

District 5  
Certcode 0417-0

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

WILLISTON, VT TOWN CLERK'S OFFICE  
Received Feb 21, 2018 08:50A  
Recorded in VOL: 16 PG: 640- 640  
Of Williston Land Records  
ATTEST: Deborah Beckett, Town Clerk

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 WILLISTON 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	19.280			19.280	0.000
Class 3	54.19	0.12	11	54.30 54.31	0.000
State Highway	18.642			18.642	0.000
<b>Total</b>	<b>92.112</b>			<b>92.232</b>	<b>0.000</b>
* Class 1 Lane	0.000			-	
* Class 4	2.42			2.42	0.000
* Legal Trail	0.80			0.80	

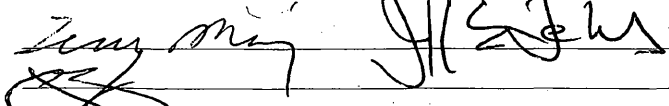
\* Mileage for Class 1 Lane, Class 4, and Legal Trail classifications are NOT included in total.

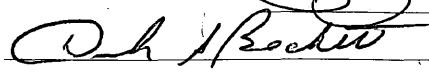
**PART II - INFORMATION AND DESCRIPTION OF CHANGES SHOWN ABOVE.**

- NEW HIGHWAYS:** Please attach Selectmen's "Certificate of Completion and Opening".  
Primrose Lane <sup>0.12</sup>~~0.11~~ miles  
*Mileage adjustment by K. Alley as per email correspondence with Bruce Hoar on 3/20/2018*
- DISCONTINUED:** Please attach SIGNED copy of proceedings (minutes of meeting).
- RECLASSIFIED/REMEASURED:** Please attach SIGNED copy of proceedings (minutes of meeting).
- 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: 2/21/2018

Please sign ORIGINAL and return it for Transportation signature.

AGENCY OF TRANSPORTATION APPROVAL: Signed copy will be returned to T/C/V Clerk.

APPROVED:  DATE: 4/18/2018

Received

FEB 26 2018

Vermont Statutes Annotated

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

Transportation Planning & Intermodal  
Development Division

**§ 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.

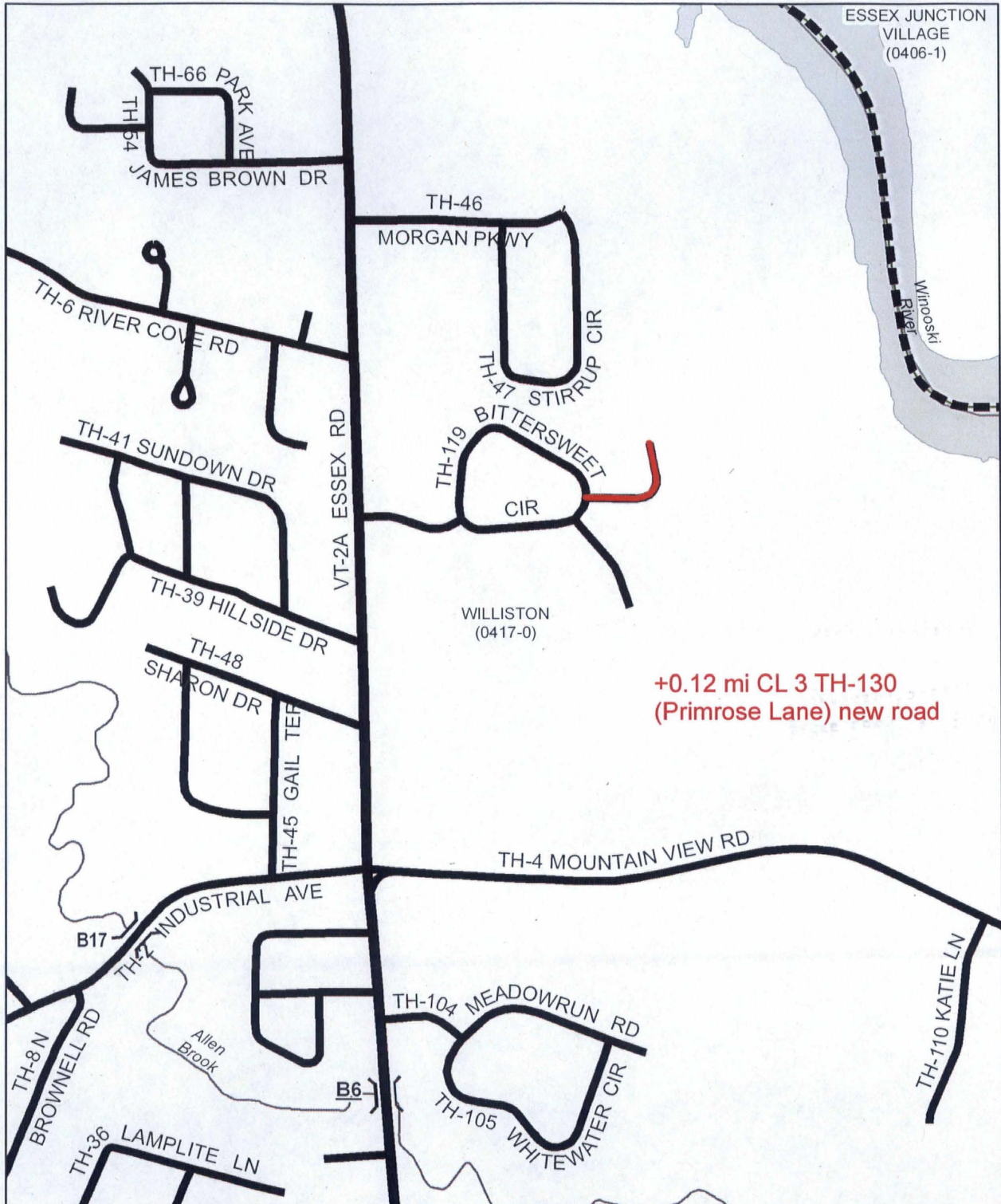
(e) The agency shall not accept any change in mileage until the records required to be filed in the town clerk's office by this section are received by the agency. A request by a municipality to the agency for a change in mileage shall include a description of the affected highway or trail, a copy of 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>

