

ZONING PERMIT

Date issued: February 1, 2024 Appeal By: 02/16/2024

Permit: 24.0118.Dan

Applicant: Erica Daniels and Tim Wells

Location: 92 Rockingham Street

Description:

Change of use to Personal Service

Hair Salon

Approval valid 15 days from the date issued unless an appeal is filed with the Planning & Zoning office. For more information, contact planning@rockbf.org or 802-376-5425.



Space above for recording documentation

NOTICE OF RECORDING

Grantor(s)/Owner(s) of Record:

Studio 92 LLC

Parcel ID:

5010092

Grantee:

Town of Rockingham

Property Location:

92 Rockingham Street

Permit Type and Number:

Zoning Permit 24.0118.Dan

Permit Description:

Change of use to Personal Service

Date of Permit:

February 1, 2024

Zoning Administrator



Town of Rockingham
Zoning Permit Administrative Review

Application Review

Date filed:	01/18/2024	Date approved:	February 1, 2024
Application #:	24.0118.Dan	Review Process:	Administrative
Zoning district:	CB-7	Within floodplain:	No
Parcel ID:	5010092	Wetland impacts:	None
Permit Fee:	\$45.00	Natural resource impacts:	None
Existing use:	Restaurant	Overlay district:	Design Review
Lot Acreage:	0.3	Road frontage:	112'
Prior zoning permits:	See below		
Water/wastewater permits:	Town connections		

Summary review

Permit history:

1645-88: Restaurant use

1645-1-91: Amendment to permit 1645-88, hours of operation

2104-91: Deck addition and 20 Seasonal seats

2210-92: Projecting sign

3583-06: Wall sign & Projecting sign

3571-06: Clapboard replacement


3827-09: Deck and shed additions

3827-1-12: Amendment to deck roof permit

4079-13: Projecting sign

24.0118.Dan permit review:

Applicant requests change of use permit to establish a person service (hair salon on 1st floor). No new external construction is proposed.

Administrator signature(s):


Date: February 1, 2024

Appeal by date:

02/16/2024



Permit# 24.0118.Dan

**Town of Rockingham
General Zoning Application**

802.376.5241 | planning@rockbf.org

Applicant Information

Name(s):

ERICA DANIELS, TIM WELLS

Mailing Address:

92 ROCKINGHAM ST, BELLOWS FALLS, VT

Phone number:

617-997-5624, 617-599-9137

Email:

ericadaniels1980@gmail.com, time.studio92bf.com

Property Information Parcel# 5010092

Physical Address:

92 ROCKINGHAM ST, BELLOWS FALLS, VT

Permit Request (check all that apply)

<input type="checkbox"/>	New building	<input checked="" type="checkbox"/>	Change of Property Use
<input type="checkbox"/>	Accessory structure	<input type="checkbox"/>	Demolition/Removal
<input type="checkbox"/>	Altering existing structure	<input type="checkbox"/>	Other (describe below)

Description

Briefly describe the project to include information on type of structure, dimensions, and construction costs	Project started: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<p>Old restaurant renovated to house new hair salon. Some exterior walls replaced but not changed, so dimensions have not changed. New interior walls built. Roughly \$75,000 spent:</p> <ul style="list-style-type: none">- new roof- new plumbing- new electric + lighting- new water heater- new walls + drywall + paint	

Signature(s):

