

For Office Use

ZP # 2025-38

Parcel # 400-0123

Map # 02-015.000

District: V RR F&A

Town of Plainfield

P.O. Box 217 • Plainfield, VT 05667-0217
 phone: 802-454-8461 • fax: 802-454-8467
 plainfieldza@gmail.com

Received by Town Clerk

OCT 27 2025

Smith

Zoning Permit Application

This form serves as the application for all zoning permits and development reviews.

A Owner/Applicant Information

Property Owner Name Mike Davidson

Mailing Address: Street/P.O. Box 187 Pitkin Rd Apt/Suite _____
 City Plainfield State VT Zip 05667

Phone: Day 1(603) 359 4701 Evening _____ Prefer? Day Eve Either

Is Owner the Applicant? Yes ... Skip to Site and Project Information, Section B, below.
 No Provide owner name and mailing address (above), indicate relationship to owner, and complete Applicant information below. (All information will be sent to the Applicant when not the owner.)

Relationship to Owner: Prospective Owner (have purchase agreement) Contractor Lessee
 Architect/Designer Agent Other:

If not the Owner

Applicant Name: Daniel Kitchen

Mailing Address: Street/P.O. Box 700 Fowler Rd Apt/Suite _____
 City Plainfield State VT Zip 05667

Phone: Day 802 522 6191 Evening: _____ Prefer? Day Eve Either

B Site and Project Information

Physical Address (911) 187 Pitkin Rd

In 100 Yr Floodplain? Yes (check Yes if any portion of the parcel is in the district) No

Please briefly describe the project and/or request: Add bathrooms to the Studies building (5) and two decks with new entrances

C Site Plan: All applications must include a site plan. See the reverse side for more information. →

Signature: The below signed hereby agrees that the proposed work shall be done as represented on this form and the associated documentation submitted, and that the work shall conform to all applicable town ordinances and regulations. Signing as an "Agent for Owner" indicates that the person signing has the permission of the land owner to act on the owner's behalf. Note: Additional permits may be needed from the State of Vermont and/or the Town of Plainfield.

Indicate if: Property Owner OR Agent for Owner

Signature: [Signature] Date: _____

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Permit fee \$ 200.00 Recv'd by: C. Smith Recv'd from: Craft Design Date: 10/27/2025

Hearing fee \$ _____ Recv'd by: _____ Recv'd from: _____ Date: _____

Plainfield Zoning Permit Application—side 2

C Site Plan: All applications must include a site plan showing the dimensions of the lot, the location of all existing structures, development (driveway, well, septic field), water bodies, and all proposed structures and development on the lot. Indicate the setback distances from roads, property lines, and surface waters to the nearest structures. The applicant is responsible for determining the property lines and setback distances.

For a Sign: Submit the text, graphics, size, and a site plan map of the sign location on the building or lot.

For a Subdivision: Was this parcel created after March 2004? Yes No.

For subdivisions and boundary-line adjustments, submit a sketch plan as per the Subdivision Regulations, Article II Subdivision Review Procedures.

For Construction projects: In accordance with 24 VSA §4414 (13), no use under this zoning permit may begin until a wastewater and potable water supply permit is issued under 10 VSA Chapter 64. In addition to the site plan map, an elevation is required for most commercial building proposals. Please answer the questions below for all construction projects:

- Is any portion of the building rented?..... Yes No
 - Will project require an access permit (driveway opening)? Yes No
 - Will project disturb, grade, or excavate more than one acre of land? Yes No
 - Will project result in increased water or sewer flow? Yes No
 - Does project require an Act 250 permit amendment? Yes No
- Maximum building height: 27 feet

For residential structures, please indicate:
 Single-family Two-family Multiple units

For all projects involving single-family houses:

	<u>Existing Rooms</u>	<u>New Rooms</u>
# Bathrooms	_____	_____
# Bedrooms	_____	_____
# Kitchens	_____	_____

Questions? Contact the Zoning Administrator, Karen Storey, at 454-7856 or plainfieldza@gmail.com

D Action by Zoning Administrator:

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11/28/2025 DRB email received 10/29 Mike Davidson ok

1. Granted Referred, date: 11/28/2025 Denied, date: _____

Reason/Comment: Conditional Use Historic Site Review

2. Appealed to the DRB, date: _____ By: Commercial Site Plan Renew

Applicant Note: An Appeal of a decision or act of the Zoning Administrator must be made in writing to the Chair of the Development Review Board within 15 days of the decision or act.

3. Final Action: Permit # _____ Date issued: _____ Effective date: _____

DO NOT start this project prior to the effective date, as the statutes require a 15-day appeal period.