December 2017

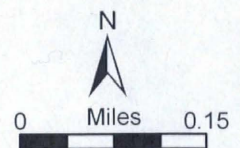


**Mileage Certificate Changes 2018**

**WILLISTON**

(0417-0)

Mapping Section  
 Division of Policy and Planning  
 Vermont Agency of Transportation -- April 10, 2018



**Alley, Kerry**

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**From:** Bruce Hoar <bhoar@willistonvt.org>  
**Sent:** Tuesday, March 20, 2018 10:00 AM  
**To:** Alley, Kerry  
**Subject:** RE: Highway Mileage and Certificate

Hi Kerry,

That would be fine with us.

Thanks  
Bruce

Bruce K. Hoar  
Public Works Director  
7900 Williston Road  
Williston Vt. 05495  
(802)-878-1239  
bhoar@willistonvt.org

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.

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**From:** Alley, Kerry [mailto:Kerry.Alley@vermont.gov]  
**Sent:** Tuesday, March 20, 2018 9:57 AM  
**To:** Bruce Hoar  
**Subject:** RE: Highway Mileage and Certificate

Hi Bruce,

I just finished processing Williston's 2018 Mileage Certificate, and wanted to check with you and the Williston Selectboard to see if it is ok for me to increase the measure of Primrose Lane from 0.11 mi to 0.12 mi on the certificate. I would initial the change and file a copy of this email and your response with the original certificate. The difference in measure is due to the fact that we measure the lengths of highways from centerline to centerline, as opposed to simply measuring the dimensions of rights of way that don't overlap.

Thank you!  
Kerry

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

Original Attachments of message below: <<20180221091121139.pdf>>

**From:** Bruce Hoar <[bhoar@willistonvt.org](mailto:bhoar@willistonvt.org)>  
**Sent:** Wednesday, February 21, 2018 9:24 AM  
**To:** Alley, Kerry <[Kerry.Alley@vermont.gov](mailto:Kerry.Alley@vermont.gov)>  
**Subject:** RE: Highway Mileage and Certificate

Hi Kerry,

Thanks. I just left everything with the assistant clerk for recording. The only change is the addition of the Primrose Lane. It is about .10 miles. I believe I will have all the documents back today and if so will scan and send to you and also put hard copy in the mail. On the attached Primrose has been drawn in. It is best located in insert one off TH119 on the attached TH Map. Thanks again for your patience.

Bruce

Bruce K. Hoar  
Public Works Director  
7900 Williston Road  
Williston Vt. 05495  
(802)-878-1239  
[bhoar@willistonvt.org](mailto:bhoar@willistonvt.org)

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**From:** Alley, Kerry [<mailto:Kerry.Alley@vermont.gov>]  
**Sent:** Wednesday, February 21, 2018 8:50 AM  
**To:** Bruce Hoar  
**Subject:** Re: Highway Mileage and Certificate

Hi Bruce,

That's fine. Are there any changes this year? If so, would you be able to email scans of the related documents as well? That way I could see if there were any additional information I should request to help me process the changes.

Thanks for the heads up!  
Kerry

Get [Outlook for Android](#)

**From:** Bruce Hoar  
**Sent:** Wednesday, February 21, 8:36 AM  
**Subject:** Highway Mileage and Certificate  
**To:** Alley, Kerry  
**Cc:** Lisa Schaeffler

Hi Kerry,

I had all the documents together to be sent in by the deadline of yesterday and then when I was given the documents back the Manager did not have one of the sheets signed by the Selectboard. They are done now and will be in the mail by the end of this week. Hope that is ok with you and sorry for the inconvenience. We only have one very short section that is being accepted by us for this year.

