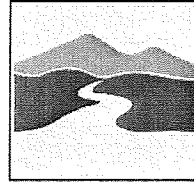


Shoreland Permit Applicationfor a **Shoreland Protection Permit** under
Chapter 49A of Title 10, § 1441 *et seq.**For Shoreland Permitting Use Only*

Application Number: 259

VERMONT DEPARTMENT OF
ENVIRONMENTAL CONSERVATION**WATERSHED
MANAGEMENT DIVISION****LAKES & PONDS PROGRAM****Public Notice:** At the same time this application is filed with Shoreland Permitting, a copy of this application must be provided to the municipal clerk for posting in the municipality in which the project is located.Submission of this application constitutes notice that the person in Section A intends to create impervious surface and/or cleared area within the Protected Shoreland Area, and certifies that the project will comply with Chapter 49A of Title 10, § 1441 *et seq.* All information required on this form must be provided, and the requisite fees (Section G) must be submitted made payable to the State of Vermont, to be deemed complete. Refer to *The Vermont Shoreland Protection Act - A Handbook for Shoreland Development* and related instructions for guidance in completing this application.**A. Parcel Information**1. Landowner's Name: **BRIAN M. PRAY**2a. Physical Address (911 Address): **4 Ember Trail**2b. Municipality: **Leicester**2c. Zip: **05733**3. SPAN*: **345-107-10848**4. Phone: **860-367-3034**5. Email: **brian.pray@utas.utc.com**6. Name of lake/pond: **Dunmore**7. Total shore frontage: **105** (feet)8. Was the parcel of land created before July 1, 2014? Yes No9. Are there wetlands associated with this parcel? Yes NoContact the Wetlands Program: (802) 828-1535 or www.anr.state.vt.us/dec/waterq/wetlands.htm.10. Is there a lake encroachment permit associated with this parcel? Yes No Permit #: **W0311**Contact Lake Encroachment Permitting: www.anr.state.vt.us/dec/waterq/permits/html/pm_encroachment.htm11. What is the surface area of your parcel within the Protected Shoreland Area (PSA): **22500** (square feet)

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix C, Determining Lakeside Zone & PSA

12. What is the surface area of existing impervious surface on your parcel within the PSA: **0** (square feet)

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix F, Calculating Percent Impervious Surface

13. What is the surface area of existing cleared area on your parcel within the PSA: ~~0~~ **570** (square feet)

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix E, Calculating Percent Clearing

B. Applicant Contact Information1. Name: **BRIAN M. PRAY**2a. Mailing Address: **8 Rachael Terrace**2b. Municipality: **Westfield**2c. State: **MA**2d. Zip: **01085**3. Phone: **860-367-3034**4. Email: **BRIAN.PRAY@UTAS.UTC.COM****C. Application Preparer Information** (If the individual preparing the application is not the landowner.)

1. Name:

2a. Mailing Address:

2b. Municipality:

2c. State:

2d. Zip:

3. Phone:

4. Email:

*SPAN: The "School Parcel Account Number" is required for your application to be deemed complete. It can be obtained from your property tax bill. If you cannot locate your property tax bill, please obtain this information from your Town Clerk. SPAN is a unique identification number for each parcel of property in the State of Vermont consisting of eleven digits. The first three digits identify the town; the next three digits identify the school district; and the last five digits represent the unique parcel or property.

D. Project Description

1. Describe the proposed project. For this application to be considered administratively complete you must attach site plans that denote existing and proposed cleared areas and impervious surface and their distances from mean water level, no fewer than three photos of the project area, and dimensions and associated surface areas of cleared areas and impervious surfaces.

Construction of a home, driveway and parking area.

*See Attached, Town of Leicester Bldg. permit, Siteplan, and Photos.

2. For developed parcels, how far is the existing habitable structure from Mean Water Level _____ (feet), and how far will new cleared area or impervious surface be from MWL _____ (feet)?

OR

For undeveloped parcels, how far will new cleared area or impervious surface be from MWL 100 (feet)?

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix A – Estimating Mean Water Level

3. Can all new cleared area or impervious surface be set back at least 100 feet from MWL? Yes No
If no, explain why below (attach support information as needed):

4a. What is the slope of the project site area: 19 %

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix B, Determining Slope

4b. Is the slope of the project area less than 20%?

Yes No If yes, skip 4c.

- 4c. If no above (4b), describe the measures taken to ensure the slope is stable, resulting in minimal erosion and impacts to water quality (attach support information as needed):

*19% However there will be some terracing and retaining walls to further improve stabilization, using natural stone/boulders already on site.

Currently no jurisdictional activity has been proposed. Jurisdictional activities were discussed in an email sent to the applicant on 3/23/2016.

-M.C.

5a. What is the surface area of new impervious surface associated with this project: 3610 (square feet)

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix F Calculating Percent Impervious Surface

5b. What is the total resulting impervious surface after completion of the project and prior to implementation of best management practices:

3610 (square feet) and is that 20% or less of the parcel area within the PSA? Yes No
If yes, skip 5c.

