

District 5, 8
Certcode 0405-0

**CERTIFICATE OF HIGHWAY MILEAGE
YEAR ENDING FEBRUARY 10, 2018**

Fill out form, make and file copy with the Town Clerk, and mail ORIGINAL, before February 20, 2018 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 COLCHESTER in CHITTENDEN 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
Class 2	21.870			21.870	0.000
Class 3	70.13	0.23	0.04	70.32 70.36	0.000
State Highway	22.864			22.864	0.000
Total	114.864			115.054 115.094	0.000
* Class 1 Lane	0.000			-	
* Class 4	0.59			0.59	0.000
* Legal Trail	0.68			0.68	

* Mileage for Class 1 Lane, Class 4, and Legal Trail classifications are NOT included in total.

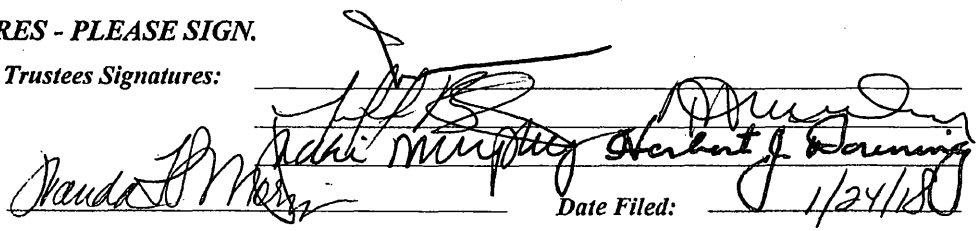
PART II - INFORMATION AND DESCRIPTION OF CHANGES SHOWN ABOVE. Mileage adjustments and totals by R. Alley 1/29/2018.

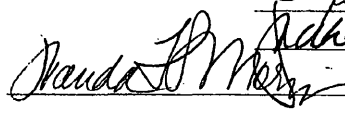
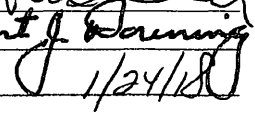
- NEW HIGHWAYS:** Please attach Selectmen's "Certificate of Completion and Opening".
0.12 mi CL 3 - Collins Farm Road
0.11 mi CL 3 - Brooke Lane
- DISCONTINUED:** Please attach SIGNED copy of proceedings (minutes of meeting).
- RECLASSIFIED/REMEASURED:** Please attach SIGNED copy of proceedings (minutes of meeting).
~~0.04 mi CL 3 - TH 150 (correcting to show only public portion within ROW for Champlain Dr)~~
wait and handle formally, as per email from Warner Rackley on 1/29/2018
- 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:

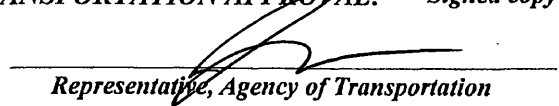


 T/C/V Clerk Signature:  Date Filed: 

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

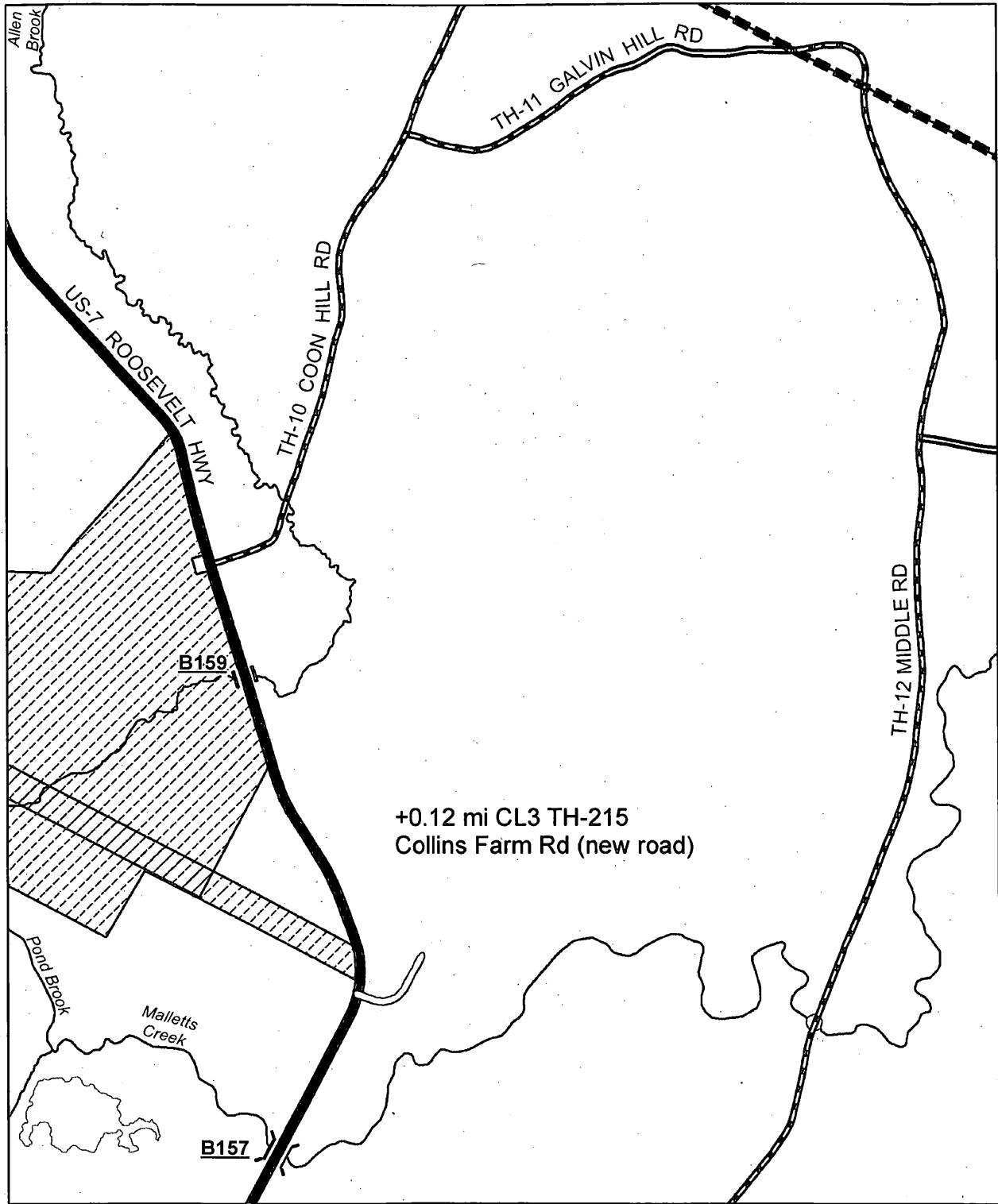
DATE:

4/18/2018

Received

JAN 26 2018

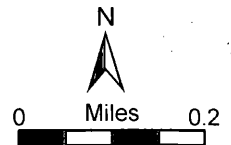
Policy, Planning & Intermodal
Development Division

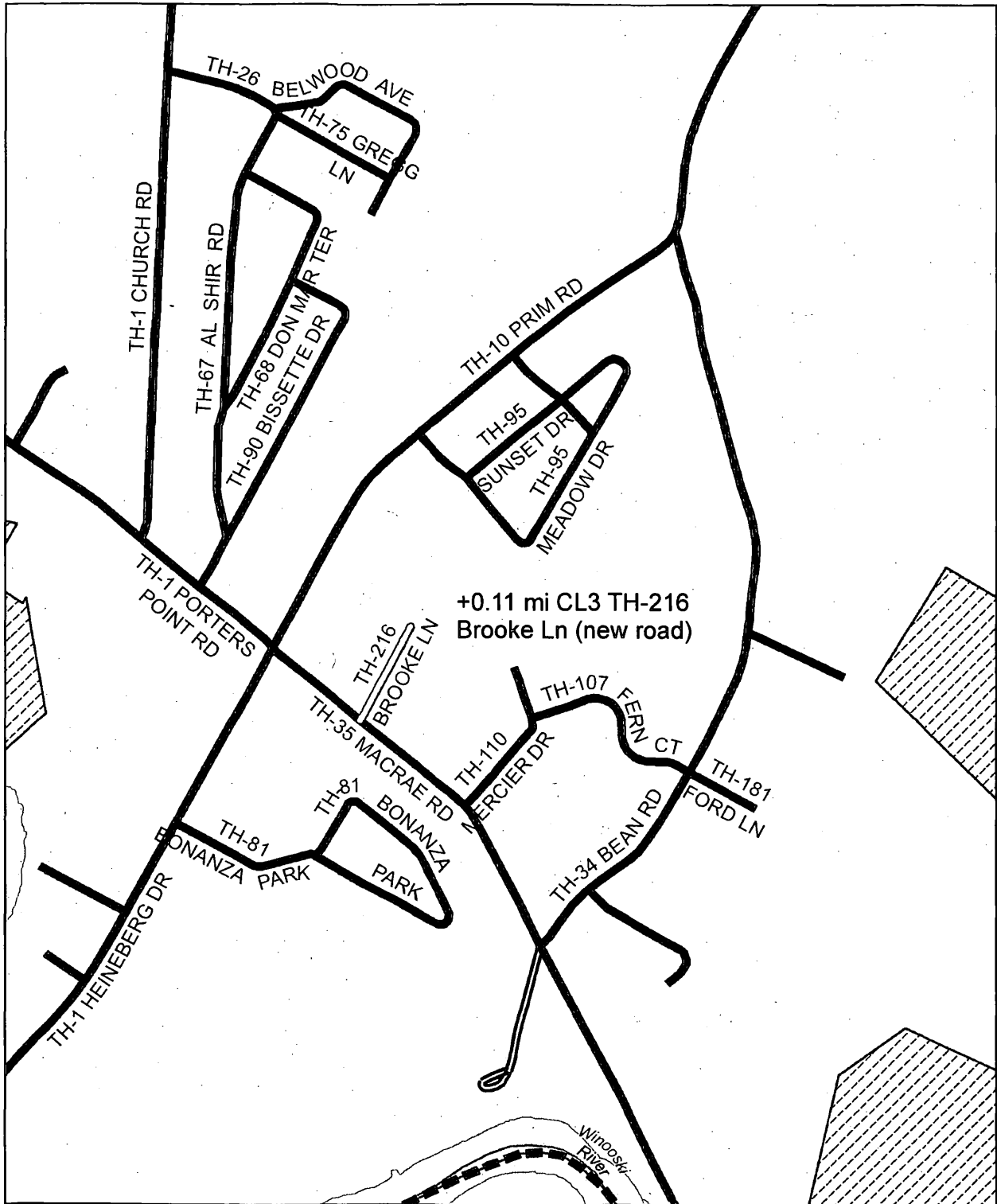


Mileage Certificate Changes 2018
COLCHESTER

(0405-0)

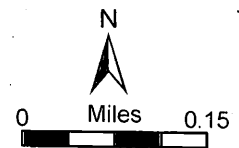
Mapping Section
Division of Policy and Planning
Vermont Agency of Transportation -- April 3, 2018





Mileage Certificate Changes 2018
COLCHESTER
 (0405-0)

Mapping Section
 Division of Policy and Planning
 Vermont Agency of Transportation -- April 3, 2018





Colchester
VERMONT

781 Blakely Road • Colchester, Vermont • 05446 • 802.264.5500

www.colchestervt.gov

January 24, 2018

Kerry Alley, Mileage Certificate Specialist
VT AOT Division of Policy, Planning,
and Intermodal Development – Mapping Section
1 National Life Drive
Montpelier, VT 05633-5001

RE: 2018 Certificate of Highway Mileage

Dear Kerry,

The required annual Certificate has been approved and signed by the Colchester Selectboard and a representative from the Town Clerk's Office. An original copy has been attached for further processing. I believe that all necessary supplemental documents regarding changes for this year's map have been previously forwarded by email. Let me know if there are questions or if additional documentation is required.

Sincerely,

Warner C. Rackley, PE
Town Engineer/Assistant Public Works Director
E: wrackley@colchestervt.gov
P: 802.264.5635 | F: 802.264.5503

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Monday, January 29, 2018 8:00 AM
To: Alley, Kerry
Subject: RE: Signed Highway Mileage Cert

Kerry,

Thanks for getting back to me on this. Not sure I'm going to be able to put it before the Board and obtain a decision in time for this year's map. It may be best to just defer. Not sure that the Board would necessarily want to discontinue and have the ROW revert to the adjacent properties. However, given the site conditions with what appears to be largely stream or wetland areas, the chances of this roadway being extended by either the adjacent property owners or the Town are pretty low. At the same time, I hate to create more of the Class 4 issues to be addressed at a later date. I've been trying to clean up one on Malletts Bay Ave that appears to have no formal records for a while. There are no more scheduled meetings prior to the 02/10 deadline, so I've already presented the form for this year. A signed original should be on its way to you. Let me know if we can just defer this item for now.

Thanks,
Warner

From: Alley, Kerry [mailto:Kerry.Alley@vermont.gov]
Sent: Friday, January 26, 2018 6:21 PM
To: Warner Rackley
Subject: RE: Signed Highway Mileage Cert

Attached: Colchester_TH150_Clarification.pdf;

Hi Warner,

Thanks for keeping me in the loop throughout the Mileage Certificate process!

I just realized that I totally dropped the ball regarding Champlain Dr. All of its documents that you sent to me indicate that the ROW matches the parcel data. I'm assuming that the original 0.10 mi measure in our records was intended to reflect the entire ROW, as it matches the ROW descriptions. I'm also assuming that only a portion of the ROW was physically developed into a class 3 town highway. Given that the entire ROW was formally accepted as a town highway, I would recommend that the town formally reclassify the remaining undeveloped portion of the ROW. The options are class 4 town highway, legal trail or a discontinuance. There is also a less-than-ideal option of letting VTrans designate it as a "class 4 Not Up To Standards" (NUTS) highway, which is not a true reclassification. The road would still be legally class 3, but would be distinguished internally (at VTrans) from maintained class 3 town highways which factor into the allocation of State funding to municipalities. We use the NUTS designation when towns don't follow through with reclassifications, or if they have tentative plans to develop the highway in the future but won't be doing so in the coming year. Because it isn't a formal reclassification, we only require a demonstration that it is being maintained to class 3 standards in order to "undo" the NUTS designation.

