

Zoning Board of Appeals – Tyringham MA

16 Nov 2020, 7pm,

Present: Steve Baluk (Chair), Lynn Bertelli, Richard Sweeney, Stephen Hodgins (by phone), Jennifer Nykiel, Carey McIntosh; Mark and Judy Usow, Jeff Lynch, Roger and Lara Brown, Chris Lapidus.

Mark and Judy Usow are asking for a special permit to build additions to their existing house at 63A Goose Pond Road. The additions make the house more than 50% larger than it is now, and include a new garage extending up-hill from the house towards the driveway. Setbacks are in conformity with bylaws.

Jeff Lynch (lawyer) presented the petition, which is supported by neighbors Tim Puntin and Chris Lapidus. Questions were asked about parking and turn-around space for delivery trucks – the plan will enlarge space for parking and turn-arounds, and is supplemented by access to the Puntin driveway next door. The 2-car garage adds 524sf to a house that will with the new second floor have 2200sf. Questions were asked about drainage – the design channels water down the hedge between the house and its neighbor.

Voted to approve the special permit, with the condition of a deed restriction precluding any additional increase in the size of the house, unanimous (Dick Sweeney recused himself).