

Appeal Period Expires 5/17/24
Zoning District AR

Town of Essex, Vermont
Application for Zoning Permit
(Building Permit)

Application Date 1/1
Permit Number 2024-03

- Contact State Permit Specialist Jeff McMahon (477-2241) to check for state permitting and/or setbacks.
- Post permit card visible to the road immediately as Permit is appealable within 15 days of issuance.
- Call the Zoning Administrator at 878-1343 to schedule a Certificate of Occupancy inspection if indicated below as required.
- Call the Assessor at 878-1345 to schedule a re-assessment upon completion of work.
- Provide a diagram showing proposal and any easements, well or septic locations, etc.

SIGN HERE: Katherine Stygles

A Parcel Account Numb. (Map-Parcel-Lot) 2-018-007-002
Property Address: 409 Old Stage Rd Essex
Owner: David Stygles + Katherine Stygles
Owner Address: 837 Old Stage Rd Esx J. VT
Owner Phone: (work) _____ (Cell) 802 238-4167
(Email) DK Stygles @ G mail. com
Tenants name: Heather Stygles Phone: 238-8721
(or contractor) Cell: _____
Estimated Construction Dates: Start: 5/10/24 Completion: 8/1/24
Sq. Feet: 400 Estimated Cost (labor & materials): \$20,000

B Sewage Disposal (Please attach Sewer and/or State Septic Approval).
Public Septic Connection Fee \$ _____ Date Paid: ___/___/___
Proposed New Bedrooms: 1 Existing Bedrooms 2

C Water (Please attach Water Service Application if applicable).
Public Well Fee \$ _____ Date Paid: ___/___/___

D Driveway (Please attach copy of approved Curbcut / Utility Application).
Date of approval: ___/___/___

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.

See attached

Signature of Tenant and
Signature of Owner
Heather Stygles
David Stygles

G

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

<i>Residential:</i>	N	A	R
Single Family	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input 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 checked="" type="checkbox"/>	<input type="checkbox"/>
Porch (enclosed) (open)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Deck	<input type="checkbox"/>	<input type="checkbox"/>	<input 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"/>

Office Use Only

Fees:	Type	Amount	Date Pd
Permit		\$ <u>75</u>	<u>5/11/24</u>
Recreation		\$ _____	<u>1/1</u>
Recording		\$ <u>15</u>	<u>5/11/24</u>
Certificate of Occ		\$ _____	<u>1/1</u>
Other		\$ _____	<u>1/1</u>

