

Appeal Period Expires 1,5,2021 Town of Essex, Vermont  
 Zoning District MXD-PUD (RZ) **Application for Zoning Permit**  
 www.essex.org Application Date 1/1  
 Permit Number 2020-212

All construction is to be completed in accordance with the Town of Essex Zoning Regulations and any/all federal or state regulations now in effect. You are required to post this permit in a conspicuous location on the property during the appeal period and it must remain posted throughout the construction period. **You are required to contact the necessary state agencies to obtain state permits @ 477-2241 (Jeff McMahon, Permit Specialist).**

Any interested person may appeal the decision of the Zoning Administrator to the Zoning Board of Adjustment within fifteen (15) days of the permit's date of issuance. Commencing construction within this fifteen (15) day appeal period is prohibited by law.  
 Signed: [Signature]

**A** Parcel Account Numb. (Map-Parcel-Lot) 2-093-002-057  
 (found in Town Assessor's Office)  
 Property Address: 24 Hagan Drive  
 Owner: Ciaran and Kathryn Brennan  
 Owner Address: 24 Hagan Drive  
 Owner Phone: (work) \_\_\_\_\_ (home) 878-9509  
 (cell) 734-2499 (Email) khbrennan@comcast.net  
 Contractors name: Todd Lamos Phone: \_\_\_\_\_  
Workhorse building and remodeling Cell: 598-5009  
 Estimated Construction Dates: Start: 1/15/21 Completion: 2/15/21  
 Sq. Feet: 364 Estimated Cost (labor & materials): \$ 55,100.00

**G**

Check box(es) which describe proposed use or construction (circle choice in parenthesis).  
 N = New A = Addition R = Remodel

**Residential:**

	N	A	R
Single Family	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Two-family (duplex)(other)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Multi-family	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Condominium / Townhouse	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mobile home	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Inclusions or Additions:**

Garage (attached) (detached)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Porch (enclosed) (open)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Deck	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Pool (in) (above) ground	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Shed	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Barn (residential) (agriculture)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Non-residential:**

Commercial / Industrial	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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**Stormwater:**

Stormwater	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Erosion Control	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Other:**

Change in use	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Miscellaneous	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Renewal	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**B** Sewage Disposal (Please attach Sewer or Septic Application). N/A  
 Public  Private  Connection Fee \$ \_\_\_\_\_ Date Paid: 1/1  
 Proposed New Bedrooms: \_\_\_\_\_ Existing Bedrooms \_\_\_\_\_

**C** Water (Please attach Water Service Application). N/A  
 Public  Private  Fee \$ \_\_\_\_\_ Date Paid: 1/1

**D** Driveway (Please attach copy of approved Curbcut / Utility Application). N/A  
 Date of approval 1/1 N/A

**E** Stormwater N/A

Project disturbs an area greater than or equal to 1 acre – Erosion Control Permit Required. Attach completed permit application.

Project creates new or expands existing impervious surface greater than or equal to 1/2 acre – Erosion Control Permit and Stormwater Management Permit required. Attach completed permit application.

**F** Diagram – Show a sketch of project on reverse of this application with property lines, building, and setbacks or attach separate sheet.

**G**

Signature of Tenant and Signature of Owner [Signature]

**Office Use Only**

Fees:	Type	Amount	Date Pd
Permit		\$ 137.75	1/1
Recreation		\$ _____	12/16/20
Recording		\$ 15-	1/1
Certificate of Occ		\$ _____	1/1
Other		\$ _____	1/1

Approved  Rejected  Date 12/21/20

Issued to: Ciaran and Kathryn Brennan

Zoning Administrator: [Signature]