Bruce

Bruce K. Hoar  
Public Works Director  
7900 Williston Road  
Williston Vt. 05495  
(802)-878-1239  
[bhoar@willistonvt.org](mailto:bhoar@willistonvt.org)

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Town of Williston  
7900 Williston Road  
Williston, VT 05495

1763

Public Works  
(802) 878-1239

## TOWN OF WILLISTON

### MEMORANDUM

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**TO:** Kerry Alley, Mileage Certificate Specialist

**FROM:** Bruce K. Hoar, Public Works Director

**CC:** Lisa Sheltra, Assistant Director  
Kim Richburg, Administrative Assistant

**DATE:** February 22, 2018

**RE:** Town Highway Acceptance & Certificate of Highway Mileage

There is just one small section of road to accept this year.

Primrose Lane in the Bittersweet Neighborhood was the last section of road in the development to be completed. This work was completed during the summer of 2017 and a final inspection was conducted with Public Works, Owner and the Owners Engineer. Everything required has been received by Public Works and found to be acceptable.

Attached are the documents for required by the State to add this road to the TH map.

**CERTIFICATE of COMPLETION and OPENING  
of a HIGHWAY for PUBLIC TRAVEL**

**VTrans Use Only**  
Certificate Year: 2018  
Highway Class: 3  
Town Highway #: 130  
Mileage: 0.12

Deb Beckett, Town Clerk of the Williston of  
(Clerk's Name) (City/Town/Village) (City/Town/Village)  
Williston, Vermont.  
(City/Town/Village Name)

Pursuant to Title 19, V.S.A., Chapter 7, this is to certify that the following described section of Class 3  
(1,2,3 or 4)  
Highway in the Williston of Williston was COMPLETED AND OPENED  
(City/Town/Village) (City/Town/Village Name)  
FOR PUBLIC TRAVEL on \_\_\_\_\_,  
(Month - Day) (Year)

DESCRIPTION OF RIGHT OF WAY:  
(Include road name and intersecting town highway numbers).

WILLISTON, VT TOWN CLERK'S OFFICE  
Received Feb 21, 2018 08:50A  
Recorded in VOL: 16 PG: 641- 641  
Of Williston Land Records  
ATTEST: Deborah Beckett, Town Clerk

Primrose  
(see attached)

and as shown on a Highway Map of the Williston of Williston,  
(City/Town/Village) (City/Town/Village Name)  
dated February 28, 1991, and filed in Book 90 on page 449 of the Records of  
(Month - Day) (Year) (Book #) (Page #)  
the Williston of Williston by the Williston Clerk of said Williston  
(City/Town/Village) (City/Town/Village Name) (City/Town/Village) (City/Town/Village)  
incorporated herein by reference and attested to on said map by said Williston Clerk.  
(City/Town/Village)

Dated at Williston, County of Chittenden and State of Vermont,  
(City/Town/Village Name) (County Name)  
this \_\_\_\_\_ day of \_\_\_\_\_, A.D., \_\_\_\_\_  
(Date - Day) (Date - Month) (Date - Year)

BOARD  
OF  
SELECTMEN,  
ALDERMAN,  
or TRUSTEES

[Signature]  
(Selectman/Alderman/Trustee Signature)  
[Signature]  
(Selectman/Alderman/Trustee Signature)  
[Signature]  
(Selectman/Alderman/Trustee Signature)  
[Signature]  
(Manager/Mayor Signature)

\_\_\_\_\_  
(Selectman/Alderman/Trustee Signature)  
\_\_\_\_\_  
(Selectman/Alderman/Trustee Signature)  
\_\_\_\_\_  
(Selectman/Alderman/Trustee Signature)

and the Manager/Mayor of the City/Town/Village of Williston  
(City/Town/Village Name)

\*\*\*\*\*

Williston, VERMONT  
(City/Town/Village Name)

February 21, 2018  
(Month - Day) (Year)

THE ABOVE IS A TRUE COPY OF THE DESCRIPTION OF CLASS 3 HIGHWAY COMPLETED AND OPENED  
(1,2,3 or 4)  
FOR PUBLIC TRAVEL, RECORDED IN BOOK TP 16 ON PAGE 641 OF THE Williston RECORDS  
(Book #) (Page #) (City/Town/Village Name)  
OF THE Williston OF Williston ON THE 21<sup>st</sup> DAY OF February,  
(City/Town/Village) (City/Town/Village Name) (Date - Day) (Date - Month)  
2018, AT 8:50 O'CLOCK, A. M.  
(Date - Year) (Time) (A or P)

ATTEST: [Signature]  
(Clerk's Name)

Town Williston, VERMONT  
(City/Town/Village) (City/Town/Village Name)