The centerline of Champlain Drive's ROW, as shown in the attached map, measures 0.11 mi (rounded to the nearest 0.01 mile and measured to the intersecting centerline). The maintained portion appears to be about 0.06 mi (yellow line), with 0.05 mi remaining undeveloped/untraveled (pink line).

If you think Colchester will formally reclassify the undeveloped portion this year, we can wait and update Champlain Drive on next year's Mileage Certificate. If you don't think that the town will pursue formal reclassification, then the

sooner we make a NUTS designation and update the Town Highway Map, the better. It would be tricky, but possible, to push it through on this year's Certificate, as someone from the town would have to hand-write and initial the adjustment on the certificate.

If you have any questions regarding my interpretation of the situation, don't hesitate to reach out and ask! Improving data can be trickier than adding new data. 😊

Kerry

Kerry Alley | GIS Professional III
Vermont Agency of Transportation
1 National Life Dr | Montpelier, VT 05633
802-828-3666 | Kerry.Alley@vermont.gov
<http://vtrans.vermont.gov/planning/maps>

Original Attachments of message below: <<2018_Mileage_Cert_012418.pdf>>

From: Warner Rackley [<mailto:WRackley@colchestervt.gov>]
Sent: Wednesday, January 24, 2018 1:54 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Subject: Signed Highway Mileage Cert

Kerry,

The Mileage Cert was approved and signed by the Board last night. A scanned copy is attached. The signed original will follow by regular mail. Let me know if any edits or additional info are required.

Thanks,
Warner

We have eliminated our post office box, for US mail and package deliveries please use the address listed below.



Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503

colchestervt.gov

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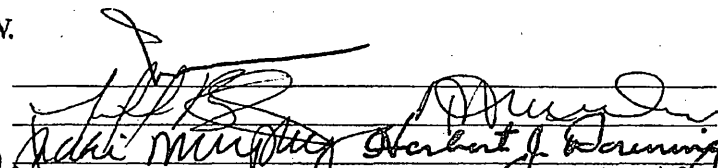

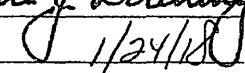
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APPROVED: _____ DATE: _____
Representative, Agency of Transportation

2018-Mileage - Cert. 012418.pdf

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Friday, January 12, 2018 9:00 AM
To: Alley, Kerry
Subject: Draft of 2018 Mileage Cert
Attachments: 2018_Mileage_Cert.pdf

Kerry,

Attached is a draft copy of the Mileage Cert for this year. If you can, please let me know if you spot any issues with the attached form. I will need to forward by the middle of next week to be on the agenda for 01/23.

Thanks,
Warner

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Colchester
VERMONT

www



Warner C. Rackley, PE
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2018 - Mileage - Cert. pdf

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T/C/V Clerk Signature: _____ Date Filed: _____

Please sign ORIGINAL and return it for Transportation signature.

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APPROVED: _____ DATE: _____
Representative, Agency of Transportation

Vermont Statutes Annotated

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

§ 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 – <https://legislature.vermont.gov/statutes/section/19/003/00305>

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, January 10, 2018 9:51 AM
To: Alley, Kerry
Subject: Overall Edit Map for 2018
Attachments: 2018_MILEAGE_Update.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Kerry,

Overview should be attached. Let me know if you have questions.

Thanks,
Warner

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Asst. Public Works Dir./Town Engineer
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TOWN HWY. No.	LENGTH IN MILES CLASS 3	TOWN HWY. No.	LENGTH IN MILES CLASS 4
9	0.65	115	0.38
10	1.03	116	0.13
11	0.60	117	0.20
12	0.05	118	0.50
13	0.60	119	0.09
14	0.35	120	0.08
15	0.40	121	0.09
16	1.31	122	0.15
17	1.80	123	0.25
18	0.83	124	0.10
19	0.11	125	0.10
20	1.37	126	0.42
22	1.10	127	0.20
25	1.05	129	0.18
26	1.38	130	0.19
27	1.60	131	0.07
28	0.81	132	0.07
30	0.85	133	0.13
31	2.59	134	0.30
32	0.48	135	0.65
34	0.80	136	0.09
35	1.08	137	0.14
36	0.57	138	0.09
37	0.98	139	0.09
40	0.50	140	0.13
41	0.25	141	0.08
42	0.77	142	0.15
43	0.55	143	0.35
44	0.26	144	0.20
45	0.26	145	0.13
46	0.38	146	0.13
47	0.22	147	0.08
48	0.93	148	0.17
49	0.18	149	0.37
50	0.25	150	0.10
51	0.39	151	0.37
52	0.58	152	0.13
53	0.57	153	0.50
54	0.28	154	0.13
55	0.19	155	0.08
56	0.90	156	0.31
57	1.40	157	0.12
58	1.62	158	0.28
59	0.34	159	0.40
60	0.14	160	0.55
61	0.66	161	0.20
62	0.05	162	0.23
63	0.36	163	0.14
64	0.35	164	0.18
65	0.21	165	0.28
66	0.19	166	0.24
67	0.44	167	0.43
68	0.30	168	0.08
69	0.18	169	0.14
70	0.25	170	0.22
71	0.37	171	0.27
72	0.14	172	0.07
73	0.53	173	0.46
74	0.50	174	0.06
75	0.12	175	0.64
76	0.43	176	0.12
77	0.28	177	0.15
78	0.04	178	0.22
79	0.19	179	0.16
80	0.25	180	0.27
81	0.58	181	0.08
82	0.06	182	0.20
83	0.26	183	0.31
84	0.13	184	0.19
85	0.17	185	0.07
86	0.28	186	0.32
87	0.77	187	0.36
88	0.10	188	0.15
89	0.10	189	0.07
90	0.38	190	0.15
91	0.45	191	0.15
92	0.12	192	0.12
93	0.11	193	0.05
94	0.11	194	0.18
95	0.57	195	0.07
96	0.11	196	0.10
97	0.38	197	0.06
98	0.10	198	0.10
99	0.43	200	0.10
100	0.19	201	0.26
101	0.10	202	0.28
102	0.18	203	0.12
103	0.31	204	0.14
104	0.31	205	0.19
105	0.15	206	0.08
106	0.17	207	0.47
107	0.21	208	0.11
108	0.24	209	0.19
109	0.08	210	0.10
110	0.17	211	0.08
111	0.23	212	0.08
112	0.12	213	0.10
113	0.21	214	0.21
114	0.92		
TOTAL	70.13		0.47

MILEAGE SUMMARY

CLASS 2	CLASS 3	TOTAL CLASS 2	TOTAL CLASS 3	TOTAL TOWN
TH-1		6.080		
TH-2		2.260		
TH-3		3.440		
TH-4		0.210		
TH-5		0.790		
TH-6		0.750		
TH-7		2.030		
TH-8		0.800		
TH-9		2.200		
TH-10		1.300		
TH-11		0.140		
TH-12		0.390		
TH-13		0.090		
TH-14		0.170		
TOTAL CLASS 2		21.870		
	CLASS 3		70.13	
TOTAL TOWN			92.000	

STATE HIGHWAY
VT-2A 2.431
VT-15 1.361
VT-127 5.140
TOTAL STATE HIGHWAY 3.934

US HIGHWAY
US-2 2.198
US-7 6.960
TOTAL US HIGHWAY 9.158

TOTAL STATE 13.090

INTERSTATE
I-89 7.568
TOTAL INTERSTATE 7.568

INTERSTATE - Ramps
I-89 2.228
TOTAL INTERSTATE - Ramps 2.208

TOTAL INTERSTATE 9.774

TOTAL TRAVELED HIGHWAYS, FEB. 10, 2017: 114.864
(Excludes Class 4 and Legal Trail Mileage)

TOWN LENGTH IN MILES "NOT UP TO STANDARD"

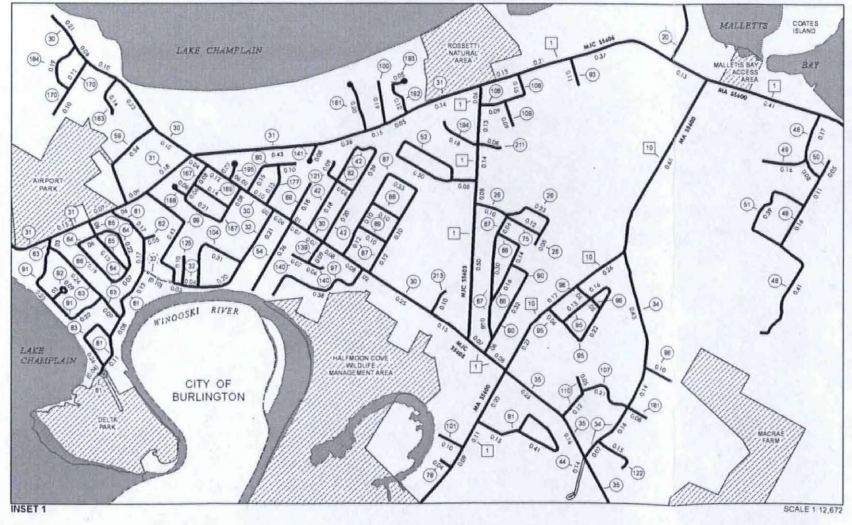
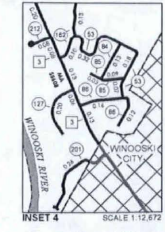
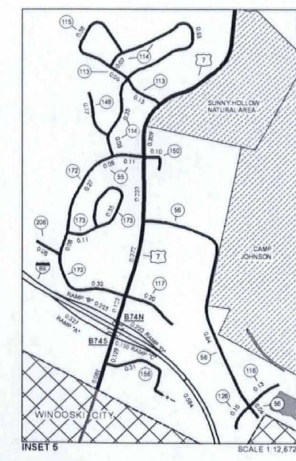
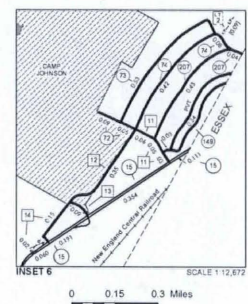
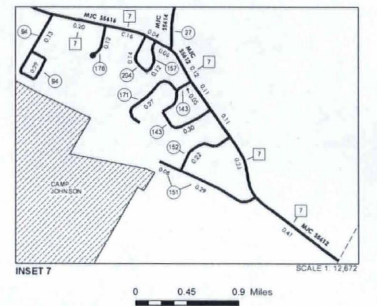
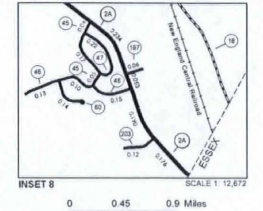
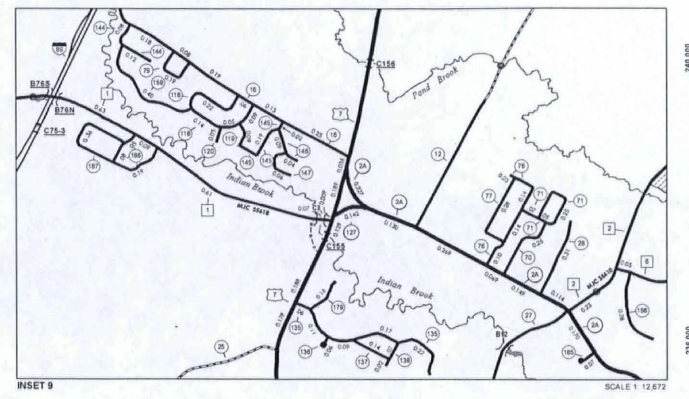
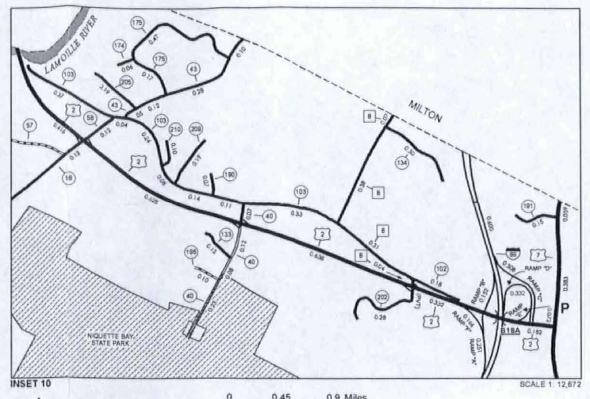
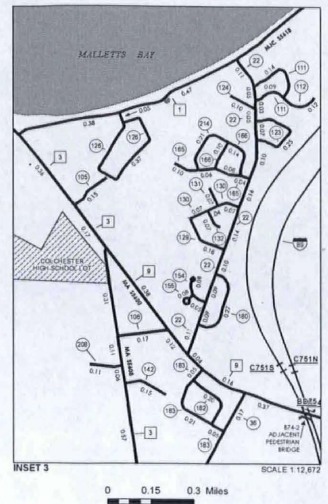
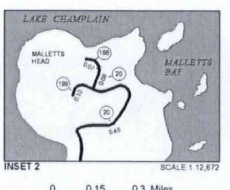
HWY. No.	LENGTH IN MILES
16	(0.09)
61	(0.04)
TOTAL	0.12

*The sections of the town highways listed above are Class 3, but have been deemed "Not Up To Standard" and are functionally Class 4 Town Highways

