

TOWN OF ESSEX CERTIFICATE OF OCCUPANCY APPLICATION

MAP/PARCEL/LOT: 2-047-003

NO. 261-97

The undersigned herewith requests an inspection of the premises and the issuance of "Certificate of Occupancy" of premises, or portion thereof, for use or habitation.

- This request is for use only of existing land or buildings.
- This request is for new construction or rehabilitated or altered structure which was done under authority of zoning permit # 261-97

issued 11-11, 1997 to J.T. DEVELOPMENT

Premises are at 5 David Drive

Water service installation inspected and approved by Denis Lutz, Doug Gault, Dec-97

Driveway location inspected and approved by _____

Sanitary sewer connection or septic system inspected and approved by:

Name: Denis Lutz, Doug Gault Date: Dec 97

Construction was begun 12-1, 1997 and completed _____, 19

Approval granted by P.C. or Z.B.A. _____ on _____, 19 .

Use of premises intended Commercial, Retail
(type of use)

Applicant's Signature: Kenneth A. Petric Telephone: 878-6620

By Issuance of this Occupancy Permit, the Town of Essex Zoning Administrator hereby acknowledges that the use and/or building construction is in complete conformity with the Zoning Regulations, unless otherwise noted. Field measurements and similar dimensions for setbacks are based in part on evidence supplied by owner. The Town of Essex is not liable for errors or mistakes when it is found that information submitted by the applicant is erroneous or inaccurate.

Certificate of Occupancy has been approved with without _____ conditions.
If with conditions, see attachment outlining same.

Certificate of Occupancy denied _____. Please see attachment with reasons for denial.

Date 5/3/98

Jerry L. Firkey
Jerry L. Firkey, Zoning Administrator



TOWN OF ESSEX VERMONT

81 MAIN STREET, ESSEX JUNCTION, VERMONT 05452
Fax: 878-1353 • E-mail: manager@essex.org • Website: www.essex.org

May 1, 1998

Ken and Charles Petrie
Junction Development Company
76 Pearl Street
Essex Jct., VT 05452

Re: Certificate of Occupancy #261-97 for 5 David Drive - Lot 4-A

Dear Mr. Petrie:

This letter is to be considered as an attachment to Certificate of Occupancy #261-97 for your new commercial building on David Drive.

I am hereby granting a provisional approval to occupy the first half of the building without all of the site improvements being completed, however, all of the improvements must be completed prior to occupancy of the second half of the building. If not, an escrow account can be set up to guarantee compliance with the remainder of the improvements.

Pursuant to this inspection, all of the safety items have been completed, including the installation of the parking lot and building mounted lighting.

Please call me when the remainder of the improvements have been completed so that I can make a final inspection.

If you have any questions, please call me.

Sincerely,

Jerry L. Firkey
Zoning Administrator

Enclosure

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TOWN MANAGER	PARKS AND RECREATION	COMMUNITY DEVELOPMENT	PUBLIC WORKS	ASSESSOR	FINANCE	TOWN CLERK	LIBRARY	POLICE
878-1341	878-1342	878-1343	878-1344	878-1345	878-1359	879-0413	879-0313	878-8331

JUNCTION DEVELOPMENT COMPANY

76 Pearl Street
Essex Junction, Vermont 05452
(802) 878-6620

KENNETH A. PETRIE
PATRICIA J. COON

*Real Estate Development
Leasing and Rentals*

April 2, 1998

Mr. Jerry Firkey
Zoning Administrator
Town of Essex
81 Main Street
Essex Junction, VT 05452

Dear Jerry:

Re: Lot 4A David Drive Business Park, Essex
Mailing addresses: 5A and 5B David Drive, Essex Junction, VT

We have two tenants who will be ready to move into our new building on Lot 4A David Drive between May 1st and May 15th.

The tenant for 5A David Drive (3,000 sq. ft.) will be New England Medical Systems, owned by Mr. Dewey Darrow. The business is currently located at One Towne Marketplace and consists of sales and service of medical equipment. There are four employees, and I was unable to calculate his actual water/sewer consumption because the Marketplace is a co-op deal. We will assign 100 gallons of sewer capacity for this tenant.

The tenant for 5B David Drive (3,000 sq. ft.) will be Bio-Medic Appliances, Inc., owned by Dan and Susan Hebert. The business is currently located at 255 Pearl Street, Essex Junction, and consists of sales and service of artificial limbs. They have four employees currently and plan on hiring one more. A copy of their water bill is attached. For six months, their usage is 900 cubic feet, which translates into approximately 37 gallons per day. We will assign 100 gallons of sewer capacity for this tenant.

If you need further information on which to base your decision to grant these permitted uses occupancy by May 15th, please contact us.

Sincerely,



Kenneth A. Petrie

FIRE PREVENTION INSPECTION RESULTS

STATE OF VERMONT
DEPARTMENT OF LABOR AND INDUSTRY
FIRE PREVENTION DIVISION

- Montpelier, VT • Phone (802) 828-2106
- Williston, VT • Phone (802) 658-2199
- Barre, VT • Phone (802) 479-4434

- Rutland, VT • Phone (802) 786-5867
- Springfield, VT • Phone (802) 886-2712

Site Number: 55207

Building Name and Address: LOT 4A, David Drive
ESSEX JCT., VT.

Owner's Name and Address: JUNCTION Development Co.
76 PEARL STREET
ESSEX JCT., VT. 05452

Occupancy by Floor: B Risk Index: C-5

No. of Occupants: 901

Violations: occupancy of building
is granted.

1. Final electrical inspection needed
2. Handicap entrance and parking must be completed.

Inspection

Date: 4-14-98 Type: Final Hazard Index: 1 2 3 4 5

Compliance with All Regulations Must be Achieved by 5-1-98

Occupancy Granted Yes o No _____

Referred To: _____

Person Accompanying Asst. Fire Marshal: _____

Michael Derrthorpe

Asst. Fire Marshal

cc:



lot 4B David Drive

4/13/00

For the record/file:

A final inspection was performed for lot 4B David Drive. All site work was completed in substantial compliance with the approved plans.

J. J. Purkey