

Application for Zoning Permit

Zoning Permits are required prior to any land development as defined in the Bristol Unified Zoning Regulations. Fees and requirements vary. It is encouraged to contact the Zoning Administrator prior to filling out this form.

Town of Bristol
Planning and Zoning
1 South Street
(802)453-3648
zoning@bristolvt.org



Landowner Information (as listed in Grand List)

Name: ALISON LEA
Mailing Address: 9 PLEASANT STREET
Phone #: 802-477-3651
Email: _____

Applicant Information (if different from Landowner)

Name: MICHAEL GIROUX
Mailing Address: 9 PLEASANT STREET
Phone #: 802-578-0829
Email: _____

Site Information:

Location of Property: 9 PLEASANT STREET Parcel ID: 225127 Lot Size: 1/8 AC.
Zoning District: 4 DR Overlay District (if applicable): Flood Hazard Area Downtown Design Review
Current Use of Property: Single family dwelling

Type of Permit Request: New Structure/Building Addition/Alteration Change of Use

Accessory Dwelling Unit Home Occupation Other (describe below)

Description of Proposal: placement/construction of greenhouse and shed
greenhouse (18' x 36') shed (62' x 12')

---IMPORTANT INFORMATION---

All permit application fees must be paid and required information received before any action on your application may be taken. Permit application fees are non-refundable. Further information may be required after initial review. Upon receipt of a completed application zoning administrator has 30 days to act. Approved permits have a 15-day appeal period prior to going into effect. Permits shall expire two years from effective date.

State Permits: It is the responsibility of the applicant/owner to obtain all necessary State Permits.

The undersigned hereby applies for a zoning permit, to be issued on the basis of the representations contained herein, of which the applicant swears to be true.

Signature of Applicant: [Signature] Date: 1/27/25

Signature of Landowner: [Signature] Date: 1/27/25

It shall be unlawful to use or occupy or permit the occupancy of any land or structure or part thereof until the Zoning Administrator issues a Certificate of Compliance stating that the proposed use of the structure or land complies with the requirements of these Regulations.

Office Use Only

Date Received: 1/27/26 Date Deemed Complete: _____ Fee: \$ 150 Payment Date: 1/27/26 Permit #: 26-002
Access Permit: Approved Denied Not Applicable Permit # _____ Parcel ID: 225127
Wastewater/Septic Permit: Approved Denied Not Applicable Permit # _____
Development Review Board (DRB) Approval Date: _____ Downtown Design Review Commission (DDRC) Approval Date: _____

Permit Decision

APPROVED DENIED REFERRED TO Development Review Board Downtown Design Review

Zoning Administrator Signature: _____ Date: _____

Appeal By: _____ Effective Date: _____ Expiration Date: _____

Comments: _____

Pursuant to 24 V.S.A. § 4465 an interested person may appeal any decision by the Administrative Officer within 15 days of the date of such decision. To file an appeal an application must be filed with the Town Clerk within 15 days of any action.

Application Review Checklist:

Complete this checklist and submit it with Zoning Permit Application. If there are questions, please contact the Zoning Office.

SUPPLEMENTAL INFORMATION: (If question is not applicable check no box for question)

- Does project involve a new or modified connection to municipal water system? Yes No
- Does project involve a new or modified connection to a Town Highway? (SECTION 720) Yes No
- Does project require a new Right-of-Way to access the property? (SECTION 407) Yes No
- Does project involve the addition of bedrooms? *If yes, how many:* _____ Yes No
- For residential projects how many dwelling units are being proposed? # of Units: _____ N/A
- Will project require the assignment or modification of an E-911 Address? Yes No
- Will the building be used for commercial purposes (i.e. rentals, restaurants, services)? Yes No
- Is proposed structure heated/cooled? (New residential/commercial development renovations, alterations and repairs may be subject to Vermont Energy Standards.) Yes No
- Is project located near wetlands, streams or rivers? (Projects not within the Flood Hazard Area must be setback at least 50' from top of bank.) Yes No
- Are you working with a contractor? *If yes, please provide their name and phone number below:* Yes No

STATE REQUIREMENTS (if applicable)

If you are unsure if your project requires State approvals, applicants can use the Agency of Nature Resources Permit Navigator ([Permit Navigator](#)) or contact a Community Assistance Specialist at 802-828-0141 or ANR.DECAssistance@vermont.gov.

