

**CERTIFICATE OF HIGHWAY MILEAGE
YEAR ENDING FEBRUARY 10, 2017**

Fill out form, make and file copy with the Town Clerk, and mail ORIGINAL, before February 20, 2017 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 ST. ALBANS CITY in FRANKLIN 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	4.281			4.281	0.000
Class 2	3.770			3.770	0.000
Class 3	16.73		-0.16 228 (1200)	16.57	0.000
State Highway	0.059				0.000
Total	24.840			24.680	0.000
* Class 1 Lane	0.249			0.249	
* Class 4	0.02			0.02	0.000
* Legal Trail	0.00				

* 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. Mileage correction, totals, + description of change by K. Alley 2/28/2017

- NEW HIGHWAYS:** Please attach Selectmen's "Certificate of Completion and Opening".
- DISCONTINUED:** Please attach SIGNED copy of proceedings (minutes of meeting).
- 0.16 mi CL3 TH-135 (Houghton St) discontinued
- RECLASSIFIED/REMEASURED:** Please attach SIGNED copy of proceedings (minutes of meeting).
- 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:

Elizabeth M Hamacher
Kathleen...
Jim...
James...

T/C/V Clerk Signature:

Susan C Knapp

Date Filed:

2/13/17

Please sign ORIGINAL and return it for Transportation signature.

AGENCY OF TRANSPORTATION APPROVAL:

Signed copy will be returned to T/C/V Clerk.

APPROVED:

[Signature]
Representative, Agency of Transportation

DATE:

3/30/2017

Vermont Statutes Annotated

19 V.S.A. § 305. Measurement and inspection

Received

FEB 21 2017

Policy, Planning & Intermodal
Development Division

§ 305. Measurement and inspection

(a) After reasonable notice to the selectboard, a representative of the agency may measure and inspect the class 1, 2, and 3 town highways in each town to verify the accuracy of the records on file with the agency. Upon request, the selectboard or their designee shall be permitted to accompany the representative of the agency during the measurement and inspection. The agency shall notify the town when any highway, or portion of a highway, does not meet the standards for its assigned class. If the town fails, within one year, to restore the highway or portion of the highway to the accepted standard, or to reclassify, or to discontinue, or develop an acceptable schedule for restoring to the accepted standards, the agency for purposes of apportionment under section 306 of this title shall deduct the affected mileage from that assigned to the town for the particular class of the road in question.

(b) Annually, on or before February 10, the selectboard shall file with the town clerk a sworn statement of the description and measurements of all class 1, 2, 3, and 4 town highways and trails then in existence, including any special designation such as a throughway or scenic highway. When class 1, 2, 3, or 4 town highways, trails, or unidentified corridors are accepted, discontinued, or reclassified, a copy of the proceedings shall be filed in the town clerk's office and a copy shall be forwarded to the agency.

(c) All class 1, 2, 3, and 4 town highways and trails shall appear on the town highway maps by July 1, 2015.

(d) At least 45 days prior to first including a town highway or trail that is not clearly observable by physical evidence of its use as a highway or trail and that is legally established prior to February 10, 2006 in the sworn statement required under subsection (b) of this section, the legislative body of the municipality shall provide written notice and an opportunity to be heard at a duly warned meeting of the legislative body to persons owning lands through which a highway or trail passes or abuts.

(e) The agency shall not accept any change in mileage until the records required to be filed in the town clerk's office by this section are received by the agency. A request by a municipality to the agency for a change in mileage shall include a description of the affected highway or trail, a copy of any surveys of the affected highway or trail, minutes of meetings at which the legislative body took action with respect to the changes, and a current town highway map with the requested deletions and additions sketched on it. A survey shall not be required for class 4 town highways that are legally established prior to February 10, 2006. All records filed with the agency are subject to verification in accordance with subsection (a) of this section.

(f) The selectboard of any town who are aggrieved by a finding of the agency concerning the measurement, description, or classification of a town highway may appeal to the transportation board by filing a notice of appeal with the executive secretary of the transportation board.

(g) The agency shall provide each town with a map of all of the highways in that town together with the mileage of each class 1, 2, 3, and 4 highway, as well as each trail, and such other information as the agency deems appropriate.

Excerpt of 19 V.S.A. § 305 - *Measurement and inspection* from Vermont Statutes Online located at – <http://legislature.vermont.gov/statutes/section/19/003/00305>

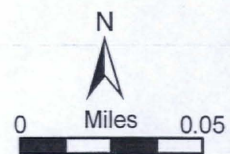
December 2016



**0.16 mi CL3 TH-135
(Houghton St) discontinued**

**Mileage Certificate Changes 2017
ST. ALBANS CITY (0612-0)**

Mapping Section
Division of Policy and Planning
Vermont Agency of Transportation -- March 1, 2017



Alley, Kerry

From: Alley, Kerry
Sent: Tuesday, February 28, 2017 1:45 PM
To: 'Allen Robtoy'
Cc: Kristen Smith
Subject: RE: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Allen and Kristen,

Thanks for getting back with me about this. I will make the adjustments, and a copy of the Mileage Certificate will be returned to the City this summer once the 2017 Town Highway Maps have been produced.

Thanks again,

Kerry

From: Allen Robtoy [mailto:A.Robtoy@stalbansvt.com]
Sent: Tuesday, February 28, 2017 1:41 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Cc: Kristen Smith <K.Smith@stalbansvt.com>
Subject: FW: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Kerry

Please make the necessary changes.

From: Allen Robtoy
Sent: Tuesday, February 28, 2017 1:07 PM
To: Kristen Smith <K.Smith@stalbansvt.com>
Cc: 'kerry.alley@vermont.gov' <kerry.alley@vermont.gov>
Subject: RE: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

From: Kristen Smith
Sent: Tuesday, February 28, 2017 11:27 AM
To: Allen Robtoy <A.Robtoy@stalbansvt.com>
Subject: FW: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Allen,

Did you get back to Kerry on this?

Thanks,

Kristen Smith
Community Relations Coordinator
City of St. Albans

P.O. Box 867 / 100 North Main St.
St. Albans, VT 05478

Tel: (802) 524-1500 ext. 253
Fax: (802) 524-1505
Email: k.smith@stalbansvt.com



Please make the necessary changes.

From: Alley, Kerry [<mailto:Kerry.Alley@vermont.gov>]
Sent: Friday, February 24, 2017 1:49 PM
To: Kristen Smith <K.Smith@stalbansvt.com>
Subject: RE: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Kristen,

I just realized that the Mileage Certificate shows a decrease of 0.23 mi (rounded to nearest hundredth), which is the total length of Houghton St. However, it is my understanding based on the Order of Discontinuance and the diagrams that only about 0.16 mi is discontinued, with 0.07 mi (again, rounded to the nearest hundredth) of Houghton St remaining public.

Let me know if my assumption is correct, and I can make this adjustment to the Mileage Certificate, noting the change and attaching copies of our correspondence.

Thank you again,

Kerry

From: Alley, Kerry
Sent: Friday, February 17, 2017 2:35 PM
To: 'Kristen Smith' <K.Smith@stalbansvt.com>
Subject: RE: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Kristen,

Thanks! I'll keep my eye out for the original.

Kerry

From: Kristen Smith [<mailto:K.Smith@stalbansvt.com>]
Sent: Friday, February 17, 2017 2:00 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Cc: Allen Robtoy <A.Robtoy@stalbansvt.com>

Subject: City of St. Albans Discontinuance of a Portion of Class 3 Hwy
Importance: High

Hi Kerry,

Attached, please find the approved 2017 Certificate of Highway Mileage for the City of St. Albans. I'm sending electronically as the due date is February 20th and will put the hard copy in the outgoing mail today. I've also attached the Houghton Street Discontinuance Order. The City Manager confirmed that the discontinuance was approved during Deliberative Session which does not require meeting minutes per Open Meeting Law.

