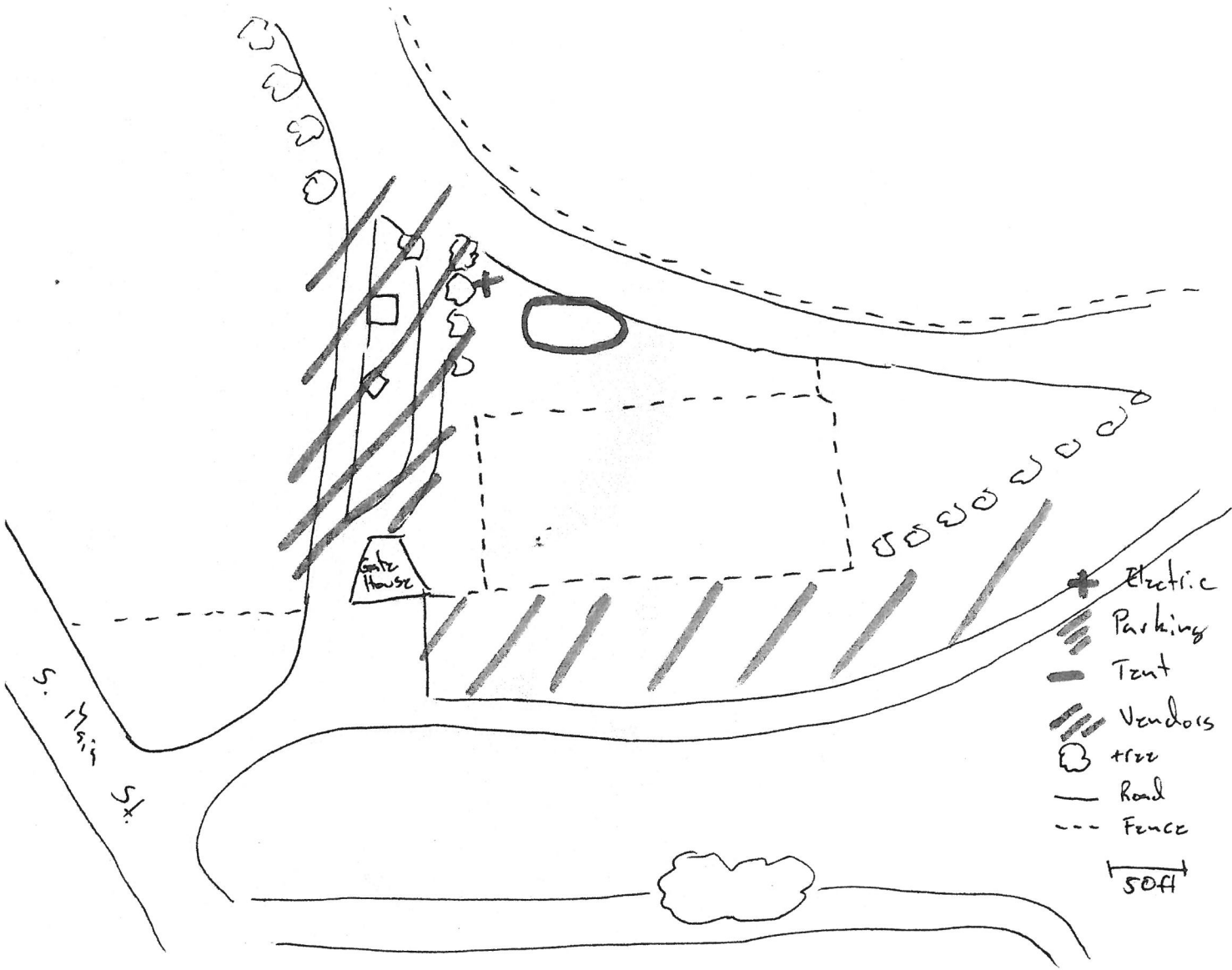
TENT ACTIVITIES



ENTRANCE

PARKING





- + Electric
- ▨ Parking
- ▨ Tent
- ▨ Vendors
- ☁ tree
- Road
- - - Fence
- 50ft

Subject: Fermentation Festival - Sunday 9/16/2018

The DRT discussed the Fermentation Festival at its meeting of April 17.

The Festival will be held at the Fairgrounds on Sunday September 16 from 10-4. Organizers estimate there will be about 2,000 people over that period. There will be food and craft vendors, tastings of food and beverages, as well as a "beer garden" on site.

The Police will not require police details for traffic or on site.

Fairgrounds staff will provide the parking management on-site.

Organizers shall rope or fence off the wetland areas to keep people and cars out.

Organizers shall ensure food vendors have permits in place with Board of Health one month in advance.

Thank you.



Christopher T. Rembold, AICP
Town Planner
Town of Great Barrington
334 Main Street
Great Barrington, MA 01230
Ph: (413) 528-1619, x. 7
www.townofgb.org
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[GBFG.org]
1554 Boardman Street
Sheffield, MA 01257

18 April 2018

TO: Town Of Great Barrington

This letter serves to indicate that Berkshire Ferments has permission to seek all relevant permits and licenses for the Berkshire Ferments event on September 16th, 2018.

Sincerely,



Janet Elsbach
For Fair Ground Community Redevelopment Project
dba GBFG

APPLICATION BY A FARMER WINERY FOR LICENSE TO SELL AT A
FARMER'S MARKET
(CH.138, §15F)

YEAR 20



1. Licensee Information:

ABCC License Number:
(If Existing Licensee)

fw-65

Name of Applicant: Carr's Ciderhouse

Mailing Address: 295 River Drive

Manager of Record: Nicole Blum

Business Name (d/b/a if different):

City/Town: Hadley

State MA

Zip 01035

Phone Number of Premises: 413.336.7363

Other Phone: 413.36.7363

Email: nicole@carrsciderhouse.com

Website: www.carrsciderhouse.com

Contact Person concerning this application (attorney if applicable):

Name: nicole blum

City/Town: hadley

State ma

Zip 01035

Address: 295 River Drive

Email: nicoe@carrsciderhouse.com

Contact Number: 413.336.7363

Fax Number:

2. Event Information:

A. Farmer's Market licenses are only permitted at events that the Department of Agriculture has certified as Agricultural Events.

Please attach document from Department of Agricultural Resources certifying that this is an agricultural event.

Date(s) of Event: September 16, 2018 10am-4pm

B. Contact person for applicant during event:

Name: Nicole Blum

Phone number of contact: 413.336.7363

C. Description of the premises within the Farmer's Market:

Address of Premises for the Sale of Wine: Great Barrington Fairgrounds, 775 Main St

City/Town: Great Barrington

State ma

Zip 01230

Phone Number of Premises:

Describe Area to be Licensed:

10x10 tent space within the market grounds

**APPLICATION FOR LICENSE BY A FARMER WINERY TO SELL AT A
FARMER'S MARKET
(CH.138, §15F)**

3. Existing License(s) to Manufacture, Export and Sell at Retail:

List the license(s) you hold which authorize the manufacture, exportation and retail sale of wine to consumers: (Attach a copy of each license)

Name	License Type	License Address
Carr's Ciderhouse	MA farm winery	295 River Drive, Hadley, MA 01035

4. Are you providing, without charge, samples of wine to prospective customers? Yes No

Section 15F specifically requires that "all samples of wine shall be served by an agent, representative or solicitor of the licensee."

