

Appeal Period Expires 1/14/17
 Zoning District AR

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

Application Date 1/1
 Permit Number 2016-198

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: _____

Parcel Account Numb. (Map-Parcel-Lot) 2-077-006003
 (found in Town Assessor's Office)
 Property Address: 21 Highview Dr. Essex
 Owner: Sean & Teresa Fitzgerald
 Owner Address: Same as Above
 Owner Phone: (work) 343-7497 (home) _____
 (cell) _____ (Email) _____
 Contractors name: Shawn Mathew Phone: 802-355-8421
 Cell: 355-8421
 Estimated Construction Dates: Start: 2/1/17 Completion: 1/1
 Sq. Feet: 1328 Estimated Cost (labor & materials): \$ 20,000

G			
Check box(es) which describe proposed use or construction (circle choice in parenthesis).			
N = New A = Addition R = Remodel			
Residential: <u>Finish</u>	N	A	R
Single Family <u>entire basement</u>	<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 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"/>
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). attached
 Public Private Connection Fee \$ _____ Date Paid: 1/1
 Proposed New Bedrooms: 1 Existing Bedrooms: 3-2

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

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

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.

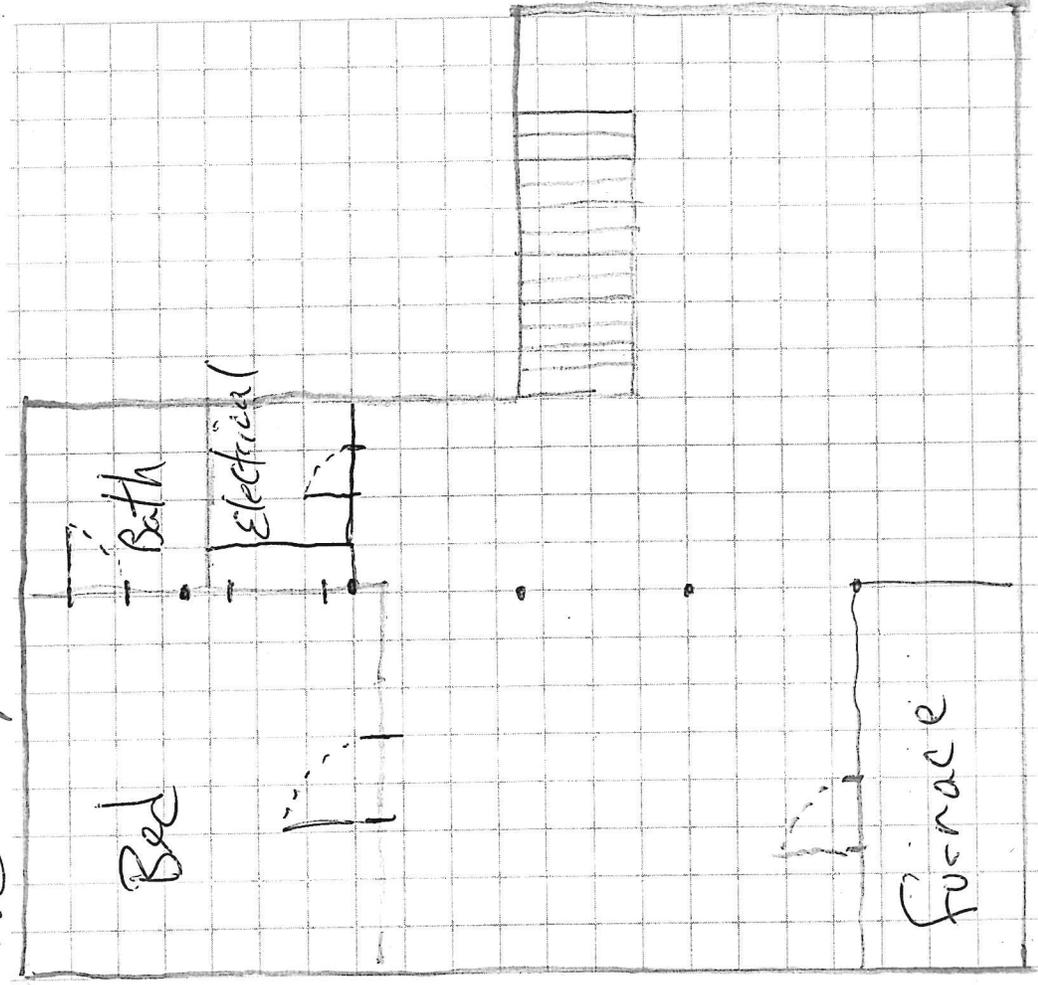
F Diagram – Show a sketch of project on reverse of this application with property lines, building, and setbacks or attach separate sheet.