LEGAL TRAIL LENGTH IN MILES

TRAIL No.	LENGTH IN MILES
1	(0.30)
2	(0.09)
3	(0.20)
TOTAL	0.68

- DISCLAIMER:**
The untraveled highways (lead-out town highways), discontinued highways, and legal trails herein are those of which the Agency of Transportation has records; others may exist.
- Highway and bridge data by the Agency of Transportation. Town short structures are drawn from the Vermont Online Bridge & Culvert Inventory Tool (VOCIT) database. All other data from the Vermont Center for Geographic Information. City names streams are shown.
- Vermont State Plane Coordinate System
North American Datum of 1983
SPCRS Zone Identifier: 4600
Geospatial Reference System 80
4,000 meter grid, Easting - Northing
- INTERSTATE
 - U.S. ROUTE
 - STATE ROUTE
 - CLASS 1
 - CLASS 2
 - CLASS 3
 - CLASS 4
 - LEGAL TRAIL
 - GRAVEL
 - SOIL OR GRADED AND DRAINED EARTH
 - UNIMPROVED OR PRIMITIVE
 - IMPASSIBLE OR UNTRAVELED
 - LEGAL TRAIL
 - DISCONTINUED
 - HIGHWAY CLASS CHANGE
 - RAILROAD
 - INACTIVE RAILROAD
 - PUBLIC LAND - NATIONAL FOREST
 - PUBLIC LAND - STATE/MUNICIPAL
 - POLITICAL SUBDIVISIONS
 - STATE BOUNDARY
 - COUNTY BOUNDARY
 - TOWN BOUNDARY
 - VILLAGE BOUNDARY
 - URBAN CONTRACT BOUNDARY
 - WATER BODY
 - STREAM OR BROOK
 - BRIDGE OR CULVERT
 - BRIDGE OR CULVERT > 20'
 - BRIDGE OR CULVERT 6' - 20'
 - BIKE PATH STRUCTURE
 - VOID/BIT BRIDGE
 - VOID/BIT CULVERT - F
 - STATE BRIDGE OR CULVERT IDENTIFIER
 - TOWN BRIDGE OR CULVERT IDENTIFIER
 - NFR NATIONAL FOREST ROAD
 - SFH STATE FOREST HIGHWAY
 - D DRINK AND ROSE
 - FEDERAL CLASSIFICATION IDENTIFIER
 - MA MINOR ARTERIAL
 - MJC MAJOR COLLECTOR
 - MNC MINOR COLLECTOR
 - PA PRINCIPAL ARTERIAL



VERMONT GENERAL HIGHWAY MAP
Town of Colchester
CHITTENDEN COUNTY
Transportation District #5
Prepared by the
Vermont Agency of Transportation
Division of Policy, Planning and Intermodal Development
in cooperation with
U.S. Department of Transportation
Federal Highway Administration
Mileage as of February 10, 2017
Map prepared June 23, 2017
SCALE 1:31,680

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, January 10, 2018 9:50 AM
To: Alley, Kerry
Subject: Brooke Ln accepted by Selectboard last night
Attachments: Cert Opening Brooke Ln.pdf; SH.RD - Booke Lane Record Drawing.pdf; 2013-113-S5-RD-GRT - TO TOWN.dwg

Follow Up Flag: Follow up
Flag Status: Flagged

Kerry,

Brooke Lane was formally accepted at last night's meeting. This new street can be found off of Macrae Rd (TH #35.) Attached are copies of the Record Drawing Scan, CAD file, and Hwy Cert.

I've also received the Hwy Mileage Cert from the Clerk's Office and want to confirm the numbers with you prior to placing on the next meeting agenda. For this year, I have two new streets and two corrections. Please take a look at the items below to see if you are in agreement with those numbers:

Brooke Ln (New TH #216) – 0.11 miles
Collins Farm Rd (New TH #215) – 0.12 miles
Indian Cir (TH #147) – Mapping correction; no change in mileage
Champlain Dr (TH #150) – Map correction; 0.04 mile deduction

In regards to the form listings, do I need to include Indian as an edit that the Board is authorizing or is it not needed for that type of correction. Also, let me know if you come up with a different number on Champlain. A copy of the overall edits for this year will follow by separate email due to file size.

Thanks,
Warner

We have eliminated our post office box, for US mail and package deliveries please use the address listed below.



Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503

colchestervt.gov

Notice – Under Vermont's Public Records Act, all e-mail, e-mail attachments as well as paper copies of documents received or prepared for use in matters concerning Town business, concerning a Town official or staff, or containing information relating to town business are likely to be regarded as public records which may be inspected by any person upon request, unless otherwise made confidential by law. If you have received this message in error, please notify us immediately by return email. Thank you for your cooperation.

TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

BROOKE LANE

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Selectboard of the Town of Colchester at a public meeting held at Colchester, on January 9, 2018 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being a parcel of land depicted as: "Brooke Lane – Proposed 60' wide public right of way" on a Plat entitled: "Boundary Plat of Lands Owned by Gardner Construction, Inc., 14 Macrae Road – Colchester, Vermont", prepared by O'Leary-Burke Civil Associates, PLC", dated March 18, 2015, recorded at Map Slide 473A of the Town of Colchester Land Records, and more particularly described as follows:

Beginning at a point marked by a 5/8 inch rebar set on the northeasterly side of Macrae Road, said point marking the southwest corner of the herein described parcel; thence proceeding N 29° 17' 08" E a distance of 581.30 feet to a 1 inch metal pipe; thence turning to the right and proceeding S 60° 42' 52.29" E a distance of 60 feet to a point; thence turning to the right and proceeding S 29° 17' 08" W a distance of 70.87 feet to a point; thence turning to the left and proceeding S 60° 42' 52" E a distance of 90 feet to a point; thence turning to the right and proceeding S 29° 17' 08" W a distance of 60 feet to a point; thence turning to the right and proceeding N 60° 42' 52" W a distance of 90 feet, thence turning to the left and proceeding S 29° 17' 08" W a distance of 460.66 to a point located on the northeasterly side of Macrae Road; thence turning to the right and proceeding N 51° 02' 12" W a distance of 60 feet to the point of beginning. All distances are more or less.

Being a portion of the land and premises conveyed to Gardner Construction, Inc. by Warranty Deed of Francis H. Palm, Jr. and Flora B. Palm dated September 1, 1999, recorded in Volume 319 at Page 144 of the Town of Colchester Land Records.

Reference is hereby made to the above-referenced deeds and plans and the references contained therein, in further aid of the description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, **Town of Colchester**, its successors and assigns, to their own use and behoof forever; and the said Grantor, **Gardner Construction, Inc.**, for itself and its successors and assigns, does covenant with the said Grantee, **Town of Colchester**, its heirs and assigns that until the ensembling of these presents it is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that premises are **FREE FROM EVERY ENCUMBRANCE:** except as aforesaid; and Grantor, hereby engages to **WARRANT AND DEFEND** the same against all lawful claims whatever, except as aforesaid.

And the said Grantor hereby engages to **WARRANT AND DEFEND** the same against all lawful claims whatever, except as aforesaid.

Date Accepted by Selectboard: January 9, 2018

Length of New Road: 0.11 miles

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 22 ft.

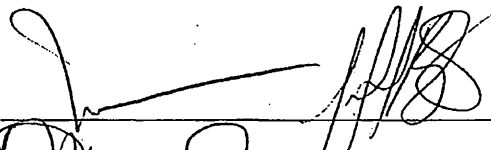
Surface Type: Asphalt

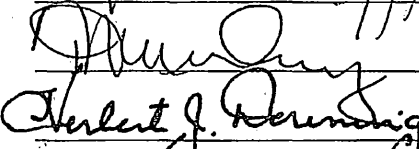
Speed Limit: 25 mph

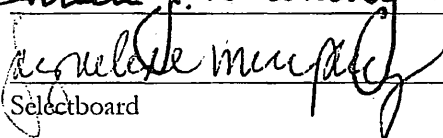
Hwy #: _____

Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

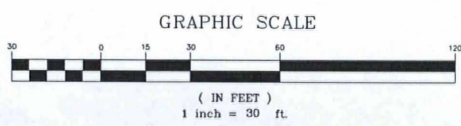
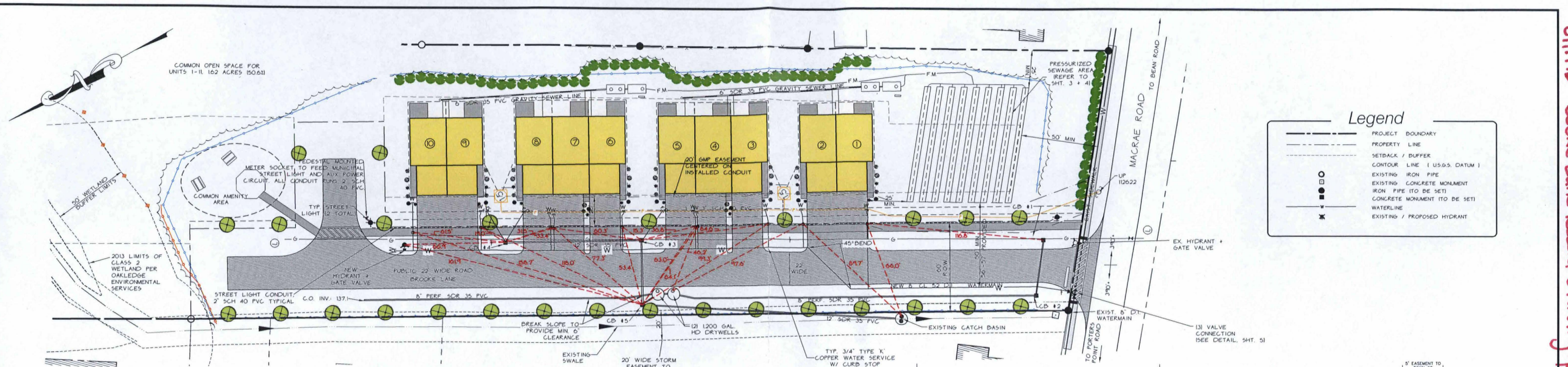
Slide Numbers: _____





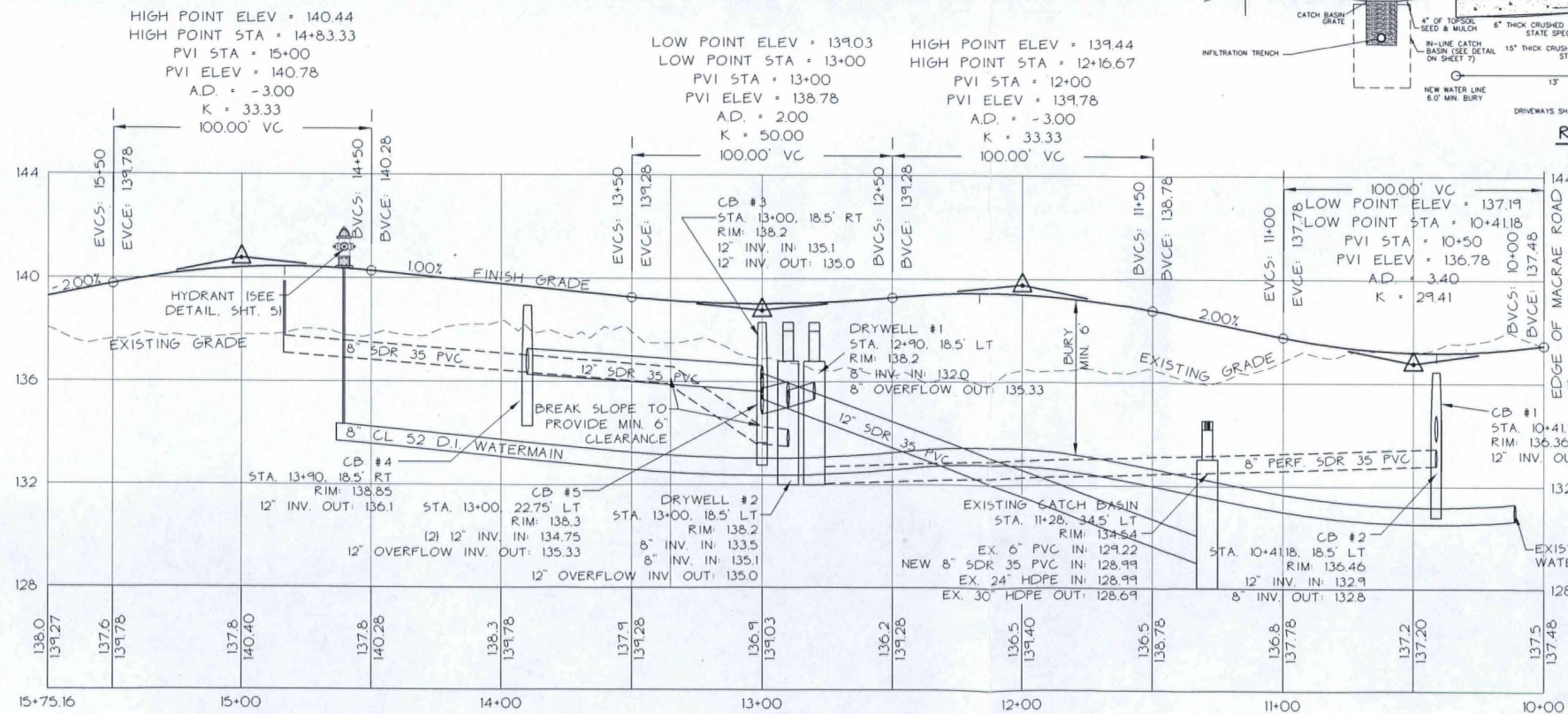
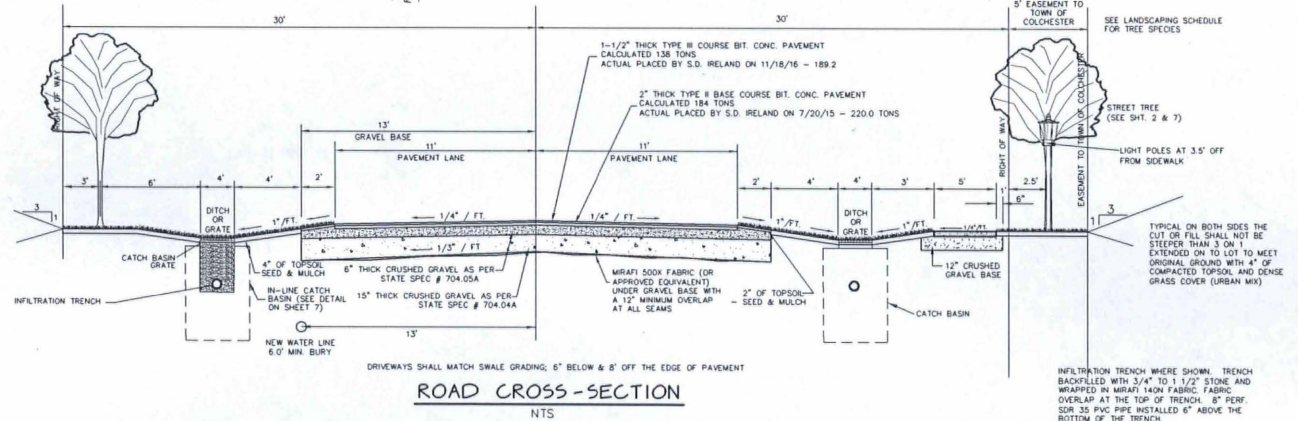


Selectboard



IMPORTANT NOTE:
THE UNDERGROUND POWER/TELEPHONE/TV UTILITIES ARE SHOWN BASED ON AS-BUILT SURVEY DATA AND BEST AVAILABLE INFORMATION DURING CONSTRUCTION. THE LOCATIONS MAY OR MAY NOT BE ACCURATE OR COMPLETE AND O'LEARY-BURKE ASSUMES NO LIABILITY FOR THEIR EXACT LOCATION. ALWAYS CALL DIGSAFE BEFORE PERFORMING ANY UNDERGROUND WORK.

