Department of Planning and Zoning
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Mary O'Neil, AICP, Senior Planner
Nic Anderson, Zoning Clerk
Elsie Tillotson, Department Secretary

Burlington
Planning and Zoning

MEMORANDUM

To: The Design Advisory Board
From: Mary O'Neil, AICP, Senior Planner MO.
RE: ZP 15-0079CA
Date: September 23, 2014

File: ZP 15-0079CA
Location: 281 Flynn Avenue
Zone: RL **Ward**: 5
Date application accepted: July 16m 2914
Applicant/ Owner: Sandra Vishnevsky
Request: Add second story to existing single family home.

1st Review by Design Advisory Board: August 12, 2014.

Recommendations by DAB:

- Enlarge 2nd floor eaves to match depth of 1st floor eaves.
- Reconfigure front 2nd floor windows reducing their size and height
- Retain bow window
- Eliminate the gable porch roof – shed okay.
- Second floor siding change to shingle is acceptable.
- 2nd floor fascia should be the same as first floor fascia.

Revised Plans Received: September 9, 2014 via email.

Revised plans illustrate the reconfiguration of front 2nd floor windows, reducing their size and height. The bow window is retained. The porch roof is how a hip roof and the plans define the siding change to shingle on the 2nd floor.

The disparity lies in the complete elimination of the first floor eave line, and expansion of the 2nd floor to fit squarely over the first floor. Therefore, the first and 6th recommendation relating to the relationship between the first floor eave and 2nd floor is not reflected. The floor plan reflects the expanded 2nd story space.

As noted in the staff report for August 12, 2014, the decision of the board will guide staff in the administrative review of this application. If the changes are found to meet the guidance of this board and acceptable as revised, then the application may be approved and enter a 15 day appeal period.

The programs and services of the City of Burlington are accessible to people with disabilities. For accessibility information call 865-7188 (for TTY users 865-7142).

