

CHAMPLAIN COLLEGE

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1 May 2017

Ms. Mary O'Neil, Principal Planner
Department of Planning and Zoning
City Hall – 14 Church Street
Burlington, VT 05401

RECEIVED
MAY 01 2017

RE: 158 South Willard Street
Change of Use Zoning Request

DEPARTMENT OF
PLANNING & ZONING

Dear Mary:

As a follow up to recent conversations about the above-referenced property, please accept this correspondence and back-up documentation materials as a former request by Champlain College for a *Change-of-Use* zoning permit from the DRB. Supplemental information include:

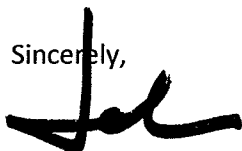
- Completed Zoning Application form and required fee; and
- Photographs of the building exterior.

As we discussed, the College is negotiating with the Owners of the Property (Phi Gamma Delta Housing Corp) on a 5-year lease agreement that would allow Champlain to occupy the building as a "Dormitory" as conditionally permitted under the Code. At the end of the 5-year lease agreement, it is our understanding the Owner will apply for a Change of Use zoning permit to re-establish the current "Fraternity" use, also conditionally permitted under the code. No exterior changes to the building are contemplated in this permit application.

Regarding residential capacity of the building, it is Champlain's intention not to exceed the thirty (30)-bed maximum the Owners have maintained over the years. In addition, Champlain will staff the Property with live-in Resident Advisor(s) consistent with all of our institutional housing, regardless of whether the housing facility is location on, or off, campus. Finally, the existing on-site parking spaces will not be used by student residents living at the Property. Consistent with College policy, any student having a vehicle must register it with the College, and the vehicle must be parked at our remote lot on Lakeside Avenue.

Thank you for your assistance in processing this application. If you have any questions or require additional information, please advise.

Sincerely,



John Caulo
Associate President: Campus Planning and Auxiliary Services

cc. Peter DeGraff, Phi Gamma Delta Housing Corp





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