

The Commonwealth of Massachusetts  
Town of Williamsburg  
Office of the Board of Appeals

Application for an appeal, a Special Permit, or a Variance

To the Town Clerk of Williamsburg, Massachusetts,

Pursuant to the provisions of Chapter 40A of the Massachusetts General Laws and the Protective Bylaw of the Town of Williamsburg, application is hereby made to the Board of Appeals for:

An Appeal from a decision of an Official or Board of the Town or  
 A Special Permit, as required by Section \_\_\_\_\_, paragraph \_\_\_\_\_ or  
 A Variance, as required by Section \_\_\_\_\_, paragraph \_\_\_\_\_, of

the Zoning Bylaw of the Town, to do the following:

At the venue area of Valley View Farms; the Yellow Barn, change the hours of operation, allow outdoors music (amplified),

On premises located at 16 Walpole Rd. Haysdenville Ma. 01039 (use another page if more room is needed)

Assessor's Map and Parcel number Lot 65.0 Map 7G Lot 65A

Owned by Susan Fortgang  
Deed recorded Book - page \_\_\_\_\_

Applicant Signature SM Phone No. (917) 592 4999

A complete Application includes Plans, List of Abutters and Map, Fees, narrative and other supportive materials

\*\*\* Administrative Use Only \*\*\*

Completed application received by Town Clerk on 6/22/17 at 9:40 pm  
Date time

Town Clerk Stamp:

Town Clerk Brenda Lenard Appeals Board \_\_\_\_\_  
Signature Signature

Filing Fee Computation: 19 x 1.50 = Certificate of Mailing Expense of \$ 28.50

Expense of regular mail and publication in periodical \$ 150.00

Application No. \_\_\_\_\_ Administrative Expense \$ 100.00

Date of Hearing 8/17/2017 Total Filing Fee Received \$ 278.50

\*\*A COMPLETE application must include documentation and plans as outlined on page 3 of this packet \*\*

## Brenda Lessard

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**From:** Susan Fortgang [susanfortgang@gmail.com]  
**Sent:** Thursday, June 22, 2017 11:06 AM  
**To:** Brenda Lessard  
**Subject:** Zoning

I am requesting to amend my permit to hold events at Valley View Farm in the Yellow Barn.  
I'm requesting to have outdoor amplified music.  
As well, I am requesting to extend our open hours until midnight.

Sue Fortgang  
Owner and field hand  
Valley View Farm  
16 Walpole Road  
Haydenville MA 01039  
9175924999  
[Suzy@valleyviewfarm.info](mailto:Suzy@valleyviewfarm.info)  
[www.valleyviewfarm.info](http://www.valleyviewfarm.info)  
FB: valleyviewfarmhaydenville

## **Brenda Lessard**

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**From:** Susan Fortgang [susanfortgang@gmail.com]  
**Sent:** Monday, May 15, 2017 8:34 AM  
**To:** Zoning Board of Appeals  
**Subject:** Request

**Date: May 16, 2017**

**To: Williamsburg Zoning Board**

This is a formal request to modify the conditions of Valley View Farm LLC's special permit issued in November 2016.

After hosting several successful weddings without any complaints from the community, we are requesting three modifications.

First, we request to change the closing time from 10PM to 11PM with the venue shutting down parking lights at 12AM.

This change would match the existing closing time of the Winery permit issued by the Williamsburg selectman.

Second, we request that the permit allow for a maximum of 300 people, a change from a maximum of 200 people. The Yellow Barn capacity is 200 and the Pavilion is 200 people. We would apply a strict crowd control capacity count to manage these rules. Most events will accommodate 200 people, as they occur in the Yellow Barn. Our request to host 300 people would be confined to an outdoor event, like CISA's annual fund raiser which happens to be an anniversary as well.

Our overflow parking and bathroom facilities can accommodate this increase of use.

The patio that joins the two buildings is 13,000 square feet, which is plenty of room for 300.

Thirdly, we are requesting to host outdoor live amplified music six times per year. The events will be private and public to a maximum of 300 people.

The previous sound study recommendation found that outdoor amplified music sound would not travel to bother neighbors. When testing this, the only neighbors that could hear the music have since moved and the property is now part of our farm.

Our respect for the environment and our community's safety are a priority for us, and we have taken all the necessary precautions to assure that our action are not harmful in any way to our neighbors.

Respectfully,

Susan Fortgang

Owner

Valley View Farm LLC