A. If yes, please provide names and addresses of all agents, representatives and solicitors:

Name	Address	ABCC License Number
Nicoloe Blum	295 River Drive, Hadley, MA 01035	FW-65

B. Proof of Age for Sale to Consumers:

Please identify all methods by which you will obtain proof of age before providing samples or making any sales of wine to consumers :

We ask for valid identification for sampling and buying

5. Transportation and Delivery:

Please identify in detail all persons or businesses that are licensed under M.G.L. c. 138, §22 that will be making any delivery of wine on your behalf to the Farmer's Market in Massachusetts.

we deliver to market

**APPLICATION FOR LICENSE BY A FARMER WINERY TO SELL AT A
FARMER'S MARKET
(CH.138, §15F)**

6. Safety and Tax Registration:

Has the Farmer's Market registered with the Food and Drug Administration? Yes No Registration Date:

7. Disclosure of License Disciplinary Action:

Have any of the your licenses to sell alcoholic beverages ever been suspended, revoked or cancelled? Yes No


If yes, list said interest below:

Date	License	Reason why license was Suspended, Revoked or Cancelled

Pursuant to M.G.L. Ch. 62C, Sec. 49A, I certify under the penalties of perjury that, I have filed all state tax returns and paid all state taxes required under law. I further understand that each representation in this application is material to the determination of the application and state under penalty of perjury that all statements and representations therein are true.

Note: The LLA may require additional information.

Signature



Title

owner

Date

5/24/2018

THE COMMONWEALTH OF MASSACHUSETTS
EXECUTIVE OFFICE OF ENERGY AND ENVIRONMENTAL AFFAIRS



Department of Agricultural Resources

251 Causeway Street, Suite 500, Boston, MA 02114
617-626-1700 fax: 617-626-1850 www.mass.gov/agr



CHARLES D. BAKER
Governor

KARYN E. POLITO
Lt. Governor

MATTHEW A. BEATON
Secretary

JOHN LEBEAUX
Commissioner

May 23, 2018

Carr's Ciderhouse
295 River Dr.
Hadley, MA 01035

Re: Berkshire Fermentation Festival *

Dear Ms. Blum:

Please be advised that your application for certification of the Berkshire Fermentation Festival, on Sunday September 16th 2018 from 10:00 am – 4:00 pm as an agricultural event pursuant to M.G.L. c. 138, Section 15F has been approved.

Please remember that, upon certification of an agricultural event by MDAR, the farm-winery must submit a copy of the approved application to the local licensing authority along with the application for obtaining a special license from the city or town in which the event will be held. Upon issuance of a special license, the winery should confirm that a copy of the special license was sent by the local licensing authority to the Alcoholic Beverages Control Commission (ABCC) at least seven (7) days prior to the event.

Sincerely,

John Lebeaux Commissioner

THE COMMONWEALTH OF MASSACHUSETTS
EXECUTIVE OFFICE OF ENERGY AND ENVIRONMENTAL AFFAIRS



Department of Agricultural Resources
251 Causeway Street, Suite 500, Boston, MA 02114
617-626-1700 Fax: 617-626-1850 www.mass.gov/agr



Application for Certification of an Agricultural Event for the Sale of Wine
Pursuant to M.G.L. c. 138, Section 15F

*To be completed by the licensed farm-winery and returned to:
By Mail: Agricultural Event Certification Program, 251 Causeway Street, Suite 500, Boston, MA 02114
By Email: Barbara.Davidson@State.majors with the subject line "Agricultural Event Certification"
(A separate application must be completed for each event)

In order for your application to be considered complete, you must include the following documents. Incomplete applications will not be accepted.

- Signed and dated application with farm-winery license number
- List of vendors with brief descriptions of products for current year/season
- Event operational guidelines or rules for current year/season
- Resume of event manager or description of experience
- Plan depicting the premises and specific location where the license will be exercised. See Template 1.
- Approval letter from event management including the name of the licensed farm-winery and the day(s), month and year of event. See Template 2.

1. Applicant Information

Name of Licensed Farm-Winery				CARR'S CIDERHOUSE			
Farm-Winery License Number		65		State of Issue		MA	
Contact Person		NICOLE BLUM					
Address		295 RIVER DRIVE					
City		HADLEY		State		MA	
Phone Number		413-336-7363		Email		nicole@carrsciderhouse.com	
Correspondence preference				<input type="checkbox"/> Regular Mail		<input checked="" type="checkbox"/> Email	
<small>Note: Approval/denial letters will be sent regular mail.</small>							
Do you intend to sell, sample, or both? Check all that apply.							
<input checked="" type="checkbox"/> Sell				<input checked="" type="checkbox"/> Sample			

2. Event Information

Name of Agricultural Event				Essexshire Ferment Festival			
Type of Event		<input type="checkbox"/> Agricultural Fair (as defined by MDAR policy)		<input type="checkbox"/> Farmers Market (as defined by MDAR policy)		<input checked="" type="checkbox"/> Other Agricultural Event	
If you selected "Other Agricultural Event", how does this event promote local agriculture? This event is a celebration of local, sustainable and cultured foods. There will be 50+ vendors including value-added farmed goods, beverages and vegetables.							
Event Address		65968A S Main Street					
City		GREAT BRITAIN, MA		State		MA	
Event Phone Number		413-324-7587		Event Website		WWW.ESSXSHIREFERMENTS.COM	

3. Event Description			
What are the date(s) and time(s) of the event?			
Start date	09 / 16 / 18	End date	09 / 16 / 18
<small>Month Day Year</small>		<small>Month Day Year</small>	Time
If this is a weekly event, on what day of the week does the event occur?			
If the event is an agricultural fair, does the event include competitive agriculture?		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Is the event sponsored or run by an agricultural/horticultural society, grange, agricultural commission or association whose primary purpose is the promotion of agriculture and its allied industries?		<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
		If yes, identify:	
4. Event Management			
Name of Event Manager		Michelle Kaplan	
Email Address	Berkshireferments@gmail.com	Phone Number	339-237-7171
Is this person the on-site manager?	<input checked="" type="checkbox"/> Yes		<input type="checkbox"/> No
If no, identify on-site manager (include contact information):			
If there are multiple managers, list them and include contact information:			
Maddie Elling 413-529-8389			
Attach on-site manager(s) resume(s) or list any credentials or training of the on-site manager(s): Relevant credentials include, but are not limited to, experience as a market manager, attendance at any market manager workshops, and experience with other agricultural events.			

5. General

Attach or provide in the space below a plan depicting the premises and the specific location where the license will be exercised. See template for necessary elements to include.

Attached

<u><i>Nicole Blum</i></u> Signature of Applicant	<u>5/15/18</u> Date
<u>NICOLE BLUM</u> Name (please print)	<u>OWNER</u> Title (please print)
<u>65</u> Farm/Winery License Number	<u>MA</u> State

FOR DEPARTMENT USE ONLY

APPROVAL

The event listed above is an approved agricultural event by the Massachusetts Department of Agricultural Resources under M.G.L. c.130, Sec. 5F.

