

Construction Information

A site plan showing the proposed development is required if construction is involved. The applicant is responsible for determining property lines and setbacks.

Please answer the questions below for all construction projects:

Will there be a new curb cut (driveway opening)?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Will over 1/2 acre of land be graded or disturbed?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Will the development create an additional 1/2 acre of impervious surface?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Will there be other changes resulting in increased sewer or water flows?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Will there be a new connection to the Stowe sewage system?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Will there be a new connection to the Stowe water system?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Is any portion of the building rented out?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Is an Act 250 permit or amendment required?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

Maximum Bldg. Height: 28 feet * Building Height is defined as the vertical distance measured from the average elevation of the proposed finished grade at the front or rear of the building to the highest point of the roof for flat and mansard roofs, and to the average height between eaves and ridge for other types of roofs. On sloping sites the height will be measured on the uphill side.

Please answer the questions below for all projects involving residential dwellings:

Existing Rooms:	# Bathrooms: 5	# Bedrooms: 6	# Kitchens: 1
New Rooms:	# Bathrooms: 5	# Bedrooms: 6	# Kitchens: 1

Please complete the fee calculation below for all construction projects:

Indicate new/additional gross floor area	Cost/Sq. Ft.	Fee Required
Heated Enclosed Space: _____	\$.20/sq. ft.	\$
Unheated Enclosed Space: 3,200 SF (barn)	\$.13/sq. ft.	\$ 416.00
Unheated Unenclosed Space: _____ (such as decks and open porches)	\$.07/sq. ft.	\$
Structures other than buildings (such as ponds and tennis courts) (administrative approval)	\$50/structure	\$
Structures other than buildings (such as ponds and tennis courts) (Conditional use approval required) 6 tennis courts	\$100/structure	\$ 600.00
Additional Recording Fee:	\$15 for permitted uses \$30 for conditional uses	\$
	Total Fee**:	\$ 1,016.00

** Minimum application fee for all construction (includes recording fee):

Permitted Uses: \$60.00 Conditional Uses: \$250.00

Fee Schedule for Projects Not Involving Construction
(all fees below include recording fee)

For permitted uses not involving construction: \$60
 For conditional uses not involving construction, appeals and variances: \$250
 Administrative amendment of conditional uses: \$70
 New signs: \$70
 Certificate of Occupancy: \$55 (additional inspections if need after first: \$40)
 Subdivisions:
 Preliminary Layout Application (Base Fee): \$250
 Preliminary Layout (Fee per lot if equal to and/or more than 5 lots): \$250/lot or unit
Final Plat Application (Base Fee): \$250
 Final Plat Application (additional fee per lot if preliminary layout was not required): \$100/lot or unit
 Minor Subdivision - Lot Line Adjustment: \$105 (includes recording fee for one map page)
 Final Plat Recording Fee (per map page): \$25

Payments should be made to the Town of Stowe. Payment can be made by cash, check, or with a credit card (Mastercard, Visa or Discover) or online. Go to www.townofstowevt.org/townclerk/ and click the link for online payments. Please note there is a 3% convenience fee for credit card payments.



Civil Engineers • Land Use Planners

July 31st, 2020

Sarah McShane
Zoning Director and Administrator
Town of Stowe, Akeley Memorial Building
67 Main Street, Stowe, VT 05672

Subject: Stowe Tennis Academy
2043 Stowe Hollow Road, Stowe, Vermont

Project #20045

Dear Sarah,

Please find attached an application and plans for the proposed Stowe Tennis Academy (STA) to be located at the \pm 7.4-acre property at 2043 Stowe Hollow Road, in the Rural Residential RR-5 zoning district in the Town of Stowe, for review by the Development Review Board. It is the applicant's desire to present the project to the DRB at their scheduled meeting on September 1st, 2020.

The landowner and applicant, Jeffrey Daly, would like to start welcoming campers between the ages of 8-15 to participate in an exclusive summer Tennis experience starting in June of 2021. The camp would include three (3) sessions between mid-June and mid-August. There are expected to be up to 20 overnight attendees and 10 day-attendees, with 5 full-time instructors who will stay on premises. The existing 6-bedroom dwelling will be converted to provide housing for the overnight campers and teachers, and with the assistance and fulfilling all requirements set forth by the Vermont Department of Health and the State Fire Division, STA will provide a happy, healthy and safe place for our campers to stay.

The property currently includes the existing 6-bedroom dwelling and the remainder of the land is vacant. A new pond has been approved for construction in the southeast rear area of the property. Mr. Daly proposes to construct 6 clay courts in the rear of the property. An 80'x40' barn is also proposed near the existing house, primarily for storage. The property slopes from southeast to northwest, toward Stowe Hollow Road. The house is accessed via an existing driveway from Stowe Hollow Road. The driveway will be widened, and additional parking will be provided to accommodate the camp's operational needs. An existing drilled well will provide potable water supply and a new wastewater disposal system will be constructed on-site.