- Wastewater and Potable Water Supply Permit # _____
- Stormwater Discharge Permit # _____
- Act 250 Permit # _____
- Agency of Transportation Access Permit # _____
- Division of Fire Safety Construction/Building Permit # _____
- Other Permit: _____ # _____

N/A

REQUIREMENT ATTACHMENTS: Applicants must submit as attachments a scaled site plan and a detailed drawing(s) of proposed development.

Site Plans must:

- Have north arrow and drawn to scale; be no larger than 24"x36"
- Show proposed development in relation to property lines and other structures;
- Show the location of infrastructure (i.e. driveways, utilities) both existing and proposed;

Drawing(s) must:

- Shape, design, size, and height of proposed development.

HINT: If you do not have a map or survey for your property the Town has an [interactive map viewer](#) that can be used to create a map of your property and sketch proposed development onto that map.

HINT: Examples of acceptable drawings are building elevations, floorplans, photographs, hand drawn sketches.

DIMENSIONAL & DESIGN STANDARDS: (fill in applicable blanks)

Please refer to the zoning district descriptions for applicable dimensional minimums and maximums.

Lot Frontage: _____ Lot Coverage: _____ % Existing Footprint of Building/Structure: _____

Structure Setbacks: Front yard (measured from centerline) 110' ft.; Rear yard 40', 5' ft.; Side yard 2', 5' ft. & 5' ft.

Structure Dimensions: Width 18', 12' ft.; Length 36', 12' ft.; Height 12', 17' ft.; Footprint (WxL) 648' sq.ft.

Parking Spaces (requirements vary based on type of use, see SECTION 711 for parking space requirements) # of Spaces: _____

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Planning and Zoning
1 South Street
(802)453-3648
zoning@bristolvt.org



Application for Development Review

This form is for applications to the Development Review Board and Downtown Design Review Commission. A zoning permit application should be submitted with this form

Landowner Information: (as listed in Grand List)

Name: Allison Lea
Mailing Address: 9 Pleasant Street.
Phone #: 802-578-0829
Email: meghan.giroux@gmail.com

Applicant Information: (if different from Landowner)

Name: Meghan Giroux
Mailing Address: 9 Pleasant Street.
Phone #: 802-578-0829
Email: meghan.giroux@gmail.com

Site Information:

Location of Property: 9 PLEASANT STREET Parcel ID: 225127 Lot Size: 1/8 AC
Zoning District: HDR Overlay District (if applicable): Flood Hazard Area Downtown Design Review

Type of Application (check all that apply):

- Appeal of Administrative Officer (SECTION 360)
- Waiver (SECTION 380)
- Variance (SECTION 370)
- Site Plan Review (SECTION 390)
- Conditional Use (SECTION 350)
- Other (specify) _____

Description of Proposal:

We are interested in erecting a greenhouse off the back of our garage and looking to place it 2 feet off the neighbors yard to the west.
We are also interested in putting up a shed in the southeast corner 5ft off the eastern and southern boundary line.

Applicants must submit as attachments a scaled site plan and/or drawing(s) of the proposed development which depicts the following: the location of parcel; proposed improvements in relation to lot lines and other structures; location of existing and proposed infrastructure; and size, shape, height, and design of structure(s). Further information may be required after initial review.

Applications must be submitted 25 days prior to the regular meeting of the Development Review Board. Prior to action being taken on any applications, all applicable fees and pertinent information as required by the Bristol Unified Development Regulations must be submitted.

State Permits: It is the responsibility of the applicant/owner to obtain any and all necessary State Permits. For assistance applicants can use the Agency of Nature Resources Permit Navigator (Permit Navigator) or contact a Community Assistance Specialist at 802-828-0141 or ANR.DECAssistance@vermont.gov.

The undersigned hereby applies for a zoning permit, to be issued on the basis of the representations contained herein, of which the applicants swears to be true.