Approved Building Permit Rejected Date 5/12/24

Issued to: D + K Stygles

Zoning Administrator: Shawn Kelly

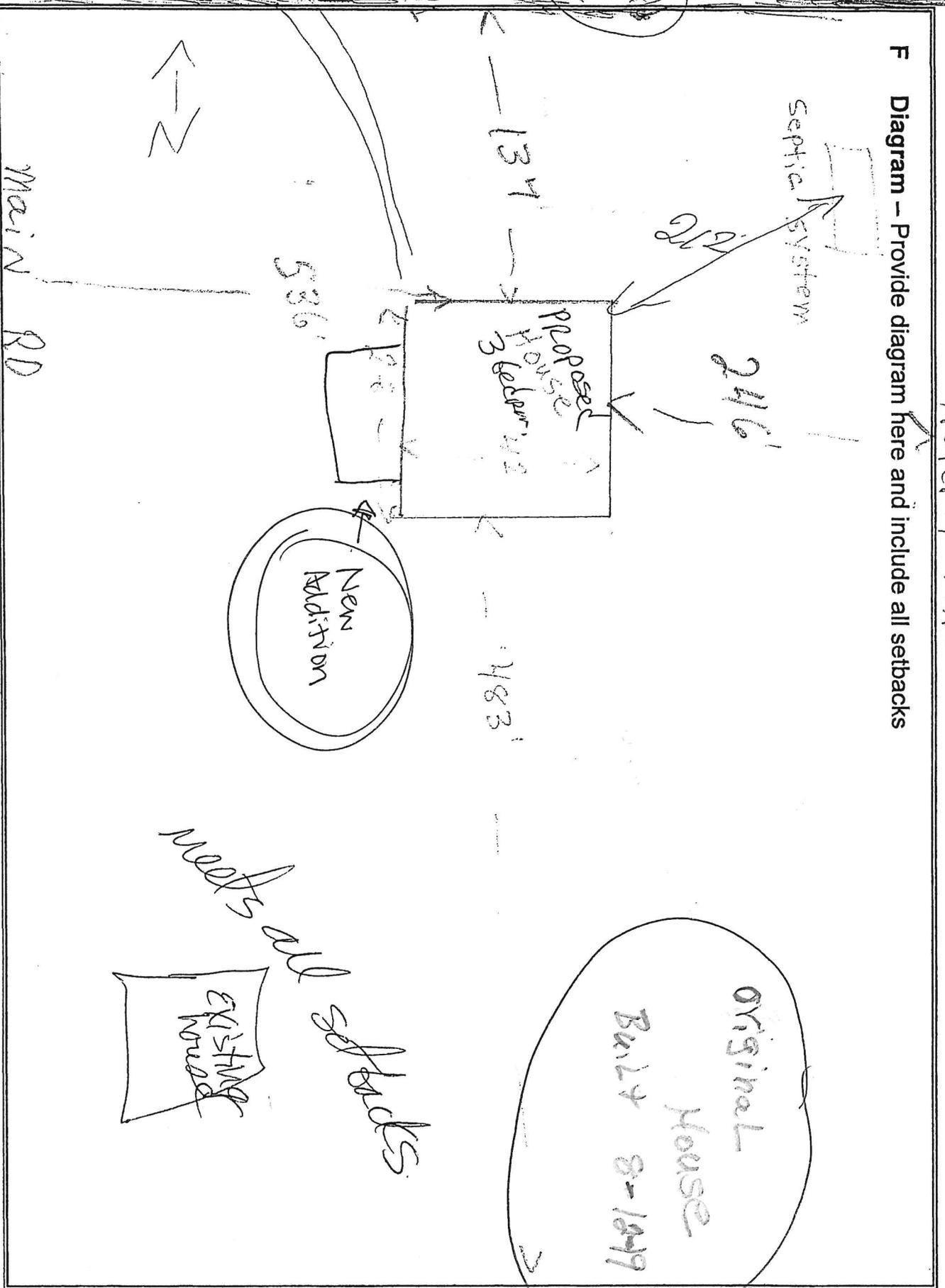
Notes: _____

C.O. Required (Certificate of Occupancy) Yes No

**THIS PERMIT VALID FOR TWELVE (12) MONTHS FROM DATE OF ISSUE
RENEW FOR 1 YEAR (FREE) IF NOT EXPIRED**

Property Line

F Diagram - Provide diagram here and include all setbacks



Shand Mahorari OLD State Rd Easement

←→

Main RD

Septic System

246'

Proposed House
134'

New Addition

483'

Original House
Built 8-1849

meets all setbacks

EXISTING FOUNDATION

WASTEWATER SYSTEM AND POTABLE WATER SUPPLY PERMIT**LAWS/REGULATIONS INVOLVED**10 V.S.A. Chapter 64, Potable Water Supply and Wastewater System Permit
Wastewater System and Potable Water Supply Rules, Effective April 12, 2019**Permittee(s): David Stygles**
837 Old Stage Road
Essex VT 05452**Permit Number: WW-4-5273****Katherine Stygles**
837 Old Stage Road
Essex VT 05452

This permit affects the following properties in Essex, Vermont:

Lot	Parcel	SPAN	Acres	Book/Page(s)#
7-2	2018007002.0	207-067-16156	13.03	Book:228 Page(s):62-63

This application, consisting of a proposed three (3) bedroom single family residence on an existing 13.03-acre parcel with an existing three (3) bedroom single family residence utilizing an individual, on-site shallow well water supply with a proposed replacement wastewater system located at 405 Old Stage Road in Essex, Vermont, is hereby approved under the requirements of the regulations named above subject to the following conditions. Any person aggrieved by this permit may appeal to the Environmental Court within 30 days of the date of issuance of this permit in accordance with 10 V.S.A. Chapter 220 and the Vermont Rules of Environmental Court Proceedings.

1. GENERAL

- 1.1 The permittee is responsible to record this permit in the Essex Land Records within thirty days of issuance of this permit and prior to the conveyance of any lot subject to the jurisdiction of this permit.
- 1.2 The permittee is responsible to record the design and installation certifications and other documents that are required to be filed under these Rules or under a permit condition in the Essex Land Records.
- 1.3 Each assign or successor in interest shall be shown a copy of the Wastewater System and Potable Water Supply Permit and the stamped plan(s) prior to the conveyance of a lot.
- 1.4 By acceptance of this permit, the permittee agrees to allow representatives of the State of Vermont access to the property covered by the permit, at reasonable times, for the purpose of ascertaining compliance with the Vermont environmental and health statutes and regulations, and permit conditions.
- 1.5 This permit does not relieve the landowner from obtaining all other approvals and permits other State Agencies or Departments, or local officials prior to construction.
- 1.6 The replacement wastewater system, which is to serve the existing three (3) bedroom single family residence on Lot 7-2, is located within an easement as shown on the approved plans. The land deeds that establish and transfer ownership of these parcels shall contain a legal easement which grants the purchaser(s) and any future owner(s) the right to enter upon the property for the construction, repair, maintenance and other such reasonable purposes as may arise regarding the wastewater system. Failure to properly execute the easement renders this permit null and void for a property conveyed without the proper easement. It is recommended that a copy of the executed easement be sent to the Drinking Water and Groundwater Protection Division.



