

District 5, 8
 Certcode 0410-0

**CERTIFICATE OF HIGHWAY MILEAGE
 YEAR ENDING FEBRUARY 10, 2026**

Fill out form, make and file a copy with the Town Clerk, and submit the Mileage Certificate on or before February 20, 2026 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 MILTON 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	0.000
Class 2	33.560			33.560	0.000
Class 3	69.13	-0.1	0.12	69.25	0.000
State Highway	18.117			18.117	0.000
Total	120.807	-0.1	0.12	120.927	0.000
* Class 1 Lane	0.000			0.000	
* Class 4	5.63			5.63	0.000
* Legal Trail	1.61			1.61	

* 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".
 +0.1 mi Clifford Dr.

Mileage adjustment by K. Alley (VTrans) on 2/23/2026 as per email correspondence on 2/23/2026

DS


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

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

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

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:





Signature of T/C/V Clerk: Keith Beas

Date Filed: 2/18/26

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: 4/10/2026

Alley, Kerry

From: Allyssa Downs <adowns@miltonvt.gov>
Sent: Monday, February 23, 2026 11:45 AM
To: Alley, Kerry
Subject: RE: Question - Town of Milton Mileage Certificate

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

Hey Kerry,

Thanks for the clarification. The Town and the selectboard will not have an issue with this change.

Thanks!

From: Alley, Kerry <Kerry.Alley@vermont.gov>
Sent: Monday, February 23, 2026 11:37 AM
To: Allyssa Downs <adowns@miltonvt.gov>
Subject: RE: Question - Town of Milton Mileage Certificate

Good afternoon Allyssa,

The measure I obtained for Clifford Dr using our mapping software is 0.12 mi instead of 0.10 mi because it is our policy to measure the length of a highway from its intersecting centerline and round to the nearest 0.01 mi, as opposed to using only the length of its underlying right of way dimensions. Unless you or the Selectboard has a problem with this, I will adjust the mileage on the Certificate to 0.12 mi and add an explanatory note with my initials as shown below:

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	33.560			33.560	0.000
Class 3	69.13	-0.1 ^{0.12}		69.23 ^{69.25}	0.000
State Highway	18.117			18.117	0.000
Total	120.807	-0.1^{0.12}		120.907^{120.909}	0.000
* Class 1 Lane	0.000			0.000	
* Class 4	5.63			5.63	0.000
* Legal Trail	1.61			1.61	

* 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".
^{0.12}
^{+0.1} mi Clifford Dr. Mileage adjustment by K. Alley (VTrans) on 2/23/2028 as per email correspondence on 2/23/2028

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

Thank you,

Kerry

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

From: Allyssa Downs <adowns@miltonvt.gov>
Sent: Thursday, February 19, 2026 12:25 PM
To: AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Subject: RE: Question - Town of Milton Mileage Certificate

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

Hey Kerry,

Here are the rest of the documents. That must not have attached to the other email.

Yes, I would be the person to contact.

Thanks!

From: AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Sent: Thursday, February 19, 2026 12:21 PM
To: Allyssa Downs <adowns@miltonvt.gov>; AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Subject: RE: Question - Town of Milton Mileage Certificate

Good afternoon Allyssa,

Thanks for sending in the Mileage Certificate! It looks good, but could you also send us copies of the documents that demonstrate that the section of road was legally established (e.g. summary of findings, or a deed and selectboard minutes) and a map that we can use to accurately map the new segment? PDF survey plans are ideal.

Would you be the best person for me to speak with about some other potential updates to the Milton Town Highway Map (for next year)?

Kerry

From: Allyssa Downs <adowns@miltonvt.gov>
Sent: Thursday, February 19, 2026 8:50 AM
To: AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Subject: RE: Question - Town of Milton Mileage Certificate

You don't often get email from adowns@miltonvt.gov. [Learn why this is important](#)

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

Here is the signed mileage certificate for the Town of Milton.