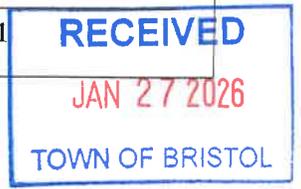
Signature of Applicant: [Signature] Date: 1/27/26

Signature of Landowner: [Signature] Date: _____

Office Use Only

Development Review Board Downtown Design Review Commission Both
Date Received: 1/27/26 Date Received Complete: 1/27/26 Date of Public Notice Posting: _____
Date of Public Hearing: _____ APPROVED / DENIED Date: _____
Date of Written Decision: _____ Appeal By: _____ Effective Date: _____
Concurrent Application: Permit # 26-002

Comments/Conditions: _____



RECEIVED

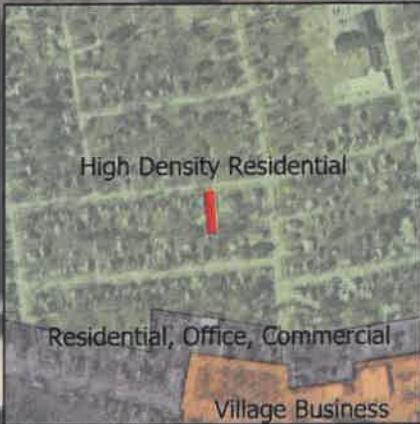
JAN 27 2026

TOWN OF BRISTOL

SITE PLAN

Land in Bristol, VT
Pleasant Street

Parcel ID: 225127



Principal Frontline

1.10'

GREENHOUSE

36'

38'

12' SHED 5'

12'

5'

40'

2'

Legend

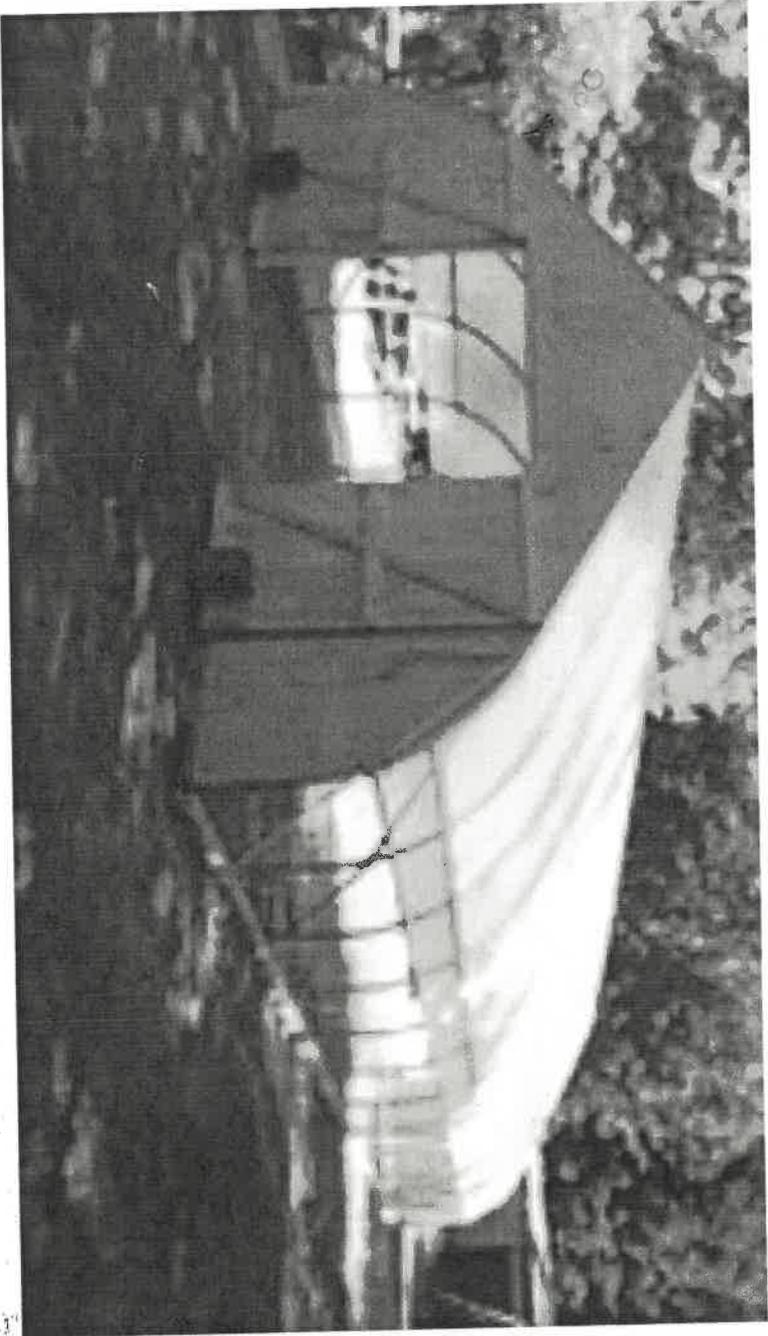
- Setback Distance
- ▭ Proposed Accessory Building Footprint
- ▭ Property Boundary
- ▭ Tax Parcel Line

