

Appeal Period Expires <u>9/9/14</u>	Town of Essex, Vermont Application for Zoning Permit www.essex.org	Application Date <u>2014-130</u>
Zoning District <u>F1</u>		Permit Number <u>2014-130</u>

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 @ 879-5676.**

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- 064 - 003 -005
(found in Town Assessor's Office)
Property Address : 36 River Road
Owner: Pizzagalli Properties, LLC
Owner Address: 346 Shelburne Rd
Owner Phone: (work) (802) 660-6800 (home) _____
(cell) _____ (Email) mtomkowicz@pizzagalliproperties.com
Contractors name: Stewart Construction, Inc. Phone: (802) 879-0500
Cell: _____
Estimated Construction Dates: Start: 09/08/14 Completion: 12/31/14
Sq. Feet: 69,000 Estimated Cost (labor & materials): \$ 1.4 Million

B Sewage Disposal (Please attach Sewer or Septic Application).
Public Private Connection Fee \$34,125 x 20% 1st Year Payment = \$6,825.00 Date Paid: 08/25/14
Proposed New Bedrooms: _____ Existing Bedrooms pc

C Water (Please attach Water Service Application).
Public Private Fee \$42,375 x 20% 1st Year Payment = \$8,475.00
Date Paid: 08/25/14

D Driveway (Please attach copy of approved Curbcut / Utility Application).
Date of approval 1/1/14 existing

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. NA

F Diagram – Show a sketch of project on reverse of this application with property lines, building, and setbacks or attach separate sheet. (Instruction sheet available upon request.)
(See attached page) – floor plan

G Signature of Tenant and Signature of Owner
[Signature]
[Signature]

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 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"/>
<i>Inclusions or Additions:</i>			
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"/>
<i>Non-residential:</i>			
Commercial / Industrial	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<i>Stormwater:</i>			
Stormwater	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Erosion Control	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<i>Other:</i>			
Change in use	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" 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>957.00</u>	<u>8/25/14</u>
Recreation		\$ <u>11</u>	<u>1/1</u>
Recording		\$ <u>20</u>	<u>8/25/14</u>
Certificate of Occ		\$ <u>75</u>	<u>8/25/14</u>
Other		\$ _____	<u>1/1</u>

Building Permit

Approved Rejected Date 8/25/14

Issued to: Pizzagalli Properties LLC

Zoning Administrator: Sharon L. Kelley

Notes: Energy Code given
see additional notes on back

C.O. Required Yes No

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

(web) 11/02/10

F Diagram – Provide diagram here and include all setbacks

Subject project involves the conversion of approximately 15,000 sq ft of currently open space in their warehouse to light manufacturing. Specifically, Twincraft intends to produce liquid soap and lotion solutions. The process will consist of blending, mixing, bottle filling, and packaging. Construction will consist of the addition of interior partitions, architectural finishes, process equipment (mix kettles, filling lines, etc.), and mechanical and electrical support equipment. A mechanical mezzanine (approximately 2,300 sq ft) will be constructed to house HVAC equipment. Outdoor modifications are limited to the addition of new air cooled chillers, to be placed on two new concrete pads

SEE ATTACHED DRAWING G-00.

Phase 1 does not increase parking, no changes to outside other than replace 2 HVAC equipment.

Phase 1 will not exceed 20 employees.

Applicant to submit an Application to the Planning Commission for Phase 2, including additional parking, expansion, etc.

SP, zoning Administrator.

A 3 year payment plan for water/sewer purchase has been accepted.

TOWN of ESSEX

ZONING PERMIT NO. 2014-130

ISSUED TO: Twin Craft +
Pizzagalli Properties, LLC

ADDRESS: 36 River Road

DATE APPROVED: 8-25-2014

SUBJECT TO APPEAL UNTIL: 9-9-2014

ZONING ADMINISTRATOR: Sharon Kelley