- 5c. If no above (5b), describe the best management practices used to manage, treat and control erosion from stormwater from the portion of impervious that exceeds 20% (attach support information as needed).

N/A

6a. What is the surface area of new cleared area associated with this project: 9000 (square feet)

See The Vermont Shoreland Protection Act – A Handbook for Shoreland Development, Appendix E, Calculating Percent Clearing

*8,430 SF

Update via phone conversation on 3/28/2016

6b. What is the total resulting cleared area* after completion of the project and prior to implementation of best management practices: 9000 (square feet) and is that 40% or less of the parcel area within the PSA? Yes No If yes, skip 6c. *Total cleared area includes impervious surface area.

6c. ~~M.C.~~ No above (6b), describe the best management practices used to provide erosion control, bank stability, and wildlife habitat functionally equivalent to clearing less than 40% (attach support information as needed).

The existing footpath was initially counted toward new cleared area and not reported under existing conditions.

After addressing this, the total cleared area after completion of the project will remain 9,000 SF.

-M.C.

N/A

E. Landowner Certification

As APPLICANT, I hereby certify that the statements presented on this application are true and accurate and recognize that by signing this application, I agree to complete all aspects of the project as authorized. I understand that failure to comply with the foregoing may result in violation of the Shoreland Protection Act, 10 V.S.A. Chapter 49A, and the Vermont Agency of Natural Resources may bring an enforcement action for violations of the Act pursuant to 10 V.S.A. chapter 201.

Applicant/Landowner Signature: 

Date: 9/17/2015

F. Application Preparer Certification (if applicable)

As APPLICATION PREPARER, I hereby certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Application Preparer Signature: _____

Date: _____

G. Permit Application Fees

Administrative Fee: \$125.00		125.00
Impervious Area Fee: \$0.50 per square foot	New impervious area (5a.) <u>3610</u> x 0.5	\$ <u>1805</u>
Total:		\$ <u>1930.00</u>

Submit this form and application fee, payable to:

State of Vermont
Vermont Department of Environmental Conservation
Watershed Management Division
Shoreland Permitting
1 National Life Drive, Main 2
Montpelier, VT 05620-3522

Direct all correspondence or questions to Shoreland Permitting at:
ANR.WSMDShoreland@state.vt.us

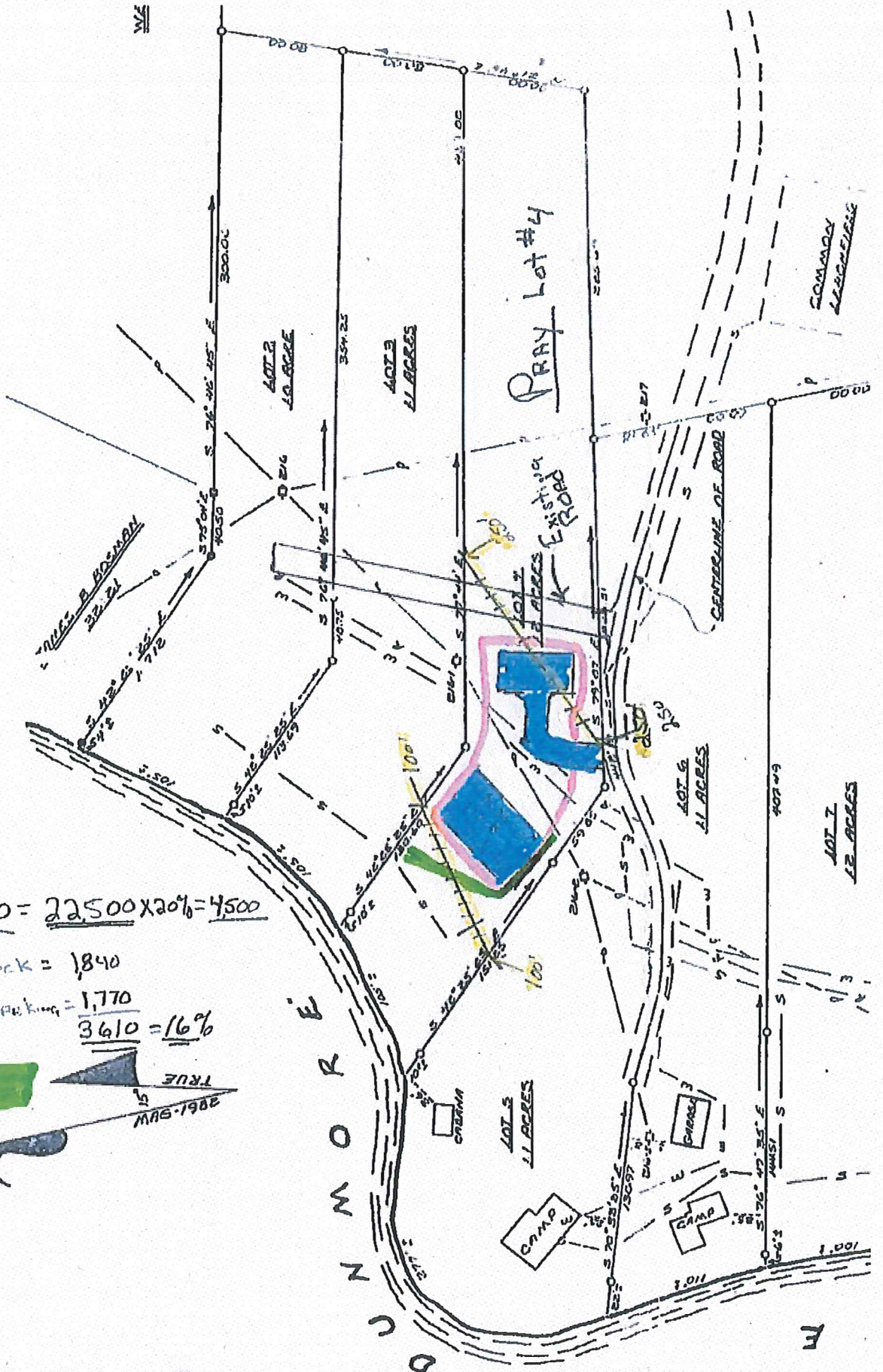
For additional information visit: www.watershedmanagement.vt.gov