<u><i>[Signature]</i></u> Signature	<u>5/23/18</u> Date
--	------------------------

DENIAL

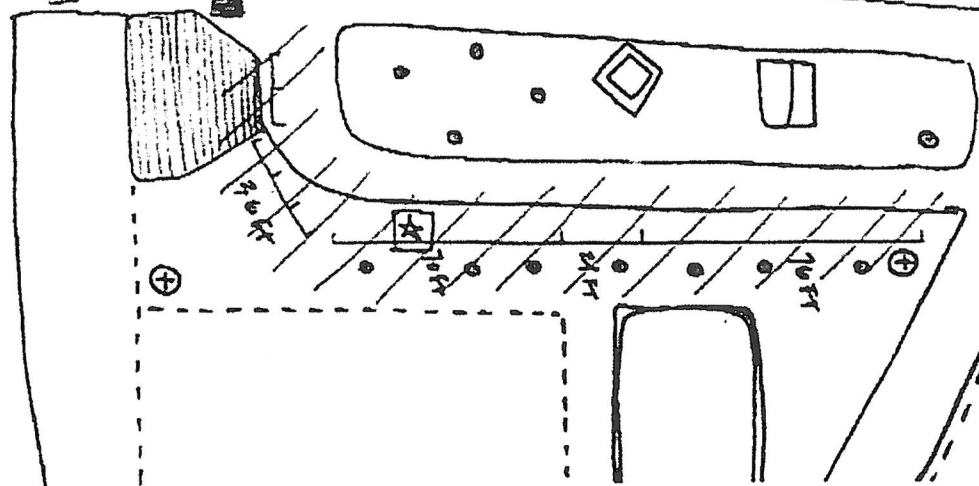
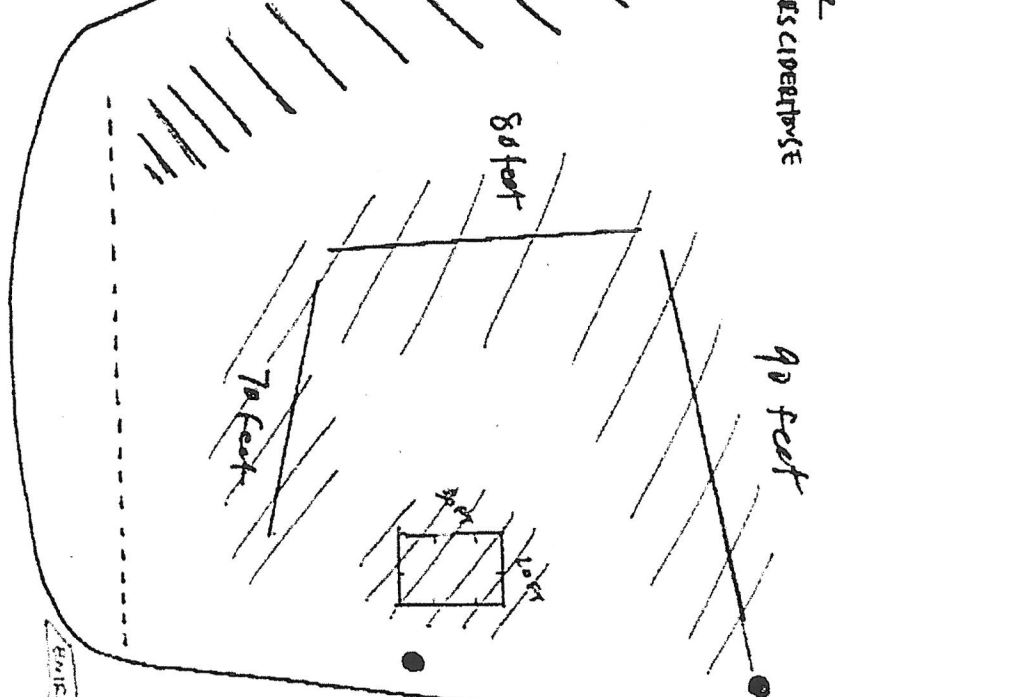
The event listed above is not approved as an agricultural event by the Massachusetts Department of Agricultural Resources for the following reason(s):

_____ Signature	_____ Date
--------------------	---------------

2018 BEDFORDSHIRE
FARMERS
FESTIVAL

- TREE
- ⊕ TELEPHONE POLE
- ⌞ electricity
- /// walkway / off limits
- FENCE
- TENT
- ≡ ROAD
- /// VENDOR KEEN
- ⊠ MARKET HALL / CATER
- ⊠ FARM WINEERY - CREDIT CLOSET / POSE

RT. 7 / SOUTH MAIN ST.



RECEIVED
TOWN MANAGER

MAY 17 2018

BOARD OF SELECTMEN
GREAT BARRINGTON, MA



Fee: \$25.00 (per day)

paid

APPLICATION FOR ONE DAY LIQUOR LICENSE

TO THE LICENSING AUTHORITY:

The undersigned hereby applies for a License in accordance with the provisions relating thereto:

Applicant's Name: Christine Heaton *dba*

Organization Name: Black Sheep Brewing Co *Big Elm Brewing*

Applicant's Address: 65 Silver St Sheffield 01257

Telephone Number: 413 229 2348

Type of License: ONE DAY BEER & WINE ONE DAY ALL ALCOHOLIC
(Circle one)

Event: Berkshire Fermentation Festival

Date: 9/16/18 Start Time: 10:00AM End Time: 4:00PM

Event Address: Barrington Fair Grounds 775 Main St
613 01230

Is the Event on Town property? YES NO

PLEASE ATTACH THE FOLLOWING TO YOUR APPLICATION:

- OK* 1. TIPS or ServSafe Alcohol certification for anyone serving alcohol.
- OK* 2. Certificate of Insurance showing proof of Liquor Liability coverage.
(If the event is on Town property, the certificate must name the Town of Great Barrington as additional insured.)
- OK* 3. If the event is not on applicant's property, a letter of permission from the owner is required.

Liability: The below individual agrees to take responsibility for the above-noted event and further agrees to indemnify, save harmless, and defend the Town of Great Barrington, its officers, employees and agents, from and against any and all liabilities, claims, penalties, forfeitures, suits, and the costs and expenses incident thereto, which may occur in connection with this event.

