

## DANVILLE ZONING APPLICATION

### FOR ADMINISTRATIVE USE ONLY

APPLICATION# 2020-24 DATE RECEIVED: 6-30-20 FEE PAID: \$65  
CK# 855

### DO NOT WRITE ABOVE THIS LINE:

#### Step 1: TYPE OF PERMIT REQUESTED AND FEE

\*Needs to go before Development Review Board

- ☐ PERMITTED USE (\$35) ☒ SUBDIVISION (\$65)\* ☐ DESIGN CONTROL (\$65)\*  
☐ CONDITIONAL USE (\$65)\* ☐ VARIANCE (\$65)\* ☐ CELL TOWNER (\$505/SM - \$1005/LG)\*

#### Step 2: ZONING DISTRICT (choose one)

- ☐ MEDIUM DENSITY RESIDENTIAL I ☐ ROUTE # 2 ☐ MEDIUM DENSITY RESIDENTIAL II  
☒ LOW DENSITY RESIDENTIAL ☐ CONSERVATION ☐ VILLAGE RESIDENTIAL  
☐ HISTORIC NEIGHBORHOOD ☐ VILLAGE CORE ☐ DESIGN CONTROL OVERLAY

#### Step 3: APPLICANT/PROPERTY OWNER: (PLEASE PRINT – if more than one PROPERTY OWNER a separate sheet can be attached)

APPLICANT NAME(S): Jascha Pick

APPLICANT'S MAILING ADDRESS: 1453 N Danville Rd

CONTACT NUMBER: 802 380 4275 EMAIL: jaschapick22@gmail.com

Property Owner Name(s) MUST be the same as recorded on deed. If more than one, separate sheet can be added.

PROPERTY OWNER NAME(S): Seward J. Odgen III Maria L <sup>ODGEN</sup> Revocable Trust

PROPERTY OWNER'S MAILING ADDRESS: PO Box 879, Putney VT 05346

CONTACT NUMBER: 802 451 6816 EMAIL: wardodgen78@gmail.com

#### Step 4: PHYSICAL LOCATION OF PROJECT PROPERTY (911 ADDRESS):

1453 North Danville Rd

Parcel ID# SA002-111.000 DEED: BOOK# 151 164 PAGE# 492-494 276-276

IS PROPERTY ON TOWN WATER AND/OR SEWER? ☐ YES ☒ NO

#### Step 5: DESCRIPTION OF PROJECT

Subdivision of an existing 154 acre parcel with a 4B SFR into two lots. Lot #1 will be 7.25 acres with the 4B SFR. Lot #2 will be 146+-

**Step 6: LOT SIZE & SETBACKS:** (Distance from new construction and lot lines)

LOT SIZE: 7.25 (ACRES)

LOT WIDTH: 860.70 ft.  
150'

**SETBACKS**

FRONT: 82 FT.  
(50' from center of road)

REAR: 50 FT.  
50'

RIGHT SIDE: 141 FT.  
35'

LEFT SIDE: 331 FT.  
35'

**Step 7: PLEASE ATTACH ONE COPY OF ALL SITE AND PLOT PLANS**

- Copy must include: Site & design of building.
- If in Design Control: exterior design & exterior materials used;
- Height of building and landscaping design.

**Step 8: ADJOINING LAND OWNER INFORMATION** (Provide NAME & MAILING ADDRESS for ALL adjoining landowners for Conditional Use, Variance, Subdivision, and Design Control Applications)

NAME see attached list

MAILING ADDRESS see attached list

**Step 9: SIGNATURE**

By signing below, I/We hereby certify that, to the best of my/our knowledge, all of the above is a true representation of the facts related to this proposed project. I/We also hereby request a Hearing before the Development Review Board if application is for a Conditional Use, Variance, Subdivision or Design Control.

Applicant [Signature]

Date: 6/28/20

SIGNATURE OF ALL PROPERTY OWNERS REQUIRED (If additional lines required, a separate piece of paper can be added)

Property Owner [Signature] / maria Ogden

Date: 6/25/20

**FOR ADMINISTRATIVE USE ONLY**

ZONING ADMINISTRATIVE OFFICER ACTION:

☐ APPROVED ☐ DENIED ☒ REFERRED TO DRB (DEVELOPMENT REVIEW BOARD)

\*Note: All applications for CONDITIONAL USE, DESIGN CONTROL, SUBDIVISION and VARIANCE will automatically be DENIED pending a decision by the DRB at a hearing.

