

Mayor: Tim Smith
Ward 1: Timothy Hawkins
Ward 2: Newell Decker
Ward 3: Marie Bessette
Ward 4: Trudy Cioffi



Ward 5: Erik Johnson
Ward 6: Chad Boudreau
Clerk/Treasurer: Nicole Robtoy
City Manager: Dominic Cloud

PERMIT LETTER

Permit Date: 11/21/2024

Parcel Number: 22096025

Parcel Owner: BEAN
PROPERTIES LLC

Parcel Address: 25 SUNSET St Albans City, VT 05478

Permit Number: B24-000152

Permit Type: Structure/Dwelling

Project Summary: Rebuild triplex

Decision: Approved

Conditions:

The application and submittals for the above referenced project have been reviewed and the

1. permit is **APPROVED. This approval applies only to the information listed on the drawings and specifications that have been submitted.**

2. The Permit Placard shall be displayed on the subject premises and be clearly visible from a public way. Notice shall be displayed at the time of application and shall not be removed until after the appeals expiration date or until the project is completed, whichever is longer

3. In addition to periodic inspections, a final inspection may be required.

This project shall adhere to all Land Development Regulations.

4. a. Rebuild per same footprint and foundation as triplex that burned down
Per sketch and previous allowed building

5. This project shall adhere to all Board Conditions.
a. N/A

This permit expires after 11/22/25.

- o If work has not been completed, **prior** to reaching the expiration date of the permit/approval, please consult with the Zoning Administrator for renewal details OR to seek new Development Review Board approval if previously required. See Article 9 of the St. Albans City Land Use Regulations for details on expirations.
- o This permit does not satisfy the requirements of the state. You must contact the state permitting specialist to determine those requirements
- o This permit does not certify the legal size of the lot and is not a legal determination of boundary lines.
- o If you have any questions or if I can be of further assistance, please contact me at 802-524-1500 ext *262 or s.bennett@stalbansvt.com.


Property Services

November 21, 2024
Date

Permit No. B24-000152

RECEIVED

NOV 06 2024

CITY OF ST. ALBANS
Zoning Office



PERMIT APPLICATION for BUILDING, CONSTRUCTION, USE or OTHER APPROVAL
under the CITY OF SAINT ALBANS LAND DEVELOPMENT REGULATIONS

Applicant(s) Bean Properties LLC Daytime Phone 802-316-0648
Landowner(s) PAUL BEAN Daytime Phone 802-316-0648
Mailing Address 27999 Arrowhead Circle Punta Gorda, FL 33982 Parcel ID # 22096025
Parcel Address 25-29 Sunset meadows ST Albans VT Zoning District _____
Email Paulbean50@gmail.com Nhbean16@gmail.com
Proposed Activity (check all that apply)

New Use - \$20 / \$50 ¹		New Single Family Dwelling \$30 / \$90 ¹	
Accessory Use - \$20 / \$50 ¹		Two-Family Dwelling \$30 / \$90 ¹	
Temporary/Seasonal Use - \$20 / \$50 ¹		Multi-Family Dwelling \$30 / \$90 ¹	X
New Commercial Structure \$50 / \$300 ¹		Renovation/Addition to Resident. Structure \$30 / \$90 ¹	
Renovation/Addition to Comm. Structure \$50 / \$300 ¹		Pool - above ground \$20 / \$50 ¹ or in-ground \$30 / \$60 ¹	
Accessory Structure - \$20 / \$50 ¹		Fence - \$20 / \$50 ¹ (waived if under 6 feet in height)	
Boundary Line Adjustment ² - \$90 / \$140 ¹		Demolition - \$50 / \$100 ¹	
Subdivision ² \$90 / \$140 ¹		Other - specify	

¹ After the fact ² Exempt if paid as part of a DRB Hearing

Description of Proposed Activity (attach additional pages as needed)	Fees Continued:
Rebuild triplex Damaged by Fire	Total of Fees from Above: \$30
	Residential Construction Fee - \$4.00 per \$1,000 in work cost estimate \$1304
Same foundation and footprint as previous building 17.5' height	Commercial Construction fee - \$5.00 per \$1,000 in work cost estimate
	City Clerk Recording Fee (for each permit) \$15.00 \$15
Cost of work: \$526,000	Records Management Fee (for each permit) \$12.00 \$12
	Total Permitting and Recording fees: \$1361
Expected Completion Date: 4/25	Check # or Cash Amt Remitted:

I certify the submitted information to be true and accurate: *All fees are non-refundable, except the Construction Fee and Recording Fee for a DENIED application.*
Signature of Owner: Paul B Bean Properties LLC Date: NOV 5, 2024
Signature of Applicant: Paul B Date: NOV 5, 2024

APPEAL: You have the right to appeal this decision to the City of St. Albans Development Review Board within 15 days of the date of the decision (St. Albans City Land Development Regulations Sec. 905). No construction is allowed during the appeal period. If you do not appeal, this decision shall become final.
EXPIRATION: An approved permit shall expire after a period of time determined by Section 903 of the City Land Development Regulations.