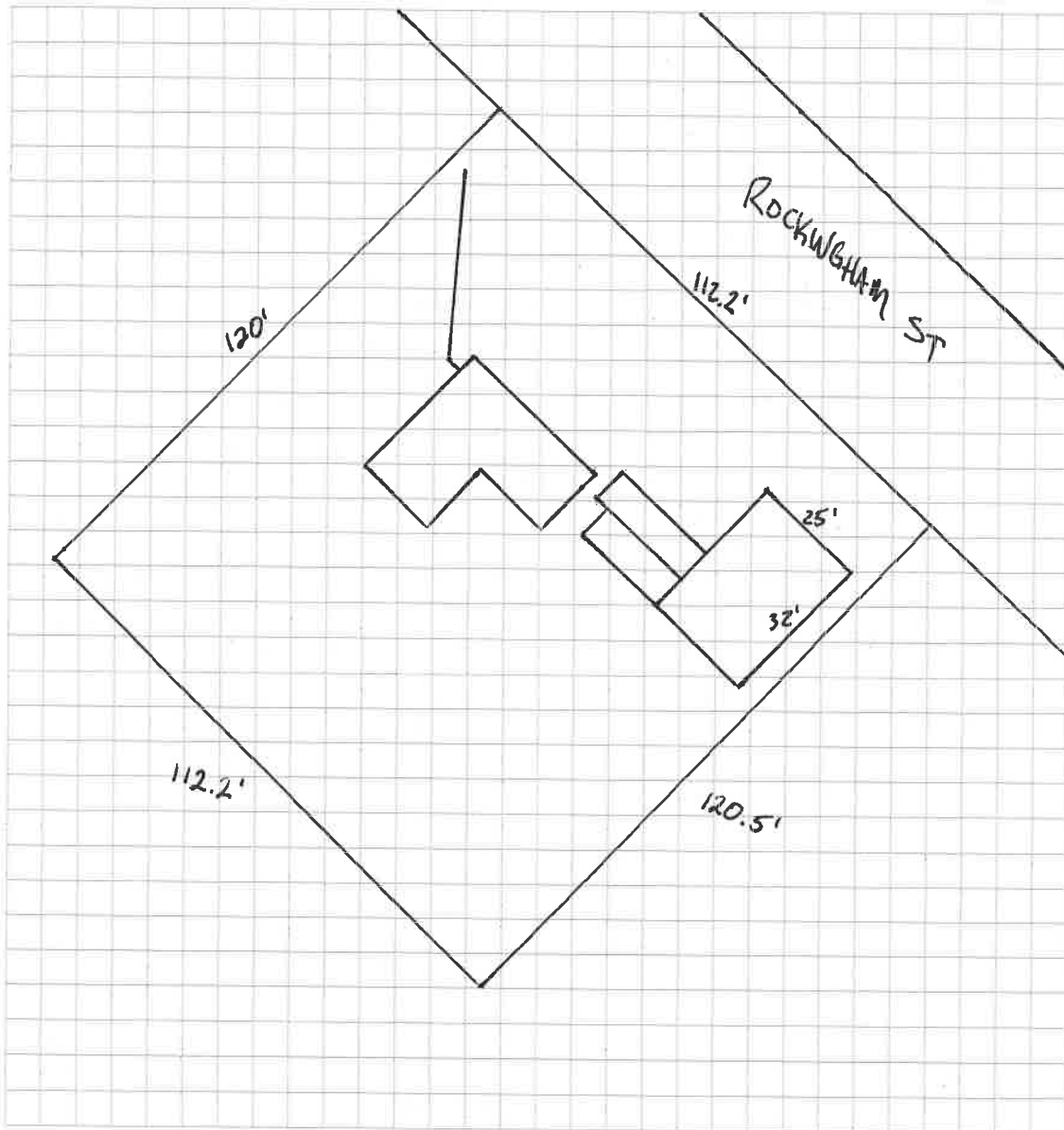
Electronic signatures can be accepted. Type full name.