[Signature]
Signature of Applicant

5/15/18
Date

~~~~~  
FOR TOWN USE:

Approved \_\_\_\_\_ Denied \_\_\_\_\_ Postponed \_\_\_\_\_

6/11/18 - Jeff is attending

Fee: \$25.00 (per day)  $2 = 50.00$



**APPLICATION FOR ONE DAY LIQUOR LICENSE**

TO THE LICENSING AUTHORITY:

The undersigned hereby applies for a License in accordance with the provisions relating thereto:

Applicant's Name: Sandy Cleary

Organization Name: Bard College at Simon's Rock

Applicant's Address: 84 Alford Road

Telephone Number: 413-591-8008

Type of License: ONE DAY BEER & WINE  ONE DAY ALL ALCOHOLIC   
(Circle one)

Event: Daniel's Art Party

Date: June 22+23 Start Time: 6 pm End Time: 10 pm

Event Address: 84 Alford Rd. Great Barrington, MA

Is the Event on Town property? YES  NO

**PLEASE ATTACH THE FOLLOWING TO YOUR APPLICATION:**

- OR 1. TIPS or ServSafe Alcohol certification for anyone serving alcohol.
- OR 2. Certificate of Insurance showing proof of Liquor Liability coverage.  
(If the event is on Town property, the certificate must name the Town of Great Barrington as additional insured.)
- OR 3. If the event is not on applicant's property, a letter of permission from the owner is required.

**Liability:** The below individual agrees to take responsibility for the above-noted event and further agrees to indemnify, save harmless, and defend the Town of Great Barrington, its officers, employees and agents, from and against any and all liabilities, claims, penalties, forfeitures, suits, and the costs and expenses incident thereto, which may occur in connection with this event.

[Signature]  
Signature of Applicant

5/21/18  
Date

**FOR TOWN USE:**

Approved \_\_\_\_\_

Denied \_\_\_\_\_

Postponed \_\_\_\_\_





# TOWN OF GREAT BARRINGTON MASSACHUSETTS

OFFICE OF PLANNING AND COMMUNITY DEVELOPMENT

Christopher Rembold, AICP  
Town Planner

Ph: (413) 528-1619, ext. 7  
[crembold@townofgb.org](mailto:crembold@townofgb.org)

## MEMORANDUM

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TO: Selectboard

FROM: Christopher Rembold, AICP, Town Planner

DATE: June 6, 2018

SUBJECT: Lake Mansfield Road Improvements

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This memo provides a brief update about the comprehensive road engineering project and summarizes recent work and concerns of the Lake Mansfield Improvement Task Force. The process for arriving at a long term solution for the road is underway, but it is not yet complete. In the meantime the road continues to deteriorate, presents safety concerns, and loose asphalt washes into the lake. Therefore, this memo also discusses options for improving the road surface in the near term and recommends the Selectboard provide direction to DPW on this matter.

### **Engineering Update:**

From 2015-2016 the Town completed a planning project to “provide improvements for the Lake Mansfield Recreation Area that will support the health of the environment and provide safe access and recreational opportunities for all.” The plan focused on three areas which present issues impacting water quality, accessibility, and safety: Lake Mansfield Road (including the lake outlet beneath the road), the beach-forest parking area, and the boat launch.

The Selectboard approved the resulting Lake Mansfield Comprehensive Plan in 2016, and asked the Task Force to continue to investigate various roadway scenarios. To that end, and to develop additional details necessary for any further design and permitting, the Town hired an Engineering firm to complete a full survey of the road including right-of-way and topographic details, delineate wetlands, conduct geotechnical investigations of the road subbase and drainage conditions, and develop recommendations for design and permitting. In addition, the Engineer is developing plans to improve drainage at the lake outlet to prevent road ponding, overtopping and lake flooding. The engineering is now about 65-75% complete.

The engineering work has discovered the following significant issues which will impact and constrain future road design, and which could have serious cost implications for future construction: (1) a road that is built on top of saturated soil, peat, sand, and silt; (2) a lack of positive drainage resulting in ponding as well as subsurface freeze and thaw; (3) a narrow right-of-way that in some cases is in the lake, in a wetland, or barred by ledge outcrops; (4) roadway that is not necessarily within the Town right-of-way, meaning improvements require private property acquisition; (5) extensive wetlands on the east side of the existing roadway, which could constrain road and drainage improvements; and, (6) the lake itself on the west side, (building into the lake is not an option) and which, ideally, the road would be separated from by a vegetated buffer zone.

The Engineers have plotted a conceptual 18-foot wide corridor within this constrained space, and it would be up to the town to determine what transportation modes should be provided for in that corridor. The Engineers are currently determining whether or how to shift the corridor slightly within the right-of-way, where drainage should and could occur, and how best to stabilize the bank and increase vegetated buffer zones. What is clear is that a future travelled roadway condition (whether the road has one-way traffic, two-way traffic, or no traffic at all) cannot be more than 18 feet wide for most of its length. This limitation is driven primarily by two factors: First, on the lake side, bank stabilization efforts will have to begin at the existing road edge and work away from the lake edge. And second, a combination of constraints including right-of-way, wetlands, and ledge, limit the area that can be utilized if cost considerations are a concern. Engineered drawings showing these constraints are available.

The Engineers are finalizing their work over the coming months and will present permitting and cost scenarios to the Task Force, which will keep the Selectboard updated.

### **Near Term Roadway Issues:**

While the Task Force continues to work towards meeting the overall goals improving water quality, accessibility, and safety, the road surface and banks continue to deteriorate. In particular, the road surface near Knob Hill Road, whale rock, and the outlet stream are cracked, potholed, and dangerous to all users. The DPW has continued to attend to potholes by filling them with asphalt patches but, in the winter and spring particularly, these patches do not last more than a few weeks at most. The patches and the road pavement continue to break apart, and material is washed or plowed into the lake or the wetlands. The rough surface of the roadway results in water ponding and subsequently freezing, which required the DPW to use more salt throughout the wintertime to combat the ice accumulation. The salt is washed into the lake along with the asphalt particles.

In addition, the lake edge from whale rock to approximately 100 feet north of Knob Hill Road, continues to erode the bank. At present, there are several areas where the edge of the road pavement is immediately adjacent to the lake. The continued traffic along this stretch of roadway creates vibrations which damage the fragile edge and, as previously mentioned, allow for road debris to discharge into the lake. This situation is not healthy for the lake, and of course, the road condition is unsafe.

The DPW Superintendent recommended to the Task Force that the worst sections of the road be paved in the near term with a thick overlay of asphalt, if there is sufficient funding. It is estimated this could cost about \$70,000. Some portions could last ten years, but the worst sections would last only about three years, depending on weather and traffic conditions. This is not a long-term solution, but we believe a short-term solution should be considered if the road is to remain open and since a comprehensive fix is not imminent.

There was discussion by the Task Force that near-term paving of the road near the outlet pipe would be good, in order to shape the road and get water to drain off of it. Currently, water sits on the road and freezes and requires extensive salt use. However, consideration should be given to when the drain pipe might be improved, and to schedule paving to coincide with that work.

But the Task Force has not reached a consensus on whether to pave the other areas of the road. There were comments expressed that the cost of paving seemed excessive for a short-term solution. There was also discussion that just one lane be paved and the other could be closed. Citizens recommended the DPW remove the asphalt and turn it into a gravel or dirt road, but the DPW Superintendent recommends strongly against this, as it would lead to even more sediment runoff and more difficult winter maintenance. Finally, it was pointed out that a rough road slows down cars, and smooth pavement would increase car speeds decreasing pedestrian safety. However, intentionally neglecting road maintenance for

the purpose of speed control is not recommended, and this scenario results in asphalt materials being washed into the lake.

The Task Force has identified several options, and requests the Selectboard's direction to the DPW:

- 1) pave the problem areas as soon as funds are available, which could be 2018 or 2019, and, in the meantime, continue to repair potholes with asphalt patches;
- 2) do not pave, but continue to repair potholes with asphalt patches, in the hopes a long term solution is determined more quickly and funds are approved to construct that long term solution;
- 3) continue to patch, but use barriers of some type and directional signage to restrict traffic southbound for the stretch of the road between the beach parking area and Knob Hill road; or,
- 4) neither pave nor patch in the near term, and consider closing the road, if conditions warrant, to all but local and emergency traffic, until a long term solution can be implemented. In the meantime, pedestrians and bicyclists could still use the area.