Rec'd via email

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SEP 09 2014
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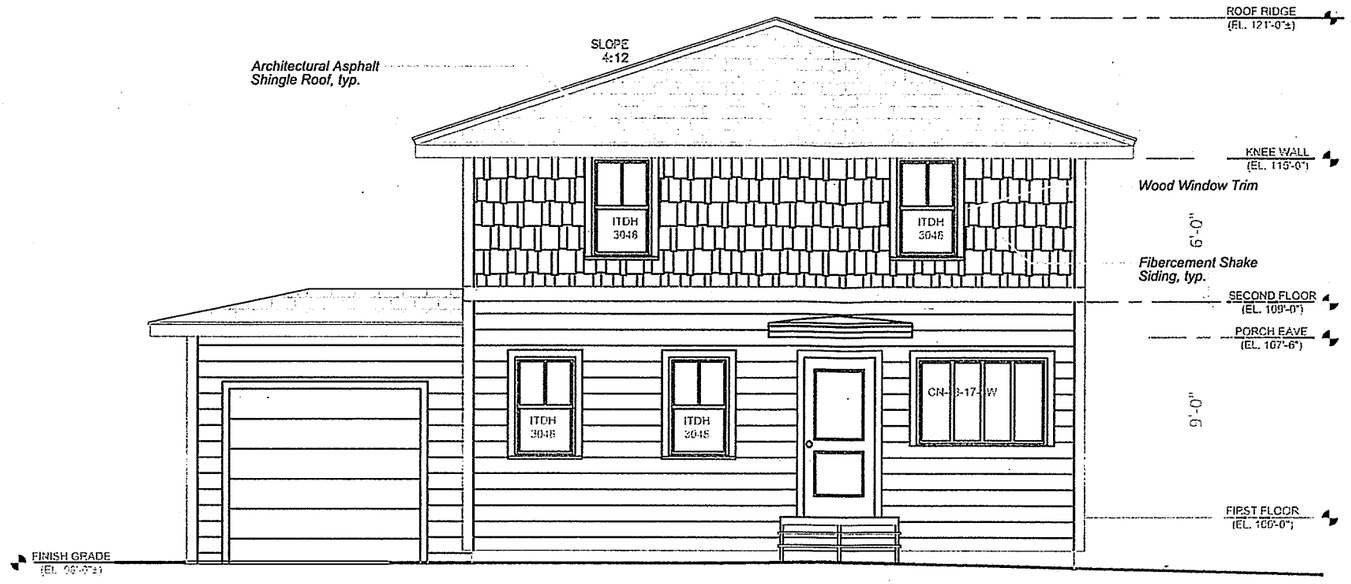
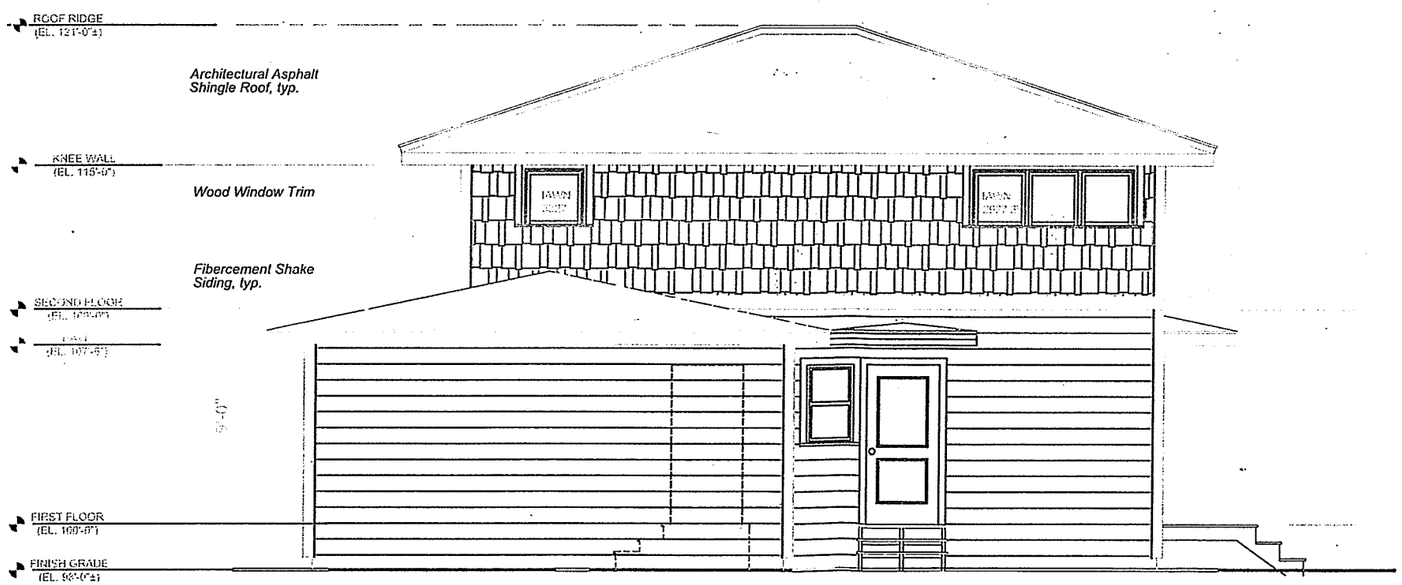


1 **North Elevation**



2 **East Elevation**

VISHNEVSKY RENOVATION

BURLINGTON, VERMONT
SCALE: 1/8" = 1'-0"