Stowe Tennis Academy

STA will offer a 6-to-1 coach-to-camper ratio to ensure every camper has an amazing and uniquely tailored camp experience in a safe, fun, yet competitive atmosphere. It will be a traditional "camp" that will instill the importance of sportsmanship in competition with a legacy of rituals - both new and old - that are unique to Stowe Tennis Academy's owner, Jeffrey Daly. Mr. Daly is a certified USPTA Elite professional who has played and coached at the highest level and over the last 30 years has been the Director of Tennis programs at some of the most exclusive clubs in the country. He and his staff have produced some of the most successful tennis programs and are excited to take this step to create a unique and special camp that will ensure the time each camper spends will be an enjoyable and enriching experience that will be cherished for a lifetime.

STA will run a performance-based program custom tailored to ensure each graduated session brings a new beginning for each camper. Through personalized Nutrition, Training, and Coaching, we will address each camper fundamental, physical, and mental needs to continue improving to their desired level of play. We welcome all interested people to call or email STA any time to discuss joining for the inaugural season of 2021!

The daily search for the optimal Nutrition for each camper begins at 8am each morning with breakfast in the Drop Shop Cafe. Tennis begins at 8:45 am with stretching, yoga, and on-court warmup drills tailored to each camper's needs. From 9:15am to 11am, courts will be arranged by age and level assuring that all campers have an opportunity to play with and meet everyone. Each morning we will go through drills specific to each Campers fundamental needs assuring at the completion of camp each player comes away with their specific desired results. From 11-11:45am, competitive play and live ball drills will help to push each camper to see and experience different levels of the game. 11:45am to 12pm is Coaches Corner, with discussions and observations about the morning workouts, with both camper and coaches' feedback.

The afternoon schedule includes 12-1:30 swim, lunch and break time at the hydration station. From 1:30-3pm includes electives: hiking, soccer, golf, basketball, mountain biking, horseback riding, water skiing, etc. From 3:30-5pm there will be Team Tennis, Match Play. 5-5:30 will be STA recap and Shot of the day! A 5:30pm swim and then dinner served in the Wimbledon Room from 6pm-7:30pm. From 7:30-8:15pm we will have rehearsal for each session play and at 8:15 will be movie night, game night, putt-putt golf, ping-pong tournament, foosball challenge with Beckham, Wii tennis tournament, Karaoke corner, computer room, newsletter crew, sta blog, compiling video and editing for our session film. 10pm will be lights out. Throughout the session, there will be Friday Afternoon Junior Matches, Weekend tennis tournaments, Sunday Afternoon Team Tennis finale, and the last evening of each session there will be a formal attire awards Ceremony in the Rodger Federer Theatre.

STA will be a place of fun, laughter, and hard work. Our current and proposed facilities layout are by design equally distant from our neighbor's homes on all sides of our just over 7-acre property minimizing the noise impact. During morning drills there will be the sound of tennis balls being hit and instructors talking. For the electives in the afternoon there will minimal noise. Afternoon competitive play the noise will be the sound of tennis balls being hit. We do not feel noise will be an issue for our neighbors as we are set back from their homes that border our property. The game of tennis is a quiet game. We will be ultra respectful and conscious of our neighbors at all times, keeping our fun and hard work noise levels to more than acceptable levels.

Traffic for the camp will primarily on drop-off and pick-up days. On those six days during our eight-week program, campers will primarily be dropped off by their parents. Some campers may arrive by plane or train and STA will pick them up. The overnight campers will arrive and depart over a four hour period on the arrival days (1-5pm) and over a 2.5 hour period on departure days (1:30-4pm). These are not busy times on Stowe Hollow Road and should not impact the traffic or our neighbors. Day campers will arrive at 8:30am and leave at 6pm daily. Both are not busy times on Stowe Hollow Road and should have minimal impact on traffic in the area.

Stowe Tennis Academy will follow CDC, state and local COVID 19 standards and protocols. It is expected that screenings upon arrival and throughout the day will be the norm, as will social-distancing and facemasks in closed quarters.

If you have any questions, please don't hesitate to contact me at tyler@mumleyinc.com or 802-881-6314.

Sincerely,
Tyler Mumley, P.E.



Mumley Engineering, Inc.



SITE LOCATION MAP
NOT TO SCALE

PURPOSE OF PLAN:
CONVERSION OF EXISTING HOUSE INTO A SUMMER CAMP WITH UP TO 20 OVERNIGHT YOUTH CAMP ATTENDEES AND 5 ADULT INSTRUCTORS.