0 10 20 30 Feet

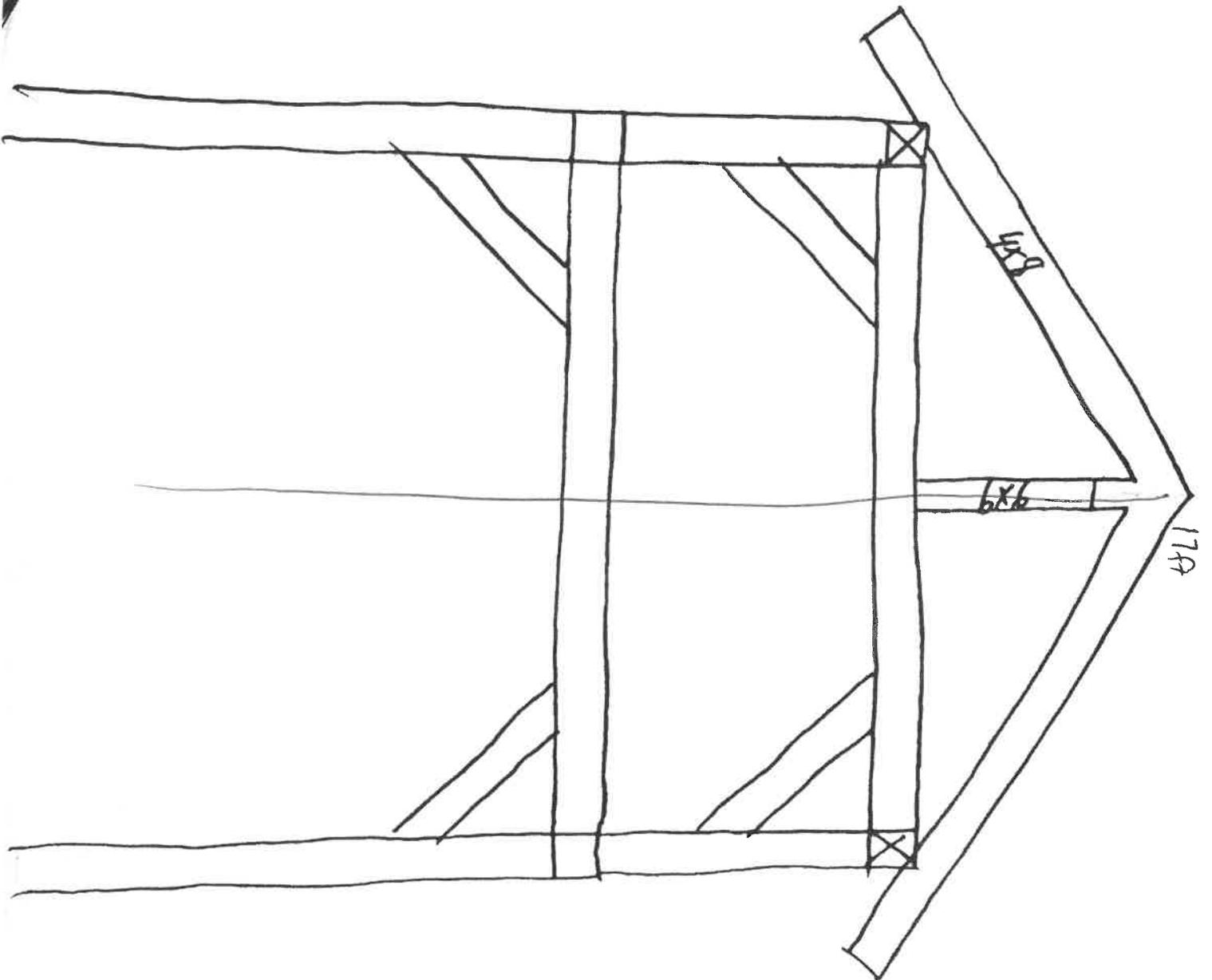


NOT A LEGAL SURVEY
Data obtained from
State of VT, GPS field work,
and Working Lands LLC.