COPY:           Town Manager  
                  DPW Superintendent  
                  Lake Mansfield Improvement Task Force

May 7, 2018

Select Board Chair  
Town of Great Barrington  
334 Main Street  
Great Barrington MA 01230

**Please**  
**\*Complete Fully**  
**\*Print Neatly**  
**\*Return Promptly**

Dear Select Board Chair:

According to MGL Ch. 161B, a Regional Transit Authority's (RTA's) Advisory Board is comprised of the chief elected official of each member community, or your designee.

Please advise who will represent the Town of Great Barrington on the Berkshire Regional Transit Authority (BRTA) Advisory Board. You may do so by simply annotating the space provided at the bottom of this letter and returning either this original or a copy of the annotated letter to the BRTA. Your response by **June 15, 2018** will be appreciated so that we may prepare for our annual audit of the BRTA.

Sincerely,



Robert Malnati  
Administrator

---

\_\_\_\_\_ *will represent the Town of Great Barrington on the BRTA Advisory Board.*

*E-Mail Address for BRTA reports:* \_\_\_\_\_

*Daytime/Cell Number* \_\_\_\_\_

*Mailing Address* \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_ *Executed by:*

*Date* \_\_\_\_\_

**\*\*\*Please Print name/Title** \_\_\_\_\_



R. Bd.  
SP # 880-18

HK

### NOTICE OF PUBLIC HEARING

The Great Barrington Planning Board will hold a public hearing on Thursday, June 14, 2018 at 7:00 PM at Town Hall, 334 Main Street, Great Barrington, MA, to act on the special permit application of Briarbear LLC, PO Box 954, Stockbridge, MA, for a special permit to erect a new freestanding sign in a residential zone, at 506 Stockbridge Road, Great Barrington, in accordance with Section 146-20 of the Sign Bylaw and Section 10.4 of the Zoning Bylaw.

Brandee Nelson, Chair

Please Publish Friday, May 18, 2018 and Friday, May 24, 2018

Berkshire Record



SP # 880-18  
(PB)

SB 6/11



## MAIN STREET HOSPITALITY

May 2, 2018

Dear Town Fathers and honored persons of the Select Board,

In October of 2017, Main Street Hospitality Group purchased The Briarcliff Motel. Our flagship property, The Red Lion Inn, is just down the road in Stockbridge, and we saw an opportunity to expand our offerings, our brand and our guest population. Being good stewards, good neighbors and invested partners in our home and community is what we are about.

Located at a gateway position on Route 7 adjacent to a National Heritage Trust Property, Monument Mountain, The Briarcliff Motel holds strategic location welcoming travelers from the north and south, near and far. For many, the Briarcliff has been a sort-of drive-by icon for a number of years. Its undergone a change of ownership several times but welcoming people has been at the core. It has seen a few style incarnations, as well as survived some tough economic times thus far.

We are applying for a special permit as we are in a non-conforming R4 area, outside the typical scope. Our current 3' by 12' freestanding sign has reached it end. The interior ballast had failed and were replaced three times since October. We recently developed a new marketing plan for this property. Signage to reflect our brand identity, while harmonizing with the landscape is our goal. 4" x 4" wooden posts would support a 5' x 6' (30 sq ft) barn board covered structure with artisan crafted art of the famed bear, along with raised painted lettering *BRIARCLIFF MOTEL* on matching painted angular rhombuses is what we propose. *Please see attached.* Sign maker, Phil Ghi of Ghi Signs, Canaan, CT. will create the framework, deliver a finished product and install the sign to withstand the elements addressing road side safety, conservation, electrical concerns where public and pavement meet. Phil has extensive experience in his field and is familiar with the by-laws and codes in Great Barrington, Ma.

Our color palette harmonizes well with the woodland area. Lighting considerations will focus on the sign itself and not the ambient space surrounding the sign. Ground lighting focus will be directed to signage primarily. As a part of landscaping, Bollard style posts would light the mouth of the driveway for a better light entrance (early on, a couple of our guests nearly had an accident citing they did not see the entry until they were on it). We feel it is our responsibility to ensure our guests can safely arrive even while along a major corridor. Positioning of the 2 - 4 ft. bollard posts are marked on the map for referencing.

We thank you for your time and consideration.

Kind regards,

TOWN OF GREAT BARRINGTON

Application for a Special Permit  
to the Board of Selectmen or Planning Board

FORM SP-1  
REV. 11-2013

TOWN CLERK

GREAT BARRINGTON

MAY 7 2018 PM 2:30

FOR OFFICE USE ONLY

Number Assigned 880-18 Date Received 5/7/18  
Special Permit Granting Authority PB  
Copy to Recommending Boards 5/9/18  