Thanks!

From: AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Sent: Tuesday, February 10, 2026 12:49 PM
To: Allyssa Downs <adowns@miltonvt.gov>; AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Subject: RE: Question - Town of Milton Mileage Certificate

Thank you Allyssa!

Good job on your first try! We usually ask that all the mileage is filled out in Part I. Also, when is the Selectboard meeting to sign this? Will it be before February 20?

Best,

Pam

Pamela DeAndrea (she/her) | AOT GIS Professional IV
Data Management Section / Mapping Unit
Highway Division / Asset Management & Planning Bureau
Vermont Agency of Transportation
219 N. Main Street | Barre, VT 05641
802-793-7555 cell | pam.deandrea@vermont.gov
<https://vtrans.vermont.gov/>

From: Allyssa Downs <adowns@miltonvt.gov>
Sent: Tuesday, February 10, 2026 11:37 AM
To: AOT - Mileage Certificates <AOT.MileageCertificates@vermont.gov>
Subject: Question - Town of Milton Mileage Certificate

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

Good afternoon,

This is my first year submitting the mileage certificate and was wondering if you would look at it and tell me if it looks good before I need to go to the select board for approval or if there are things that need to be added or fixed.

Thanks!

Allyssa Downs
Public Works Project Manager



802.891.8009 (direct) | 802.735.6540 (cell) | 802.893.6655 (office)

Town of Milton
43 Bombardier Road
Milton, VT 05468-3205
www.miltonvt.gov

Please note, by Vermont's Public Records Act, emails (and other documents or attachments), including responses and forwards, produced/acquired by a government agency, such as the Town of Milton, are considered public records and are subject to disclosure, unless specifically exempted from disclosure by the Act.

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Regular Meeting

Monday, October 20, 2025, 6:00 p.m.
Community Room, 43 Bombardier Road, Milton, VT 05468
In Person and/or Via Zoom

Selectboard Members Present: Michael Morgan, Vice Chair; Brenda Steady, Clerk; Leland Morgan, Member; Diane Barrows, Members

Selectboard Members Absent: Darren Adams, Chair

Staff Present: Chris Taylor, Town Manager; Brittany Tradup, Executive Assistant to the Town Manager; John Bartlett, HR and Operations Director; Amber N. Baker, Finance Director; Amanda Pitts, Zoning Administrator; Eric Gallas, Highway Superintendent; Frank Scalise, Police Chief; Cymone Bedford, Planning & Development Review Director (remote)

Others Present: Betsy Paret; Kyle Church, Turner Estates HOA; Michael Frett, *The Islander*; Shannon Gunderson, *Milton Independent* (remote); Jeff Arango, FRAMEWORK (remote); Sarah Lukins, FRAMEWORK (remote); Joseph Duquette (remote)

I. Call to Order

M. Morgan called the meeting to order at 6:00 p.m.

II. Flag Salute

M. Morgan led the attendees in the Pledge of Allegiance.

III. Agenda Review

C. Taylor requested to add an item to accept a resignation from the Planning Commission. M. Morgan added this item immediately following the Consent Agenda.

IV. Public Forum

None.

V. Consent Agenda

- Approval of Selectboard Meeting Minutes of 10.06.2025
- Approval of Warrant #9
- Supplemental Warrant: Quarterly Water/Sewer Bills

Motion made by L. Morgan to approve the Consent Agenda as stated, with a second by D. Barrows. Motion approved unanimously.

VI. Accept Resignation from the Planning Commission

Chris Taylor, Town Manager

C. Taylor requested the Selectboard accept the resignation of Patricia Howes from the Planning Commission, effective immediately, as she is unable to fulfill her duties.

Motion made by L. Morgan to accept the resignation of Patricia House, effective immediately, with a second by D. Barrows. Motion approved unanimously.

