

Appeal Period Expires 2 / 4 / 26
 Zoning District B31

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

Application Date 1 / 12 / 26
 Permit Number 2026-04

- Prior to construction, you are responsible for identifying and obtaining all necessary State permits and approvals, including State environmental permits from the VT Agency of Natural Resources. For State environmental permits, visit the Permit Navigator (dec.vermont.gov/permitnavigator). For further assistance, contact the Department of Environmental Conservation's Environmental Assistance Office at ANR.DECAssistance@vermont.gov or 802-828-0141.
- Post permit card visible to the road immediately as Permit is appealable within 15 days of issuance and during construction.
- 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: Michael Lubas

Parcel Account Number (Map-Parcel-Lot): 2 - 046 - 007 - 002
 Property Address: 331 Sunderland Way Essex Junction VT 05452
 Owner: A&C Realty
 Owner Address: 31 Commerce South Burlington VT 05402
 Owner Phone 1: 802-862-0517 Phone 2: _____
 Email: aseneal@omegavt.com
 Tenants/Contractor Name: Vermont Tent Company
 Phone: 8028636107 Email: mlubas@vtent.com
 Estimated Construction Dates: Start: 03/26/2026 Completion: ___ / ___ / ___
 Square Feet: _____ Estimated Cost (labor & materials): \$ _____

H

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 ground) (above ground)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Shed	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Barn (residential) (agricultural)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<i>Non-residential:</i>			
Commercial/Industrial	<input type="checkbox"/>	<input type="checkbox"/>	<input 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 type="checkbox"/>
Miscellaneous	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Renewal	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

B SEWAGE DISPOSAL (Please attach State Septic Approval or Sewer Service Application)
 Public Septic Connection Fee: \$ _____ Date Paid: ___ / ___ / ___
 Proposed New Bedrooms: _____ Existing Bedrooms: _____ *n/a*

C WATER (Please attach Water Service Application)
 Public Well Connection Fee: \$ _____ Date Paid: ___ / ___ / ___ *n/a*

D FIRE IMPACT FEE
 Proposed New Bedrooms: _____ Fee: \$ _____ Date Paid: ___ / ___ / ___ *n/a*
 Non-residential: Square Feet: _____ Number of Employees: _____

E DRIVEWAY (Please attach copy of approved Curb Cut / Utility Application)
 Date of approval: ___ / ___ / ___ *n/a*

F 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 surfaces ≥ ½ acre – Erosion Control Permit and Stormwater Management Permit required. Attach completed application permit.

G Diagram – show a sketch of project on reverse of this application or separate sheet with property lines, buildings and setbacks.

VTC to host an open house for vendors on March 26, 2026. Event time is 5:30-7:30pm and will be held entirely inside our warehouse. We expect 125 guests and will provide staff to assist in parking vehicles and managing additional traffic.

Signature of Tenant and Signature of Owner Michael Lubas

OFFICE USE ONLY

Fees:	Amount	Date Paid
Permit	\$ <u>150</u>	<u>1 / 12 / 26</u>
Recreation	\$ _____	___ / ___ / ___
Recording	\$ <u>15</u>	<u>1 / 12 / 26</u>
Certificate of Occ.	\$ _____	___ / ___ / ___
Other	\$ _____	___ / ___ / ___

BUILDING PERMIT
 Approved Rejected Date 1 / 20 / 26
 Issued to: A + C Realty / VTC
 Zoning Administrator: Jarvan Kelly
 Notes: _____
 Certificate of Occupancy Required Yes No

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