2. CONSTRUCTION

2.1 Construction shall be completed as shown on the plans and/or documents prepared by J.H. Stuart Associates (John Stuart P.E.) with the stamped plans listed as follows:

Title	Sheet #	Plan Date	Revision
<i>David and Kathy Stygles Project Site Plan</i>	1 of 2	08/14/2019	09/13/2019
<i>David and Kathy Stygles Water and Wastewater Details</i>	2 of 2	08/14/2019	09/13/2019

2.2 Construction of wastewater systems or potable water supplies, or buildings or structures (as defined by the Wastewater System and Potable Water Supply Rules), or campgrounds, not depicted on the stamped plans, or identified in this permit, is not allowed without prior approval by the Drinking Water and Groundwater Protection Division.

2.3 No buildings, roads, water pipes, sewer services, earthwork, re-grading, excavation, or other construction that might interfere with the operation of a wastewater system or a potable water supply are allowed on or near the site-specific wastewater system, wastewater replacement area, or potable water supply depicted on the stamped plans. Adherence to all isolation distances that are set forth in the Wastewater System and Potable Water Supply Rules is required.

3. INSPECTIONS

3.1 No permit issued by the Secretary shall be valid for a substantially completed potable water supply and wastewater system until the Secretary receives a signed and dated certification from a qualified Vermont Licensed Designer (or where allowed, the installer) that states: "I hereby certify that, in the exercise of my reasonable professional judgment, the installation-related information submitted is true and correct and the potable water supply and wastewater system were installed in accordance with the permitted design and all permit conditions, were inspected, were properly tested, and have successfully met those performance tests" or which satisfies the requirements of §1-311 of the referenced rules.

4. DESIGN FLOW

4.1 Lot use and design flows shall correspond to the following:

Lot	Building	Building Use / Design Flow Basis	Water (gpd)	Wastewater (gpd)
7-2	Existing	3-Bedroom Single Family Residence	420	420
7-2	Proposed	3-Bedroom Single Family Residence	420	420

5. WASTEWATER SYSTEM

5.1 Prior to construction or site work on the lot, a designer shall flag the perimeters of the approved mound systems and the flags shall be maintained until commencement of construction of the component.

5.2 This project is approved for the design of a replacement wastewater system for the existing three (3) bedroom single family residence located on Lot 7-2. Prior to construction of the replacement system, a Class 1, Class A, Class B, or Class BW Designer shall provide the landowner and the Drinking Water and Groundwater Protection Division in inspection report that states the area for the replacement system fully complies, including horizontal isolation distances, with Subchapters 9 and 11 of the Wastewater System and Potable Water Supply Rules for the construction of the wastewater system.

5.3 Prior to construction of the replacement system for the existing three (3) bedroom single family residence, a Class 1, Class A, Class B, or Class BW Designer shall flag the perimeter of the approved mound of the replacement wastewater system and the flags shall be maintained by the landowner until commencement of construction of the component.

5.4 Should the wastewater system fail and not qualify as a minor repair or for an exemption, the landowner shall engage a qualified Licensed Designer to evaluate the cause of the failure and submit an application to the Drinking Water and Groundwater Protection Division prior to correcting the failure.

5.5 This permit does not relieve the permittee of the obligations of Title 10, Chapter 48, Subchapter 4, for the protection of groundwater.

6. POTABLE WATER SUPPLY

- 6.1 Prior to construction or site work, a designer shall flag the center of the proposed potable water source and the owner shall maintain the flag until commencement of construction of the source.
- 6.2 Prior to the use of the proposed potable water supply, the permittee shall test the water for Arsenic, Escherichia coli (E. coli), Fluoride, Lead, Manganese, Nitrate as N, Nitrite as N, Total Coliform Bacteria, Uranium, Adjusted Gross Alpha Particle Activity, Chloride, Sodium, Iron, Odor and pH. All water quality tests shall be conducted at a laboratory certified by the Vermont Department of Health (a list of which can be found on the VDH website). Results of the water tests shall be submitted to the Vermont Department of Health prior to use.
- 6.3 The existing three (3) bedroom single family residence is approved for a water service pipe connecting to a potable water source consisting of a shallow well provided that the source is located as shown on the stamped plans.

Emily Boedecker, Commissioner
Department of Environmental Conservation

Dated September 13, 2019



By
Allison Lowry
Assistant Regional Engineer
Essex Junction Regional Office
Drinking Water and Groundwater Protection Division

cc: J.H. Stuart Associates
Essex Planning Commission