ZONING NOTES:
DISTRICT: RR-2
MINIMUM LOT SIZE: 2 ACRES
MINIMUM LOT WIDTH: 200 FT
SETBACKS:
FRONT = 60 FT
REAR = 50 FT
SIDE = 50 FT

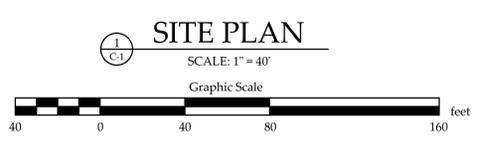
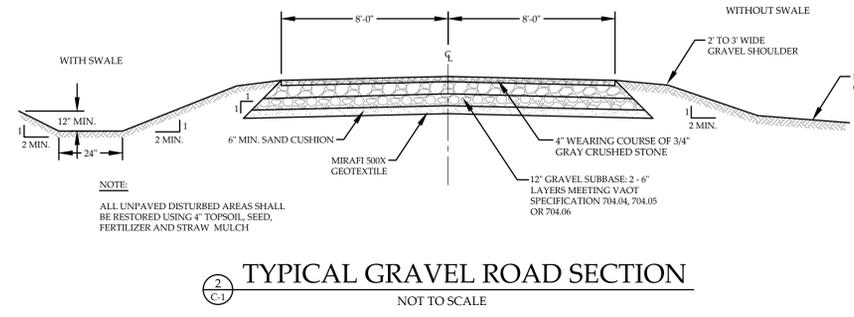
OWNER OF RECORD:
JEFF DALY
2043 STOWE HOLLOW ROAD
STOWE, VT 05672

- LIST OF DRAWINGS**
- C-1 SITE PLAN
 - C-2 DETAILS
 - C-3 BARN ELEVATIONS & FLOOR PLAN

- PLAN REFERENCES:**
- 1) TOPOGRAPHIC AND ORTHOGRAPHIC INFORMATION TAKEN ELECTRONICALLY FROM THE VERMONT CENTER FOR GEOGRAPHIC INFORMATION ON 7-13-2020.
 - 2) PARCEL INFORMATION & EXISTING FENCE LOCATION TAKEN FROM PLAN ENTITLED "LAND OF GERALD KIRCHNER, GOLDBROOK ROAD" PREPARED BY LITTLE RIVER SURVEY COMPANY, DATED MAY 1999.
- NOTES:**
- 1) THIS DRAWING IS NOT A BOUNDARY SURVEY PLAT. BOUNDARY LINE INFORMATION SHOWN IS BASED ON PLAN REFERENCE #1. THE PROPERTY LINES, EASEMENTS AND OTHER REAL PROPERTY DESCRIPTIONS PROVIDED ON THIS DRAWING ARE FOR ILLUSTRATION PURPOSES ONLY. THEY DO NOT DEFINE LEGAL RIGHTS OR MEET LEGAL REQUIREMENTS FOR A LAND SURVEY AS DESCRIBED IN V.S.A. TITLE 27 SECTION 1403 AND SHALL NOT BE USED IN LIEU OF A SURVEY AS THE BASIS OF ANY LAND TRANSFER OR ESTABLISHMENT OF ANY PROPERTY RIGHT.
 - 2) THE CONTRACTOR SHALL BE RESPONSIBLE FOR FIELD VERIFYING AND DETERMINING THE LOCATION, SIZE, AND ELEVATION OF ALL EXISTING UTILITIES PRIOR TO THE START OF CONSTRUCTION. THE ENGINEER SHALL BE NOTIFIED IN WRITING OF ANY DISCREPANCIES OR UTILITIES FOUND INTERFERING WITH THE PROPOSED CONSTRUCTION. APPROPRIATE REMEDIAL ACTION SHALL BE TAKEN BEFORE PROCEEDING WITH THE WORK.
 - 3) THIS TOPOGRAPHIC SURVEY WAS CONDUCTED WITHOUT THE BENEFIT OF "DIG SAFE" MARKINGS. UTILITY LOCATIONS SHOWN ARE APPROXIMATE AND ARE NOT WARRANTED TO BE EXACT OR COMPLETE. THE CONTRACTOR SHALL CONTACT "DIG SAFE" BEFORE COMMENCING ANY WORK AND SHALL PRESERVE ALL EXISTING UTILITIES NOT SPECIFIED TO BE REMOVED OR ABANDONED AS PART OF THE PROJECT.

LEGEND

N/F	NOW OR FORMERLY OWNED BY
●	IRON PIPE / REBAR FOUND
○	TEST PIT LOCATION
○	EXISTING UTILITY POLE & GUY WIRE
---	EXISTING PROPERTY LINE
---	ABUTTER PROPERTY LINE
---	EXISTING SWALE CENTERLINE
X-X	EXISTING BARB WIRE FENCE
---	EXISTING TREE LINE
-W-	EXISTING WATER LINE
-SS-	EXISTING GRAVITY SEWER LINE
-SD-	EXISTING STORMWATER DRAIN
-OHW-	EXISTING OVERHEAD WIRES
-500-	EXISTING CONTOUR
---	PROPOSED GRAVITY SEWER LINE
---	PROPOSED PRESSURE SEWER LINE



