

TOWN OF ESSEX LAND USE APPLICATION PART ONE

BY: KB

PLEASE CHECK THE APPROPRIAT	ΓΕ LINE(S) AND ATTA	CH THE APPROPRIA	ATE APPLICATION(S):	
SPECIAL EXCEPTION	VARIANCE/ APP	EAL	<u>X</u>	
SITE PLAN REVIEW	APPROVAL OF L	OCATION		
INLAND WETLANDS PERMIT	REGULATION TE	EXT AMENDMENT		
INLAND WETLANDS PERMIT - AGENT APPROVAL	ZONE CHANGE			
	COASTAL SITE P	LAN REVIEW		
WETLAND PERMIT TRANSFER	OF PRIOR APPROVAL	DR APPROVAL		
SUBDIVISION / RESUBDIVISION	SPECIAL FLOOD	HAZARD AREA PERM	IIT	
	est of the state o			
PROJECT DESCRIPTION:				
Proposed to remove an existing	ng house and build a n	ew 1 bedroom house	in accordance	
with the attached site plan`				
		9		
STREET ADDRESS OF PROPERT	Y 33 Gates Road			
7.00	D CONTRACTOR CITY	0.18 Ac	DISTRICT RU	
ASSESSOR'S MAP 69 LOT	LOT SIZ	E	DISTRICT	
APPLICANT Stephen A. Hare		8 9		
Al I Elevisti		PHONE 860-3	91-2666	
APPLICANT'S AGENT (if any) Rot	bert L. Doane, Jr., P.E., ane Engineering	PHONE 860	-767-0138	
		111011L	-707-0130	
ENGINEER.SURVEYOR/ARCHIT	ECT Robert L. Doane.	Jr., P.E., L.S.		
	gineering	PHONE 860-	767-0138	
Note:				
1) TO BE ACCEPTED BY T	HE LAND USE OFFICE	E. THIS APPLICATIO	N MUST BE	
COMPLETED, SIGNED, AND SUBI	MITTED WITH THE RI	EQUIRED FEE(S) AN	D MAP(S) PREPARED	
IN ACCORDANCE WITH THE APP	LICABLE REGULATION	JNS.	DEDTY OWNER'S	
2) THE SUBMITTAL OF TH	IIS APPLICATION CON	SITTUTES THE PROPE	DTV FOR THE	
PERMISSION FOR THE COMMISS.	ION OR ITS STAFF TO	ENIER THE PROPE	KIT FOR THE	
PURPOSE OF INSPECTION.	WALL ADDITIONAL T	EEC VIDIOS VDDS	ESS SUCH COSTS	
3) I HERBY AGREE TO PAY	Y ALL ADDITIONAL F	DESCRIBED IN DARA	THREE OF THIS	
DEEMED NECESSARY BY THE LA	AND USE OFFICE AS I	DESCRIDED IN LAKT	TIMEL OF TIME	
APPLICATION.				

Town of Essex

Zoning Board of Appeals 29 West Avenue, Essex, CT 06426

Application Part Two

1#2073

	Date received by office		Application fee - $$40 + $40 = 10		
Variance	X	Application #			
Appeal of a Decision by ZF		**	Garage Land		
Certificate of Location					
	all administration of the Physics Community				
APPLICANT (please print				00400	
ADDRESS	33 Gates Road	Essex	State	06426 Zip	
	Street	Town			
Telephone _	home	work	cell	860-391-2666	
	nome	W 0.1			
OWNER OF PROPERTY	Stephen A. Hare				
ADDRESS	33 Gates Road	Essex	СТ	06426	
DDKESS .	Street	Town	State	Zip	
Telephone _			860-391-	2666	
	home	work	cell		
Deed Reference: Book _	0316 Page 0	482			
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2 R m m s = 2	22 7 × 6 8 100 8	482		a a	
Current use of the property	Residential				
Current use of the property	Residential				
Current use of the property s	Residential vithin 500' of another	Γown? No			
Deed Reference: Book _ Current use of the property s any portion of property v s the property within the G	Residential vithin 500' of another	Γown? No			
Current use of the property s any portion of property v the property within the G	Residential within 500' of another 's Gateway Conservation	Γοwn? <u>No</u> District? <u>Yes</u>			
Current use of the property s	Residential within 500' of another 's Gateway Conservation	Γοwn? <u>No</u> District? <u>Yes</u>	tion:		
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Current use of the property version of property versions the property within the Grant of this application is for a version of the 40B.1, 40C, 40D, 40E, 40I.1, where 40' is required.	Residential within 500' of another ' Gateway Conservation ariance(s) please complete zoning regulations 50C.1, 50C.2, 50D & 61B the variance(s) are back the variance of the back the second constructed throuse was constructed.	Fown? No District? Yes ete the following sec requested front yard sed. The hardship Marea that complies will approximately 3.5 ft	setback of 0.5' and [UST be based on the the required setto over the property li	physical packs. ne. The ne	