G
 Signature of Tenant and Signature of Owner
OVER

Office Use Only			
Fees	Type	Amount	Date Pd
Permit		\$ <u>50.00</u>	<u>12/30/16</u>
Recreation		\$ _____	
Recording		\$ <u>10.00</u>	<u>1/1/17</u>
Certificate of Occ		\$ _____	
Other		\$ _____	
Building Permit			
Approved <input checked="" type="checkbox"/>	Rejected <input type="checkbox"/>	Date	<u>12/30/16</u>
Issued to:	<u>Sean & Teresa Fitzgerald</u>		
Zoning Administrator:	<u>Shawn Kelley</u>		
Notes:	<u>Emergency code given</u>		
C.O. Required	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>	

F Diagram - Provide diagram here and include all setbacks

fit-up basement to accommodate
a bedroom, bathroom, + living room.
No kitchen + no apartment
is proposed.





State of Vermont

WASTEWATER SYSTEM AND POTABLE WATER SUPPLY PERMIT

LAWS/REGULATIONS INVOLVED

Environmental Protection Rules

Chapter 1, Wastewater System and Potable Water Supply Rules, Effective January 1, 2005

Chapter 21, Water Supply Rules, Effective April 25, 2005

Case Number: WW-4-0308-1

PIN: EJ07-0182

Landowner: Wedgewood Development Corporation
c/o Tom Sheppard
PO Box 907
Williston VT 05495

This permit affects property identified as Town Tax Parcel ID # 2077006000 and referenced in deeds recorded in Book 685 Pages 677-680 of the Land Records in Essex, Vermont.

This project, consisting of a five Lot subdivision identified as Lot # 1 with existing duplex with three bedrooms per unit, and, Lots 2 through 5 each for the construction of one four bedroom single family residence served by individual on-site drilled wells and the community wastewater disposal system approved by Certification of Compliance #4C0344 and Permit #WW-4-0308 located on Lamore Road in the Town of Essex, Vermont, is hereby approved under the requirements of the regulations named above subject to the following conditions.

This does not constitute approval under Act 250 case number 4C0344.

GENERAL

1. This permit does not relieve the landowner from obtaining all other approvals and permits as may be required from the Act 250 District Environmental Commission, the Department of Environmental Conservation - Water Quality Division - telephone (802) 241-3770, the Department Public Safety, Division of Fire Safety- telephone Williston Regional Office (802) 879-2300, and local officials **prior** to proceeding with this project.
2. The project shall be completed as shown on the following plans that have been stamped "approved" by the Wastewater Management Division:

Job #4104: Plan Sheet #1 "Subdivision Plan" dated 1/17/05 last revised 6/18/07; Plan Sheet #3 "Site Plan - 40 Scale" dated 12/8/06 last revised 6/18/07; Plan Sheet #5 "Water & Sewer" dated 12/8/06 last revised 6/4/07; and Plan Sheet #PL "Subdivision Plat" dated 12/8/06 last revised 3/26/07 prepared by O'Leary-Burke Civil Associates, PLC.

The project shall not deviate from the approved plans in a manner that would change or affect the exterior water supply or wastewater disposal system, building location or the approved use of the building without prior written approval from the Wastewater Management Division.

3. The conditions of this permit shall run with the land and will be binding upon and enforceable against the landowner and all assigns and successors in interest. The landowner shall be responsible for the recording of this permit in the Essex Land Records within thirty, (30) days of issuance of this permit and prior to the conveyance of any lot subject to the jurisdiction of this permit.