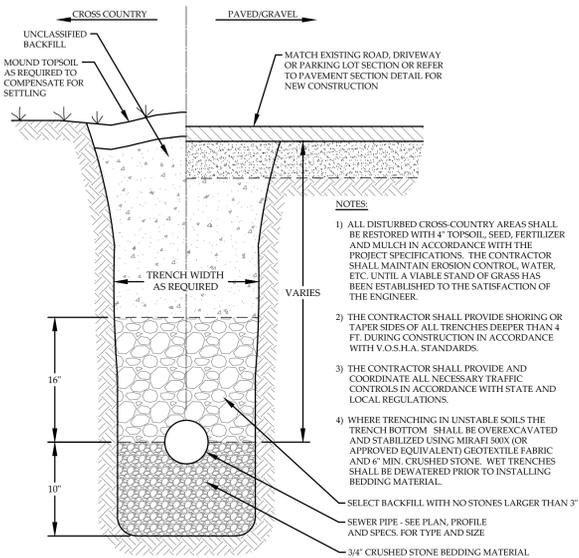
REVISION: 08/14/20 - RELOCATED BARN, TENNIS COURTS & MOUND SYSTEM

SITE PLAN
JEFF DALY
2043 STOWE HOLLOW ROAD
STOWE, VERMONT

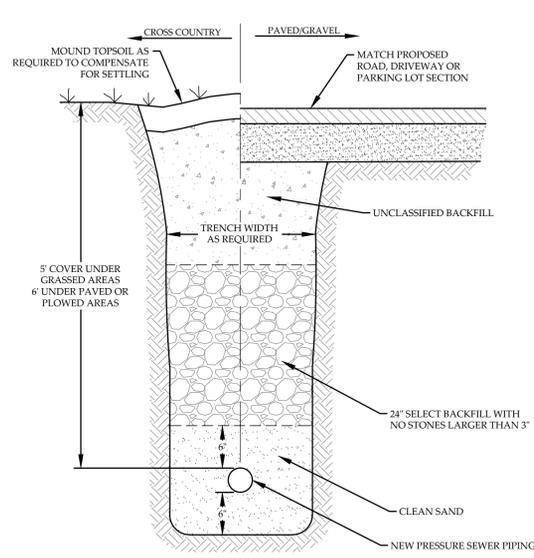
MUMLEY ENGINEERING, INC.
454 MOUNTAIN ROAD, SUITE 4
STOWE, VERMONT 05672
WWW.MUMLEYENGINEERING.COM
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PROJECT NO.0045
DRAWN BY.....WEH
CHECKED BY.....TRM
SCALE.....1" = 40'
DATE.....07/31/20

