Appeal Period Expires 4/4/19
Zoning District R1

Town of Essex, Vermont
Application for Zoning Permit
www.essex.org

Application Date __/__/__
Permit Number 2019-046

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) 2-010-057-206
(found in Town Assessor's Office)
Property Address: 101 Indian Brook Rd
Owner: Stephen J Moss
Owner Address: 213 Dunmore lane Williston Vt. 05495
Owner Phone: (work) ____ (home) ____
(cell) 802-658-1807 (Email) Smoss28@aol.com
Contractors name: Bill Superneau Phone: ____
Cell: 782-9964
Estimated Construction Dates: Start: 4/1/19 Completion: 7/31/19
Sq. Feet: 1940 Estimated Cost (labor & materials): $ 443,000

B

Sewage Disposal (Please attach Sewer or Septic Application).
Public ☐ Private ☒ Connection Fee $____ Date Paid: __/__/__
Proposed New Bedrooms: 3 Existing Bedrooms 1
WW-4-4538-1

C

Water (Please attach Water Service Application).
Public ☐ Private ☒ Fee $____ Date Paid: __/__/__
WW-4-4538-1

D

Driveway (Please attach copy of approved Curbcut / Utility Application).
Date of approval 2/4/19 attached

E

Stormwater

☐ 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 ½ 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

To be constructed pursuant to planning commission approvals # PC: 2015-22, 2017-7 + 2017-44

Signature of Tenant and Signature of Owner [signature]

G

Check box(es) which describe proposed use or construction (circle choice in parenthesis).

N = New A = Addition R = Remodel

	N	A	R
Residential:			
Single Family	☒	☐	☐
Two-family (duplex)(other)	☐	☐	☐
Multi-family	☐	☐	☐
Condominium / Townhouse	☐	☐	☐
Mobile home	☐	☐	☐
Inclusions or Additions: 2-car			
Garage (attached) (detached)	☒	☐	☐
Porch (enclosed) (open)	☒	☐	☐
Deck	☒	☐	☐
Pool (in) (above) ground	☐	☐	☐
Shed	☒	☐	☐
Barn (residential) (agriculture)	☐	☐	☐
Non-residential:			
Commercial / Industrial	☐	☐	☐
Stormwater:			
Stormwater	☐	☐	☐
Erosion Control	☐	☐	☐
Other:			
Change in use	☐	☐	☐
Miscellaneous	☐	☐	☐
Renewal	☐	☐	☐

Office Use Only

Fees: Type	Amount	Date Pd
Permit	$ 1,107.50	3/20/19
Recreation	$ 0	waived
Recording	$ 20	3/20/19
Certificate of Occ	$ 75	3/20/19
Other	$	__/__/__

