

Permit # 23-042
Visa- 6978
Fee \$ 50.00

ACCESS (CURB CUT) APPLICATION
TOWN OF EAST MONTPELIER
PO Box 157, East Montpelier, VT 05651

NOV 01 2023
Date Received: 11.1.2023
Parcel # 03-063.000
Tax Map # 04-01-58.100

Applicant: Leah Waltz And Michael Ryan Rigdon Phone: 407-459-4527
Mailing Address: 1157 Greengate Rd Woodstock, VT 05091
Property Owner: Leah Waltz And Michael Ryan Rigdon Phone: 407-459-4527
Mailing Address: 1157 Greengate Rd Woodstock, VT 05091
Property Location: off of County Rd between 3153 & 3313

PROJECT DESCRIPTION: **sketch drawing and location map must be attached.**

☐ CONSTRUCT A NEW ACCESS ☐ CHANGE AN EXISTING ACCESS

<input type="checkbox"/> agricultural	<input type="checkbox"/> Current Access: agricultural	<input type="checkbox"/> Proposed Access: agricultural
<input type="checkbox"/> commercial	<input type="checkbox"/> commercial	<input type="checkbox"/> commercial
<input type="checkbox"/> industrial	<input type="checkbox"/> industrial	<input type="checkbox"/> industrial
<input checked="" type="checkbox"/> residential	<input type="checkbox"/> residential	<input type="checkbox"/> residential
<input type="checkbox"/> development	<input type="checkbox"/> development	<input type="checkbox"/> development
<input type="checkbox"/> other _____	<input type="checkbox"/> other _____	<input type="checkbox"/> other _____

Distance, in feet, of the proposed access to the nearest intersection (specify the intersection):
1160' +- to the intersection of County and Templeton Rd

Has the proposed access been flagged (i.e., marked) at the site? ☒ YES ☐ NO
Site must be flagged before the application will be considered.

The undersigned agree(s) to construct and maintain this access in accordance with applicable regulations and adhere to the specifications, restrictions, and conditions contained in this permit, if issued.

Applicant	Date
<u>Michael Ryan Rigdon</u>	<u>10/24/2023</u>
Property Owner	Date

_____ Denied: _____

Approval to Proceed: Upon receipt of this permit you are authorized to proceed with the project in accordance with the conditions, specifications and restrictions, including Road Foreman recommendations, contained in this document and any attachments to this document. Approval is granted only for the work described in this application and must be performed as directed. The Permit Holder shall be responsible for all damages to persons and/or property due to or resulting from any work allowed under this permit. The Permit Holder shall defend, indemnify and hold harmless the Town of East Montpelier and its officers, agents and employees from all suits, actions or claims of any character, name and description brought on account of any injuries or damages sustained by any person or property, including all costs or expenses to defend against such suits, actions or claims.

<u>11-6-2023</u> Date	<u>Seth B. Gardner</u> SELECTBOARD	<u>Jon Jewett</u> SELECTBOARD
<u>[Signature]</u> SELECTBOARD	<u>[Signature]</u> SELECTBOARD	_____ SELECTBOARD

East Montpelier Access (Curb Cut) Application

Permit # _____

Road Foreman Determination:

☒ Proposed access meets applicable sight distance standards. Comments: _____

Road Foreman Recommendations:

NO Culvert needed

Culvert/Drainage Requirements:

Roadway Culverts – 18" minimum diameter of metal, reinforced concrete, or polyethylene pipe with drop inlets or catch basins as required. Hydraulic Analysis to determine appropriate pipe diameter is recommended for all live stream crossings and elsewhere where large storm flows may be expected. See VTrans Standard A-76.

Driveway Culverts – Circular drainage culverts shall have a minimum inside cross-sectional area equivalent to that provided by a 15" circular pipe. See VTrans Standard B-71.

Underdrains – 6" minimum diameter of metal, PVC plastic or polyethylene pipe.

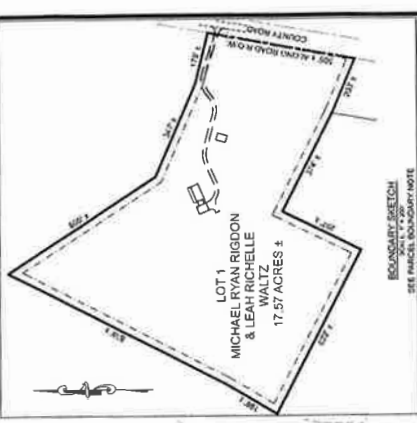


Road Foreman

10/1/23
Date

Additional Selectboard Conditions &/or Restrictions:

The East Montpelier Land Use & Development Regulations and the East Montpelier Road & Bridge Standards are incorporated by reference.



BOUNDARY SKETCH
SEE PARCEL 100-COUNTY NOTE

- LEGEND:
- ROAD RIGHT OF WAY LINE
 - PROPERTY LINE
 - EDGE OF PAVEMENT
 - EXISTING CONTOUR
 - PROPOSED CONTOUR
 - EXISTING GRADE
 - PROPOSED GRADE
 - OVERHEAD POWER OR TELEPHONE
 - UNDERGROUND POWER OR TELEPHONE
 - WATER SUPPLY PRESUMPTIVE SOLUTION ZONE
 - PROPOSED FINISHED GRADE CONTOUR
 - PROPOSED SURFACE WATER DRAINAGE DIRECTION
 - EDGE OF PROPOSED DRIVEWAY
 - UTILITY POLE
 - BEARHOLD POND
 - BEACH MARSH