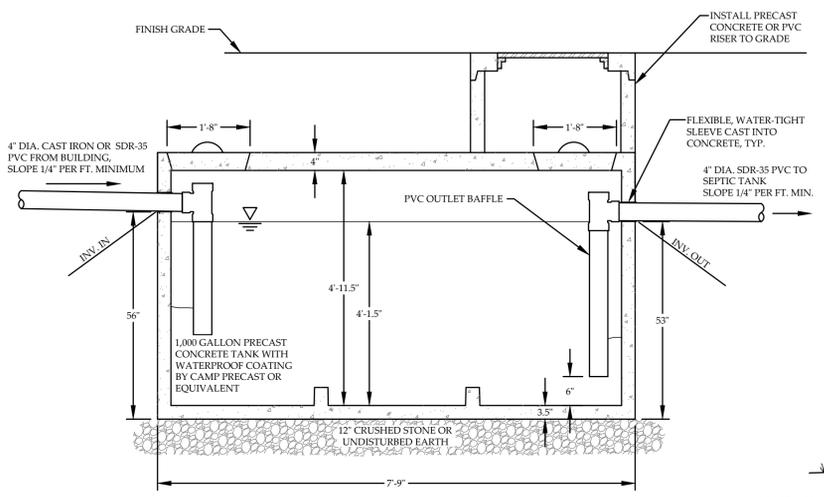
SHEET NO.
C-1
1 OF 3 SHEETS



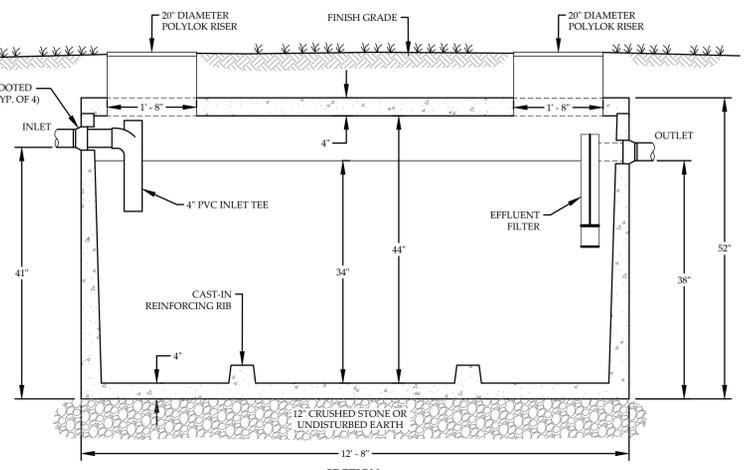
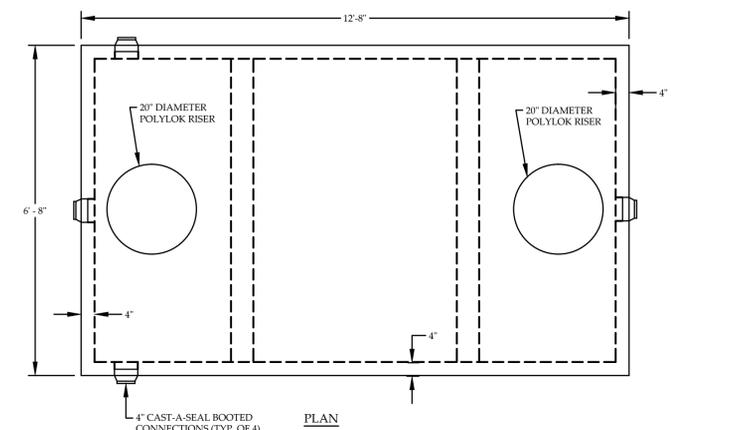
1 TYPICAL SANITARY SEWER TRENCH
NOT TO SCALE



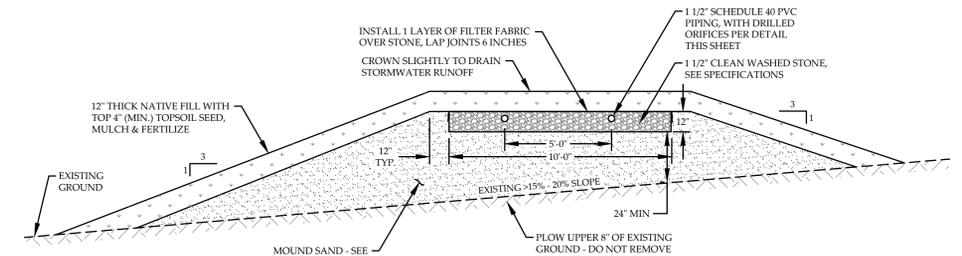
2 PRESSURE SEWER TRENCH
NOT TO SCALE



3 1,000 GALLON GREASE TANK
NOT TO SCALE



6 2,500 GALLON SEPTIC TANK
NOT TO SCALE

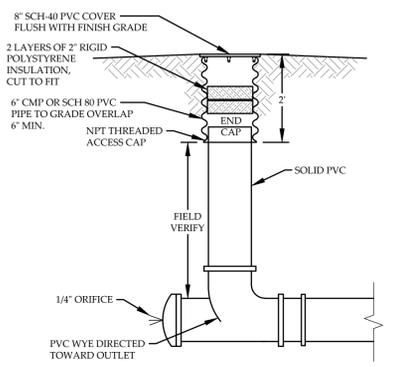


4 TYPICAL MOUND SECTION
NOT TO SCALE

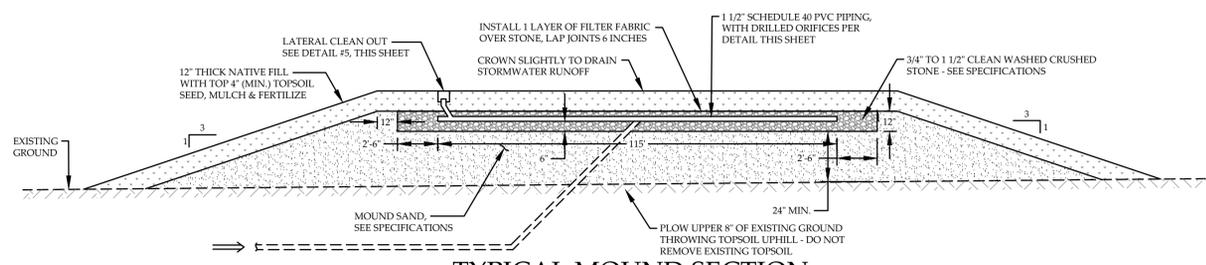
ALLOWABLE MOUND SAND SIEVE ANALYSES

MOUND SAND SHALL MEET ONE OF THE FOLLOWING SIEVE ANALYSES. INTERPOLATION OF ANALYSES IS NOT PERMITTED. REFER TO E.P.R. SECTION 1-921 (G). SUBMIT RESULTS OF SIEVE ANALYSIS TO ENGINEER PRIOR TO CONSTRUCTION. ONCE DELIVERED ON-SITE AND PLACED IN THE PREPARED MOUND SITE AREA, THE DESIGNER SHALL COLLECT A SAMPLE OF THE FILL MATERIAL FOR TESTING AND CONFIRMATION WITH THE SIEVE REQUIREMENTS.