PROPOSED ELEVATIONS

SEPTEMBER 9, 2014
EBRODY DESIGN

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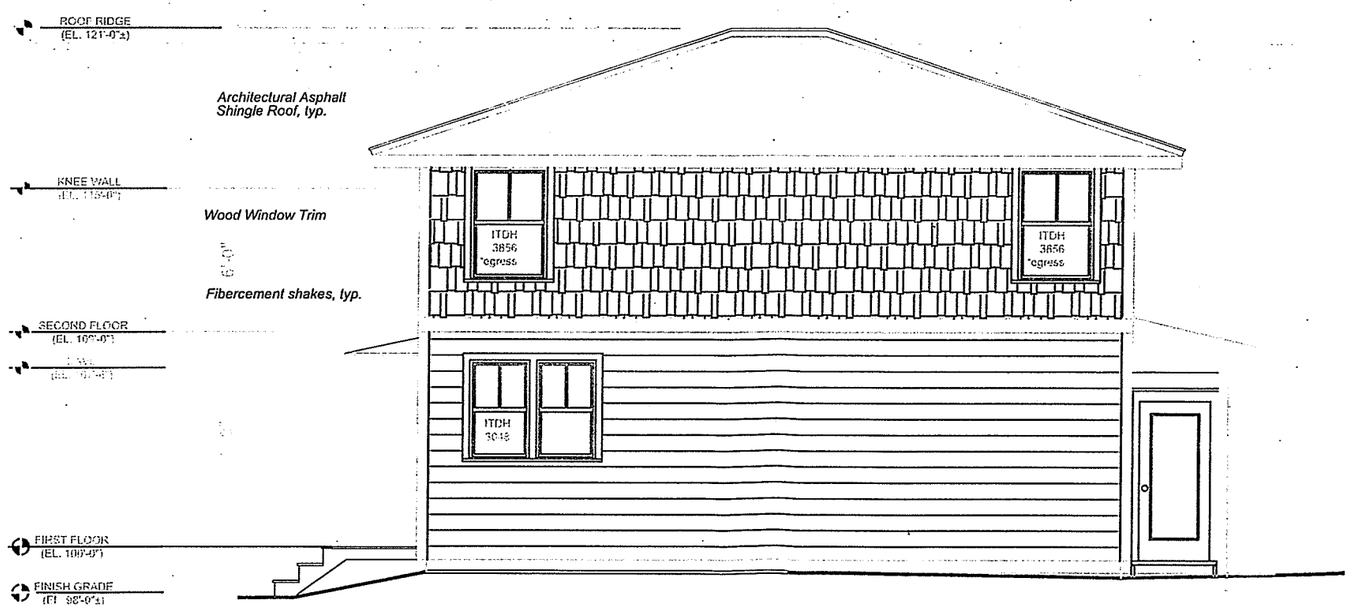
1 **South Elevation**



2 **West Elevation**

VISHNEVSKY RENOVATION

BURLINGTON, VERMONT
SCALE: 1/8" = 1'-0"