[Signature]  
ADMINISTRATIVE OFFICER'S SIGNATURE

7-15-2020

DATE

DATE OF APPROVAL OR DENIAL BY DEVELOPMENT REVIEW BOARD: \_\_\_\_\_

DATE POSTED: 7-20-20 DATE WARNED: 7-20-20

HEARING DATE: 8-19-20 FINAL APPEAL DATE: 10-3-2020



# 100 foot Abutters List Report

Danville, VT  
March 24, 2020

## Subject Property:

Parcel Number: SA002-111.000  
CAMA Number: SA002-111.000  
Property Address: 1453 NORTH DANVILLE ROAD

Mailing Address: OGDEN SEWARD J III REVOCABLE  
TRUST OGDEN MARIA L. REVOCABLE  
TRUST  
PO BOX 879  
PUTNEY, VT 05346

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## Abutters:

Parcel Number: SA002-106.000  
CAMA Number: SA002-106.000  
Property Address: 1105 NORTH DANVILLE ROAD

Mailing Address: MACHELL J. VICTOR & LAURIE  
1105 NORTH DANVILLE ROAD  
DANVILLE, VT 05828

Parcel Number: SA002-108.000  
CAMA Number: SA002-108.000  
Property Address: 1219 NORTH DANVILLE ROAD

Mailing Address: FISHER GEORGE & SHANNON  
1219 NORTH DANVILLE ROAD  
DANVILLE, VT 05828

Parcel Number: SA002-109.000  
CAMA Number: SA002-109.000  
Property Address: 1261 NORTH DANVILLE ROAD

Mailing Address: MACHELL PAUL  
1261 NORTH DANVILLE ROAD  
DANVILLE, VT 05828

Parcel Number: SA002-110.000  
CAMA Number: SA002-110.000  
Property Address: 1319 NORTH DANVILLE ROAD

Mailing Address: SPEICHER RUSSEL & LAURIE  
1319 NORTH DANVILLE ROAD  
DANVILLE, VT 05828

Parcel Number: SA002-112.000  
CAMA Number: SA002-112.000  
Property Address: 1484 NORTH DANVILLE ROAD

Mailing Address: SULLIVAN BRIAN & HOLLY  
84 LAMB ROAD  
STAFFORD SPRINGS, CT 06076

Parcel Number: SA002-113.000  
CAMA Number: SA002-113.000  
Property Address: 0 NORTH DANVILLE ROAD

Mailing Address: SMITH ROSILYN D.  
3106 SPLIT ROCK CIRCLE  
BULVERDE, TX 78163

Parcel Number: SA002-114.000  
CAMA Number: SA002-114.000  
Property Address: 1709 NORTH DANVILLE ROAD

Mailing Address: MYRICK ROSALEEN  
1709 NORTH DANVILLE ROAD  
DANVILLE, VT 05828

Parcel Number: SA002-115.000  
CAMA Number: SA002-115.000  
Property Address: 1746 NORTH DANVILLE ROAD

Mailing Address: WINN CHARLES B. & AMANDA M.  
1746 NORTH DANVILLE ROAD  
DANVILLE, VT 05828

Parcel Number: SA002-117.000  
CAMA Number: SA002-117.000  
Property Address: 0 NORTH DANVILLE ROAD

Mailing Address: ABBEY LEE E.  
1344 NORTH DANVILLE ROAD  
ST JOHNSBURY, VT 05819

Parcel Number: TH044-012.000  
CAMA Number: TH044-012.000  
Property Address: 774 STANTON ROAD

Mailing Address: BOYLE VIRGINIA  
774 STANTON ROAD  
DANVILLE, VT 05828



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3/24/2020

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# 100 foot Abutters List Report

Danville, VT  
March 24, 2020

Parcel Number: TH066-002.000  
CAMA Number: TH066-002.000  
Property Address: 112 SKI TOW ROAD