PLAN
HORIZONTAL SCALE: 1" = 30'



MINIMUM ELEVATIONS FOR GARAGES, TOP OF FOUNDATION, FINISH FLOOR + INDIVIDUAL 4" SDR 35 PVC BUILDING SEWER INVERTS TO ALLOW FOR GRAVITY SEWER CONNECTIONS

UNIT #	MIN. GARAGE ELEV.	MIN. TOP OF WALL	FINISH FLOOR ELEV.	BASEMENT SLAB
1/2	140.0	140.5	141.6	133.0
3/4/5	140.0	140.5	141.6	133.0
6/7/8	140.0	141.5	142.6	134.0
9/10	140.5	141.5	142.6	134.0



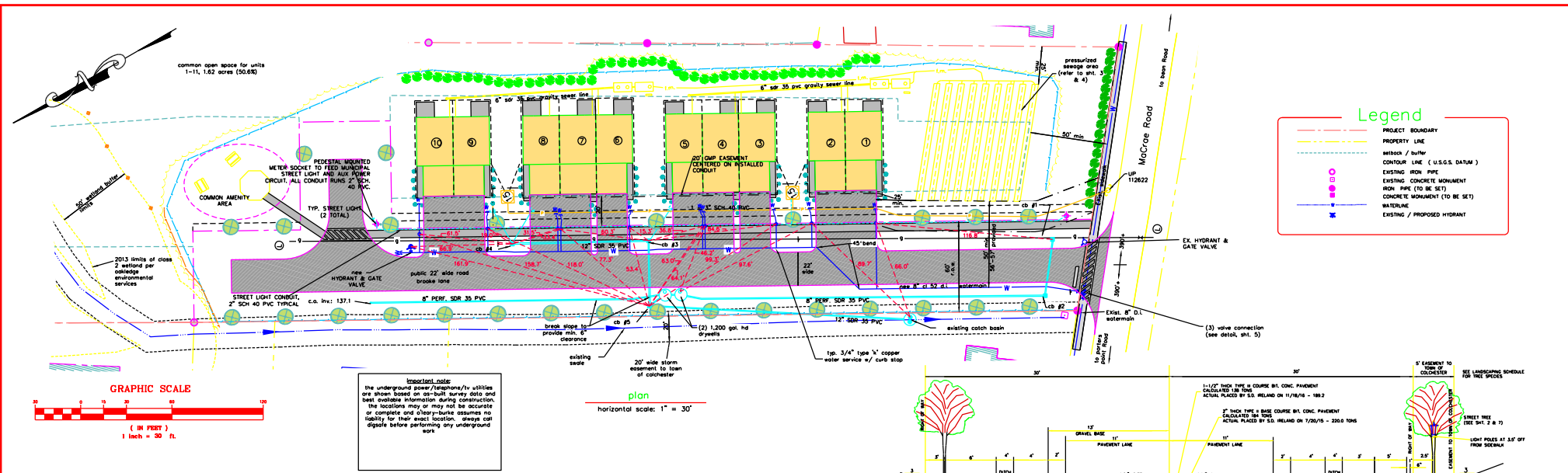
THE CONTRACTOR SHALL NOTIFY "DIGSAFE" AT 1-888-DIG-SAFE PRIOR TO ANY EXCAVATION.

DATE	BY	O'LEARY-BURKE CIVIL ASSOCIATES, PLC 13 CORPORATE DRIVE ESSEX JCT., VT PHONE: 878-9999 FAX: 878-9999 E-MAIL: ocb@olearyburke.com	DATE
SURVEY	RECORD DRAWING		DATE
DESIGN	PRELIMINARY		DATE
DRAWN	SKETCH/CONCEPT		DATE
CHECKED			DATE
SCALE			
1" = 30'			

BROOKE COMMONS
10-UNIT PLANNED RESIDENTIAL DEVELOPMENT
14 MACRAE ROAD COLCHESTER, VT

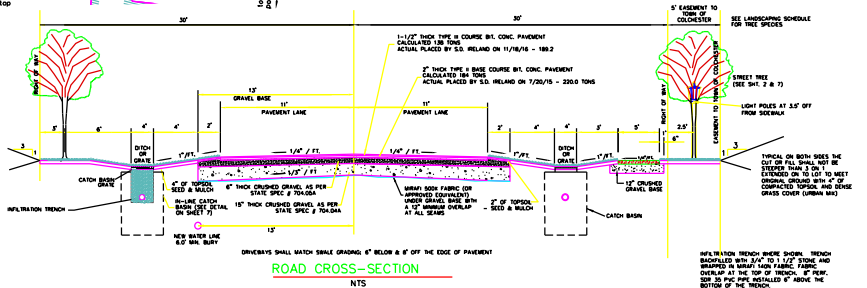
PLAN + PROFILE RECORD DRAWING

RD

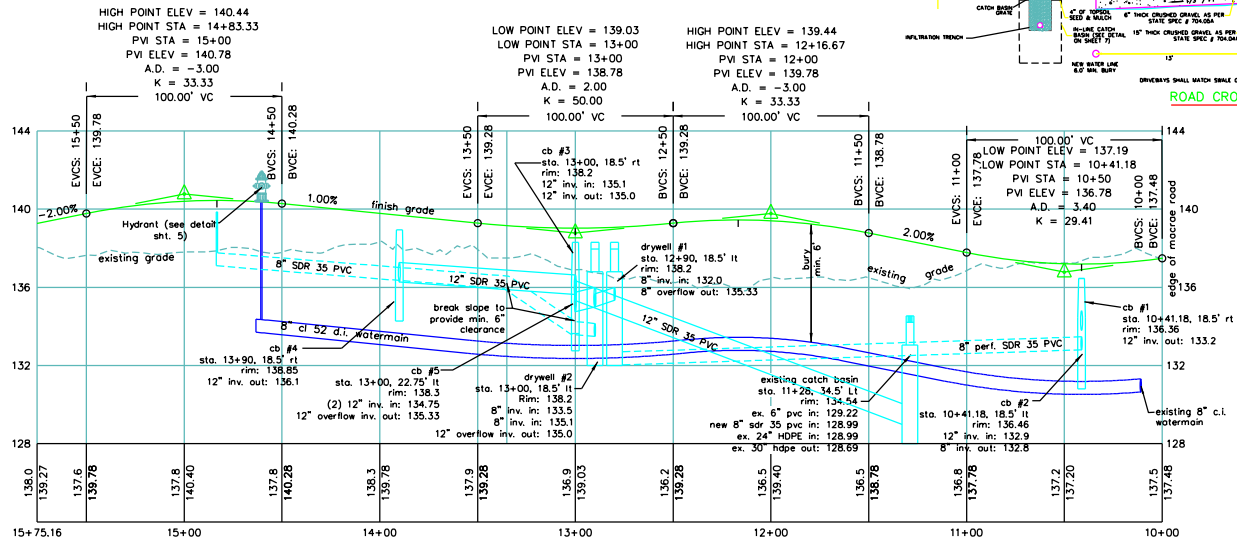


Important note:
 The underground power/telephone/water utilities are shown based on as-built survey data and best available information during construction. The locations may or may not be accurate or complete and O'Leary-Burke assumes no liability for their exact location. Always call digsafe before performing any underground work.

plan
 horizontal scale: 1" = 30'



ROAD CROSS-SECTION
 NTS



brooke lane
 profile
 horizontal scale: 1" = 30'
 vertical scale: 1" = 3'

minimum elevations for garages, top of foundation, finish floor & individual 4" sdr 35 pvc building sewer inverts to allow for gravity sewer connections

unit #	min. garage elev.	min. top of wall	finish floor elev.	Basement Slab	
1/2	140.0	140.5	141.6	133.0	
3/4/5	140.0	140.5	141.6	133.0	
6/7/8	140.0	141.5	142.6	134.0	
9/10	140.5	141.5	142.6	134.0	

THE CONTRACTOR SHALL NOTIFY "DIGSAFE" AT 1-888-DIG-SAFE PRIOR TO ANY EXCAVATION.



O'LEARY-BURKE CIVIL ASSOCIATES, P.C.
 10 CORPORATE DRIVE
 COLCHESTER, VT 05445
 PH: 802.253.2200
 FAX: 802.253.2201
 EMAIL: oab@olearyburke.com

Brooke Commons
 10-unit planned residential development
 14 MacCrae Road COLCHESTER, VT
plan & Profile
 record drawing

DATE: 10/19/17
 DESIGNED BY: []
 CHECKED BY: []
 DRAWN BY: []
 REVISIONS: []
 SCALE: []
 SHEET: [] OF []

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Wednesday, January 03, 2018 8:19 AM
To: Alley, Kerry
Subject: RE: Colchester Hwy Map Updates
Attachments: Collins Farm Cert for Opening.pdf; WD Book 154 Pg 504.pdf; Hwy Book 6 Pg 165.pdf; Image_20171002_0002.pdf

Kerry,

Sorry, but I have been out for the holidays. We typically travel out of state to visit family between Christmas and New Year's. Regarding Collins Farm Rd, that one has been accepted by the Selectboard. A copy of the signed Cert should be attached. There are potentially three others that are being submitted (Jen Barry, Anna's Ct Extended, and Brooke Ln.) All have basically been completed for a while but are waiting on various paperwork issues. Not sure but there will probably be one or two of those completed and accepted before 02/10. I'll forward data on those as soon as they're approved.

Regarding the ROW on Champlain, attached are copies of the Highway Book filing, Warranty Deed, and Slide 243 D. It appears that someone assumed that the constructed portion was following the ROW, but what got mapped actually leaves the ROW and crosses the parking area for Walsh Electric. In other words, the mapped curve is much sharper than the actual mapped ROW curve. I know this isn't a surveyed measure, but the length from aerial appears to be about 30' short of the initial straight ROW section at 350'.

Thanks,
Warner

From: Alley, Kerry [mailto:Kerry.Alley@vermont.gov]
Sent: Thursday, December 28, 2017 4:23 PM
To: Warner Rackley
Subject: RE: Colchester Hwy Map Updates

Hi Warner,

The 2018 Mileage Certificates will be sent out tomorrow, so I wanted to touch base with you about the changes you've already sent to me:

Collins Farm Rd has been completed, correct? No big deal if not, it can still be added this year, but we have to verify in the future. For this change, all I would need is a copy of a document demonstrating "dedication", such as a warranty deed.

For Indian Cir (TH-147), we already have 0.06 mi on record, which matches the parcel data, so that fix only requires a "remapping" instead of a mileage change.

Champlain Dr (TH-150) is a little more complicated because the certificate of opening doesn't give precise dimensions of the right of way (even though it might appear to be a complete description with a casual review). Do you have the deed for that? If the ROW is longer than the highway and always has been (as suggested by the parcel data), then there might be a discrepancy between the certificate of opening and the actual highway, which would have to be addressed somehow. I'll know more once I see the deed.

Once we have a consensus about which changes will be on the Certificate this year, I can provide suggestions about how to write them out on your Certificate.

Thanks again for your continued assistance updating our data!

Kerry

Original Attachments of message below: <<image002.png>> <<RD-1 Asbuilds 50817.pdf>> <<survey plat-6lots.pdf>> <<surveyplat-all.pdf>> <<1017COLLINS.dwg>> <<Collins Farm Cert for Opening.pdf>> <<Champlain Aerial.jpg>> <<Indian Cir Aerial.jpg>>

From: Warner Rackley [<mailto:WRackley@colchestervt.gov>]
Sent: Thursday, November 16, 2017 3:01 PM
To: Alley, Kerry <Kerry.Alley@vermont.gov>
Subject: Colchester Hwy Map Updates

Kerry,

We're still waiting on paperwork for 2-3 additional new streets for this year, but I thought that I would go ahead and start providing updates. The Select Board just accepted Collins Farm Rd off of Roosevelt (US 2/7.) Copies of the survey plats, contractor as-builts, and designer CAD drawings are attached. Let me know if you would like copies of the design plans. The full scan set is about 40 Mb and would probably need to be reduced for email.