VII. Downtown Core Master Plan – Phase II Update

Jeff Arango, FRAMEWORK; Cymone Bedford, Planning & Development Review Director

C. Bedford introduced this item, noting that Phase I was conceptual (aesthetics and visual recommendations), and Phase II focuses on bylaw updates and conceptual site planning. C. Taylor emphasized that the ideas presented were purely conceptual visionary work, and no approvals were needed at this meeting.

J. Arango outlined the scope of work for Phase II, which includes updating the bylaws to be consistent with the master plan, conceptual site planning for Town-owned properties, and a supplemental master plan focused on a strategy for stormwater management in the study area. As part of this discussion, J. Arango introduced the possibility of transitioning to a form based code, which focuses more on physical elements rather than land use, which will make administration easier.

There was discussion among Selectboard members regarding the concepts presented, pros and cons with form based code, and the benefits of incorporating stormwater management concepts into the plan. No action was taken by the Selectboard.

VIII. Winter Salt Purchase

Eric Gallas, Highway Superintendent

E. Gallas introduced this item, as per the following resolution. The cost increase is approximately \$23,400 more than last year, which will be absorbed within the budget. E. Gallas confirmed that using Cargill, based in Shelburne, VT, provides a reliable supply chain that avoids challenges associated with vendors farther away.

Winter Salt Purchase for 2025-2026 Winter Season

WHEREAS, the Administrative Code Purchasing Policy, duly adopted by the Selectboard of the Town of Milton and amended on October 5, 2020, requires competitive bidding and Selectboard approval for purchases over \$15,000 by the Town; and

WHEREAS, the Department of Public Works Highway Division requires the purchase of winter salt for the 2025-2026 winter season; and

WHEREAS, the Department of Public Works Highway Division's FY26 budget includes \$220,000.00 for the purchase of winter salt; and

WHEREAS, the Town received the following bid:

- Cargill, Inc. - \$99.50 per ton;

WHEREAS, Cargill, Inc. has provided the State bid price for Vermont towns in District 5, and staff recommends awarding the contract accordingly;

THEREFORE, BE IT RESOLVED, by the Selectboard of the Town of Milton that the Department of Public Works Highway Division has satisfied the requirements of the Town of Milton Administrative Code, and that the Selectboard hereby awards Cargill, Inc. the FY26 winter salt contract at a rate of \$99.50 per ton, in an amount not to exceed \$220,000.00, and authorizes the Town Manager or their designee to execute all necessary documents related to this award.

Motion made by L. Morgan to award Cargill, Inc. the FY26 winter salt contract at a rate of \$99.50 per ton, in an amount not to exceed \$220,000.00, and authorize the Town Manager or his

designee to execute all necessary documents related to this award, with a second by B. Steady. Motion approved unanimously.

IX. Winter Operations

Eric Gallas, Highway Superintendent

E. Gallas presented the updated Winter Operations Guidelines, noting that the document lays out operational procedures and includes updates regarding employees, contacts and newly accepted streets. C. Taylor emphasized that Milton operates under a “safe roads” policy, not a “bare roads” policy and that the cycle time for plowing a full route is up to four hours. E. Gallas noted that, while sidewalks are important, they are considered secondary to roads and are dependent on staffing levels. C. Taylor encouraged the public to view the comprehensive document on the town website.

There was a brief discussion about the notification process for storms.

Motion made by L. Morgan to accept the Winter Operations Guidelines as discussed and explained, with a second by D. Barrows. Motion approved unanimously.

X. Public Infrastructure Acceptance

Amanda Pitts, Zoning Administrator

A. Pitts presented two infrastructure acceptance requests:

- **Clifford Drive (Turner Estates):** The Turner Estates development began construction in 2007. The project entered the warranty period in 2008, but many items delayed the Town’s acceptance through the public infrastructure process. The Homeowners Association (HOA) has corrected previous deficiencies with specific water and sewer infrastructure, and staff inspections have indicated the road, sidewalks, stormwater, and water/sewer infrastructure are now in satisfactory condition for acceptance as Town infrastructure.

