



The Commonwealth of Massachusetts

# *Town of Becket*

## **Zoning Board of Appeals**

557 Main Street, Becket MA 01223

413-623-8934 Ext. 20

[zba@townofbecket.org](mailto:zba@townofbecket.org)

### **DIMENSIONAL SPECIAL PERMIT GUIDELINES**

*(Approved 2/12/08)*

*BECKET ZONING BYLAW SUBSECTION 3.4.5*

#### **Responsibilities of Applicant:**

1. Submit **two (2) copies** of the fully completed application, including the cover sheet, to the Town Clerk who will certify receipt and forward one copy to the ZBA.

#### **The application must be accompanied by:\***

- Detailed site plan stamped by a registered engineer, architect, or land surveyor including
  - Footprint(s) of existing and proposed structure(s) specifying distances to boundary lines
  - Location of septic and well
  - Clear indication of boundary lines
- Written description of proposed project
- \$100.00 nonrefundable clerical fee made payable to "Town of Becket".
- Evidence that Town of Becket taxes are not delinquent (form attached)

*Applications received on or before the 1<sup>st</sup> of the month will be placed on the following month's agenda. (i.e. Received 2/2 – 3/1: On April Agenda.)*

*\*Additional information may be requested at the discretion of the Board.*

2. Reimburse town for costs of legally mandated notifications.
  - All mailing costs, made payable to "Reserve Account".
  - Legal Notice publication cost, made payable to "Town of Becket".

***Amounts will be provided when determined and both checks must be received prior to the start of the public hearing.***

3. Attend public hearing or have a legally appointed representative attend.
4. Submit Notice for Recording in the Registry to the Registry of Deeds.  
*(This will be supplied by the Town Clerk after the 20 day appeal period.)*



The Commonwealth of Massachusetts

# *Town of Becket* **Zoning Board of Appeals**

557 Main Street, Becket MA 01223

413-623-8934 Ext. 20

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## **APPLICATION FOR DIMENSIONAL SPECIAL PERMIT**

### **UNDER THE TOWN OF BECKET ZONING BY-LAWS, SUBSECTION 3.4.5**

*(Approved 2/12/08)*

CLERICAL FEE:\$100.00

POSTAGE: ACTUAL MAILING COST TO NOTIFY ABUTTERS  
AND PARTIES IN INTEREST.

ADVERTISING: ACTUAL COST TO PUBLISH THE NOTICE OF PUBLIC  
HEARING IN THE BERKSHIRE EAGLE.

*(Postage and advertising amounts will be provided when they are determined.)*

MAP 216 LOT 444 BOOK 05997 PAGE 307

STREET ADDRESS 138 Mystic Isle Way

DATE OF APPLICATION 5-26-21

APPLICANT NAME AND ADDRESS Nancy Chassman and Donald Lyon

DAYTIME PHONE # 917-455-2940 EVENING # —

EMAIL ADDRESS n.chassman@yahoo.com

NAME AND ADDRESS OF OWNER IF DIFFERENT FROM APPLICANT —

I (WE) REQUEST A DIMENSIONAL SPECIAL PERMIT FOR (Brief description here. Details in

attached documents) extending our lower level space<sup>tr</sup> under the sunroom/deck above  
Adding a deck facing the lake and reconstructing the front porch + mudroom.

UNDER SUB- SECTION 3.4.5 OF THE TOWN OF BECKET ZONING BY-LAWS.

APPLICANT Cameron Brown (Architect) CO-APPLICANT —

OWNER Nancy (If applicant is different from owner, both applicant(s) and  
owner(s) must sign).

\* PLEASE USE AN ADDITIONAL SHEET OF PAPER IF NECESSARY AND ATTACH IT TO THIS FORM  
ALONG WITH ANY OTHER INFORMATION YOU THINK MAY BE HELPFUL IN PROCESSING YOUR  
APPLICATION. (MAPS, ETC.) IT IS USUALLY ADVISABLE TO ADDRESS ANY WETLANDS OR RIVER  
FRONTAGE ISSUES BEFORE FILING ANY REQUESTS BEFORE THE ZONING BOARD OF APPEALS.

Nancy Chassman  
138 Mystic Isle Way  
Becket, MA 01223

#### Application for Dimensional Special Permit

#### Written Description of proposed Work:

The scope of our project entails some work in the front and rear of the existing house. In the front (street side) we plan to remove the existing mudroom and front porch in their entirety and replace them with a larger footprint as shown on the drawings. In the rear of the house (lake side) we plan to add concrete frost walls under the existing sunroom/deck footprint and claim interior space for the basement. We plan to add a 10'-0" deck the entire length of the house (facing the lake).

We will be removing the existing shed under the existing deck and would like to provide a new one similar in size within the rear yard as shown on the plans.

Thank you for considering our application,

Nancy Chassman (Owner) – 917-455-2940

Cam Brown (Architect) - 413-446-4114

DATE 26 May 2021

DEPARTMENT \_\_\_\_\_

APPLICANT Nancy Chassman & Donald Lyon

OWNER: (IF DIFFERENT THAN APPLICANT) \_\_\_\_\_

PREVIOUS OWNER IF A RECENT PURCHASE \_\_\_\_\_

ASSESSOR MAP AND LOT NUMBER Assessor Map # 216, Lot # 444

STREET ADDRESS: 138 Mystic Isle Way, Becket, MA 01223

RESPONSE:

APPLICANT NOT DELINQUENT : \_\_\_\_\_ OWNER NOT DELINQUENT ✓

APPLICANT IS DELINQUENT: \_\_\_\_\_ OWNER IS DELINQUENT \_\_\_\_\_

THIS OFFICE WILL ACT WITHIN 7 DAYS OF YOUR REQUEST.

RESPECTFULLY,

KATHLEEN HAYN BURTT  
TAX COLLECTOR

PLEASE RETURN TO;

TAX COLLECTOR  
557 MAIN STREET  
BECKET, MA 01223