

Appeal Period Expires 7/15/22 Zoning District B1 **Town of Essex, Vermont** Application Date 1/1/22 **Application for Zoning Permit** Permit Number 2022-95
(Building Permit)

- 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.
- Signed: Ronald A. Golberg

A Parcel Account Numb. (Map-Parcel-Lot) 2-047-002-000
 Property Address: 30 Susie Wilson Rd ^{Essex} _{VT}
 Owner: Ron + Mary Golberg (Golberg leasing CO. Inc)
 Owner Address: 39 Chickadee Circle
 Owner Phone: (work) _____ (home) _____
 (cell) 802 233-6295 (Email) Grgolberg@col.com
 Tenants name: Mia Crote Phone: 802 233-4746
Hello @ Sweet Leaf, Corp Cell: _____
maintenance/painting, etc
 Estimated Construction Dates: Start: 7/15/22 Completion: 8/1/22
 Sq. Feet: 1024 Estimated Cost (labor & materials): \$14,000

G

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

N = New A = Addition R = Remodel

Residential:

Single Family	<input type="checkbox"/>	<input 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 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 checked="" 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"/>

Handwritten notes: Fit-up/Use, Boutique and events, (New user)

B Sewage Disposal (Please attach Sewer or Septic Application).
 Public Septic Connection Fee \$ _____ Date Paid: _____
 Proposed New Bedrooms: _____ Existing Bedrooms Existing

C Water (Please attach Water Service Application).
 Public Well Fee \$ _____ Date Paid: 1/1

D Driveway (Please attach copy of approved Curbcut / Utility Application).
 Date of approval 1/1 Existing (None)

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 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

see other side

Signature of Tenant and
Signature of Owner Ronald A. Golberg

Office Use Only

Fees	Type	Amount	Date Paid
Permit		\$ 150.00	1/11/22
Recreation		\$	1/31/22
Recording		\$ 30.00	1/11
Certificate of Occ		\$ 100.00	1/11
Other		\$	1/1

Building Permit

Approved Rejected Date 6/10/22

Issued to: Golberg Leasing LLC

Zoning Administrator: Sharon L. Kelley

Notes: _____

C.O. Required: Yes No

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

From: Mia Crete <hello@sweetpvt.com>
Sent: Friday, June 17, 2022 6:25 AM
To: Sharon Kelley <skelley@ESSEX.ORG>
Subject: 30 susie wilson rd

This email originated from **OUTSIDE** our organization. **STOP & CONSIDER** before responding, clicking on links, or opening

Good Morning Sharon,

We spoke previously regarding my intent to lease the location previously known as Gadues dry cleaning at 30 susie wilson rd. After speaking with the building owner and realtor they seem to think a change of use wouldn't be necessary but I want to make sure I confirm that with you.

Per our previous conversation, I am planning on opening a small retail boutique selling women and kids clothing and

accessories/toys. Initially and for the foreseeable future my hours of operation would be 10am-4pm Mon-Fri and Saturdays 9am-1pm and closed on Sundays, might change an hour one way or another.

One day a week I will host a "mommy and me" get together and supply bagels and coffee to moms who want to come and interact with other moms and allow their kids to play in the designated kids play area inside the boutique. This would likely happen 9am-10am prior to the boutique opening and I would imagine no more than 5-8 mamas would be joining at a time. This is also shooting high for numbers and I would likely have a sign up sheet prior to hosting.

Please let me know if I will need a change of use and also please let me know what I need to do for a sign application. The previous tenant had a sign right below the bagel market sign by the road (above golden ladder). Do i need approval for window decal signs? Also what about sidewalk sign usage?

I am looking to sign the lease either today or early next week with a move in date of July 15, and tentative business open date of August 15.

Please let me know what else, if anything, I need to do on my end! Thanks so much!

