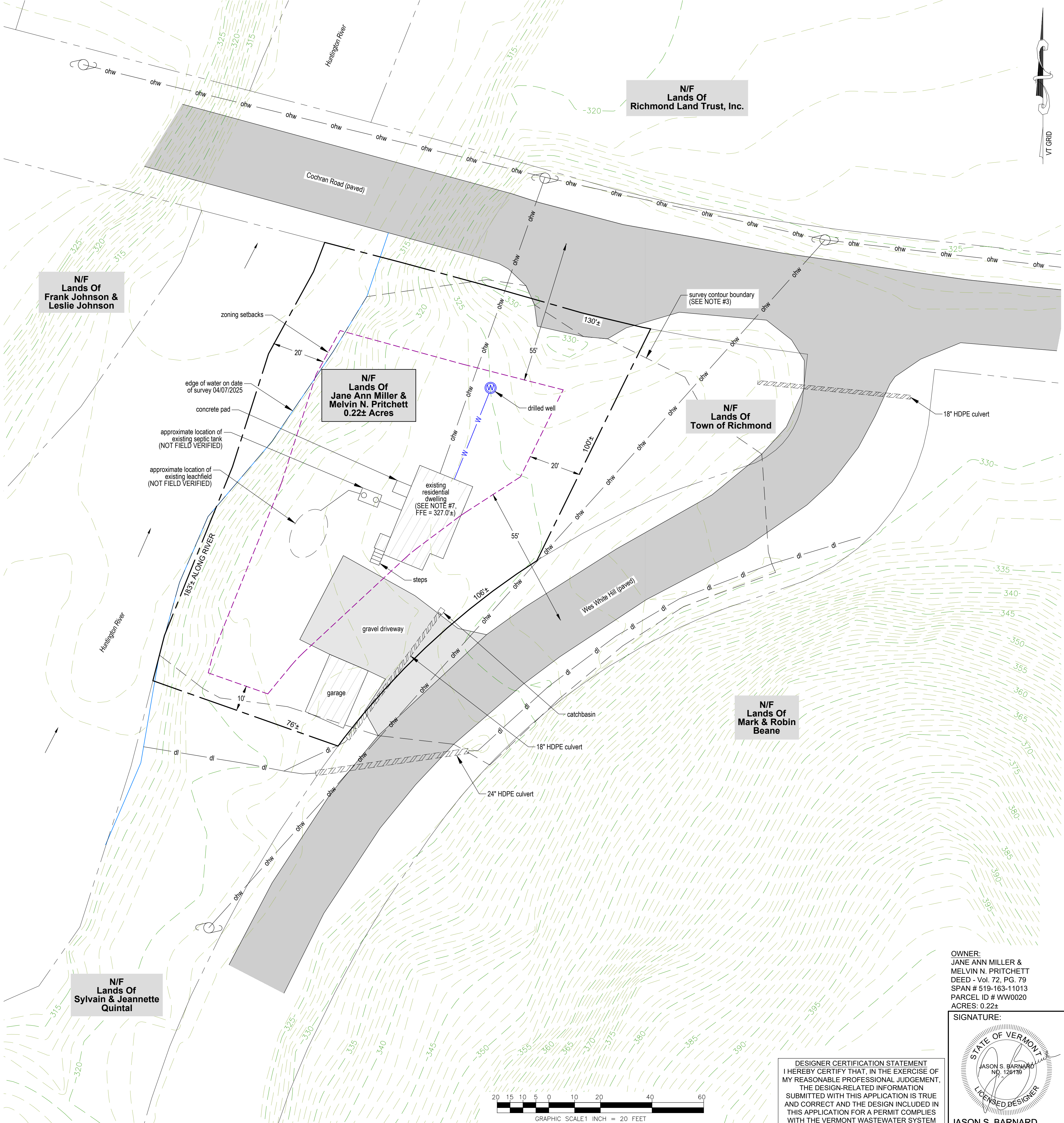




Project Location Map
Not to Scale



PROJECT NOTES:
1. THIS IS NOT A BOUNDARY SURVEY AND DOES NOT MEET THE LEGAL REQUIREMENTS OF A BOUNDARY SURVEY AS DESCRIBED IN 27 V.S.A. § 1403. PROJECT PERIMETER LINES ARE BASED ON RICHMOND TAX MAPS SHOWN ON THE AGENCY OF NATURAL RESOURCES (ANR) ENVIRONMENTAL INTEREST LOCATOR. NO WARRANTY IS MADE TO THE ACCURACY OF THE BOUNDARY LINES SHOWN HEREON.
2. THE LOCATIONS OF EXISTING PHYSICAL FEATURES ON THIS PLAN ARE BASED ON A TOPOGRAPHIC SURVEY COMPLETED BY BARNARD AND GERVAS, LLC IN APRIL 2025.
3. THE ELEVATIONS ON THIS PLAN WITHIN THE DASHED BOUNDARIES SHOWN ARE 1-FOOT CONTOURS BASED ON NAVD83 (GEOID18) ESTABLISHED FROM SURVEY GRADE GNSS READINGS COLLECTED WITH A TRIMBLE R12 GNSS RECEIVER ADJUSTED TO VERMONT GRID ON RANDOM CONTROL POINTS USING REAL TIME KINEMATIC CORRECTIONS FROM A VIRTUAL REFERENCE STATION OF THE VT CORS NETWORK. THE ELEVATIONS ON THIS PLAN OUTSIDE THE DASHED BOUNDARIES SHOWN ARE 1-FOOT LIDAR CONTOURS OBTAINED FROM THE STATE OF VERMONT VCGI OPEN DATA PORTAL DATABASE.
4. FOR CLARITY, TEXT IDENTIFYING EXISTING ITEMS IS LOWER CASE; TEXT IDENTIFYING PROPOSED ITEMS IS UPPER CASE.
5. NO ATTEMPT HAS BEEN MADE TO LOCATE ANY UNDERGROUND UTILITIES BY BARNARD AND GERVAS, LLC. THE CONTRACTOR WILL BE RESPONSIBLE FOR CONTACTING DIG SAFE TO HAVE ANY UNDERGROUND UTILITIES MARKED PRIOR TO ANY EXCAVATION OR SITE WORK. THE CONTRACTOR SHALL NOTIFY THE DIG SAFE NETWORK AT LEAST 72 HOURS PRIOR TO THE START OF CONSTRUCTION.
6. BARNARD & GERVAS, LLC IS NOT RESPONSIBLE FOR ANY ASPECTS OF HEALTH AND SAFETY ASSOCIATED WITH THIS PROJECT.
7. THE EXISTING RESIDENTIAL DWELLING WAS DAMAGED DURING THE JULY 2024 FLOODING. THE BASE FLOOD ELEVATION WAS ESTABLISHED AT 324 FEET AND AS PART OF THE REBUILDING PROCESS, THE NEW FINISH FLOOR ELEVATION WAS SET AT 327 FEET. THE EXISTING RESIDENTIAL DWELLING WAS RECONSTRUCTED ON THE SAME FOOTPRINT.

