

TOWN OF SALISBURY INLAND/WETLAND & CONSERVATION COMMISSION
REQUEST TO THE INLAND WETLANDS AND WATERCOURSE COMMISSION OR AGENT FOR:

(Circle one) PERMIT TRANSFER – PERMIT EXTENSION – DECLARATORY RULING

1. Applicant(s) Name: Robert Taylor
Mailing Address: 47 Diamond Rd Lakeville CT 06039
Phone: 518 755 9506 Email Address: sleepycowfarm@gmail.com
Applicant(s) interest in land (owner, lessee, option holder, etc.) Jimrussin@yahoo.com

*If applicant is not the owner, then the owner's consent, duly acknowledged, to the proposed activity, must be attached

2. Owner(s) Name: (If same as applicant, so state) same
Mailing Address: _____
Phone: _____ Email Address: _____

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DECLARATORY RULING – If you believe your activity falls under Section 4 of the Inland Wetlands and Watercourse Regulations you must ask the Commission for a Jurisdictional ruling to declare your activity as an “As of right use” or “Non-regulated Use”.

- Cite the provision (such as 4.1a, 4.2.b, etc.) 4.1a
- Location of Proposed Activity: 47 Diamond Rd Lakeville
- Purpose and description of the proposed activity:
Construction Farm building 60'x200'

*(Include additional pages if needed)

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TRANSFER OF PERMIT

Transfer permit _____ From _____ to _____
(Name of Permit Holder) (New Owner/Applicant)

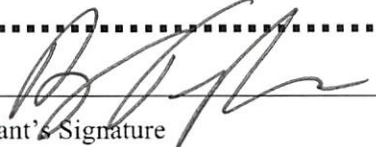
Reason: _____

.....
EXTENSION OF PERMIT

I request permit _____ for _____ to be extended for and additional _____ Years. *(Regulated Activity- Incl. extra sheets if needed)*

Location of approved activity _____

Reason _____

.....
Applicant's Signature  Print or type name Robert Taylor Date 9/20/24

Owner's Signature _____ Print or type name _____ Date _____

MAP REFERENCES:

- 1) CONNECTICUT STATE HIGHWAY DEPARTMENT RIGHT OF WAY MAP TOWN OF SALISBURY, LANEVILLE - MILLERTON ROAD FROM ONE HILL SCHOOL, WESTERLY TO THE NEW YORK STATE LINE ROUTE NO. 121, NUMBER 262 SHEET 1 OF 2 SCALE 1"=40' DATED JAN. 26, 1982.
- 2) CONNECTICUT STATE HIGHWAY DEPARTMENT RIGHT OF WAY MAP TOWN OF SALISBURY, LANEVILLE - MILLERTON ROAD FROM ONE HILL SCHOOL, WESTERLY TO THE NEW YORK STATE LINE ROUTE NO. 121, NUMBER 262 SHEET 2 OF 2 SCALE 1"=40' DATED JAN. 26, 1982.
- 3) MAP SHOWING PORTION OF PROPERTY OF ORVILLE Q. AND HELEN W. BRIN IN TOWN OF SALISBURY, CONN. TO BE CONVEYED TO KAMALL BUDORWITZ SCALE 1"=100' DATED DEC. 1, 1945 BY H. ANKOSIBROSKI, MAP 304 S.R.
- 4) MAP SHOWING PORTION OF PROPERTY OF STEPHEN E. KAMALL IN TOWN OF SALISBURY, CONN. SCALE 1"=40' DATED NOV. 23, 1951 BY H. ANKOSIBROSKI, MAP 388 S.R.
- 5) MAP SHOWING PORTION OF PROPERTY OF KENNETH & ANNA S. ROBERTS IN TOWN OF SALISBURY, CONN. TO BE CONVEYED TO BERNAJAN BRIDGES SCALE 1"=100' DATED JULY 19, 1987 BY H. ANKOSIBROSKI, MAP 773 S.R.
- 6) MAP SHOWING PORTION OF PROPERTY OF KENNETH & ANNA S. ROBERTS IN TOWN OF SALISBURY, CONN. TO BE CONVEYED TO WILLIAM J. & KAREN M. COON SCALE 1"=40' DATED SEPT. 24, 1986 MAP #13 S.R.
- 7) MAP SHOWING PROPERTY OF JAMES HOYT BOSTON "LANEVILLE" SALISBURY, CONNECTICUT, SCALE 1"=100' DATED APRIL 1981 BY PETER A. LAMB R.L.S. MAP 182 S.R.
- 8) TOTAL AREA 15.898 ACRES SUBDIVISION MAP SHOWING PORTION PROPERTY OF KENNETH & ANNA S. ROBERTS, U.S. ROUTE 44 & DIAMOND ROAD "LANEVILLE" SALISBURY, CONNECTICUT, SCALE 1"=100' DATED OCTOBER 26, 1985 BY PETER A. LAMB R.L.S. MAP 182 S.R.