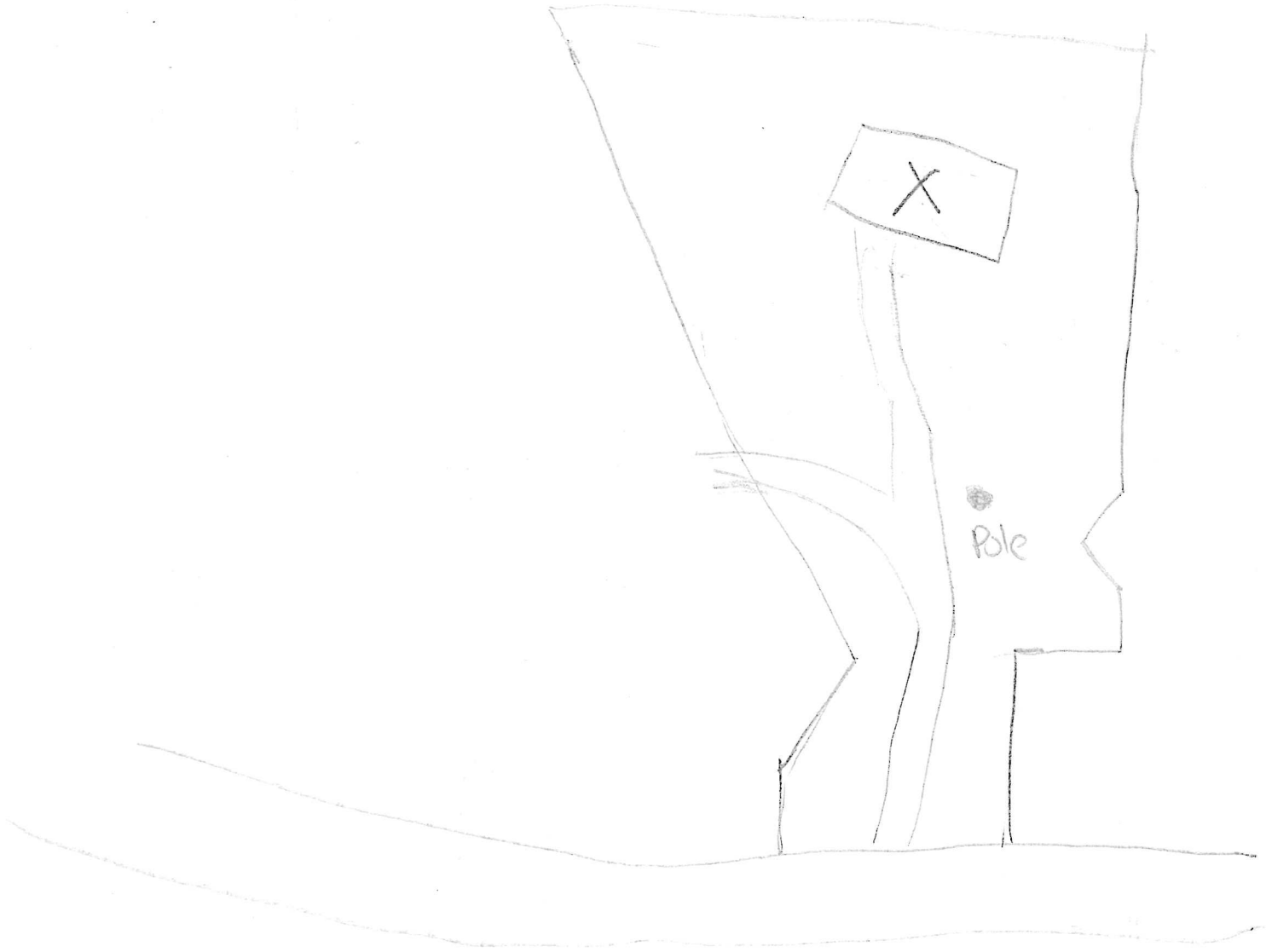
Building Permit
Approved ☒ Rejected ☐ Date 3/20/19
Issued to: Stephen J. Moss
Zoning Administrator: Shannon L. Kelley
Notes: Energy Info given
C.O. Required Yes ☒ No ☐