Revision 12/2014



**WARRANTY DEED**  
**(ROADWAY)**

KNOW ALL PERSONS BY THESE PRESENTS that R.L.M. ASSOCIATES, a Vermont general partnership, doing business in South Burlington, Vermont, Grantor, in the consideration of TEN AND MORE DOLLARS paid to its full satisfaction by the TOWN OF WILLISTON, a Vermont municipality, situated in the County of Chittenden and State of Vermont, Grantee, by these presents does freely **GIVE, GRANT, SELL, CONVEY AND CONFIRM**, unto said Grantee, TOWN OF WILLISTON, its successors and assigns forever, land and premises in the Town of Williston, in the County of Chittenden and State of Vermont, to be used as a public road, and more particularly described as follows:

Being a portion only of the lands and premises conveyed to R.L.M. Associates by: (i) Quit Claim Deed of Colony Park Associates dated February 28, 1991 and recorded in Volume 90, Page 449 of the Land Records of the Town of Williston ("said Land Records"); and, (ii) Warranty Deed of Trinity Baptist Church dated January 4, 2002 and recorded in Volume 320, Page 166 of said Land Records.

Being a strip of land having a uniform width of sixty (60) feet (except at its northerly terminus where it is wider), together with all improvements constructed thereon or thereunder, including but not limited to the roadbed and curbs, but excluding those easements with appurtenant improvements and such other rights as expressly excepted or reserved hereafter. Said strip of land is depicted as "PRIMROSE LANE" on a plan entitled "Bittersweet Village, Bittersweet Circle, Williston, Vermont, Condominium Plat" prepared by Trudell Consulting Engineers, Inc. dated December 21, 1995, last revised 7/11/06, and recorded on Map Slide 709B of said Land Records (the "Plan"). As depicted on the Plan, said strip of land has a westerly terminus at its intersection with the easterly sideline of the roadway depicted on the Plan as "Bittersweet Circle", and having a northerly terminus ending in a "V" shaped configuration proximate to the northerly boundary line of the land of Bittersweet Village Condominium. Said strip of land is hereafter referred to as the "Road."

Said lands and premises are subject to the terms and conditions of Land Use Permit No. 4C0969 dated July 25, 1995 and recorded in Miscellaneous Volume 34, Page 294 of said Land Records, and the following amendments to said permit: 4C0969-1 dated August 4, 1997 and recorded in Miscellaneous Volume 38, Pages 688-690 of said Land Records; 4C0969-2 dated June 2, 1999 and recorded in Miscellaneous Volume 43, Page 68 of said Land Records; 4C0969-3 dated November 13, 2001 and recorded in Miscellaneous Volume 49, Page 174 of said Land Records; 4C0969-4 dated May 26, 2004 and recorded in Volume 377, Pages 793-797 of said Land Records; and, 4C0969-5 dated March 14, 2005 and recorded in Volume 389, Pages 649-653 of said Land Records.

Said lands and premises are also subject to: (i) utility easements of record; (ii) easements and rights of way particularly set forth on the aforementioned Plan; (iii) State of Vermont Wastewater System and Potable Water Supply Permit Nos. WW-4-0860, WW-4-0860-1, WW-4-0860-2 dated January 3, 2004 and recorded in Volume 385, Pages 825-826 of said Land Records; and, WW-0860-3 dated February 2, 2005; (iv) Authorization to Discharge Under General Permit 3-9010 issued by the Vermont Department of Environmental Conservation on January 4, 2005 and recorded in Volume 387, Pages 786-787 of said Land Records; (v) Conditional Use Determination #1995-007 issued May 7, 2004 and recorded in Volume 380, Pages 361-364 of said Land Records; and, (vi) all municipal land use permits pertaining to the real estate development known as Bittersweet Village.

Excepted from this conveyance are all utility easements of record.

Reserved from this conveyance for the benefit of the Grantor, and its successors and assigns, are the following easements, rights of way and other rights:

WILLISTON VT TOWN CLERK'S OFFICE  
Received Feb 21, 2018 08:50A  
Recorded in VOL: 16 PG: 642- 644  
Of Williston Land Records  
ATTEST: Deborah Beckett, Town Clerk  
(PTR) Return No. 18-235  
32 V.S.A. Chap 231

PIERSON WADHAMS  
QUINN & YATES  
LAW OFFICES  
253 SOUTH UNION STREET  
BURLINGTON, VERMONT  
05401

- A. Twenty (20) foot wide forcemain easement depicted on the Plan as "20' FORCEMAIN EASEMENT TO BE CONVEYED TO THE ASSOCIATION".

The exact location of the easement and right of way reserved hereinabove shall be determined by utilizing the forcemain line as installed as the center line of the strip of land which is subject to said reserved easement.

The easement reserved above shall be utilized to install, maintain, repair, remove, and replace forcemain sewer lines and appurtenances thereto.