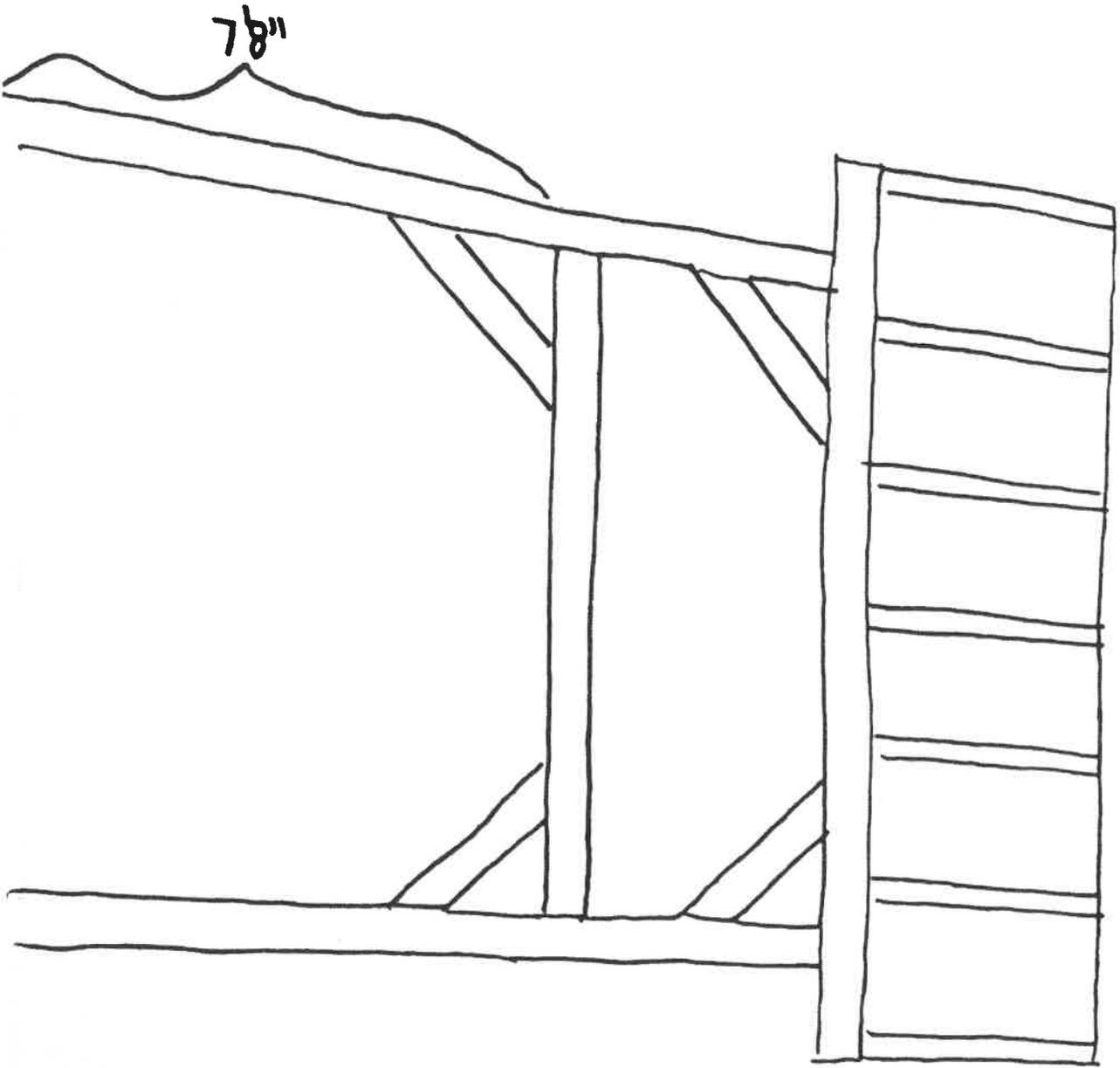
Prepared by:
Ryan C. Gumbart
Licensed Forester
Working Lands LLC
Weathersfield, VT
802-952-6802
January 25, 2026