Also attached are overviews of a couple of areas that I would like to request corrections for this year. Those corrections will actually reduce the existing lengths of Indian Cir (TH #147) and Champlain Dr (TH #150) slightly. For Indian Cir, the currently mapped road extends beyond the ROW and into private driveway and parking areas. I believe the length should drop from 0.06 to 0.05. For Champlain, the mapped roadway again turns and leaves the public ROW and includes portions of the parking lot for Walsh Electric. Looks like Champlain should reduce from 0.10 to 0.06. Not sure if you need copies of the original warranty deeds, certs, or plats for these changes. I have a number of those already pulled. Just let me know if you want me to forward.

Thanks,
Warner

We have eliminated our post office box, for US mail and package deliveries please use the address listed below.



Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503

colchestervt.gov

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TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

COLLINS FARM ROAD

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Selectboard of the Town of Colchester at a public meeting held at Colchester, on November 14, 2017 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being a portion of the lands and premises conveyed to TD Ventures, LLC by Trustee Deed of Elizabeth C. Mack, Trustee of the Elizabeth R. Collins Non-elected Trust f/b/o Ray W. Collins created under a trust agreement entitled the Elizabeth R. Collins Revocable Trust dated September 30, 2003, and as Trustee of the Ray Williston Collins Revocable Trust created under a trust agreement dated September 30, 2003, said Trustee Deed dated March 24, 2015 of record at Book 775, Page 628 of the Town of Colchester Land Records.

Being the roadway as depicted as "60' R.O.W." on a "Survey Plat, Collins Farm Development, Route 7, Colchester, Vermont," dated May 20, 2016 by Warren A. Robenstein of record at Map Slide 480-A of the Town of Colchester Land Records. Reference is also hereby made to a Plat of Survey entitled "Plat of Survey 6 Lot Subdivision, T.D. Ventures, LLC, U.S. Route No. 7, Colchester, Vermont" dated May 19, 2016 by Warren A. Robenstien, of record at Map Slide 479-F of the Town of Colchester Land Records (the "Plat").

Grantor reserves the right to construct, install, maintain and replace utility lines under and along said roadways for the transmission of electricity, telephone, cable television, water, sewer, footing drains and storm drains and the installation of force mains and any other utilities to service the planned community known as Collins Farm Development, as shown on said plats. The construction and installation of said utilities shall be in accordance with the permits granted by the Town of Colchester and State of Vermont. The rights reserved by Grantor herein are temporary and shall terminate upon the complete construction of the project.

Grantor reserves the right to convey underground utilities for water, gas, electricity and telecommunications within the above described lands and premises prior to the acceptance of the above described area for a public roadway.

Reference is made to the terms and conditions of the Declaration of Collins Farm Development, a Planned Community, and the Exhibits thereto, dated August 10, 2016 of record at Book 803, Page 120 of the Town of Colchester Land Records, as the same may be amended from time to time.

Reference is made to the terms and conditions of Town of Colchester Wastewater System and Potable Water Supply Permit WW-C-0472 dated September 15, 2015 of record at Book 785, Page 698 of the Town of Colchester Land Records, as the same may be amended from time to time.

Reference is made to the terms and conditions of State of Vermont Authorization to Discharge Under General Permit 3-9015, Permit Number 7338-9015 a notice of which is of record at Book 779, Page 137 of the Town of Colchester Land Records, as the same may be amended and/or renewed from time to time.

Reference is made to the terms and conditions of the Collins Farm Development Stormwater Maintenance Agreement dated September 22, 2017 of record at Book 825, Page 738 of the Town of Colchester Land Records, as the same may be amended from time to time.

Reference is made to the terms and conditions of the Town of Colchester Findings of Fact and Order dated November 25, 2015 of record at Book 789, Page 559 of the Town of Colchester Land Records.

This deed shall also act as a bill of sale and does hereby convey all of Grantor's right, title and interest in and to all portions of the stormwater system located on, under and through the lands and premises herein conveyed to the Grantee free from all encumbrances, including but not limited to all pipes, catch basins, fixtures, appurtenances and equipment associated therewith.

Reference is hereby made to the above instruments and to their records, and to all deeds and records therein referred with all the privileges and appurtenances thereto, in further aid of this description.

TO HAVE AND TO HOLD said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, Town of Colchester, and its successors and assigns, to their own use and behoof forever;

And the said Grantor, for itself and its successors and assigns, do covenant with the said Grantee, and its successors and assigns, that until the ensealing of these presents the said Grantor is the sole owner of the premises, and have good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE; except as aforesaid.

And the said Grantor hereby engages to WARRANT AND DEFEND the same against all lawful claims whatever, except as aforesaid.

Date Accepted by Selectboard: November 14, 2017

Length of New Road: 0.12 miles

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 22 ft.

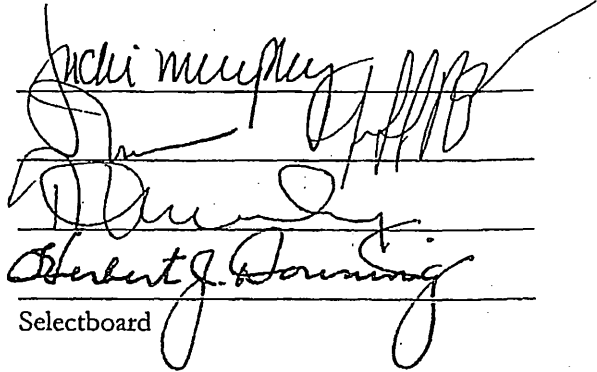
Surface Type: Asphalt

Speed Limit: 25 mph

Hwy #: _____

Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

Slide Numbers: _



Selectboard

KNOW ALL MEN BY THESE PRESENTS, That GREATER BURLINGTON INDUSTRIAL CORPORATION, a Vermont non-profit development corporation organized and existing under the laws of the State of Vermont, with its principal place of business in Burlington, County of Chittenden, and State of Vermont, Grantor, in the consideration of Ten and More Dollars (\$10.00), paid to its full satisfaction by TOWN OF COLCHESTER, a Vermont municipal corporation located in the County of Chittenden, and State of Vermont, Grantee, by these presents, does freely GIVE, GRANT, SELL, CONVEY and CONFIRM unto the said TOWN OF COLCHESTER, Grantee, and its successors and assigns forever, a certain piece of land in Colchester, in the County of Chittenden, and State of Vermont, described as follows, viz:

Being an unimproved strip of land being conveyed and dedicated to the Town of Colchester for town road purposes, said strip beginning at the easterly sideline of the U.S. Routes 2 & 7 right-of-way, proceeding easterly therefrom, and being more particularly described as follows: Beginning at a monument in the easterly sideline of the U.S. Routes 2 & 7 right-of-way; thence proceeding northerly in a curve to the right a length of 60.01 feet in and along said easterly sideline of the U.S. Routes 2 & 7 right-of-way to a monument; thence turning to the right and proceeding S 75°29'57" E 350.48 feet to a monument; thence proceeding in a curve to the right a length of 170.12 feet to a monument; thence turning to the right and proceeding S 06°24'25" E 90.06 feet to a concrete monument; thence turning to the right and proceeding in a curve to the left a length of 208.76 feet to a monument; thence proceeding N 75°29'57" W 349.53 feet to the monument marking the point or place of beginning. Said property contains 0.74 acres and is depicted as a "60 R.O.W." on a survey entitled "Proposed Relocation of Hercules Drive and Subdivision of Lot #1," dated January 25, 1988 and to be recorded in the Colchester Town Land Records.

Said property is conveyed subject to the following: (i) easement to Green Mountain Power Corporation as depicted on said aforementioned survey, said easement recorded in Volume 16 at Page 249 of said Colchester Town Land Records; (ii) terms and conditions of the Colchester Planning Commission approvals; and (iii) terms and conditions of Vermont Land Use Permit 4C0471 and its amendments, including in particular but not by way of limitation, amendment 4C0471-5D. Said property is conveyed with the benefit of drainage and slope rights immediately adjacent to the above-described property as necessary in connection with the construction, maintenance and repair of a town road within said strip of property.

Being a portion of the property conveyed to Greater Burlington Industrial Corporation by Quit Claim Deed of the United States of America, dated January 6, 1964 and recorded in Volume 3 at Page 395 of the Colchester Town Land Records.

Reference is hereby made to the above-mentioned instruments, the records thereof and the references therein contained in further aid of this description.

TO HAVE AND TO HOLD the said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, TOWN OF COLCHESTER, and its successors and assigns, to its own use and behoof forever; and it, the said Grantor, GREATER BURLINGTON INDUSTRIAL CORPORATION, for itself and its successors and assigns, does covenant with the said Grantee, TOWN OF COLCHESTER,

and its successors and assigns, that until the ensembling of these presents, it the Grantor is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that the said Premises are FREE FROM EVERY ENCUMBRANCE, except as aforementioned; and it hereby engages to WARRANT AND DEFEND the same against all lawful claims whatever, except as aforementioned.

IN WITNESS WHEREOF, GREATER BURLINGTON INDUSTRIAL CORPORATION hereunto sets its hand this 10th day of March, 1989.

IN PRESENCE OF:

GRANTOR

Susan M. Cannizzaro
Witness
M. B. [Signature]
Witness

GREATER BURLINGTON INDUSTRIAL CORPORATION

By: Albert W. Coffin III
Its Duly Authorized Agent

STATE OF VERMONT
CHITTENDEN COUNTY, SS.

At Burlington, in said County and State, this 10th day of March, 1989, personally appeared Albert W. Coffin III, duly authorized agent of GREATER BURLINGTON INDUSTRIAL CORPORATION, and He acknowledged the within instrument, by him signed, to be his free act and deed of the free act and deed of GREATER BURLINGTON INDUSTRIAL CORPORATION.

COLCHESTER, VT.
RECEIVED FOR RECORD
3/22 AD. 1989 AT
2 O'Clock 00 Min. P M
Recorded in Vol. 154 Page 504/05
of the Land Records.
Attest [Signature]
TOWN CLERK

Before me: Susan M. Cannizzaro
Notary Public

Vermont Property Transfer Tax
32 V.S.A. Chap. 231
—ACKNOWLEDGMENT—
Return Rec'd.—Tax Paid—Board of Health Cert. Rec'd.—
Vt. Land Use & Development Plans Act Cert. Rec'd.
Return No. 77-89
Signed [Signature], Clerk
Date 3/22/89

TOWN OF COLCHESTER

P.O. Box 55
Colchester, Vermont 05446
802-655-0811

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

CHAMPLAIN DRIVE

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Board of Selectmen of the Town of Colchester at a public meeting held at 7:30 p.m. on the 26th day of January 1993, accepted as a Town Highway that parcel of land conveyed to the Town by the Warranty Deed of Greater Burlington Industrial Corporation, dated March 10, 1989 recorded in Volume 154, pages 504 and 505 of the Warranty Deed Records of Colchester.

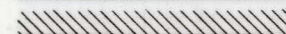









Description of Right-of-Way:

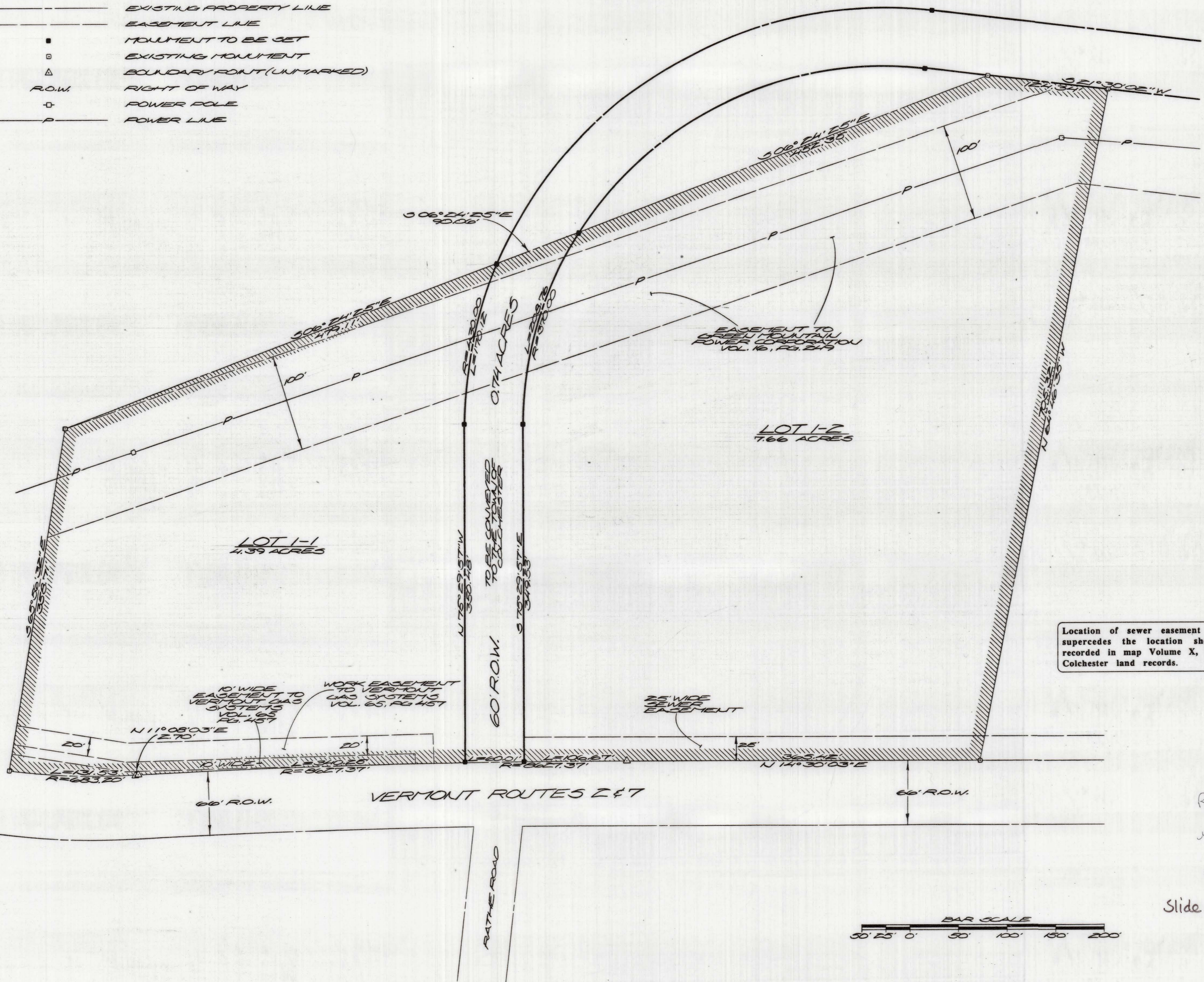
Being an unimproved strip of land being conveyed and dedicated to the Town of Colchester for town road purposes, said strip beginning at the easterly sideline of the U. S. Routes 2 & 7 right-of-way, proceeding easterly therefrom, and being more particularly described as follows: Beginning at a monument in the easterly sideline of the U.S Routes 2 & 7 right-of-way; thence proceeding northerly in a curve to the right a length of 60.01 feet in and along said easterly sideline of the U.S. Routes 2 & 7 right-of-way to a monument; thence turning to the right and proceeding S 75°29'57" E 350.48 feet to a monument; thence proceeding in a curve to the right a length of 170.12 feet to a monument; thence turning to the right and proceeding S 06°24'25" E 90.06 feet to a concrete monument; thence turning to the right and proceeding in a curve to the left a length of 208.76 feet to a monument; thence proceeding N 75°29'57" W 349.53 feet to the monument marking the point or place of beginning. Said property contains 0.74 acres and is depicted as a "60 R.O.W." on a survey entitled "Proposed Relocation of Hercules Drive and Subdivision of Lot #1," dated January 25, 1988 and to be recorded in the Colchester Town Land Records.

