

**FOR ALL PROPERTIES**

**PLEASE NOTE:**

All required Federal, State and Town permits (except Act 250) must be obtained. Potential necessary permits may include, but are not limited to: septic system permits, wetlands permits, stream alteration, storm water, access permit etc. The Development Review Board may require such permits be obtained prior to final approval.

Please contact the State Permit Specialist in Rutland for a determination of permits needed: Rick Oberkirch 802-786-5907 or [Rick.Oberkirch@state.vt.us](mailto:Rick.Oberkirch@state.vt.us)

**FOR PROPERTIES WITHIN A FLOODPLAIN AREA**

If this property is in a Floodplain Overlay District, a copy of this application must be forwarded to the Agency of Natural Resources Floodplain Manager. This application will not be considered until comments have been provided by the state Floodplain Manager or the 30 day comment period expires. Please see the Zoning Administrator for further instructions or questions.

**FOR NON-RESIDENTIAL/AGRICULTURAL USES ON LOTS GREATER THAN ONE ACRE**

The Town of Benson has elected to refer major development projects to the State for Act 250 review. If an Act 250 review is required, this permit will be decided upon first, but not enacted until Act 250 approval has been received.

**For office use only:**

Date Application Deemed Complete: \_\_\_\_\_

Received by: \_\_\_\_\_

Fee charged: \_\_\_\_\_

Exhibits attached \_\_\_\_\_

Date referred to AMP \_\_\_\_\_ Date of Public Hearing \_\_\_\_\_

Additional Public Hearing dates (if applicable) \_\_\_\_\_

Application approved or denied? \_\_\_\_\_ Date of Decision \_\_\_\_\_

**Please describe what structures exist on this lot and what you are proposing to demolish and/or construct new:**

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**What will be the use of this property and its structure(s)?**

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**Please describe how the proposed project will meet each of the relevant general and specific standards listed below (see Sections 6.1 and 6.2 for additional descriptions).**

- Noise
- Dust/smoke and Odor
- Vibration
- Emergency Access
- Character
- Mass and Scale
- Landscaping
- Mobile Home Parks
- Stormwater and Erosion Control
- Parking
- Traffic and Circulation
- Signs
- Exterior Storage
- Impact on existing or planned community facilities

**Answers should be submitted on a separate sheet of paper(s).  
Relevant studies, engineer drawings and other materials may also be attached.**

***Note Section 8.6.3 regarding retaining consultants for review of technical issues.***

**Sketch should include:**

- |  |  |
|--|--|
| <input type="checkbox"/> all existing and proposed buildings   | <input type="checkbox"/> land and water features                   |
| <input type="checkbox"/> dimensions of building footprint(s)   | <input type="checkbox"/> existing and proposed driveways and roads |
| <input type="checkbox"/> distance(s) from all lot lines and water features                               | <input type="checkbox"/> north arrow                               |
| <input type="checkbox"/> existing and proposed well and septic system (or water and sewer service lines) |  |
| <input type="checkbox"/> landscaping plan  | <input type="checkbox"/> parking                                   |
| <input type="checkbox"/> Mobile Home Park standards (if applicable)                                      | <input type="checkbox"/> emergency access                          |

**Verification of Legality of Existing Lot and Structures:**

**Zoning District:** *(circle one – see Section 2.1 for instructions if lot overlaps two district boundaries)*

Ag and Rural Residential / Village / Lake Shore / Lake Champlain Shoreline

Is any part of this lot within the A zone on the latest Flood Insurance Rate Map \_\_\_\_\_ (yes/no)

Did this lot exist prior to March 7, 2006? \_\_\_\_\_ (y/n)

If no, was a subdivision permit issued to create this lot? \_\_\_\_\_ (y/n) Permit # \_\_\_\_\_

Were permits issued (if required) for any new structures built after March 7, 2006? \_\_\_\_\_ (y/n)

Permit #(s) \_\_\_\_\_

Does this lot have direct access to/from a public road? \_\_\_\_\_ (yes/no)

If no, is there a deeded access agreement across another lot? \_\_\_\_\_ (yes/no)

Please describe the access agreement (if applicable). \_\_\_\_\_

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**Please fill in all of the following blanks and indicate information on lot sketch below:**

Lot size \_\_\_\_\_ acres Lot width at narrowest point \_\_\_\_\_ feet

**Setbacks of Structure**

Distance of structure from centerline of the road \_\_\_\_\_ feet

Distance from side lot lines \_\_\_\_/\_\_\_\_ feet Distance from rear lot lines \_\_\_\_\_ feet

Distance from top of bank or shore line \_\_\_\_\_ feet

**Size of Structure**

Footprint size \_\_\_\_\_ sq feet Height at tallest point \_\_\_\_\_ feet

**APPLICATION FOR CONDITIONAL USE APPROVAL  
ON AN EXISTING LOT**  
(per Article VI of Land Use Regulations)

Name of Applicant: \_\_\_\_\_ Telephone # \_\_\_\_\_

Address: \_\_\_\_\_

Name and Address of Property Owner (if different than applicant):  
\_\_\_\_\_

Locatable Address of the subject property \_\_\_\_\_

Is this address the official E-911 address? \_\_\_\_\_

Tax Parcel ID Number \_\_\_\_\_

Present use of property \_\_\_\_\_

Brief description of proposed project  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**CERTIFICATION OF APPLICANT**

The undersigned applicant hereby certifies that all information submitted on this application is true and accurate and that the information provided is complete.

\_\_\_\_\_  
Date    Applicant's Signature

**PROPERTY OWNER'S AUTHORIZATION**

The undersigned property owner hereby certifies that the information submitted in this application regarding the property is true, accurate, and complete and that the Applicant has full authority to request approval for the proposed use of the property and any proposed structures. I hereby grant permission to the Town of Benson to allow its agent and other public officials to inspect this property relative to this application.

\_\_\_\_\_  
Date    Owner's Signature