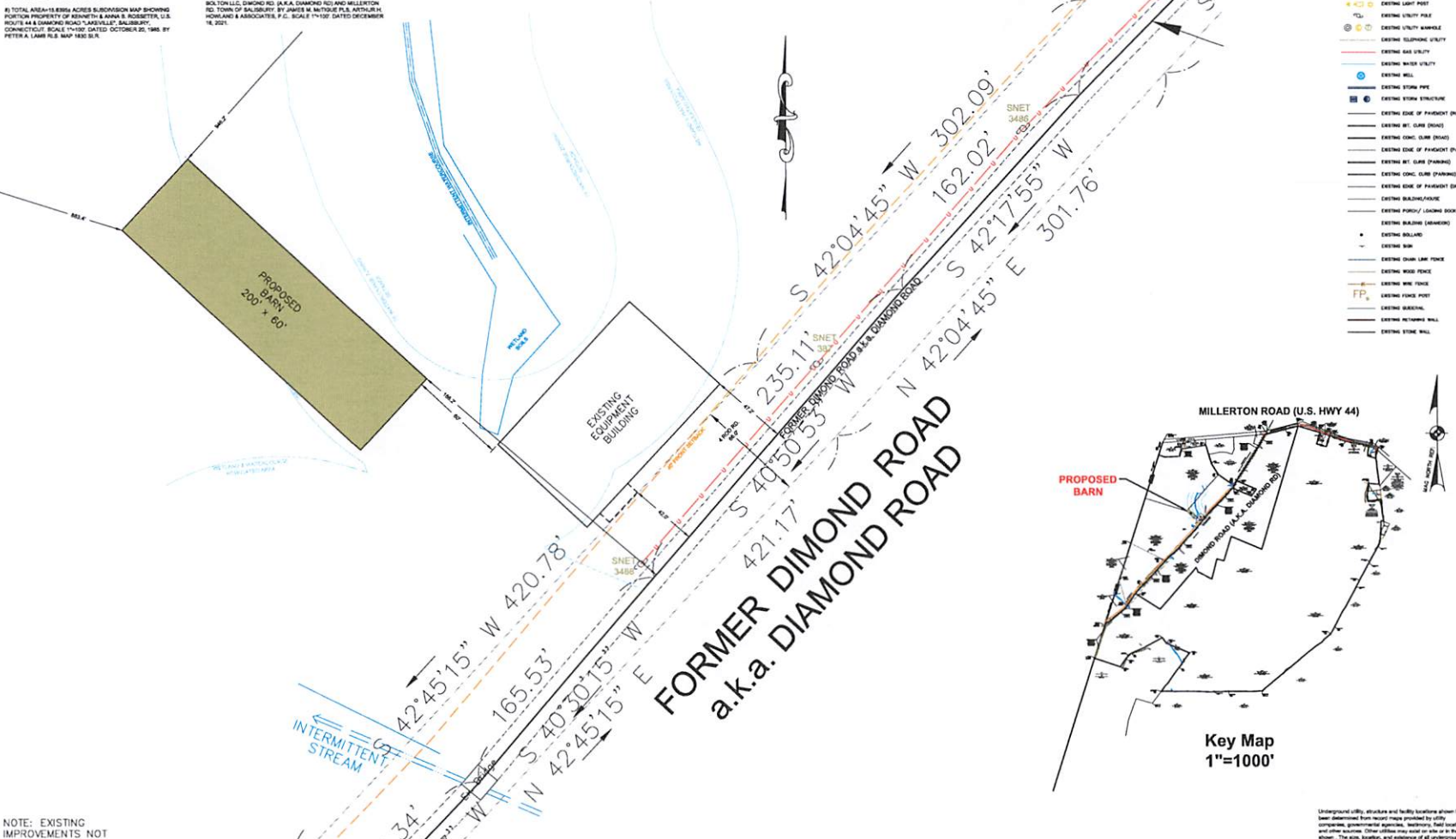
MAP REFERENCES CONTINUED:

- 9) 89.316 ACRES MAP SHOWING AREAS OF AGRICULTURAL DEVELOPMENT RIGHTS TO BE CONVEYED TO THE STATE OF CONNECTICUT ON THE PROPERTY OF KENNETH & ANNA ROBERTS SOUTH 84 & DIAMOND ROAD SALISBURY, CONNECTICUT, SHEET 1 OF 2, SCALE 1"=100' FEBRUARY 1984 BY ROBERT L. HOOK R.L.S. MAP 1947A S.R.
- 10) 89.316 ACRES MAP SHOWING AREAS OF AGRICULTURAL DEVELOPMENT RIGHTS TO BE CONVEYED TO THE STATE OF CONNECTICUT ON THE PROPERTY OF KENNETH & ANNA ROBERTS SOUTH 84 & DIAMOND ROAD SALISBURY, CONNECTICUT, SHEET 2 OF 2, SCALE 1"=100' FEBRUARY 1984 BY ROBERT L. HOOK R.L.S. MAP 1947A S.R.
- 11) MAP PREPARED FOR LEE GRAY SHOWING DIAMOND ROAD LOCATION FROM NEW YORK STATE LINE TO U.S. ROUTE 44, SALISBURY, CONNECTICUT, SCALE 1"=100' DATED JANUARY 11, 1986 BY PETER A. LAMB R.L.S., NOT ON FILE S.R.
- 12) MAP SHOWING DIAMOND ROAD LAYOUT, SALISBURY, CONNECTICUT, SCALE 1"=100' NO DATE BY PETER A. LAMB R.L.S., NOT ON FILE S.R.
- 13) MAP PREPARED FOR TOWN OF SALISBURY, MILLERTON ROAD - ROUTE 44 LANEVILLE SALISBURY, CONNECTICUT, SCALE 1"=40' DATED MAY 18, 2006 BY MATTHEW M. KEFER, R.L.S. LAMB KEFER LAND SURVEYORS LLC, MAP 280 S.R.
- 14) MAP PREPARED FOR TOWN OF SALISBURY, MILLERTON ROAD ROUTE 44 LANEVILLE SALISBURY, CONNECTICUT, SCALE 1"=40' DATED MAY 26, 2006, TOTAL AREA 1.696 ACRES, BY MATTHEW M. KEFER, R.L.S. LAMB KEFER LAND SURVEYORS LLC, MAP 284 S.R.
- 15) EXISTING CONDITIONS MAP PREPARED FOR TAYLOR FARM HOLDINGS LLC, DIAMOND RD. & A. DIAMOND RD. AND MILLERTON RD. TOWN OF SALISBURY BY JAMES M. MATHIAS, P.L.S. ARTHUR H. HOWLAND & ASSOCIATES, P.C., SCALE 1"=100' DATED DECEMBER 18, 2021.

ZONING TABLE - PROPOSED BARN

ZONE: RR-3 (Single Family Residential Zone)		
BUILDING SETBACKS	PERMITTED	PROVIDED
MINIMUM AREA	120,000 SF	3,492,008.37 SF/ 80.165 ACRES
MINIMUM FRONTAGE	25'	0'
MINIMUM FRONT YARD	40'	946.2'
MINIMUM SIDE YARD	30'	883.47186.2'
MINIMUM REAR YARD	30'	2,830.1'
MINIMUM SQUARE	300'	300'
MAXIMUM BUILDING HEIGHT	FARM BUILDING EXEMPT	40'
MIN. SEPERATION BETWEEN BUILDINGS	10'	60'
MAXIMUM BUILDING COVERAGE	10%	0.9%

*FOR SETBACKS AND EXEMPTIONS, THE MAXIMUM BUILDING HEIGHT AS SHOWN IN THE TABLE OF REGULATIONS, REGULATION SHALL APPLY TO ALL BUILDINGS



NOTE: EXISTING IMPROVEMENTS NOT DEPICTED.