Mailing Address: MOORE BYRON  
1507 BRICKETT'S CROSSING  
CABOT, VT 05647

Parcel Number: TH066-003.000  
CAMA Number: TH066-003.000  
Property Address: 213 SKI TOW ROAD

Mailing Address: MACDONALD STEPHEN & GAYLE  
213 SKI TOW ROAD  
ST. JOHNSBURY, VT 05819

Parcel Number: TH066-004.000  
CAMA Number: TH066-004.000  
Property Address: 192 SKI TOW ROAD

Mailing Address: MACDONALD JOHN A. & ROXANNE L.  
TRUST MACDONALD ELLEN M. TRUST  
124 WHITE SCHOOL ROAD  
EAST BURKE, VT 05832

Parcel Number: TH067-002.000  
CAMA Number: TH067-002.000  
Property Address: 88 BLODGETT ROAD

Mailing Address: SPENCER GLADYS, TRUSTEE  
1002 FOXHILL PLACE  
MILFORD, NJ 08848

Parcel Number: TH067-003.000  
CAMA Number: TH067-003.000  
Property Address: 172 BLODGETT ROAD

Mailing Address: BLODGETT FAMILY LIVING TRUST  
172 BLODGETT ROAD  
ST. JOHNSBURY, VT 05819



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3/24/2020

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## WASTEWATER SYSTEM AND POTABLE WATER SUPPLY PERMIT

### LAWS/REGULATIONS INVOLVED

10 V.S.A. Chapter 64, Potable Water Supply and Wastewater System Permit  
Wastewater System and Potable Water Supply Rules, Effective April 12, 2019

**Permittee(s): Jascha Pick**  
**1454 North Danville Road**  
**Danville, VT 05828**

**Permit Number: WW-7-5282**

**Seward J. III & Maria L. Ogden**  
**PO Box 879**  
**Putney, VT 05346**

This permit affects the following properties in Danville, Vermont:

Lot	Parcel	SPAN	Acres	Book(s)/Page(s)#
Existing	SA002-111.000	174-055-10389	173.05	Book:164 Page(s):276-278
1			7.25	
2			165.80	

This project, consisting of subdividing an existing 173± acres parcel into 2 Lots: Lot 1 to be 7.25± acres with an existing 4-bedroom single family residence served by on-site water supply and wastewater disposal systems; Lot 2 will be 165.8± acres created with "Notice of Permit Requirements", located at 1453 North Danville Road in Danville, Vermont, is hereby approved under the requirements of the regulations named above subject to the following conditions. Any person aggrieved by this permit may appeal to the Environmental Court within 30 days of the date of issuance of this permit in accordance with 10 V.S.A. Chapter 220 and the Vermont Rules of Environmental Court Proceedings.

### 1. GENERAL

- 1.1 The permittee is responsible to record this permit in the Danville Land Records within 30 days of issuance of this permit and prior to the conveyance of any lot subject to the jurisdiction of this permit.
- 1.2 The permittee is responsible to record the design and installation certifications and other documents that are required to be filed under these Rules or under a permit condition in the Danville Land Records.
- 1.3 No buildings, roads, water pipes, sewer services, earthwork, re-grading, excavation, or other construction that might interfere with the operation of the wastewater system or potable water supply are allowed on or near the site-specific wastewater system, wastewater replacement area, or potable water supply depicted on the stamped plans. Adherence to all isolation distances that are set forth in the Wastewater System and Potable Water Supply Rules is required.
- 1.4 Each assign or successor in interest shall be shown a copy of the Wastewater System and Potable Water Supply Permit and the stamped plan(s) prior to the conveyance of a lot.
- 1.5 Lot 2 is **NOT** approved for construction at this time. Any deed for this parcel shall contain the following language until a permit has been obtained from the Drinking Water and Groundwater Protection Division: *"Notice of permit requirements. In order to comply with applicable state Rules concerning potable water supplies and wastewater systems, a person shall not construct or erect any structure or building on the lot of land described in this deed if the use or useful occupancy of that structure or building will require the installation or connection to a potable water supply or wastewater system, without first complying with the applicable rules and obtaining any required permit. Any person who owns this property acknowledges that this lot may not be able to meet state standards for a potable water supply or wastewater system and therefore this lot may not be able to be improved."*



- 1.6 By acceptance of this permit, the permittee agrees to allow representatives of the State of Vermont access to the property covered by the permit, at reasonable times, for the purpose of ascertaining compliance with the Vermont environmental and health statutes and regulations, and permit conditions.
- 1.7 This permit does not relieve the landowner from obtaining all other approvals and permits from other State Agencies or Departments, or local officials prior to construction.

