

To: #4271-16 | 209 Cambridgeport Road | Parcel ID 06-0120209  
Applicant: Steve and Helen Hearne  
Date: September 20, 2016  
RE: ZONING PERMIT DECISION – APPROVED ADDITION TO A SINGLE FAMILY HOME

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This zoning application is found to meet the provisions of the Town of Rockingham Zoning Bylaw and is hereby administratively approved.

The zoning permit is issued for an accessory porch addition to a residential home as outlined in the application. The proposed addition meets the requirements allowed in the Rural Residential 1 Zoning district under section 2411 of the Rockingham Zoning Bylaw.

The property setbacks are recorded on the sketch plan and far exceed the requirements of this zoning district.

The project shall be completed in accordance with the attached application. Minor alterations can be made, but please return to the Zoning Office with the final dimensions to the addition and we will update your land records accordingly.

A zoning approval notice sign is attached to this permit and must be posted at the construction site and easily viewable from a public road or street. The sign must be in place for a period of 15 days starting with the date the permit is issued. The 15 day public notice requirement is mandated by Vermont State Law.

The permit is effective 15 days from date of decision. A zoning permit shall become void if the work described therein has not been started within two years from the date of issuance.

An interested person may appeal a decision of the Zoning Administrator to the Zoning Board of Adjustment. An appeal must be taken within 15 days of the date of the Zoning Administrator's decision. After the 15 day period, the decision becomes final.

Charles Wise  
Zoning Administrator

20 September 2016  
Date

Cc: Town Clerk \_\_\_\_, Applicant \_\_\_\_, Posted \_\_\_\_, Listers \_\_\_\_, Web \_\_\_\_\_

**TOWN OF ROCKINGHAM  
APPLICATION FOR ZONING PERMIT**

Date filed: <u>19 September 2016</u>	(OFFICE USE ONLY)
Fee Paid: <u>yes</u>	Applicant: <u>Hearne</u>
Zoning District: <u>RR-1</u>	Owner: <u>Hearne</u>
Referred to:	Parcel Map#: <u>6-0120209</u>
( ) Planning Commission _____	W/in 100 yr. floodplain? <u>No</u>
( ) Board of Adjustment _____	W/in Regulated Wetland? <u>No</u>
Date: _____	<b>PLOT PLAN ATTACHED &amp; APPLICATION COMPLETE ( )</b>

COMPLETE ALL ITEMS OR APPLICATION WILL BE RETURNED. COMPLETE IN INK. DO NOT USE PENCIL. NO CONSTRUCTION OR USE IS TO BE STARTED WITHOUT AN APPROVED PERMIT. IF CONSTRUCTION OR USE BEGINS WITHOUT A PERMIT, A LATE FEE (See Fee Schedule Information) IS ASSESSED.

**PART I  
(ALL APPLICANTS MUST COMPLETE Part I)**

**Owner & Applicant Information** CK # 6953

- PROPERTY OWNER(s) Names Steve + Helen Hearne, Hearne Revoc. Living Trust  
(List Names of all Property Owners as shown on deed.)  
Mailing Address: 209 Cambridgeport Rd, Chester, VT Zip Code 05143  
Tel. No.: (Daytime) 875 3766 (FAX) \_\_\_\_\_ Email: hearne@vermontel.net
- APPLICANT(s) Names: same  
(If different than Landowners)  
Mailing Address: \_\_\_\_\_ Zip Code \_\_\_\_\_  
Tel. No.: (Daytime) \_\_\_\_\_ (FAX) \_\_\_\_\_ Email: \_\_\_\_\_
- Contact Person: Steve Hearne (Daytime Tel.) 875 3766

**Property Information**

- PROPERTY LOCATION: Street Number 209 Street Name Cambridgeport Rd
- Property Owner's Deed is recorded in Book 355 Page 96 Date of Sale 6/24/15  
(Information available in Town Clerk's Office)
- Is this lot recorded on a survey or subdivision map in the Town Clerk's Office?  Yes \_\_\_\_\_ No \_\_\_\_\_  
If yes, provide Book \_\_\_\_\_, Page \_\_\_\_\_, and Date Recorded 6/20/1985
- DIMENSIONS of LAND:**  
Area of Lot: 8.74 (Square Feet or Acres)  
Lot Frontage on Road/Right-of-way 550.62 ft. Lot Depth (front to rear) 423.06 ft.

**Use of Property Information**

8. **CURRENT USE:** Describe What the Property is Used for Now. If there is more than one use, describe them all.