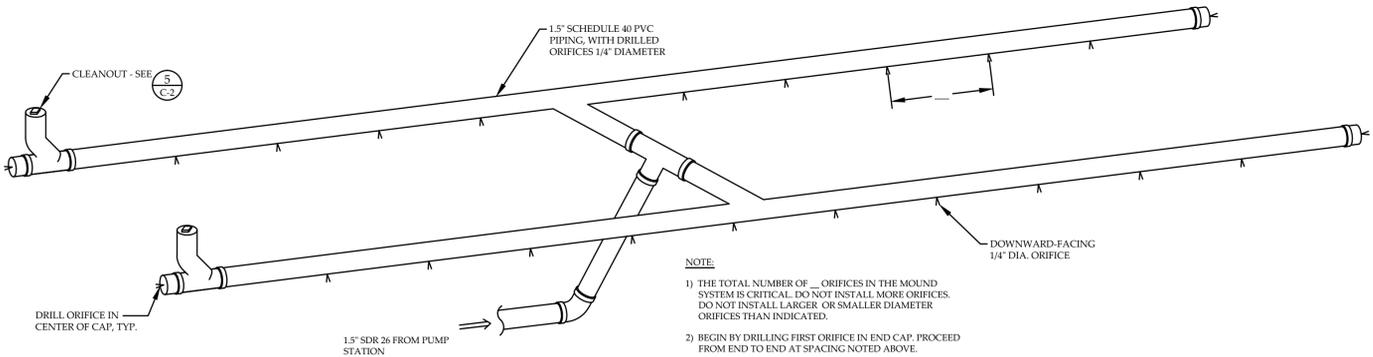
SIEVE NUMBER	OPENING (MM)	PERCENT PASSING, BY WEIGHT
3/8	9.500	85-100
40	0.420	25-75
60	0.240	0-30
100	0.149	0-10
200	0.074	0-5
4	4.750	95-100
8	2.380	80-100
16	1.190	50-85
30	0.590	25-60
50	0.297	10-30
100	0.149	2-10
3/8	9.500	85-100
40	0.420	30-50
200	0.074	0-5



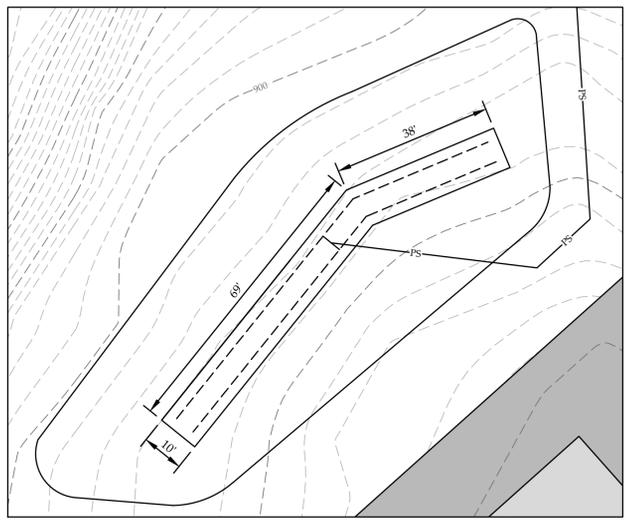
5 LATERAL CLEAN-OUT
NOT TO SCALE



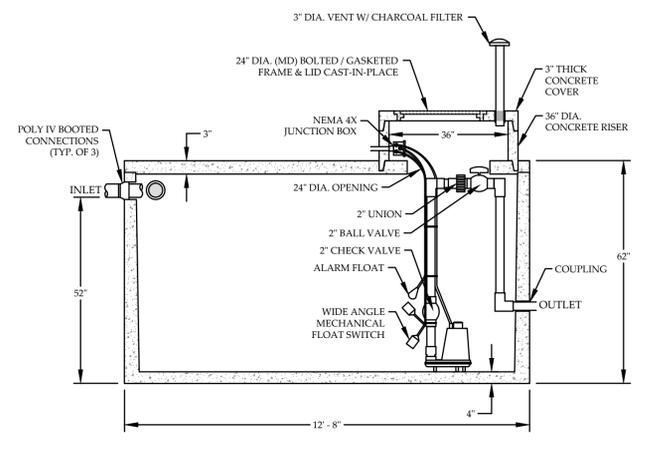
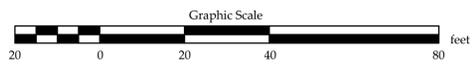
7 TYPICAL MOUND SECTION
NOT TO SCALE