Thank you,

Kristen Smith

Community Relations Coordinator
City of St. Albans
P.O. Box 867 / 100 North Main St.
St. Albans, VT 05478

Tel: (802) 524-1500 ext. 253
Fax: (802) 524-1505
Email: k.smith@stalbansvt.com



From: Alley, Kerry [<mailto:Kerry.Alley@vermont.gov>]
Sent: Thursday, January 12, 2017 4:10 PM
To: Kristen Smith <K.Smith@stalbansvt.com>
Cc: Allen Robtoy <A.Robtoy@stalbansvt.com>
Subject: RE: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Kristen,

Thanks for sending me the documents regarding Houghton St. It would be helpful if you send us a copy of the meeting minutes when the City Council approved the discontinuance, as well as a copy of the notice that was posted and mailed out.

Thanks,

Kerry

Kerry Alley
AOT Mapping & GIS Specialist
Vermont Agency of Transportation (VTrans)
Kerry.Alley@vermont.gov

From: Kristen Smith [<mailto:K.Smith@stalbansvt.com>]
Sent: Thursday, January 12, 2017 3:35 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Cc: Allen Robtoy <A.Robtoy@stalbansvt.com>
Subject: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Kerry,

Next month, our City Council will be approving the 2017 Certificate of Highway Mileage for the City of St. Albans. I see on the form, signed meeting minutes are requested to support the change in mileage. Would the attached, signed discontinuance along with the approved certification be enough to support the change or do you need meeting minutes in addition to the attachment?

Thank you,

Kristen Smith
Community Relations Coordinator
City of St. Albans
P.O. Box 867 / 100 North Main St.
St. Albans, VT 05478

Tel: (802) 524-1500 ext. 253
Fax: (802) 524-1505
Email: k.smith@stalbansvt.com



From: Chip Sawyer
Sent: Thursday, January 12, 2017 3:10 PM
To: Kristen Smith <K.Smith@stalbansvt.com>
Subject: Houghton St

Chip Sawyer
Director of Planning & Development
City of St. Albans
PO Box 867
100 No. Main St.
St. Albans, VT 05478

c.sawyer@stalbansvt.com
(802) 524-1500 *259

CERTIFICATE of COMPLETION and OPENING
of a HIGHWAY for PUBLIC TRAVEL

VTrans Use Only
Certificate Year: _____
Highway Class: _____
Town Highway #: _____
Mileage: _____

Susan Krupp, City Clerk of the St Albans of
(Clerk's Name) (City/Town/Village) (City/Town/Village)
St Albans, Vermont.
(City/Town/Village Name)

Pursuant to Title 19, V.S.A., Chapter 7, this is to certify that the following described section of Class _____
(1,2,3 or 4)
Highway in the _____ of _____ was COMPLETED AND OPENED.
(City/Town/Village) (City/Town/Village Name)
FOR PUBLIC TRAVEL on _____, _____
(Month - Day) (Year)

DESCRIPTION OF RIGHT OF WAY:
(Include road name and intersecting town highway numbers)

Not required
for a
discontinuance.
KKK

and as shown on a Highway Map of the _____ of _____
(City/Town/Village) (City/Town/Village Name)
dated _____, _____, and filed in Book _____ on page _____ of the Records of
(Month - Day) (Year) (Book #) (Page #)
the _____ of _____ by the _____ Clerk of said _____
(City/Town/Village) (City/Town/Village Name) (City/Town/Village) (City/Town/Village)
incorporated herein by reference and attested to on said map by said _____ Clerk.
(City/Town/Village)

Dated at St Albans City, County of Franklin and State of Vermont,
(City/Town/Village Name) (County Name)
this 13 day of February, A.D., 2017.
(Date - Day) (Date - Month) (Date - Year)

BOARD
OF
SELECTMEN,
ALDERMAN,
or TRUSTEES

Elizabeth M. Hamacher Mayor
(Selectman/Alderman/Trustee Signature)
Kathleen Goodrich
(Selectman/Alderman/Trustee Signature)
Jim Hall
(Selectman/Alderman/Trustee Signature)

[Signature]
(Selectman/Alderman/Trustee Signature)
[Signature]
(Selectman/Alderman/Trustee Signature)
[Signature]
(Selectman/Alderman/Trustee Signature)

(Manager/Mayor Signature)
and the Manager/Mayor of the City/Town/Village of St Albans.
(City/Town/Village Name)

St Albans City, VERMONT 2/13, 2017
(City/Town/Village Name) (Month - Day) (Year)

THE ABOVE IS A TRUE COPY OF THE DESCRIPTION OF CLASS _____ HIGHWAY COMPLETED AND OPENED
(1,2,3 or 4)
FOR PUBLIC TRAVEL, RECORDED IN BOOK 276 ON PAGE 398 OF THE St Albans City RECORDS
(Book #) (Page #)
OF THE St Albans OF St Albans City ON THE 15 DAY OF February,
(City/Town/Village) (City/Town/Village Name) (Date - Day) (Date - Month)
2017, AT 10:30 O'CLOCK, A.M.
(Date - Year) (Time) (A or P)

Revision 12/2014

ATTEST: Susan C. Krupp
(Clerk's Name)
St Albans CLERK OF St Albans City, VERMONT
(City/Town/Village) (City/Town/Village Name)

CITY OF ST. ALBANS, VERMONT
DISCONTINUANCE OF A PORTION OF HOUGHTON STREET
ORDER OF DISCONTINUANCE

Pursuant to 19 V.S.A. § 771, the City Council of the City of St. Albans hereby ORDERS the discontinuance of a portion of Houghton Street in the City of St. Albans. This ORDER is supported by the Findings of Fact of the City Council that follow below.

The portion of Houghton Street to be discontinued is described in detail as follows:

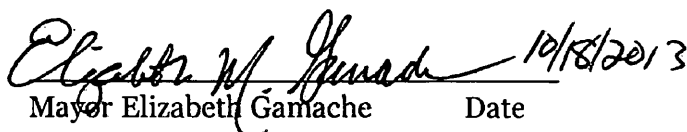
Being a portion of Houghton Street within the City of St. Albans located between Lake Street and Lower Welden Street and westerly of property owned by Mylan Technologies, Inc. Houghton Street is depicted on a certain map entitled "City of St. Albans, St. Albans, Vermont, Map of Boundary Survey, Houghton Street, St. Albans Vermont" prepared by Cross Consulting Engineers, dated June 30, 2013 as project 13031, to be recorded. Said portion to be discontinued being bounded on the westerly by property of the State of Vermont and property of Elman Vermont Investors, LLC and on the easterly by property of Mylan Technologies, Inc., said portion to be discontinued is more fully described as follows:

Beginning at a point at the intersection of the northerly boundary of Lower Welden Street, with an easterly boundary of Houghton Street, said point being referred to as Corner No. 3 on said map; thence proceeding on Vermont grid bearing N 70-53-30 W, 45.27 feet to a point at the intersection of the northerly boundary of Lower Welden Street with the westerly boundary of Houghton Street, said point being referred to as Corner No. 4 on said map; thence proceeding N 12-51-35 E, 782.32 feet to a point opposite the northeasterly corner of property of the State of Vermont, said property being described in Volume 128 Page 510 of the City of St. Albans Land Records; thence proceeding S 77-08-25 E, 45.00 feet to a point on the easterly boundary of Houghton Street; thence proceeding S 12-51-35 W, 787.25 feet, arriving at the point of beginning of this description.

Meaning to describe a strip of land 45.00 feet in width being part of that street laid out and dedicated as Houghton Street or Houghton Avenue so-called in a deed entitled "Layout of Welden and Houghton Street" dated May 12, 1853, recorded June 25, 1898 in Volume 5, Town Meeting Records Page 164 of the Old Town of St. Albans Land Records.

When the ORDER goes into effect, the discontinued portion of Houghton Street shall be returned to the abutting private property owners or their successors on both sides of the discontinued portion of Houghton Street as depicted further in the "Exhibit: Houghton Street" of witness Peter Cross dated June 20, 2013. The ORDER shall go into effect on or about January 31, 2015.

On behalf of the St. Albans City Council


Mayor Elizabeth Gamache Date

CITY OF ST. ALBANS, VERMONT

DISCONTINUANCE OF A PORTION OF HOUGHTON STREET

FINDINGS OF FACT

The following written findings of the City Council of the City of St. Albans support the ORDER of discontinuance of a portion of Houghton Street. The City Council hereby FINDS as follows:

1. The City of St. Albans sent notice of the intention to discontinue a portion of Houghton Street to lawfully interested persons by certified mail and by publication. The notice was entitled "Petition to Discontinue a Portion of Houghton Street."
2. The Petition contained a description of the portion of Houghton Street to be discontinued. A copy of the Petition is attached to this Order.
3. Thirty days before the site visit and public hearing, a copy of the Petition was posted in the City clerk's office and the Petition was mailed to interested persons, the City Planning Commission, and the commissioner of forest, parks and recreation. Ten days before the site visit and public hearing, the Petition was published in the local newspaper of general circulation.
4. The City Council conducted a site visit and held a hearing on this matter on September 30, 2013. The site visit began at 6:30 p.m. at the State Office Building parking lot at 20 Houghton Street. The City Council examined the premises to be discontinued at the site visit. After the site visit, the hearing was held in Council Chambers at City Hall. At the hearing, the City Council took testimony about the discontinuance from representatives of the City and comments from members of the public.
5. At the end of the hearing, the City Council closed the hearing for oral comments but left the hearing open for additional written comments until the October 14, 2013 meeting of the Council. On October 14, Elman Vermont Investors, LLC filed written comments by electronic mail. At the October 14 meeting of the City Council, City Manager Dominic Cloud requested the opportunity to review and respond to Elman's comments, which the Council granted. The City filed additional comments on October 17, and the Council held a deliberative session, pursuant to 1 § V.S.A. 312(e), on October 17, 2013.
6. Among the many components of the Downtown Revitalization are: the creation of a tax increment financing (TIF) district, a streetscape project, a new municipal parking garage, and construction of a new downtown office building. The City's citizens have repeatedly supported the Downtown Revitalization project by approving bond votes by substantial margins; in September, voters approved \$13 million for the parking garage by an over three to one margin.

7. The catalyst for the Downtown Revitalization project is the purchase of the current State Office Building by Mylan Technologies. With the purchase of the State Office Building, Mylan is poised to continue to expand its pharmaceutical manufacturing company Downtown. A contingency of the Mylan / State purchase and sale agreement is the discontinuance of Houghton Street by the City.
8. Upon the Mylan purchase of the State building, the State has agreed to sign a 20 year lease for a new office building downtown. The ReArch Company is building the new office building, which requires construction of a parking garage. The City is able to construct the parking garage using tax increment financing based on tax increment from all of the above projects and others in the district. Once the garage is built, the City will be able to attract additional commercial development to the downtown core, such as a hotel.
9. A consensus economic study by two top Vermont economists projects a 21-year increase of \$734.5 million into the Vermont economy as a result of the Downtown Revitalization project and the catalytic effect on the City's redevelopment efforts. A copy of the report is attached.
10. The discontinuance will result in redistribution of traffic. The changes to the intersection of Federal, Catherine and Lake Streets can be easily accommodated with the proposed Federal Street Corridor improvements. A small degradation is expected of intersection capacity at the intersection of Lake and Elm Streets. The remaining intersections will see changes but no significant impacts to delay or intersection capacity. The City shall monitor traffic conditions on adjacent streets and develop mitigation strategies as necessary.
11. For the reasons discussed herein and subject to the conditions that follow, the public good, necessity and convenience of the inhabitants of the City of St. Albans require the portion of Houghton Street described in the Petition to be discontinued.
12. When the ORDER goes into effect, the discontinued portion of Houghton Street shall be returned to the abutting private property owners, or their successors, on both sides of the discontinued portion of Houghton Street as depicted further in the "Exhibit: Houghton Street" of witness Peter Cross dated June 20, 2013.
13. The ORDER shall go into effect on or about January 31, 2015.

CONDITIONS

The Order of Discontinuance shall be subject to the following conditions:

1. There shall be a reservation of rights of way for existing and future utilities above and below ground along the entire length of the discontinued portion of Houghton Street.
2. The City shall prepare, execute, and record individual deeds for the three adjacent property owners and record a survey plat illustrating parcels at the time discontinuance takes effect.
3. Mylan Technologies and the City of St. Albans shall agree on terms for construction of a pedestrian walkway substantially similar to the walkway depicted on the Exhibit submitted by

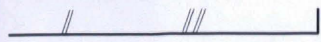
City witness Peter Cross entitled "C-1 Pedestrian Path Option" at the September 30, 2013 hearing. Mylan Technologies and the City of St. Albans shall agree on terms for construction of a turnaround at the south end of the remaining Houghton Street public right-of-way. All construction costs shall be covered by Mylan.

4. The City shall monitor traffic conditions on adjacent streets and develop mitigation strategies as deemed appropriate by the City Council.

On behalf of the St. Albans City Council



Mayor Elizabeth Gamache Date 10/18/2013



PARCEL TO BE CONVEYED TO STATE OF VERMONT

CONC. SIDEWALK

22.50'

22.50'

PROPERTY OF Elman Vermont Investors, LLC VOL. 186, PG. 129

Houghton St. PROPERTY OF City of St. Albans TOWN MEETING RECORD VOL. 5, PG. 164 TO BE CONVEYED

PROPERTY OF Mylan Technolog Inc. VOL. 190, PGs. 184 , VOL. 142, PG. 51

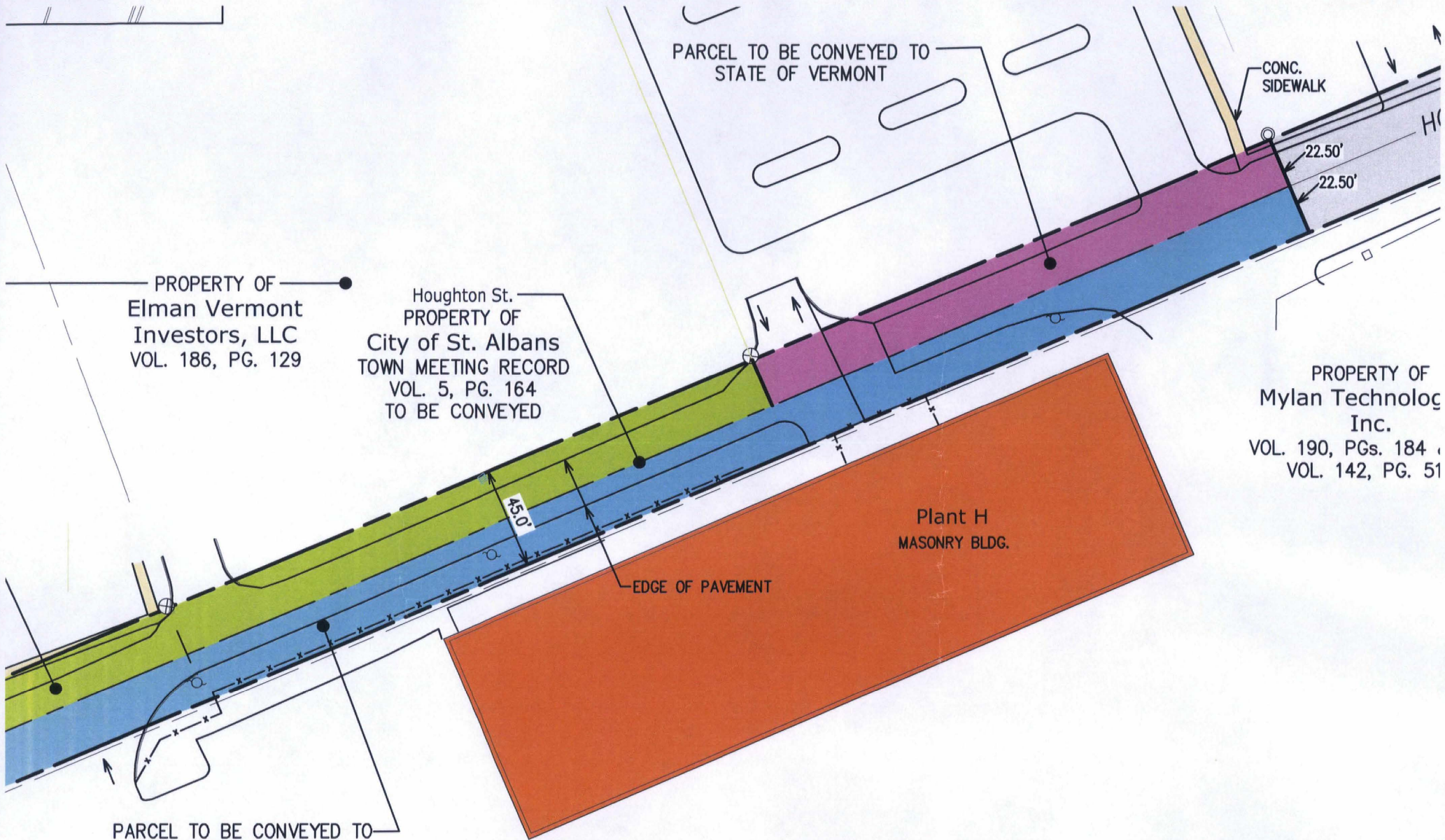
15.0'

Plant H MASONRY BLDG.

EDGE OF PAVEMENT

PARCEL TO BE CONVEYED TO MYLAN TECHNOLOGIES, INC.

STREET



Legals



Legals



NOTICE OF PUBLIC HEARING TOWN OF SHELDON ZONING BOARD OF ADJUSTMENTS

Notice is hereby given that on **October 1, 2013**, at the Sheldon Town Clerk's office a public hearing before the Zoning Board of Adjustment will be held to consider the following:

Date and Time: **October 1, 2013 at 7:45 pm**

Place: **Town of Sheldon office**

Purpose of Meeting: **Variance meeting to be held for Bourdeau Brothers, Inc. for a proposed structure at the Bourdeau Brothers business located on Severance Road and VT Rte 105. The property is located in the Industrial/Commercial district of Sheldon.**

Please contact the zoning administrator if you need more information on this notice. In order to appeal any decision on the above subject you must attend this meeting.

Dated at Sheldon, VT this 11th day of September 2013

Heather Crawford
Heather Crawford,
Zoning Administrator
Hours: Monday 9-11:30 a.m. Wed: 6-8 p.m.

NOTICE OF PUBLIC SALE

Pursuant to the terms and conditions of the Judgment Order, Decree of Foreclosure and

to the southwestern corner of the premises of John Deuso; thence turning and running in an easterly direction a distance of approximately ninety feet (90') to an iron stake in the ground; thence turning and running in a southerly direction a distance of approximately one hundred eighty-five feet (185') to an iron stake in the ground; thence turning and running in a westerly direction a distance of approximately fifty feet (50') to the point began at.

Being and meaning all and the same land and premises conveyed to Steven W. Deuso and Darlene A. Deuso by Warranty Deed of Olive Deuso dated June 23, 1969 and recorded in Volume 28A, Page 505 of the Town of Montgomery Land Records.

Also conveyed hereby is all right, title, and interest in and unto the right to take water from a spring presently serving the dwelling house conveyed hereby together with the right-of-way to said spring. Being and meaning all and the same land and premises conveyed to Roger C. Deuso and Brenda J. Deuso by Warranty Deed of Steven W. Deuso and Darlene A. Deuso dated December 6, 1972 and recorded in Book 31, Page 299 of the Town of Montgomery Land Records.

Reference is further made to two Quit Claim Deeds between Roger C. Deuso and Brenda J. Deuso and Franklin County Realty Corporation to establish boundary lines, recorded respectively in Book 32, Page 429 and Book 32, Page 431 of the

successful bidder fails to complete the purchase of the Property as required by the purchase and sale agreement, the \$10,000.00 deposit will be forfeited to the Plaintiff. Any purchase or sale will take the Property AS IS and title will be conveyed without warranties by order of confirmation. The mortgagor is entitled to redeem the premises at any time prior to the sale by paying the full amount due under the mortgage, including the costs and expenses of the sale.

Other terms to be announced at the sale, or inquire at Cahill Gawne Miller & Marahan, 802-524-5211.

DATED: September 5, 2013
Joseph F. Cahill, Jr., Esq.

Attorney for Plaintiff

PETITION TO DISCONTINUE A PORTION OF HOUGHTON STREET CITY OF ST. ALBANS, VERMONT

OFFICIAL NOTICE OF SITE VISIT AND PUBLIC HEARING
The City of St. Albans, Vermont, intends to discontinue a portion of the public right-of-way known as Houghton Street, as described more particularly below.

The City Council will conduct a site visit and hold a hearing on this matter on **September 30, 2013**. The Site Visit will begin at 8:30 p.m. at the State Office Building parking lot at 20 Houghton Street, and the Hearing will be held immediately thereafter at City Hall in Council Chambers. At the site visit, the City Council will examine the premises to be discontinued.

the City of St. Albans Land Records; thence proceeding S 77-08-25 E, 45.00 feet to a point on the easterly boundary of Houghton Street; thence proceeding S 12-51-35 W, 787.25 feet, arriving at the point of beginning of this description. Meaning to describe a strip of land 45.00 feet in width being part of that street laid out and dedicated as Houghton Street or Houghton Avenue so-called in a deed entitled "Layout of Welden and Houghton Street" dated May 12, 1853, recorded June 25, 1898 in Volume 5, Town Meeting Records Page 164 of the Old Town of St. Albans Land Records.

TOWN OF HIGHGATE, VERMONT ALL TERRAIN VEHICLE DRAFT ORDINANCE PUBLIC MEETING

The Highgate Selectboard has interest in developing an ordinance to allow the use of Town owned roads by appropriately operated and maintained all-terrain vehicles. Copies of a draft ordinance are available for review at the Town offices, 2996 Route 78, a copy of which can be forwarded to you upon request.

COMMENT ON THIS ORDINANCE IS INVITED AT THE SEPTEMBER 19TH SELECTBOARD MEETING AT THE MUNICIPAL OFFICE at 8:00pm.

To view a copy of the draft ordinance contact the Town Administrator, Heidi Britch-Valenta, at 868-4897 x 203 or hbvalenta@comcast.net.

Merchandise



Merchandise

Aut

Building Materials	Exercise/Sporting Equipment	Lawn/Garden
COUNTERTOP, NEW, BEIGE/BLACK grain, 119x25.5". \$120. 802-343-4330 WINDOWS, WOOD FRAME , double hung, with aluminum combination window/screen. (1) double, (1) single. Call for prices and sizes. 802-527-7235	AB LOUNGE , (2), like new. \$10. 802-760-9142 BIKE, CRUISER , 24", purple girls bike, big white wall tires, light weight frame, manual pedal, large seat. Used very little. \$150. 802-868-9594 EXERCISE BIKE \$15. 802-393-6127 leave message GOLF CLUBS \$3. each Call for details 802-524-1139 HOME EXERCISE GYM , Welder 8820, works upper and lower body. Excellent condition. \$100. 802-527-7345 Farm Equipment SILAGE TRUCK , 1997 International, tri-axle, 22 ft. dump body. For more details call 802-782-0139. Firewood CAMPFIRE WOOD AND kindling. \$3./box or all 4 boxes for \$10. 802-868-7975 Furniture BED, ANTIQUE , 4-POSTER, with mattress and box spring. Like new. \$100. Call 802-393-5127 leave message. CEDAR CHEST , GOOD sized and deep, two drawers on the bottom that open. Made out of cedar. Excellent condition. \$150. 802-782-9436 DRESSER, ANTIQUE WITH Noah's Ark and animals on the front side and top of the dresser. \$25. 802-393-5127 leave message. DRESSER, WITH (8) drawers, a mirror and	GRILL, KENM FULL-SIZE , with 1 series kit, side burner new cover, full to gas. Used very \$150. 802-868-95 LAWN MOWER , Neuton EM5 con electric plus man tachment \$120. 485-8266 PRIVACY HE BLOW-OUT Art tae's reg. \$129.1 \$59. FREE ins tion/ delivery als udating 4 foot m birch, 18acs \$1 delivered! 518 1367www.lowc trees.com limited plyl Livestock HOLSTEIN YEARLING HEIFERS (18), 400-600 good colors, t Call 802-868- leave message. MEAT TURKEY 802-343-4336 Livestock Feed oles MACINTOSH A3 DROPS for pigs. I You pick up. 802 6327 Miscellaneous BINOCULAR SEARS QUA brand, carrying included. \$5. 802 5177 CHIMNEY LIN 12x12x24 \$10. 802-485-8266
Clothing & Accessories	Collectibles	Computers/Supplies
BATHROBE, NEW, LADIES' heavy bathrobe with belt. 100% cotton, size M. Black with white designs. \$15. 802-658-1636 BOOTS, LADIES, CHIPPEWA , black, size 9. \$25. 802-868-6606 DANSKO CLOGS, WOMEN'S 39, brand new \$49. 802-760-9142 HAT, LADIES', NEW , light purple, beautiful. Has brim and flaps that cover ears. Size 7 1/4. \$10. 802-658-1636	MUSICAL LADY DOLL , mechanical, 20" tall. Wind up, moves and sings Material Girl. \$20. or best offer. 802-524-1139 leave message.	COMPUTER DESK , OAK finish, sliding shelf, casters. \$25. 802-527-9822 DESKTOP COMPUTERS (2), has everything except mouse. \$35. each. 802-868-0096 USB NETGEAR N-300 wireless adaptor, brand new, only used once. \$25. 802-524-5070
Concert/Event Tickets	HOT TUNA CONCERT tickets (2), Saturday, November 30, at Jay Peak, Foeger Ballroom. \$95. for the pair. Call David anytime 802-624-4804.	

Pets

BEACIE BIDDOV

Certain mortgage given by Roger C. Deuso to Brenda J. Deuso (n/k/a Brenda Cardinal), dated February 21, 2006, and recorded in Volume 71, Page 250 of the Town of Montgomery Land Records, for breach of the conditions of the mortgage, for the purpose of foreclosing aforesaid mortgage, the below described real estate will be sold at public auction at 10:00 AM on September 25, 2013 at the location of the property described in the mortgage, on knowledge and belief known and designated as having an address of 209 South Brook Road, Montgomery, Vermont. The property to be sold (the Property) is all and the same land and premises described in said mortgage and further described as follows: A parcel of land with buildings thereon, located on the easterly side of the highway leading to Montgomery Center and Belvidere Center and also another parcel of land about one-half (1/2) acre, known as the Hutchins land, and located on the so-called South Road, in the Town of Montgomery. The premises conveyed hereby are bounded on the north by premises now or formerly of John Deuso, on the east and south by premises of one J. Soden, and on the west by the said highway. The premises are further described by beginning at the northwest corner of the premises of said J. Soden, turning and running in a northerly direction along the easterly line of said highway a distance of approximately one hundred eighty-five feet (185)

Claim Deed of Brenda J. Deuso, dated February 2, 2006, recorded in Volume 71, Page 249 of the Town of Montgomery Land Records. The premises shall be sold in AS IS condition with any and all faults, with no representations or warranties, express or implied, of any kind, and subject to any and all current and delinquent real estate taxes and municipal assessments, including late fees, charges, and interest, for which the highest bidder shall be fully responsible. The Property will be sold to the highest bidder who at the sale shall pay cash or certified funds, or produce a commitment letter from a bank or mortgage company or other lender licensed to do business in the State of Vermont. If at the sale Brenda Cardinal, the Plaintiff, makes the highest bid, she shall be required to pay cash or certified funds only to the extent that her bid is in excess of the sums due her by the Defendants, including all of her costs of the sale in this foreclosure up to the date of the sale. If any other person or entity is the highest bidder, a Ten Thousand Dollar (\$10,000.00) cash deposit at the sale shall be required or a certified check, treasurer's or cashier's check made payable to Cahill Gawne Miller & Manahan, PC, Client Trust Account and shall pay the balance of the successful bid price within thirty (30) days of the issuance of an Order of Confirmation by the Franklin Superior Court. The successful bidder will be required to sign a purchase and sale agreement. If the suc-

gal interest in the lands that about the portion of Houghton Street to be discontinued or elsewhere on Houghton Street. The portion proposed to be discontinued is as follows: Being a portion of Houghton Street within the City of St. Albans located between Lake Street and Lower Welden Street and westerly of property owned by Mylan Technologies, Inc. Houghton Street is depicted on a certain map entitled "City of St. Albans, St. Albans, Vermont, Map of Boundary Survey, Houghton Street, St. Albans Vermont" prepared by Cross Consulting Engineers, dated June 30, 2013 as project 13031, to be recorded. Said portion to be discontinued being bounded on the westerly by property of the State of Vermont and property of Elman Vermont Investors, LLC and on the easterly by property of Mylan Technologies, Inc., said portion to be discontinued is more fully described as follows: Beginning at a point at the intersection of the northerly boundary of Lower Welden Street, with an easterly boundary of Houghton Street, said point being referred to as Corner No. 3 on said map; thence proceeding on Vermont grid bearing N 70-53-30 W, 45.27 feet to a point at the intersection of the northerly boundary of Lower Welden Street with the westerly boundary of Houghton Street, said point being referred to as Corner No. 4 on said map; thence proceeding N 12-51-35 E, 782.32 feet to a point opposite the northeasterly corner of property of the State of Vermont, said property being described in Volume 128 Page 510 of

Appliances
AIR CONDITIONER, KENMORE, Sears. Asking \$55. 802-527-0808
APPLE PARER, SLICER and core. In original box with instructions. Never used. \$10. 802-868-5177
BREADMAN BREAD-MAKER, WITH instructions \$30. Call 802-485-8266
DEEP FRYER, DAZEY 3.5 quart, Fry/Cook/Steam/Slowcook. \$15. 802-527-9822
DORM REFRIGERATOR, SMALL, approx. 3 ft. high. Runs excellent. \$125. 802-868-4471
GRILL, GEORGE FOREMAN, stand up. \$5. 802-760-9142
REFRIGERATOR, MID-SIZE, great for apartment, office or family room. \$125. 802-868-7975
SLOW COOKER, LARGE, never used. \$25. 802-393-5127

Antiques
MONOPOLY 1961, SEALED in original cellophane, US made \$25. 802-485-8266
SPOOL BED, ANTIQUE, Jenny Lind. \$100. 802-485-8266
U.S. NAVAL ACADEMY Lucky Bag Graduation Books, 1950, 1951, 1952, 1953. \$20. each. 802-633-4257

Books/Reading Material
BOOKS, 125-PLUS, murder mystery, historical fiction, several complete series by Rhys Bowen, Victoria Thompson, Carola Dean, and more. \$25. 802-524-3245
INTERNATIONAL POSTAGE STAMP Album and Modern Postage Stamp Album. Both partial collection. Make an offer. 802-633-4257

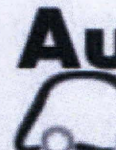
eraser/c
CAMCORDER, JVC, SMALL tape goes into big cassette. Comes with everything. Excellent condition. \$50. 802-891-9255
COLOR TV, 24 inch, remote and component ports. \$10. 802-527-9822
GPS SYSTEM, TOMTOM, excellent condition. \$80. Call 802-891-9255
PERSONAL STEREO, MEMOREX, am/fm radio and CD player with headphones. \$5. 802-527-9822
SCANNER, 200 CHANNEL, programmable, Radio Shack brand, has weather channel. \$50. 802-891-9255
SONY RECEIVER, WORKS great. \$40. 802-868-0096
SUBWOOFER, ALTEC LANSING XA3001. \$20. 802-343-4330
TELEVISION Small, \$10. 802-393-5127 leave message
VCR WITH REMOTE control. Asking \$25. 802-527-0808
VCR, WORKS GREAT, \$20. 802-868-0096
VIDEO CASSETTE PLAYER, Symphonic, remote. \$15. 802-527-8922
WIRED ROUTER, LINKSYS, 4 Port. \$15. 802-527-9822
WIRELESS ROUTER, LINKSYS, 2.4 GHz, 802.11g. \$25. 802-527-9822

Equipment/Machinery
SAWMILLS FROM ONLY \$4897. MAKE AND SAVE MONEY with your own bandmill. Cuf lumber any dimension. In stock ready to ship. FREE Info/DVD: www.NorwoodSawmills.com 1-800-578-1363 Ext. 300N

doors, casters, includes 20 inch color TV, with remote. \$65. 802-527-9822
KITCHEN TABLE, MAPLE, with 3 chairs. \$10. for set. 802-868-5606
MATTRESS, QUEEN SIZE, Sealy Posturepedic, with frame and box spring, USA made with Tempurpedic top, used 1 year, very clean. \$275. 802-868-0594
MICROWAVE CART WITH shelf underneath, on coasters. \$10. 802-393-5127 leave message.
RECLINER, LAZY BOY, brown rocker. \$50. 802-527-3709
SMALL TABLE, WITH 4 chairs. \$20. 802-868-0096
TWIN BED \$25. 802-393-5127
TWIN BED, SOLID wood, box spring and mattress. \$70. 802-760-9142

CALLUS
 524-8771 x117022

Furnishings
BOXSPRING, QUEEN size, new, in original plastic. \$100. or best offer. 802-868-5606
DISPLAY CASE \$20. and magazine/news-paper rack \$30. 802-485-8266
SOFA PILLOWS, (2), red, washable, reversible. \$25. 802-524-1139 leave message.
SUITCASE, AMERICAN TOURISTER, perfect shape, blue. What kids want for college \$40. 802-485-8266
WALL PICTURES, (2), Mediterranean-style, matching set. One is of a Senorita, one is of a matador. Each 14" x 26". Excellent condition. \$25. for the pair. 802-658-1636

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C-1

Pedestrian Path Option

City of St. Albans
LAKE STREET & HOUGHTON ST.
ST. ALBANS, VERMONT

Tel. 802-524-2113
Fax. 802-524-9681

CCE

CROSS

CONSULTING ENGINEERS, P.C.

103 Fairfax Rd.
St. Albans, Vermont 05478

PROJECT: 12070
DATE: MAY 29, 2013
REVISED: JULY 24, 2013
DRAWN: WHP
SCALE: 1" = 200'
FILE: 12070/INS Footpath to Lake Revised.dwg

© COPYRIGHT 2013
Cross Consulting Engineers, P.C.

Alley, Kerry

From: Kristen Smith <K.Smith@stalbansvt.com>
Sent: Friday, February 17, 2017 2:00 PM
To: Alley, Kerry
Cc: Allen Robtoy
Subject: City of St. Albans Discontinuance of a Portion of Class 3 Hwy
Attachments: City of St. Albans 2017 Certificate of Highway Mileage.pdf; Houghton St Discontinuance Order.pdf

Importance: High

Hi Kerry,

Attached, please find the approved 2017 Certificate of Highway Mileage for the City of St. Albans. I'm sending electronically as the due date is February 20th and will put the hard copy in the outgoing mail today. I've also attached the Houghton Street Discontinuance Order. The City Manager confirmed that the discontinuance was approved during Deliberative Session which does not require meeting minutes per Open Meeting Law.

Thank you,

Kristen Smith
Community Relations Coordinator
City of St. Albans
P.O. Box 867 / 100 North Main St.
St. Albans, VT 05478

Tel: (802) 524-1500 ext. 253
Fax: (802) 524-1505
Email: k.smith@stalbansvt.com



From: Alley, Kerry [mailto:Kerry.Alley@vermont.gov]
Sent: Thursday, January 12, 2017 4:10 PM
To: Kristen Smith <K.Smith@stalbansvt.com>
Cc: Allen Robtoy <A.Robtoy@stalbansvt.com>
Subject: RE: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Kristen,

Thanks for sending me the documents regarding Houghton St. It would be helpful if you send us a copy of the meeting minutes when the City Council approved the discontinuance, as well as a copy of the notice that was posted and mailed out.

Thanks,

Kerry

Kerry Alley
AOT Mapping & GIS Specialist
Vermont Agency of Transportation (VTrans)
Kerry.Alley@vermont.gov
(802) 828-3666

From: Kristen Smith [<mailto:K.Smith@stalbansvt.com>]
Sent: Thursday, January 12, 2017 3:35 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Cc: Allen Robtoy <A.Robtoy@stalbansvt.com>
Subject: City of St. Albans Discontinuance of a Portion of Class 3 Hwy

Hi Kerry,

Next month, our City Council will be approving the 2017 Certificate of Highway Mileage for the City of St. Albans. I see on the form, signed meeting minutes are requested to support the change in mileage. Would the attached, signed discontinuance along with the approved certification be enough to support the change or do you need meeting minutes in addition to the attachment?

Thank you,

Kristen Smith
Community Relations Coordinator
City of St. Albans
P.O. Box 867 / 100 North Main St.
St. Albans, VT 05478

Tel: (802) 524-1500 ext. 253
Fax: (802) 524-1505
Email: k.smith@stalbansvt.com



From: Chip Sawyer
Sent: Thursday, January 12, 2017 3:10 PM
To: Kristen Smith <K.Smith@stalbansvt.com>
Subject: Houghton St

Chip Sawyer
Director of Planning & Development
City of St. Albans
PO Box 867
100 No. Main St.
St. Albans, VT 05478
c.sawyer@stalbansvt.com
(802) 524-1500 *259

CERTIFICATE OF HIGHWAY MILEAGE
YEAR ENDING FEBRUARY 10, 2017

City of St. Albans 2017
Certificate of
Highway Mileage.pdf

Fill out form, make and file copy with the Town Clerk, and mail ORIGINAL, before February 20, 2017 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 ST. ALBANS CITY in FRANKLIN 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	4.281				0.000
Class 2	3.770				0.000
Class 3	16.73		.228 (1200')		0.000 16.50
State Highway	0.059				0.000
Total	24.840				0.000
* Class 1 Lane	0.249				
* Class 4	0.02				0.000
* Legal Trail	0.00				

* 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".
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:

Elyse M Hamacher
Kathleen [unclear]
Jim [unclear]
James [unclear]

T/C/V Clerk Signature: *Sara Crapp* Date Filed: *2/13/11*

Please sign ORIGINAL and return it for Transportation signature.

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

APPROVED: _____
Representative, Agency of Transportation

DATE: _____

CERTIFICATE of COMPLETION and OPENING
of a HIGHWAY for PUBLIC TRAVEL

VTrans Use Only	
Certificate Year:	_____
Highway Class:	_____
Town Highway #:	_____
Mileage:	_____

Susan Krupp, City Clerk of the St Albans of
(Clerk's Name) (City/Town/Village) (City/Town/Village)
St Albans, Vermont.
(City/Town/Village Name)

Pursuant to Title 19, V.S.A., Chapter 7, this is to certify that the following described section of Class _____
(1,2,3 or 4)
 Highway in the _____ of _____ was COMPLETED AND OPENED
(City/Town/Village) (City/Town/Village Name)
 FOR PUBLIC TRAVEL on _____,
(Month - Day) (Year)

DESCRIPTION OF RIGHT OF WAY:
 (Include road name and intersecting town highway numbers)

and as shown on a Highway Map of the _____ of _____,
(City/Town/Village) (City/Town/Village Name)
 dated _____, _____, and filed in Book _____ on page _____ of the Records of
(Month - Day) (Year) (Book #) (Page #)
 the _____ of _____ by the _____ Clerk of said _____
(City/Town/Village) (City/Town/Village Name) (City/Town/Village) (City/Town/Village)
 incorporated herein by reference and attested to on said map by said _____ Clerk.
(City/Town/Village)

Dated at St Albans City, County of Franklin and State of Vermont,
(City/Town/Village Name) (County Name)
 this 13 day of February, A.D., 2017.
(Date - Day) (Date - Month) (Date - Year)

BOARD
 OF
 SELECTMEN,
 ALDERMAN,
 or TRUSTEES

<u>Claudia M. Gagnier</u> <small>(Selectman/Alderman/Trustee Signature)</small>	<u>[Signature]</u> <small>(Selectman/Alderman/Trustee Signature)</small>
<u>Kathleen Hurd</u> <small>(Selectman/Alderman/Trustee Signature)</small>	<u>[Signature]</u> <small>(Selectman/Alderman/Trustee Signature)</small>
<u>[Signature]</u> <small>(Selectman/Alderman/Trustee Signature)</small>	<u>[Signature]</u> <small>(Selectman/Alderman/Trustee Signature)</small>

(Manager/Mayor Signature)
 and the Manager/Mayor of the City/Town/Village of St Albans
(City/Town/Village Name)

St Albans City, VERMONT 2/13, 2017
(City/Town/Village Name) (Month - Day) (Year)

THE ABOVE IS A TRUE COPY OF THE DESCRIPTION OF CLASS _____ HIGHWAY COMPLETED AND OPENED
(1,2,3 or 4)
 FOR PUBLIC TRAVEL, RECORDED IN BOOK 276 ON PAGE 398 OF THE St Albans City RECORDS
(Book #) (Page #)
 OF THE St Albans OF St Albans City ON THE 15 DAY OF February,
(City/Town/Village) (City/Town/Village Name) (Date - Day) (Date - Month)
2017, AT 10:30 O'CLOCK, A.M.
(Date - Year) (Time) (A or P)

ATTEST: Susan C. Krupp
(Clerk's Name)
St Albans CLERK OF St Albans City, VERMONT
(City/Town/Village) (City/Town/Village Name)

CITY OF ST. ALBANS, VERMONT
DISCONTINUANCE OF A PORTION OF HOUGHTON STREET
ORDER OF DISCONTINUANCE

Pursuant to 19 V.S.A. § 771, the City Council of the City of St. Albans hereby ORDERS the discontinuance of a portion of Houghton Street in the City of St. Albans. This ORDER is supported by the Findings of Fact of the City Council that follow below.

The portion of Houghton Street to be discontinued is described in detail as follows:

Being a portion of Houghton Street within the City of St. Albans located between Lake Street and Lower Welden Street and westerly of property owned by Mylan Technologies, Inc. Houghton Street is depicted on a certain map entitled "City of St. Albans, St. Albans, Vermont, Map of Boundary Survey, Houghton Street, St. Albans Vermont" prepared by Cross Consulting Engineers, dated June 30, 2013 as project 13031, to be recorded. Said portion to be discontinued being bounded on the westerly by property of the State of Vermont and property of Elman Vermont Investors, LLC and on the easterly by property of Mylan Technologies, Inc., said portion to be discontinued is more fully described as follows:

Beginning at a point at the intersection of the northerly boundary of Lower Welden Street, with an easterly boundary of Houghton Street, said point being referred to as Corner No. 3 on said map; thence proceeding on Vermont grid bearing N 70-53-30 W, 45.27 feet to a point at the intersection of the northerly boundary of Lower Welden Street with the westerly boundary of Houghton Street, said point being referred to as Corner No. 4 on said map; thence proceeding N 12-51-35 E, 782.32 feet to a point opposite the northeasterly corner of property of the State of Vermont, said property being described in Volume 128 Page 510 of the City of St. Albans Land Records; thence proceeding S 77-08-25 E, 45.00 feet to a point on the easterly boundary of Houghton Street; thence proceeding S 12-51-35 W, 787.25 feet, arriving at the point of beginning of this description.

Meaning to describe a strip of land 45.00 feet in width being part of that street laid out and dedicated as Houghton Street or Houghton Avenue so-called in a deed entitled "Layout of Welden and Houghton Street" dated May 12, 1853, recorded June 25, 1898 in Volume 5, Town Meeting Records Page 164 of the Old Town of St. Albans Land Records.

When the ORDER goes into effect, the discontinued portion of Houghton Street shall be returned to the abutting private property owners or their successors on both sides of the discontinued portion of Houghton Street as depicted further in the "Exhibit: Houghton Street" of witness Peter Cross dated June 20, 2013. The ORDER shall go into effect on or about January 31, 2015.

On behalf of the St. Albans City Council

 10/18/2013
Mayor Elizabeth Gamache Date

CITY OF ST. ALBANS, VERMONT

DISCONTINUANCE OF A PORTION OF HOUGHTON STREET

FINDINGS OF FACT

The following written findings of the City Council of the City of St. Albans support the ORDER of discontinuance of a portion of Houghton Street. The City Council hereby FINDS as follows:

1. The City of St. Albans sent notice of the intention to discontinue a portion of Houghton Street to lawfully interested persons by certified mail and by publication. The notice was entitled "Petition to Discontinue a Portion of Houghton Street."
2. The Petition contained a description of the portion of Houghton Street to be discontinued. A copy of the Petition is attached to this Order.
3. Thirty days before the site visit and public hearing, a copy of the Petition was posted in the City clerk's office and the Petition was mailed to interested persons, the City Planning Commission, and the commissioner of forest, parks and recreation. Ten days before the site visit and public hearing, the Petition was published in the local newspaper of general circulation.
4. The City Council conducted a site visit and held a hearing on this matter on September 30, 2013. The site visit began at 6:30 p.m. at the State Office Building parking lot at 20 Houghton Street. The City Council examined the premises to be discontinued at the site visit. After the site visit, the hearing was held in Council Chambers at City Hall. At the hearing, the City Council took testimony about the discontinuance from representatives of the City and comments from members of the public.
5. At the end of the hearing, the City Council closed the hearing for oral comments but left the hearing open for additional written comments until the October 14, 2013 meeting of the Council. On October 14, Elman Vermont Investors, LLC filed written comments by electronic mail. At the October 14 meeting of the City Council, City Manager Dominic Cloud requested the opportunity to review and respond to Elman's comments, which the Council granted. The City filed additional comments on October 17, and the Council held a deliberative session, pursuant to 1 § V.S.A. 312(e), on October 17, 2013.
6. Among the many components of the Downtown Revitalization are: the creation of a tax increment financing (TIF) district, a streetscape project, a new municipal parking garage, and construction of a new downtown office building. The City's citizens have repeatedly supported the Downtown Revitalization project by approving bond votes by substantial margins; in September, voters approved \$13 million for the parking garage by an over three to one margin.

7. The catalyst for the Downtown Revitalization project is the purchase of the current State Office Building by Mylan Technologies. With the purchase of the State Office Building, Mylan is poised to continue to expand its pharmaceutical manufacturing company Downtown. A contingency of the Mylan / State purchase and sale agreement is the discontinuance of Houghton Street by the City.
8. Upon the Mylan purchase of the State building, the State has agreed to sign a 20 year lease for a new office building downtown. The ReArch Company is building the new office building, which requires construction of a parking garage. The City is able to construct the parking garage using tax increment financing based on tax increment from all of the above projects and others in the district. Once the garage is built, the City will be able to attract additional commercial development to the downtown core, such as a hotel.
9. A consensus economic study by two top Vermont economists projects a 21-year increase of \$734.5 million into the Vermont economy as a result of the Downtown Revitalization project and the catalytic effect on the City's redevelopment efforts. A copy of the report is attached.
10. The discontinuance will result in redistribution of traffic. The changes to the intersection of Federal, Catherine and Lake Streets can be easily accommodated with the proposed Federal Street Corridor improvements. A small degradation is expected of intersection capacity at the intersection of Lake and Elm Streets. The remaining intersections will see changes but no significant impacts to delay or intersection capacity. The City shall monitor traffic conditions on adjacent streets and develop mitigation strategies as necessary.
11. For the reasons discussed herein and subject to the conditions that follow, the public good, necessity and convenience of the inhabitants of the City of St. Albans require the portion of Houghton Street described in the Petition to be discontinued.
12. When the ORDER goes into effect, the discontinued portion of Houghton Street shall be returned to the abutting private property owners, or their successors, on both sides of the discontinued portion of Houghton Street as depicted further in the "Exhibit: Houghton Street" of witness Peter Cross dated June 20, 2013.
13. The ORDER shall go into effect on or about January 31, 2015.

CONDITIONS

The Order of Discontinuance shall be subject to the following conditions:

1. There shall be a reservation of rights of way for existing and future utilities above and below ground along the entire length of the discontinued portion of Houghton Street.
2. The City shall prepare, execute, and record individual deeds for the three adjacent property owners and record a survey plat illustrating parcels at the time discontinuance takes effect.
3. Mylan Technologies and the City of St. Albans shall agree on terms for construction of a pedestrian walkway substantially similar to the walkway depicted on the Exhibit submitted by

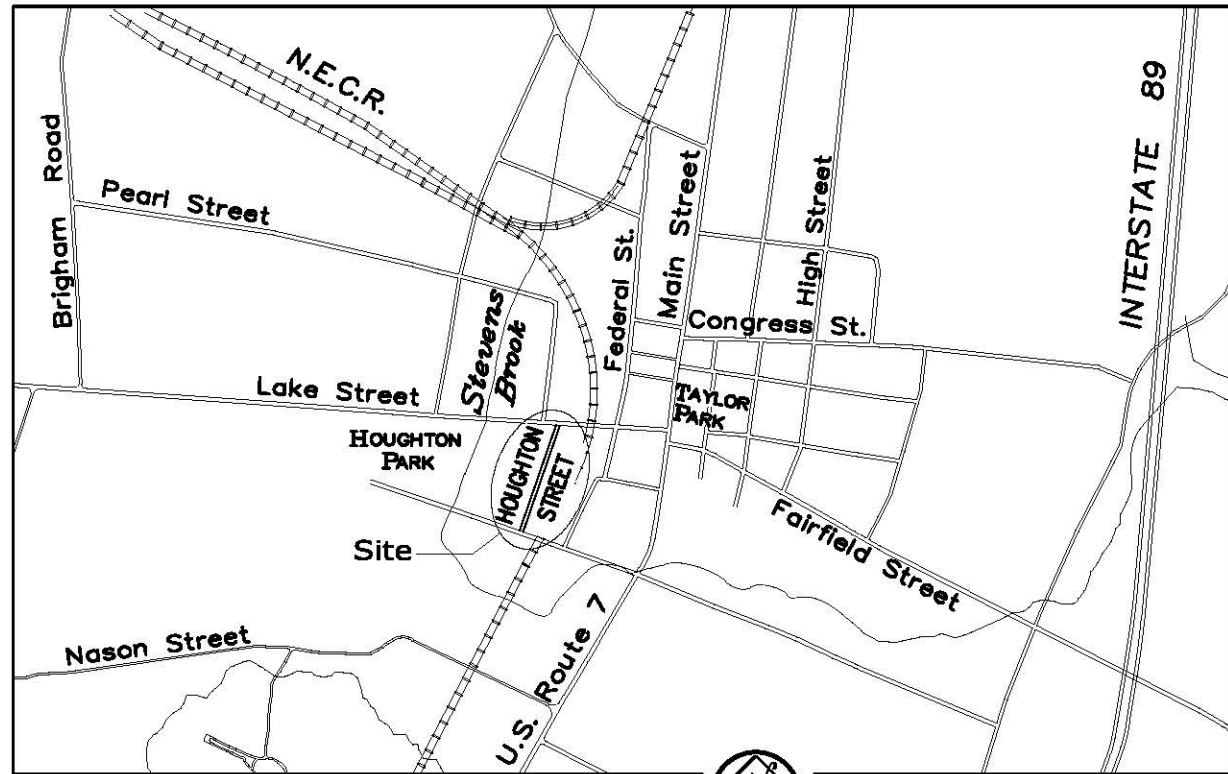
City witness Peter Cross entitled "C-1 Pedestrian Path Option" at the September 30, 2013 hearing. Mylan Technologies and the City of St. Albans shall agree on terms for construction of a turnaround at the south end of the remaining Houghton Street public right-of-way. All construction costs shall be covered by Mylan.

4. The City shall monitor traffic conditions on adjacent streets and develop mitigation strategies as deemed appropriate by the City Council.

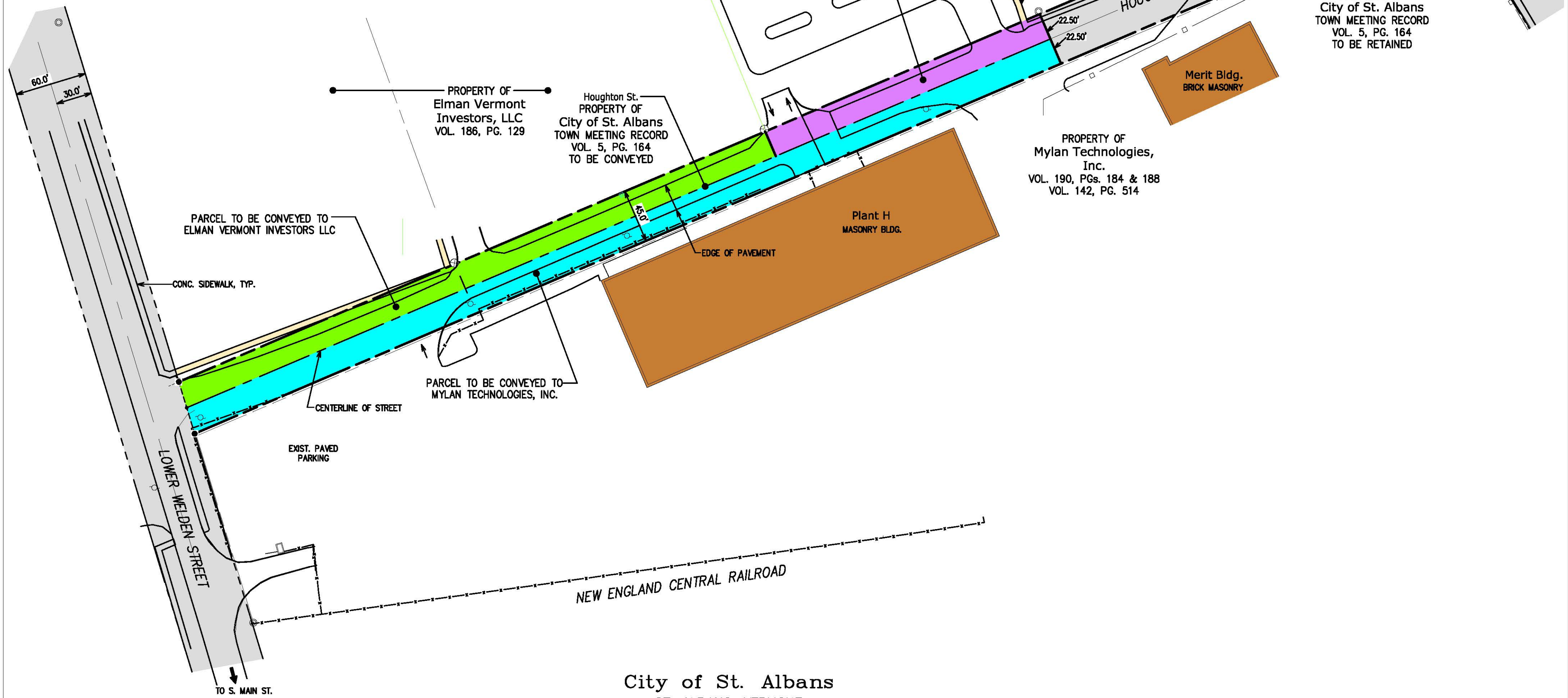
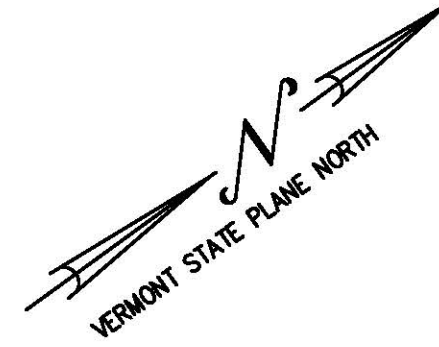
On behalf of the St. Albans City Council



Mayor Elizabeth Gamache Date



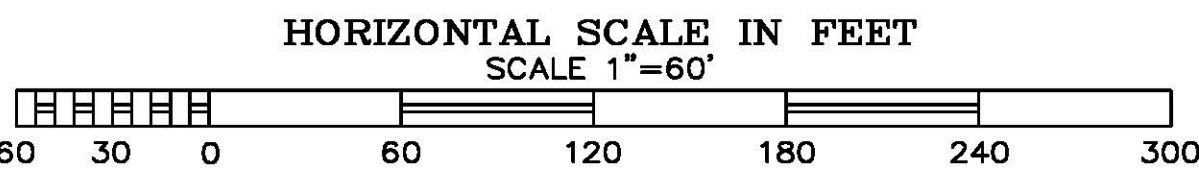
Site Locus
Not to Scale



City of St. Albans
ST. ALBANS, VERMONT

EXHIBIT

HOUGHTON STREET
ST. ALBANS, VERMONT



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DATE: JUNE 20, 2013
DRAWN: WHP
CHECKED: PHC
APPROVED: PHC
PROJECT: 13031
SHEET: 1 OF 2

PLOTTED: September 30, 2013