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JAN 27 2026
TOWN OF BRISTOL



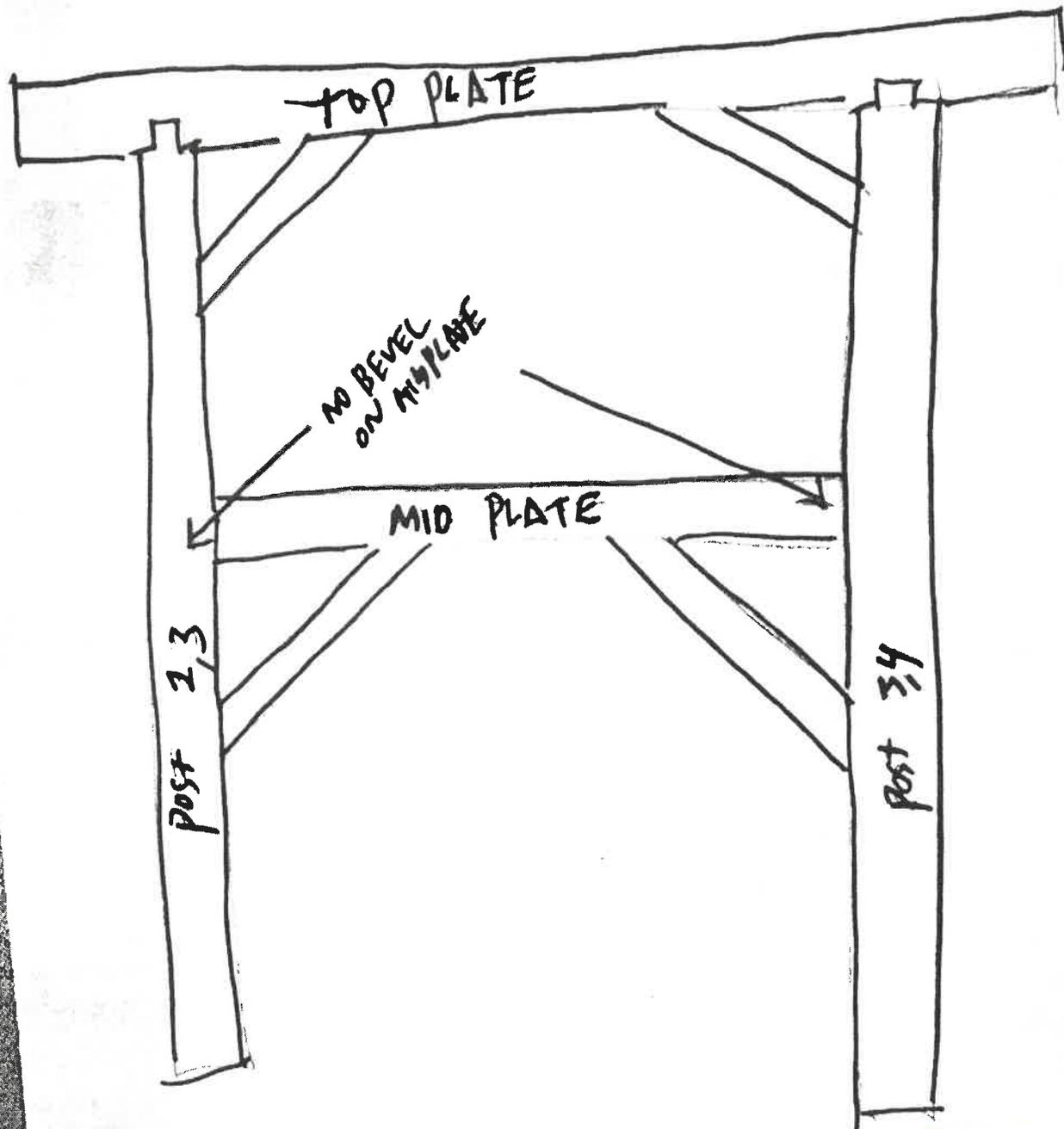
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78"