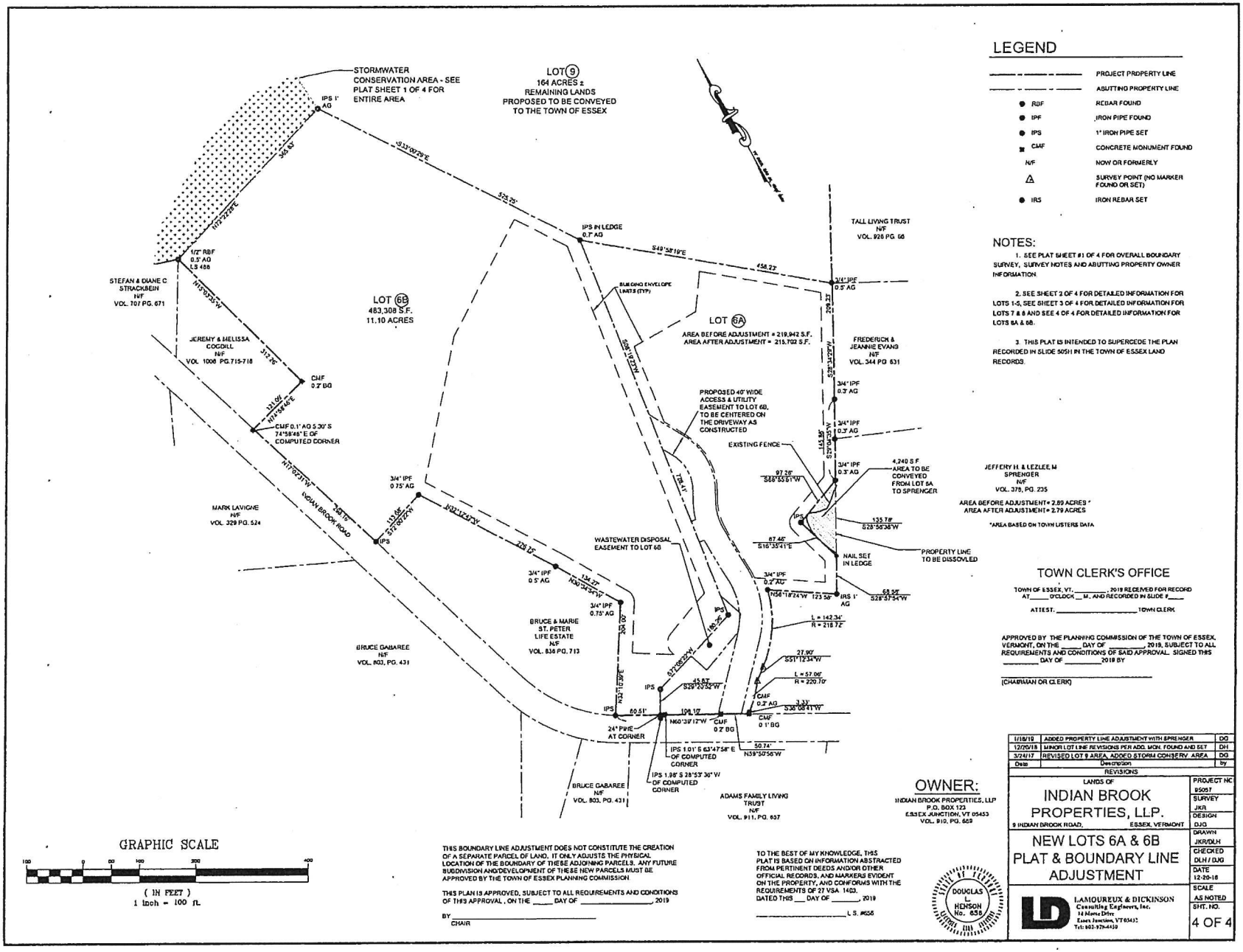
SK

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

02/13/17

F **Diagram** – Provide diagram here and include all setbacks




LEGEND
PROJECT PROPERTY LINE
ABUTTING PROPERTY LINE
RBF REBAR FOUND
IPF IRON PIPE FOUND
IPS 1" IRON PIPE SET
CMF CONCRETE MONUMENT FOUND
N/F NOW OR FORMERLY
SURVEY POINT (NO MARKER FOUND OR SET)
IRS IRON REBAR SET
NOTES:
1. SEE PLAT SHEET #1 OF 4 FOR OVERALL BOUNDARY SURVEY, SURVEY NOTES AND ABUTTING PROPERTY OWNER INFORMATION.
2. SEE SHEET 2 OF 4 FOR DETAILED INFORMATION FOR LOTS 1-5, SEE SHEET 3 OF 4 FOR DETAILED INFORMATION FOR LOTS 7 & 8 AND SEE 4 OF 4 FOR DETAILED INFORMATION FOR LOTS 6A & 6B.
3. THIS PLAT IS INTENDED TO SUPERCEDE THE PLAN RECORDED IN SLIDE 5051 IN THE TOWN OF ESSEX LAND RECORDS.
STORMWATER CONSERVATION AREA - SEE PLAT SHEET 1 OF 4 FOR ENTIRE AREA
LOT 9
164 ACRES ±
REMAINING LANDS PROPOSED TO BE CONVEYED TO THE TOWN OF ESSEX
LOT 6B
483,308 S.F.
11.10 ACRES
LOT 6A
AREA BEFORE ADJUSTMENT = 219,942 S.F.
AREA AFTER ADJUSTMENT = 215,702 S.F.
STEFAN & DIANE C STRACKBEIN N/F VOL. 707 PG. 671
JEREMY & MELISSA COGDILL N/F VOL. 1006 PG.715-718
MARK LAVIGNE N/F VOL. 329 PG. 524
BRUCE GABAREE N/F VOL. 803, PG. 431
BRUCE & MARIE ST. PETER LIFE ESTATE N/F VOL. 836 PG. 713
TALL LIVING TRUST N/F VOL. 926 PG. 66
FREDERICK & JEANNIE EVANS N/F VOL. 344 PG 631
JEFFERY H. & LEZLEE M SPRENGER N/F VOL. 378, PG. 235
ADAMS FAMILY LIVING TRUST N/F VOL. 911, PG. 637
INDIAN BROOK ROAD
PROPOSED 40' WIDE ACCESS & UTILITY EASEMENT TO LOT 6B, TO BE CENTERED ON THE DRIVEWAY AS CONSTRUCTED
WASTEWATER DISPOSAL EASEMENT TO LOT 6B
EXISTING FENCE
4,240 S.F. AREA TO BE CONVEYED FROM LOT 6A TO SPRENGER
AREA BEFORE ADJUSTMENT = 2.89 ACRES *
AREA AFTER ADJUSTMENT = 2.79 ACRES
*AREA BASED ON TOWN LISTERS DATA
PROPERTY LINE TO BE DISSOLVED
NAIL SET IN LEDGE
24" PINE AT CORNER
IPS 1.01' S 63°47'58" E OF COMPUTED CORNER
IPS 1.98' S 28°53' 36" W OF COMPUTED CORNER
TOWN CLERK'S OFFICE
TOWN OF ESSEX, VT. _____, 2019 RECEIVED FOR RECORD AT _____ O'CLOCK __ M. AND RECORDED IN SLIDE #____
ATTEST: _____ TOWN CLERK
APPROVED BY THE PLANNING COMMISSION OF THE TOWN OF ESSEX, VERMONT, ON THE _____ DAY OF _____, 2019, SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF SAID APPROVAL. SIGNED THIS _____ DAY OF _____ 2019 BY
_____
(CHAIRMAN OR CLERK)
OWNER:
INDIAN BROOK PROPERTIES, LLP
P.O. BOX 123
ESSEX JUNCTION, VT 05453
