Date: _____ Application #: _____
Fees Paid: _____ ($10 recording fee already paid)
Parcel ID #: _____
Tax Map #: _____

TOWN & VILLAGE OF WATERBURY

OVERLAY DISTRICT APPLICATION

This Overlay District Application supplements the Zoning Permit Application. Please provide all of the information requested in both applications. Read the Zoning Regulations and familiarize yourself with the requirements. Failure to provide all the required information will delay the process of this application. Submit one copy of the completed application and a check payable to the Town of Waterbury according to the zoning fee schedule. For questions about the permit process please contact the Zoning Administrator at 244-1018.

PROJECT DESCRIPTION

Brief description of project: _____

_____

_____

Fill out only the relevant section(s) & utilize the following checklists to ensure your plans include all the required information.

DOWNTOWN DESIGN REIVEW OVERLAY DISTRICT (DDR)

DESIGN STANDARDS:

For Historic Structures (applying to all structures listed on the National Register of Historic Places):

- ☐ Original materials or materials typical of the architectural style are preserved or replaced with like materials to the extent feasible and appropriate.
- ☐ Historic building features shall be preserved or replicated to the extent feasible and appropriate.

For projects within the Historic/Commercial Sub-District:

- ☐ New building designs shall reinforce historic streetscape patterns, including orientation and setbacks.
- ☐ New buildings shall maintain overall height, size, massing, scale, and proportions compatible with those of buildings in the vicinity.
- ☐ New additions are designed to complement and be compatible with the original structure.
- ☐ Project design reinforces a pedestrian streetscape.
- ☐ On-site utilities shall be buried and utility boxes are screened from public view if the utilities along the street serving that structure are also buried.
- ☐ Buildings, or portions thereof, having eaves heights of 20-feet or less above ground level incorporate moderately to steeply pitched roofs, unless the another roof type is appropriate.

For projects within the Mixed-Use Sub-District:

- ☐ Building sites, including road and pedestrian networks, are designed in a manner that is integrated and compatible with adjoining parcels and areas.
- ☐ A proposed project located next to or facing a historic structure incorporates similar or complementary building features.
- ☐ New buildings are oriented to front upon, and relate both functionally and visually to, primary access roads.
- ☐ On-site parking is situated to the rear or on the sides of structures, where feasible and appropriate.
- ☐ The primary facades of principal structures are clearly defined through the placement of one or more prominent entryways, pedestrian walkways, or landscaping features.
- ☐ Building facades and rooflines are designed so as to reduce the perceived mass, scale, and uniform impersonal appearance of large buildings and additions, and to provide visual interest.
- ☐ Clearly defined pedestrian walkways are provided through parking areas, between buildings, and from public sidewalks to the site.

SUBMISSION REQUIREMENTS:

- ☐ All information required under Site Plan (see Site Plan Application)
- ☐ Proposed architectural elevations (for each exterior wall) showing door and window types and placement, and other exterior details
- ☐ A description of all materials to be used on the exterior of building
- ☐ Photos of the existing building(s) on the site and adjacent and facing parcels
- ☐ For demolition of a structure listed on the National Register of Historic Places see additional requirements within the Regulations.

RIDGELINE, HILLSIDE, STEEP SLOPE OVERLAY DISTRICT (RHS)

REVIEW STANDARDS:

__ For both Minor & Major Development Projects see Conditional Use Criteria

__ For Major Development Projects:

- __ Screening
- __ Access
- __ Placement of Structures
- __ Exterior Lighting
- __ Clearcutting and Pre-Development Site Preparation
- __ Natural Resources
- __ Building Design

SUBMISSION REQUIREMENTS :

____ Minor Development Projects (1,200—1,499 FIE)

- ◻ All information required under Site Plan Review (see Site Plan Review Application)
- ◻ Completed Conditional Use Application

____ Major Development Projects (1,500 & up FIE)

- ◻ All information required under Site Plan Review (see Site Plan Review Application)
- ◻ Completed Conditional Use Application
- ◻ Grading Plan
- ◻ Visibility Studies
- ◻ Stormwater Drainage/Erosion Control Plan
- ◻ Landscape Plan
- ◻ Access Plan ◻ Natural Features

SPECIAL FLOOD HAZARD AREA OVERLAY DISTRICT (SFHA)

DESIGN STANDARDS:

____ All development is reasonably safe from flooding ____ All fuel storage tanks are either elevated or floodproofed.

All substantial improvements and new construction (including fuel storage tanks) meet the following criteria:

____ Designed, operated, maintained, modified and adequately anchored to prevent flotation, collapse, release, or lateral movement of the structure

____ Constructed with materials resistant to flood damage

____ Constructed by methods and practices that minimize flood damage

____ Constructed with electrical, heating, ventilation, plumbing and air-conditioning equipment and other service facilities that are designed and/or located so as to prevent water from entering or accumulating within the components during conditions of flooding

____ All new subdivisions and other proposed developments that are greater than 50 lots or 5 acres, whichever is the lesser shall include within such proposal base flood elevation data. See Regulations for additional subdivision standards.