PROPOSED ELEVATIONS

SEPTEMBER 9, 2014
EBRODY DESIGN

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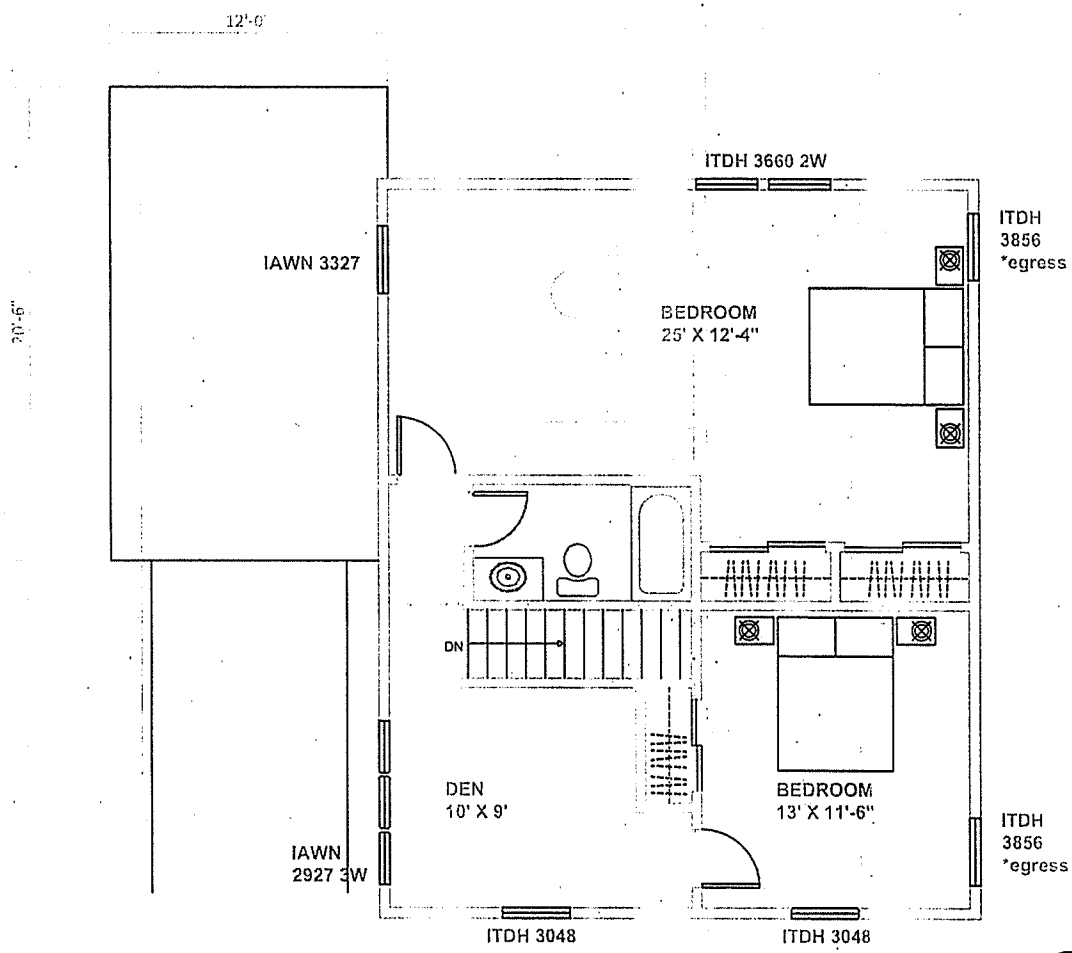

2 Proposed Second Floor Plan

VISHNEVSKY RESIDENCE

BURLINGTON, VERMONT
SCALE: 1/8" = 1'-0"

PROPOSED SECOND FLOOR PLAN

SEPTEMBER 9, 2014
EBRODY DESIGN

2

Via email

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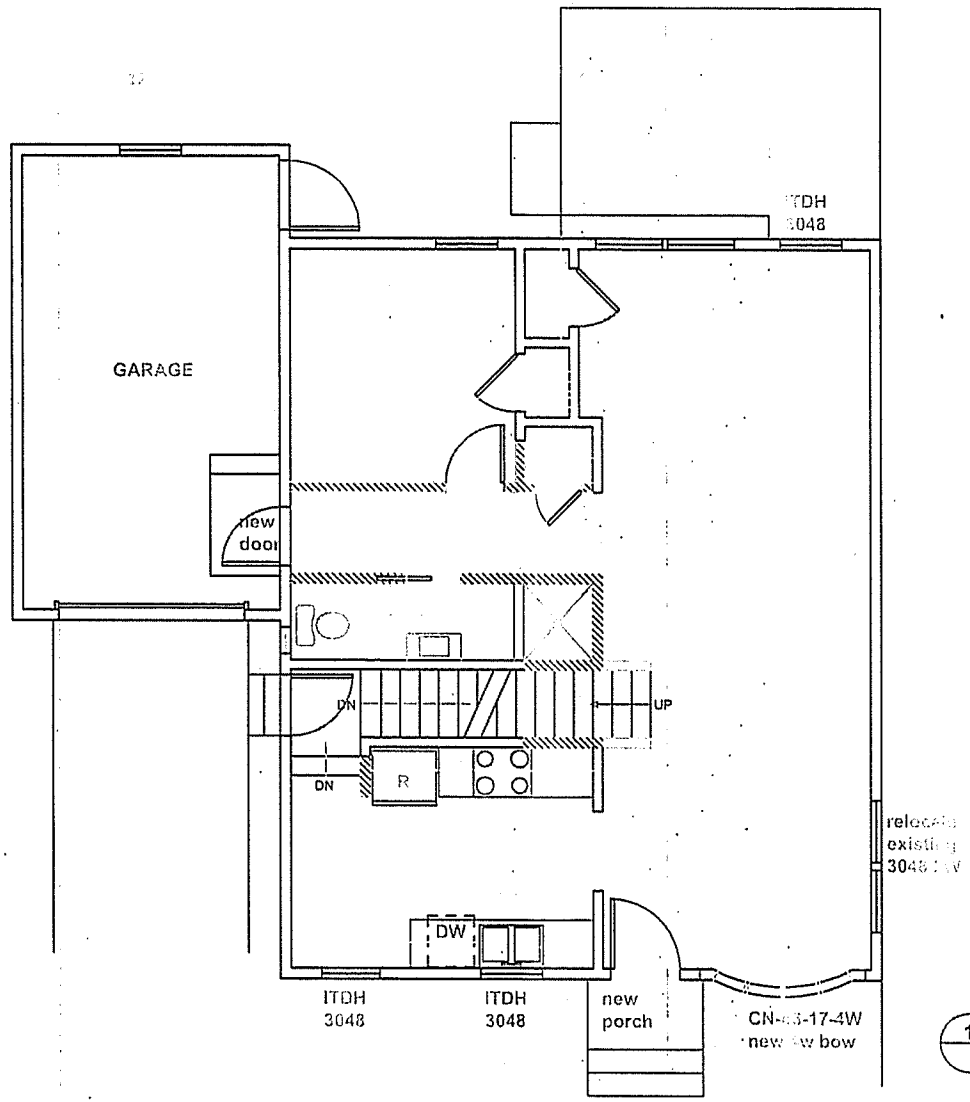

