

Town of Tyringham

Planning Board Meeting

7:00 PM June 1, 2016

Town Hall, Tyringham, MA 01264

Approved Minutes

In Attendance: Mark Curtin, Peter Salinetti, Christina Alsop, April Roche, Rebecca Hoenig

Public Present: none

Minutes of 5/18/16 approved.

ANRs, Curtesy Notices, Mail:

Town of Great Barrington: Public hearing, 6/27 @ 7pm for replacing barn foundation, 106 Hurlburt Rd.

Town of Monterey: Board of Appeals denied building permit, 42 Elephant Rock Rd.

Tyringham Building Permits: Rebuild deck, 56 Lakeside Drive. Re-roof & re-side front of house, 211 Main Rd.

New Business: Elections held for Planning Board. Results are as follows:

Mark Curtin, Chair

Christina Alsop, 2nd Chair

April Roche, Secretary

Erika Shepardson, Associate Member

Old Business: Special Event Permit application submitted by Trustees of Reservation for Ashuntilly was reviewed and discussed. Reviewed the discussion about # of staff based on # of attendees for special permit. There were questions of what is reasonable both from the perspective of crowd management and from the perspective of manageable based on the budget of the Trustees. Larry Gould then joined the discussion by phone to answer consultation questions that the board had about the building/safety codes. Larry explained that the specific locations on the property, whether they are indoor or outdoor spaces, the number of attendees, and the occupancy load of the locations determine the specific regulations & codes that must be met. The following summarizes the various topics that will need to be considered.

- **Parking:** Application identifies 35 cars as maximum. There is a formula used to determine space needed per car. Larry will look into this further. There are also requirements related to handicap accessible parking, and fire safety requirements to ensure parking would not prevent emergency vehicles from moving up & down the road. Christina reviewed the bylaws for any parking

ordinances.

- Number of attendees: If events would be held in indoor spaces, the occupancy of those spaces needs to be considered, as well as occupancy of outdoor spaces. There are different codes that apply to events, based on # of attendees. Fewer than 50 people attending is considered business, 50 and over is considered an assembly. Accessibility codes must be met.
- Exterior lighting, noise, and tents: There are codes specific to these areas. DEP has a regulation specific to noise. A building permit & fire permit is required for tents.
- Septic: Plumbing codes designate # of toilets needed based on number of attendees, and handicap accessible toilet(s) must be provided.

Larry will attend the special meeting on the 15th. Christina will reach out to Trustees to encourage coordination of a meeting between Trustees and Larry Gould to help them understand the scope of issues they will need to address for the various permits/codes, etc. Larry was very willing to meet with the Trustees.

Rebecca then provided an update on the possible PCB dumping areas. She spoke with the Rest of River Committee. They have hired an attorney & pursued the issue with EPA. EPA is not recommending this type of disposal. There is an appeal process that will likely take time, if GE opts to appeal.

Meeting Adjourned at 8:40pm.

Our next meeting will be June 15, 2016

Respectfully submitted, April Slater Roche