Advertised 5/18 & 5/24  
Public Hearing 6/14/18  
Fee: \$150.00 Paid: Yes

APPLICATION FOR SPECIAL  
PERMIT UNDER TOWN ZONING  
BYLAWS FOR TOWN OF  
GREAT BARRINGTON,  
MASSACHUSETTS

MAP 35 LOT 29A BOOK 2438 PAGE 128 ZONING DISTRICT(S) R4

Site Address: 506 Stockbridge Rd, Great Barrington, MA.

Date of Application 5-3-18

Applicant's name and complete mailing address Briarbear, LLC,  
PO Box 954, Stockbridge, MA 01262

Applicant's phone number (413) 298-1673 Applicant's email address: sarah.eustis@mshgmail.com

Name and Address of Owner of land exactly as it appears on most recent tax bill:

Proctor and Proctor, LLC ; c/o Briarbear, LLC  
506 Stockbridge Rd.; Great Barrington, MA 01230

I (we) request a Special Permit for: new free standing sign in  
a non-conforming residential zone.

Under Section(s) Sign Code 146-20 and 10.4 of the Great Barrington Zoning Bylaws.

**APPLICANTS MUST READ AND COMPLY WITH THE FOLLOWING:**

One Signed Original application with each of the items below, as applicable, and fourteen (14) exact copies of the entire application package are to be submitted. Applications must include:

1. Completed application form, including signatures.
- ✓ 2. Brief written description of how the project is in harmony with the Great Barrington Master Plan. (Copies of the Master Plan are available for free download from the Town website. Hard copies can be read at the Clerk's office or the Town libraries.)
- 3. Site Plan, drawn to scale, applicable to the site and the proposed use of said site for which this special permit is requested.
- ✓ 4. Any other specifications necessary to further describe the site or proposed use for which a special permit is requested. At least one copy of any maps being submitted shall be no larger than 11" X 17". Plans should show all existing and proposed structures, property lines and dimensions, driveways, walkways and parking areas. All proposed landscaping, parking, loading, and similar improvements must be in compliance with the applicable sections of the Zoning Bylaw.
- ✓ 5. Certified list of abutters within 300' on the Assessors Maps to the subject property, including map and lot number. List must be obtained from the Assessors' Office. \$25.



- ✓ 6. Zoning Map designating the zoning district(s) and location for the area for which a special permit is requested, plus a USGS map enlarged and showing the site location within the Town.
- n/a 7. Drainage Plan indicating the destination of all runoff from the property. In the event of substantial increase in impervious surfaces, the SPGA may require calculations or expert analysis of the plan.
- n/a 8. Landscaping Plan drawn to scale and showing existing and proposed landscaping.
- ✓ 9. If applicant and owner are different, a letter signed by the owner of the property authorizing the applicant to apply for the special permit.

**SPECIFICS:**

- 1. All site plans and specifications must be signed and dated by the preparer.
- 2. **ALL OWNERS** of property must also sign the application.
- 3. A copy of special permit procedures is available upon request.
- 4. Fee for application is \$150.00 to cover the cost of the public hearing notices in the newspaper and notification to parties in interest. If the cost exceeds \$150.00, the applicant shall pay the balance due upon notification from the Granting Authority.
- 5. Once all the necessary papers, maps, etc. are compiled into the required Original and Fourteen sets, call the Town Planner's office at 413-528-1619 ext. 7 to arrange an appointment to file your application. The application will be reviewed for completeness and a date for a public hearing before the Board of Selectmen or Planning Board will be scheduled. Meetings of recommending boards (e.g. Planning Board, Conservation Commission and Board of Health) will also be arranged at this time.

\_\_\_\_\_  
Signature of Applicant

\_\_\_\_\_  
Signature of Co-Applicant (e.g. Property Owner, if different)

\*\*\*\*\*

**PLEASE READ AND SIGN BELOW**

ALL COSTS INCURRED BY THE TOWN FOR THE EMPLOYMENT OF EXPERTS OR CONSULTANTS REQUIRED BY ANY TOWN BOARD, AND APPROVED BY THE BOARD OF SELECTMEN, FOR THE PURPOSE OF ANALYZING OR EVALUATING ANY PROJECT THAT IS A SUBJECT OF A SPECIAL PERMIT APPLICATION SHALL BE ASSESSED TO THE APPLICANT AND SHALL CONSTITUTE PART OF THE APPLICATION FEE. A COPY OF THIS REGULATION SHALL BE PROVIDED TO THE APPLICANT IF REQUESTED.

I have read the above regulation and agree to be bound by it.

✓ Signature \_\_\_\_\_

Signature of Co-Applicant (e.g. Property Owner) \_\_\_\_\_

Date 5-7-18

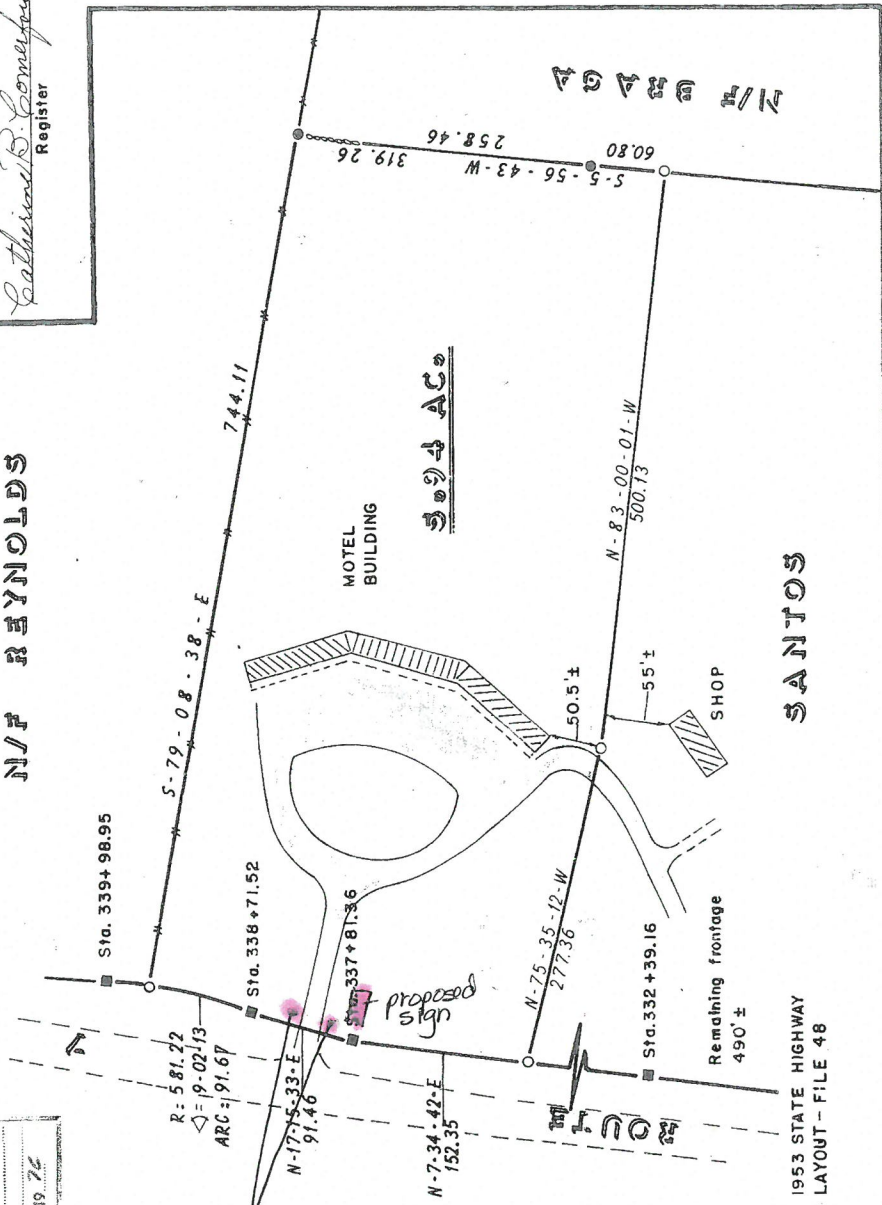


MAP Book 5, PAGE 38  
 Catherine B. Comynford  
 Register

Legend  
 ○ I.P. set  
 ⊙ I.P. found  
 ⊠ M.H.B. recovered  
 --- fence  
 --- stone wall

N/F REYNOLDS

SANTOS



Approval NOT REQUIRED under the  
 SUBDIVISION CONTROL LAW  
 Planning Board  
 Chairman  
 19 76

bollard posts

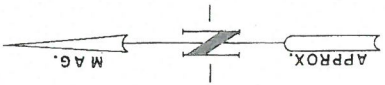
PLAN SHOWING LAND OF  
