

Project Review Sheet

Date Initiated	<input type="text" value="10/31/2018"/>	ANR PIN#	<input type="text" value="n/a"/>	WW Project#	<input type="text" value="n/a"/>	Pre-application Review	<input checked="" type="checkbox"/>
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Project Information

General Information

PROJECT NAME (if applicable)		PROJECT TOWN
		East Montpelier
PROJECT LOCATION (911 address if available)	SPAN(S) (if available)	
505 Quaker Rd.		

Contact(s)

CONTACT TYPE	NAME	ORGANIZATION NAME (if applicable)		
Applicant	Becky & Robert Brown			
ADDRESS		TOWN	STATE	ZIP
505 Quaker Rd.		East Montpelier	VT	05651
PHONE	CELL PHONE	EMAIL		
802-522-2035		beckybrown505@comcast.net		

Project Description

ENTERED BY	INFORMATION SOURCE	DATE ENTERED
Peter Kopsco	Individual	
PROJECT DESCRIPTION		
Operate an auto repair business in the existing detached garage on 10.67 acres with the Browns' existing single family residence. Mr. Brown will be the only person working at the shop. There will be no new construction and the driveway and parking area will not be expanded at this time. There is no plan to add plumbing to the garage.		

DEC Prior Permits

PERMIT TYPE	PERMIT NUMBER
Wetlands (Town of East Montpelier, replace culvert under Quaker Rd.)	2018-426

*Jurisdictional Opinion(s) for permits that may be needed from the District Environmental Office **PRIOR TO COMMENCEMENT OF CONSTRUCTION***



Act 250 Jurisdictional Opinion

This is a jurisdictional opinion issued pursuant to 10 V.S.A. § 6007(c) and Act 250 Rule 3(A). Reconsideration requests are governed by Act 250 Rule 3(B) and should be directed to the district coordinator at the above address. Effective May 31, 2016, any appeal of this decision must be filed with the Superior Court, Environmental Division (32 Cherry Street, 2nd Floor, Ste. 303, Burlington, VT 05401) within 30 days of the date the decision was issued, pursuant to 10 V.S.A. Chapter 220. The Notice of Appeal must comply with the Vermont Rules for Environmental Court Proceedings (VRECP). The appellant must file with the Notice of Appeal the entry fee required by 32 V.S.A. § 1431, which is \$295.00. The appellant also must serve a copy of the Notice of Appeal on the Natural Resources Board, 10 Baldwin Street, Montpelier, VT 05633-3201, and on other parties in accordance with Rule 5(b)(4)(B) of the Vermont Rules for Environmental Court Proceedings.

PERSON REQUESTING JURISDICTIONAL OPINION	REQUESTOR TYPE	ACT 250 PERMIT NUMBER (if any)	HAS THE LANDOWNER SUBDIVIDED BEFORE?
Becky Brown			<input type="checkbox"/> Yes <input type="checkbox"/> No
TYPE OF PROJECT (check all that apply)			
<input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Residential <input type="checkbox"/> Agricultural <input type="checkbox"/> Municipal <input type="checkbox"/> State <input type="checkbox"/> Federal			
IS AN ACT 250 PERMIT REQUIRED?		COPIES SENT TO STATUTORY PARTIES?	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		<input type="checkbox"/> Yes <input type="checkbox"/> No	

BASIS FOR DECISION

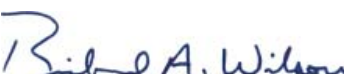

The project constitutes a development, pursuant to 6001(3)(A)(i) and consistent with the provisions of Act 250 Rule 2(C)(3)(c).