Have previous applications been made for this property? No
Previous application #s and dates
If this application is to APPEAL an order of the Zoning Enforcement Official, please describe the natu of the order and basis for the appeal. Attach a copy of the ZEO's order.
If this application is for a Certificate of Location for Motor Vehicles Sales or Repair, please describe proposed business.
The following items must be included as part of this application:
 X a. Fee of \$40, plus \$60 State Feepayable to the Town of Essex b. 15 copies of the application, site plan (with setback lines) and sketch of the proposal.
X c. Copy of property deed N/A d. Copy of ZEO's order (if applicable) N/A Copy of ZEO's order (if applicable) N/A public hearing required
N/A e. K-7 Certificate (if applicable) No public hearing required. Signature of applicant Robert Doane, Jr. P.E., L.S. Doane Engineering Signature of property owner Date: 4/21/20
Agent for Owner: Robert L. Doane, Jr., P.E., L.S. Doane Engineering

Applicant must provide a current list of all names and addresses of abutting property owners.

NAME	ADDRESS	TOWN	ZIP CODE	
Richard A. Moore	27 Gates Road	Essex	06426	

Cronan and Shields, LLC 20 Water Street Guilford, CT 06437

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SPECIAL WARRANTY DEED

KNOW YE, THAT, FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE
ASSOCIATION organized and existing under the laws of the United States of America acting herein by
BENDETT & MCHUGH, PC, its duly appointed attorney in fact, hereinafter referred to as Grantor, for
the consideration of ONE HUNDRED SEVEN THOUSAND AND 00/100 (\$107,000.00) DOLLARS
received to its full satisfaction of STEPHEN A. HARE, hereinafter referred to as Grantee, does hereby
grant, bargain, sell and confirm unto the said Grantee, all such right, title interest, claim and demand
which the said Grantor now has in and to all that certain real property known as 33 Gates Road, in the
Town of Essex, County of Middlesex and State of Connecticut as further described on Schedule A
attached hereto

THE ABOVE PREMISES ARE ALSO CONVEYED SUBJECT TO:

- Any and all provisions of any municipal ordinance or regulation, any federal, state, or local law, including but not limited to, the provisions of any zoning, building, planning, or inland wetland rules and regulations governing the subject property.
- 2. Taxes to the Town of Essex on the Grand List of October 1, 2015, second half not yet due and payable, which become due and payable after the date of the delivery of this deed, which the Grantee herein agrees to assume and pay as part of the consideration herein.
- 3. Easements, restrictions, and rights of way, as of record appear in the Essex Land Records.

To have and to hold, the above granted and bargained premises with the appurtenances thereof unto the said grantees, and the survivor of them, their heirs and assigns to their proper use and behoof. And also, the said Grantor does hereby covenant with the said grantees, and to the survivor of them, their heirs and assigns, that it, acting by its duly authorized officer as aforesaid, has the full power and authority, to grant and convey the above described premises in manner aforesaid, and for itself and its successors and assigns does further covenant to warrant and defend the same to the said grantees, or the survivor of them, their heirs and assigns, against the claims and demands whomsoever claiming by, from or under it, for the period of the Grantor's ownership, except as is above written.

16102641

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Signed this 26th day of September, 2016.

WITNESSED BY:

Fannie Mae a/k/a Federal National Mortgage Association acting herein by Bendett & McHugh,

P.C., Its Attorney in fact

STATE OF CONNECTICUT

Farmington SS:

COUNTY OF HARTFORD

On this the 26th day of September, 2016, before me personally appeared Renee E. Bishop, for Bendett & McHugh, PC, Attorney In Fact for Fannie Mae a/k/a Federal National Mortgage Association, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same for the purposes contained therein.

amissioner of the Superior Cour

Notary Public

JESSICA MONTALVO

NOTARY PUBLIC

State of Connecticut

My Commission Expires
September 30, 2017

16102641

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Schedule A

A triangular piece or parcel of land with all improvements thereon located on the southwesterly side of Middlesex Turnpike in the Town of Essex, County of Middlesex and State of Connecticut, more particularly bounded and described as follows:

MORTHEASTERLY: By Middlesex Turnpike, a/k/a Route 154

SOUTHWESTERLY: By Gates Road: and

NORTHERLY: By land now or formerly of Charles H. Schoch and Anna H. Schoch.

Esting the same premises described in Volume 31 at Page 533, EXCEPTING THEREFROM the premises described in Volume 37 at Fage 113 and the premises described in Volume 68 at Page 415, all of the Essex Land Records.

No State Conveyance Tax Received No Conveyance Tax Received

Town Clerk-Essex

RECEIVED FOR RECORD

ESSEX, OF FOWN CLERK AM

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