Date: 1/17/24

Date: 1/17/24

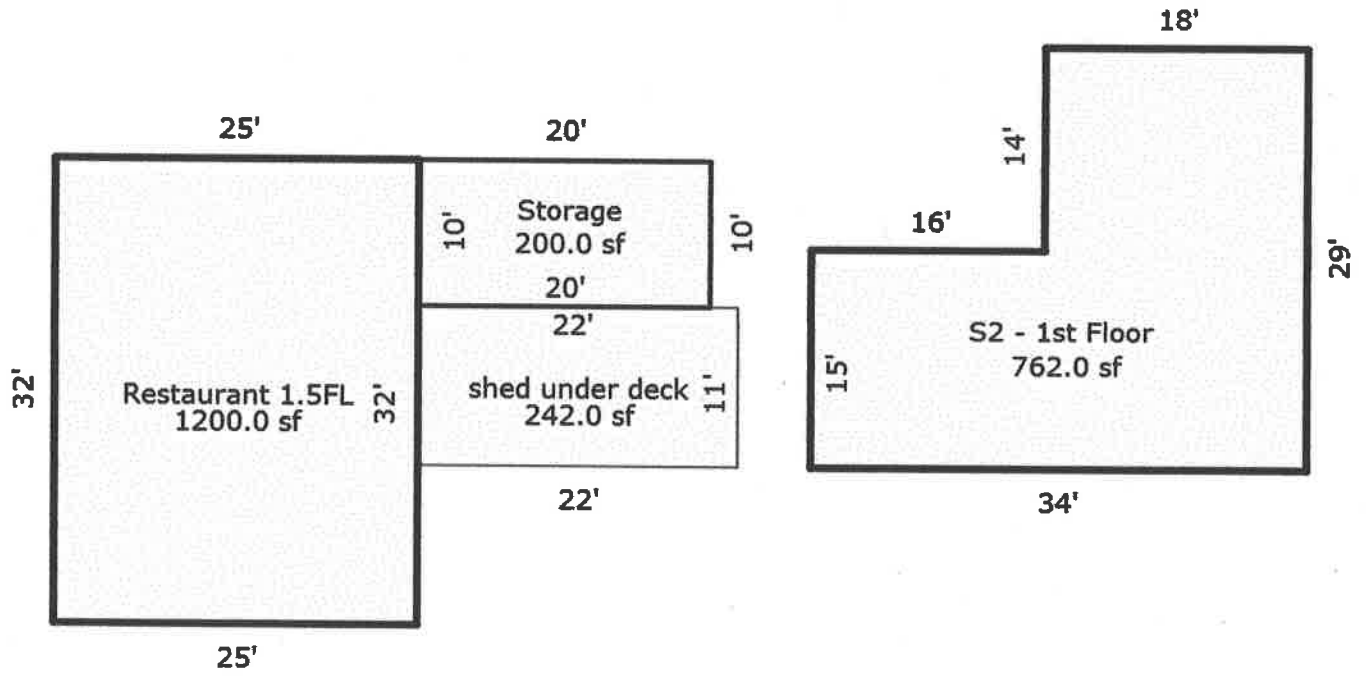
Town of Rockingham Property and Project Sketch

Sketch an aerial view of your property which shows the existing property lines and public street(s). Include the shape, size and location of all existing and proposed structures (principal and accessory) on the property with measurements for the front, side and rear property boundary lines (setbacks) and distances between each structure. Sketches are required for simple projects only, applications for the Development Review Board will require greater detail.