DISTRICT COORDINATOR SIGNATURE 	Susan Baird, District Coordinator [phone] 802-476-0134 [email] susan.baird@vermont.gov Natural Resources Board District 5, 6, & 9 Environmental Commissions 10 Baldwin Street, Montpelier, VT 05633-3201
2018.12.21 08:45:49 -05'00'	

Wastewater System & Potable Water Supply Permit Jurisdictional Opinion

IS A WASTEWATER SYSTEM & POTABLE WATER SUPPLY PERMIT/APPROVAL REQUIRED? <input type="checkbox"/> Yes <input type="checkbox"/> Permit application currently under review <input checked="" type="checkbox"/> No <input type="checkbox"/> Permit issued on _____	PERMIT NOT REQUIRED? <input type="checkbox"/> Boundary Line Adjustment <input type="checkbox"/> Home Occupation <input type="checkbox"/> Clean Slate <input type="checkbox"/> Notice of Permit Requirement
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BASIS FOR DECISION
 1-304(a)(9) & (10) the use of an existing building or structure that is used for commercial purposes by an occupant of a single family residence that is located on the same lot

REGIONAL OFFICE STAFF SIGNATURE 	Richard A. Wilson, Regional Engineer [phone] 802-505-3931 [email] richard.a.wilson@vermont.gov Department of Environmental Conservation Drinking Water & Groundwater Protection Division - St. Johnsbury Regional Office 374 Emerson Falls Road, Suite 4, St. Johnsbury, VT 05819
2018.11.01 12:18:36 -04'00'	

The following are preliminary, non-binding determinations made by DEC Permit Specialists identifying other permits that may be needed
PRIOR TO COMMENCEMENT OF CONSTRUCTION

SPECIAL WETLANDS DISCLAIMER

A desktop review cannot definitively confirm the presence or absence of a wetland in or within fifty feet of your project site. This review sheet is the result of a desktop review that included reviewing the project site with these mapping tools available at <https://anr.vermont.gov/maps>. Many wetlands do not appear on these maps. You are advised to review the site on the ground for wetlands, regardless of whether this box is checked or not (<https://dec.vermont.gov/watershed/wetlands/what/guide>). To confirm the presence/absence of wetlands, contact a qualified environmental consultant (<https://dec.vermont.gov/watershed/wetlands/what/id/wetland-consultant-list>) or the State Wetlands Program (<https://dec.vermont.gov/watershed/wetlands>).

Preliminary, Non-binding Determination of the Applicability of Other State Permits

Note: Fact Sheet numbers below refer to permit fact sheets available at: <http://dec.vermont.gov/permits/handbook/info-sheets>

Agency of Natural Resources - Department of Environmental Conservation
WATERSHED MANAGEMENT DIVISION <input checked="" type="checkbox"/> Wetlands [Fact Sheet #29] <input checked="" type="checkbox"/> Essex, Lamoille, Orleans, and Washington: Contact: Shannon Morrison Email: shannon.morrison@vermont.gov Phone: 802-490-6178
Department of Public Safety
<input checked="" type="checkbox"/> Construction Permit Fire Prevention, Electrical, Plumbing, Accessibility (ADA) [Fact Sheets #49, 50, 50.1, & 50.2] <input checked="" type="checkbox"/> Barre: 802-479-4434
Department of Health
<input checked="" type="checkbox"/> Program for Asbestos Control & Lead Certification [Fact Sheets #54, 55, & 55.1] Phone: 802-863-7220
Secretary of State
<input checked="" type="checkbox"/> Business Registration [Fact Sheet #90.1] Phone: 802-828-2386
Department of Taxes
<input checked="" type="checkbox"/> Income and Business Taxes (sales, meals/rooms, etc.) [Fact Sheets #91, 92, 93, 94, 95, & 96] Phone: 802-828-2551
Local Permits
<input checked="" type="checkbox"/> See your Town Clerk, Zoning Administrator, Planning Commission or Public Works
Other

☒ Other approvals or comments

Please contact Shannon Morrison and me if and when your plans change (such as construction of a new garage) to learn more about wetland and other permitting that may be required at that time (such as Act 250).

PERMIT SPECIALIST SIGNATURE



2018.11.01
11:48:15 -04'00'

Peter Kopsco, Permit Specialist VERMONT[phone] 802-505-5367 [email] pete.kopsco@vermont.gov**Department of Environmental Conservation**

Environmental Assistance Office

1 National Life Drive, Main 2, Montpelier, VT 05620-3804