Said property is conveyed subject to the following: (i) easement to Green Mountain Power Corporation as depicted on said aforementioned survey, said easement recorded in Volume 16 at Page 249 of said Colchester Town Land Records; (ii) terms and conditions of the Colchester Planning Commission approvals; and (iii) terms and conditions of Vermont Land Use Permit 4C0471 and its amendments, including in particular but not by way of limitation, amendment 4C0471-5D. Said property is conveyed with the benefit of drainage and slope rights immediately adjacent to the above-described property as necessary in connection with the construction, maintenance and repair of a town road within said strip of property.

Being a portion of the property conveyed to Greater Burlington Industrial Corporation by Quit Claim Deed of the United States of America, dated January 6, 1964 and recorded in Volume 3 at Page 395 of the Colchester Town Land Records.

LEGEND

-  PARCEL BOUNDARY
-  NEW PROPERTY LINE
-  EXISTING PROPERTY LINE
-  EASEMENT LINE
-  MONUMENT TO BE SET
-  EXISTING MONUMENT
-  BOUNDARY POINT (UNMARKED)
-  R.O.W. RIGHT OF WAY
-  POWER POLE
-  POWER LINE



NOTES:

- 1) This plat is compiled from a perimeter survey by Trudell Consulting Engineers, Inc and topographic surveys by Webster Martin Inc.
- 2) Bearings are magnetic, based on the survey by Trudell.
- 3) Green Mountain Power must be contacted prior to final design and construction of the road to insure proper clearance to transmission lines.

THIS PLAT IS BASED ON A PERIMETER SURVEY BY OTHERS AND LIMITED FIELD SURVEYS TO ESTABLISH THE LOCATION OF THE PROPOSED RIGHT-OF-WAY TO THE TOWN OF COLCHESTER AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

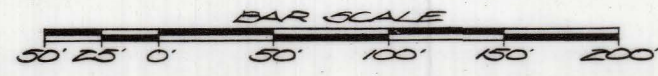
Ronald E. Gauthier
RONALD E. GAUTHIER, L.S. VT # 374

Location of sewer easement on this plan supercedes the location shown on plan recorded in map Volume X, Page 1 of the Colchester land records.

APPROVED BY RESOLUTION OF THE PLANNING COMMISSION OF THE TOWN OF COLCHESTER, VT ON THE 27 DAY OF APRIL, 1988, SIGNED THIS 10 DAY OF MAY, 1989 BY *Nancy Jane Vertala* Chairman

Received for Record 5/10/89 recorded in Vol. X pg. 12-
Attest: *Sandra Petrus*

Slide 243D



5/8/89	RELOCATE SEWER EASEMENT	M.C.W.
DATE	REVISION	BY
4.5.88	ADD SEWER EASEMENT	M.C.W.
A PORTION OF THE LANDS OF THE GREATER BURLINGTON INDUSTRIAL CORPORATION COLCHESTER, VERMONT		
PROPOSED RELOCATION OF HERCULES DRIVE AND SUBDIVISION OF LOT #1		
SURVEY	MRM	SCALE
DESIGN	-----	1" = 50'
DATE	-----	1/25/88
DRAWN	JRD	DRW. NO.
CHECKED	REG/DLH	1 of 1
88-035	5170	



Donald L. Hamlin

CONSULTING ENGINEERS, INC.
Essex Junction, Vermont

Alley, Kerry

From: Warner Rackley <WRackley@colchestervt.gov>
Sent: Thursday, November 16, 2017 3:01 PM
To: Alley, Kerry
Subject: Colchester Hwy Map Updates
Attachments: RD-1 Asbuilts 50817.pdf; survey plat-6lots.pdf; surveyplat-all.pdf; 1017COLLINS.dwg; Collins Farm Cert for Opening.pdf; Champlain Aerial.jpg; Indian Cir Aerial.jpg

Kerry,

We're still waiting on paperwork for 2-3 additional new streets for this year, but I thought that I would go ahead and start providing updates. The Select Board just accepted Collins Farm Rd off of Roosevelt (US 2/7.) Copies of the survey plats, contractor as-builts, and designer CAD drawings are attached. Let me know if you would like copies of the design plans. The full scan set is about 40 Mb and would probably need to be reduced for email.

Also attached are overviews of a couple of areas that I would like to request corrections for this year. Those corrections will actually reduce the existing lengths of Indian Cir (TH #147) and Champlain Dr (TH #150) slightly. For Indian Cir, the currently mapped road extends beyond the ROW and into private driveway and parking areas. I believe the length should drop from 0.06 to 0.05. For Champlain, the mapped roadway again turns and leaves the public ROW and includes portions of the parking lot for Walsh Electric. Looks like Champlain should reduce from 0.10 to 0.06. Not sure if you need copies of the original warranty deeds, certs, or plats for these changes. I have a number of those already pulled. Just let me know if you want me to forward.

Thanks,
Warner

We have eliminated our post office box, for US mail and package deliveries please use the address listed below.



Warner C. Rackley, PE
Asst. Public Works Dir./Town Engineer
Department of Public Works

Town of Colchester
781 Blakely Rd.
Colchester, Vermont 05446
P: 802.264.5635 | F: 802.264.5503

colchestervt.gov

Notice – Under Vermont's Public Records Act, all e-mail, e-mail attachments as well as paper copies of documents received or prepared for use in matters concerning Town business, concerning a Town official or staff, or containing information relating to town business are likely to be regarded as public records which may be inspected by any person upon request, unless otherwise made confidential by law. If you have received this message in error, please notify us immediately by return email. Thank you for your cooperation.

TOWN OF COLCHESTER
PO Box 55
Colchester, Vermont 05446

CERTIFICATE FOR OPENING A TOWN HIGHWAY KNOWN AS

COLLINS FARM ROAD

FOR PUBLIC TRAVEL IN THE TOWN OF COLCHESTER

This is to certify that pursuant to Title 19, Chapter 7, Section 349 V.S.A., the Selectboard of the Town of Colchester at a public meeting held at Colchester, on November 14, 2017 accepted as a Town Highway that parcel of land conveyed to the Town of Colchester.

Description of Right-of-Way:

Being a portion of the lands and premises conveyed to TD Ventures, LLC by Trustee Deed of Elizabeth C. Mack, Trustee of the Elizabeth R. Collins Non-elected Trust f/b/o Ray W. Collins created under a trust agreement entitled the Elizabeth R. Collins Revocable Trust dated September 30, 2003, and as Trustee of the Ray Williston Collins Revocable Trust created under a trust agreement dated September 30, 2003, said Trustee Deed dated March 24, 2015 of record at Book 775, Page 628 of the Town of Colchester Land Records.

Being the roadway as depicted as "60' R.O.W." on a "Survey Plat, Collins Farm Development, Route 7, Colchester, Vermont," dated May 20, 2016 by Warren A. Robenstein of record at Map Slide 480-A of the Town of Colchester Land Records. Reference is also hereby made to a Plat of Survey entitled "Plat of Survey 6 Lot Subdivision, T.D. Ventures, LLC, U.S. Route No. 7, Colchester, Vermont" dated May 19, 2016 by Warren A. Robenstien, of record at Map Slide 479-F of the Town of Colchester Land Records (the "Plat").

Grantor reserves the right to construct, install, maintain and replace utility lines under and along said roadways for the transmission of electricity, telephone, cable television, water, sewer, footing drains and storm drains and the installation of force mains and any other utilities to service the planned community known as Collins Farm Development, as shown on said plats. The construction and installation of said utilities shall be in accordance with the permits granted by the Town of Colchester and State of Vermont. The rights reserved by Grantor herein are temporary and shall terminate upon the complete construction of the project.

Grantor reserves the right to convey underground utilities for water, gas, electricity and telecommunications within the above described lands and premises prior to the acceptance of the above described area for a public roadway.

Reference is made to the terms and conditions of the Declaration of Collins Farm Development, a Planned Community, and the Exhibits thereto, dated August 10, 2016 of record at Book 803, Page 120 of the Town of Colchester Land Records, as the same may be amended from time to time.

Reference is made to the terms and conditions of Town of Colchester Wastewater System and Potable Water Supply Permit WW-C-0472 dated September 15, 2015 of record at Book 785, Page 698 of the Town of Colchester Land Records, as the same may be amended from time to time.

Reference is made to the terms and conditions of State of Vermont Authorization to Discharge Under General Permit 3-9015, Permit Number 7338-9015 a notice of which is of record at Book 779, Page 137 of the Town of Colchester Land Records, as the same may be amended and/or renewed from time to time.

Reference is made to the terms and conditions of the Collins Farm Development Stormwater Maintenance Agreement dated September 22, 2017 of record at Book 825, Page 738 of the Town of Colchester Land Records, as the same may be amended from time to time.

Reference is made to the terms and conditions of the Town of Colchester Findings of Fact and Order dated November 25, 2015 of record at Book 789, Page 559 of the Town of Colchester Land Records.

This deed shall also act as a bill of sale and does hereby convey all of Grantor's right, title and interest in and to all portions of the stormwater system located on, under and through the lands and premises herein conveyed to the Grantee free from all encumbrances, including but not limited to all pipes, catch basins, fixtures, appurtenances and equipment associated therewith.

Reference is hereby made to the above instruments and to their records, and to all deeds and records therein referred with all the privileges and appurtenances thereto, in further aid of this description.

TO HAVE AND TO HOLD said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, Town of Colchester, and its successors and assigns, to their own use and behoof forever;

And the said Grantor, for itself and its successors and assigns, do covenant with the said Grantee, and its successors and assigns, that until the ensealing of these presents the said Grantor is the sole owner of the premises, and have good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE; except as aforesaid.

And the said Grantor hereby engages to WARRANT AND DEFEND the same against all lawful claims whatever, except as aforesaid.

Date Accepted by Selectboard: November 14, 2017

Length of New Road: 0.12 miles

Road Classification: Class 3

Right Of Way Width: 60 ft.

Road Width: 22 ft.

Surface Type: Asphalt

Speed Limit: 25 mph

Hwy #: _____

Recorded in Highway Volume _____ Page(s): _____, Town of Colchester, on

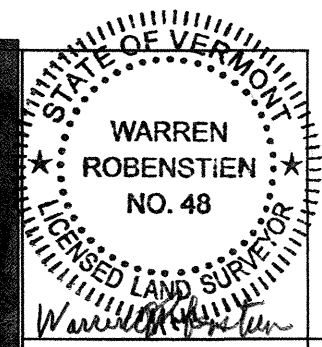
Slide Numbers: _

Richie Murphy

[Signature]