1 Proposed Floor Plan
Phase 1

VISHNEVSKY RESIDENCE

BURLINGTON, VERMONT
SCALE: 1/8" = 1'-0"

PROPOSED FIRST FLOOR PLAN

SEPTEMBER 9, 2014
EBRODY DESIGN

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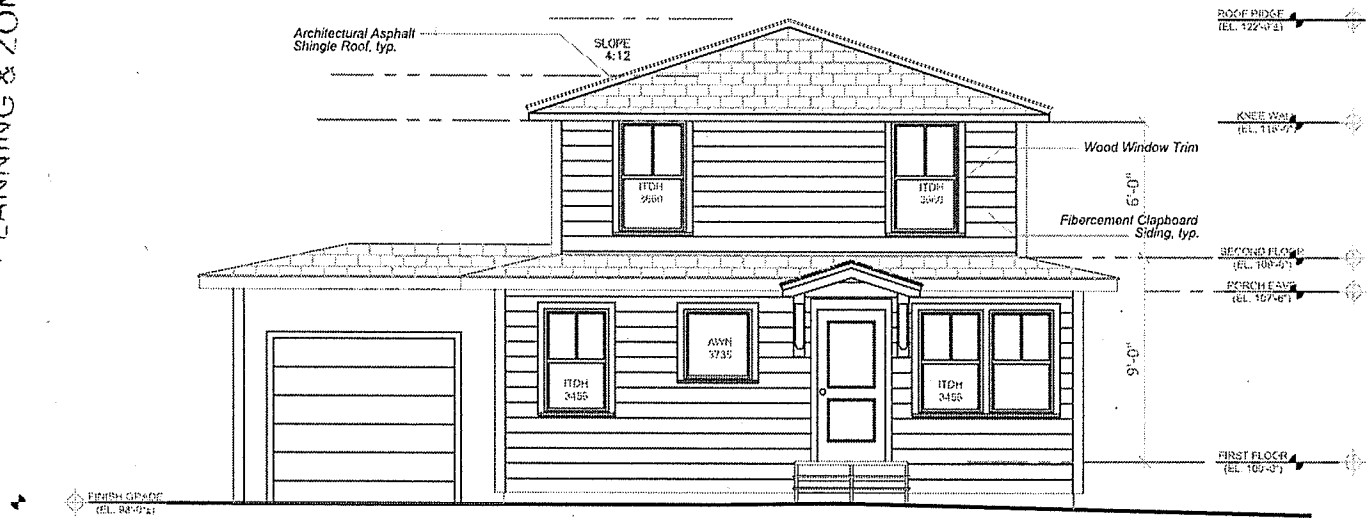
1st proposal