____ The fully enclosed areas below the lowest floor that are useable solely for parking of vehicles, building access, or storage in an area other than a basement are designed to automatically equalize hydrostatic flood forces on exterior walls by allowing for the entry and exit of floodwaters.

____ A non-residential, appurtenant structure of 500 sf or less need not be elevated to or above the base flood elevation in this area, provided the structure is placed on the building site so as to offer the minimum resistance to the flow of floodwaters

____ In Zones AE, A, and A1 – A30 where base flood elevations and/or floodway limits have not been determined, new construction and substantial improvement shall not be permitted unless it is demonstrates additional standards (see Regulations)

____ All new construction and substantial improvements of residential structures within Zones A1-30, and AE must have the lowest floor of all residential structures (including basement) elevated to at least one foot above the base flood level.

____ All manufactured homes are installed using methods and practices which minimize flood damage. Manufactured homes must be elevated on a permanent foundation such that the lowest floor of the manufactured home is at least one foot above base flood elevation, and they must be anchored to an adequately anchored foundation to resist flotation collapse, or lateral movement.

____ All new construction and substantial improvements of non-residential structures within Zones A1-30, and AE shall:

◻ Have the lowest floor (including basement) elevated to at least two feet above the base flood level; or

◻ Be designed so that below the base flood level the structure is water tight with walls substantially impermeable to the passage of water with structural components having the capability of resisting hydrostatic and hydrodynamic loads and

effects of buoyancy to a point at least two feet above the base flood level.

□ Where a non-residential structure is intended to be made watertight below the base flood level a registered

□ professional engineer or architect shall develop and/or review structural design

____ Adequate drainage paths shall be required around structures on slopes to guide floodwaters around and away from proposed structures.

____ The flood carrying and sediment transport capacity within the altered or relocated portion of any watercourse shall be maintained, and any alteration or relocation shall not result in any decrease of stream stability.

____ Bridge and culverts, which by their nature must be placed in or over the stream, must obtain a stream alteration permit from the Agency of Natural Resources, if required.

SUBMISSION REQUIREMENTS:

□ Plans in triplicate, drawn to scale, showing the location, dimensions, contours, and elevation of the lot; the size and location on the site of existing or proposed structures, fill or storage of materials; the location and elevations of streets, water supply, and sanitary facilities; and the relation of the above to the location of the channel, floodway, and base flood elevation

□ Specifications for building construction and materials, floodproofing, mining, dredging, filling, grading, paving, excavation, or drilling, channel improvement, storage of materials, water supply, and sanitary facilities

□ Base flood elevation data for all subdivisions, new construction, and substantial improvements

□ The elevation, in relation to mean sea level, of the lowest floor, including basement, of all new construction or substantial improvement of structures

□ Where floodproofing is used in lieu of elevation, the elevation, in relation to mean sea level, to which any structure or substantial improvement will be floodproofed

□ Where an application requires Board review the application shall include certification by a registered professional engineer or architect demonstrating that the proposed development will not increase base flood elevations more than 0.25 foot

□ Certification by a registered professional engineer or architect demonstrating compliance with the elevation requirements

□ A description of the extent to which any watercourse will be altered or relocated as a result of the proposed development

□ A Vermont Agency of Natural Resources Project Review Sheet for the proposal

□ Proposed floodproofing must be supported by a FEMA Floodproofing Certificate

CERTIFICATE OF COMPLETION: Upon completing the project the Applicant must apply for and receive a Certificate of Completion to ensure the project conforms to the Special Flood Hazard Area Regulations. See Certificate of Completion Application for additional information.

SIGNATURES

The undersigned hereby applies for a Zoning Permit for the use described in this application to be issued on the basis of the representations made herein all of which the applicant swears to be complete and true.

_____

Applicant Signature date

_____

Property Owner Signature date

CONTACT

Zoning Administrator Phone: (802) 244-1018
Mailing address: Waterbury Municipal Offices, 28 North Main Street, Waterbury, VT 05676
Municipal Website: www.waterburyvt.com