- B. The right to construct, utilize, repair and replace up to twelve (12) curb cuts to provide access to twelve (12) condominium units to be constructed by Grantor (with one (1) curb cut allocated to each condominium unit), with four (4) of the twelve (12) curb cuts situated on the westerly sideline of the Road, and eight (8) of the curb cuts situated on the easterly sideline of the Road, the approximate location of said curb cuts being depicted on the Plan.

Grantor acknowledges, for itself and its successors and assigns, that: (i) the Road shall be utilized as a public right of way; ; and, (ii) they shall have no right to use the surface of the Road except for the purpose of exercising the easements, rights of way and rights reserved above, and such use of the surface of the Road shall be in common with others.

Grantor warrants and represents that the exercise of the above reserved easements, rights of way and rights shall not materially interfere with the use of the Road as a public right of way.

Grantor, for itself and its successors and assigns, agrees that any portion of the Road affected by the exercise of the easements, rights of way and rights reserved above shall be repaired and restored as nearly as is practicable to its condition prior to such entry at Grantor's own cost and within a reasonable time.

Reference is hereby to the aforementioned plans, deed, records and records therein referred to, all in further aid of this description.

**TO HAVE AND TO HOLD** all its right and title in and to said granted premises, together with the appurtenances thereof, unto Grantee, and its successors and assigns, to its own use and behoof forever;

And the said Grantor, R.L.M. ASSOCIATES, for itself and its successors and assigns, do covenant with the said Grantee, TOWN OF WILLISTON, and its successors 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 the manner aforesaid, and they are **FREE FROM EVERY ENCUMBRANCE**, except as set forth above; and it hereby engages to **WARRANT AND DEFEND** the same against all lawful claims whatsoever, except as aforesaid.

IN WITNESS WHEREOF, R.L.M. ASSOCIATES, by and through Malcolm A. Teeson, its duly authorized agent, does hereunto set his hand and seal this 26 day of July 2006.

In the Presence of:

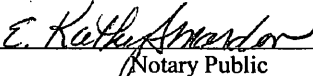
R.L.M. ASSOCIATES

*William J. Boyden*  
Witness

By: *Malcolm A. Teeson*  
Malcolm A. Teeson, Duly Authorized Agent of Lanco Development, Inc., a General Partner in R.L.M. Associates

STATE OF VERMONT  
COUNTY OF CHITTENDEN, SS.

At ~~South Burlington~~ <sup>Williston</sup>, on this 26 day of July 2006, Malcolm A. Teeson, Duly Authorized Agent of Lanco Development, Inc., a General Partner in R.L.M. Associates, personally appeared, and he acknowledged this instrument by him sealed and subscribed, to be his free act and deed and the free act and deed of R.L.M. Associates.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 2/10/07

END OF DOCUMENT

WILLISTON VT TOWN CLERK'S OFFICE  
 Received Feb 21, 2018 08:50A  
 Recorded in VOL: 16 PG: 645- 647  
 Of Williston Land Records  
 ATTEST: Deborah Beckett, Town Clerk

**EASEMENT DEED** (PTR) Return No. 18-236  
 (STORM WATER DRAINAGE) V.S.A. Chap 231

KNOW ALL PERSONS BY THESE PRESENTS, that R.L.M. ASSOCIATES, a Vermont general partnership, doing business in South Burlington, Vermont, Grantor, in consideration of One Dollar, and other valuable consideration, the receipt and satisfaction of which is hereby acknowledged, paid to it by the TOWN OF WILLISTON, a municipality located in Chittenden County, State of Vermont, Grantee, hereby GIVE, GRANT, SELL, CONVEY and CONFIRM unto the said Grantee, TOWN OF WILLISTON, and its successors and assigns forever, a perpetual easements and rights-of-way over, under and through property located in the Town of Williston, County of Chittenden and State of Vermont, and more particularly described as follows:

The following described strips, each shown and depicted on a certain plan entitled "BITTERSWEET VILLAGE, Bittersweet Circle, Williston, Vt. Condominium Plat" prepared by Trudell Consulting Engineers, Inc. dated 12/21/95, last revised 7/11/06, recorded at Map Slide 709B of the Town of Williston Land Records (the "Plan"):

Easements and rights-of-way for the construction, repair, inspection, maintenance, removal, replacement and operation (singularly a "Permitted Activity") of stormwater drainage lines over, under, through and upon the following described strips of land:

- (1) a strip of land commencing at a locus in the northerly sideline and the easterly sideline of the easterly terminus of that roadway depicted on the Plan as "Honeysuckle Lane", thence proceeding in a general easterly direction, said strip of land designated on the Plan as "20' DRAINAGE EASEMENT TO BE CONVEYED TO TOWN OF WILLISTON";
- (2) a twenty (20) foot wide strip of land commencing at its intersection with a segment of the southerly sideline of that roadway depicted on the Plan as "Primrose Lane", said segment proceeding S74°23'51"E a distance of 241.58 feet from a point marked by a concrete monument to be set, which point marks the southwesterly corner of Primrose Lane, as well as the intersection of the southerly sideline of Primrose Lane with that segment of the easterly sideline of that roadway depicted on the Plan as "Bittersweet Circle", which segment is identified on the Plan as "C19"; thence proceeding in a general southerly direction, said strip of land designated on the Plan as "20' DRAINAGE EASEMENT TO BE CONVEYED TO THE TOWN OF WILLISTON"; and,
- (3) a strip of land commencing at its intersection with a segment of the northerly sideline of Primrose Lane, said segment proceeding S74°23'51"E a distance of 239.09 feet from a point marked by a concrete monument to be set, which point marks the northwesterly corner of Primrose Lane, as well as the intersection of the northerly sideline of Primrose Lane with that segment of the easterly sideline of Bittersweet Circle identified on the Plan as "C21"; thence proceeding in a general northerly direction, said strip of land being located at a diagonal across Primrose Road from that strip of land previously described in paragraph (2) above.

Easements and rights-of-way for vehicular access over, through and upon the following described strips of land:

- (A) a twenty foot wide strip of land commencing at said strip of land's intersection with the southerly sideline of Primrose Lane, within that segment of said sideline designated on the Plan as "C18", thence proceeding in a general southerly direction until its terminus at a locus on the northerly line of that area of land depicted on the Plan as "DRAINAGE

EASEMENT", said strip of land designated on the Plan as "20' ACCESS EASEMENT TO BE CONVEYED TO THE TOWN OF WILLISTON".

- (B) a twenty (20) foot wide strip of land located northeasterly of the twenty (20) foot wide strip of land described in paragraph (A) above, said strip of land commencing at its intersection with the easterly sideline of Primrose Lane within that segment of said sideline designated on the Plan as "C18", thence proceeding in a general easterly direction, said strip of land depicted on the Plan as "20' ACCESS EASEMENT TO BE CONVEYED TO THE TOWN OF WILLISTON".
- (C) a strip of land, the northerly sideline of which commences at its intersection with that sideline of Primrose Lane identified on the Plan as "L20", and the southerly sideline of which commences at its intersection with that sideline of Primrose Lane identified on the Plan as "L21", thence proceeding in a general easterly direction, said strip of land depicted on the Plan as "EASEMENT TO ACCESS STORMWATER SYSTEM TO BE CONVEYED TO THE TOWN OF WILLISTON".

The above described lands are a portion only of the lands and premises conveyed to R.L.M. Associates by: (i) Quit Claim Deed of Colony Park Associates dated February 28, 1991 and recorded in Volume 90, Page 449 of the Land Records of the Town of Williston ("said Land Records"); and, (ii) Warranty Deed of Trinity Baptist Church dated January 4, 2002 and recorded in Volume 320, Page 166 of said Land Records.

Said lands and premises are subject to the terms and conditions of Land Use Permit No. 4C0969 dated July 25, 1995 and recorded in Miscellaneous Volume 34, Page 294 of said Land Records, and the following amendments to said permit: 4C0969-1 dated August 4, 1997 and recorded in Miscellaneous Volume 38, Pages 688-690 of said Land Records; 4C0969-2 dated June 2, 1999 and recorded in Miscellaneous Volume 43, Page 68 of said Land Records; 4C0969-3 dated November 13, 2001 and recorded in Miscellaneous Volume 49, Page 174 of said Land Records; 4C0969-4 dated May 26, 2004 and recorded in Volume 377, Pages 793-797 of said Land Records; and, 4C0969-5 dated March 14, 2005 and recorded in Volume 389, Pages 649-653 of said Land Records.

Said lands and premises are also subject to: (i) utility easements of record; (ii) easements and rights of way particularly set forth on the aforementioned Plan; (iii) State of Vermont Wastewater System and Potable Water Supply Permit Nos. WW-4-0860, WW-4-0860-1, WW-4-0860-2 dated January 3, 2004 and recorded in Volume 385, Pages 825-826 of said Land Records; and, WW-0860-3 dated February 2, 2005; (iv) Authorization to Discharge Under General Permit 3-9010 issued by the Vermont Department of Environmental Conservation on January 4, 2005 and recorded in Volume 387, Pages 786-787 of said Land Records; (v) Conditional Use Determination #1995-007 issued May 7, 2004 and recorded in Volume 380, Pages 361-364 of said Land Records; and, (vi) all municipal land use permits pertaining to the real estate development known as Bittersweet Village.

Said easements and rights of way are conveyed subject to all utility easements and rights of way of record.

The exact location of the easements and right of ways conveyed herein shall be determined upon the installation of the storm water drain line therein, and said easement shall encompass 10 feet on each side of the centerline of said storm water drain line, as constructed.

Grantor, and its successors and assigns, shall have the right to enter upon, cross over or make use of so much of their property as is encumbered hereby except Grantor, for itself and its successors and assigns, hereby covenants that it will not erect or permit any building, landscaping or other improvements upon said easement area which, in the judgment of Grantee, and its successors and assigns, might materially interfere with the proper maintenance and repair of said storm water drain lines. Grantor, for itself, and its successors and assigns, agree that any portion of the easement area effected by their use of same shall be repaired and restored as nearly as practicable to its condition prior to such entry at Grantor's own cost and within a reasonable time.

