



City of
Burlington, Vermont
645 Pine Street

Zoning Permit – Reasons for Denial

ZP #: 23-80

Tax ID:

Issue Date: March 20, 2023

Decision: Denied

Property Address: 410 North Street

Description: Convert existing single family home with detached ADU to a duplex via roof extension.

Reasons for Denial:

Article 13: Definition of Duplex:

A single structure containing two (2) separate dwelling units, regardless of the type of construction. For purposes of this ordinance a single family detached structure with an accessory apartment shall not be considered a duplex.

The existing configuration is a single family detached structure with a detached Accessory Dwelling Unit. This application seeks to create a “duplex” by connecting the two structures with a pergola-like roof over an existing parking area, which does not meet the definition of a “single structure containing two (2) separate dwelling units.”

An interested person may appeal a decision of the Zoning Administrator to the Development Review Board within 15 days after the decision date per Sec. 12.2.2, *Appeals of Administrative Officer Decisions*. Appeals may be filed online at [burlingtonvt.viewpointcloud.com/categories/1098](https://www.burlingtonvt.viewpointcloud.com/categories/1098) or in-person at 645 Pine Street, Burlington, Vermont. <https://www.burlingtonvt.gov/DPI/Appealing-a-Zoning-Decision>