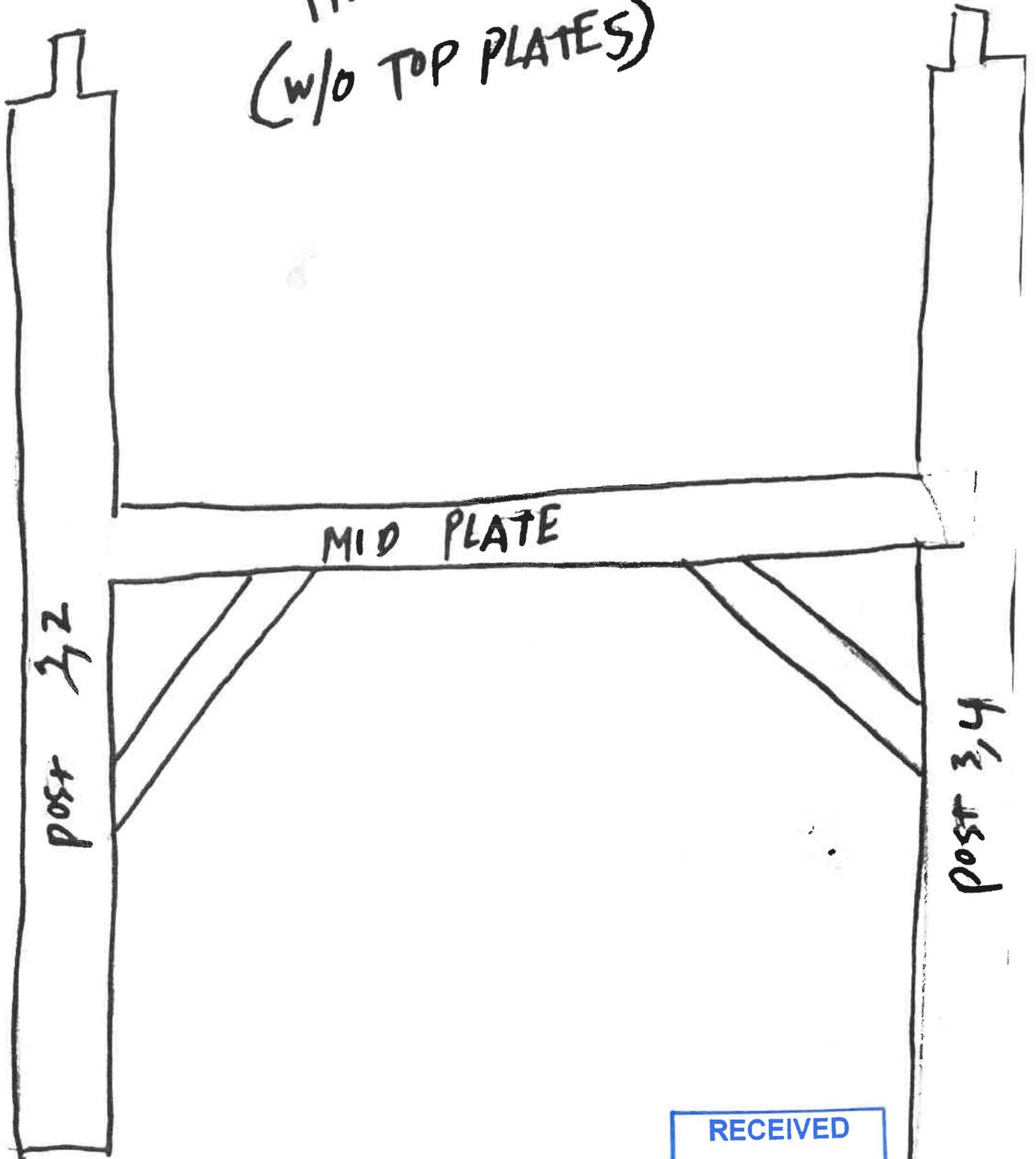
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TOWN OF BRISTOL