Grantee, and its successors and assigns, shall indemnify and hold Grantor, and its successors and assigns (including but not limited to the members of the condominium homeowners association who collectively own the land encumbered by said easements and said association [the "Association"]), harmless to the full limits of liability insurance that Grantee and its successors and assigns customarily maintains from any claims, liabilities and expenses (including reasonable

attorney's fees) for personal injury or property damage arising from Grantee, and its successors and assigns, engaging in any Permitted Activity. However, such indemnity and hold harmless obligation shall not extend to any claim based on the negligent or intentional acts of Grantor, and its successors and assigns (including but not limited to the Association or any one of its constituent members).

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

TO HAVE AND TO HOLD the above granted rights and privileges in, upon and over said easement and right of way unto Grantee, its successors and assigns forever; and Grantor does for itself and its successors and assigns, covenant with Grantee and its successors and assigns, that Grantor is lawfully seized in fee simple of the aforesaid easement and right of way, that they are **FREE FROM EVERY ENCUMBRANCE** except as specified hereinabove, that the Grantor has good right and title to sell and convey the same as aforesaid and that Grantor, and its successors and assigns shall **WARRANT AND DEFEND** the same to Grantee and its successors and assigns forever against the lawful claims and demands of all persons, except as specified hereinabove.

IN WITNESS WHEREOF, R.L.M. ASSOCIATES, by and through Malcolm A. Teeson, its duly authorized agent, does hereunto set his hand and seal this 26 day of July 2006.

In the Presence of:

R.L.M. ASSOCIATES

Janet Williams  
Witness

By: MAC Teeson  
Malcolm A. Teeson, Duly Authorized Agent of Lanco Development, Inc., a General Partner in R.L.M. Associates

STATE OF VERMONT  
COUNTY OF CHITTENDEN, SS.

At <sup>Williston</sup>~~South Burlington~~, on this 26 day of July 2006, Malcolm A. Teeson, Duly Authorized Agent of Lanco Development, Inc., a General Partner in R.L.M. Associates, personally appeared, and he acknowledged this instrument by him sealed and subscribed, to be his free act and deed and the free act and deed of R.L.M. Associates.

E. Kathleen Mardon  
Notary Public

My Commission Expires: 2/10/07

END OF DOCUMENT

**EASEMENT DEED**

KNOW ALL PERSONS BY THESE PRESENTS THAT RLM ASSOCIATES, a Vermont partnership with a principal place of business in South Burlington, in the County of Chittenden, and State of Vermont, Grantor, in consideration of -----TEN AND MORE ----- Dollars paid to its full satisfaction by the TOWN OF WILLISTON, a municipality 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 Grantee, TOWN OF WILLISTON, and its successors and assigns forever, a certain easements and rights of way over, on and through the following described property located in the Town of Williston, in the County of Chittenden, and State of Vermont, described as follows, viz:

A permanent easement to be used solely as a pedestrian non-motorized path (the "Path") by the public, subject to the restriction that no bicycles or motorized traffic including, but not limited to, motorcycles, all terrain vehicles, trail bikes and snowmobiles, shall be permitted to use the Path (except that motorized vehicles may be used by the Town of Williston in connection with construction, maintenance and repair of any improvements within the Easement Area). Said permanent easement shall encumber a strip of land having a uniform width of ten (10) feet (hereafter the "Permanent Easement Area"), said strip of land depicted as "10' WIDE PRIMITIVE PATH EASEMENT TO BE CONVEYED TO THE TOWN OF WILLISTON CENTERED ON FUTURE ALIGNMENT" on a plat of survey entitled, "COLONY PARK, Bittersweet Circle, Williston, VT., Condominium Plat", prepared by Trudell Consulting Engineers, Inc., dated December 21, 1995, last revised February 10, 2004, and of record in Map Slide 675A of the Town of Williston Land Records ("said Land Records"). The Path shall not exceed five (5) feet in width.

Also conveyed herewith is a temporary construction easement and right of way ten (10) feet in width on either side of the Permanent Easement Area for the purpose of constructing the Path. The construction of the Path shall occur in a singular construction season, and once commenced shall be prosecuted diligently without interruption during daylight hours (except such work may be suspended on account of: (i) inclement weather or other circumstances beyond Grantee's control; (ii) on holidays observed by the State of Vermont or the federal government; and, (iii) on weekends). Said temporary construction easement shall terminate upon the completion of construction and the opening of the Path.