Zoning Administrator: _____

E Development Review Board Action:

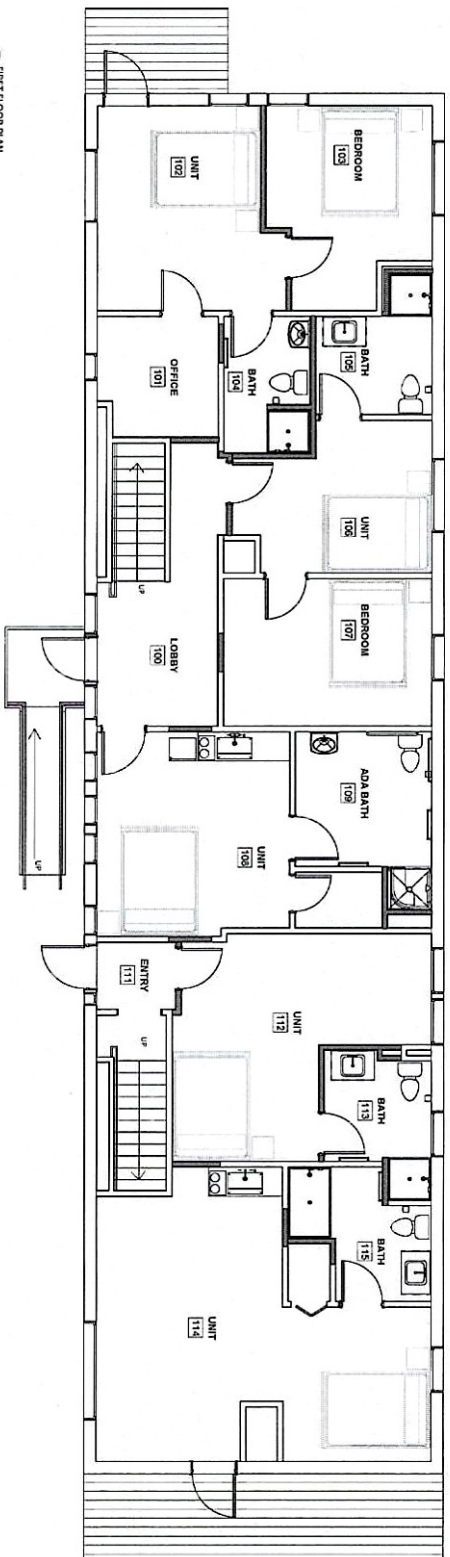
1. Public notice date: _____ Hearing date: January 14, 2026 7:35 pm

Continued to, hearing date(s): _____

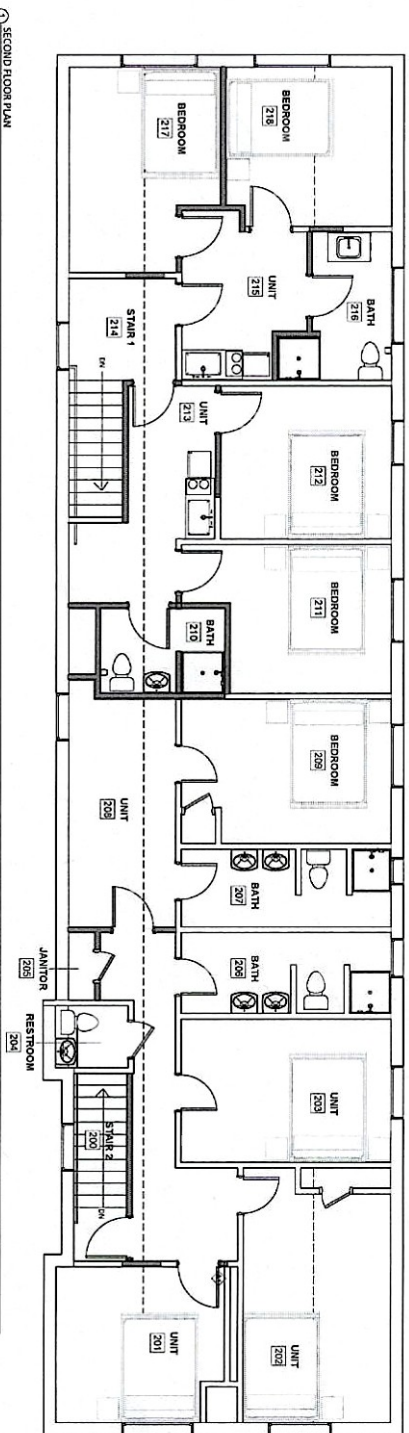
2. Granted, date: _____ Denied, date: _____

Chair, Development Review Board: _____

Important: An appeal from a decision or act by the Development Review Board must be made within 30 days from the date of action shown on lines D2 or D3 above. Said appeal is made to the Environmental Court under 24 V.S.A., §4471.



