

Agreement To Amend Easement and Right of Way Agreement dated February 28, 2011 and recorded in Volume 191, pages 609 – 619 of the Charlotte Land Records (hereinafter “Town Easement”)

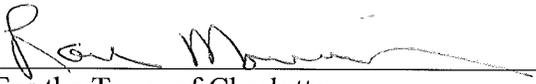
Whereas the Charlotte Planning Commission has issued Permit # PC-14-11 dated May 29, 2014 permitting the relocation of the so-called “Varney House” in an area partially occupied by the Town Easement, and,

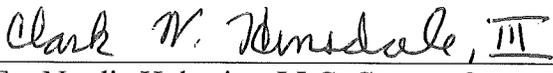
Whereas the Town of Charlotte through its Board of Selectmen wishes to retain access through the burdened property for the purposes described in the Town Easement, and,

Whereas the Town of Charlotte agrees to amend the Town Easement in a manner consistent with the Planning Commission Approval.

Therefore, the parties agree to the following principles for amending the Town Easement.

1. The current location of the Town Easement in and along the southerly boundary of the subject property will be relocated.
2. The Prospective Owner’s preferred location of the Town Easement would be north of the house and barns in an area that could be agreed upon by the Town, the Owner, and the Vermont Land Trust such that the location did not interfere with the functioning of the buildings, the vistas, and the viability of the farmland.
3. The default area for relocating the Town Easement (already approved by the Vermont Land Trust) is shown on the attached map.
4. The limited purposes for which the Town Easement was granted are not altered or amended by this agreement.

Agreed  Date 6/2/2014
For the Town of Charlotte

Agreed  Date 6/6/2014
For Nordic Holsteins, LLC, Current Owner

Agreed  Date 6/5/2014
For Timothy Hunt, Prospective Owner