Robert J. Downing

Selectboard



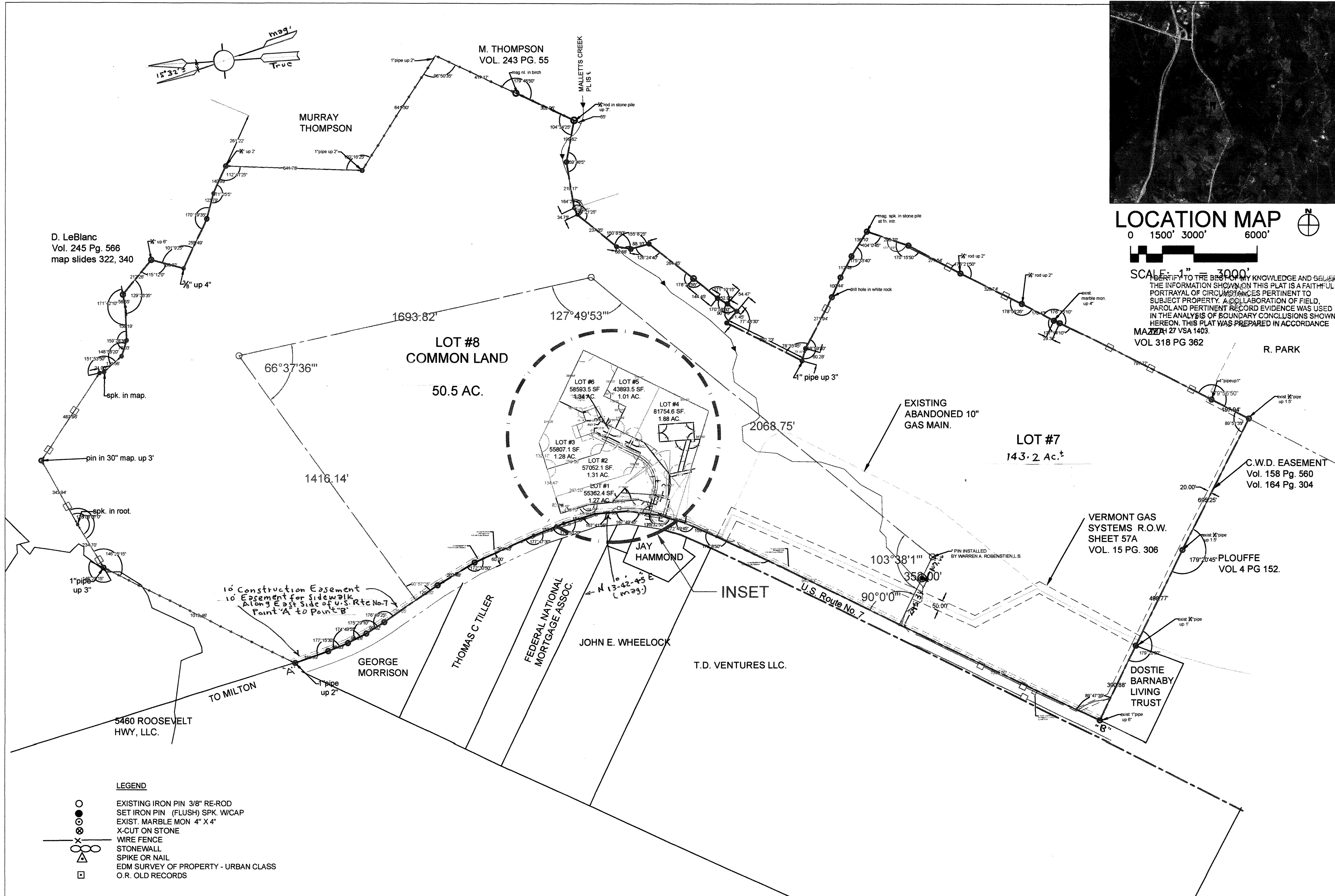
LOCATION MAP

0 1500' 3000' 6000'

SCALE: 1" = 3000'

IDENTIFIED TO THE BEST OF MY KNOWLEDGE AND BELIEF THE INFORMATION SHOWN ON THIS PLAT IS A FAITHFUL PORTRAYAL OF CIRCUMSTANCES PERTINENT TO SUBJECT PROPERTY. A COLLABORATION OF FIELD, PAROLAND PERTINENT RECORD EVIDENCE WAS USED IN THE ANALYSIS OF BOUNDARY CONCLUSIONS SHOWN HEREON. THIS PLAT WAS PREPARED IN ACCORDANCE WITH MAZ 27 VSA 1403.

MAZ 27 VSA 1403
VOL 318 PG 362



rev.#	date	detail

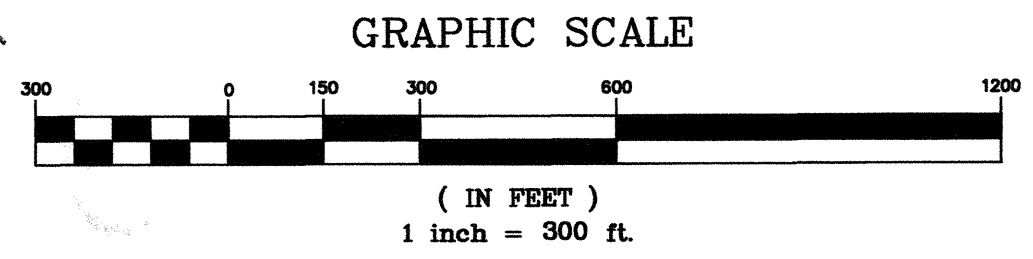
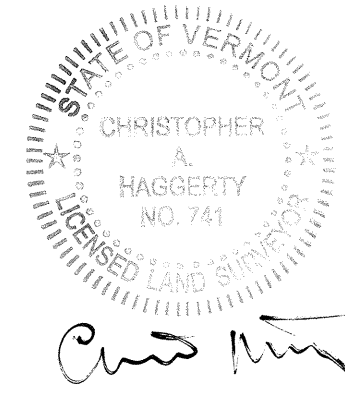
SURVEY PLAT
COLLINS FARM DEVELOPMENT
ROUTE 7
COLCHESTER, VERMONT

- LEGEND**
- EXISTING IRON PIN 3/8" RE-ROD
 - SET IRON PIN (FLUSH) SPK. W/CAP
 - ⊗ EXIST. MARBLE MON 4" X 4"
 - ⊗ X-CUT ON STONE
 - ⊗ WIRE FENCE
 - ⊗ STONEWALL
 - ⊗ SPIKE OR NAIL
 - ⊗ EDM SURVEY OF PROPERTY - URBAN CLASS
 - ⊗ O.R. OLD RECORDS

BUTTON SURVEY NOTE:
"I CERTIFY THAT I, OR PERSONS UNDER MY DIRECT SUPERVISION AND EMPLOY, INSTALLED THE FOLLOWING BOUNDARY MARKERS.

- THE NORTHERLY CORNERS OF LOTS 1, 2 & 3 (WITH THE EXEMPTION OF THE LOT 3-6 COMMON CORNER)
- THE NORTHERLY CORNER OF LOT 6
- THE EASTERLY CORNERS OF LOTS 6, 5, & 4.
- THE SOUTHERLY CORNER OF LOT 4.
- ALL CORNERS PERTINENT TO THE BOUNDARY BETWEEN LOTS 7 & 8 (COMMON LAND) (WITH THE EXEMPTION ON THE PIN ON THE SOUTHERN LINE NOTED WITH AN ASTERISK.)

ALL INSTALLED MARKERS ARE 5/8" REBAR, 40" IN LENGTH, CROWNED WITH AN ALUMINUM CAP INSCRIBED "LS 741."



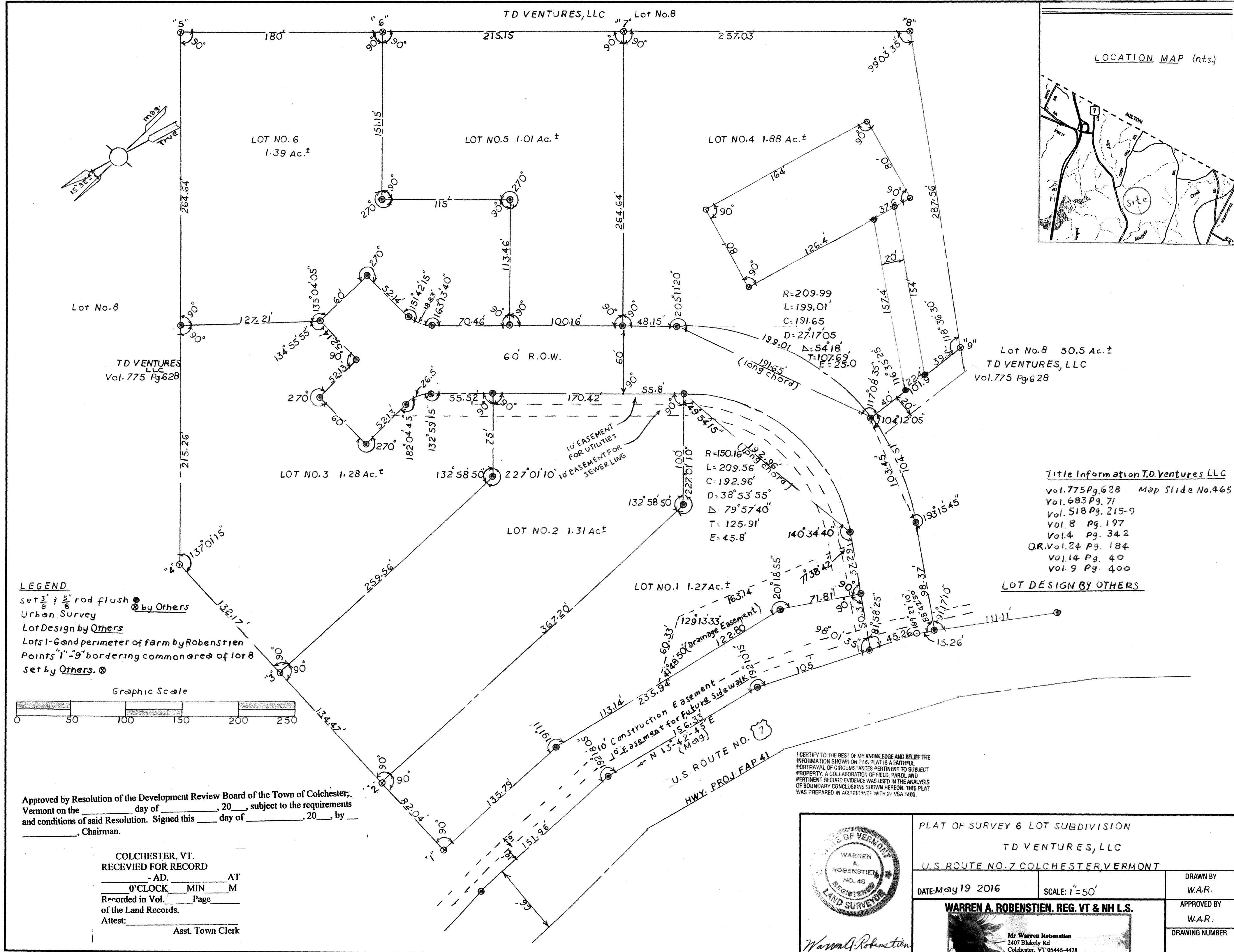
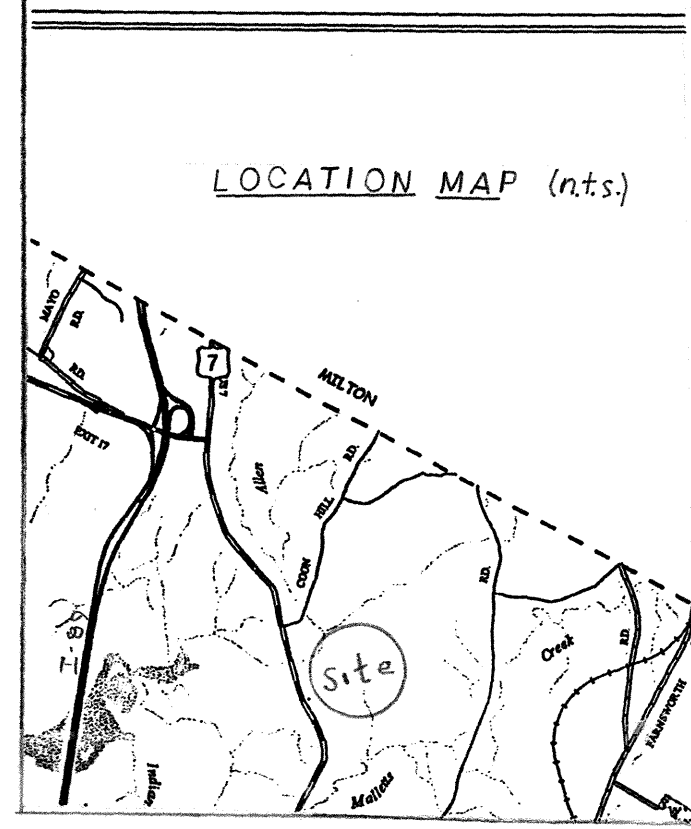
Approved by Resolution of the Development Review Board of the Town of Colchester, Vermont on the _____ day of _____, 20____, subject to the requirements and conditions of said Resolution. Signed this _____ day of _____, 20____, by _____, Chairman.

COLCHESTER, VT.
RECEIVED FOR RECORD
- AD. _____ AT
O'CLOCK _____ MIN _____ M
Recorded in Vol. _____ Page _____
of the Land Records.
Attest: _____
Asst. Town Clerk

SCALE AS NOTED

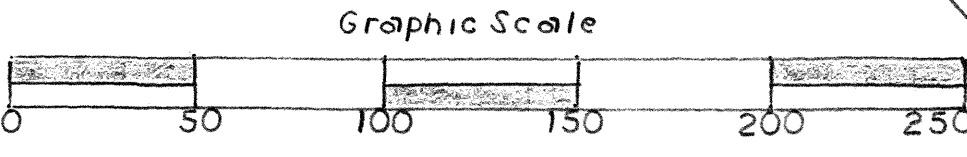
SP

may 20, 2016



Title Information T.D. Ventures LLC
 vol. 775 Pg. 628 Map Slide No. 465
 Vol. 683 Pg. 71
 Vol. 518 Pg. 215-9
 Vol. 8 Pg. 197
 Vol. 4 Pg. 342
 Q.R. Vol. 24 Pg. 184
 Vol. 14 Pg. 40
 Vol. 9 Pg. 400

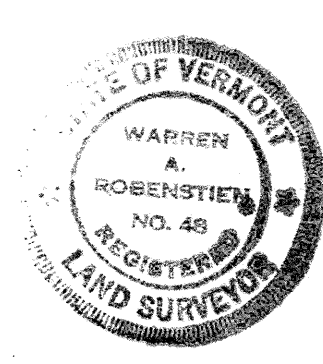
LEGEND
 set 3/8" & 5/8" rod flush by Others
 Urban Survey
 Lot Design by Others
 Lots 1-6 and perimeter of farm by Robenstien
 Points "1"-9" bordering common area of lot 8
 Set by Others. ⊗



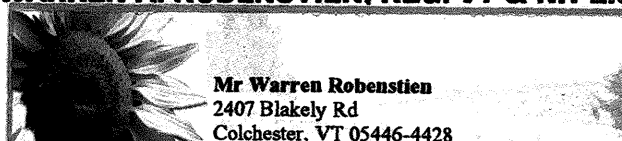
Approved by Resolution of the Development Review Board of the Town of Colchester, Vermont on the _____ day of _____, 20____, subject to the requirements and conditions of said Resolution. Signed this _____ day of _____, 20____, by _____, Chairman.