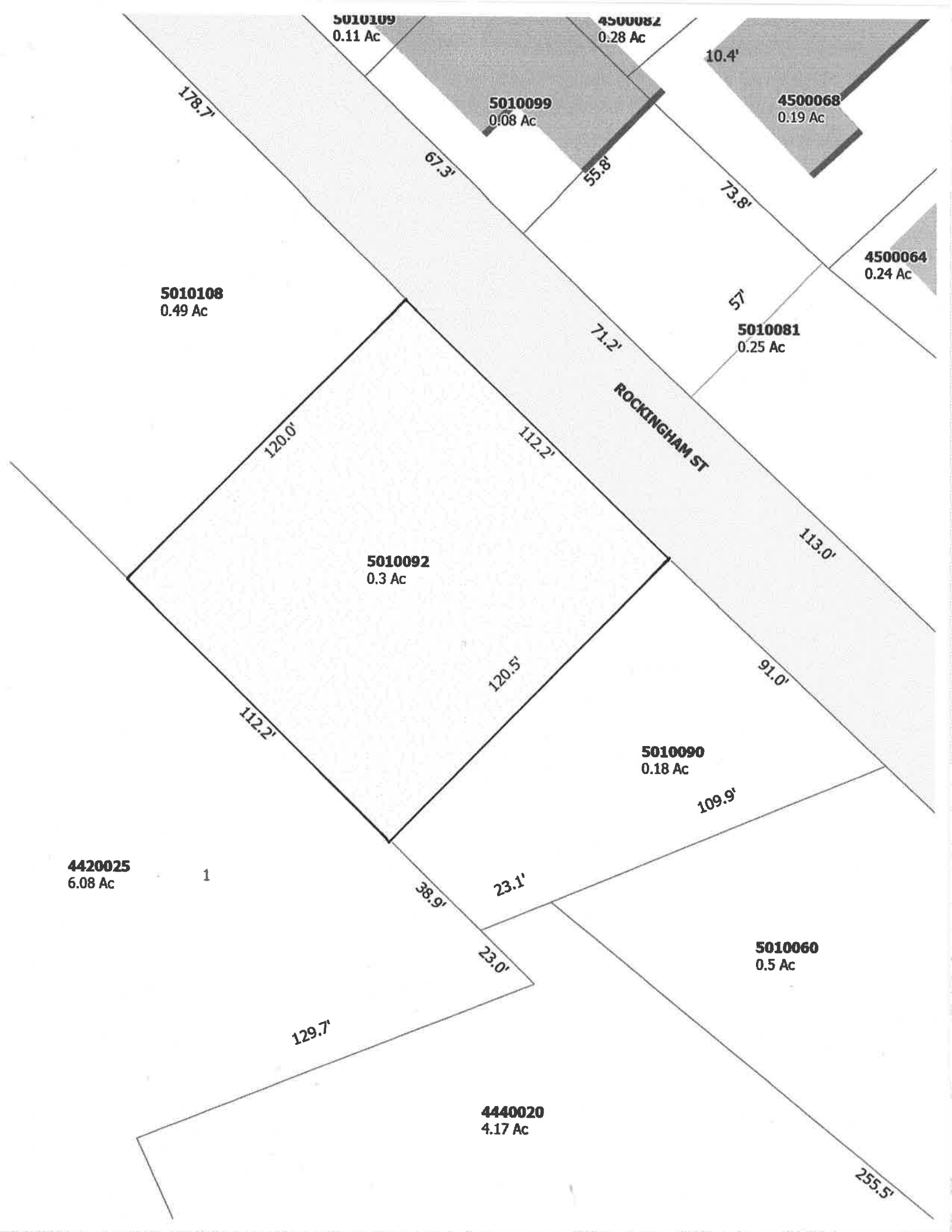


1 square = 7 feet





Sketch by Apex Sketch



5010109
0.11 Ac

4500082
0.28 Ac

5010099
0.08 Ac

4500068
0.19 Ac

5010108
0.49 Ac

4500064
0.24 Ac

5010081
0.25 Ac

5010092
0.3 Ac

5010090
0.18 Ac

4420025
6.08 Ac

1

5010060
0.5 Ac

4440020
4.17 Ac

178.7'

67.3'

55.8'

10.4'

73.8'

5'

71.2'

ROCKINGHAM ST

120.0'

112.2'

113.0'

112.2'

120.5'

91.0'

109.9'

38.9'

23.1'

23.0'

129.7'

255.5'

Property Card: 92 ROCKINGHAM ST
 Town of Rockingham, VT



Parcel Information



Parcel Number: 5010092
Owner: STUDIO 92 LLC
Co-Owner:
Mailing Address: 92 ROCKINGHAM ROAD
 BELLOWS FALLS, VT 0501

Description: BUILDING AND LAND
Book / Page: 420 / 87

Span: 528-166-11707
Category:
Acreege: 0.3
Land Value: \$22,600
Building Value: \$67,700
Total Value: \$90,300