 JOHN L. & JANE C. SANTOS  
 IN GREAT BARRINGTON, MASSACHUSETTS  
 APRIL 1976 SCALE 1" = 100'

H.D. GRANGER - R.L.S. - G.T. BARRINGTON



I, Henry D. Granger, R.L.S. hereby certify  
 that this plan conforms with the rules and  
 regulations of the Registrars of Deeds.

*Henry D. Granger*



Bruce Firger, Assessor  
John Katz, Assessor  
Christopher J. Lamarre  
Principal Assessor

E-mail: [clamarre@townofgb.org](mailto:clamarre@townofgb.org)



Town Hall, 334 Main Street  
Great Barrington, MA 01230

Telephone: (413) 528-2220 x 5  
Fax: (413) 528-2290

## TOWN OF GREAT BARRINGTON MASSACHUSETTS

### ASSESSORS' OFFICE

May 3, 2018

ABUTTERS TO PROPERTY OF: BRIARBEAR LLC, 506 Stockbridge Road  
Map 35 Lot 29A, Book 2438 Page 128

| <u>MAP</u> | <u>LOT</u> | <u>ABUTTER</u>                                                                                                        |
|------------|------------|-----------------------------------------------------------------------------------------------------------------------|
| 35         | 29         | Bruce G. Chipps & Malena Teves, 504 Stockbridge Rd., Gt. Barrington, MA 01230-1296                                    |
| 35         | 29E        | James C. Santos, 9 Lovers Lane, Gt. Barrington, MA 01230-1266                                                         |
| 35         | 29C        | James C. & Linda R. Santos, 9 Lovers Lane, Gt. Barrington, MA 01230-1266                                              |
| 35         | 29D        | Amanda A. Santos & Jon L. Height Jr., 7 Lovers Lane, Gt. Barrington, MA 01230-1266                                    |
| 35         | 28A        | John J. Studzinski, 268 Monument Valley Rd., Gt. Barrington, MA 01230-1466                                            |
| 35         | 28B        | Edward A. & Anne G. Studzinski, 9550 South Bell Ave., Chicago, IL 60643-1006                                          |
| 35         | 25.8       | Richard A. Larhette, Trustee, Richard A Larhette Living Trust, 7 Muddy Brook Circle,<br>Gt. Barrington, MA 01230-1674 |
| 35         | 25.7       | Howard & Margaret Fluhr, 433 East 56 <sup>th</sup> St. #11A, New York, NY 10022-2438                                  |
| 35         | 25.6       | William T. Whittaker Jr. & Ellen I. Whittaker, 11 Muddy Brook Cr., Gt. Barrington, MA 01230-1674                      |
| 35         | 20         | Trustees of Reservation, 572 Essex St., Beverly, MA 01915-1530                                                        |

The above list of abutters to the subject property is correct  
according to the latest records of this office.

Sincerely,

Christopher Lamarre  
Principal Assessor



# Town of Great Barrington ZONING MAP

Approved by the Selectmen (Superior Planning) - 11/20/2017  
With Selectmen Meeting Date 12/13/17

- RESIDENTIAL**  
 R-1-A One-Family, Medium Density (10,000 sq. ft.)  
 R-1-B One-Family, High Density (5,000 sq. ft.)  
 R-2 General Residential (11.5 acre)  
 R-3 General Residential (5,000 sq. ft.)  
 R-4 Large Acreage Residential (2 acre)

- BUSINESS**  
 B Downtown Business  
 B-1 Neighborhood Business  
 B-2 General Business  
 B-2-A Transitional Business  
 B-3 Downtown Mixed-Use  
 DBP Downtown Business Parking  
 HVC Housatonic Village Center  
 MXD Mixed Use Transitional

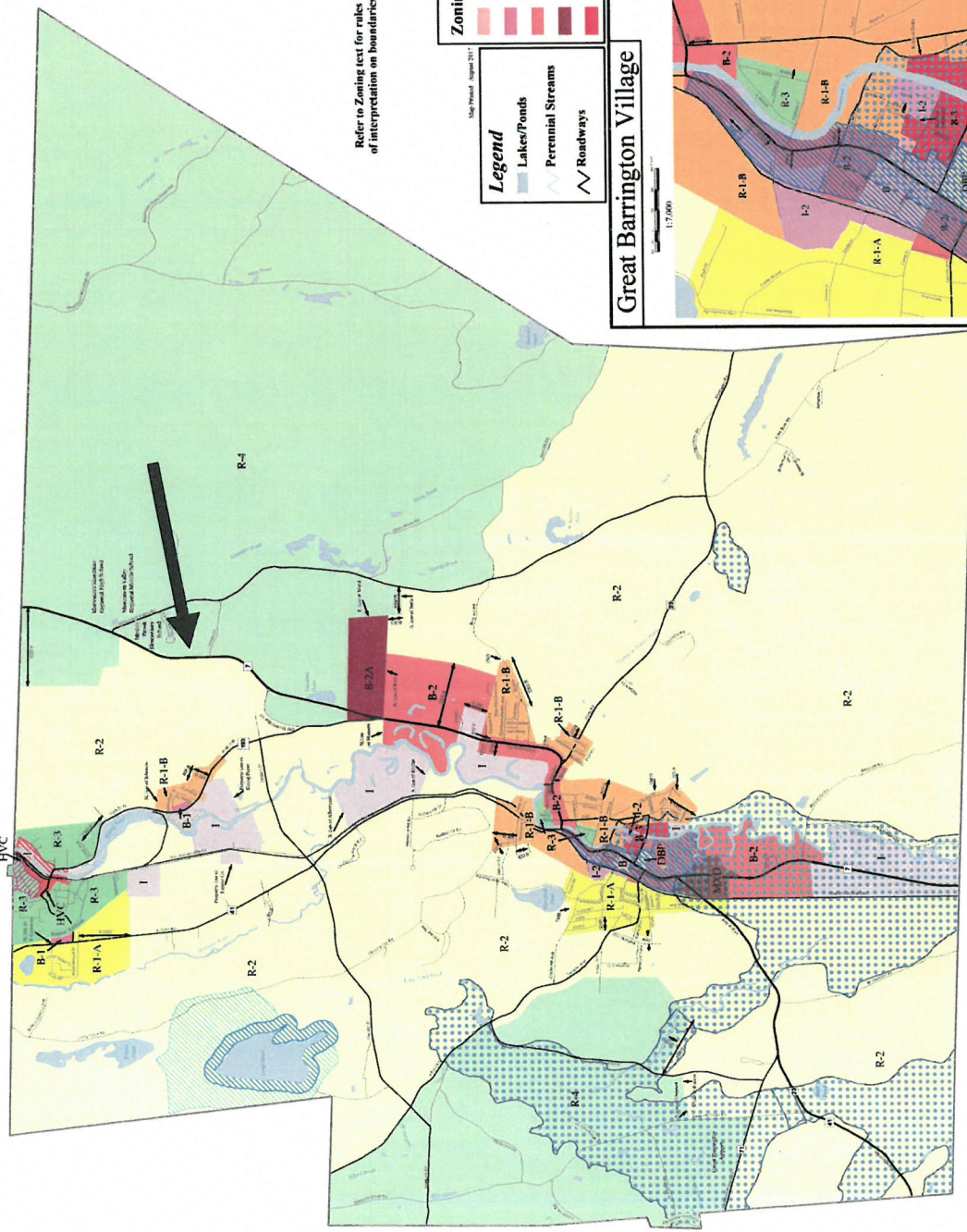
- INDUSTRIAL**  
 I Light Industry  
 I-2 Industrial / Multi-Family

- OVERLAY DISTRICTS**  
 VCOD Village Center Overlay District (see Section 9.6)  
 MROD Mill Rehabilitation Overlay District (see Section 9.8)  
 HVOH Housatonic Village Overlay District (see Section 9.10)  
 WQPOD Water Quality Protection Overlay District (see Section 9.2)  
 SCOD Smart Growth Overlay District (see Section 9.13)

See also:  
 Village Center Sign  
 Water Quality Protection Overlay District Sign  
 Water Quality Protection District Sign



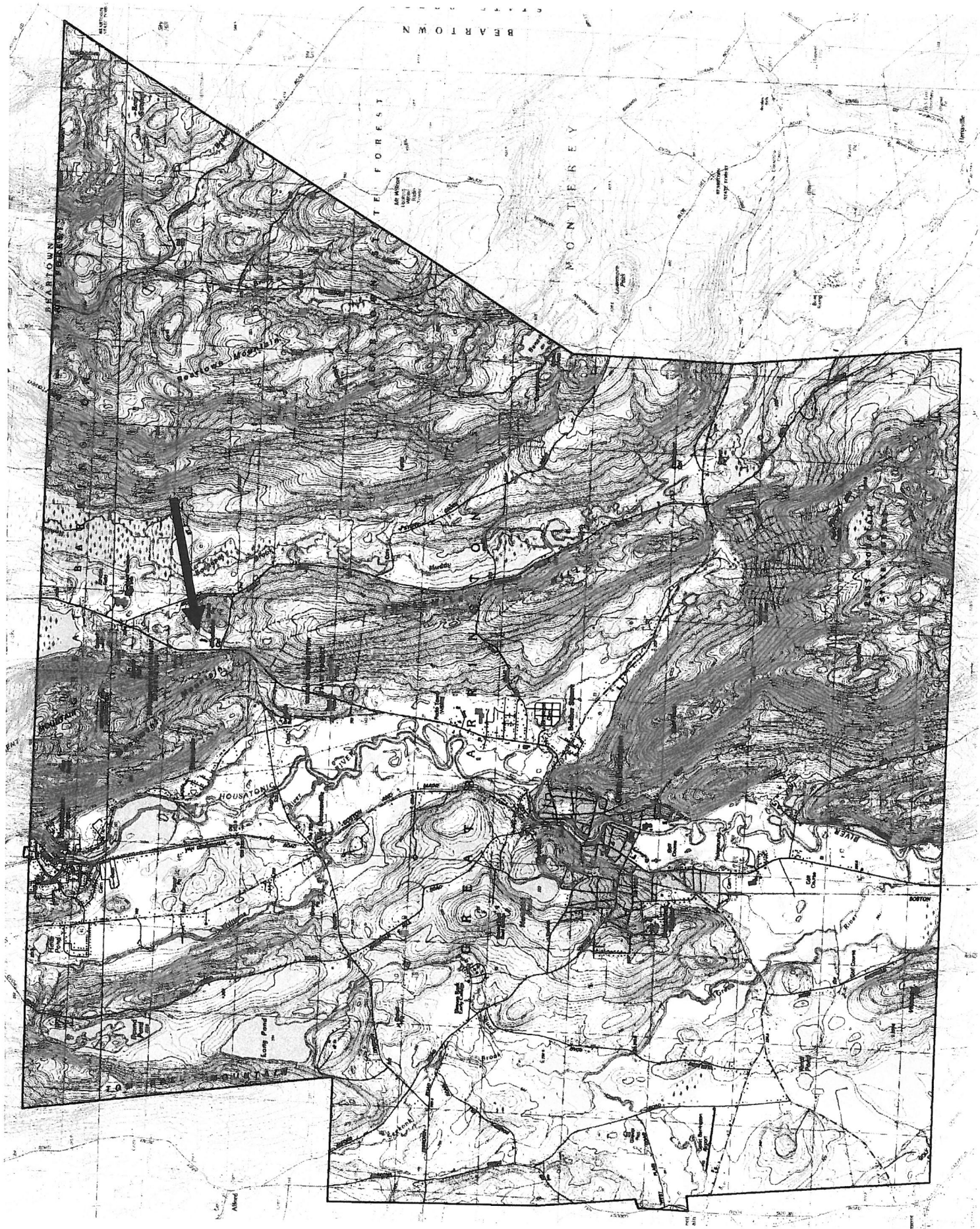
Refer to Zoning text for rules of interpretation on boundaries

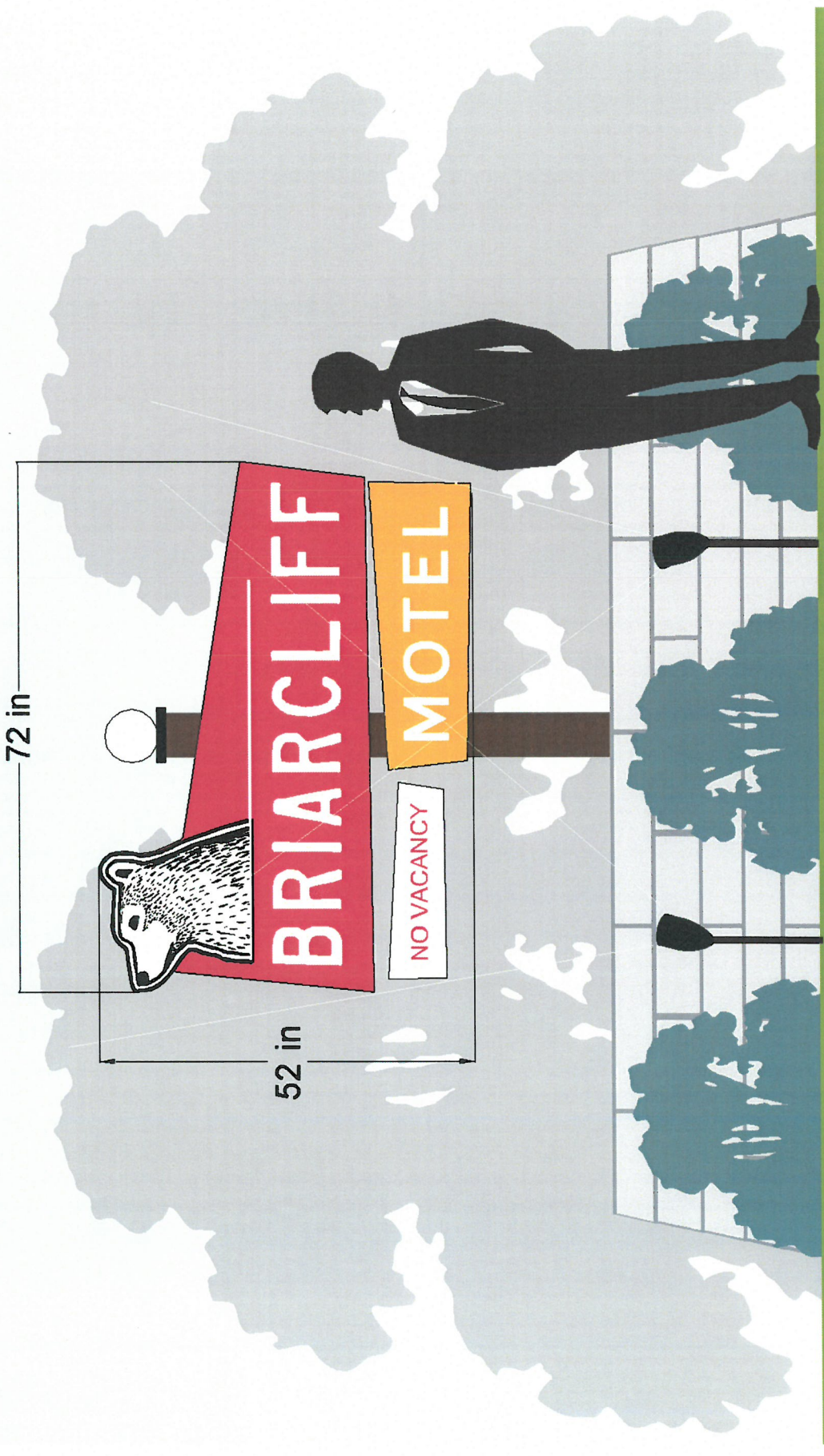


**Zoning**

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| DBP   | R-1-B | SGOD                 |
| HVC   | R-2   | VCOD                 |
| MXD   | R-3   | WQPOD                |
| I     | R-4   | Zone II              |
| I-2   | HMROD | Surface Water Zone A |
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72 in

52 in

**BRIARCLIFF**

**MOTEL**

**NO VACANCY**

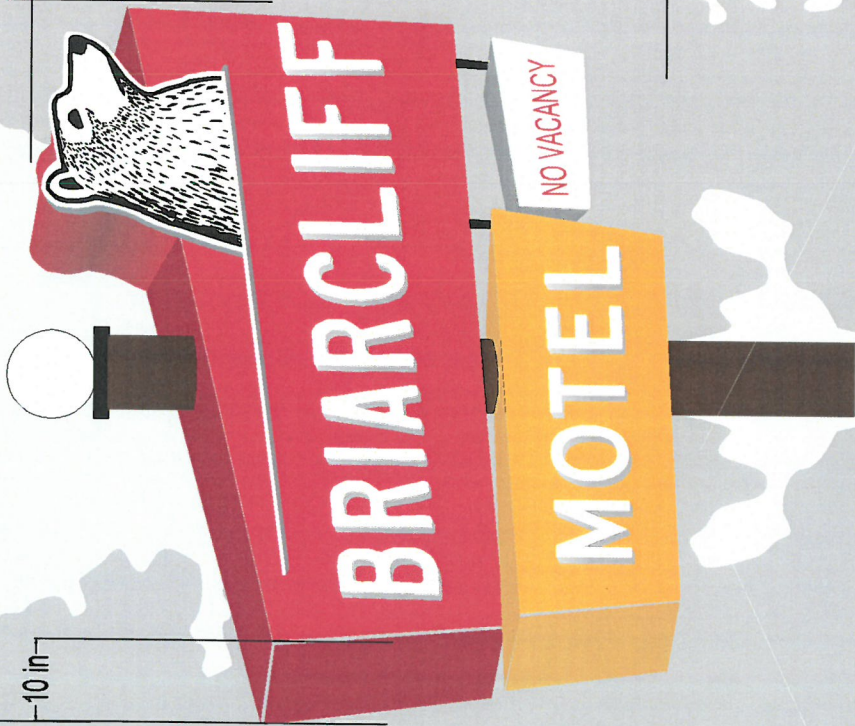




72 in

10 in

52 in



NO VACANCY

MOTEL

BRIARCLIFF

The cabinets are made out of aluminum and angle iron. What we call a "skin & bones" cabinet. The letters are raised cut out PVC along with the logo. We will use the existing post to maintain the structural integrity of the sign. The "No Vacancy" will be an internally illuminated cabinet which will have a darker background than the lettering when lit at night. The rest of the sign will be externally lit by focused "bullet style" landscape lights projecting a sharp, tight focus.