VOL. 910, PG. 609
GRAPHIC SCALE
(IN FEET)
1 inch = 100 ft.
THIS BOUNDARY LINE ADJUSTMENT DOES NOT CONSTITUTE THE CREATION OF A SEPARATE PARCEL OF LAND. IT ONLY ADJUSTS THE PHYSICAL LOCATION OF THE BOUNDARY OF THESE ADJOINING PARCELS. ANY FUTURE SUBDIVISION AND/DEVELOPMENT OF THESE NEW PARCELS MUST BE APPROVED BY THE TOWN OF ESSEX PLANNING COMMISSION.
THIS PLAN IS APPROVED, SUBJECT TO ALL REQUIREMENTS AND CONDITIONS OF THIS APPROVAL, ON THE ____ DAY OF _____, 2019
BY _____
CHAIR
TO THE BEST OF MY KNOWLEDGE, THIS PLAT IS BASED ON INFORMATION ABSTRACTED FROM PERTINENT DEEDS AND/OR OTHER OFFICIAL RECORDS, AND MARKERS EVIDENT ON THE PROPERTY, AND CONFORMS WITH THE REQUIREMENTS OF 27 VSA 1403.
DATED THIS ___ DAY OF _____, 2019
_____ L.S. #656
DOUGLAS L. HENSON No. 656
1/18/19 ADDED PROPERTY LINE ADJUSTMENT WITH SPRENGER DG
12/20/18 MINOR LOT LINE REVISIONS PER ADD. MON. FOUND AND SET DH
3/24/17 REVISED LOT 9 AREA, ADDED STORM CONSERV. AREA DG
Date Description by
REVISIONS
LANDS OF
INDIAN BROOK PROPERTIES, LLP.
9 INDIAN BROOK ROAD, ESSEX, VERMONT
NEW LOTS 6A & 6B
PLAT & BOUNDARY LINE ADJUSTMENT
L.AMOUREUX & DICKINSON
Consulting Engineers, Inc.
34 Maple Drive
Essex Junction, VT 05452
Tel: 802-879-4450
PROJECT NO 95057
SURVEY JKR
DESIGN DJG
DRAWN JKR/DLH
CHECKED DLH / DJG
DATE 12-20-18
SCALE AS NOTED
SHT. NO. 4 OF 4

TOWN OF ESSEX, VERMONT
APPLICATION FOR CURB CUT / UTILITY PERMIT

Pursuant to Title 19 V.S.A. Section 43. Application for curb cut and Utility Installation in Town Right-of-Way

All applications for curb cuts and utility installations shall be submitted to the Director of Public Works / Town Engineer for review. Applicants shall submit the information requested on this form and any additional information requested by the Director of Public Works / Town Engineer for a clear understanding of this application. The permit is issued under authority of the Town Manager in accordance with Section 601 of the Town Charter and 24 V.S.A. paragraph 1236 (2).

Application No. _____ / _____
Date

Property Address: 63 Indian Brook Rd

Owner Address: 4 Debra Drive Essex Jct. Vt 05452

Owner Name: Randy L Wolf

Phone Number: (home) — (work) 802 769 0816 (cell) 802 238 3679

Tax Map # 010 Tax Parcel 057 Tax Lot 209

Application is for: (check one)

A) New Curb Cut ☑ B) Utility Installation: Overhead ☐ Underground ☐

Please use attached diagram to describe location and type of installation.

