

APPLICATION FOR ZONING PERMIT
Town of Dummerston

1523 Middle Road
East Dummerston, Vermont 05346
www.dummerston.org

ph: 802.257.1496
fax: 802.257.4671
zoning@dummerston.org

WARNING: State permits may be required for this project. Call 802-885-8850 to speak to the state Permit Specialist before beginning any construction

Application fee \$ _____ Application number _____
Recording fee \$ _____ Date complete application received _____
Total \$ _____ Parcel number _____ Plat/Survey
Checks payable to **Town of Dummerston**

Applicant (Owner , Agent , Lessee) _____

Mailing Address _____ email _____

daytime phone _____ evening phone _____ cell phone _____

Owner's name (if different from applicant) _____

Location of property _____

Deed recorded in book# _____ page# _____

Lot size (acres) _____ Zoning District: Forest Reserve Reserve Conservation

Rural Residential Rural Commercial Commercial/Lt. Industrial Village

Is this property enrolled in the Current Use program? Yes No

Is this property in a flood zone? Yes No

Description of proposed building or structure _____

Proposed use and occupancy _____

▶ Any dwelling or additional living space ≥ 500 sq.ft. requires state energy code certification – **REQUEST HANDBOOK**

Building setback from street line or right-of-way _____ feet

Adjoining properties: _____ feet on the north, _____ feet on the east

_____ feet on the south, _____ feet on the west

Habitable living area _____ sq.ft. Building height _____ ft.

Date work to commence _____ Estimated completion date _____

Method of sewage disposal _____

Location of sewage disposal area _____

Type and location of water supply _____

VT Waste Water Permit # _____ Attach copy of plan and permit for recording when available

****** Important notes******

- Once issued, the permit must be displayed within 3 days. Do you want to pick it up or have it mailed to you?
- A new driveway or relocation of driveway requires a **Curb-Cut Permit**
- Drainage into town road ditches is **not** permitted
- Foundation and gray-water drain outlets must be approved by the Town Road Foreman
- Each landowner is expected to install and maintain a VT State approved septic system

Attach on a separate sheet of 8.5" x 11" paper a site plan, drawn to scale, as per the minimum 7 requirements set forth in Section 702 of the bylaw: show roadways, driveway/access/parking, lot lines, present and proposed buildings in contour with dimensions and distances/setbacks from roads and adjoining properties, location of water supply, septic and leach field. If any present structure is to be removed, so indicate. Attach additional pages as needed.

Be sure to **Identify all abutting property owners and orient plat with north arrow** Ⓜ

You may include a drawing below of the structure, indicating dimensions and any other pertinent information

Structure Diagram

CERTIFICATION

I hereby certify that all statements herein contained are, to the best of my knowledge, true and correct and that all requirements of the Dummerston Zoning Bylaw will be strictly complied with, or I may be subject to consequences as stated in the bylaw, which may include violation.

_____ Date

_____ Applicant

Property owner must sign if different from applicant, _____
Owner

This is a legal document to be entered in the municipal land records. Information included herein must be adhered to or this permit shall be considered null and void. Should construction prove to differ, applicant may reapply, new fees apply, to avoid potential violation and problems for a free and clear deed upon transference.

ZONING PERMIT

On _____, the Zoning Administrator _____
issued did not issue
Zoning Permit # _____ for Parcel # _____ located at _____,
owner _____ in conformance with the Dummerston Zoning Bylaws or attached
DRB decision, dated _____ .

Land Development _____ under this permit application is as follows:
approved denied

Upon the basis of the representation contained in this application, this application is hereby _____
found , not found , referred
to DRB
to meet the provisions of the zoning bylaw, and is hereby _____
approved , not approved

Date

Signature of Zoning Administrator

Construction shall start within one year of date of approval, or permit is null and void. Work as authorized by this permit shall be completed within two years of issuance, as per Section 703.

If application is not approved, reasons for disapproval are noted below: _____

Date: _____

Appeals: An "interested person" may appeal any decision made by the zoning administrator by filing a notice of appeal with the Development Review Board within 15 days of the date of such decision. This permit shall not take effect until the time for such appeal has passed.

Compliance with Vermont Energy Code: Detached one- and two- family dwellings, multifamily buildings and additions of 500 square feet or more must comply with guidelines. Copies of the VT Residential Building Energy Standard Certificate must be filed with the Town Clerk and the VT Dept. of Public Service to receive a certificate of occupancy.

Occupancy: A Certificate of Occupancy is required by Section 705 of the Bylaw pursuant to Title 24 SVA Chapter 117 §4449. The applicant shall notify the administrator when construction is complete for final inspection so that a certificate of occupancy can be issued.

Amendment to this approved permit: _____

_____. Date: _____ Initialed by: _____

Zoning permit applications require the following:

A site plan, 8.5" x 11", drawn to scale, including additional pages as needed to show detail (The zoning administrator may accept alternate scaled drawing(s) if he/she determines the property and development will be better depicted). The site plan shall include, but is not limited to, all of the following. Please use this checklist to make sure that you have included all the needed information.

- the dimensions of the lot, including existing property boundaries (I can print you out a picture of your lot to use if you would like)
- show roadways
- the location of existing and/or proposed accesses (curb cuts)
- driveways
- parking areas
- the location, footprint and height of existing and proposed structures or additions. Include dimensions and distances/setbacks from roads and adjoining properties
- the location of existing and proposed water and wastewater systems (septic and leach field)
- identify all abutting property owners
- orient plat with a north arrow
- existing and required setbacks from surface waters and wetlands, if applicable
- the location of existing and proposed easements and rights-of-way, if applicable.
- application signed
- payment included

Attention to these details will help you to avoid delays in the permitting process.

Please call or email if you have any question.

Charlotte Neer Annis
Dummerston Zoning Administrator
257-1496
zoning@dummerston.org