Notes: Association approval attached.  
Emergency info given

C.O. Required Yes  No

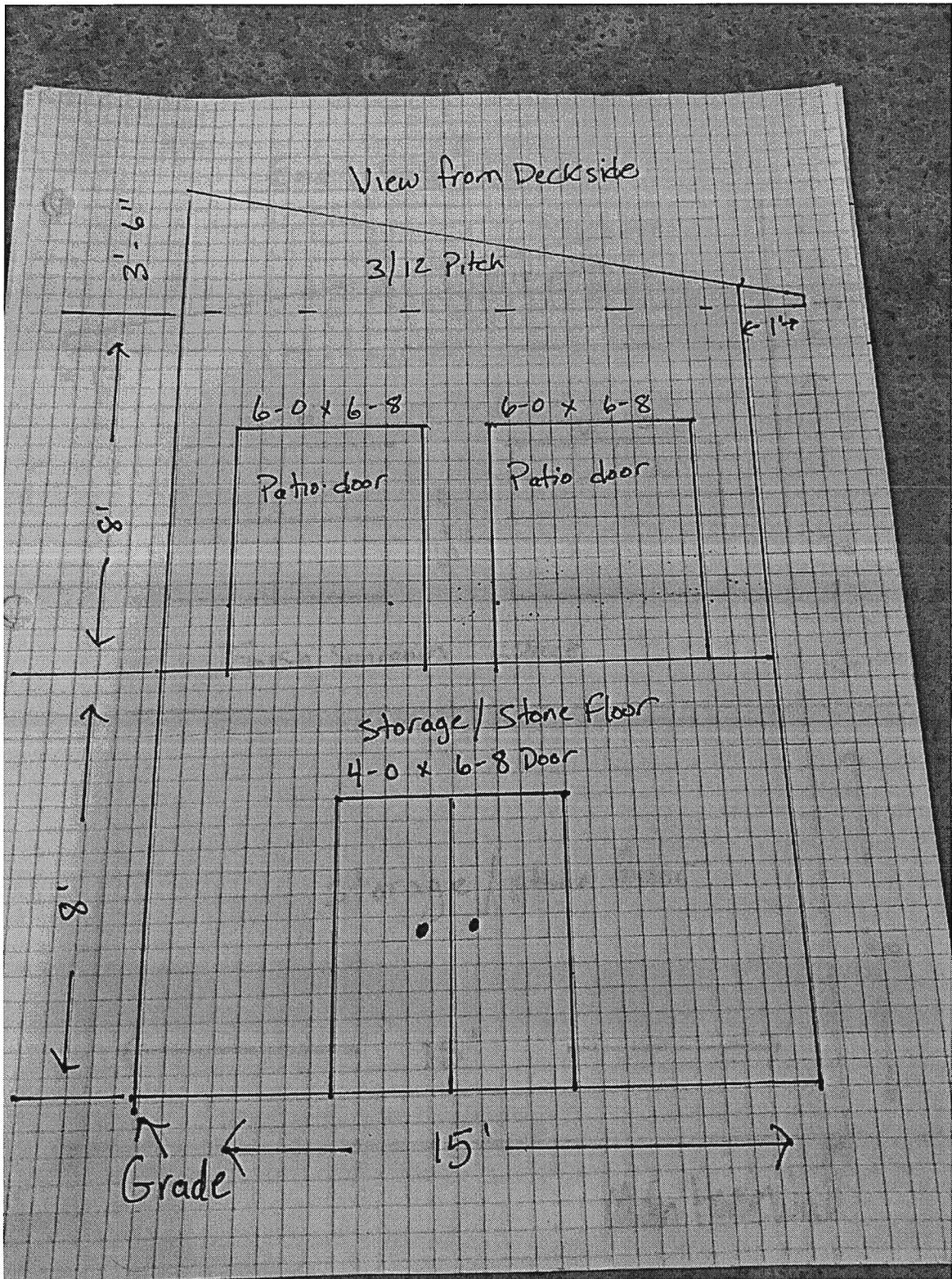
**THIS PERMIT VALID FOR TWELVE (12) MONTHS FROM DATE OF ISSUE**



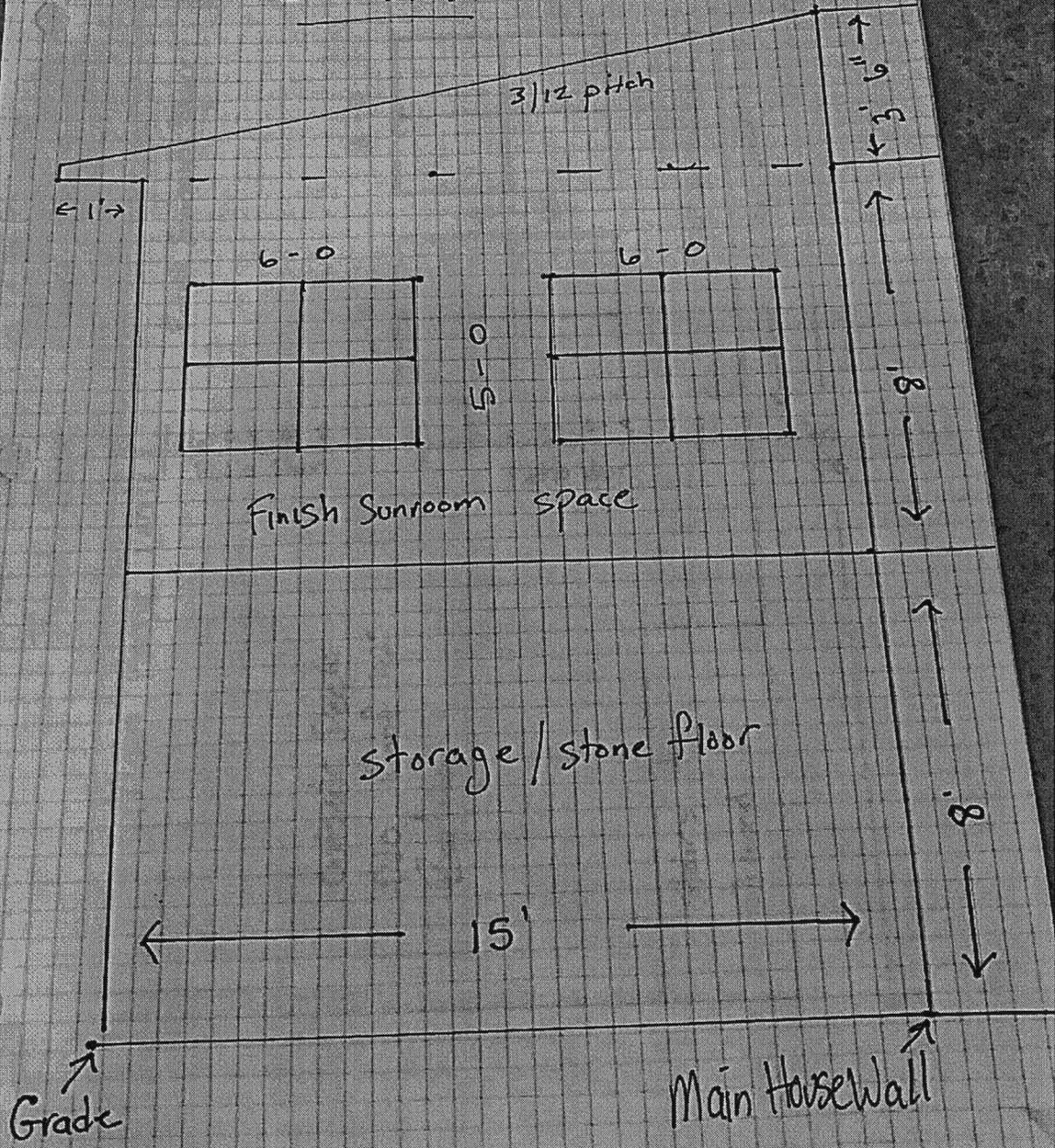
At 24 Hagan Drive we will be removing our 20'L x 10' W deck and replacing it with a three-season