Comments be Director of Public Works / Town Engineer:

Culvert: Yes ☐ No ☐ Water Bar(s): Yes ☐ No ☐

Culvert Diameter: (18 inch minimum) _____ Total length of Culvert: (30 foot minimum) _____

*** FOR OFFICE USE ONLY ***

Signature of Owner: [signature]

Fee Paid $_____

Approved ☑ Rejected ☐

WITH CONDITIONS ATTACHED

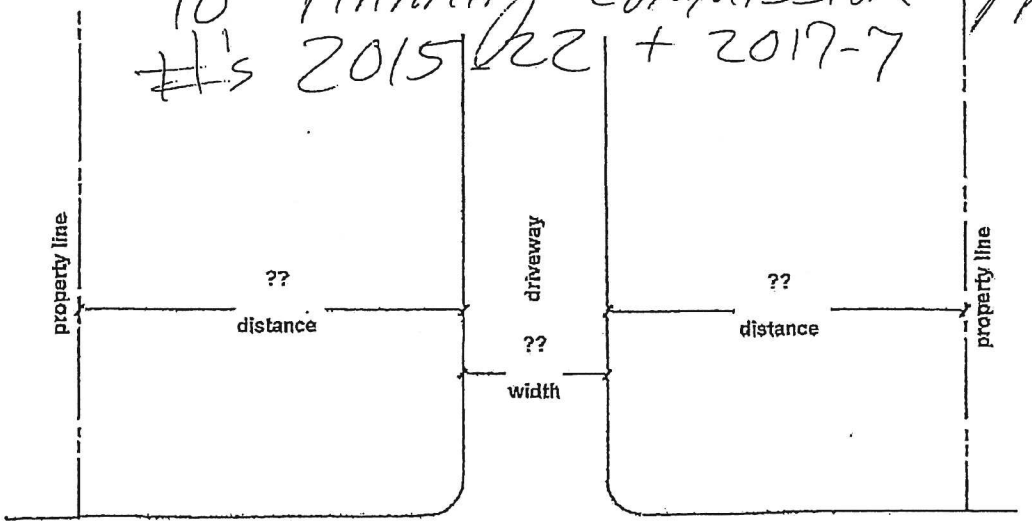
[signature]

Per Authority of the Town Manager by the Director of Public Works / Town Engineer

1. Culvert must be HIGH DENSITY POLYETHYLENE (HDPE) PIPE
2. Culvert will be purchased by the Applicant
3. Culvert will be purchased and installed by the applicant. The Town of Essex Department of Public Works will inspect.

Note: A MINIMUM OF 24 HOURS NOTICE IS REQUIRED PRIOR TO COMMENCEMENT OF CONSTRUCTION. WITHIN 24 HOURS OF COMPLETION, THE APPLICANT IS REQUIRED TO NOTIFY THE DIRECTOR OF PUBLIC WORKS / TOWN ENGINEER FOR INSPECTION PURPOSES.

(unsworth) — To Be constructed pursuant to PLANNING COMMISSION approval #'s 2015-22 + 2017-7



63 Indian Brook Rd

STREET NAME

Comments and / or special instructions from Director of Public Works / Town Engineer :

- APPLICANT TO CLEAR ALONG THE ROAD FRONTAGE R.O.W. TO ACCOMODATE ROAD SIDE DITCH LINE.
- APPLICANT TO EXCAVATE DITCHLINE ALONG THE FRONTAGE R.O.W. TO ACCOMODATE DRIVEWAY CULVERT (REQUIRED) AS SHOWN ON THE ATTACHED DETAIL FOR RURAL DRIVEWAY.
- DRIVEWAY MAY BE 15' WIDE FOR THE ACCOMODATION OF THE TWO LOTS BEING SERVICED.
- DRIVEWAY LAYOUT AND GRADING IS TO CONFORM THE THE ATTACHED DETAIL FOR RURAL DRIVEWAY.
- MINIMUM CULVERT DIAMETER IS 18 INCHES.

— DCC 2/4/2019

NOTE: A MINIMUM OF 24 HOURS IS REQUIRED PRIOR TO COMMENCEMENT OF CONSTRUCTION. WITHIN 24 HOURS OF COMPLETION, THE APPLICANT IS REQUIRED TO NOTIFY THE DIRECTOR OF PUBLIC WORKS / TOWN ENGINEER FOR INSPECTION PURPOSES.