8 DISTRIBUTION LATERALS
NOT TO SCALE



9 PARTIAL SITE PLAN
SCALE: 1" = 20'



10 2,000 GALLON PUMP STATION
NOT TO SCALE

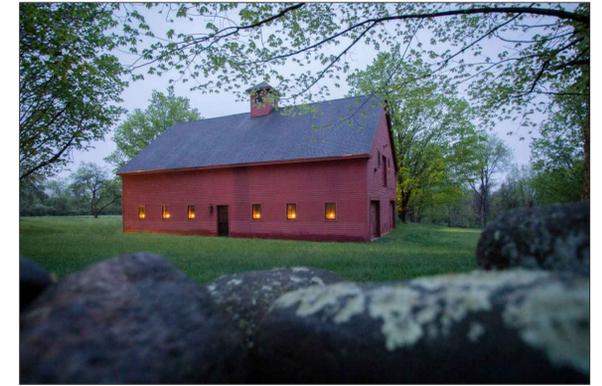
REVISION: 08/14/20 - REVISED PARTIAL SITE PLAN OF MOUND SYSTEM

DETAILS
JEFF DALY
2043 STOWE HOLLOW ROAD
STOWE, VERMONT

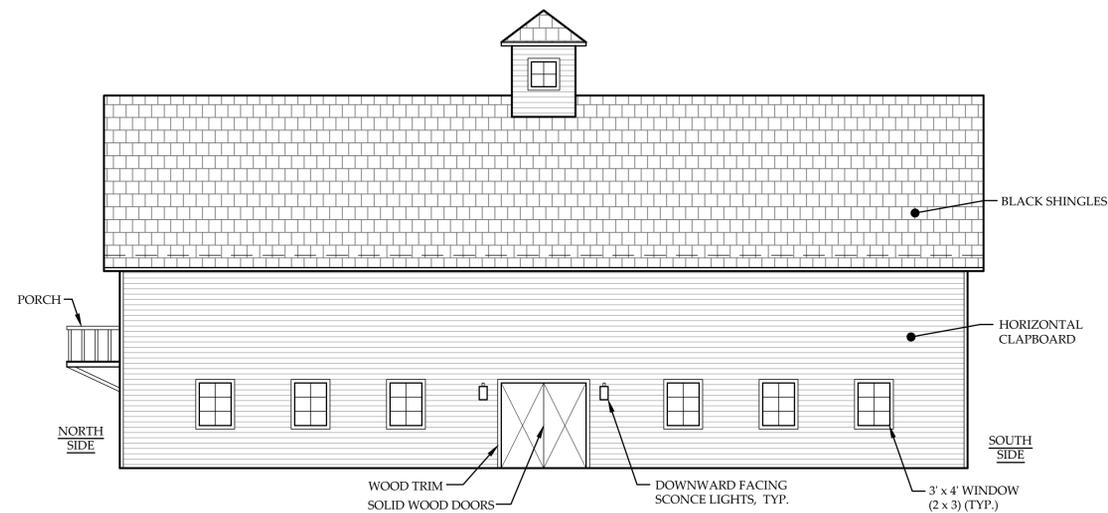
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PROJECT NO.20045
DRAWN BY.....WEH
CHECKED BY.....TRM
SCALE.....AS NOTED
DATE.....07/31/20