porch (14' L x 15' W) and deck (14' L x 11' W). The square footage is 364 excluding stairs. There will also be walled in space for storage below the porch. The roof and siding materials will match the house.

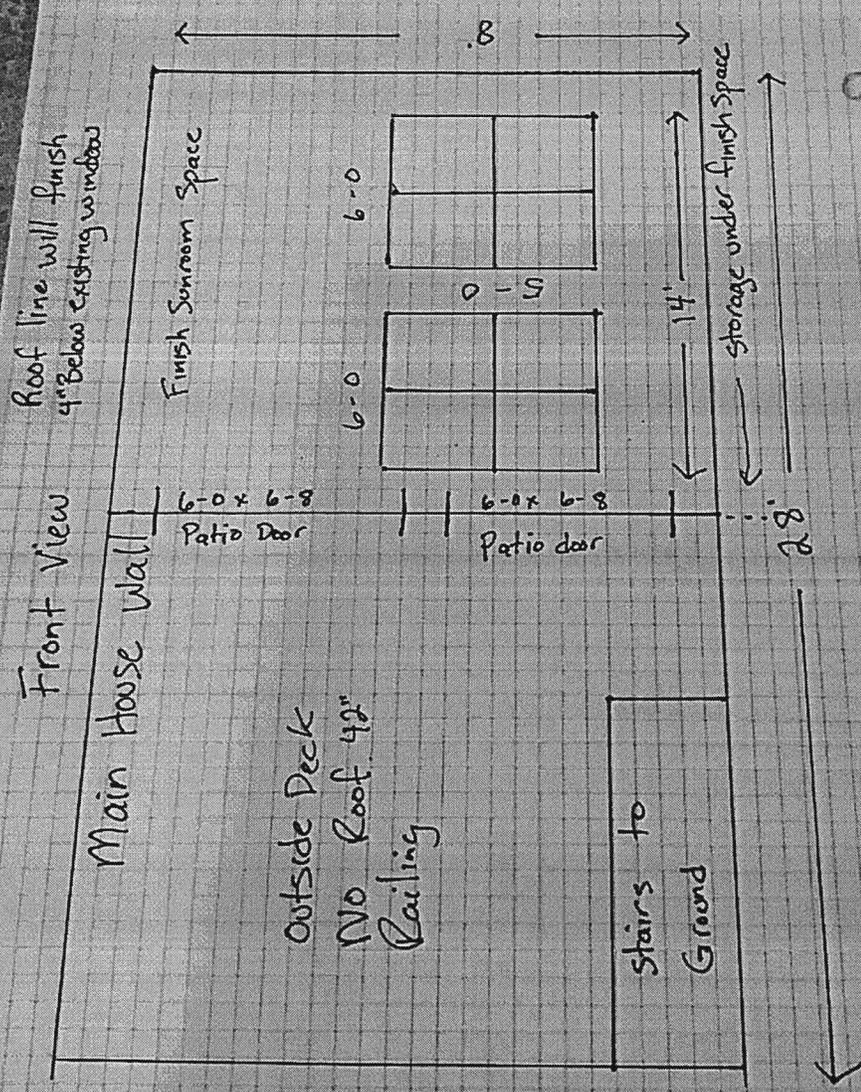
This project meets all setbacks. See attached photos for more detail.