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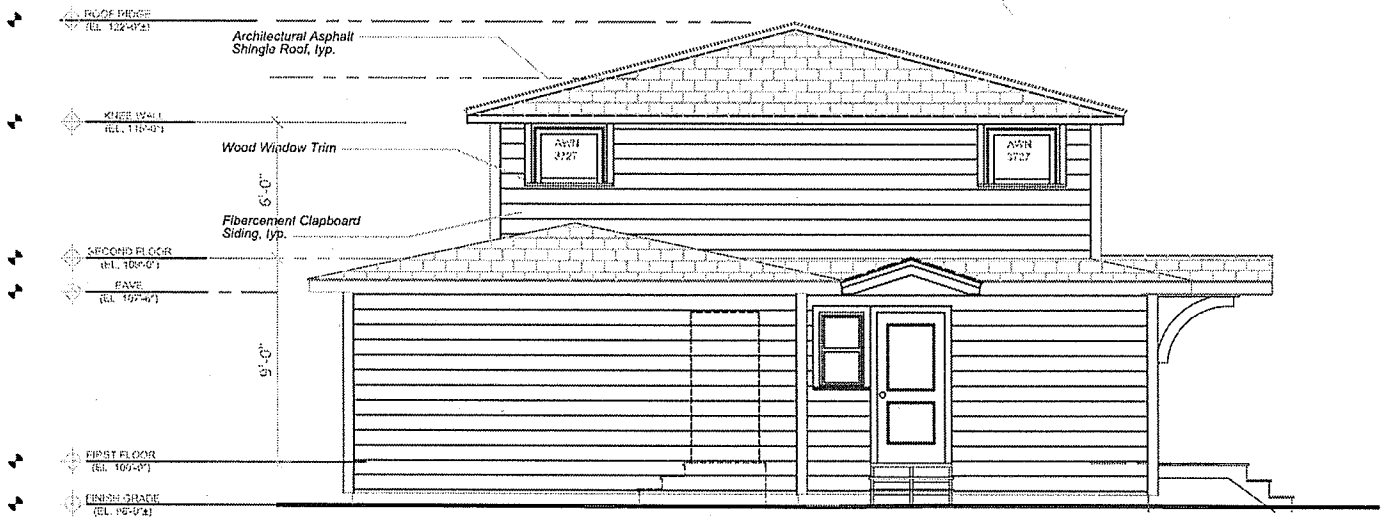


2 East Elevation

VISHNEVSKY RENOVATION

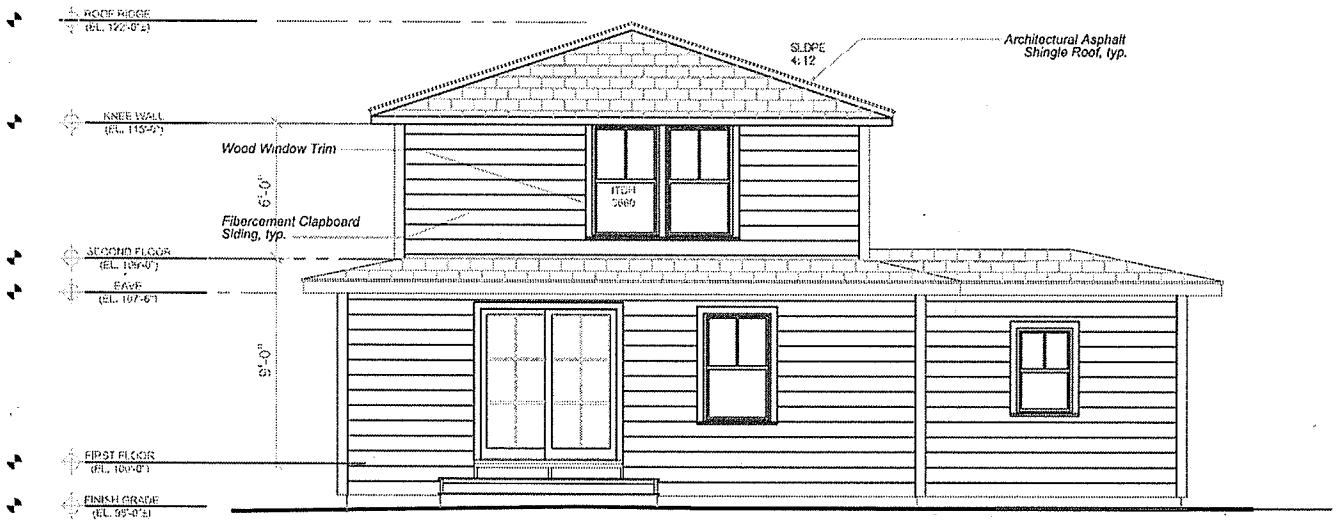
BURLINGTON, VERMONT
SCALE: 1/8" = 1'-0"

