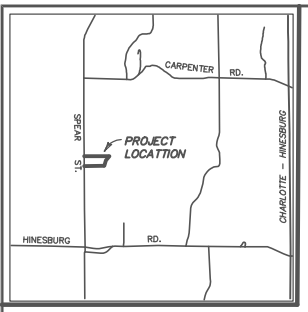
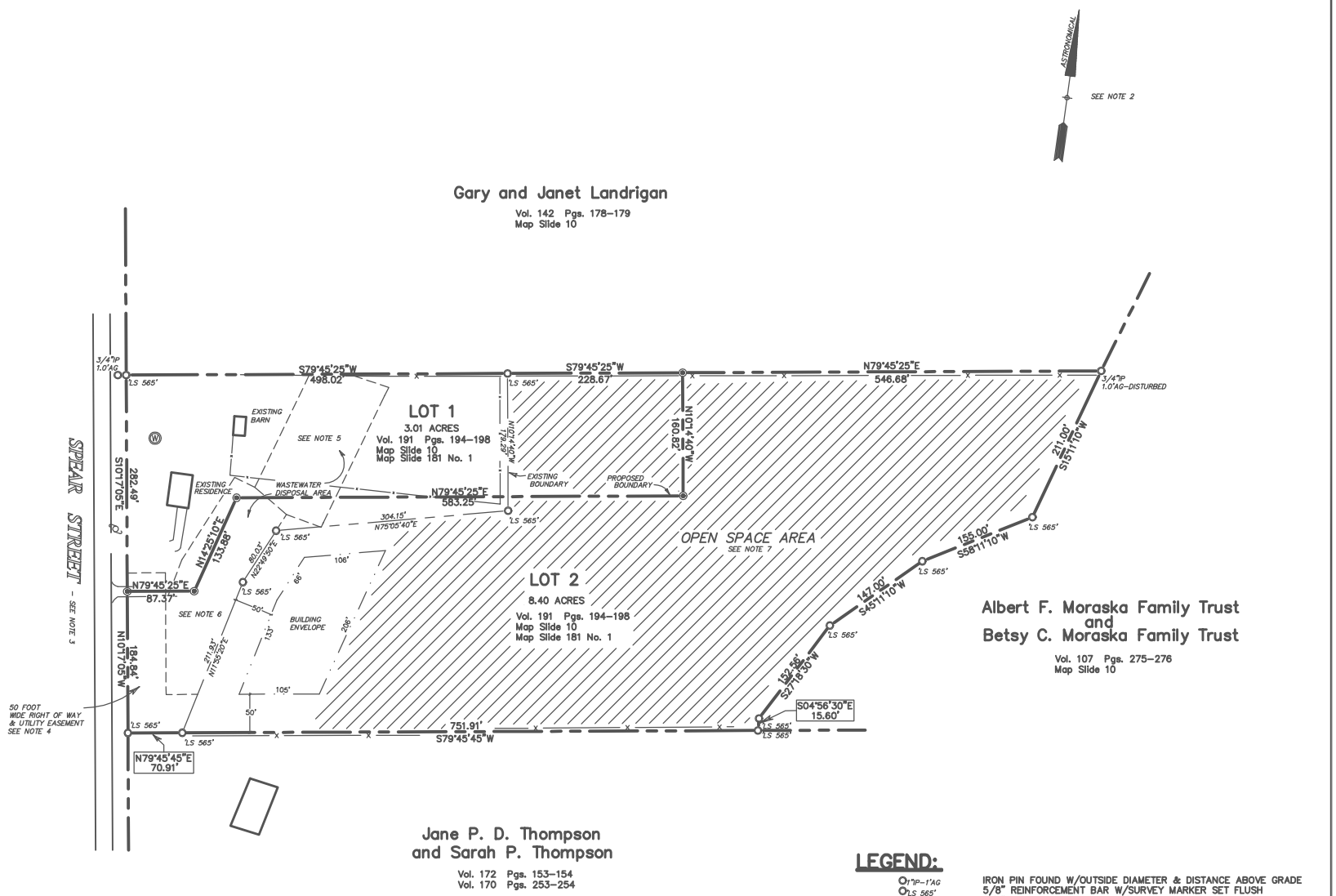


LOCATION MAP SCALE: 1" = 4000'



NOTES:

1. The boundary survey was performed with a total station.
2. The bearings are referenced to astronomical north determined by solar observations.
3. Spear Street has a 66 foot wide right of way, reference Town Records Volume 2 page 19. The right of way was determined by existing monumentation and the traveled portion of the highway.
4. There is a 50 foot wide right of way and utility easement to access Lot 2 across Lot 1 from Spear Street, reference Map Slide
5. There is a proposed wastewater disposal area easement on Lot 1 to benefit Lot 2.
6. There is a wastewater disposal easement to benefit Clark W. Hinsdale III, reference Volume 191 pages 194–198.
7. The hatched area is subject to an Open Space Agreement and a Conservation and Agricutural Easements and Restrictions with the Town of Charlotte, reference Volume pages . The area of the Open Space is 7.3 acres.

LEGEND:

1"P-1'AG	IRON PIN FOUND W/OUTSIDE DIAMETER & DISTANCE ABOVE GRADE
LS 565'	5/8" REINFORCEMENT BAR W/SURVEY MARKER SET FLUSH
	5/8" REINFORCEMENT BAR W/SURVEY MARKER TO BE SET
	BOUNDARY LINE
	RIGHT OF WAY – EASEMENT LINE
	BUILDING ENVELOPE
	BARBED WIRE FENCE
W	WELL
	UTILITY POLE

100 80 60 40 20 0 50 100 200 300 400

Subdivision approval by resolution of the Planning Commission, Charlotte, Vermont, on the ___ day of _____, 20_____, subject to all requirements and conditions of said resolution.

_____
Chairperson

CHARLOTTE TOWN CLERK'S OFFICE
RECEIVED FOR RECORD
This ____ day of _____ A.D. 20____
at _____o'clock _____minutes ___m and
recorded in map slide _____ map no._____

Attest _____ Town Clerk

I CERTIFY THAT THIS PLAT IS BASED ON RECORD RESEARCH, FIELD MEASUREMENTS AND EVIDENCE, AND OTHER PERTINENT INFORMATION. THE PLAT COMPLIES WITH THE REQUIREMENTS OF V.S.A. 27 SECTION 1403 AND CONFORMS WITH THE STATE STANDARDS FOR THE PRACTICE OF LAND SURVEYING. THIS PLAT WAS PRODUCED BY AN INK JET PLOTTER.

STUART J. MORROW L.L.S. 565

FINAL PLAT
MINOR SUBDIVISION AMENDMENT

PROPERTY OF
Sara E. Shays
2225 SPEAR STREET
CHARLOTTE, VERMONT

Revision: Subdivison Amendment January 2015
Date: October 2011
Scale: 1" = 100'
Project No.: 11113

Prepared By:
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Consulting Land Surveyor
Shelburne, Vermont
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