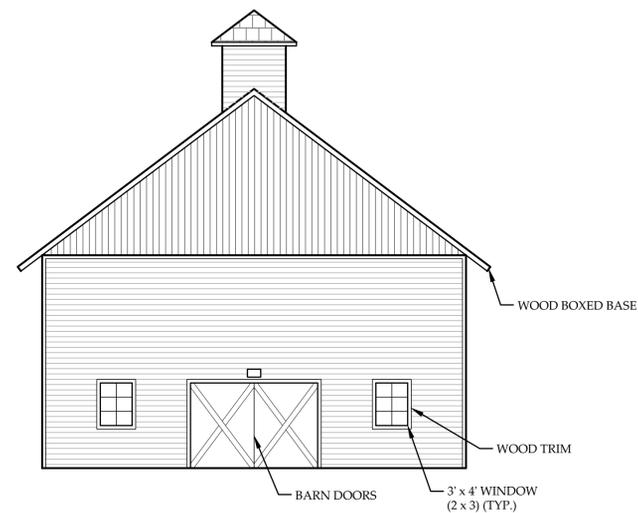
SHEET NO.
C-2
2 OF 3 SHEETS



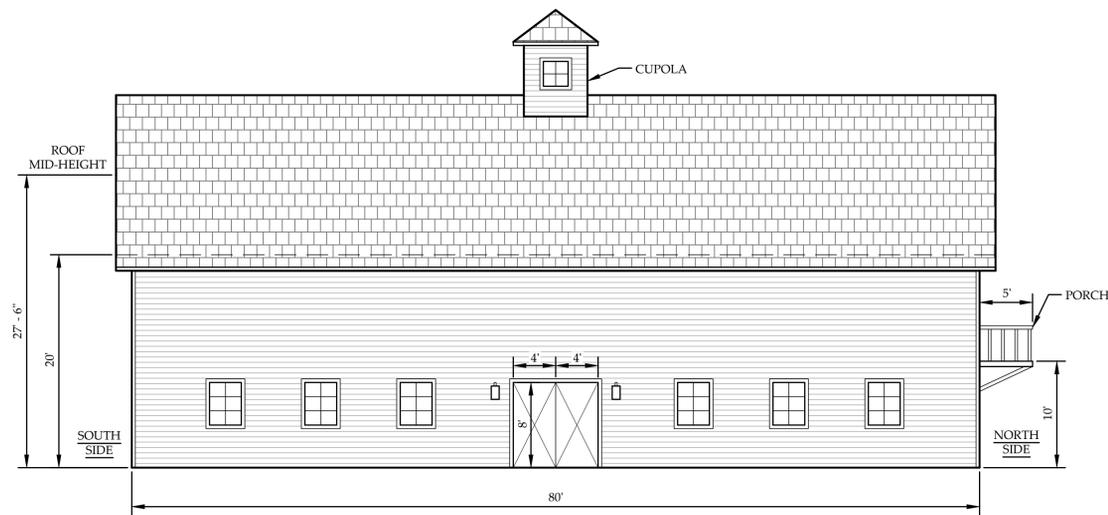
PROPOSED BARN
SIMILAR ARCHITECTURAL STYLE
SCALE: N.T.S.



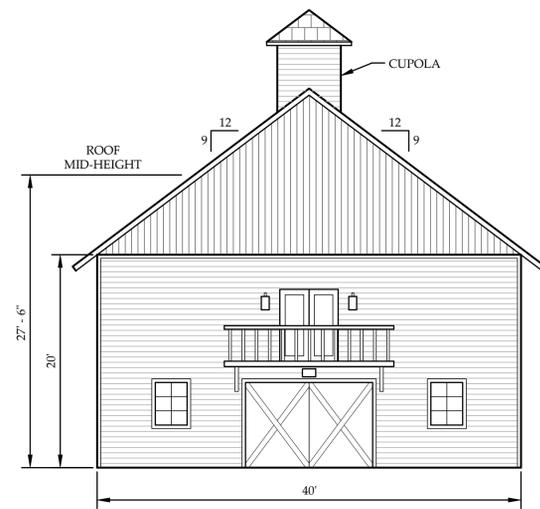
1
C.S. PROPOSED BARN WEST ELEVATION
SCALE: 1" = 8'
Graphic Scale
feet



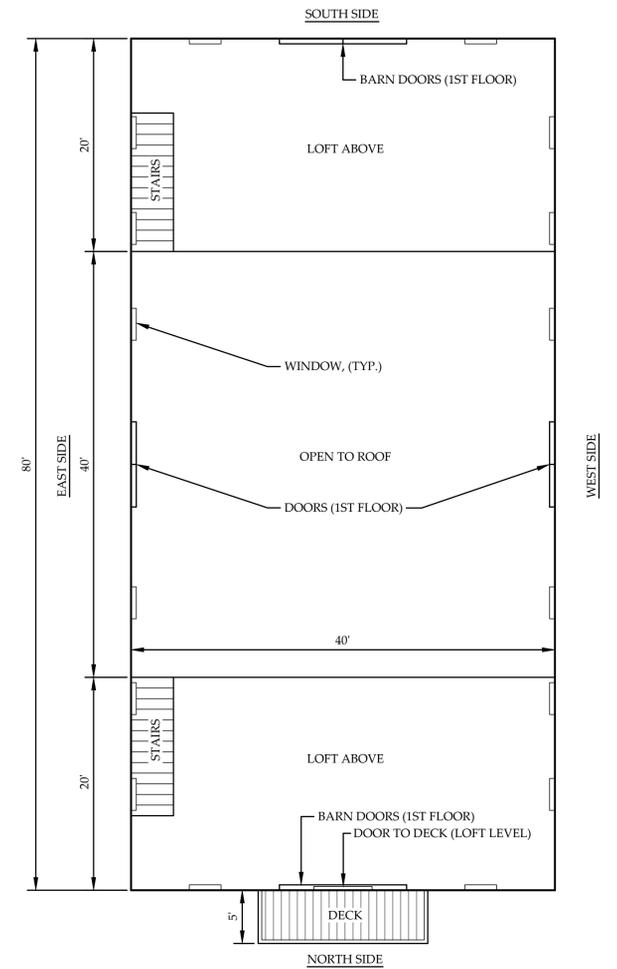
2
C.S. PROPOSED BARN SOUTH ELEVATION
SCALE: 1" = 8'
Graphic Scale
feet



3
C.S. PROPOSED BARN EAST ELEVATION
SCALE: 1" = 8'
Graphic Scale
feet



4
C.S. PROPOSED BARN NORTH ELEVATION
SCALE: 1" = 8'
Graphic Scale
feet



5
C.S. PROPOSED BARN FLOOR PLAN
SCALE: 1" = 8'

BARN ELEVATIONS & FLOOR PLAN
JEFF DALY
2043 STOWE HOLLOW ROAD
STOWE, VERMONT

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	<p>3 OF 3 SHEETS</p>	