Motion made by L. Morgan to accept the warranty deeds and easements for public infrastructure associated with the Turner Estates development and release the remaining surety, with a second by D. Barrows. Motion approved unanimously.

- **Dogwood Circle:** The developer completed construction and is ready to enter the two-year warranty period. Staff has performed inspections and expressed confidence in the infrastructure. The recommendation is to reduce the surety down to 10% of the original value. The Town will plow this development during the warranty period because it is located very close to the Public Works facility.

Motion made by L. Morgan to accept the irrevocable offer of dedication for the public infrastructure associated with Dogwood Circle, enter the two-year warranty, and reduce the surety to 10% of the original surety amount, with a second by D. Barrows. Motion approved unanimously.

XI. Water/Wastewater Gateway Purchase

Tom Elwood, Water/Wastewater Superintendent

T. Elwood introduced this item, as per the following resolution. He explained that the purchase aligns with national trends, facilitating the transition to smart meters and a central reading location. A survey indicated the system could cover about 64% (conservatively; estimated closer to 85%) of the Town’s meters initially. The primary benefits include savings in staff hours and the implementation of a customer portal, which will allow customers to track usage and receive immediate leak notifications – thus improving customer service and reducing instances of high bills.

Authorization to Purchase Advanced Meter Infrastructure and Customer Portal

WHEREAS, for the last several years, the Milton Water and Wastewater Department has been upgrading to Neptune smart water meters for Milton customers with a goal of increasing the efficiency of the meter-reading process with remote meter reading capabilities; and

WHEREAS, the Milton Water and Wastewater Department has been working with Ti-SALES, the regional distributor of Neptune equipment, to survey the Town of Milton's existing meter system; and

WHEREAS, Ti-SALES presented their findings on October 1, 2025, along with a proposal to install an Advanced Meter Infrastructure (AMI) and customer portal. The proposed system will allow for further efficiency improvements in the meter-reading process by offering access to real-time usage data. This technology makes it possible to detect potential leaks earlier and improves customer service with online access to account information and correspondence; and

WHEREAS, the proposal from Ti-SALES, in the amount of \$63,056.73, includes the installation of a Neptune R900 Gateway V4 Data Collector and a customer portal, including any applicable fees; and

WHEREAS, the Neptune R900 Gateway V4 Data Collector is sole-sourced, so competitive bids have not been solicited. The proposed system is the only data collector and software compatible with Neptune meters, which the Town of Milton uses exclusively, and Ti-SALES is the regional distributor of Neptune products; and

WHEREAS, this is an approved Capital Improvement Project (CIP) budget proposal for FY25, with a budgeted amount of \$85,000.00; and

WHEREAS, annual subscriptions (totaling \$18,614.49) are included in the proposal for the first-year CIP purchase and will be budgeted as operational expenses in future years; and

WHEREAS, the funding for this purchase will be split equally between the Water Department Budget and Wastewater Department Budget (GL code 50-10-410-700.00 and 55-20-420-700.00); and;

NOW, THEREFORE, BE IT RESOLVED that the Selectboard of the Town of Milton authorizes the Town Manager, or their designee, to execute all documents necessary to complete the purchase of the Advanced Meter Infrastructure and customer portal from Ti-SALES in the amount of \$63,056.73.

Motion made by L. Morgan to authorize the Town Manager, or his designee, to execute all documents necessary to complete the purchase of the Advanced Meter Infrastructure and customer portal from Ti-SALES in the amount of \$63,056.73, with a second by B. Steady. Motion approved unanimously.

XII. Authorization to Purchase Asset Forfeiture Vehicle

Frank Scalise, Chief of Police

Chief Scalise requested authorization, per the following resolution, to purchase a vehicle for the newest detective using equitable sharing funds (asset forfeiture money). Chief Scalise clarified that asset sharing funds come from the proceeds of seized criminal activity on a federal level and are used to go above and beyond current budget restrictions for specific public safety needs. These are not taxpayer dollars. The new vehicle is essential for the detective's work and helps the department protect and serve the community. He then answered questions from the Selectboard.