PROPOSED ELEVATIONS

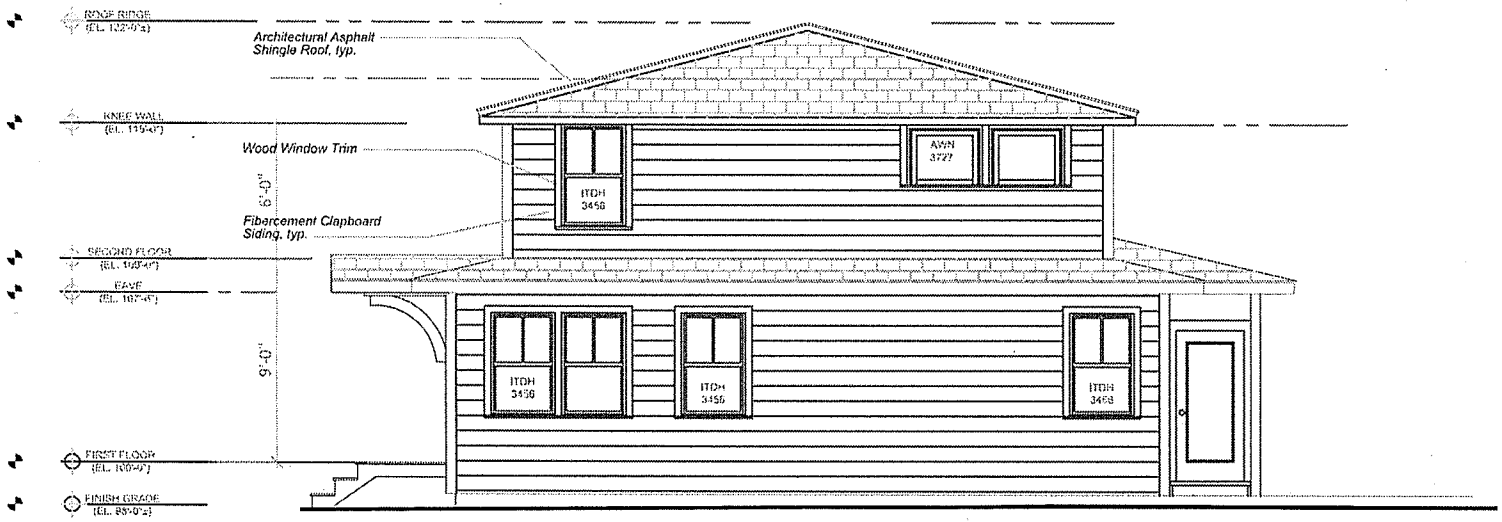
JUNE 11, 2014
EBRODY DESIGN

RECEIVED
JUL 16 2014
DEPARTMENT OF
PLANNING & ZONING

1st proposal



1 South Elevation



2 West Elevation

VISHNEVSKY RENOVATION

BURLINGTON, VERMONT
SCALE: 1/8" = 1'-0"

PROPOSED ELEVATIONS

JUNE 11, 2014
EBRODY DESIGN