



PERMIT LETTER

Permit Date: 02/21/2025

Parcel Number: 26055035

Permit Number: D25-000001

Parcel Owner: CITY OF ST
ALBANS

Permit Type: Demolition

Parcel Address: 35 ALLEN ST St Albans City, VT 05478

Project Summary: Permit- Demolition of house and shed- 35 Allen Street

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.**
The Permit Placard shall be displayed on the subject premises and be clearly visible from a
 2. 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.
 4. This project shall adhere to all Land Development Regulations.
 - a. Dust mitigation must be planned for. Construction fence to be erected for duration of work as needed.
 5. This project shall adhere to all Board Conditions.
 - a. N/A

This permit does not satisfy the requirements of the state. You must contact the state permitting specialist to determine those requirements.

This permit does not certify the legal size of the lot and is not a legal determination of boundary lines.

This permit expires after 3/8/26.

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.

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@stalbanstv.com.


Property Services

February 21, 2025
Date

Permit No. D25-000001

RECEIVED
FEB 18 2025
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) Complete Demolition Service Daytime Phone 802-782-2409
Landowner(s) City of St Albans Daytime Phone 802-370-3942
Mailing Address Po Box 867 St. Albans VT Parcel ID # 26055035
Parcel Address 25 Allen St / 33 Lower Weldon Zoning District R75 Residential
Email dshree@complete-demolition-service.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	
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		<u>Demolition</u> \$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:
- Demolition of house, metal shed, on 33 lower Weldon.	Total of Fees from Above: <u>Waived</u>
- Back fill with material on site	Residential Construction Fee - \$4.00 per \$1,000 in work cost estimate
- Demo shed on 35 Allen St.	Commercial Construction fee - \$5.00 per \$1,000 in work cost estimate
	City Clerk Recording Fee (for each permit) \$15.00
	Records Management Fee (for each permit) \$12.00
Cost of work: <u>\$35,934.00</u>	Total Permitting and Recording fees: <u>waived</u>
Expected Completion Date: <u>5/30/2025</u>	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: Ernane King

Date: 2/18/2025

Signature of Applicant: David Shea

Date: 2/18/2025

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

Water/Wastewater Allocation change needed: Y N PW Initial for submitted application: _____

1) Approved: 2/21/25 Posted: 2/21/25 This approval shall not become effective until 3/8/25

2) Denied: _____
2/21/25 Sara Bennett
Date of Action Administrative Officer

(PLEASE TURN OVER FOR ADDITIONAL INFORMATION)

When the building is down the site basement hole will be filled in with materials found on site.

Security fencing on the street side of the project.

Allen St
Lower Welden St

Allen St

Allen St

549-173-11000
LT

549-173-01318
LTI/FAM HSE/HED

549-173-00509
LTI/FAM HSE/GAR

549-173-00966
LTI/FAM HSE

50 FT

30'

Demolish the house and metal shed located at 33 Lower Welden Street.

Demolish the shed located at 35 Allen Street.





PERMIT NO: D25-000001

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)

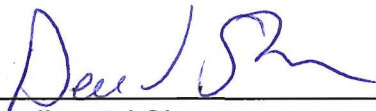
- The applicant shall post the notice of permit, on the form prescribed by the town, within view from the public right of way most nearly adjacent to the subject property, until time for appeal has passed.

Date of Posting: 2/21/25

Location: 35 ALLEN ST, 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

2/21/25
Date

PUBLIC NOTICE

PER CITY OF ST. ALBANS LAND DEVELOPMENT REGULATIONS

Address: 35 Allen St.

Applicant: Complete Demolition Svcs

Project Description: Demo of house + shed

* Dust mitigation to be observed.
+ Security fence.

Permit / Approval

Type: D25-000001

Date Issued: 2/21/25

Appeal by: 3/8/25

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 Bennett
ADMINISTRATIVE OFFICIAL