① FIRST FLOOR PLAN
1/4" = 1'-0"



② SECOND FLOOR PLAN
1/4" = 1'-0"



STUDIO NEXUS
ARCHITECTS + PLANNERS
PO Box 275, White River Junction VT 05001
802 275 5110 | www.studionexusarch.com

GODDARD COLLEGE CAMPUS
STUDIES BUILDING

FLOOR PLANS
01

SEPTEMBER 30, 2025
1/4" = 1'-0"

E. Montpelier

10-00-21.100 Wiswall
10-00-19.120 ABG
Corp

10-00-19.110

Town of Plainfield

1
4.2 A
C

15.001
0.2 A
C

05.200
2.05 A
SV

05.100
5.9 A
SV

2
13.8 A
SV

3
1 A

5
6.45 A
C

15.100
2 A

4
2.5 A

SUGARWOOD
ROAD

Janulis

9
1.28 A

8
2.38 A

7
2.08 A
SV

6
1.1 A
SV

15
117 A
C

Lapierre

10
1.1 A

Ryan

11
1 A

12.00
50.6 A

Hannack

Drake

Wiswall

18
30 A
C

Patnaude

16
10.1 A
SV

Town of Plainfield

River

Fairmont Dairy LLC

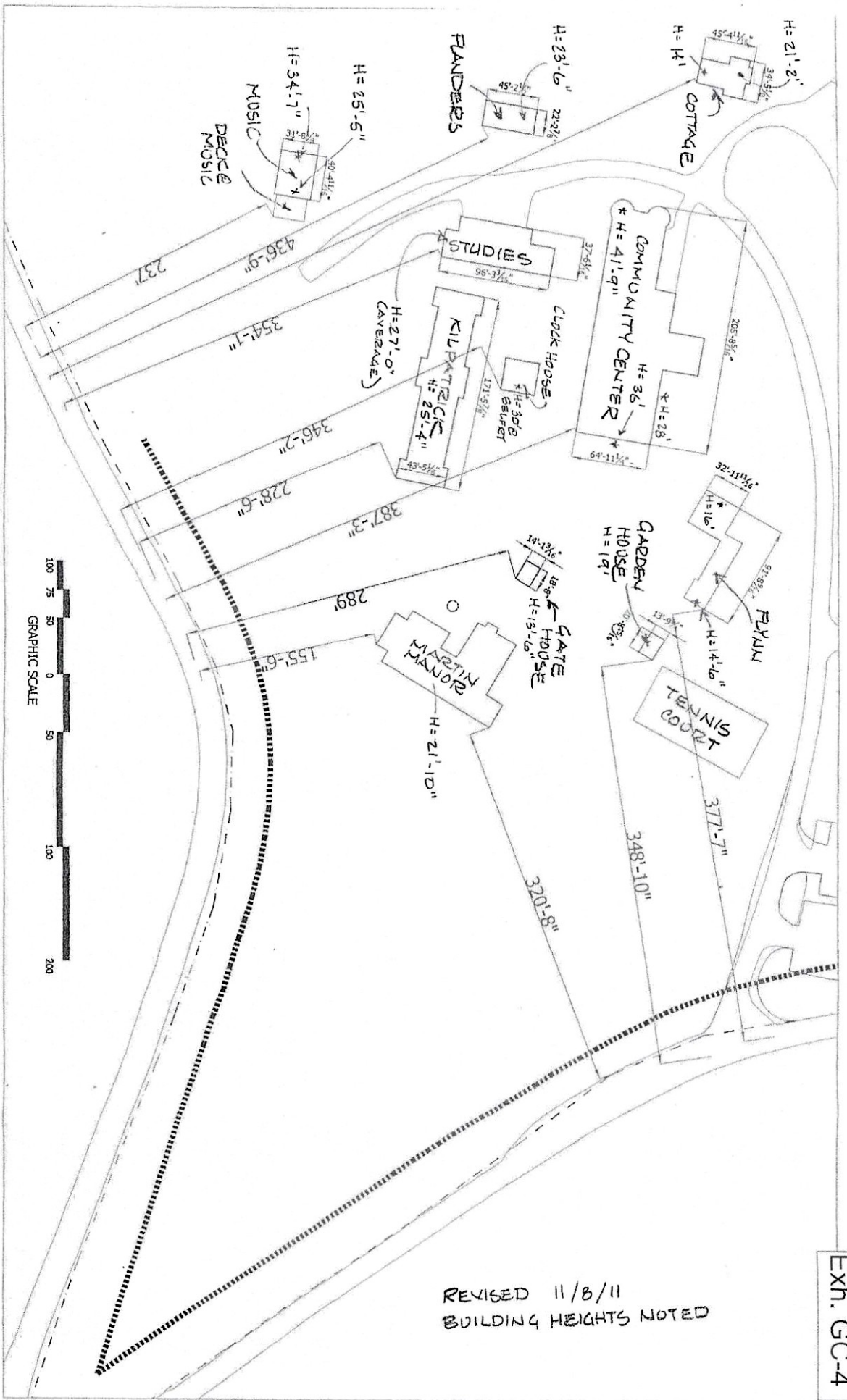
26
35 A

17
18.4 A

29
7

TE 2

PARTIAL GODDARD COLLEGE SITE PLAN - GREATWOOD BUILDING OVERALL DIMENSIONS & DISTANCE TO ROAD CENTERLINES



REVISED 11/8/11
BUILDING HEIGHTS NOTED

Exh. GC-4