Residential: Single-family (✓) Two-Family ( )  
Multiple-family ( ) Number of Apartments \_\_\_\_\_

Describe:

Commercial ( ): \_\_\_\_\_

Industrial ( ): \_\_\_\_\_

Other (✓): Agriculture

9. **PROPOSED USE**

Residential:  
Single family (✓) Multiple-family ( ) Number of Existing Apartments: 0  
Two-family ( ) Number of Proposed Apartments: 0  
Total Number of Apartments: 0

Non-residential: Describe the Products You Will Be Making and Activities You Intend to Conduct.

Commercial ( ) \_\_\_\_\_

Industrial ( ) \_\_\_\_\_

Other (✓) Agriculture (animal housing/equipment storage)

10. What, if any, Current Uses Will Continue ( List): SF residence + agriculture

11. Prior Zoning Permits. Has this parcel of land been the subject of any prior Town Zoning Permits or Subdivision Permits? If yes, indicate for what: yes, for barn

**Proposed Construction Activity**

12. Describe Briefly

New Construction ( ) \_\_\_\_\_

Remodeling/Addition (✓) 7' x 35' porch on existing residence

Has construction started? \_\_\_\_\_ Yes  No. Describe: \_\_\_\_\_

For property within the **Design Review & Historic Districts**, see Part III for additional information to submit with application.

13. Residential: Current Number of Bedrooms 4 Number of bedrooms after remodeling/addition: 4

14. Approximate Construction Costs: \$5,000

15. SIZE OF PROPOSED STRUCTURE OR ADDITION: Width 7 ft. Length 35 ft.

**Plot Plan**

16. **PLOT PLAN:** All applications must provide a plot plan of the property, drawn to scale. Graph paper is provided for drawing a plot plan. If the graph paper is too small, please use a larger sheet. If you have a survey of the property, this may be used and is preferred.

**PLOT PLAN ATTACHED** (  ). Please check to indicate that the following information is shown on the plot plan. If the information is not complete, the application will be returned.

Required of All Applications: (See example on pg. 2 of Information Sheet)

- a. (  ) Property lines of the Lot where the project is located
- b. (  ) Adjacent roads or streets and names and sidewalks *N/A*
- c. (  ) Location, size and shape of any existing or proposed structures, including porches, decks, pools, fences, and accessory structures
- d. (  ) **MEASUREMENTS from existing and proposed structures to Lot lines, Road Center, Sidewalks** *N/A*  
 ( ) TO FRONT LOT LINE \_\_\_\_\_ ft. TO ROAD CENTER \_\_\_\_\_ ft.  
 ( ) TO SIDE LOT LINES \_\_\_\_\_ ft. \_\_\_\_\_ ft.  
 ( ) TO REAR LOT LINE \_\_\_\_\_ ft.
- e. (  ) Driveway Location and Width, and whether paved or unpaved.
- f. ( ) Parking Spaces. Show all parking spaces, and whether paved or unpaved. Indicate each parking space individually by lines. Each space is required to be 9 ft. X 22 ft. *N/A*  
 Show parking for employees, customers, and deliveries, if applicable.
- g. ( ) All rights-of-way and/or easements *N/A*
- h. (  ) Indication of the plan's scale (example 1" = 20 ft.)
- i. (  ) Arrow showing North.

Required for Home Businesses, Multi-family Residences, All Non-residential Uses.

- j. ( ) Landscaping. Show lawn area, trees, bushes, planters, etc. Show trees and other landscape features which are to be installed, removed or changed by the proposed work. The size at planting and type of landscape material must be noted on the plan.
- k. ( ) Exterior Lighting. Existing and Proposed. The location, height, intensity, and bulb type of all external lighting fixtures.
- l. ( ) Service Area Locations such as trash storage, fuel tanks, mechanical equipment, and other outside storage.
- m. ( ) Screening of waste storage areas, condensers, etc. Show height, and what type of screening will be utilized and location.
- n. ( ) Drainage Patterns and natural features on site (e.g. steep banks, swales, waterways etc.). Show plans for drainage control and existing drainage structures and flow.
- o. (  ) Traffic Circulation. Show ingress and egress and interior traffic circulation pattern.

- p. ( ) Loading areas
- q. <sup>NA</sup> ( ) Pedestrian walks
- r. ( ) All changes to the physical features of the site. Include soil removal or filling areas.