SIDE VIEW w/ TOP PLATES



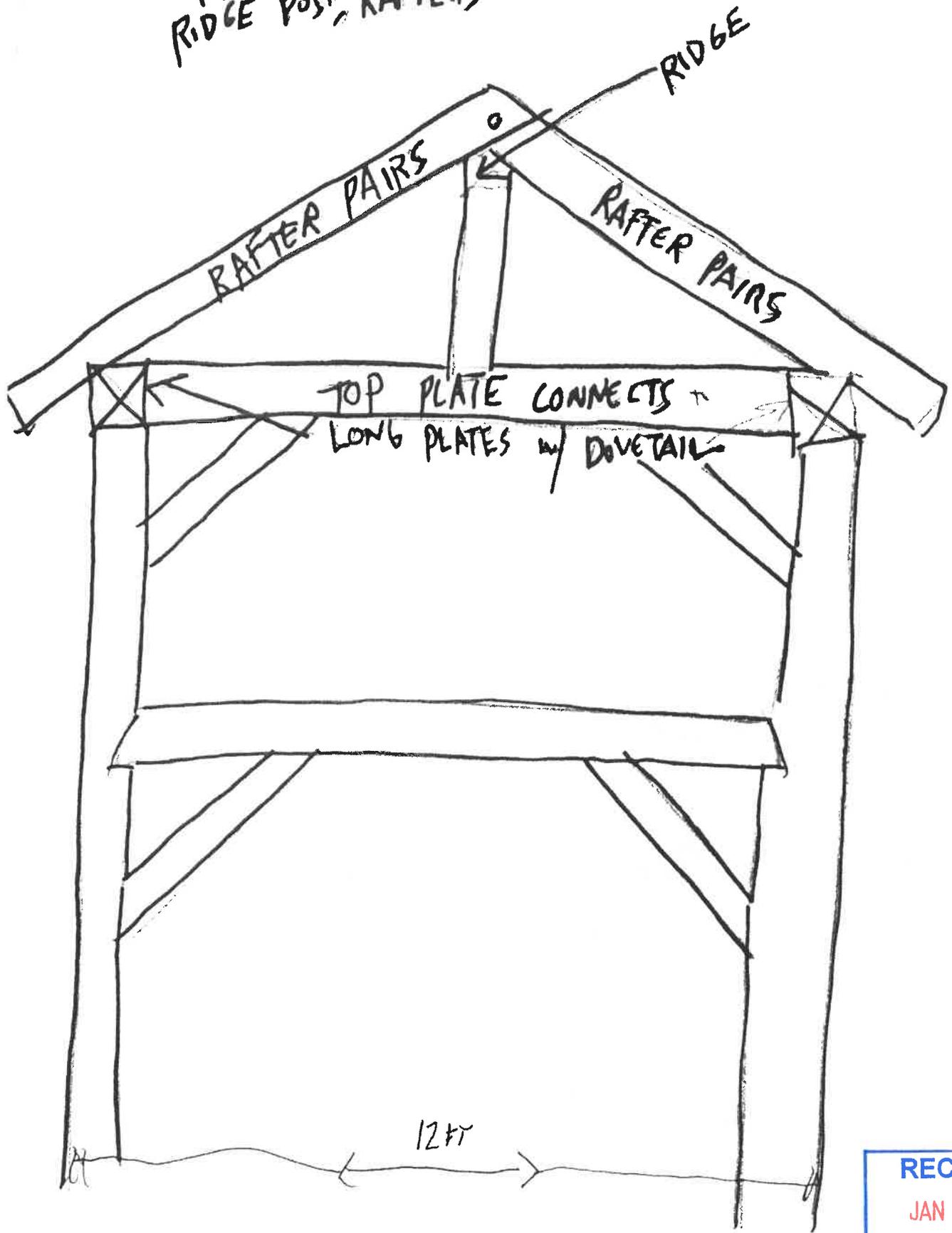
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TOWN OF BRISTOL

FRONT VIEW
(w/o TOP PLATES)



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JAN 27 2026
TOWN OF BRISTOL

FRONT VIEW TOP PLATE w/ RIDGE,
RIDGE POS, RAFTERS



RECEIVED
JAN 27 2026
TOWN OF BRISTOL