COLCHESTER, VT.
 RECEIVED FOR RECORD
 _____ AD. _____ AT
 _____ O'CLOCK _____ MIN _____ M
 Recorded in Vol. _____ Page _____
 of the Land Records.
 Attest: _____
 Asst. Town Clerk

I CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE INFORMATION SHOWN ON THIS PLAT IS A FAITHFUL PORTRAYAL OF CIRCUMSTANCES PERTINENT TO SUBJECT PROPERTY. A COLLABORATION OF FIELD, PARCEL AND PERTINENT RECORD EVIDENCE WAS USED IN THE ANALYSIS OF BOUNDARY CONCLUSIONS SHOWN HEREON. THIS PLAT WAS PREPARED IN ACCORDANCE WITH 27 VSA 1403.



Warren A. Robenstien

PLAT OF SURVEY 6 LOT SUBDIVISION TD VENTURES, LLC U.S. ROUTE NO. 7 COLCHESTER, VERMONT		DRAWN BY W.A.R.
DATE: May 19 2016	SCALE: 1"=50'	APPROVED BY W.A.R.
WARREN A. ROBENSTIEN, REG. VT & NH L.S.  Mr Warren Robenstien 2407 Blakely Rd Colchester, VT 05446-4428		DRAWING NUMBER

General Notes

No. Revision/Issue Date

Firm Name and Address
J. Hutchins INC
RD-1

Project Name and Address
Collins Farm

Project Sheet

Date May 08, 2017
Scale 1/30
RD-1

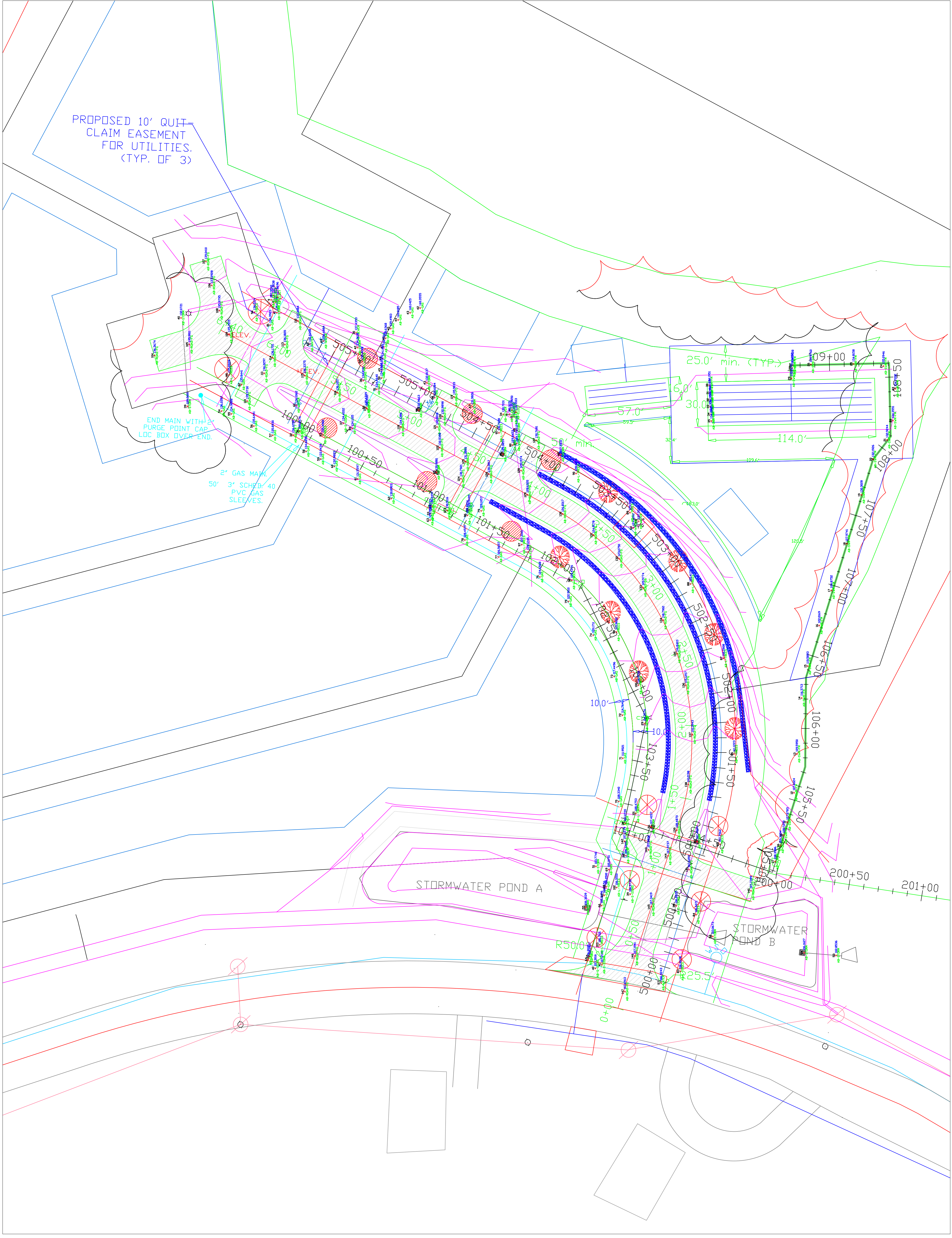
PROPOSED 10' QUIT-CLAIM EASEMENT FOR UTILITIES. (TYP. OF 3)

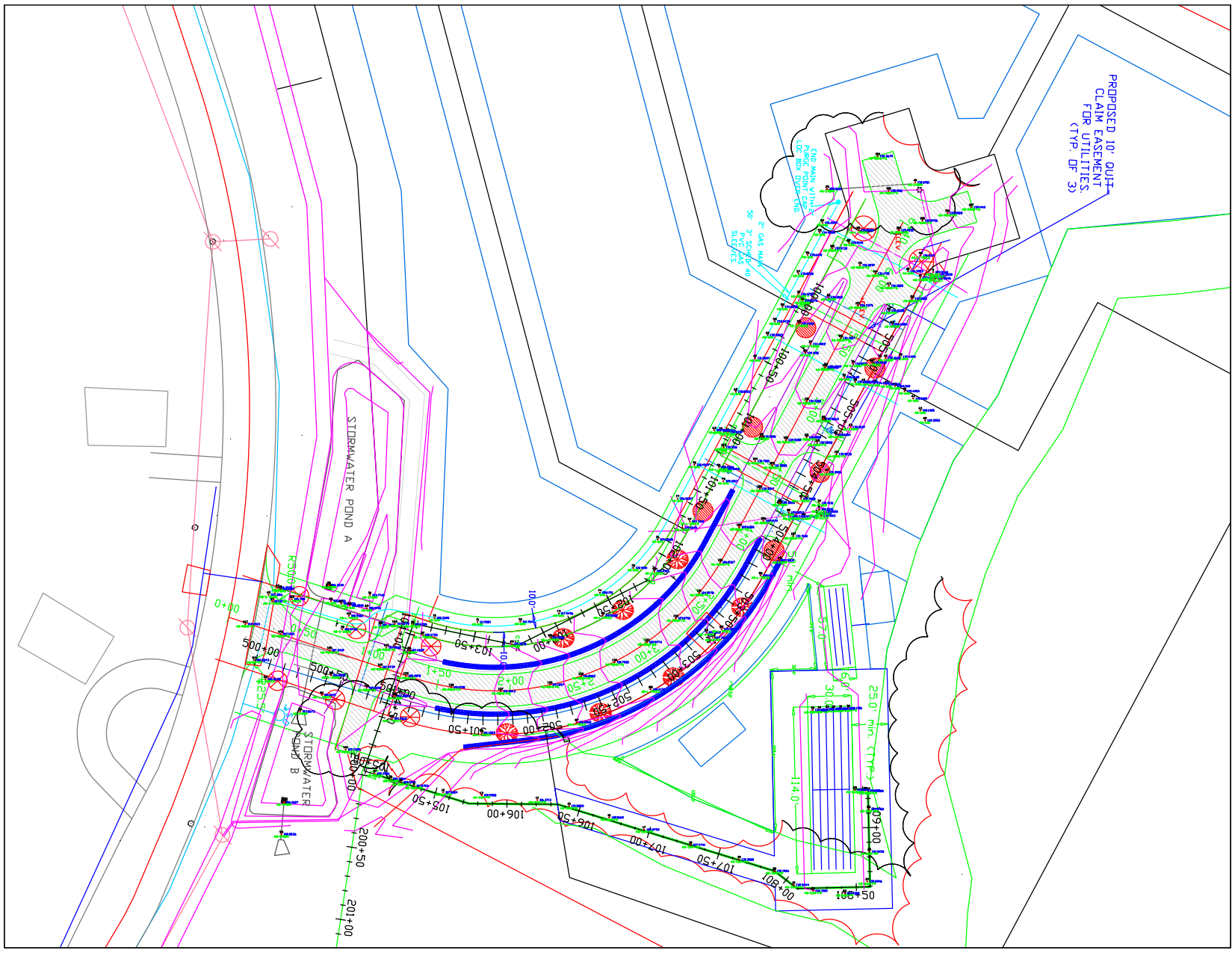
END MAIN WITH 2" PURGE POINT CAP LOC BOX OVER END.

2" GAS MAIN,
50' 3" SCH. B. 40
PVC GAS SLEEVES.

STORMWATER POND A

STORMWATER POND B





General Notes

No.	Revision/Issue	Date

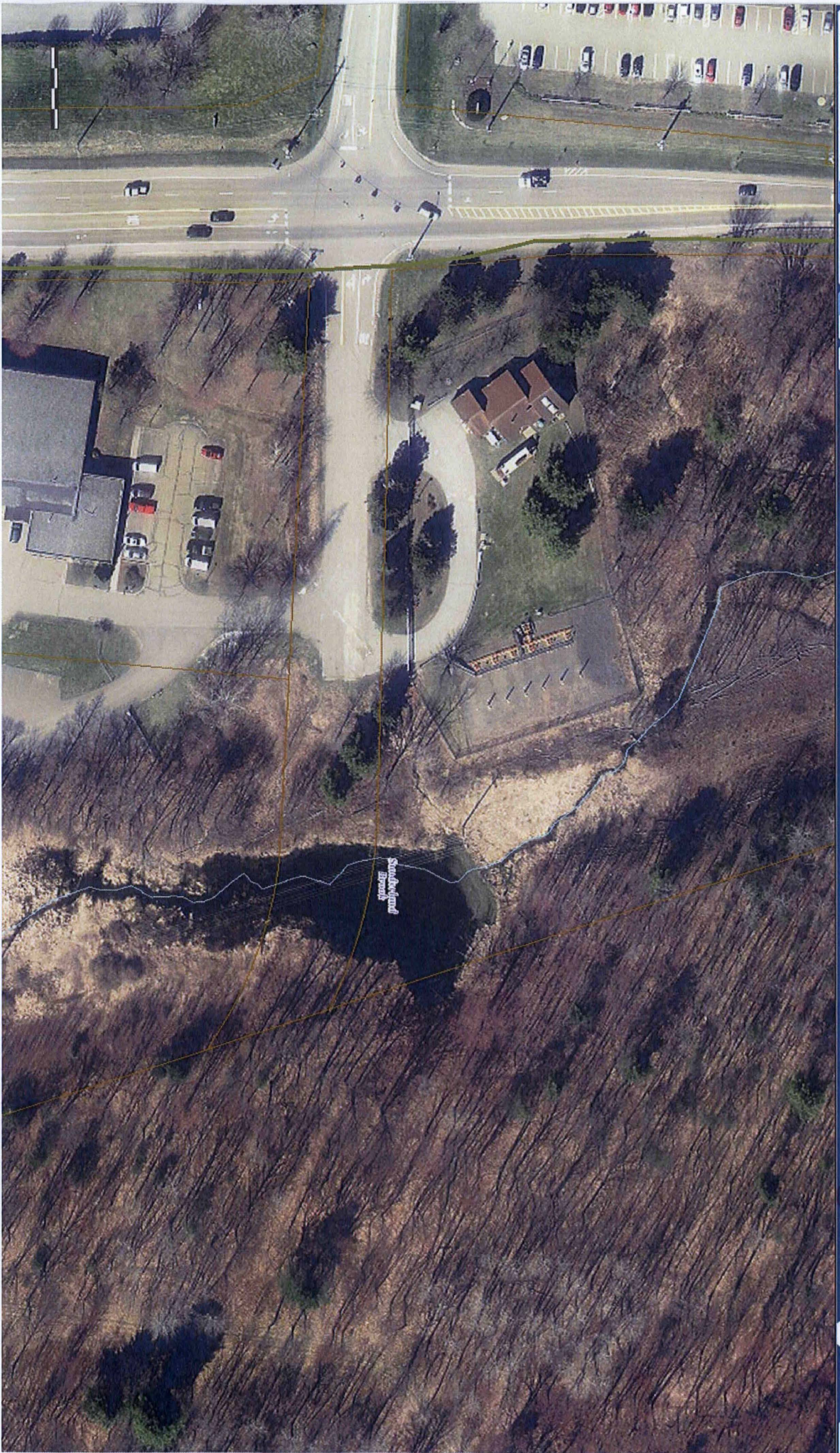
Firm Name and Address
J. Hutchins INC
 RD-1

Project Name and Address
Collins Farm

Project	Sheet
Date April 19, 2017	RD-1
Scale 1/30	



Judy Ann Brooks



Champlain Aerial.jpg