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Application # 4271-16

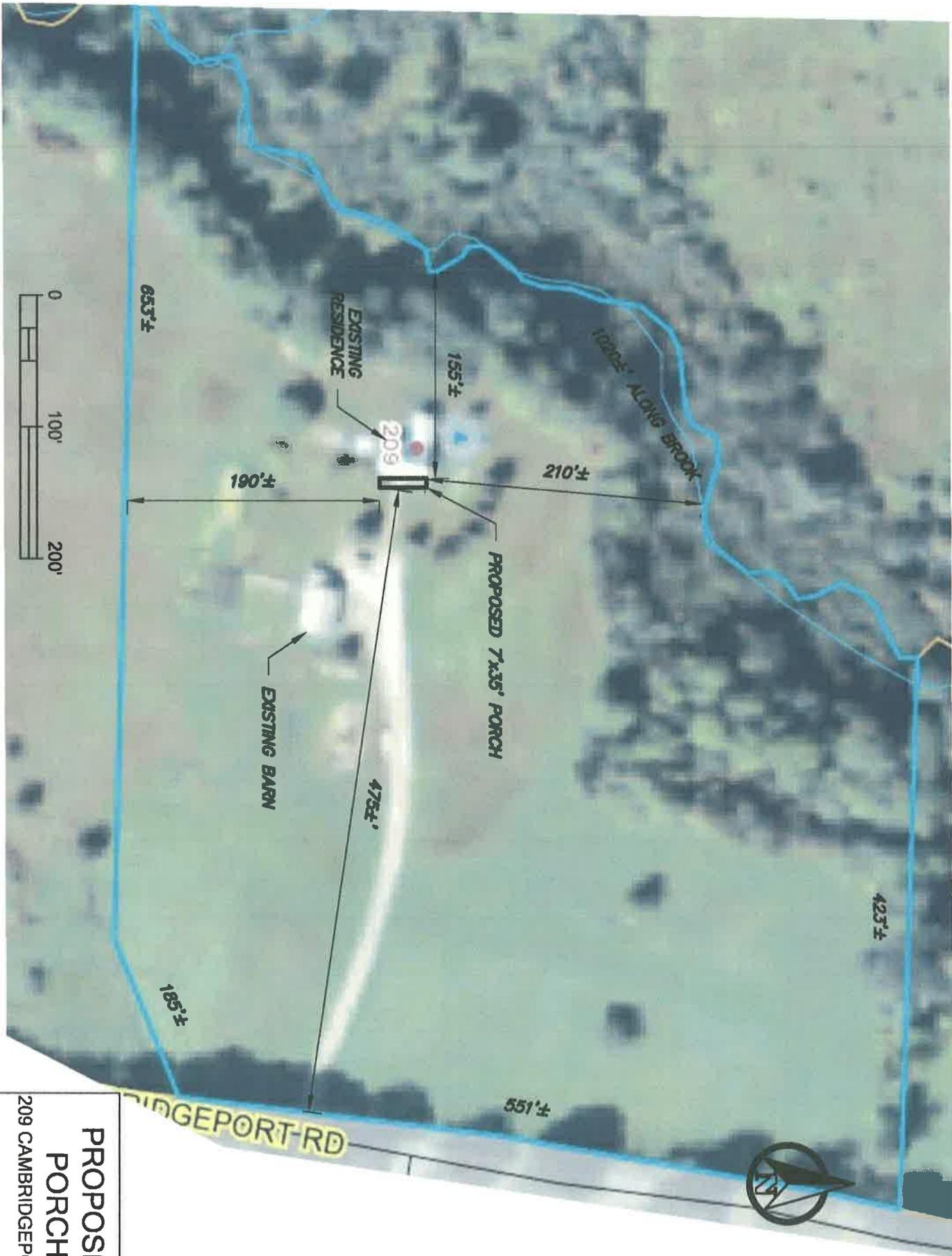
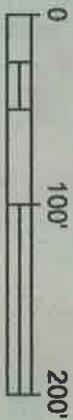
**Signatures**

**Signatures:** All Landowner(s) and Applicant(s) must sign the application.

By signing below, I certify that all information on this application and all supporting forms, plans, and documents are true and accurate and agree that, if any such information is found to be false or misleading, any permit or other approval granted on the basis of such information shall be deemed null and void.

Property Owner(s) Signature(s)	<u>Steve Hearne TRUSTEE</u>	Date:	<u>15 SEPT 2016</u>
	<u>Helen Hearne Trustee</u>	Date:	<u>9-15-16</u>
	_____	Date:	_____
Applicant(s) Signature(s)	_____	Date:	_____
	_____	Date:	_____
	_____	Date:	_____

SCALE: 1"=100'



**PROPOSED  
PORCH-**  
209 CAMBRIDGEPORT RD  
DATE PLAN: 9/13/2016