

Rev: 8/2019

APPLICATION FOR ZONING PERMIT
TOWN OF MIDDLESEX, 5 CHURCH ST.
MIDDLESEX, VT 05602

Application Number: <u>20-20</u>	For Official Use Only	Tax Map Number: <u>02-01-01</u>
Zoning District: <u>CONSERVATION</u>	Parcel ID Number: <u>00006-006.000</u>	
Date Received: <u>5.28.20</u>	Date Verified as Complete: <u>6/4/2020</u>	Fee Paid: <u>\$200</u>

Nature of Project and Review Required (check where applicable):

- | | | |
|-------------------------------------------------|---------------------------------------------|--------------------------------------------------------------------------|
| <input type="checkbox"/> Single Family Dwelling | <input checked="" type="checkbox"/> Septic | <input checked="" type="checkbox"/> Planning Commission Site Plan Review |
| <input type="checkbox"/> Two-Family Dwelling | <input type="checkbox"/> Change of Use | <input type="checkbox"/> Zoning Board of Adjustment: |
| <input type="checkbox"/> Multi-Family Dwelling | <input type="checkbox"/> Home Industry | <input type="checkbox"/> 1) Appeal |
| <input type="checkbox"/> Garage | <input type="checkbox"/> Subdivision | <input type="checkbox"/> 2) Conditional Use |
| <input type="checkbox"/> Porch | <input type="checkbox"/> #Lots | <input type="checkbox"/> 3) Variance/Waiver |
| <input type="checkbox"/> Deck | <input type="checkbox"/> Accessory Dwelling | |
| <input type="checkbox"/> Shed | Other: | |
| <input type="checkbox"/> Addition | <u>PRD Amendment of SIZE TO CABINS</u> | |
| <input type="checkbox"/> Industrial | <u>2 ACCESSORY DWELLINGS</u> | |
| <input type="checkbox"/> Commercial/Retail | <u>FUTURE STUDIO SPACE : NO SEPTIC</u> | |

Applicant (s):
Name (s): <u>CASEY ELLISON / TWYLLA LANNES</u>
Mailing Address: <u>248 CHASE RD NORTH MIDDLESEX 05682</u>
Telephone(s) Home: <u>425 922 2221</u> Work: _____ Cell: _____
E-Mail: <u>DRCASEYELLISON@GMAIL.COM</u>

Landowner (s) (if different from applicant)
Name (s): <u>SAME</u>
Mailing Address: _____
Telephone(s) Home: _____ Work: _____ Cell: _____
E-Mail: _____

Physical Location of Property (E-911 Address)
<u>248 CHASE RD MIDDLESEX 05682</u>

Builder's Name: <u>NEW FRAMEWORKS</u> Phone: <u>(802) 454-1167</u>
Estimated Start Date of Construction:
<u>ASAP : June - July 2020</u>

INSTRUCTIONS:
Please provide ALL OF THE INFORMATION REQUESTED IN THIS Application AND A SKETCH PLAN. Read the Zoning Bylaws and familiarize yourself with the requirements for building and development in the Town of Middlesex. Failure to provide all required information will delay the processing of this application. Submit one copy of the completed application and a check payable to the Town of Middlesex according to the fee schedule attached herein.

Vermont's Building Energy Codes – the Vermont Residential Building Energy Standards (VT-RBES) – are minimum standards of energy efficiency that apply to all new residential construction, renovations, alterations and repairs in Vermont. For more information, please refer to http://publicservice.vermont.gov/energy_efficiency/rbes or request a Vermont Residential Building Energy Code Handbook from the Town Clerk's Office.

***NOTE* After March 1, 2015, an RBES Certificate must be recorded in the Middlesex Land Records in order to receive a Certificate of Occupancy. (30 V.S.A. §51)**

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READ BELOW CAREFULLY AND SEE THE VERMONT STATE PERMITS SECTION ON PAGE 3 OF APPLICATION: In accordance with 24 V.S.A. §4446, no development or subdivision of land may begin in the Middlesex until all applicable municipal land use permits and approvals have been issued. The undersigned request(s) a zoning permit as described above, understanding that the permit will be voided and penalties imposed if the land development is not completed as described. The permit will be voided if development is not substantially commenced within one year from date of issue. The undersigned hereby applies on the basis of the representations contained herein, and to the best of his/her knowledge believes them to be true. The undersigned acknowledge(s) the Vermont State Permits notice on page 3 of this application.

ALL APPLICANTS AND LANDOWNERS MUST SIGN THIS APPLICATION.

[Signature]
Signature(s) of Applicant

5/20/2020
Date

[Signature]
Signature(s) of Landowners:

5/28/2020
Date

Please Complete the following:

Year Property Acquired: 2013

Size of Property in Acres: 225

Frontage on Road(s) or Access by Rights of Way: NEVIE CHASE ROAD FRONTAGE ON OUR LAND IS PRIVATE

Existing Use of Property: single family dwelling

Proposed Use of Property:
Additional living space
studio space: (non residential, not attached to septic)

Description of Proposed Project:
ACCESSORY CABIN ONE: construction to commence as soon as possible, CABIN w/ COVERED CARPORT (included in SF FOOTAGE)
ACCESSORY CABIN TWO + STUDIO SPACE TBD. planning now for future septic use.

