

PC-15-23

TOWN OF CHARLOTTE

P.O. Box 119

Charlotte, VT 05445

Phone: 802-425-3533 Fax: 802-425-4241

11/5/15 meeting

APPLICATION FOR

SKETCH PLAN SUBDIVISION AMENDMENT

*Applicant must return complete application and all supporting documents to the Planning & Zoning office in accordance with the annual submission schedule prior to being scheduled for a public hearing.

Office Use Only
Date Received:

RECEIVED

OCT 09 2015

CHARLOTTE
PLANNING & ZONING

scatchard ton @
gmail.com

Sketch Plan Date: _____

Classification: _____

Fee Paid: \$50.00

Receipt #: _____

Date Approved: _____

PROPERTY OWNER

Name Tom and Elizabeth Scatchard
Address 707 Dorset St
Charlotte, VT
Phone (H) 425-2586 (W) _____

APPLICANT/CONTACT PERSON (if other than owner)

Name _____
Address _____
Phone (H) _____ (W) _____

Signature of property owner 

If applicant is agent for owner, written authorization signed by owner must be filed with application.
Signature of applicant _____

Map Reference Slide No. _____ Deed Reference: Vol _____ Page _____
Parcel ID # _____

Total acreage 35.6 Zoning District _____

Was this parcel part of a prior subdivision? Yes No
If yes: Date: 1970? # of Lots ?
Name of previous owner or name of previous subdivision
Alma St. George

When your project is completed how many lots will there be?
2
Description: (check where appropriate)
 Commercial Industrial Single family
 Multi family Planned Residential Development
 Major Subdivision Minor Subdivision
 Modification Boundary
Adjustment
Other, describe _____

Describe Intent of Project:

break off original house plus 5 acres from
35.6 acre lot (houses are currently on
separate lots)

Proposed Dimensional Data

Lot # _____
Acres approx 5.2 acres
Frontage right of way to existing driveway to Dorset St

Please describe the following:

Easements/Right-of-ways: (existing and proposed) proposed easement onto existing driveway to Dorset St

Existing Structures: house, detached garage, 2 small sheds

Access: use existing curb cut

Wastewater Disposal System: (existing and proposed) existing septic

Water System: drilled well (existing)

Drainage System: no new construction

Development Phasing Schedule: (describe) N/A

Other unusual circumstances: _____

The following are to be submitted with Subdivision and Amendment applications:

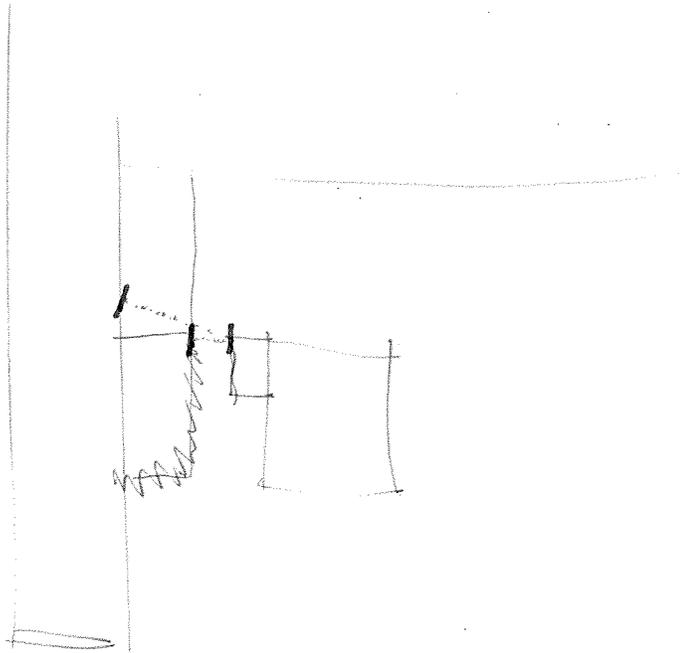
1. A request for a waiver of any of the requirements not considered applicable to this application. (Those requirements that are allowed waivers are followed by an asterisk [*]) Waivers for other requirements may be allowed upon written request.
2. Application fee
3. Names and addresses of all adjoining property owners, including those across a road right-of-way, (include stamped, addressed envelopes for each)
4. Plat or plan (1 original [24"X36"] and 10 copies [11"X17"]) with North arrow, Date, Legend, and name of preparer (Scale 1"=100'), to include:
 - a. Vicinity map which may be an inset on plot plan: minimum scale 1"=2000' (may be town parcel map)
 - b. Project boundaries, property lines, existing and proposed, dimensions (drawn for preliminary plan)

- c. Roads and drainage infrastructure, facilities & improvements in the immediate vicinity of the project which may be affected or used by the project.
 - d. Zoning district designations and boundaries
 - e. General indication of existing land cover (e.g., forested areas, tree lines, land in agricultural use within the last 5 years)
 - f. Location of areas of high public value (refer to Table 7.1 of zoning regulations, page 82)
 - g. Existing conservation & agricultural easement areas or open space areas (Include any on adjacent parcels)
 - h. Proposed conservation & agricultural easement areas or open space areas
 - i. Existing and proposed elevations (contour lines) near the development area * (5' intervals)
 - j. Existing buildings (footprints) near area to be developed or conserved
 - k. Proposed building envelopes with dimensions
 - l. Existing & proposed roads, parking areas, associated rights-of-way or easements with dimensions & distances (drawn for preliminary plan)
 - m. Existing & proposed park, playground, public access or other recreational areas (drawn for preliminary plan)
 - n. Existing & proposed utility, water & wastewater system locations and associated rights-of-way or easements*
 - o. Existing and proposed monument locations*
5. Statement of compliance with town plan & applicable local regulations
 6. Engineering reports (water & wastewater systems) Scale 1"=30' preferred, may be 1"=100'
 7. Existing and proposed traffic generation rates, volumes (Estimated)*
 8. Road profiles; road intersection and parking area geometry and construction schematics (as shown on plat)*
 9. Proposed landscaping and screening*
 10. Off-site easements (e.g. water, wastewater, access)*
 11. Proposed phasing schedule*
 12. Proposed covenants, easements, conserved land agreements, road maintenance agreements, roadway waivers, wastewater system maintenance agreements, wastewater waivers, fire pond agreements, trail easements and offers, and other associated deed restrictions, in both paper & electronic format (Microsoft Word) (In draft form for preliminary plat hearing)*
 13. Proposed homeowner or tenant association or agreements*
 14. Proposed performance bonds or sureties*

Any other Planning Commission recommendations or requirements from sketch plan review or the preliminary decision.

Copies of Land Use Regulations and the Town Plan are available at www.charlottevt.org and at the Planning and Zoning Office.

Any application that does not contain all information required, or a reasonable explanation why it does not apply, will be returned to the applicant.



Information available from Tax Maps – Include names of ALL owners

Name Seth Anderson
 Address 631 N Pasture Lane

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name Joe and Martha Keenan
 Address 750 N Pasture Lane

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name Teray and Kathy Rabinowitz
 Address 859 Dorset St

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name John Kimura
 Address 617 Dorset St

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name Doug ~~and~~ Lori Rowe
 Address 720 Dorset St

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name Debra Korejwa
 Address 590 Dorset St

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name Celeste Leewo
 Address 658 Dorset St

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

Name _____
 Address _____

 Parcel ID # _____
 Map _____ Block _____ Lot _____