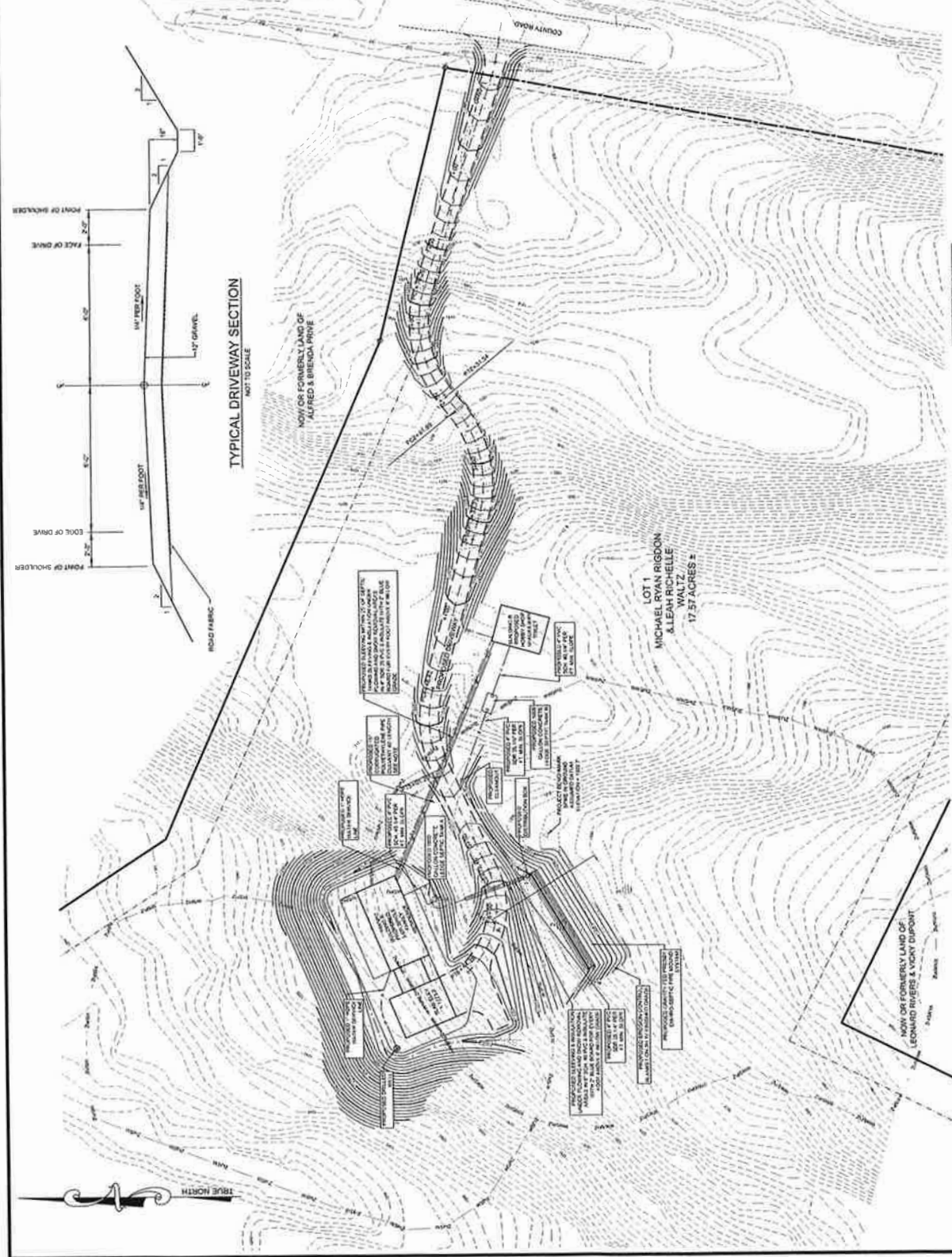
NOTE:

THIS SITE PLAN IS A PRELIMINARY DESIGN AND IS NOT TO BE USED FOR CONSTRUCTION. THE CLIENT IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE DESIGNER ASSUMES NO LIABILITY FOR ANY ERRORS OR OMISSIONS IN THIS PRELIMINARY DESIGN. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE DESIGNER ASSUMES NO LIABILITY FOR ANY ERRORS OR OMISSIONS IN THIS PRELIMINARY DESIGN.

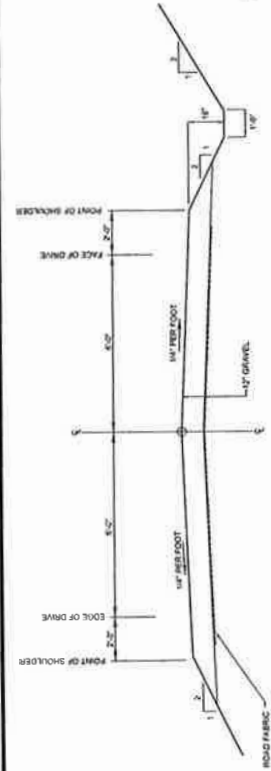
Chase
Surveyors & Septic Designers, Inc.

SITE PLAN
MICHAEL RYAN RIGDON & LEAH RICHELLE WALTZ
COUNTY ROAD, EAST MONTPELIER, VERMONT

301 North Main Street
Montpelier, VT 05602
802.475.5534



TYPICAL DRIVEWAY SECTION
NOT TO SCALE



CONTRACT INFORMATION
ZONE 6 AGRICULTURAL FOREST
CONSERVATION DISTRICT
SETBACKS:
FRONT: 10' FROM C.O.D.
REAR: 25'
SIDE: 10' FROM C.O.D.
MAX BUILDING HEIGHT: 30'



PRELIMINARY 10/26/2023