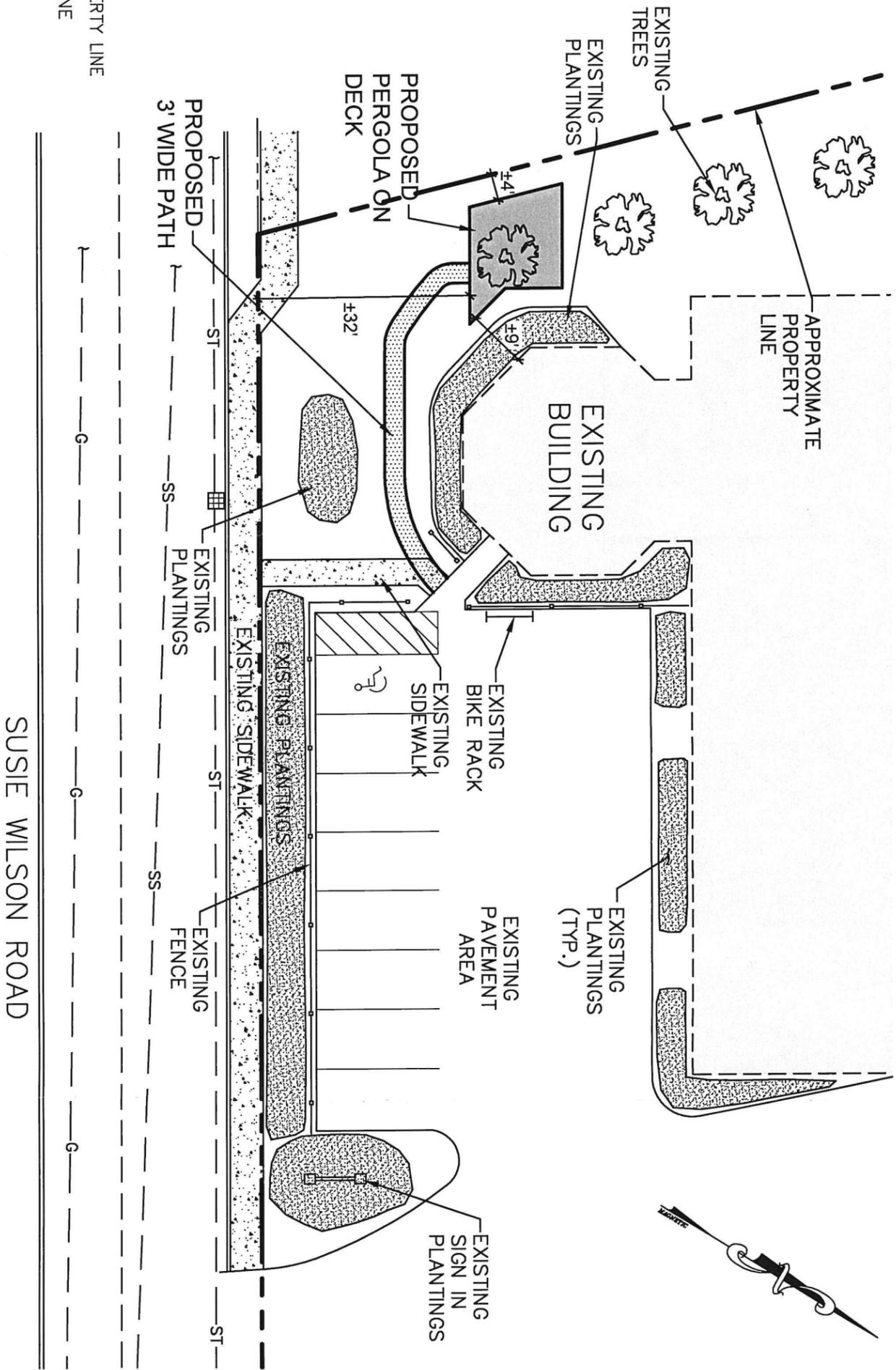
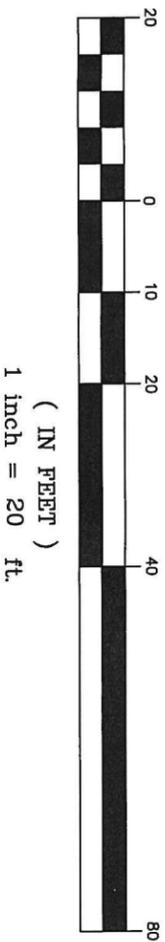
Mia Crete
802-238-4746
www.sweetpvt.com

no floor plan → open floor plan

LEGEND

- APPROXIMATE PROPERTY LINE
- GRAVITY SEWER LINE
- WATER LINE
- GAS LINE
- STORM DRAINAGE LINE
- CATCH BASIN
- DECIDUOUS TREE
- FENCE

GRAPHIC SCALE



PARTIAL SITE PLAN

1" = 20'

SUSIE WILSON ROAD

THIS PLAN IS BASED ON A PLANS ENTITLED "GOSS TIRE COMPANY - PROPOSED RETAIL SPACE SITE PLAN", PREPARED BY CIVIL ENGINEERING ASSOCIATES, INC., DATED JUNE 1996 AND "PLAN SHOWING BOUNDARY LINES", PREPARED BY WARREN ROSENSTEIN, DATED MARCH 15, 2007. NO FIELD WORK WAS DONE IN THE PREPARATION OF THIS PLAN



CIVIL ENGINEERING ASSOCIATES, INC.
 10 MANSFIELD VIEW LANE, SOUTH BURLINGTON, VT 05403
 802-864-2323 FAX: 802-864-2271 web: www.cea-vt.com

PROPOSED DECK
GOLDBERG LEASING CO., INC.
 697 NOLAND FARM ROAD
 SOUTH BURLINGTON, VT

DATE: 11/01/2011
 SCALE: 1" = 20'
 DRAWN: PJM
 CHECKED: CJG
 PROJ. NO: 11254