I CERTIFY THIS SURVEY
 BEING MADE ON THE
 CORNER, AND THE ASS

Lot Area = $90 \times 250 = 22,500 \times 20\% = 4,500$

House/Deck = 1,840

Development/tracking = $\frac{1,770}{3,610} = 16\%$





Septic hookup.

⊗ Corners of house

(Looking up from lake)



(Front of house Facing Lake)



(PARKING AREA ON BACK OF HOUSE)

TOWN of LEICESTER

44 Schoolhouse Road

Leicester VT 05733

ZONING PERMIT

Permit # 11-15-ZBA

Applicant's Name and Address: Brian M. Pray Parcel ID#: 11-15-ZBA
8 Rachel Terrace
Westfield MA 01085

Owner's Name and Mailing Address: Janet Cornell
858 B Heritage Village
Southbury CT 06488

Property Location: (911 Address): 4 Ember Trail - Leicester VT 0573

Parcel ID#: 212101.200

Type of Permit: Waiver of side yard setbacks

Description of Permitted Work: New Construction of dwelling and deck.

Conditions or Restrictions: ZBA's decision includes the condition that parking be moved 10' (ten feet) south.



Zoning Administrator

Date: 8/5/2015

NOTES:

- (1) Under Vermont State law, an interested person may appeal the decision of the Administrative Officer (Zoning Administrator) within 15 Days of this decision. ***This permit shall not take effect until 15 calendar days after the signature date shown above.***
- (2) Under Vermont State law, an interested person may appeal a decision of the Zoning Board of Adjustment within 30 days of the date of the decision. If this permit is for a conditional use approved by the Zoning Board of Adjustment, the permit shall not take effect until 30 calendar days after the signature date shown above.

11-15-2015

LEICESTER ZONING BOARD OF ADJUSTMENT AND PLANNING COMMISSION
FINDINGS OF FACT FOR ZONING BYLAW SECTION 363 WAIVER

HEARING DATE: 7/28/2015 DATE OF DECISION: 7-28-15

APPLICANT: JANET CURNELL / BRIAN DRAJ PROPERTY LOCATION: 4 EMBER TRAIL

SUPPORTING EVIDENCE RELIED UPON IN REACHING CONCLUSION BOARD MEMBERS PRESENT

1. Site visit report by board	Yes	<u>No</u>	N/A	Donna	<u>Yes</u>	No
2. Hearing evidence and testimony	<u>Yes</u>	No	N/A	Peter	<u>Yes</u>	No
3. Documentary evidence	<u>Yes</u>	No	N/A	Jeff	<u>Yes</u>	No
4. State Agency report to the board	Yes	<u>No</u>	N/A	Bill	<u>Yes</u>	No
5. Other official evaluation	Yes	<u>No</u>	N/A			

DESCRIPTION

VOTES BY BOARD

	Donna	Peter	Jeff	Bill		
1. for use permitted within the district as by right use (as opposed to conditional use)	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	Yes or No	Yes or No
2. is in conformance with the town plan and goals	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	Yes or No	Yes or No
3. conforms to the character of the land and designed reasonably limit impact upon neighbors	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	Yes or No	Yes or No
4. design uses design techniques, screening or other remedies to limit impact upon neighbors	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	Yes or No	Yes or No
5. accommodates structures providing for disability accessibility, fire safety and other requirements of land or energy conservation	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	<u>Yes</u> or No	Yes or No	Yes or No

STATEMENT OF THE FINDINGS:

CONDITIONS FOR APPROVAL:

MOVE PARKING 10 FEET SOUTH

REASONS FOR DENIAL:

Zoning Board of Adjustment Chair:

Zoning Board of Adjustment Vice Chair:

James Swainington

7/28/2015

Zoning Board of Adjustment Member:

7/28/2015

Zoning Board of Adjustment Member:

Zoning Board of Adjustment Member: