

1/31/2025

VTrans Mapping Section

District 4
Certcode 1413-0

CERTIFICATE OF HIGHWAY MILEAGE
YEAR ENDING FEBRUARY 10, 2025

Fill out form, make and file a copy with the Town Clerk, and submit the Mileage Certificate on or before February 20, 2024 to: Vermont Agency of Transportation, Division of Policy, Planning and Intermodal Development, Mapping Section via email to: aot.mileagecertificates@vermont.gov or if necessary via mail to: VTrans PPAID - Mapping Section, 219 North Main Street, Barre VT 05641.

We, the members of the legislative body of POMFRET in WINDSOR 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	0.000
Class 2	14.650	-	-	14.650	0.000
Class 3	47.75	-	- 0.08	47.75 ^{47.67}	0.000
State Highway	1.383	-	-	1.383	0.000
Total	63.783	-	-	63.783^{63.703}	0.000
* Class 1 Lane	0.000	-	-	0.000	
* Class 4	6.11	0.01 ^{0.08}	-	6.12 ^{6.19}	0.000
* Legal Trail	5.19	-	-	5.19	

* 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"

N/A

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

N/A

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

* Total length of TH-24 remains 1.57 mi with relocation, so no net mileage change due to relocation

* 0.01 miles added to T.H. 24 due to minor relocation. See attached Selectboard report attaching related records including a land survey depicting the minor relocation.

-0.08 mi CL3 TH-24 (Hewitt Hill Rd) remeasured
+0.08 mi CL4 TH-24 (Hewitt Hill Rd) remeasured

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

N/A

IF THERE ARE NO CHANGES RECORDED THIS YEAR: Place an X in the box and sign below. ☐

PART III - SIGNATURES - PLEASE SIGN.

Signatures of Selectmen/ Aldermen/ Trustees:

Benjamin B. B. B.
Emily J. J.

Steve Chamberlain
Margaret C. Sumner

Signature of T/C/V Clerk:

Al F. F.

Date Filed:

1/31/2025

Please sign ORIGINAL and return it for Transportation signature.

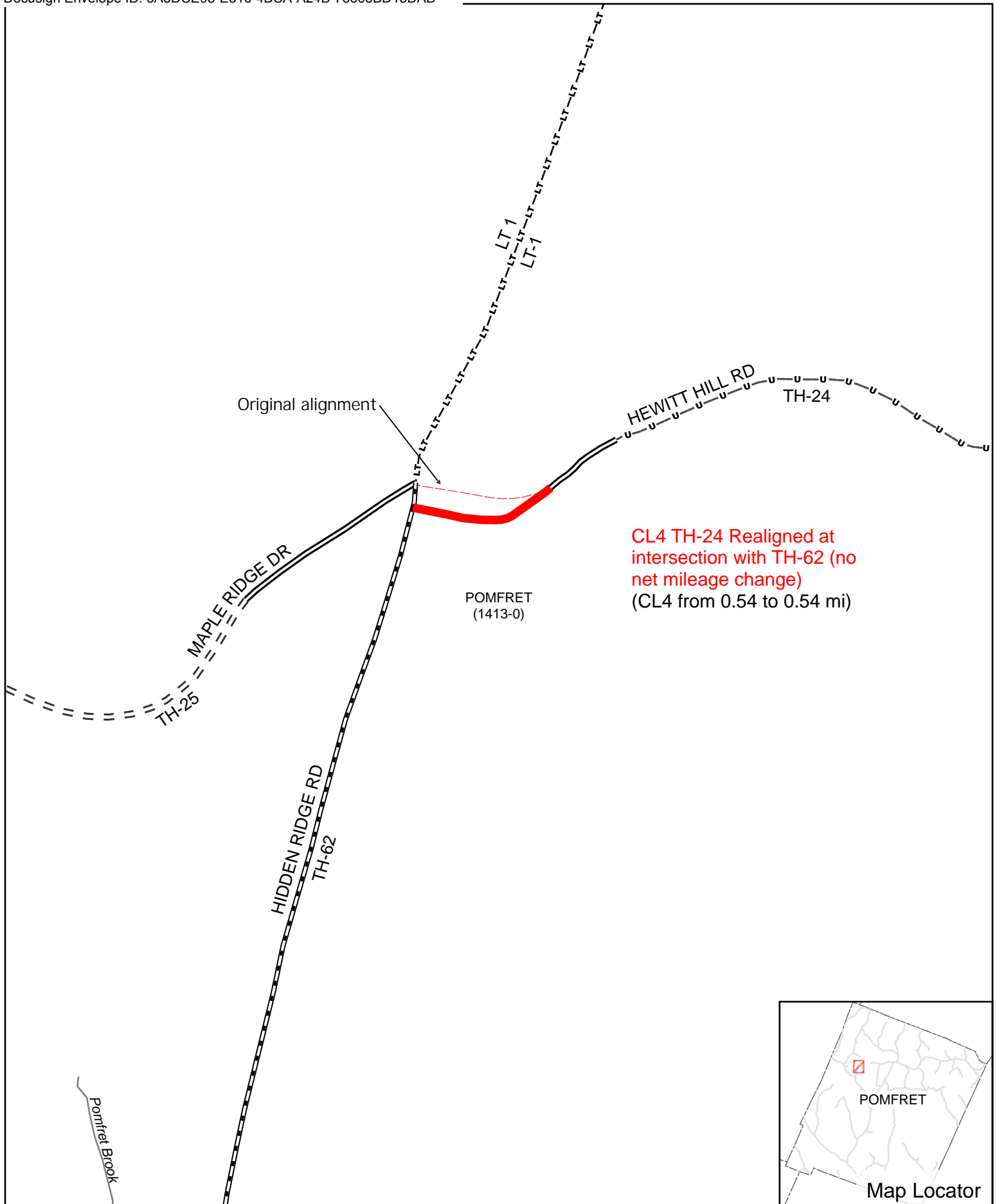
AGENCY OF TRANSPORTATION APPROVAL: Signed copy will be returned to T/C/V Clerk.

APPROVED:

DocuSigned by:

Jonathan Croft
8B1F350F309C4C9...

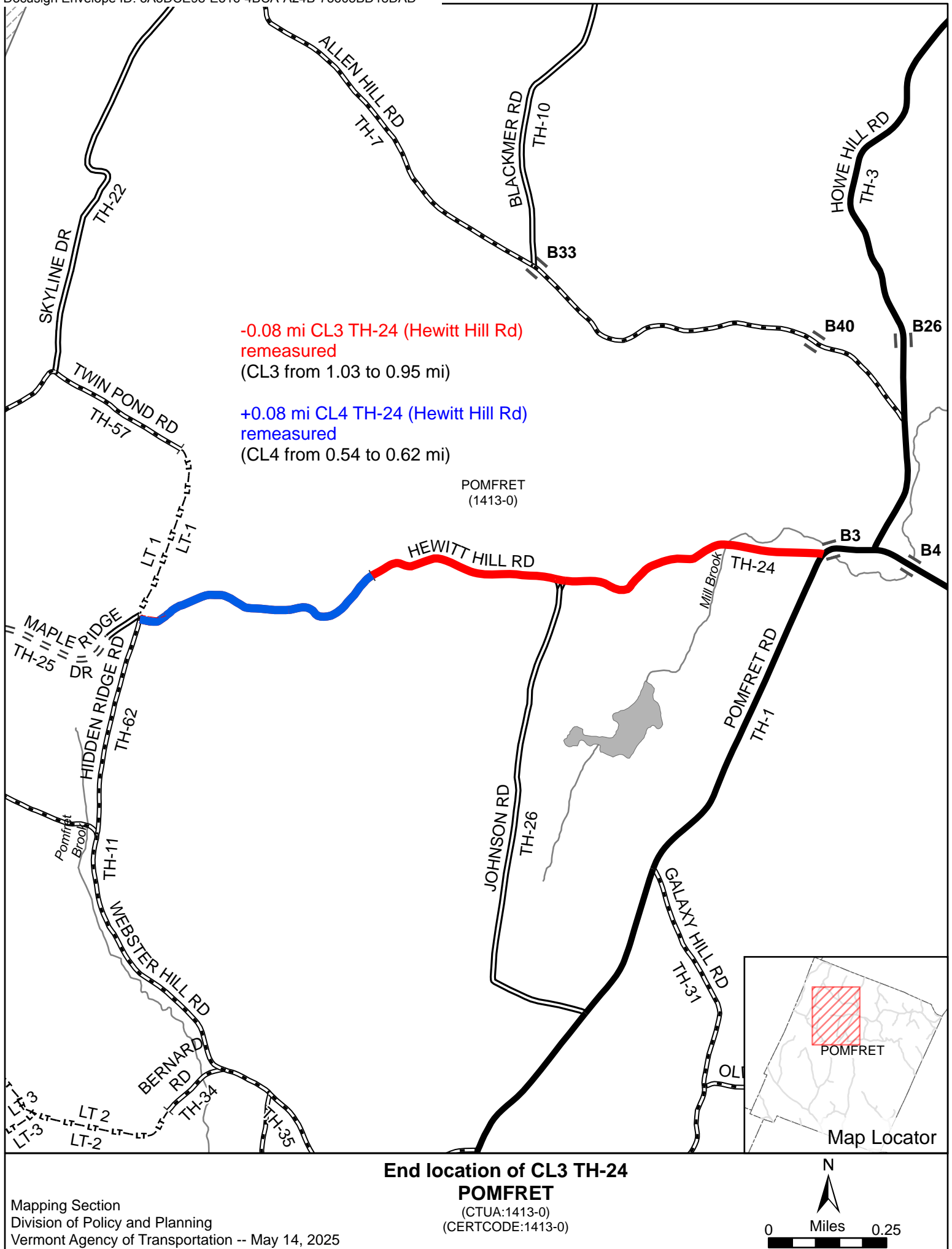
DATE: 5/22/2025



Mileage Certificate Changes 2025

POMFRET

(CTUA:1413-0)
(CERTCODE:1413-0)



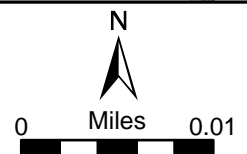


Mileage Certificate Changes 2025

POMFRET

(CTUA:1413-0)
(CERTCODE:1413-0)

Mapping Section
Division of Policy and Planning
Vermont Agency of Transportation -- May 13, 2025



Alley, Kerry

From: Becky Fielder <Clerk@pomfretvt.us>
Sent: Wednesday, May 21, 2025 9:00 AM
To: Alley, Kerry
Subject: RE: Pomfret's Hewitt Hill Rd and 2025 Mileage Certificate

EXTERNAL SENDER: Do not open attachments or click on links unless you recognize and trust the sender.

Hi Kerry – that is the correct spot! The post is their indicator. 😊

-Becky

Becky Fielder, Town Clerk & Lister
Town Of Pomfret
5218 Pomfret Road
North Pomfret, VT 05053

Phone: (802) 457-3861
Fax: (802) 457-8081
Hours: MWF 8:30am - 2:30pm

clerk@pomfretvt.us
<http://pomfretvt.us>

*Please note that any response or reply to this electronic message may be subject to disclosure as a public record under the Vermont Public Records Act.

*Please note that any documents we supply we do so as a courtesy. Public record law does not require us to conduct research to find documents or to furnish faxes/emailed copies. We have done our best to provide the items that you requested but we do not guarantee that the following are complete or that there are no other relevant documents.

From: Alley, Kerry <Kerry.Alley@vermont.gov>
Sent: Tuesday, May 20, 2025 2:07 PM
To: Becky Fielder <Clerk@pomfretvt.us>
Subject: RE: Pomfret's Hewitt Hill Rd and 2025 Mileage Certificate

Thanks Becky!

I've mapped the location that I believe the Road Foreman was describing (see new attached map), but it would be a good idea to have him confirm that I have it correct (at least within 10' or so). That location is 80 feet (according to our mapping software) past the end of the driveway/turnaround (also marked on the map). Looking in Google Street View, it also appears that there is a post very close to that location too. (see screen capture below).

Thanks again, and please extend my thanks to the Road Foreman and the Selectboard!

Kerry



From: Becky Fielder <Clerk@pomfretvt.us>
Sent: Friday, May 16, 2025 11:40 AM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Subject: RE: Pomfret's Hewitt Hill Rd and 2025 Mileage Certificate

EXTERNAL SENDER: Do not open attachments or click on links unless you recognize and trust the sender.

Hi Kerry –

I had the Road Foreman verify the Class 3 to Class 4 transition on TH-24 (Hewitt Hill Road). He measured it as 80 feet past the driveway at #982. They plow past the turnaround and back up into it – if I remember correctly we had talked about that spot as it was visible on the maps by the change in gravel type. The Selectboard has confirmed that location as well, so I think we are ok to proceed.

Let me know if you have any other questions or spots we need to check!

-Becky

Becky Fielder, Town Clerk & Lister
Town Of Pomfret
5218 Pomfret Road
North Pomfret, VT 05053

Phone: (802) 457-3861

Fax: (802) 457-8081
Hours: MWF 8:30am - 2:30pm

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From: Alley, Kerry <Kerry.Alley@vermont.gov>
Sent: Wednesday, May 14, 2025 10:56 AM
To: Becky Fielder <Clerk@pomfretvt.us>
Subject: Pomfret's Hewitt Hill Rd and 2025 Mileage Certificate

Hello Becky,

I just realized that I never sent you an email summarizing our phone conversation about Hewett Hill Rd on Friday, March 28th!

Here are the main points we discussed:

- The change in alignment of class 4 TH-24 doesn't appear to change the class 4 mileage of TH-24 (see attached map)
- The class 3 – class 4 transition occurs at the gravel turnaround area next to the driveway at #982 Hewitt Hill Rd (please see the attached map and confirm if I've mapped this correctly, or if further adjustment is required).
- The northern end of TH-26 has a Y intersection, and both approaches allow two-way traffic.

I somehow (and erroneously) thought I had received email confirmation from you agreeing that it was appropriate to process the TH-24 realignment with no net mileage change, and to process class 3 (CL3) and class 4 (CL4) remeasurements taking into account the more precise mapping of where the CL3 portion of TH-24 ends. Much to my chagrin, it was only when I was assembling the Mileage Certificate documentation this week that I realized that I had "jumped the gun" by processing the remeasurements without fixing my edits to reflect the information you provided to me over the phone, and without your confirmation that I was mapping the end of the CL3 portion of TH-24 correctly.

The bottom line is that I incorrectly processed a change of *+0.08 mi CL4 TH-24* and *-0.08 mi CL3 TH-24* in the VTrans records with this year's Mileage Certificate cycle, which I will fix with your assistance.

The first step is to make sure I've mapped the end of the CL3 portion of TH-24 correctly (the correct legal extent of the CL3 highway, even if it isn't exactly located at the turnaround area) in the attached map. Then it will be possible to evaluate whether or not it is most appropriate to recalculate the mileage to ensure that it accurately reflects the lengths of the CL3 and CL4 portions of TH-24. The total mileage of TH-24 is 1.57 according to our mapping software (even after taking into account the new alignment at the western end), already matches the total we have in our records. The only question is whether we have

the correct allocation between CL3 and CL4 mileages. Regardless of the outcome, the fix would be included on Pomfret's 2026 Mileage Certificate.

In addition to fixing my mistake, I would also like to consider the total length of TH-26 (Johnson Rd) to see if adding the previously unmapped approach at the northern end changes its mileage, and include that on Pomfret's 2026 Mileage Certificate. My first guess is that it will correct a slight overestimate, but I would have to take a closer look to be sure.

Again, apologies for this mixup. If you have any question about anything I've mentioned above, please don't hesitate to reach out to me!

Kerry

Kerry Alley | GIS Professional III
Policy, Planning & Research Bureau / Mapping Section
Policy, Planning & Intermodal Development Division
Vermont Agency of Transportation
219 North Main Street | Barre, VT 05641
802-917-2621 (cell) | Kerry.Alley@vermont.gov
<http://vtrans.vermont.gov/planning/maps>

From: Alley, Kerry
Sent: Friday, March 28, 2025 11:05 AM
To: clerk@pomfretvt.us
Subject: Viewing VTrans Roads data online with imagery

Hello Becky,

Thank you again for all the information about Hewet Hill Rd and Johnson Rd!

The best place I know of to view the VTrans road centerline (i.e. updated daily unlike the official bi-annual release available on VCGI) with imagery is the "Vermont Right of Way Spatial Data Hub" here:
<https://vtrans.maps.arcgis.com/apps/webappviewer/index.html?id=b419eb6a5e4541cfb4445e7de7a0749f>

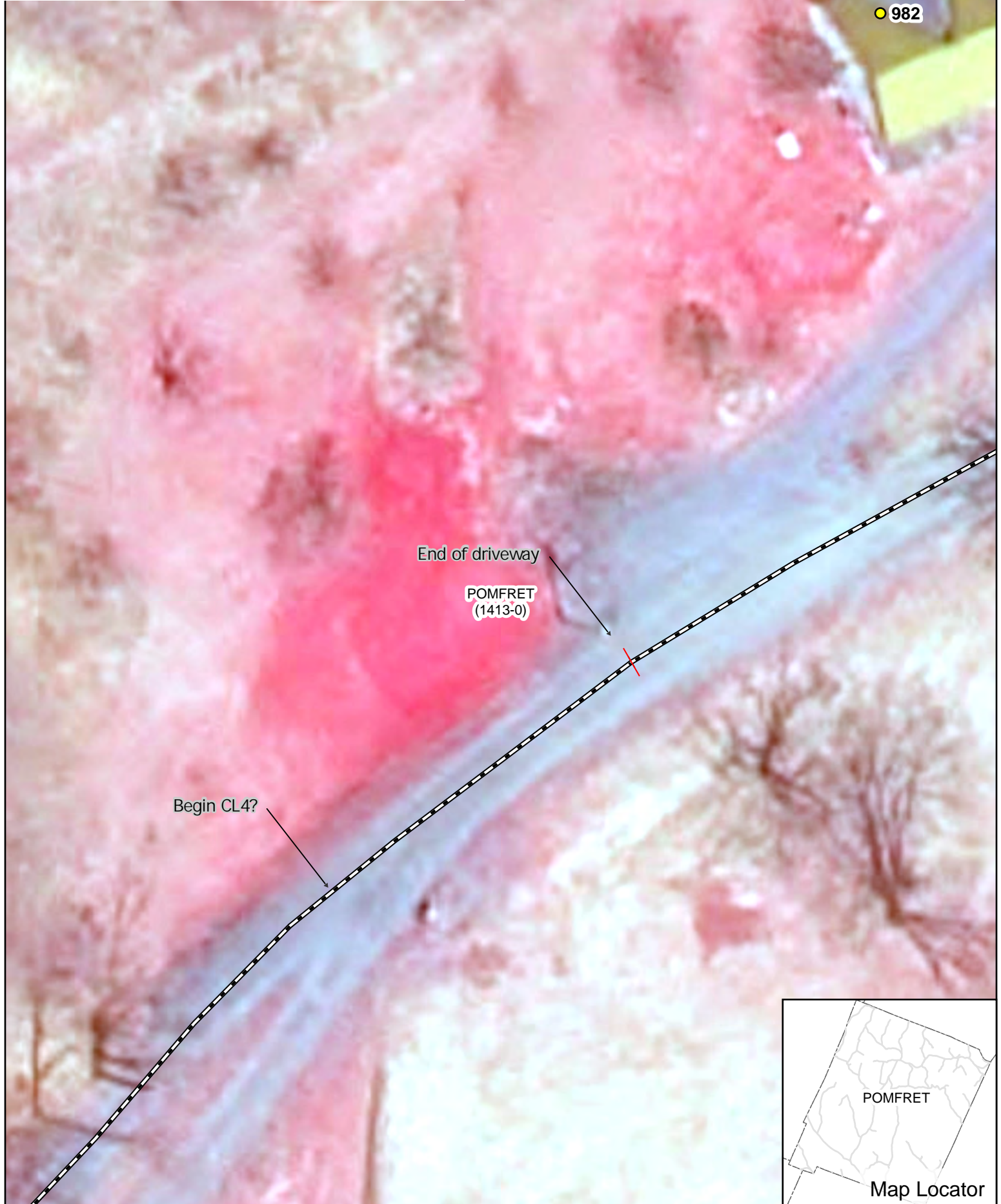
As I mentioned on the phone, you need to click on lines to verify that you are looking at "VTrans Roads" data. The statewide parcel data is also available, but that layer needs to be turned on to be visible.

I'll send you the details of the change later today or Monday.

Thanks again!

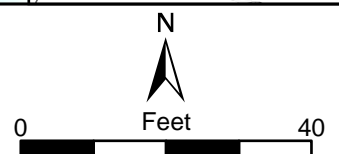
Kerry

Kerry Alley | GIS Professional III
Policy, Planning & Research Bureau – Mapping Section
Policy, Planning & Intermodal Development Division



**Beginning of CL4 TH-24
POMFRET**

(CTUA:1413-0)
(CERTCODE:1413-0)



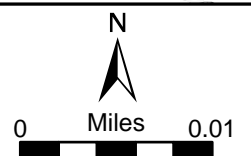


End location of CL3 TH-24

POMFRET

(CTUA:1413-0)
(CERTCODE:1413-0)

Mapping Section
Division of Policy and Planning
Vermont Agency of Transportation -- May 13, 2025



Town of Pomfret Selectboard
Meeting Minutes
June 5, 2024

Present: Benjamin Brickner, John Peters, Steve Chamberlin, Meg Emmons, Emily Grube

Public: Ellen DesMeules, Jim Potter, Doug Tuthill, John Moore, Cynthia Hewitt

1. Ben called the meeting to order at 7:01pm.
2. Agenda Review – Meg moved and Emily seconded that Item 6.H (appointments) be deleted and that the following be added before Item 6.I (warrants): extension of Artistree seasonal highway access permit, ratification of town office/town hall lawn maintenance contract, and ARPA fund balance update. Unanimous.
3. Public Comment – Doug Tuthill would like to volunteer his time and tractor with grapple to clean up the legal trail from Graves Road to Bunker Hill Road. This is to allow non-motorized recreational use as per the town's policy on legal trails. Ben moved and Steve seconded that Doug be authorized to clear the trail under Jim's direction. Unanimous. Doug also mentioned that he roped off one side of his mother's driveway over the weekend due to speeding and heavy traffic on Freeman Road.
4. Executive Session
 - a. Ben moved and Steve seconded that the Selectboard enter executive session pursuant to 1 V.S.A. 313(a)(1)(F) and (a)(3) to discuss confidential attorney-client communications and the employment of public employees. Unanimous. The Selectboard entered executive session at 7:21 pm.
 - b. The Selectboard exited executive session at 8:18 pm, with no decisions having been made therein.
 - c. DeFoor CU Denial (24-ENV-00048) – Emily moved and John seconded that Stitzel, Page & Fletcher, P.C. be engaged to represent the Town of Pomfret in the matter of DeFoor CU Denial (24-ENV-00048). Unanimous.
5. Road Foreman's Report – Jim would like to run ads in three newspapers next week for a Road Crew member. Cynthia will make these arrangements. Art is mowing the blacktop road shoulders. On June 10, Jim has made arrangements to borrow Woodstock's sprayer and will do the road markings on Library Street. On June 12, Pike will return to finish the shoulders along the recently repaved portion of Stage Road. Jim met with Sid Moore re: logging access on Handy Road; Jim suggested he submit a permit request. Jim met with Cemetery Commissioner Bruce Tuthill regarding the condition of the Town cemeteries; Jim feels it is important that these solemn spaces be maintained in better condition. Jim also would like to remind residents not to leave pulled invasives or other yard waste on the roads as they cause road maintenance issues. Jim and the crew will repair the intersection of Legal Trails 2 and 3 ahead of the Vermont 100 Endurance Race next month.
6. Items for Discussion or Vote
 - a. Investment Policy – This draft closely follows VLCT model policy for non-trust funds. It includes a list of ten possible investment options, including all nine from VLCT's model plus large and established mutual funds and ETFs, all subject to the objectives of safety, liquidity, yield and local investment. John Moore offered to help with research and setting up an investment account if that is decided. Discussion will continue at the June 18 meeting.

- b. Highway Access Permit (Labounty Road) – Emily moved and Meg seconded that the highway access permit application be approved as presented. Unanimous.
 - c. Public Road Use Permit (Vermont 100 Endurance Race) – Jim will inform the Wild Apple Culvert replacement contractor that the road must be passable on race day. Jim and the Road Crew also will repair the intersection of Legal Trails 2 and 3 before race day. Ben will inform race organizers of these issues and ask if they still wish to proceed with their Public Road Use Permit along the route as presented. Discussion will continue at the June 18 meeting.
 - d. Large Event Permit (Vermont Symphony Orchestra at Saskadena Six) – Emily moved and John seconded that the permit application be approved as presented. Unanimous.
 - e. T.H. 24 (Hewitt Hill Road) Relocation Report – Emily moved and John seconded approval of the T.H. 24 Relocation Report as presented. Unanimous. The report and survey will be forwarded to Becky for recording; Cynthia will send a copy of the report to each abutter via certified mail.
 - f. Town Hall Maintenance – The Selectboard performed a site visit of the Town Hall before the meeting. They would like estimates from Mr. Hasson and Mr. Frizzell using pressure treated lumber as well as composite to replace the steps, not just repair. The ramp is also to be removed. Emily moved and John seconded the foregoing. Unanimous. Cynthia will contact the carpenters to request estimates for review at the June 18 meeting.
 - g. Delinquent Dog Licenses – Cynthia updated the Selectboard on her efforts to contact owners of dogs that still have not been licensed. Any names remaining on the list will be referred to the Constable for additional follow up.
 - h. Extension of Artistree Seasonal Highway Access Permit – Artistree received a permit last June for a seasonal access across from Saskadena Six. This permit is set to expire one year after issuance, on June 7. Work on the permitted access was not able to be completed due to the delay in repaving Stage Road. The repaving of Stage Road has now been completed. The Selectboard extended Artistree’s permit to July 31, provided that the seasonal access may not be used until work is complete as doing so may damage the newly paved surface.
 - i. Ratification of Lawn Maintenance Contract – Emily moved and Steve seconded approval of the 3-year lawn maintenance contract with EA Tree & Lawn Service LLC for the Town Office and Town Hall as presented. Unanimous.
 - j. ARPA Fund Balance Update – The last of the ARPA funds will go towards repaving Stage Road and paving the Town Office parking lot.
 - k. Warrants – Emily moved and John seconded approval for payment of the following warrants:

24103	\$ 7,583.80	Payroll
24105	33,867.86	A/P (incl. May debit card purchases)

 Unanimous.
 - l. Approval of Minutes – Meg moved and Emily seconded approval of the May 15, 2024 meeting minutes as presented. Unanimous.
7. Meeting Wrap Up
- a. Correspondence – Meg received information re: Flood Related Hazard Mitigation grants, due August 16, 2024. Ben received an inquiry reminding him that the Selectboard’s next regular meeting falls on Juneteenth, a state holiday. The

Selectboard decided to cancel the next regular meeting on June 19 and to schedule a special meeting on June 18, at 7:00 PM instead.

- b. Review of Assignments – Ben will complete the T.H. 24 report and forward to Becky. John will edit the Road Crew member job description and talk with Bruce Tuthill re: cemetery mowing. Cynthia will speak with Hasson and Frizzell re: estimates for town hall porch replacement and will send the T.H. 24 abutters certified mail copies.
 - c. Agenda for Next Meeting – Baldwin/Hyde access permit, Foliage Traffic Management, Dinsmoor Road access permit, Investment Policy, Appointment of Public Officers.
8. Adjournment – John moved and Steve seconded that the meeting be adjourned. Unanimous. The meeting was adjourned at 10:02 pm.



TOWN OF POMFRET, VERMONT SELECTBOARD

To: Town of Pomfret Clerk
From: Town of Pomfret Selectboard
Date: June 5, 2024
Subject: Relocation of T.H. 24 (Hewitt Hill Road)

This report summarizes the Selectboard's decision regarding a minor relocation of Town Highway 24 (Hewitt Hill Road). This report is made pursuant to 19 V.S.A. 711(a) and copies have been sent by certified mail to the individuals listed in *Attachment 1*, pursuant to 19 V.S.A. 709.

I. Procedural History

The physical location of a short (+/- 300-foot) section of Town Highway 24 at the intersection of Town Highway 62 (Hidden Ridge Road) was relocated about twenty years ago. At that time the Selectboard also took steps to formally relocate the road. Those formal steps were never completed, however. A record of the Selectboard's incomplete proceedings in 2005-07 is included in *Attachment 2*.

To complete this process, the Selectboard reinitiated these proceedings on its own motion pursuant to 19 V.S.A. 708. The proposed relocation is depicted on the Road Relocation Survey dated May 20, 2024, by Holt Gilmour Survey Associates LLC and included in *Attachment 3*.

II. Site Inspection and Hearing

The Selectboard held a site inspection and hearing on April 17, 2024, pursuant to 19 V.S.A. 709. Notice of the same was given by certified mail on March 13, 2024, to the individuals listed in *Attachment 1* and was published on April 5, 2024, in *The Valley News*, a newspaper of general circulation in Pomfret. Notice also was posted at the Town Clerk's Office, North Pomfret Post Office, and Teago General Store.

Present at the site visit were Nicola Auriema, Benjamin Brickner, Steve Chamberlin, Meg Emmons, Emily Grube, Jim Potter and James Rattigan. Present at the hearing were Benjamin Brickner, Steve Chamberlin, Meg Emmons, Emily Grube, John Moore, John Peters, Jim Potter and James Rattigan. At the hearing the following testimony was heard:

5218 POMFRET ROAD
NORTH POMFRET, VT 05053

PH. 802-457-3861
FAX 802-457-8180

[HTTP://POMFRET.VT.US](http://POMFRET.VT.US)

Relocation of T.H. 24
(Hewitt Hill Road)

2

June 5, 2024

- John Moore would like the Town to ensure that the entryway to Legal Trail 1 (at the north end of Hidden Ridge Road) is not obstructed with snow as a result of the relocation.

III. Findings of Fact

The Findings of Fact made by the Selectboard in 2006 and included on the last two pages of *Attachment 2* are incorporated by reference herein.

IV. Conclusion of Law and Decision

Based on information presented, the findings described above, and subject to the conditions specified below, the Selectboard judges that the public good, necessity, and convenience of the inhabitants of Pomfret require that Town Highway 24 (Hewitt Hill Road) be relocated as depicted on the Road Relocation Survey included in *Attachment 3* and hereby orders the same.

The Town Clerk is directed to record this report, together with the Relocation Survey included in *Attachment 3*, in the Pomfret Land Records pursuant to 19 V.S.A. 711(a).

V. Conditions

The decision described above is subject to the following conditions:

- The record owner of Parcel 5705 shall bear one-half the costs associated with this matter including (but not limited to) preparation of the Road Relocation Survey included in *Attachment 3*, certified mail fees, and reasonable, out-of-pocket attorney fees actually incurred by the Town of Pomfret. Payment of such costs will be due within thirty (30) days following receipt of an invoice for the same.
- Within sixty (60) days of the date hereof, the record owner of Parcel 5705 shall obtain a right-of-way crossing permit from the Town of Pomfret, subject to customary and appropriate conditions, in regard to the existing septic system crossing under Town Highway 24.

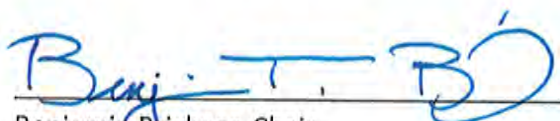
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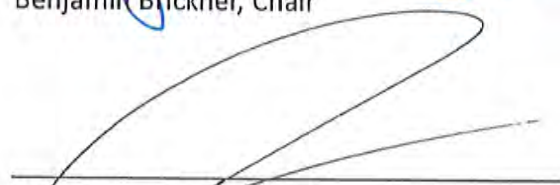
Relocation of T.H. 24
(Hewitt Hill Road)

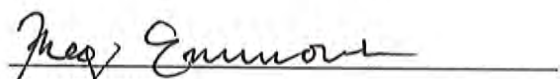
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June 5, 2024

ORDERED and **APPROVED** by the Selectboard this 5th day of June, 2024.


Benjamin Brickner, Chair


John Peters Jr., Vice-Chair


Meg Emmons


Steve Chamberlin


Emily Grube

[Remainder of page intentionally blank. Attachments follow.]

Relocation of T.H. 24
(Hewitt Hill Road)

4

June 5, 2024

ATTACHMENT 1

NOTIFICATION LIST

James Rattigan and Nicola Aurema
478 Hidden Ridge Road
South Royalton, VT 05068

Sean P. McCormick and Katherine E. Bouteiller
408 Hidden Ridge Road
South Royalton, VT 05068

Matthew Jean and Kelly Ann St. Cyr
489 Hidden Ridge Road
South Royalton, VT 05068

Jennifer P. Emerson
1061 Monument Street
Concord, MA 01741

Teraalta, LLC
421 Hewitt Hill Road
North Pomfret, VT 05053
Attention: John S. Moore, Manager

Town of Pomfret
Planning Commission
5218 Pomfret Road
North Pomfret, VT 05053
Attention: William B. Emmons III, Chair

Relocation of T.H. 24
(Hewitt Hill Road)

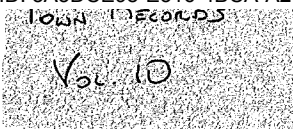
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June 5, 2024

ATTACHMENT 2

**SELECTBOARD 2005-07
ROAD RELOCATION RECORD SET**

Attached.



Petition to Alter/Relocate Town Highway #24

August 2, 2006

A petition to alter a portion of Town Highway #24 (also known as Hewitt Hill Road) was received from Priscilla Deane. A map prepared by Bruno Associates, dated 1/3/05 was also received. The petition stated the alteration would be paid for entirely by Ms. Deane and would have no fiscal impact on the Town of Pomfret.

September 6, 2006

Memo sent by certified mail to all property owners who access their property from Town Highway #24.

October 18, 2006

Site visit at the Deane property – 6:00 P.M.

Present: Bob Harrington, Jim Havill, Miller Hewitt, Jim Deane, Priscilla Deane, Charles Powell, Margaret Powell, Andy Raubvogel – the Deane's attorney, Emily Grube, Loie Havill, and John Moore.

Hearing called to order at the Town Clerk's Office – 7:00 P.M.

Present: Bob Harrington, Jim Havill, Miller Hewitt, Jim Deane, Priscilla Deane, Charles Powell, Margaret Powell, Andy Raubvogel, Emily Grube, Loie Havill, John Moore, Dick Randall, Nancy Randall, and Tom Zonay – Attorney for the Town of Pomfret, and JoAnn Webb, Town Clerk.

Discussion: Priscilla Deane gave a brief summary of the history of the property, which her family has owned since 1940. It is an historical building and site and deserves to be left serene. She noted there was never a road there when they bought it. The road now has become a major burden because vehicles go zooming past the house and safety is a real issue. (She admitted this only happens occasionally.) Andy Raubvogel reiterated that the cost of relocating the road will be entirely on the Deane's and it will be properly engineered and on the Deane's property. Bob Harrington brought up concerns regarding convenience, grading and conforming to standards. Charles Powell stated the Deane's current proposal would only benefit the Deanes, not the public, and would also lower the value of his property. He argued that the state statute isn't satisfied here. John Moore and Emily Grube want to make sure the road is not "thrown up" in the process; that the road right-of-way isn't lost. Nancy Randall pointed out that the proposed changes of removing the 4-way intersection would make the road more hazardous than it is now. She would like the road to look like it is not an outlet. Jim Deane noted that the public good must embrace all its residents, whether or not they are here only in the summer. The intrusion of trucks and vehicles affects the value of the property and is only asking for a little shift away from the house to lessen the burden. Margaret Powell's main concern is for safety and wants to keep the road the way it is now. The Powell's are not opposed to the existing detour that is there now. Miller Hewitt asked about other alternatives and after a short discussion, Tom Zonay suggested the hearing be continued to give the Deane's more time to go back to the drawing board and come up with other engineering plans. All parties agreed to this suggestion and were willing to forego making a decision until a later date. The hearing will reconvene on November 29, 2006 at 7:00 P.M. at the Town Clerk's Office. Hearing adjourned at 8:20 P.M.

November 16, 2006 and November 22, 2006

Legal notice in "The Vermont Standard" regarding the November 29, 2006 hearing.

November 29, 2006

Hearing reconvened and called to order at 7:00 P.M. at the Town Clerk's Office.

Present: Bob Harrington, Jim Havill, Miller Hewitt, Jim Deane, Priscilla Deane, Charles Powell, Margaret Powell, Andy Raubvogel, Dick Randall, Nancy Randall, Andrew Mann, John Moore, Tom Zonay, and Loie Havill, who recorded the minutes.

Letters/notes reviewed from: Deane, Leith, and DesMeules

Discussion: Priscilla Deane explained the new plan – it will be straighter and at an improved grade. Bruno Associates assured her that no lights would shine on the neighbor's house, which was a concern. Jim Deane supported his sister's proposal and stated they have made a "good faith effort" to make it acceptable to all. Miller Hewitt stated he believes this new plan is the most reasonable one to work with. Chip Powell said the Deanes did not submit a suitable plan – there is no "re-connect" to the 4-way intersection and people would be required to make a turn to go onto Windy Lane. Trees would be lighted by traffic coming up the road and the grassed-in area would be a problem for drivers. He felt this does not serve the public good. He also stated he had an appraisal regarding how the change would negatively affect his property value. Jim Havill questioned why the 4-way intersection is so important. Nancy Randall stated there needs

to be a "straight-through", and also questioned why it needs to be done at all. She pointed out that once the road is changed, it would be for all time. John Moore handed out a letter noting the farm road has been there since the early 1950's and finds it safer and more usable. The new plan will make it even better. Andy Mann requested his name be removed from the petition as he had signed it in error, noting he mistakenly thought both houses were owned by one entity. He also cautioned against setting precedents - referring to the appraisal letter which the Powell's had submitted. Bob Harrington clarified that the Selectmen are not involved in property value issues. Bob Harrington also brought up the following questions:

1. Is the existing road in the same location as the farm road? Yes.
2. Is the road affected by septic and water? No.
3. Is there ledge in the area? Priscilla Deane stated the ground slopes up and is rocky closer to the road. Bob Harrington reiterated the slope makes it difficult to move the road near the stonewall.
4. Is the road a VAST trail and how many use it? Nancy Randall said snowmobiles are there mostly at night and on weekends.

Chip Powell asked about the stipulation regarding septic. Bob Harrington said the Selectmen and the Board of Health would issue stipulations and enforce them. The Town will not upgrade the road to Class 3 standards. Andy Raubvogel stated the Deanes do not agree with the Powells and asked the Board not consider issues which are not a part of the issue of this hearing. He said the new proposal provides screening for both houses and the 4-way does not necessarily need to stay "as is". Tom Zonay advised the Selectmen not to make a decision with everyone present; rather, to adjourn the meeting and go into deliberations. Hearing adjourned at 7:40 P.M. and deliberations began with Tom Zonay, Bob Harrington, Jim Havill, Miller Hewitt, and Loie Havill present.

Decision: See attachment from Selectboard dated January 5, 2007.

Respectfully submitted,

JoAnn Webb

JoAnn Webb
Town Clerk

TOWN OF POMFRET
POMFRET, VERMONT

January 5, 2007

JoAnn Webb, Town Clerk
Town of Pomfret
PO Box 64
South Pomfret, VT 05067

Dear JoAnn,

Attached you will find the decision of the Board of Selectmen regarding the Priscilla Deane hearing requesting a slight change in the location of a portion of Town Highway 24. Copies of this decision have been sent to Priscilla Deane, Charles and Margaret Powell, Dick and Nancy Randall and John Moore by certified mail.

Sincerely,

Robert S. Harrington
Robert S. Harrington, Chair
Pomfret Board of Selectmen

Dated January 5, 2007
Attest: Judith Webb 269.
Town Clerk

Town of Pomfret
P.O. Box 286
North Pomfret, VT 05053

Subject: Priscilla Deane Request for Relocation of Town Highway 24 by her Adjacent Home, in
the Vicinity of Hidden Ridge; Draft of Findings of Facts, Conclusions, and Selectboard
Decision

General

Over the past few months the Selectboard has given consideration to a partitioned request by Priscilla Deane to relocate Town Highway 24 near her historic residence in Pomfret. Town Highway 24 is a Class IV road that passes by her home at a distance of approximately 35 feet from the center of the existing right-of-way. Priscilla Deane wishes to move the existing right-of-way further to the south to coincide with an existing so called "farm road", that has been used by vehicular and foot traffic as the Class IV road, for the past 40 or more years. Priscilla Deane intends to pay for any and all costs associated with the relocation of the road, to include engineering, construction and appropriate deeds and surveys.

There was one site visit and two hearings conducted regarding this relocation. Subsequent to the second hearing, the Selectmen deliberated and made a decision, based on evidence presented and known facts regarding the issue.

Conclusion and Decision

After careful review and thought of all facts and evidence presented, the Selectboard unanimously agreed to approve the petition request for relocating Town Highway #24, as presented and displayed on Bruno Associates' map dated November 17, 2006. It is our belief that the relocation of this road meets the test of 19 VSA A709? and is a better location when evaluating public good necessity and convenience. The Selectboard applies the following conditions to this approval:

1. All costs associated with road relocation be borne by Priscilla Deane.
2. A row of 6 to 8 foot northern spruce trees at 10 feet on center be planted and perpetually maintained by the owners of Deane Property (now and in the future) along the southern boundary of the proposed relocated road, where transition is made from existing farm road to existing Town Highway 24 on east end. This row of northern spruce is intended to screen any and all headlights from proposed road towards the Powell residence and is intended as mitigation for evidence presented by Powells.
3. All construction to be reviewed and approved by the Road Commissioner and Board of Selectmen.

Our primary reasoning for the above decision is as follows:

- Safety – The public has been using the existing “farm road” location (which coincides with the proposed relocation), for the past 40 years as a more convenient, safer and easier road to negotiate when passing Priscilla Deane’s house at this point on Town Highway 24. The location is safer, primarily because it is a greater distance away from the house, thereby alleviating any potential of hitting a child or person in front of the house, or failing to negotiate the road and running into the house itself.

The Selectmen believe the relocated road is a necessity for the public in that the proposed relocation provides for better drainage, no ledge, and gradual grade that needs to be negotiated to pass by the Priscilla Deane’s residence in this location. Additionally, the cost of the right-of-way and reconstruction of the road is going to be borne entirely by the landowner. Town Highway 24 is a necessity for the town as shorter access point from Town Highway 1 to Hidden Ridge Road.

The Selectboard also feels the relocated road is much more convenient for the public as evidenced by the usage of this “farm road” for the past 40 years.

Findings of Facts

1. There were numerous letters presented in support of the relocated road (see exhibits).
2. There were also three primary parties in opposition of the road relocation as evidenced by the exhibits.
3. The relocated road as shown on Bruno's survey dated November 17, 2006 is in the exact location as the existing "farm road" that has been used by the public for the past 40 years, with a minor revision to lessen curve and grade on the eastern (downhill) side and transition back into existing Town Highway 24 right-of-way.
4. Safety; given the extremely low number of traffic counts on this road, the Selectboard does not feel that giving up the existing four way intersection (which is a better design for any intersection) is detrimental to the road relocation, given all parameters considered.
5. The Selectboard feels the revised road relocation is a much better design from a constructability point of view. The existing right-of-way being given up has ledge and drainage problems, whereas the relocated road has better soils and drainage for roadway construction.

6. The Selectboard feels that since the permanent road relocation to the existing farm road location is the same as has been for the past 40 years, and since this location is approximately 200 feet from the Powell residence, and since care has been taken in the proposed design to insure headlights do not point towards Powell residence, that there is an insignificant impact to same residence due to the road relocation.
7. The existing Priscilla Deane house is of historic significance in the town of Pomfret, since it is the first known house to be constructed in town, in the late 1700s.
8. This road is not a VAST trail, or a major snowmobile and/or ATV routing. Only occasional snowmobiles use this road as presented by the Randalls.

Town of Pomfret

PO Box 64
South Pomfret, VT 05067


February 21, 2008

Road Relocation of Highway #24

This road has been relocated in accordance with the drawings prepared by Bruno Associates dated 02-14-08.

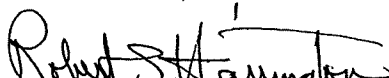
The new location is approved and accepted this 20th day of February, 2008.

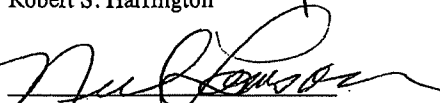
Land Owner


Priscilla Deane

Pomfret Board of Selectmen


James M. Havill, Chair


Robert S. Harrington


Neil I. Lamson

Relocation of T.H. 24
(Hewitt Hill Road)

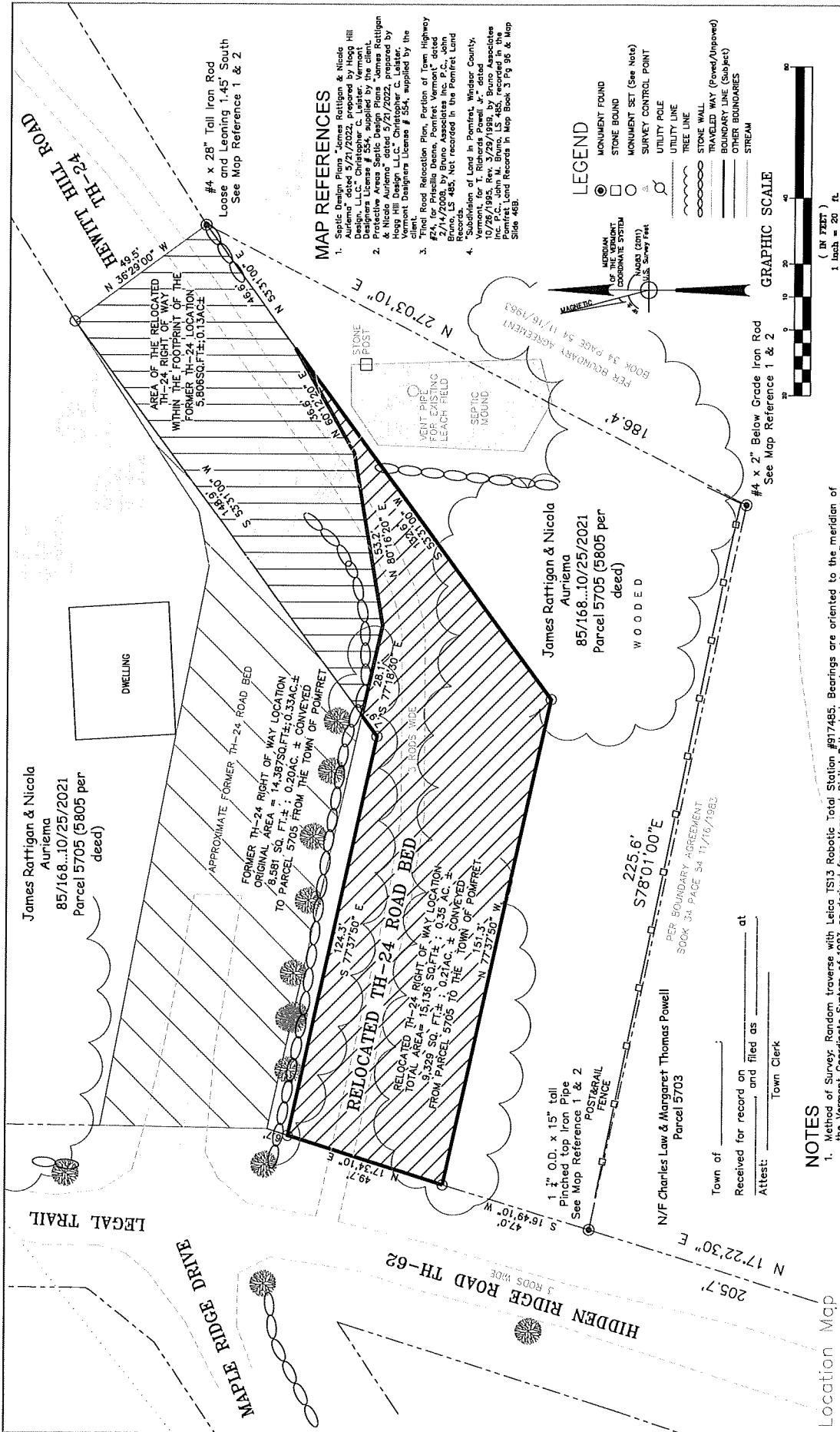
6

June 5, 2024

ATTACHMENT 3

ROAD RELOCATION SURVEY


Attached.



ROAD RELOCATION SURVEY

Lands of

JAMES RATTIGAN, NICOLA AURIEMA, & THE TOWN OF POMFRET

POMFRET	WINDSOR COUNTY, VERMONT
Scale: 1" = 20'	
	HOLT GILMOUR SURVEY ASSOCIATES LLC Woodstock, VT www.vtsurveyor.com
DATE: MAY 20, 2024	

- NOTES**
- Method of Survey: Random traverse with Leica TS13 Robotic Total Station #917485. Bearings are oriented to the meridian of the Vermont Coordinate System 983 as derived from Vermont Digital Orthophotography and serve only to define angular relationships between courses. Distances are ground.
 - This plot depicts a Road Relocation survey of TH-24 over the subject properties.
- Current Owners: James Rattigan & Nicola Auriema
Current Deed: Pomfret Land Records Book 85, Page 168, dated 10/18/2021, recorded 10/25/2021.
Tax Map Parcel: 5705 (5805 per deed)
Total Area: 126,324 Sq. Ft. ±, 2.90 Acres ± Per Deed
Right of Way area across Parcel 5705: 14,387 Sq. Ft. ±, 0.33 Ac. ±
Area of Relocated TH-24 Right of Way: 14,387 Sq. Ft. ±, 0.33 Ac. ±
Area of Original TH-24 Right of Way: 15,136 Sq. Ft. ±, 0.35 Ac. ±
Area of Relocated TH-24 Right of Way to be conveyed to the Town of Pomfret: 5,806 Sq. Ft. ±, 0.13 Ac. ±
Area of TH-24 unchanged between the Original and Relocated TH-24 (falls within the same footprint): 5,806 Sq. Ft. ±, 0.13 Ac. ±- Title to these properties may extend to the centerlines of Hidden Ridge Road (TH-62) and Hewitt Hill Road (TH-24), subject to the public right of way. Area has been calculated to the right-of-way boundary only. The relocated portion of TH-24 does not affect the outboard boundaries of parcel 5705 shown on this survey.
- This survey is subject to the findings of a complete title search.
- Unless otherwise noted, monuments set are #5x30" Iron Rods with 2" aluminum cap stamped: Survey Marker. Do Not Disturb. Ethon Gilmour LS 024.0127787.

