

District 5, 8
Certcode 0405-0

**CERTIFICATE OF HIGHWAY MILEAGE
YEAR ENDING FEBRUARY 10, 2019**

Fill out form, make and file copy with the Town Clerk, and mail ORIGINAL, before February 20, 2019 to:
Vermont Agency of Transportation, Division of Policy, Planning and Intermodal Development, Mapping Section
One National Life Drive, Montpelier, VT 05633.

We, the members of the legislative body of COLCHESTER in CHITTENDEN County
on an oath state that the mileage of highways, according to Vermont Statutes Annotated, Title 19, Section 305,
added 1985, is as follows:

PART I - CHANGES TOTALS - Please fill in and calculate totals.

Town Highways	Previous Mileage	Added Mileage	Subtracted Mileage	Total	Scenic Highways
Class 1	0.000				0.000
Class 2	21.870			21.870	0.000
Class 3	70.36	0.46		70.82	0.000
State Highway	22.864			22.864	0.000
Total	115.094			115.554	0.000
* Class 1 Lane	0.000			-	
* Class 4	0.59			0.59	0.000
* Legal Trail	0.68			0.68	

* Mileage for Class 1 Lane, Class 4, and Legal Trail classifications are NOT included in total.

PART II - INFORMATION AND DESCRIPTION OF CHANGES SHOWN ABOVE.

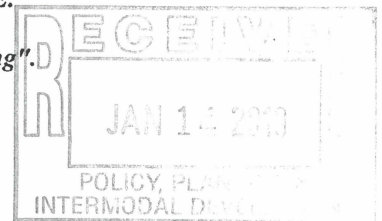
1. NEW HIGHWAYS: Please attach Selectmen's "Certificate of Completion and Opening".

- 0.06 mi CL3 (Jen Barry Ln)
- 0.40 mi CL3 TH #208 (Annas Ct)

2. DISCONTINUED: Please attach SIGNED copy of proceedings (minutes of meeting).

3. RECLASSIFIED/REMEASURED: Please attach SIGNED copy of proceedings (minutes of meeting).

4. SCENIC HIGHWAYS: Please attach a copy of order designating/discontinuing Scenic Highways.



IF THERE ARE NO CHANGES IN MILEAGE: Check box and sign below. []

PART III - SIGNATURES - PLEASE SIGN.

Selectmen/ Aldermen/ Trustees Signatures:

[Handwritten signatures in blue ink]

T/C/V Clerk Signature:

[Handwritten signature]

Date Filed:

Jan. 9, 2019

Please sign ORIGINAL and return it for Transportation signature.

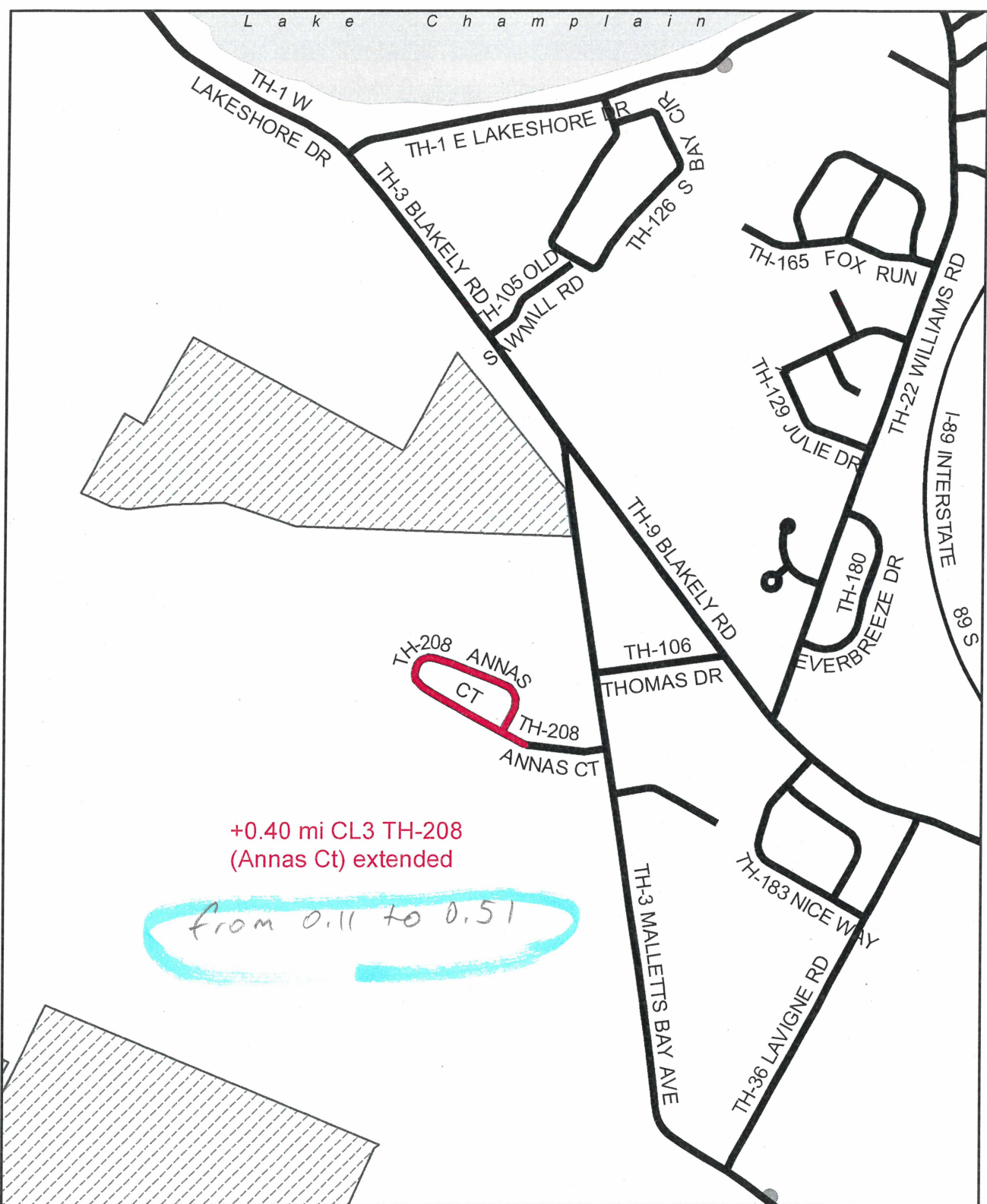
AGENCY OF TRANSPORTATION APPROVAL: Signed copy will be returned to T/C/V Clerk.

APPROVED:

[Handwritten signature]
Representative, Agency of Transportation

DATE:

1/18/2019



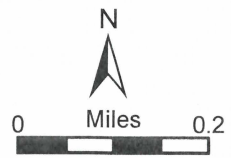
+0.40 mi CL3 TH-208
(Annas Ct) extended

from 0.11 to 0.51

Mileage Certificate Changes 2019
COLCHESTER

(0405-0)

Mapping Section
Division of Policy and Planning
Vermont Agency of Transportation -- March 20, 2019



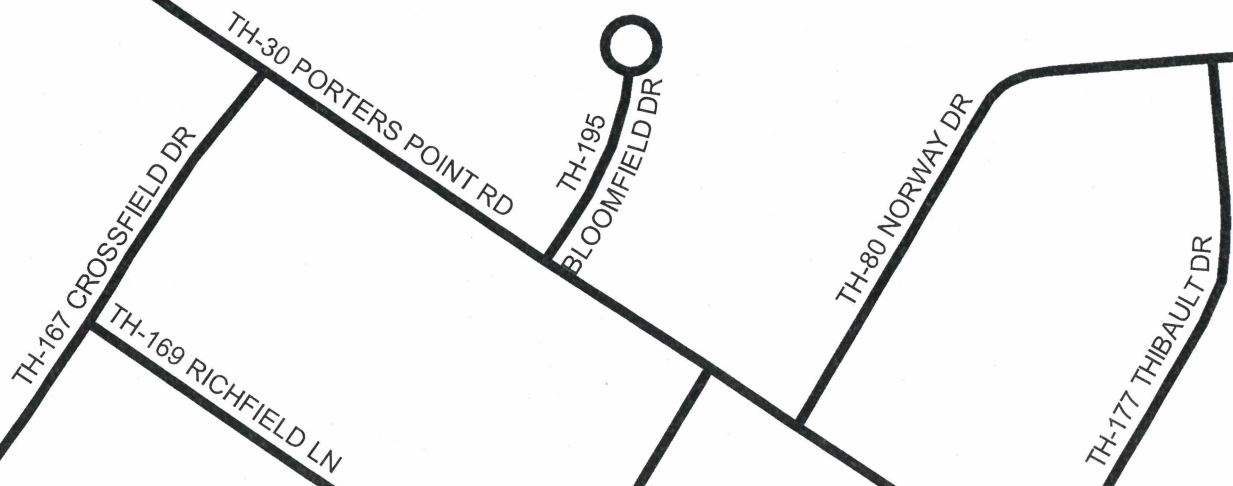
L a k e C h a m p l a i n

+0.06 mi CL3 TH-217
(Jen Barry Ln) new road

from 0.00 to 0.06

TH-217 JEN
BARRY LN

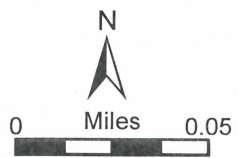
TH-31 HOLY CROSS RD



Mileage Certificate Changes 2019
COLCHESTER

(0405-0)

Mapping Section
Division of Policy and Planning
Vermont Agency of Transportation -- March 20, 2019



TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

COLCHESTER, VT.
RECEIVED FOR RECORD
Feb 15 AD. 2018 AT
1 O'Clock 10 Min. P.M.
Recorded in Vol. _____ Page _____
of the Land Records
Attest: Manda J. Merri
Asst. Town Clerk

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

ANNAS COURT

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Selectboard of the Town of Colchester at a public meeting held at Colchester, on February 13, 2018 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being the roadway depicted as "Proposed Street, +/- 2.89 acres" on the plan of land entitled, plan of land entitled, "Subdivision Plat of Lands Owned by Brigante Living Trust, 239 Malletts Bay Avenue, Town of Colchester, County of Chittenden, State of Vermont", Plan Sheets PL1 and PL2, prepared by O'Leary-Burke Civil Associates, PLC, dated June 28, 2016 and recorded in Map Slides 481-A and 481-B of the Town of Colchester Land Records, as supplemented by the plan of land entitled, "Planned Community Plan of Lands Owned by Brigante Living Trust, 239 Malletts Bay Avenue, Town of Colchester, County of Chittenden, State of Vermont", Plan Sheets PL1 and PL2, prepared by O'Leary-Burke Civil Associates, PLC, dated April 13, 2017 and recorded in Map Slides 488-E and 488-F of said Land Records. Also conveyed herewith are all streetlights within said roadway and the "10' wide improvement and sight line easement to the Town of Colchester" as depicted on the aforementioned Subdivision Plat.

Also being the "15' wide Easement to the Town of Colchester from Transformer to Meter Panel for Street Light Disconnect" as depicted on the attached plan of land entitled, "Exhibit 'A', Easement to Meter Panel for Street Light Disconnect", prepared by O'Leary-Burke Civil Associates, PLC, dated September 22, 2017.

Grantor reserves the right to construct, install, maintain and replace utility lines under and along said roadways for the transmission of electricity, telephone, cable television, water, sewer, footing drains and storm drains and the installation of force mains and any other utilities to service the planned community known as Brigante Woods, as shown on said plan of land. The construction and installation of said utilities shall be in accordance with the permits granted by the Town of Colchester and State of Vermont. The rights reserved by Grantor herein are temporary and shall terminate upon the complete construction of the project.

Being a portion of the land and premises conveyed to Rivers Edge Building Development, LLC by the following deeds:

1. Trustee's Deed of Cosimo Brigante, Trustee of the Brigante Living Trust u/t/a dated March 8, 2004, dated August 3, 2016 and recorded in Volume 803 at Page 12 of the Town of Colchester Land Records;
2. Trustees Deed of Peter Brigante and Margaret G. Brigante, Trustees of the Brigante Living Trust u/t/a dated March 24, 2008, dated August 3, 2016 and recorded in Volume 803 at Page 14 of the Town of Colchester Land Records; and
3. Trustee's Deed of John Brigante, Trustee of the John and Velma Brigante Revocable Trust u/t/a dated April 9, 1996, as amended and restated on February 7, 2007, dated August 3, 2016 and recorded in Volume 803 at Page 16 of the Town of Colchester Land Records.

Reference is made to the following:

1. Easement Deed in favor of Brigante Woods Homeowners Association, Inc. for force mains dated April 24, 2017 and recorded in Volume 817 at Page 407 of said Land Records.
2. Warranty Deed of Easement in favor of the Town of Colchester for sidewalks dated April 24, 2017 and recorded in Volume 817 at Page 409 of said Land Records.

Said land and premises are subject to the terms and conditions of the following, as they may be amended from time to time:

1. Wastewater System and Potable Water Supply Permit No. WW-C-0521 dated June 17, 2016 and recorded in Volume 800 at Page 176 of said Land Records.
2. Land Use Permit No. 4C1292 dated July 20, 2016 and recorded in Volume 802 at Page 94 of said Land Records.
3. Stormwater Discharge Permit No. 7516-INDS dated May 9, 2016, a Notice of Issuance of which is recorded in Volume 798 at Page 220 of said Land Records.
4. Stormwater Construction General Permit, Authorization to Discharge Under Permit No. 3-9020, NOI No. 7516-9020, dated February 3, 2016 and of record with the State of Vermont Department of Water Quality, Stormwater Management Division.
5. Public Water System Permit to Construct, Project No. C-3331-160, WSID No. VT0005059, dated June 14, 2016 and of record with the State of Vermont Department of Environmental Conservation, Water Supply Division.
6. Town of Colchester Development Review Board Findings of Fact and Order dated March 7, 2016 and June 6, 2016 and recorded in the Town of Colchester Zoning Files.
7. Threatened and Endangered Species Taking Permit No. EM-2014-16 dated August 11, 2014 and of record with the State of Vermont Agency of Natural Resources.

Reference is hereby made to the above-mentioned instruments, the records thereof, the references therein made, and their respective records and references, in further aid of this description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, the **Town of Colchester**, its successors and assigns, to their own use and behoof forever; And the said Grantor, **Rivers Edge Building Development, LLC**, for itself and its successors and assigns, does covenant with the said Grantee, the **Town of Colchester**, and its successors and assigns, that until the ensealing of these presents it is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that they are **FREE FROM EVERY ENCUMBRANCE**; except as aforesaid. It does hereby engage to **WARRANT AND DEFEND** the same against all lawful claim whatever, except as aforesaid.

Date Accepted by Select Board:

February 13, 2018

Length of New Road: 0.40 miles

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 26 ft.

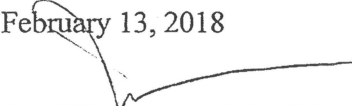
Surface Type: Asphalt

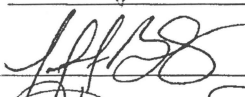
Speed Limit: 25 mph

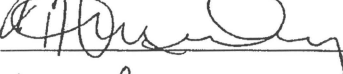
Hwy #: 208

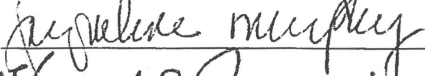
Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

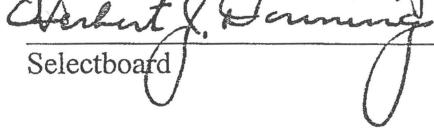
_____ Plat/Slide Number: 456










Selectboard

TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

COLCHESTER, VT.
RECEIVED FOR RECORD
Feb 15 AD. 2018 AT
1 O'Clock 10 Min. P M.
Recorded in Vol. _____ Page _____
of the Land Records.
Attest: Manda Johnson
Asst. Town Clerk

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

JEN BARRY LANE

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Select Board of the Town of Colchester at a public meeting held at Colchester, on February 13, 2018 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being the area depicted as "This portion of Lot 2 is to be dedicated to the Town of Colchester for highway purposes should Lot 1 be developed. This portion of Lot 2 was formerly plotted with an area of +/- 0.53 acres per prior survey (see note 1)," on a plan of land entitled "Boundary Line Adjustment Plat of a Portion of Lot 2 of Bay Manor Estates, 812 Holy Cross Road, Town of Colchester, County of Chittenden, State of Vermont" prepared by O-Leary-Burke Civil Associates, PLC, dated June 4, 2015, last revised January 7, 2016, and recorded in Map Slide 477A of the Town of Colchester Land Records.

Also conveyed herewith are all lights and sidewalks within Jen Barry Lane.

Grantor reserves the right to construct, install, maintain and replace utility lines under and along said area for the transmission of electricity, telephone, cable television, water, sewer, and storm drains and the installation of force mains and any other utilities to service the planned community as shown on said plan of land. The construction and installation of said utilities shall be in accordance with the permits granted by the Town of Colchester and State of Vermont. With respect to all utilities except water and sewer, the rights Grantor reserves herein shall terminate upon the Town's acceptance of said area.

Being a portion of the land and premises conveyed to Bay Manor Estates, LLC by Quitclaim Deed of Bruce Barry dated January 4, 2016 and recorded in Volume 792 at Page 360 of said Land Records.

Said land and premises are subject to the terms and conditions of Wastewater System and Potable Water Supply Permit No. WW-C-0381 dated August 30, 2013 and recorded in Volume 749 at Page 480 of said Land Records; Authorization to Discharge Under General Permit No. 3-9015, Permit No. 6872-9015, Project ID No. EJ12-1012 dated September 24, 2013 and recorded in Volume 750 at Page 570 of said Land Records; and Town of Colchester Development Review Board Findings

of Fact and Order dated September 11, 2013 and recorded in the Town of Colchester Zoning Files.

Also conveyed herewith is a thirty-five foot (35') by sixty foot (60') area as depicted on the following plans:

- (a) "Holy Cross Bay Planned Residential Development, Holy Cross Road, Colchester, VT, Site Plan", prepared by O'Leary-Burke Civil Associates, PLC, dated January 22, 2016, last revised May 9, 2016, and of record in the Town of Colchester Zoning Files; and
- (b) "Subdivision Plat, Lands of J. Brooker, LLC and Boundary Line Adjustment with Lands of Malletts Bay House, LLC, Northerly of Holy Cross Road, Town of Colchester, County of Chittenden, State of Vermont", prepared by O'Leary-Burke Civil Associates, PLC, dated June 16, 2016, and recorded in Map Slide 480F of said Land Records.

The Grantee shall have the right to plow snow onto the easement area. The snow placed within the easement area shall be located so that it does not unreasonably impair or restrict the travel of vehicles in the center of the easement area.

Reference is hereby made to the above-mentioned instruments, the records thereof, the references therein made, and their respective records and references, in further aid of this description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, the **Town of Colchester**, its successors and assigns, to their own use and behoof forever; And the said Grantor, **Bay Manor Estates, LLC**, for itself and its successors and assigns, does covenant with the said Grantee, the **Town of Colchester**, and its successors and assigns, that until the ensealing of these presents it is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE; except as aforesaid. It does hereby engage to WARRANT AND DEFEND the same against all lawful claim whatever, except as aforesaid.

Date Accepted by Select Board: February 13, 2018

Length of New Road: 0.06 mile

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 26 ft.

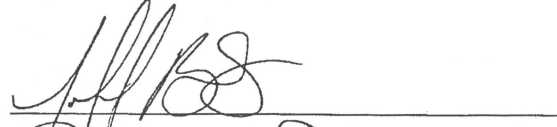

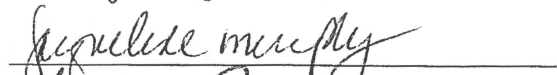
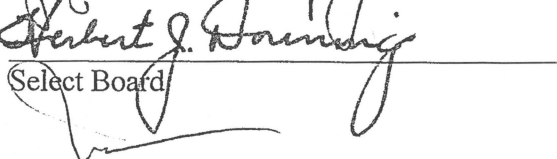
Surface Type: Asphalt

Speed Limit: 25 mph

Hwy #: _____

Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

Slide Numbers: 477A; 480F





Select Board

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, January 16, 2019 7:43 AM
To: Alley, Kerry
Subject: RE: Slightly better view of Annas Ct

Kerry,

Just looking back at the doc I sent and noticed a few redlines. Those were errors found in the rewrite, and I believe all have been corrected at this point.

Warner

From: Alley, Kerry [mailto:Kerry.Alley@vermont.gov]
Sent: Tuesday, January 15, 2019 7:14 PM
To: Warner Rackley
Subject: RE: Slightly better view of Annas Ct

Hi Warner,

I've received the 2019 Certificate of Highway Mileage, and all looks good!