End View





Roof line will finish  
4" Below existing windows

Finish Sunroom Space

Front View

Main House Wall

6'-0" x 6'-8"  
Patio Door

6'-0" x 6'-8"  
Patio door

Outside Deck  
No Roof 42"  
Railing

Stairs to  
Ground

6'-0"

6'-0"

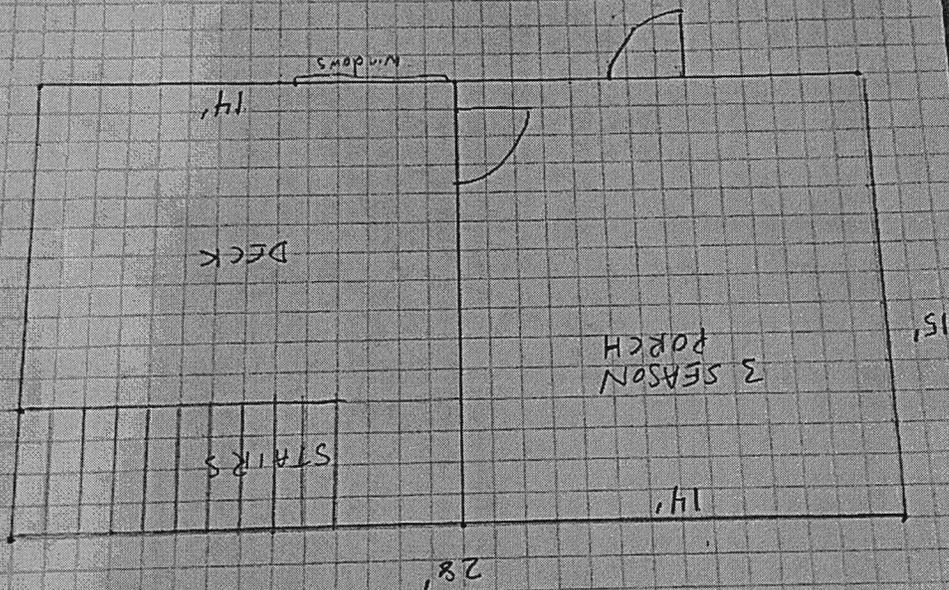
14'

Storage under finish space

2'-8"

8'

Kathryn @ Ciara Brennan  
#24 Hagen Lang Farm Essex





## Deana Stoneback

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**From:** Sharon Kelley  
**Sent:** Friday, December 11, 2020 3:25 PM  
**To:** Deana Stoneback  
**Subject:** FW: 24 Hagan Drive

Forwarding this in case a permit application comes in.

-----Original Message-----

**From:** Darryl Koch <d\_koch@comcast.net>  
**Sent:** Friday, December 11, 2020 2:19 PM  
**To:** Sharon Kelley <skelley@ESSEX.ORG>  
**Cc:** Kathryn Brennan <khbrennan@comcast.net>; William Dodge <wdodge@drm.com>; John Mangan <john@manganlabs.com>  
**Subject:** 24 Hagan Drive

CAUTION: EXTERNAL MAIL. DO NOT CLICK ON LINKS OR OPEN ATTACHMENTS YOU DO NOT TRUST

Hello Sharon,

The Woodlands Homeowners Association Design Review Board has reviewed and approved plans for porch and deck expansion at 24 Hagan Drive.

Please contact me if you require additional information.

Thank you,

Darryl Koch  
Woodlands Design Review Board

This message contains confidential information and is intended only for the individual(s) addressed in the message. If you aren't the named addressee, you should not disseminate, distribute, or copy this e-mail. If you aren't the intended recipient, you are notified that disclosing, distributing, or copying this e-mail is strictly prohibited.