Does your project require an access permit? See cover page, bold type. Yes No

Dimensions of Proposed Buildings		
Length <u>50'</u>	Width <u>30'</u>	Height: <u>24.5'</u>
Total Footprint Square Feet: <u>1500 (FIFTEEN hundred)</u>		
Setbacks from centerline of Rights of Way or Public Road(s): <u>n/a see diagram</u>		
Property Line Setbacks: Rear: <u>see diagram</u> Right side: _____ Left side: _____		
Setbacks from Waterways/Streams/Ponds/Wetlands: <u>>100 FEET</u>		

length: 30 width 33 height NOT TO EXCEED 25 FT

FOR CABINS

FOR STUDIO

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For Use by Administrative Officer	
<input type="checkbox"/> Approved	} Date of Decision: _____
<input type="checkbox"/> Denied	
<input checked="" type="checkbox"/> Referred to Planning Commission	} Effective Date: _____
<input type="checkbox"/> Referred to Board of Adjustment	
Remarks and or conditions: _____ _____	
Authorized Signature: _____	Date: _____
Date of Approval or Denial by Planning Commission: _____	
Date of Approval or Denial by Board of Adjustment: _____	

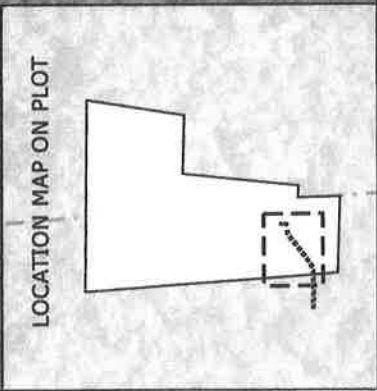
NOTICE: VERMONT STATE PERMITS

Warning: State permits may be required for this project. The applicant or permittee retains the obligation to identify, apply for, and obtain relevant state permits for this project. Call (802) 505-5367 to speak to Peter Kopsco, our region's state permit specialist, before beginning any construction, per 24 V.S.A. §4449 (e).