EXISTING

- EXISTING BOUNDARY LINE
- EXISTING STREET LINE
- EXISTING BOUNDARY LINE (DASHED)
- EXISTING BOUNDARY LINE (DOTTED)
- EXISTING STAKE MARK
- EXISTING BORN PIN
- EXISTING BORN PILE
- EXISTING WOODEN PILE
- EXISTING DRILL HOLE
- EXISTING FLOORPLAN
- EXISTING METAL SHED
- EXISTING REGULATED AREA
- EXISTING METAL PILE (W/ W/)
- EXISTING WOODEN PILE
- EXISTING LANDSCAPE OR TREES
- EXISTING CABLE UTILITY
- EXISTING ELECTRIC UTILITY
- EXISTING LIGHT PILE
- EXISTING UTILITY POLE
- EXISTING UTILITY MANHOLE
- EXISTING TELEPHONE UTILITY
- EXISTING GAS UTILITY
- EXISTING WATER UTILITY
- EXISTING WELL
- EXISTING STORM PIPE
- EXISTING SEWER STRUCTURE
- EXISTING EDGE OF PAVEMENT (DASH)
- EXISTING W/ CLARE (DASH)
- EXISTING CLARE (DASH)
- EXISTING EDGE OF PAVEMENT (DOTTED)
- EXISTING W/ CLARE (PARKING)
- EXISTING CONC. CLARE (PARKING)
- EXISTING EDGE OF PAVEMENT (DOTTED)
- EXISTING BALDING/SHED
- EXISTING PORCH/ LOADING DOCK
- EXISTING BUILDING (DASHED)
- EXISTING SIGN
- EXISTING CHAIN LINK FENCE
- EXISTING WOOD FENCE
- EXISTING IRON FENCE
- EXISTING WOOD FENCE
- EXISTING GARDEN
- EXISTING RETURN WELL
- EXISTING STONE WALL

1) COPIES NOT BEARING THE ENDOSED SEAL OF THE SURVEYOR OR ENGINEER SHALL BE RENDERED NULL AND VOID

2) REVISIONS TO THESE PLANS BY ANYONE OTHER THAN ARTHUR H. HOWLAND & ASSOC., P.C. SHALL RENDER THESE PLANS NULL AND VOID. NO RESPONSIBILITY FOR SAID REVISIONS.

REVISIONS:

NO.	DESCRIPTION	DATE

DEED REFERENCE:
MAP # LOT 1 V 282P 37, V 143P 218

NOTE: 1. DIAMOND ROAD & A. DIAMOND ROAD: SALISBURY TOWN MEETING VOLUME 188-1892 VOTED OCTOBER 5, 1942 TO APPROVE OF THE DISCONTINUATION BY THE SELECTMAN OF THE HIGHWAY LEADING SOUTHERLY FROM THE LANEVILLE MILLERTON HIGHWAY (U.S. ROUTE 44) PAST THE FORMER THOMAS DIAMOND PROPERTY TO NEW YORK STATE LINE.

PROPERTY IS LOCATED WITHIN THE 765.2' BURK, RESIDENCE ZONE.

THIS SURVEY AND MAP HAS BEEN PREPARED IN ACCORDANCE WITH THE REGULATION OF CONNECTICUT STATE AGENCIES, SECTION 20-108b, IN FORCE FROM DECEMBER 15, 2011 TO OCTOBER 28, 2016, AND THE "MINIMUM ENGINEERING STANDARDS AND MAPS IN THE STATE OF CONNECTICUT" AS ADOPTED BY THE CONNECTICUT ASSOCIATION OF LAND SURVEYORS, INC.

TYPE OF SURVEY: ZONING LOCATION SURVEY

BOUNDARY DETERMINATION CATEGORY: FIRST SURVEY

CLASSIFICATION OF PROPERTY: A-1 HORSE

TO MY KNOWLEDGE AND BELIEF, THIS MAP IS SUBSTANTIALLY ACCURATE AND CORRECT.

JAMES M. MATHIAS, P.L.S. 20212



Zoning Location Survey - Portion of Property of

prepared for
Taylor Farm Bolton LLC

Area = Map 5 Lot 1 (West Side)
3,492,008.37 S.F. / 80.165 Ac.
Diamond Rd. (a.k.a. Diamond Rd) and Millerton Rd.

Town of Salisbury
County of Litchfield
State of Connecticut

DATE: **September 13, 2024**
SCALE: **1" = 30'**

SHEET **ZLS.2**
SHEET 1 OF 1

Underground utility structures and facility locations shown have been determined from recent maps provided by utility companies, governmental agencies, waterlines, field locations, and other sources. Other utilities may exist on site or in the area shown. The size, location, and condition of all underground features shall be determined by the appropriate professions prior to construction. Call before you dig. 1-800-485-6888