ZONING INFORMATION	
ZONING DISTRICT AGRICULTURAL/RESIDENTIAL DISTRICT (AR)	
DIMENSIONAL REQUIREMENTS	
LOT AREA:	1 ACRE MIN.
ROAD FRONTAGE:	100 FT. MIN.
SETBACK - FRONT YARD:	55 FT. MIN. FROM ROAD CL
SETBACK - SIDE YARD:	20 FT. MIN. (PRIMARY) 10 FT. MIN. (ACCESSORY)
SETBACK - REAR YARD:	20 FT. MIN.
LOT COVERAGE:	30% MAX.
BUILDING HEIGHT:	35 FT. MAX.

LEGEND	
	BOUNDARY LINE/ R.O.W. (EXISTING)
	BOUNDARY LINE/ R.O.W. (ABUTTING)
	1-FOOT LIDAR CONTOUR (OBTAINED FROM VCGI DATABASE)
	1-FOOT GROUND SURVEY CONTOUR
	ZONING SETBACKS
	DITCHLINE
	GRAVITY SEWER (EXISTING)
	1-INCH DIAMETER CL200 POLYETHYLENE PLASTIC WATER LINE (UNLESS OTHERWISE NOTED)
	UNDERGROUND ELECTRICAL CONDUIT
	UTILITY POLE/ OVERHEAD WIRES
	DRILLED WELL (UNLESS OTHERWISE NOTED)

OWNER:
JANE ANN MILLER &
MELVIN N. PRITCHETT
DEED - Vol. 72, PG. 79
SPAN # 519-163-11013
PARCEL ID # WW0020
ACRES: 0.22±

SIGNATURE:

JASON S. BARNARD
LICENSED DESIGNER #126179

DESIGNER CERTIFICATION STATEMENT
I HEREBY CERTIFY THAT, IN THE EXERCISE OF
MY REASONABLE PROFESSIONAL JUDGEMENT,
THE DESIGN-RELATED INFORMATION
SUBMITTED WITH THIS APPLICATION IS TRUE
AND CORRECT AND THE DESIGN INCLUDED IN
THIS APPLICATION FOR A PERMIT COMPLEX
WITH THE VERMONT WASTEWATER SYSTEM
AND POTABLE WATER SUPPLY RULES.

DATE	DESCRIPTION	BY
REVISIONS		
Land Surveying Water & Wastewater Environmental Consulting		
167 Main Street, P.O. Box 820 Enosburg Falls, VT 05450 Telephone: (802) 933-5168		
10523 VT Route 116, P.O. Box 133 Hinesburg, VT 05461 Telephone: (802) 482-2597		
PROJECT NO. 25233		
DATE: 04-08-2025		
SCALE: 1" = 20'		
SURVEY: JG, DT		
DRAWN: JG		
CHECKED: JB		
DRAWING NO. S-1		
SHEET 1 OF 1		

THESE PLANS WITH LATEST REVISIONS SHOULD ONLY BE USED FOR
THE PURPOSE SHOWN BELOW:

☐ PRELIMINARY DRAFT ☒ FINAL LOCAL REVIEW