4. Each prospective purchaser of each lot shall be shown copies of the Wastewater System And Potable Water Supply Permit and the approved plans prior to conveyance of the lot.
5. This project has been reviewed and approved for the existing duplex on Lot #1 and the construction of one single-family residence on Lots 2 through 5. The landowner shall not construct any other type of structure requiring plumbing, including public buildings, duplexes, condominium units, or commercial buildings, without prior review and approval by the Wastewater Management Division. Such approvals will not be granted unless the proposal conforms to the applicable laws and regulations.
6. All conditions set forth in Certification of Compliance #4C0344 and Permit #WW-4-0308 shall remain in effect except as modified or amended herein.
7. This permit shall in no way relieve you of the obligations of Title 10, Chapter 48, Subchapter 4, for the protection of groundwater.
8. Any lot depicted on the plans and not specifically referenced as being approved for a use requiring a potable water supply and wastewater disposal system shall comply with the Wastewater System and Potable Water Supply Rules for the creation of unimproved lots.

WATER SUPPLY & WASTEWATER DISPOSAL

9. No permit issued by the Secretary shall be valid for a substantially completed potable water supply and wastewater system until the Secretary receives a certification from a designer or the installer, signed and dated, 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.”

This shall include the water supply and wastewater collection systems, and, all water service and sanitary sewer lines to each structure.

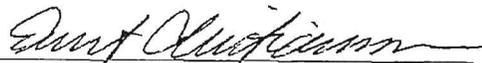
10. Each lot is approved for an on-site water supply system from a drilled well provided that the well is located as shown on the approved plan. The Wastewater Management Division shall allow no other method or location of obtaining potable water without prior review and approval. Each well location shall meet all minimum separation distances required by the Water Supply Rule.
11. Upon completion of the drilling of any new well and prior to placing the well into operation, the landowner shall forward to the Wastewater Management Division for review and approval copies of the physical/chemical and bacteriological water quality analyses required in Chapter 21, Water Supply Rules, Subchapter 21-6, Table 6-1 – Contaminant Standards for Volatile Organic Chemicals and Appendix A, Part 11, Table A11-5 performed by a laboratory that is certified by the Vermont Department of Health for the well referenced in Condition #13 above.
12. Prior to the construction of the water supply system for Lot #1, other than drilling of the well, an amended application form, fee and complete plans prepared by a licensed designer for such system shall be submitted for review and approval by the Wastewater Management Division. The submission shall include yield test results, a copy of the driller's well completion report,

sizing calculations, specifications for pumps, hydro pneumatic tanks, and storage facilities, if needed, and copies of physical/chemical and bacteriological water quality analyses required in Chapter 21, Water Supply Rules, Appendix A, Part 11, performed by a laboratory that is certified by the Vermont Department of Health or are acceptable to the Secretary.

13. Each lot is approved for wastewater disposal by construction and utilization of the site-specific wastewater collection systems and connection to the existing community wastewater disposal systems depicted on the approved plans. The Wastewater Management Division is to be notified if at any time the community wastewater disposal system fails to function properly and/or creates a health hazard. The Wastewater Management Division shall allow no other method or location of wastewater disposal without prior review and approval.
14. No buildings, roads, water lines, earthwork, re-grading, excavation or other construction that might interfere with the installation or operation of the wastewater disposal systems are allowed on or near the site-specific wastewater disposal system or replacement area depicted on the approved plans. All isolation distances, which are set forth in the Wastewater System and Potable Water Supply Rules will be incorporated into the construction and installation of the wastewater disposal field. Compliance with these isolation distances is required.
15. Each approved wastewater disposal system is approved to serve four – four bedroom single-family residences and one - six bedroom duplex. Prior to any increase in bedrooms, the landowner shall submit an application, fee, and engineering plans for review and approval by the Wastewater Management Division.
16. The wastewater disposal system for the project is subject to an easement onto the lands identified as Lot #1. No conveyance of the approved lots is allowed until such time as a copy of the executed easement has been recorded and indexed in the town land records. It is recommended that a copy of the executed easement be sent to the Wastewater Management Division.

Dated at Essex Junction, Vermont on June 27, 2007.

Jeffrey Wennberg, Commissioner
Department of Environmental Conservation

By 
Ernest Christianson
Regional Engineer

C For the Record
Essex Planning Commission & Select Board
O'Leary-Burke Civil Associates, PLC
Water Supply Division
Water Quality Division
Act 250 District Environmental Commission #4
Department of Public Safety, Division of Fire Safety