FOR COMPLETION BY ADMINISTRATIVE OFFICER

1) Approved: 11/21/24 Posted: 11/22/24 This approval shall not become effective until 10/7/24
2) Denied: _____
11/21/24 Gara Bennett
Date of Action Administrative Officer



PERMIT NO: B24-000152

City of St. Albans
Certificate of Posting

The municipality shall fulfill all posting requirements listed below, while the applicant shall be responsible for all of the following postings, as part of the permit application requirements:

Posting of Notice of Permit (24 V.S.A. § 4449 and Section 905 of the City of St. Albans Zoning Bylaws)

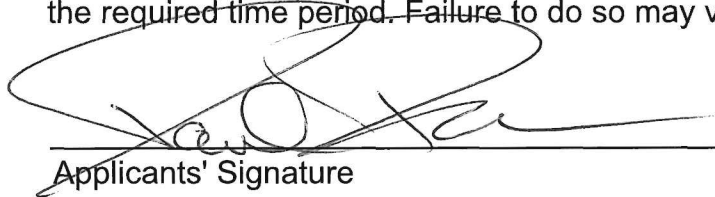
- The applicant shall post the notice of permit, on the form prescribed by the town, within view from the public right of way most nearly adjacent to the subject property, until time for appeal has passed.

Date of Posting: 11/22/24

Location: 25 SUNSET, St Albans City, VT 05478

CERTIFICATION:

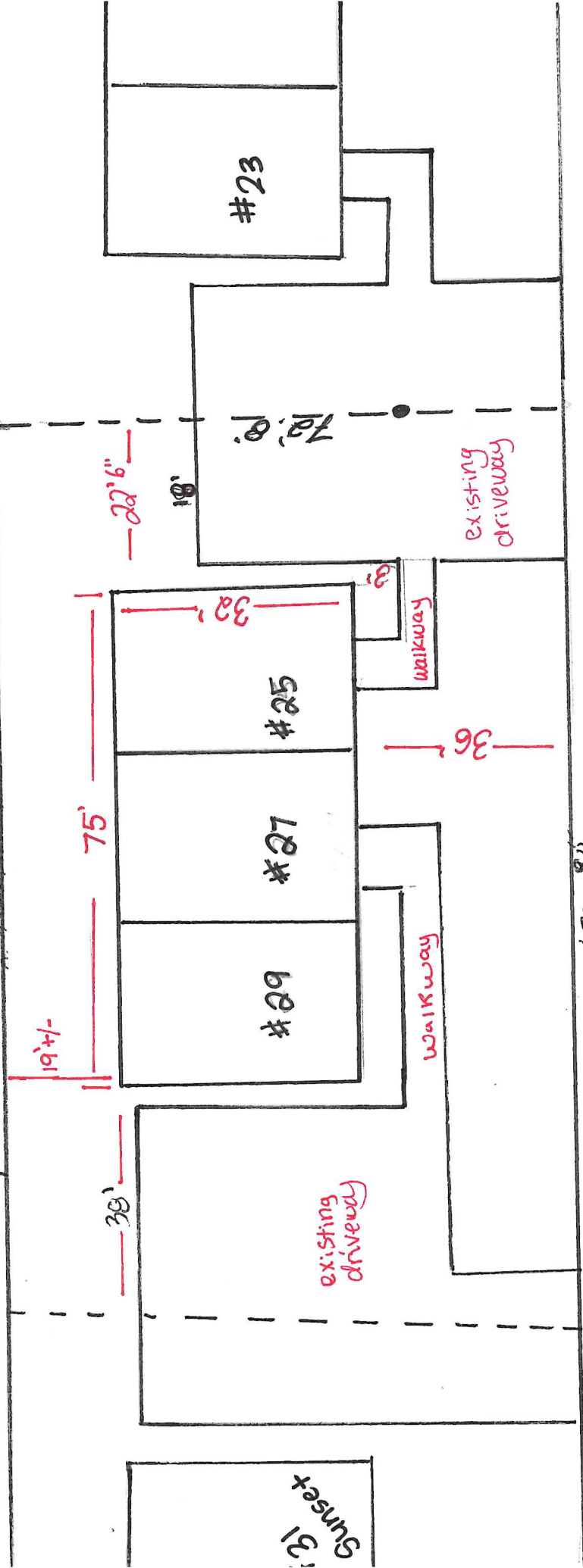
I, the undersigned, attest that I have completed the posting and notice requirements listed above, and fully understand and assume all responsibility, as part of my permit / permit application requirements, to properly post and maintain this notice for the required time period. Failure to do so may void my permit.