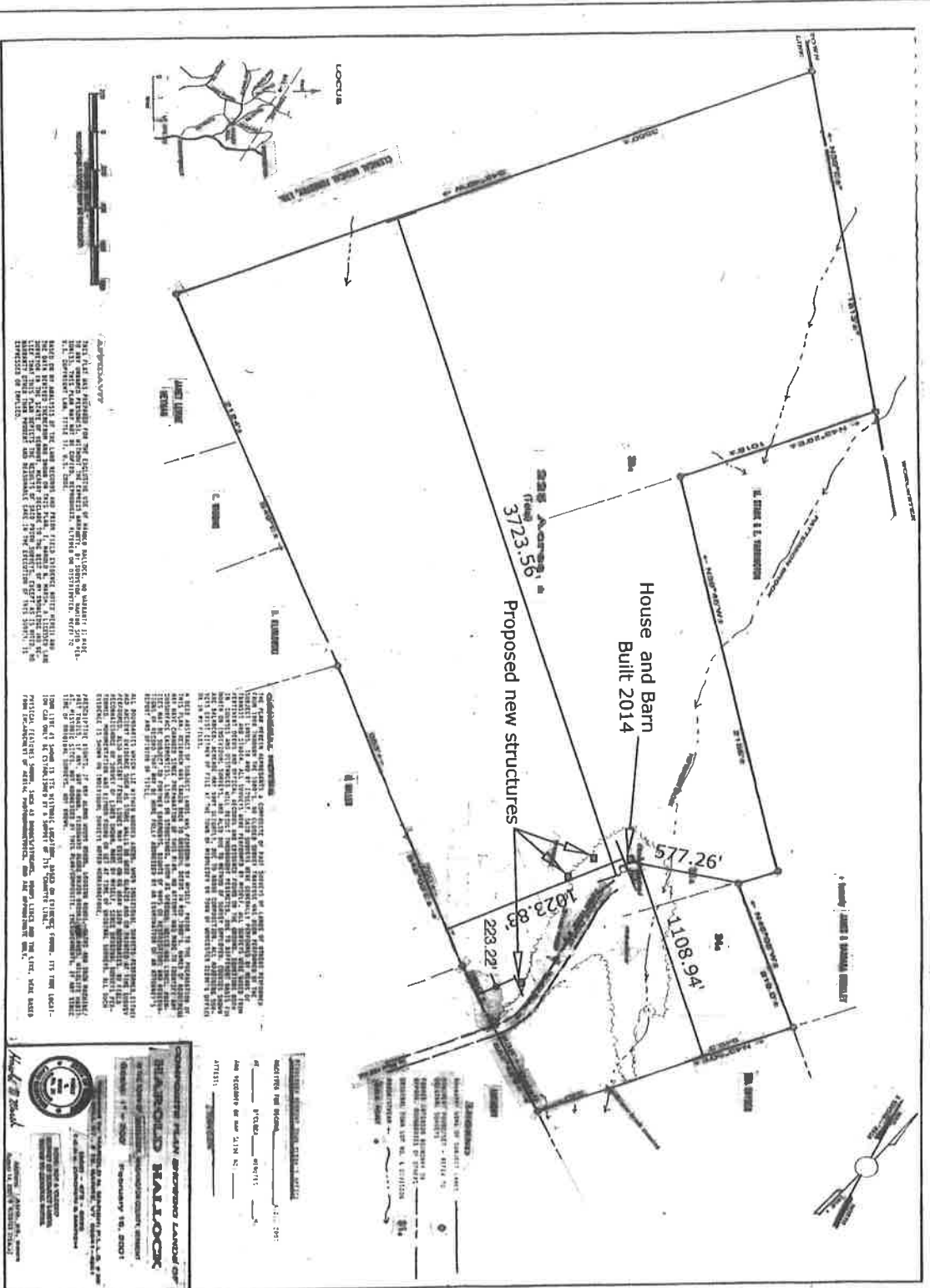
Submission Requirements and Sketch Plan

Please include a sketch with measurements and attach your project drawn to scale. List all information. You may use the space provided below or attach separate sheets.

- Dimensions of Lot
- Existing curb cuts and driveways
- Existing and proposed setbacks
- Dimensions of all structures
- Location of existing and proposed structures
- Property lines and dimensions
- Locations of waterways-streams-ponds-wetlands
- Easements and or rights-of-way
- Access to public roads, parking.
- Outside storage areas.
- Location of existing & Proposed water and waste-water systems



Site Plan
 Proposed New Structures
 Ellison/Lannes
 2-48 Chase Rd, Middlesex, Vt



AUTHORITY

THE PLAN AND PROVISIONS FOR THE EXERCISE OF THE RIGHTS OF THE LAND, AS SHOWN ON THIS PLAN, HAVE BEEN REVIEWED AND APPROVED BY THE BOARD OF ZONING AND PLANNING, AND THE BOARD OF ZONING AND PLANNING HAS DEEMED THAT THE PROVISIONS AND CONDITIONS SET FORTH IN THIS PLAN ARE REASONABLE AND FEASIBLE AND THAT THE PROVISIONS AND CONDITIONS SET FORTH IN THIS PLAN ARE NECESSARY TO PROTECT THE PUBLIC INTEREST AND THE WELFARE OF THE COMMUNITY.

CONSTRUCTION SPECIFICATIONS

THE PROVISIONS AND CONDITIONS SET FORTH IN THIS PLAN ARE SUBJECT TO THE FOLLOWING SPECIFICATIONS: ALL STRUCTURES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODE AND THE INTERNATIONAL PLUMBING AND MECHANICAL CODE. ALL STRUCTURES SHALL BE CONSTRUCTED ON A FOUNDATION OF CONCRETE OR STEEL. ALL STRUCTURES SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO INCHES OF INSULATION ON ALL EXTERIOR WALLS AND ROOFS. ALL STRUCTURES SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO INCHES OF INSULATION ON ALL EXTERIOR WALLS AND ROOFS. ALL STRUCTURES SHALL BE CONSTRUCTED WITH A MINIMUM OF TWO INCHES OF INSULATION ON ALL EXTERIOR WALLS AND ROOFS.

PROFESSIONAL SEAL

HAROLD BALLOCK

Professional Engineer - 10001
Registration Expires February 15, 2021

Scale: 1" = 200'

North Arrow

Amended Site Plan

Proposed New Structures
Ellison/Lannes
248 Chase Rd, Middlesex, Vt

New Frameworks Natural Design/Build

Drawn: BG 8/9/14
1/10/19
Notes: Setback numbers
taken from drawing scale

Dear Middlesex Planning Commission and Zoning Administrator,

Myself, Casey Ellison, and my partner Twylla Lannes applied for and were approved for a PRD for two cabins and a studio in Middlesex at 248 Chase Road, in July of 2019.

In designing the accessory structure cabins, we realize we will need more footprint space than we originally applied for to accommodate our off grid utility room, which is necessary to power our off grid home.

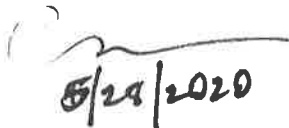
We would like to amend our PRD to increase the size of the cabin footprints to be 1500 SQ Feet.

Attached is a new zoning application with the hopes that we are able to make that amendment on our PRD.

We are supposed to begin construction as soon as possible (june-july of 2020) so would absolutely appreciate any consideration in this, and request a special meeting with the planning commission if possible.

We are available for any questions or clarifications, and are happy to help in any way in this process.

Thanks so much,
Casey Ellison and Twylla Lannes
(425)922-2221



Handwritten signature and date: 5/29/2020

Town of Middlesex
5 Church St
Middlesex VT 05602

Received from: CASEY ELLISON
05/28/2020 14:15:34
Marykeg
Check 1115

RSTR	RESTORATION	8.00
TC	TOWN CLERK FEES	22.00
ZONE	ZONING/HEARINGS	170.00
	TOTAL	<u>200.00</u>

Check Number: 1115

Thank you