## 2. SUBDIVISION

- 2.1 Subdivision of the property/properties shall be completed as shown on the plans and/or documents prepared by Shane Clark, with the stamped plans listed as follows:

Title	Sheet #	Plan Date	Revision
Subdivision Plan	1	03/10/2020	NONE

- 2.2 Construction of wastewater systems or potable water supplies, or buildings or structures (as defined by the Wastewater System and Potable Water Supply Rules), or campgrounds, not depicted on stamped plans, or identified in this permit, is not allowed without prior approval by the Drinking Water and Groundwater Protection Division.

## 3 DESIGN FLOW

- 3.1 Lot use and design flows (gpd) shall correspond to the following:

Lot	Building	Building Use / Design Flow Basis	Wastewater	Water
1	Existing	4-bedroom single family residence	490	490
2	None	Undeveloped	0	0

## 4 WASTEWATER SYSTEM

- 4.1 Lot 1 is approved with an existing wastewater system. No changes shall be made to the existing wastewater system unless otherwise exempt without prior approval from the Drinking Water and Groundwater Protection Division.
- 4.2 A future replacement wastewater area is identified on the stamped plan(s). There shall be no construction or other activities that will affect the suitability of this area for the design and construction of a wastewater system.
- 4.3 Prior to the construction of a replacement wastewater system in the replacement area, the landowner shall file an application with the Drinking Water and Groundwater Protection Division pursuant to the Wastewater System and Potable Water Supply Rules.
- 4.4 Should the wastewater system fail and not qualify as a minor repair or for an exemption, the landowner shall engage a qualified licensed Designer to evaluate the cause of the failure and submit an application to the Drinking Water and Groundwater Protection Division, and obtain approval thereof, prior to correcting the failure.
- 4.5 This permit does not relieve the permittee of the obligations of Title 10, Chapter 48, Subchapter 4, for the protection of groundwater.

## 5. POTABLE WATER SUPPLY

- 5.1 This project is approved to utilize the existing off-site shallow (spring) water supply system, provided the water supply meets or exceeds the required isolation distances, construction standards, and water quality standards. The landowner shall operate the potable water supply in a manner that keeps the supply free from contamination.

- 5.2 The potable water supply which currently serves Lot 1 is located on Lot 2 other lands identified as belonging to the applicants. The land deeds that establish and transfer ownership of these parcels shall contain a legal easement which grants the purchaser(s) and any future owner(s) the right to enter upon the property for the construction, repair, maintenance and other such reasonable purposes as may arise regarding the potable water supply. Failure to properly execute the easement renders this permit null and void for any lot/the project conveyed without the proper easement. It is recommended that a copy of the executed easement be sent to the Drinking Water and Groundwater Protection Division.
- 5.3 A location for a future replacement potable water source is identified on the plan(s) stamped by the Drinking Water and Groundwater Protection Division. There shall be no construction or other activities that would impact the suitability of this location for a potable water source. Unless otherwise exempt, the landowner shall submit to the Drinking Water and Groundwater Protection Division an application and required plans prepared by a Class 1, Class A, Class B, Class BW Designer for the use of the replacement well prior to drilling the well.
- 5.4 Should the replacement potable water source be drilled, the landowner shall abandon the existing well/spring in accordance with the Vermont Water Supply Rule and/or stamped plan(s). The landowner shall submit the designer's written report to the Drinking Water and Groundwater Protection Division certifying that the abandonment was accomplished in accordance with the approved plans and permit conditions.

Peter Walke, Commissioner  
Department of Environmental Conservation

By Richard A. Wilson  
Richard A. Wilson  
Regional Engineer  
St Johnsbury Regional Office  
Drinking Water and Groundwater Protection Division

Dated April 22, 2020

cc: Shane Clark  
Danville Planning Commission