Applicants' Signature

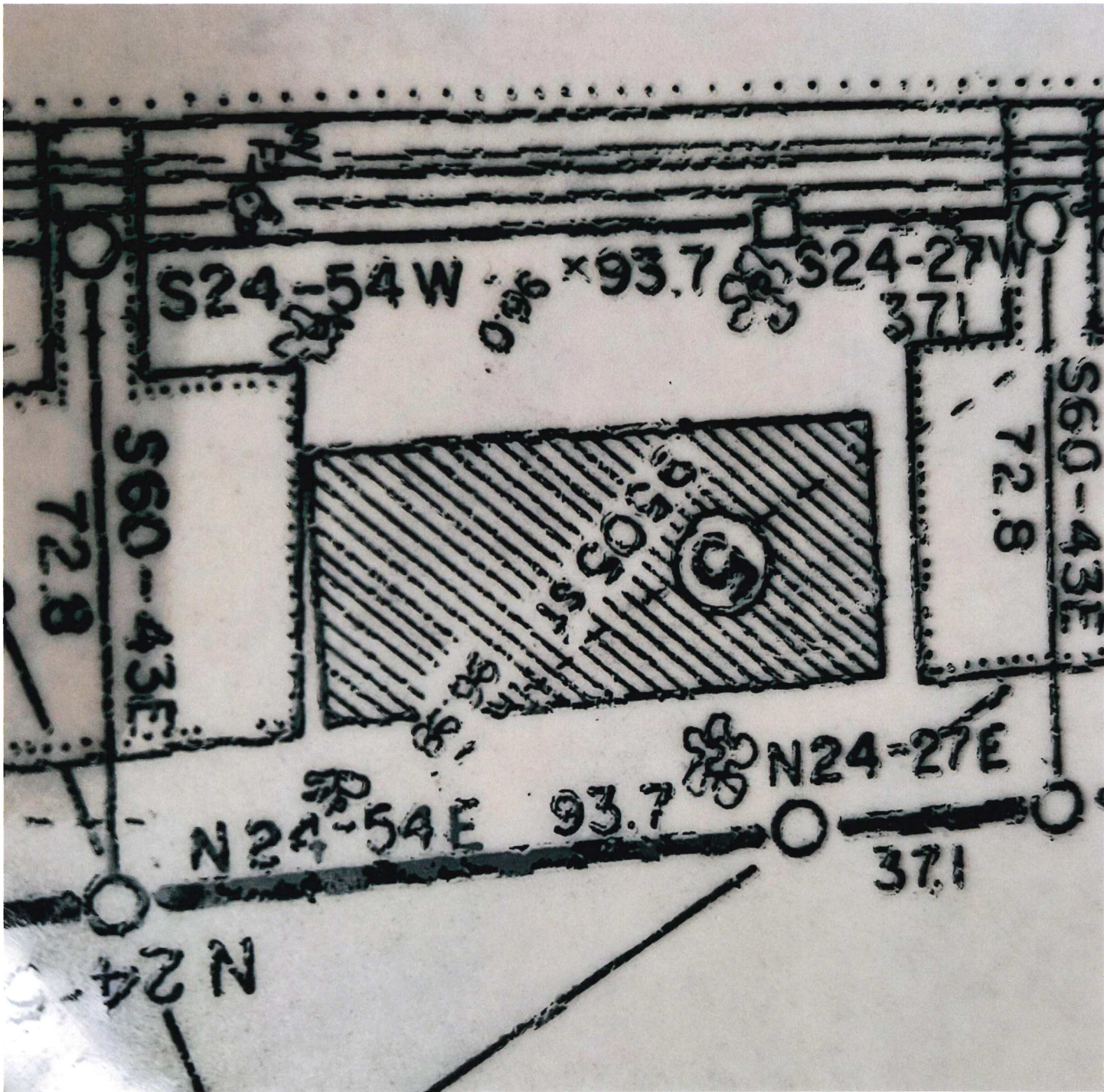
11-22-24
Date

Liberty Propane

130'8"



Sunset Meadows



PUBLIC NOTICE

PER CITY OF ST. ALBANS LAND DEVELOPMENT REGULATIONS

Address: 25 Sunset meadows

Applicant: Bean Properties, LLC

Project Description: Rebuild triplex.

Same footprint + location

Permit / Approval

Type: B24-000152

Date Issued: 11/22/24

Appeal by: 12/7/24

Public Hearing Notice

Date / Time: _____

Place: _____

Purpose: _____

FOR MORE INFORMATION, CONTACT:

PLANNING & PERMITTING ADMINISTRATOR, CITY OF ST. ALBANS, PO BOX 867,

100 NO. MAIN ST., ST. ALBANS, VT 05478, PHONE: 802-524-1500 X 262

EMAIL: INFO@STALBANSVT.COM

WEB: WWW.STALBANSVT.COM/PLANNING

Applicant: This notice shall be displayed on the subject premises and be clearly visible from the public way. Notice shall be displayed at the time of application and shall not be removed until after the appeals expiration date.

Sara Butth
ADMINISTRATIVE OFFICIAL