Authorization to Purchase Asset Forfeiture Vehicle

WHEREAS, the Administrative Code Purchasing Policy duly adopted by the Selectboard of the Town of Milton and amended October 5, 2020, requires competitive bidding and Selectboard approval for purchases over \$15,000.00 by the Town; and

WHEREAS, the Milton Police Department seeks authorization to purchase one vehicle, new condition, at competitive pricing through McGovern Municipal with Equitable Sharing funds; and

WHEREAS, quotes from McGovern Municipal (\$30,592.00), Handy Chevrolet (\$33,471.00), and Della Chevrolet (\$34,717.50) were obtained, with McGovern Municipal being the most competitive; and

WHEREAS, equitable sharing funds are permitted to be used for the purchase of law enforcement equipment to include vehicles; and

WHEREAS, the total cost of the vehicle will not exceed \$32,000.00; and

NOW, THEREFORE, BE IT RESOLVED, that the Milton Selectboard authorized the Town Manager, or their designee, to execute the necessary documents to purchase one vehicle from McGovern Municipal, using equitable sharing funds, for a total cost not to exceed \$32,000.00.

Motion made by L. Morgan to authorize the Town Manager, or their designee, to execute the necessary documents to purchase one vehicle from McGovern Municipal, using equitable sharing funds, for a total cost not to exceed \$32,000.00, with a second by D. Barrows. Motion approved unanimously.

XIII. Adopt Policy on Town Policies

Chris Taylor, Town Manager

Chris Taylor presented this item, explaining that the policy's purpose is to streamline internal processes by outlining how to write, track, number, and maintain policies and ensure a five-year rotation of review. Chris Taylor stressed that this policy does not change the Selectboard's role, which retains the final say and approval authority over all Town policies.

Motion made by L. Morgan to adopt the Policy on Town Policies (Policy #TM410.075), as presented, with a second by B. Steady. Motion approved unanimously.

XIV. Budget Process Timeline Discussion

Amber N. Baker, Finance Director; Chris Taylor, Town Manager

A. Baker and C. Taylor introduced this item, reviewing the proposed timeline. New to this timeline is a proposed all-day budget meeting to be held in late November (initially suggested November 24th) to provide a more relaxed discussion format where department heads present their budgets directly to the Selectboard. The goal is to wrap up the budget earlier than in previous years. Key proposed dates includes the Selectboard adopting the budget on January 5th and giving a presentation at the Regular Selectboard meeting on February 2nd, before absentee ballots go out on February 11th. There was a brief discussion about the budget for salary increases. The Selectboard agreed to determine a suitable date for the all-day meeting at the next meeting.

XV. Update from Town Manager and Board Members

Chris Taylor, Town Manager

Chris Taylor provided the following updates:

- A main water line break occurred on October 9th, requiring staff intervention. A subsequent tabletop exercise deemed the Town's response appropriate, though communication needs improvement. C. Taylor is meeting with CWD (Champlain Water District) to discuss their response.
- The Town is working with a resident on Erling Drive who needs a septic system but is blocked by an existing easement for a potential road extension that is no longer planned. The Town is considering discontinuing the easement to assist the resident.
- Trunk or Treat will be held this Friday, October 24th, from 5:30 p.m. to 7:30 p.m. at the Don Turner Jr. Public Works Facility. Parking will be at Bombardier Park.
- The Fieldhouse in Bombardier Park will be winterized, and bathrooms will be closed for the season on October 30th.
- The Town is solidifying quotes for windows at the Grange Hall. The goal is to bring the quote for approval on November 3rd and potentially install them before snow falls, as windows are prioritized over doors for efficiency. The project is using existing CIP funds and other resources due to delays in receiving expected grant vouchers.