One question: Are both highways paved? (the newly accepted portions of Annas Ct and Jen Barry Ln)

Another random question (don't look too hard for an answer if you don't have one):

Are there any reliable "rules of thumb" regarding speed limits in Colchester? We're in the process of creating GIS intersection data that will be used for safety analysis, so I'm just asking around to get a feel for what speed limits are.

Thanks!

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, October 31, 2018 4:45 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Subject: Slightly better view of Annas Ct

After taking a closer look at the record drawings, I thought the attached plat sheets might give a better overall view.

Warner

We have eliminated our post office box, for US mail and package deliveries please use the address listed below.



Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503



colchestervt.gov

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Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, January 16, 2019 7:38 AM
To: Alley, Kerry
Subject: RE: Slightly better view of Annas Ct
Attachments: REV Ch12 Traffic.pdf

Kerry,

Yes, both roads are paved.

In terms of speed limit, pretty much all of the roads that have been accepted since I got here have been short local streets at 25 mph. We also try to limit gravel roads or have gone back and updated older ones to 25 or 30 mph. However, no gravel roads have been added as public streets over the past seven years. If you want to check the current speed limit, I would typically direct you to Chapter 12 on the online search from the Clerk's webpage. However, there was a major rewrite of this chapter in 2016 and it's currently pending recodification. Attached is a file of the major rewrite. It's not going to be complete as there have probably been a dozen or so changes since that update. The two new streets would be in those changes. Without giving you all of the changes to sort through, that's the best source at this point. Hopefully, the new version will be online in a couple of months.

For the attached file, you'll need to skip through the multiple formats from the old doc that are shown in strike-through format. The new listing is by road Class and starts on page 21.

Thanks,
Warner

From: Alley, Kerry [mailto:Kerry.Alley@vermont.gov]
Sent: Tuesday, January 15, 2019 7:14 PM
To: Warner Rackley
Subject: RE: Slightly better view of Annas Ct

Hi Warner,

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Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503

colchestervt.gov

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Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, October 31, 2018 4:45 PM
To: Alley, Kerry
Subject: Slightly better view of Annas Ct
Attachments: Annas Plat 2 of 2.pdf; Annas Plat 1 of 2.pdf

After taking a closer look at the record drawings, I thought the attached plat sheets might give a better overall view.

Warner

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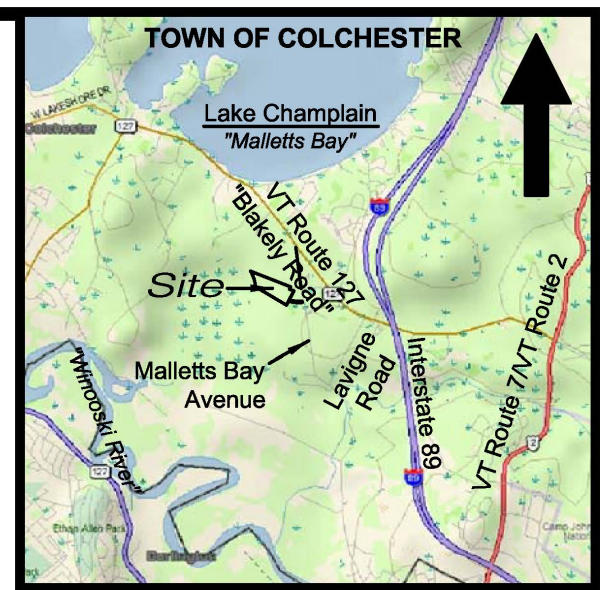


Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
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Location Plan-n.t.s.

DETAIL (1" = 100')
 Lands of
Brigante Living Trust
 Volume 691, Page 326
 (July 25, 2011)
 ± 0.78 acres
 (Above lands include a private
 drive known as Annas Court)

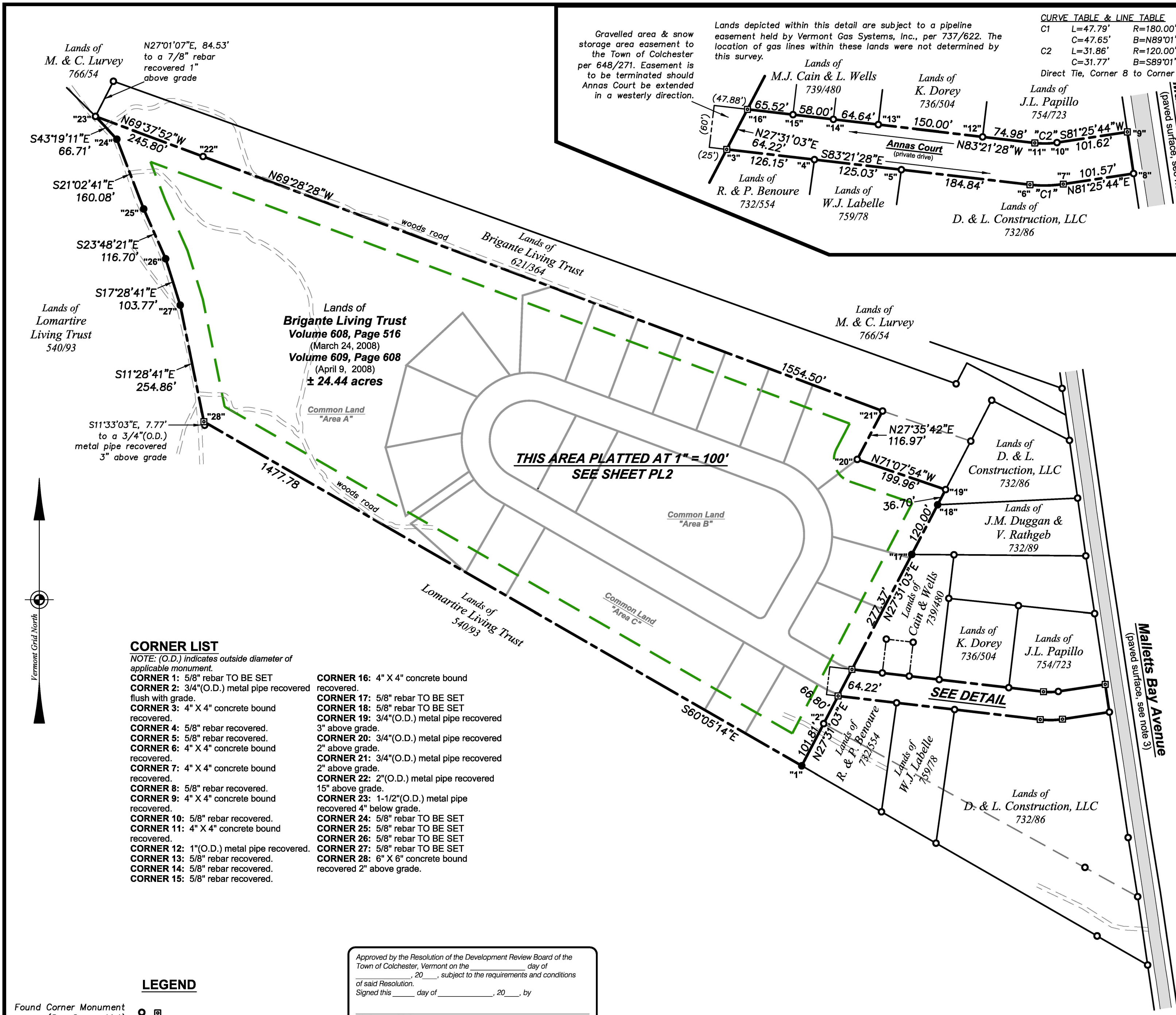
CURVE TABLE & LINE TABLE

C1	L=47.79'	R=180.00'
	C=47.65'	B=N89°01'58"E
C2	L=31.86'	R=120.00'
	C=31.77'	B=S89°01'53"W

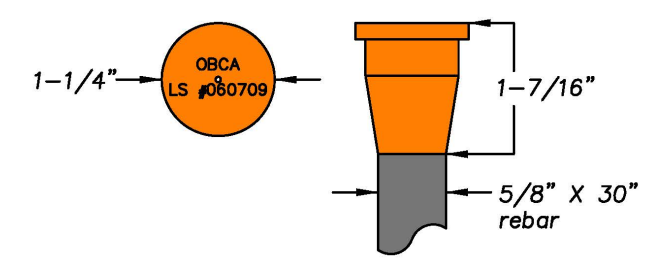
Direct Tie, Corner 8 to Corner 9 is, N08°31'19"W, 60.00'.

Gravelled area & snow storage area easement to the Town of Colchester per 648/271. Easement is to be terminated should Annas Court be extended in a westerly direction.

Lands depicted within this detail are subject to a pipeline easement held by Vermont Gas Systems, Inc., per 737/622. The location of gas lines within these lands were not determined by this survey.



Typical Stamped Caps on Set Monumentation
 (not to scale)



SURVEY NOTES

- The purpose of this survey was to retrace, monument and subdivide the lines and corners of lands deeded to the Brigante Living Trust in Volume 609, Page 608, dated April 9, 2008 and Volume 608, Page 516, dated March 24, 2008, and Volume 691, Page 326, dated July 25, 2011, of the Town of Colchester Land Records.
- The following plats recovered in the Town of Colchester Land Records and from other sources were used in aid of this survey:
 - Plat entitled; "Property Plat, 422 Malletts Bay Avenue - Colchester, Vermont, David Mele", dated June 6, 2012 by O'Leary-Burke Civil Associates, PLC.
 - Plat entitled; "Property Plat, 422 Malletts Bay Avenue - Colchester, Vermont, David Mele", dated June 25, 2012, revised October 29, 2013 by O'Leary-Burke Civil Associates, PLC.
 - Plat entitled; Boundary Line Adjustment Plat, 239 Malletts Bay Avenue - Colchester, Vermont, Brigante Living Trusts and David & Joseph Mele", dated June 13, 2011 by O'Leary-Burke Civil Associates, PLC.
 - Plat entitled; "Property Plan, Kiwanis Club of Burlington, Inc., Colchester, Vermont", dated May, 1975, by Warren A. Robenstien, L.S. 48.
 - Plat entitled; "Plan Showing Sub-Division of Anna L. Mele Estate, 8.6 acres ±, Malletts Bay Ave., Colchester, Vt.", dated August, 1983, by Warren A. Robenstien, L.S. 48, and is recorded in Map Slide #177 of the Colchester Land Records.
 - Plat entitled; "Brigante Bros. to Frank Paul & Dorothy Ella Brigante, Malletts Bay Ave., Colchester, Vt.", dated April, 1978, by Warren A. Robenstien, L.S. 48, and is recorded in Map Slide #147 of the Colchester Land Records.
 - Plat entitled; "Property Plan, George Krekorian to Frank Paul & Dorothy Ella Brigante, Malletts Bay Ave., Colchester, Vt.", dated October, 1969, by Warren A. Robenstien, L.S. 48, and is recorded in Miscellaneous Volume 21, Page 183 of the Colchester Land Records.
 - Plat entitled; "Plan of Colchester, Vt., Property of Radio Station W.C.A.X., Showing Lands Owned and Lands Leased", dated August, 1941 by A.W. Hoag.
 - Plat entitled; "Lot of Land Purchased by C.P. Hasbrook from Geo. & Lydia Sheppard Located in Colchester, Vt.", dated August, 1941 by A.W. Hoag.
 - Plat entitled; "Plan of Survey Showing Portion of Sam & Doris Mazza Property - Lot No. 2 Mazza to Leveque, Malletts Bay Ave., Colchester, Vermont", dated September, 1975, by Warren A. Robenstien, L.S. 48, and is recorded in Map Slide #147 of the Colchester Land Records.
 - Plat entitled; "Property Plan, George & Lydia Sheppard, Colchester, Vermont", dated December, 1970, by Warren A. Robenstien, L.S. 48, and is recorded in Map Slide #2 of the Colchester Land Records.
- The side lines of Malletts Bay Avenue depicted hereon were established from existing monumentation recovered on site and information taken from surveys of record.
- Unless otherwise noted, the physical location of underground utilities were not determined by this survey.
- The information on this plat reflects conditions that were existing at the time of the survey both at the project location and in the land records of the Town of Colchester as of January of 2016.
- The direction of this survey is relative to Vermont Grid North (NAD83, VT-4400) as determined by Network RTK-GPS observations made on site.

CORNER LIST

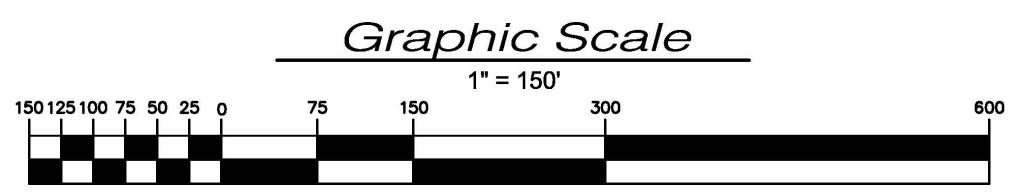
- NOTE: (O.D.) indicates outside diameter of applicable monument.
- CORNER 1: 5/8" rebar TO BE SET
 - CORNER 2: 3/4"(O.D.) metal pipe recovered flush with grade.
 - CORNER 3: 4" X 4" concrete bound recovered.
 - CORNER 4: 5/8" rebar recovered.
 - CORNER 5: 5/8" rebar recovered.
 - CORNER 6: 4" X 4" concrete bound recovered.
 - CORNER 7: 4" X 4" concrete bound recovered.
 - CORNER 8: 5/8" rebar recovered.
 - CORNER 9: 4" X 4" concrete bound recovered.
 - CORNER 10: 5/8" rebar recovered.
 - CORNER 11: 4" X 4" concrete bound recovered.
 - CORNER 12: 1"(O.D.) metal pipe recovered.
 - CORNER 13: 5/8" rebar recovered.
 - CORNER 14: 5/8" rebar recovered.
 - CORNER 15: 5/8" rebar recovered.
 - CORNER 16: 4" X 4" concrete bound recovered.
 - CORNER 17: 5/8" rebar TO BE SET
 - CORNER 18: 5/8" rebar TO BE SET
 - CORNER 19: 3/4"(O.D.) metal pipe recovered 3" above grade.
 - CORNER 20: 3/4"(O.D.) metal pipe recovered 2" above grade.
 - CORNER 21: 3/4"(O.D.) metal pipe recovered 2" above grade.
 - CORNER 22: 2"(O.D.) metal pipe recovered 15" above grade.
 - CORNER 23: 1-1/2"(O.D.) metal pipe recovered 4" below grade.
 - CORNER 24: 5/8" rebar TO BE SET
 - CORNER 25: 5/8" rebar TO BE SET
 - CORNER 26: 5/8" rebar TO BE SET
 - CORNER 27: 5/8" rebar TO BE SET
 - CORNER 28: 6" X 6" concrete bound recovered 2" above grade.

LEGEND

- Found Corner Monument (See Corner List) ○ □
- Set Corner Monument (See Corner List) ●
- Corner Number (See Corner List) "5"
- Subject Boundary Line _____
- Adjoining Boundary Line _____
- Easement Boundary Line _____
- Record Boundary Line _____
- 50' PRD Buffer _____

Approved by the Resolution of the Development Review Board of the Town of Colchester, Vermont on the _____ day of _____, 20____, subject to the requirements and conditions of said Resolution.
 Signed this _____ day of _____, 20____, by _____
 Chairman or Clerk

Town of Colchester Clerk's Office Received for Record
 This _____ day of _____ A.D. 20____, at _____ o'clock
 _____ minutes _____ M. and filed in: _____
 City Clerk



Seth W. Kittredge, L.S. 060709

THE INFORMATION ON THIS PLAT IS A COMPILATION AND REVIEW OF PERTINENT LAND RECORD INFORMATION, FIELD MEASUREMENTS, PAROL EVIDENCE AND OTHER STATE AND LOCAL DOCUMENTS. THIS PLAT IS IN ACCORDANCE WITH 27 V.S.A. 1403 AND CURRENT RULES SET FORTH BY THE VERMONT BOARD OF LAND SURVEYORS. THIS PLAT IS ONLY VALID WITH MY ORIGINAL SEAL AND SIGNATURE.

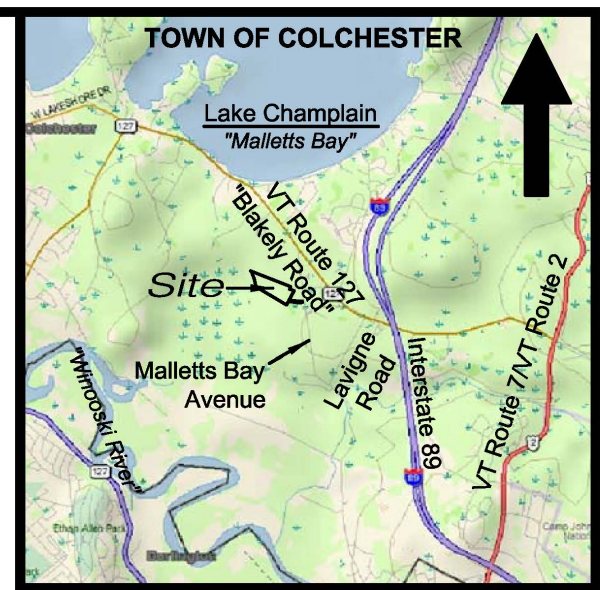
DATE	REVISION
SURVEY	<input type="checkbox"/> RECORD DRAWING
OBCA	<input type="checkbox"/> PRELIMINARY
DESIGN	<input checked="" type="checkbox"/> FINAL
OBCA	<input type="checkbox"/> SKETCH
DRAWN	
SWK	
CHECKED	
DWB/SWK	
SCALE	
1"=150'	

O'LEARY-BURKE
 CIVIL ASSOCIATES, PLC
 13 CORPORATE DRIVE
 ESSEX JCT., VT
 PHONE: 878-9890
 FAX: 878-9889
 E-MAIL: obca@olearyburke.com

SUBDIVISION PLAT
 of Lands Owned by
BRIGANTE LIVING TRUST
 239 Malletts Bay Avenue
 Town of Colchester, County of Chittenden, State of Vermont

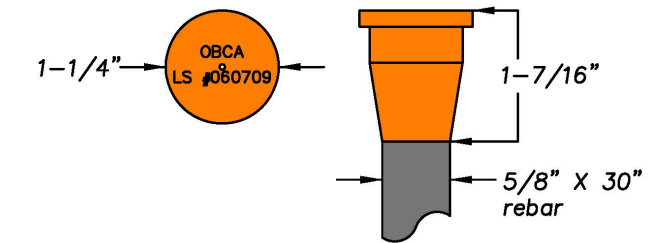
DATE 6/28/2016
 JOB 5030
 FILE 5030-PLAT-SWK-2015
 PLAN SHEET # PL1-OF-2

ORIGINAL MYLAR



Location Plan-n.t.s.

Typical Stamped Caps on Set Monumentation (not to scale)



TOWN OF COLCHESTER ZONING INFORMATION

- The subject parcel is located in the Residential-2 (R2) district.
- Dimensional Requirements:
 - Minimum Lot area: 20,000 S.F. Conventional, 10,000 S.F. Min. PUD (16,800 Proposed - PRD)
 - Maximum Lot Frontage: 125' (Min. 75' proposed - PRD)
 - Maximum Allowed Coverage: 30% conventional/proposed
 - Maximum PRD Density: 55 Units (43 proposed) ((±25.22 acres X 43,560 S.F./A.C.)/20,000 S.F./Unit) = 55 32.5% (±8.27 acres, does not include common areas around footprint lots)
 - Common Land:
- Setbacks:
 - Front Yard: 30' conventional / 25' proposed (waiver)
 - Side Yard: 15' conventional / 20' between duplexes on footprint lots
 - Rear Yard: 25' conventional / proposed
 - Buffer: 50' periphery buffer (no structures)

SEE PL1

SEE PL1

SEE PL1

SHORT LINE COURSES

L1	N60°04'55"W	22.22'
L2	S69°29'45"E	27.02'
L3	S73°36'35"W	64.07'
L4	S29°55'05"W	22.54'
L5	N69°29'45"W	75.13'
L6	S60°04'55"E	67.59'

CURVE TABLE

Curve	Length (L)	Radius (R)	Chord (C)
C1	38.06'	180.00'	37.99'
C2	62.78'	145.00'	62.29'
C3	20.06'	20.04'	20.04'
C4	85.00'	145.00'	83.79'
C5	85.00'	145.00'	83.79'
C6	85.00'	145.00'	83.79'
C7	20.89'	145.00'	20.88'
C8	72.98'	145.00'	72.21'
C9	3.23'	165.00'	3.23'
C10	93.72'	165.00'	92.46'
C11	107.06'	165.00'	105.20'
C12	82.28'	165.00'	81.43'
C13	20.42'	13.00'	18.38'
C14	35.74'	120.00'	35.61'
C15	20.42'	13.00'	18.38'
C16	182.19'	105.00'	169.43'
C17	253.07'	85.00'	252.12'

FOOTPRINT LOT DIMENSIONS

LOT 20	55.00' X 29.00'
LOT 21	55.00' X 29.00'
LOT 22	68.00' X 47.00'
LOT 23	68.00' X 47.00'
LOT 24	68.00' X 47.00'
LOT 25	68.00' X 47.00'
LOT 26	55.00' X 29.00'
LOT 27	55.00' X 29.00'
LOT 28	60.00' X 42.00'
LOT 29	60.00' X 42.00'
LOT 30	60.00' X 42.00'
LOT 31	60.00' X 42.00'
LOT 32	60.00' X 42.00'
LOT 33	60.00' X 42.00'
LOT 34	60.00' X 42.00'
LOT 35	60.00' X 42.00'
LOT 36	60.00' X 42.00'
LOT 37	60.00' X 42.00'
LOT 38	55.00' X 29.00'
LOT 39	55.00' X 29.00'
LOT 40	55.00' X 29.00'
LOT 41	55.00' X 29.00'
LOT 42	55.00' X 29.00'
LOT 43	55.00' X 29.00'
LOT 44	60.00' X 42.00'
LOT 45	60.00' X 42.00'

ORIGINAL MYLAR

NOTE: All set corner monumentation depicted hereon without a corresponding corner number will be 5/8" rebars that are to be set flush with grade.

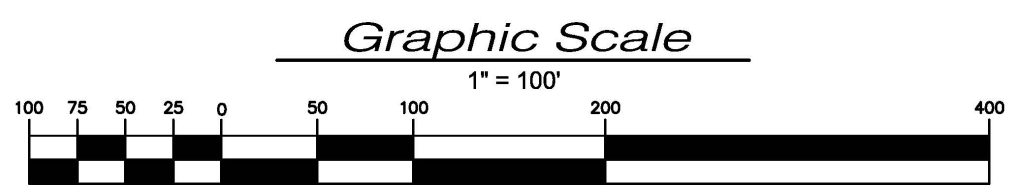
NOTE: The proposed street and Annas Court are to be dedicated to the Town of Colchester.

LEGEND

- Found Corner Monument (See Corner List)
- Set Corner Monument (See Corner List)
- Corner Number (See Corner List) "5"
- Footprint Lot 43
- Subject Boundary Line
- Adjoining Boundary Line
- Easement Boundary Line
- Record Boundary Line
- Zoning Setback Boundary Line
- 50' PRD Buffer

Approved by the Resolution of the Development Review Board of the Town of Colchester, Vermont on the _____ day of _____, 20____, subject to the requirements and conditions of said Resolution. Signed this _____ day of _____, 20____, by _____ Chairman or Clerk

Town of Colchester Clerk's Office Received for Record This _____ day of _____ A.D. 20____, at _____ o'clock _____ minutes _____ M. and filed in: _____ City Clerk



Seth W. Kittredge, L.S. 060709

THE INFORMATION ON THIS PLAT IS A COMPILATION AND REVIEW OF PERTINENT LAND RECORD INFORMATION, FIELD MEASUREMENTS, PAROL EVIDENCE AND OTHER STATE AND LOCAL DOCUMENTS. THIS PLAT IS IN ACCORDANCE WITH 27 V.S.A. 1403 AND CURRENT RULES SET FORTH BY THE VERMONT BOARD OF LAND SURVEYORS. THIS PLAT IS ONLY VALID WITH MY ORIGINAL SEAL AND SIGNATURE.

DATE	REVISION
SURVEY OBCA	<input type="checkbox"/> RECORD DRAWING <input type="checkbox"/> PRELIMINARY
DESIGN OBCA	<input checked="" type="checkbox"/> FINAL <input type="checkbox"/> SKETCH
DRAWN SWK	
CHECKED DWB/SWK	
SCALE	1"=100'

O'LEARY-BURKE
CIVIL ASSOCIATES, PLC

13 CORPORATE DRIVE
ESSEX JCT., VT
PHONE: 878-9890
FAX: 878-9880
E-MAIL: obca@olearyburke.com

SUBDIVISION PLAT
of Lands Owned by
BRIGANTE LIVING TRUST
239 Malletts Bay Avenue
Town of Colchester, County of Chittenden, State of Vermont

DATE
6/28/2016
JOB
5030
FILE
5030-PLAT-SWK-2015
PLAN SHEET #
PL2-OF-2

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, October 31, 2018 4:23 PM
To: Alley, Kerry
Subject: New Streets for 2018
Attachments: Jen Barry Hwy Opening Cert.pdf; Jen Barry Record Drawing.pdf; SH.RD-1 Anna's Court Record Drawing.pdf; SH.RD-2 Anna's Court Record Drawing.pdf; Annas Ct Hwy Opening Cert.pdf

Kerry,

The three streets that I was waiting for will not be on this year's list. We will only have the attached two updates for this year. Please note that Jen Barry Lane is a new street, or rather a partial conversion of a previously existing private street. Approximately 310' of the existing street was converted to public with the addition of a turnaround and sidewalk off of Holy Cross (TH #31.) Annas Court is an extension of the currently existing TH #208 off of Malletts Bay Ave (TH #3.) Let me know if you have questions. I do have a CAD file for Annas but it's too large for our email system and I'd have to burn to disc and use regular mail.

Thanks,
Warner

We have eliminated our post office box, for US mail and package deliveries please use the address listed below.



Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503

colchestervt.gov

Notice – Under Vermont's Public Records Act, all e-mail, e-mail attachments as well as paper copies of documents received or prepared for use in matters concerning Town business, concerning a Town official or staff, or containing information relating to town business are likely to be regarded as public records which may be inspected by any person upon request, unless otherwise made confidential by law. If you have received this message in error, please notify us immediately by return email. Thank you for your cooperation.

Jen Barry Hwy Opening Cert.pdf

COLCHESTER, VT.
RECEIVED FOR RECORD
Feb 15 AD. 2018 AT
1 O'Clock 10 Min. P M
Recorded in Vol. _____ Page _____
of the Land Records.
Attest: *Manda J. Mori*
Asst. Town Clerk

TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

JEN BARRY LANE

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Select Board of the Town of Colchester at a public meeting held at Colchester, on February 13, 2018 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being the area depicted as "This portion of Lot 2 is to be dedicated to the Town of Colchester for highway purposes should Lot 1 be developed. This portion of Lot 2 was formerly plotted with an area of +/- 0.53 acres per prior survey (see note 1)," on a plan of land entitled "Boundary Line Adjustment Plat of a Portion of Lot 2 of Bay Manor Estates, 812 Holy Cross Road, Town of Colchester, County of Chittenden, State of Vermont" prepared by O-Leary-Burke Civil Associates, PLC, dated June 4, 2015, last revised January 7, 2016, and recorded in Map Slide 477A of the Town of Colchester Land Records.

Also conveyed herewith are all lights and sidewalks within Jen Barry Lane.

Grantor reserves the right to construct, install, maintain and replace utility lines under and along said area for the transmission of electricity, telephone, cable television, water, sewer, and storm drains and the installation of force mains and any other utilities to service the planned community as shown on said plan of land. The construction and installation of said utilities shall be in accordance with the permits granted by the Town of Colchester and State of Vermont. With respect to all utilities except water and sewer, the rights Grantor reserves herein shall terminate upon the Town's acceptance of said area.

Being a portion of the land and premises conveyed to Bay Manor Estates, LLC by Quitclaim Deed of Bruce Barry dated January 4, 2016 and recorded in Volume 792 at Page 360 of said Land Records.

Said land and premises are subject to the terms and conditions of Wastewater System and Potable Water Supply Permit No. WW-C-0381 dated August 30, 2013 and recorded in Volume 749 at Page 480 of said Land Records; Authorization to Discharge Under General Permit No. 3-9015, Permit No. 6872-9015, Project ID No. EJ12-1012 dated September 24, 2013 and recorded in Volume 750 at Page 570 of said Land Records; and Town of Colchester Development Review Board Findings

of Fact and Order dated September 11, 2013 and recorded in the Town of Colchester Zoning Files.

Also conveyed herewith is a thirty-five foot (35') by sixty foot (60') area as depicted on the following plans:

- (a) "Holy Cross Bay Planned Residential Development, Holy Cross Road, Colchester, VT, Site Plan", prepared by O'Leary-Burke Civil Associates, PLC, dated January 22, 2016, last revised May 9, 2016, and of record in the Town of Colchester Zoning Files; and
- (b) "Subdivision Plat, Lands of J. Brooker, LLC and Boundary Line Adjustment with Lands of Malletts Bay House, LLC, Northerly of Holy Cross Road, Town of Colchester, County of Chittenden, State of Vermont", prepared by O'Leary-Burke Civil Associates, PLC, dated June 16, 2016, and recorded in Map Slide 480F of said Land Records.

The Grantee shall have the right to plow snow onto the easement area. The snow placed within the easement area shall be located so that it does not unreasonably impair or restrict the travel of vehicles in the center of the easement area.

Reference is hereby made to the above-mentioned instruments, the records thereof, the references therein made, and their respective records and references, in further aid of this description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, the **Town of Colchester**, its successors and assigns, to their own use and behoof forever; And the said Grantor, **Bay Manor Estates, LLC**, for itself and its successors and assigns, does covenant with the said Grantee, the **Town of Colchester**, and its successors and assigns, that until the ensealing of these presents it is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that they are **FREE FROM EVERY ENCUMBRANCE**; except as aforesaid. It does hereby engage to **WARRANT AND DEFEND** the same against all lawful claim whatever, except as aforesaid.

Date Accepted by Select Board: February 13, 2018

Length of New Road: 0.06 mile

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 26 ft.


Surface Type: Asphalt

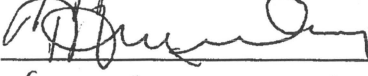
Speed Limit: 25 mph

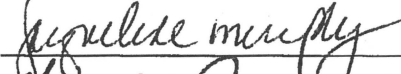
Hwy #: _____

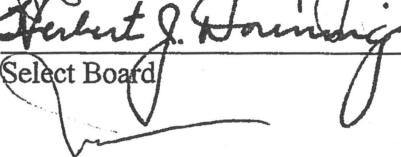
Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

Slide Numbers: 477A; 480F





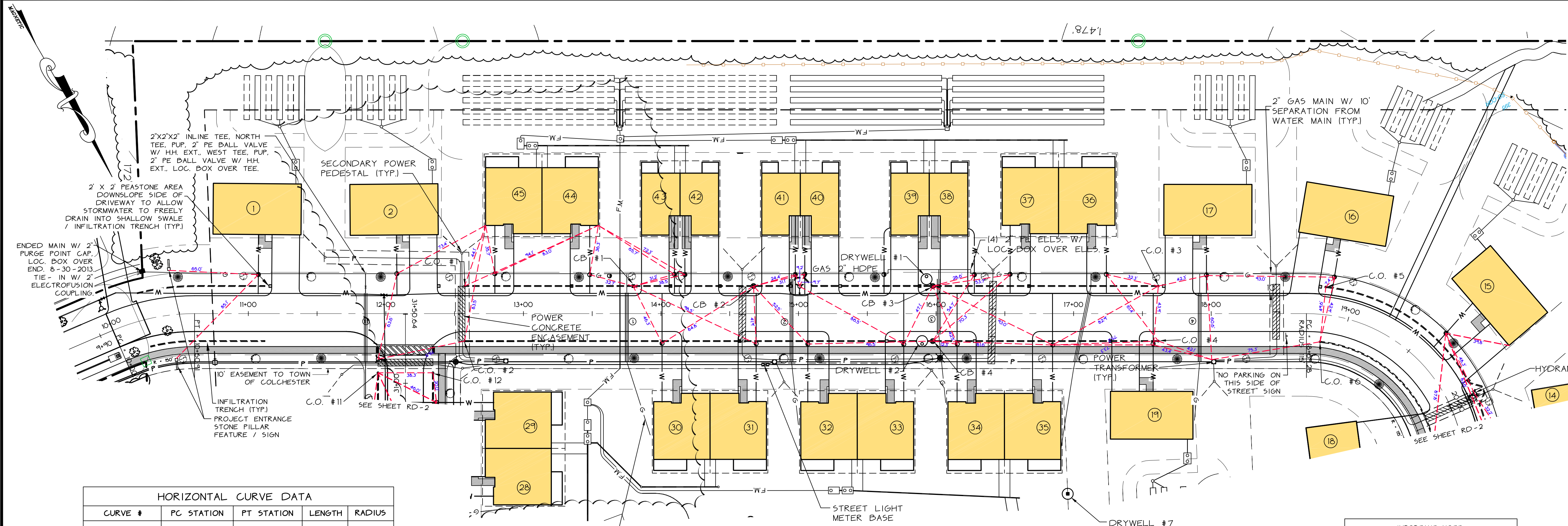




Select Board

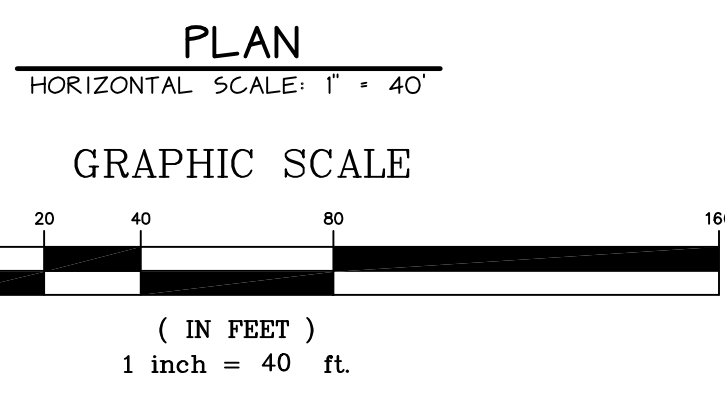
Legend

- PROJECT BOUNDARY
- PROPERTY LINE
- SIDELINE OF EASEMENT
- CONTOUR LINE (U.S.G.S. DATUM)
- EDGE OF WOODED AREA
- TYPICAL STREET TREE
- STREET LIGHT
- INFILTRATION TRENCH W/ CATCH BASIN
- DRYWELL
- WATERLINE W/ GATE VALVE
- FORCEMAIN
- GRAVITY SEWER LINE

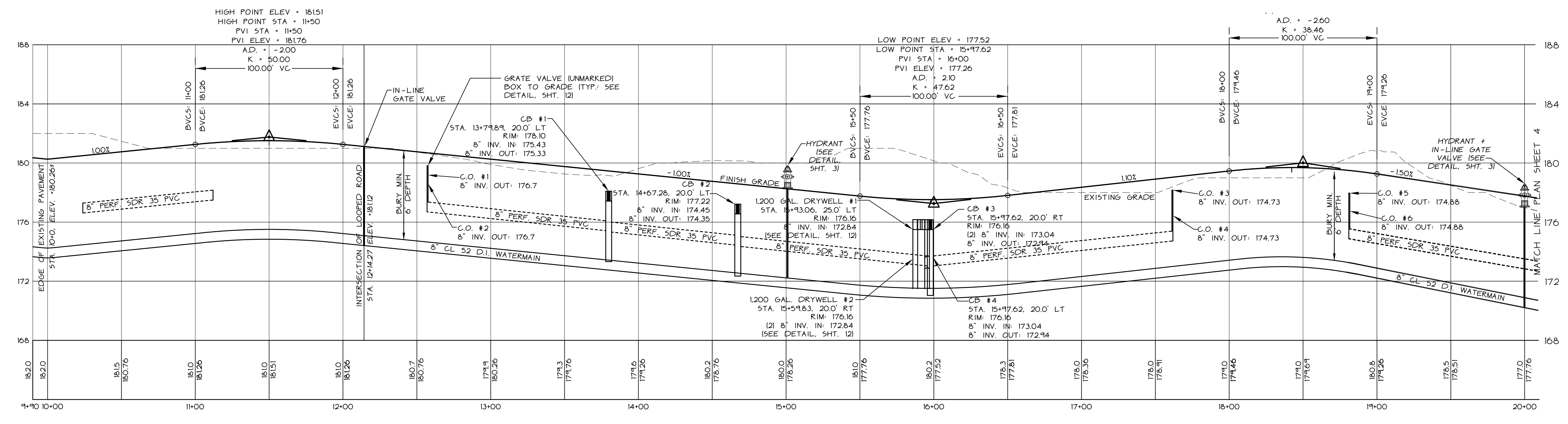


HORIZONTAL CURVE DATA

CURVE #	PC STATION	PT STATION	LENGTH	RADIUS
1	10+00	10+60.91	60.91'	150'
2	18+69.28	22+11.67	342.39'	115'
3 (SEE SHT. 3)	27+35.46	29+69.70	234.24'	135'

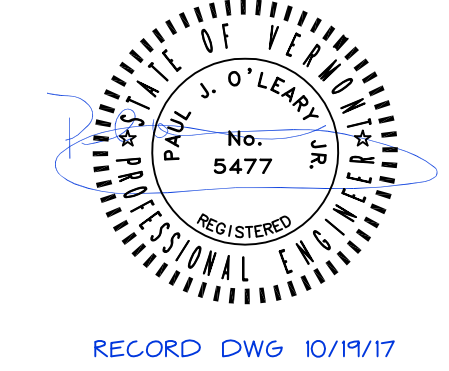


IMPORTANT NOTE:
THE UNDERGROUND POWER/TELEPHONE/TV UTILITIES ARE SHOWN BASED ON AS-BUILT SURVEY DATA AND BEST AVAILABLE INFORMATION DURING CONSTRUCTION. THE LOCATIONS MAY OR MAY NOT BE ACCURATE OR COMPLETE AND O'LEARY-BURKE ASSUMES NO LIABILITY FOR THEIR EXACT LOCATION. ALWAYS CALL DIGSAFE BEFORE PERFORMING ANY UNDERGROUND WORK.



PROFILE
ANNA'S COURT
STA. 9+90 - 20+00
HORIZONTAL SCALE: 1" = 40'
VERTICAL SCALE: 1" = 4'

THE CONTRACTOR SHALL NOTIFY "DIGSAFE" AT 1-888-DIG-SAFE PRIOR TO ANY EXCAVATION.



DATE 12/6/17	REVISION REVISED RECORD DRAWING PER PUBLIC WORKS MEMO DATED 11-16-17	BY 12/6/17
SURVEY	<input checked="" type="checkbox"/> RECORD DRAWING <input type="checkbox"/> PRELIMINARY	DATE 10/25/17
DESIGN	<input type="checkbox"/> FINAL <input type="checkbox"/> SKETCH/CONCEPT	JOB# 5030
OBCA		PRJ 5030-S13-RD
DRAWN		PLAN SHEET #
CHECKED		
DWB		
SCALE 1"=40'		

O'LEARY-BURKE
CIVIL ASSOCIATES, PLC

1 CORPORATE DRIVE, SUITE #1
ESSEX, VT
PHONE: 878-9980
FAX: 878-9989
E-MAIL: obca@olearyburke.com

BRIGANTE WOODS
A PLANNED RESIDENTIAL DEVELOPMENT
239 MALLETT'S BAY AVE. COLCHESTER, VT

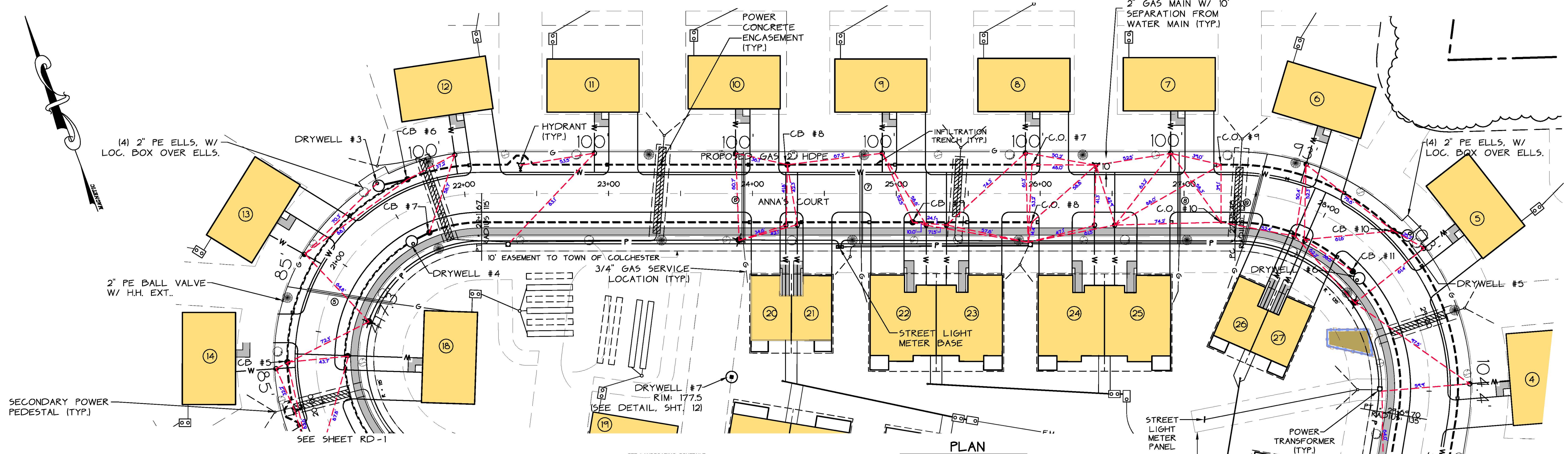
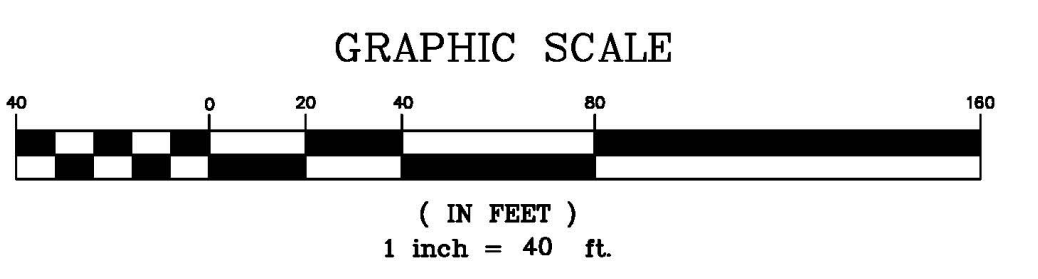
PLAN & PROFILE
STA. 9+90 - 20+00

RD-1

Legend

- PROJECT BOUNDARY
- PROPERTY LINE
- SIDELINE OF EASEMENT
- - - CONTOUR LINE (U.S.G.S. DATUM)
- EDGE OF WOODED AREA
- TYPICAL STREET TREE
- ⊙ STREET LIGHT
- INFILTRATION TRENCH W/ CATCH BASIN
- DRYWELL
- W --- WATERLINE W/ GATE VALVE
- F.M --- FORCEMAIN
- GRAVITY SEWER LINE

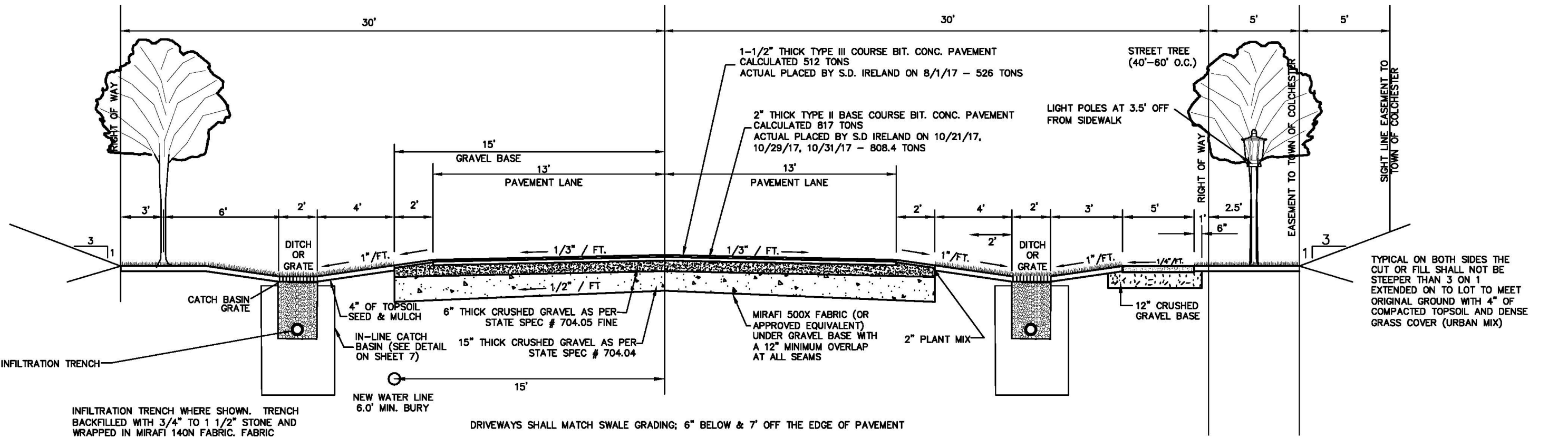
IMPORTANT NOTE:
 THE UNDERGROUND POWER/TELEPHONE/TV UTILITIES ARE SHOWN BASED ON AS-BUILT SURVEY DATA AND BEST AVAILABLE INFORMATION DURING CONSTRUCTION. THE LOCATIONS MAY OR MAY NOT BE ACCURATE OR COMPLETE AND O'LEARY-BURKE ASSUMES NO LIABILITY FOR THEIR EXACT LOCATION. ALWAYS CALL DIGSAFE BEFORE PERFORMING ANY UNDERGROUND WORK.



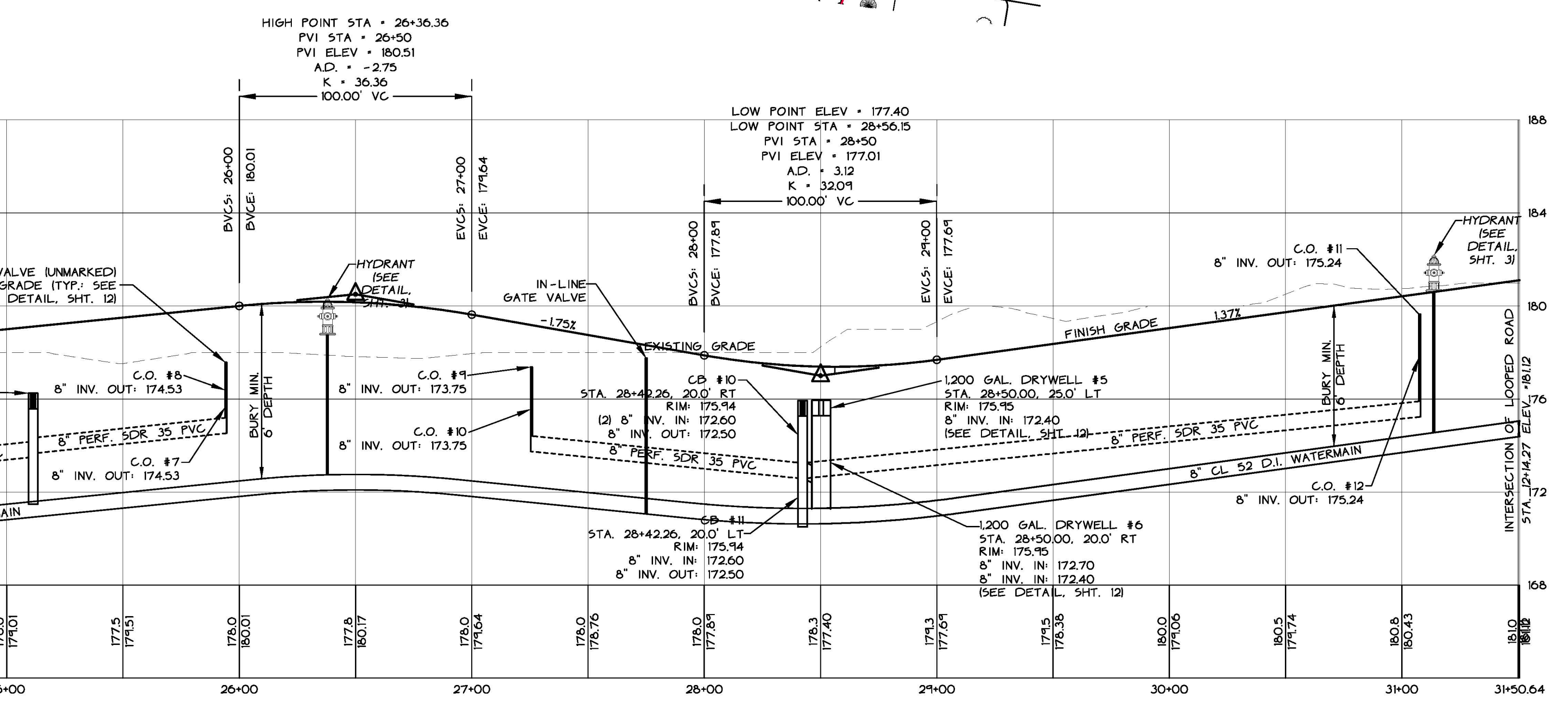
PLAN
 HORIZONTAL SCALE: 1" = 40'

HORIZONTAL CURVE DATA

CURVE #	PC STATION	PT STATION	LENGTH	RADIUS
1 (SEE SHT. 3)	10+00	10+60.91	60.91'	150'
2	18+69.28	22+11.67	342.39'	115'
3	27+35.46	29+69.70	234.24'	135'

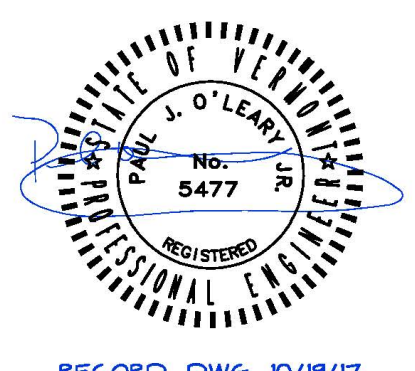


ROAD CROSS-SECTION
 NTS



PROFILE
 ANNA'S COURT
 STA. 20+00 - 31+50.64
 HORIZONTAL SCALE: 1" = 40'
 VERTICAL SCALE: 1" = 4'

THE CONTRACTOR SHALL NOTIFY "DIGSAFE" AT 1-888-DIG-SAFE PRIOR TO ANY EXCAVATION.



DATE: 12/6/17	REVISION: REVISED RECORD DRAWING PER PUBLIC WORKS MEMO DATED 11-16-17	BY: 12/6/17
SURVEY: [] RECORD DRAWING [] PRELIMINARY	DESIGN: [] FINAL [] SKETCH/CONCEPT	DATE: 10/25/17
OBCA: []	OBCA: []	JOB#: 5030
DRWN: []	DRWN: []	REV: 5030-S13-RD
CHKD: []	CHKD: []	PLAN SHEET #
DWB: []	DWB: []	RD-2
SCALE: 1" = 40'	<p>O'LEARY-BURKE CIVIL ASSOCIATES, PLC</p> <p>1 CORPORATE DRIVE, SUITE #1 ESSEX, VT, VT PHONE: 878-9890 FAX: 878-9889 E-MAIL: obca@olearyburke.com</p>	<p>BRIGHT WOODS A PLANNED RESIDENTIAL DEVELOPMENT</p> <p>239 MALLETTS BAY AVE. COLCHESTER, VT</p> <p>PLAN + PROFILE STA. 21+00 - 31+50.64</p>

Annas Ct Hwy Opening Cert.pdf
TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

COLCHESTER, VT.
RECEIVED FOR RECORD
Feb 15 AD. 2018 AT
1 O'Clock 10 Min. P M
Recorded in Vol. _____ Page _____
of the Land Records
Attest: *Granda J. Merri*
Asst. Town Clerk

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

ANNAS COURT

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Selectboard of the Town of Colchester at a public meeting held at Colchester, on February 13, 2018 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being the roadway depicted as "Proposed Street, +/- 2.89 acres" on the plan of land entitled, plan of land entitled, "Subdivision Plat of Lands Owned by Brigante Living Trust, 239 Malletts Bay Avenue, Town of Colchester, County of Chittenden, State of Vermont", Plan Sheets PL1 and PL2, prepared by O'Leary-Burke Civil Associates, PLC, dated June 28, 2016 and recorded in Map Slides 481-A and 481-B of the Town of Colchester Land Records, as supplemented by the plan of land entitled, "Planned Community Plan of Lands Owned by Brigante Living Trust, 239 Malletts Bay Avenue, Town of Colchester, County of Chittenden, State of Vermont", Plan Sheets PL1 and PL2, prepared by O'Leary-Burke Civil Associates, PLC, dated April 13, 2017 and recorded in Map Slides 488-E and 488-F of said Land Records. Also conveyed herewith are all streetlights within said roadway and the "10' wide improvement and sight line easement to the Town of Colchester" as depicted on the aforementioned Subdivision Plat.

Also being the "15' wide Easement to the Town of Colchester from Transformer to Meter Panel for Street Light Disconnect" as depicted on the attached plan of land entitled, "Exhibit 'A', Easement to Meter Panel for Street Light Disconnect", prepared by O'Leary-Burke Civil Associates, PLC, dated September 22, 2017.

Grantor reserves the right to construct, install, maintain and replace utility lines under and along said roadways for the transmission of electricity, telephone, cable television, water, sewer, footing drains and storm drains and the installation of force mains and any other utilities to service the planned community known as Brigante Woods, as shown on said plan of land. The construction and installation of said utilities shall be in accordance with the permits granted by the Town of Colchester and State of Vermont. The rights reserved by Grantor herein are temporary and shall terminate upon the complete construction of the project.

Being a portion of the land and premises conveyed to Rivers Edge Building Development, LLC by the following deeds:

1. Trustee's Deed of Cosimo Brigante, Trustee of the Brigante Living Trust u/t/a dated March 8, 2004, dated August 3, 2016 and recorded in Volume 803 at Page 12 of the Town of Colchester Land Records;
2. Trustees Deed of Peter Brigante and Margaret G. Brigante, Trustees of the Brigante Living Trust u/t/a dated March 24, 2008, dated August 3, 2016 and recorded in Volume 803 at Page 14 of the Town of Colchester Land Records; and
3. Trustee's Deed of John Brigante, Trustee of the John and Velma Brigante Revocable Trust u/t/a dated April 9, 1996, as amended and restated on February 7, 2007, dated August 3, 2016 and recorded in Volume 803 at Page 16 of the Town of Colchester Land Records.

Reference is made to the following:

1. Easement Deed in favor of Brigante Woods Homeowners Association, Inc. for force mains dated April 24, 2017 and recorded in Volume 817 at Page 407 of said Land Records.
2. Warranty Deed of Easement in favor of the Town of Colchester for sidewalks dated April 24, 2017 and recorded in Volume 817 at Page 409 of said Land Records.

Said land and premises are subject to the terms and conditions of the following, as they may be amended from time to time:

1. Wastewater System and Potable Water Supply Permit No. WW-C-0521 dated June 17, 2016 and recorded in Volume 800 at Page 176 of said Land Records.
2. Land Use Permit No. 4C1292 dated July 20, 2016 and recorded in Volume 802 at Page 94 of said Land Records.
3. Stormwater Discharge Permit No. 7516-INDS dated May 9, 2016, a Notice of Issuance of which is recorded in Volume 798 at Page 220 of said Land Records.
4. Stormwater Construction General Permit, Authorization to Discharge Under Permit No. 3-9020, NOI No. 7516-9020, dated February 3, 2016 and of record with the State of Vermont Department of Water Quality, Stormwater Management Division.
5. Public Water System Permit to Construct, Project No. C-3331-160, WSID No. VT0005059, dated June 14, 2016 and of record with the State of Vermont Department of Environmental Conservation, Water Supply Division.
6. Town of Colchester Development Review Board Findings of Fact and Order dated March 7, 2016 and June 6, 2016 and recorded in the Town of Colchester Zoning Files.
7. Threatened and Endangered Species Taking Permit No. EM-2014-16 dated August 11, 2014 and of record with the State of Vermont Agency of Natural Resources.

Reference is hereby made to the above-mentioned instruments, the records thereof, the references therein made, and their respective records and references, in further aid of this description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, the **Town of Colchester**, its successors and assigns, to their own use and behoof forever; And the said Grantor, **Rivers Edge Building Development, LLC**, for itself and its successors and assigns, does covenant with the said Grantee, the **Town of Colchester**, and its successors and assigns, that until the ensealing of these presents it is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that they are **FREE FROM EVERY ENCUMBRANCE**; except as aforesaid. It does hereby engage to **WARRANT AND DEFEND** the same against all lawful claim whatever, except as aforesaid.

Date Accepted by Select Board:

February 13, 2018

Length of New Road: 0.40 miles

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 26 ft.

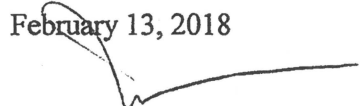
Surface Type: Asphalt

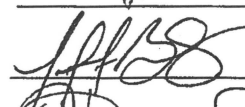
Speed Limit: 25 mph

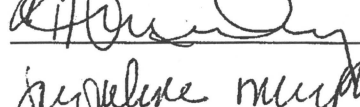
Hwy #: 208

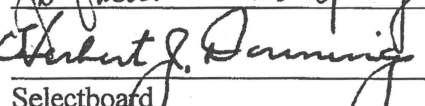
Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

_____ Plat/Slide Number: 456





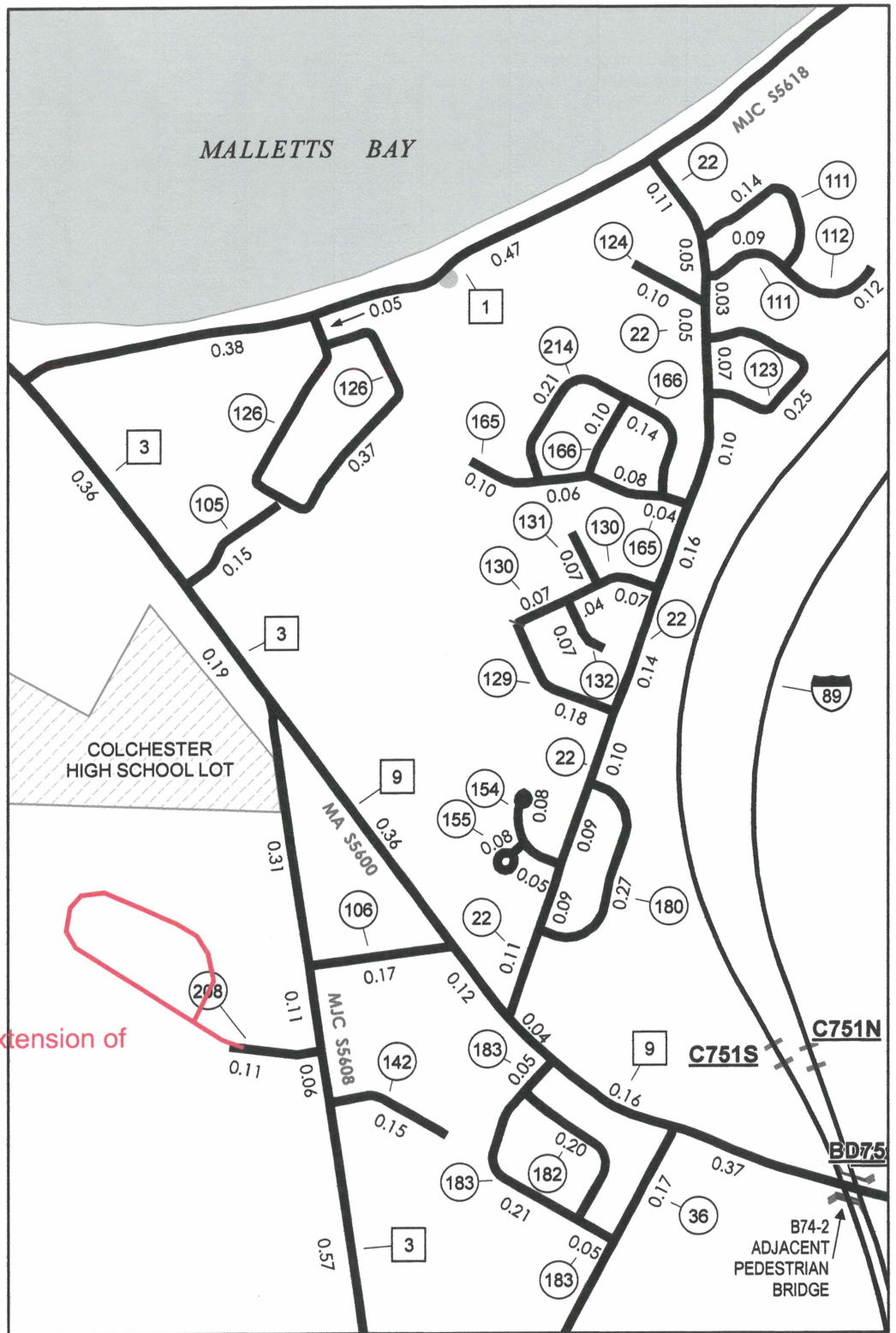




Selectboard

432,000

436,000



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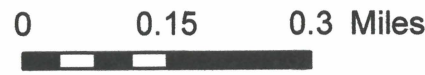
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 9.774

 , 2018: 115.094

0.40 mi Extension of
 TH #208

INSET 3

SCALE 1:12,672



COUNTY