- Auditors were present all week in the Community Room, and A. Baker and her team provided necessary information.

XVI. Executive Session – Personnel and Public Safety

Motion made by B. Steady to find that premature knowledge about Personnel and Public Safety would cause the Town or person to suffer a substantial disadvantage. Second by L. Morgan. Motion approved unanimously.

Motion made by B. Steady to move enter into executive session at 7:38 p.m. to discuss Real Estate and Contracts under the provisions of 1 VSA 313 (a)(1) of the Vermont Statutes and 1 VSA 313 (a)(10) of the Vermont Statutes; to include the following; Selectboard members: D. Adams, M. Morgan, B. Steady, D. Barrows and L. Morgan; Town Manager, C. Taylor;. Second by L. Morgan. Motion approved unanimously.

Motion made by L. Morgan to close executive session at 8:07 p.m., with a second by B. Steady. Motion approved unanimously.

No action was taken as a result of the Executive Session.

XVII. Adjournment

Motion made by L. Morgan to adjourn the meeting at 8:11 p.m., with a second by D. Barrows. Motion approved unanimously. Meeting adjourned by M. Morgan.

All documents pertaining to this meeting may be viewed using the following link:

https://miltonvt.sharepoint.com/:f:/s/TownOfMiltonFilesFolders/Ep7o_450EHhNurmQjJIU83IB28R1sDFi_WtqP8_ExloJRw?e=ltaSWQ

A video recording of this meeting can be found at the following location:

<https://miltonvt.sharepoint.com/:v:/s/TownOfMiltonFilesFolders/ERTH2ydkLN9FIC-pj9HeKn8BpabgC--NUYTm0X6cQlqtYq?e=ntTx7y>

Minutes recorded and submitted by Brittany Tradup, Executive Assistant to the Town Manager

APPROVED MINUTES:	<i>Brenda Steady, Clerk</i> Brenda Steady, Clerk	11/3/25 Date
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ATTEST:	<i>Krist Beas</i> Milton Town Clerk	11/4/25 Filed this day with the Milton Town Clerk's Office.
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All Volume, Page and Map Slide references herein are to the Town of Milton Land Records.

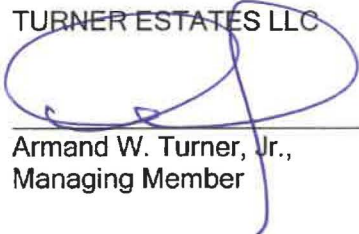
Reference is hereby made to the above-mentioned instruments, the records thereof, the references therein made, and their respective records and references, in further aid of this description.

TO HAVE AND TO HOLD all said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, Town of Milton and its successors and assigns, to its own use and behoof forever; And the said Grantor, TURNER ESTATES LLC, for itself and its successors and assigns, does covenant with the said Grantee, Town of Milton and its successors and assigns that until the ensealing of these presents TURNER ESTATES LLC is the sole owner of the premises, and has good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE; except as aforesaid; and TURNER ESTATES LLC hereby engages to WARRANT AND DEFEND the same against all lawful claims whatever, except as aforesaid.

IN WITNESS WHEREOF, Grantor hereunto sets its hand and seal this 27 day of May, 2008.

By:

TURNER ESTATES LLC

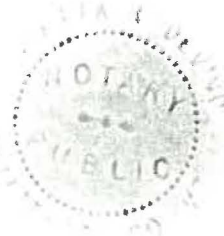

Armand W. Turner, Jr.,
Managing Member

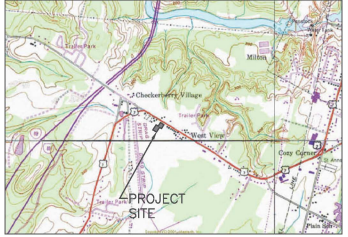
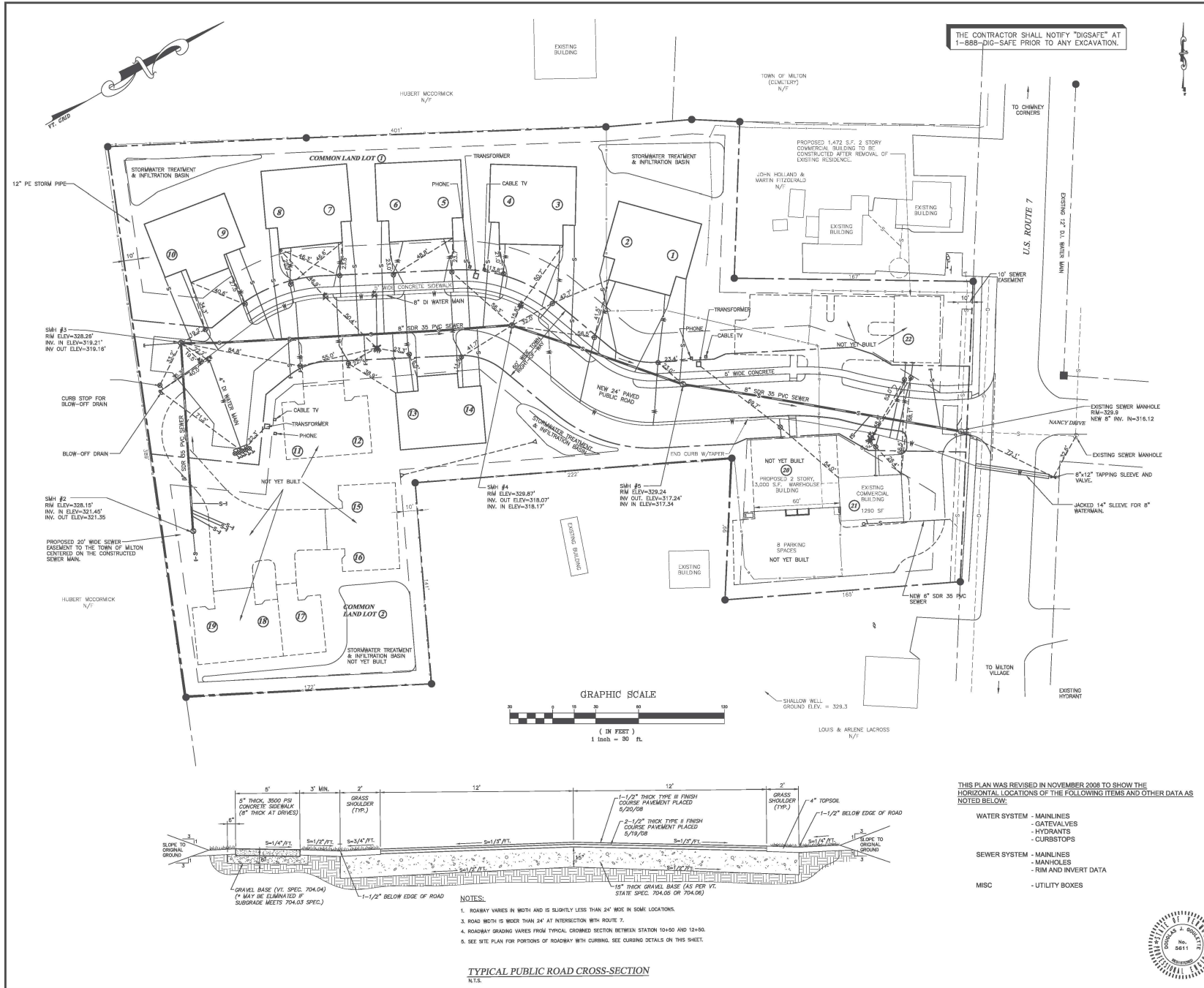
STATE OF VERMONT
COUNTY OF CHITTENDEN, SS.

At Milton, this 27th day of May, 2008, Armand W. Turner, Jr. personally appeared, as Managing Member of Turner Estate LLC and he acknowledged this instrument, by him sealed and subscribed, to be his free act and deed and the free act and deed of Turner Estates LLC.

Before me,

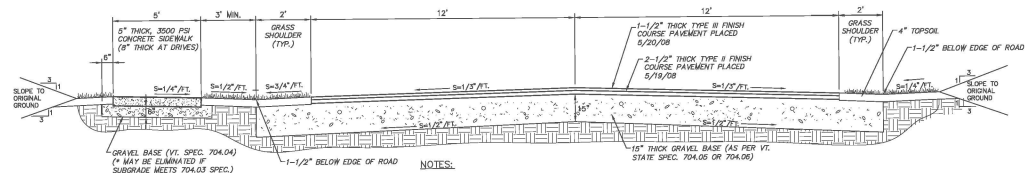
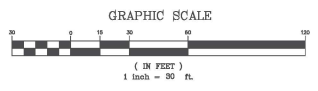

Notary Public





LOCATION PLAN
N.T.S.

- LEGEND**
- PROJECT PROPERTY LINE
 - ABUTTING PROPERTY LINE
 - SETBACK LINE
 - EXISTING UTILITY POLE
 - EXISTING FENCE LINE
 - EXISTING WATER LINE HYDRANT AND VALVE
 - EXISTING SEWER LINE AND MANHOLE
 - EXISTING SIGN
 - EXISTING WELL
 - PROPOSED STORM LINE
 - NEW SANITARY SEWER MAIN AND MANHOLE WITH 8" SDR 35 PVC SERVICE FROM THE MAIN TO THE ROAD RIGHT OF WAY, THEN REDUCING TO 4" TO UNIT.
 - NEW WATER LINE AND VALVE WITH 3/4" SERVICE AND CURBSTOP
 - NEW HYDRANT



- NOTES.**
- ROADWAY VARIES IN WIDTH AND IS SLIGHTLY LESS THAN 24' WIDE IN SOME LOCATIONS.
 - ROAD WIDTH IS WIDER THAN 24' AT INTERSECTION WITH ROUTE 7.
 - ROADWAY GRADING VARIES FROM TYPICAL CROWNED SECTION BETWEEN STATION 10+50 AND 12+50.
 - SEE SITE PLAN FOR PORTIONS OF ROADWAY WITH CURBING. SEE CURBING DETAILS ON THIS SHEET.

TYPICAL PUBLIC ROAD CROSS-SECTION
N.T.S.

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

OWNER/APPLICANT

ARMAND TURNER, JR.
550 NORTH ROAD
MILTON, VT 05468

THIS PLAN WAS REVISED IN NOVEMBER 2008 TO SHOW THE HORIZONTAL LOCATIONS OF THE FOLLOWING ITEMS AND OTHER DATA NOTED BELOW:

- WATER SYSTEM - MAINLINES**
- GATEVALVES
 - HYDRANTS
 - CURBSTOPS
- SEWER SYSTEM - MAINLINES**
- MANHOLES
 - RIM AND INVERT DATA
- MISC**
- UTILITY BOXES

REVISIONS		# OF SHEETS
THESE PLANS WITH LATEST REVISIONS SHOULD ONLY BE USED FOR THE PURPOSE SHOWN BELOW:		
<input type="checkbox"/>	SKETCH/CONCEPT	
<input type="checkbox"/>	PRELIMINARY	
<input type="checkbox"/>	FINAL	
<input checked="" type="checkbox"/>	RECORD DRAWING	
TURNER ESTATES		proj. no. 030508
A PLANNED UNIT DEVELOPMENT		survey L&D
U.S. ROUTE 7 MILTON, VERMONT		design
RECORD DRAWING		drawn DJG
		checked DLH
		date 11-17-08
		scale
		1" = 30'
		sht. no. 1R
		030508-REC



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