Within the Permanent Easement Area, Grantee and its successors and assigns shall have the right to construct, reconstruct, repair, maintain, replace, patrol, level, fill and drain (singularly a "Permitted Activity") the Path, including the right to install, maintain, repair and replace all necessary culverts, foot bridges and ramps. Although changes to the existing topography are anticipated by the Grantee to be limited in scope, some improvements may be necessary over wet areas. The construction and maintenance of said Path shall be the sole responsibility of the Town of Williston, which shall indemnify and hold Grantor and its successors and assigns (including but not limited to any homeowners' association owning the land encumbered by the easements, hereafter the "Association") harmless to the full limits of liability insurance that it customarily maintains from any claims, liabilities and expenses (including reasonable attorneys fees and expenses) for personal injury or property damage arising from Grantee and its successors and assigns engaging in any Permitted Activity except such indemnity and hold harmless obligation shall not extend to any claim based on the negligent or intentional acts of Grantor and its successors and assigns (including but not limited to an Association or its members). The Grantee, by the recording of this easement, acknowledges that the easement has been donated to the Grantee at no cost with the intent that the Grantor shall receive the full benefit and protection of 12 V.S.A. §5793.

The purpose of the aforesaid easement is to create a connective non-motorized pedestrian pathway for the Town of Williston to properties to the north and south of the easement area. In the event that no such connective pathway is created (as evidenced by the recording in the Williston Town Land Records of easement deeds granting to the Town of Williston rights substantially equivalent to the rights granted herein, which deeds collectively extend either the northerly terminus of the Path or the southerly terminus of the Path so that such terminus, as extended, shall intersect with a public highway) by December 31, 2015, time being of the essence, then the terms of said easement shall be renegotiated with the Homeowners' Association of Bittersweet Village, or its successor.

WILLISTON VT TOWN CLERK'S OFFICE  
 Received Feb 21, 2018 08:50A  
 Recorded in VOL: 16 PG: 648- 650  
 Of Williston Land Records  
 ATTEST: Deborah Beckett, Town Clerk  
 (PTR) Return No. 18-237  
 32 V.S.A. Chap 231

The homeowners and/or the Homeowners' Association of Bittersweet Village and Grantor herein, RLM Associates, assume no liability for any injury caused to any individual who may utilize the Path or said Permanent Easement Area, nor do they assume any responsibility for any damage caused by or during any Permitted Activity.

The easements conveyed herein are over a part and portion only of the same land and premises conveyed to Grantor by Quitclaim Deed of Colony Park Associates dated February 28, 1991, and of record in Book 90, Pages 449-450 of the Town of Williston Land Records.

The strip of land encumbered by the easements and rights of way conveyed herein are subject to the terms and conditions of State of Vermont Land Use Permit No. 4C0969 dated July 24, 1995 and recorded in Miscellaneous Volume 34, Page 294 of said Land Records and the following amendments to said Permit: No. 4C0969-1 dated August 4, 1997, recorded in Miscellaneous Volume 38, Pages 688-690 of said Land Records; No. 4C0969-2 dated June 2, 1999 and recorded in Miscellaneous Volume 43, Page 68 of said Land Records; No. 4C0969-3 dated November 13, 2001 and recorded in Miscellaneous Volume 49, Page 174 of said Land Records; and, No. 4C0969-4 dated May 26, 2004, recorded in Volume 377, Pages 792-797 of said Land Records.

Grantee covenants, for itself and its successors and assigns, that any premises of Grantor lying outside the Permanent Easement Area disturbed or effected by a Permitted Activity shall be restored to their condition prior to such entry at Grantee's own cost and within a reasonable time.

Grantor, and its successors and assigns, shall have the right to make use of the surface of the land subject to this right of way and easement such as shall not be inconsistent with any Permitted Activity, but specifically shall place no structures, landscaping and other improvements within the Easement Area which shall prevent or interfere with the within Grantee's ability to use said Easement.

Grantee covenants for itself and its successors and assigns: (i) that it shall strive to construct and maintain the Path in as natural a state as possible to blend with the surrounding area, (ii) that it shall hold Grantor, and its successors and assigns, harmless from any and all damage or claims which arise on account of the public use of the permanent easement and right of way herein conveyed; and, (iii) that it shall be responsible for obtaining any government approvals or permits requisite for carrying out any Permitted Activity.

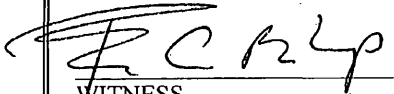
Reference is hereby made to the above-mentioned instruments, the records thereof, the references therein made, and their respective records and references, in further aid of this description.

TO HAVE AND TO HOLD said granted premises, with all the privileges and appurtenances thereof, to the said Grantee, TOWN OF WILLISTON, and its successors and assigns, to their own use and behoof forever; and the said Grantor, RLM ASSOCIATES, for itself and its successors and assigns, covenants with the said Grantee, TOWN OF WILLISTON, and its successors and assigns, that until the ensealing 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 they are FREE FROM EVERY ENCUMBRANCE except as aforesaid and except for easements and rights of way of record, if any; and it hereby engages to WARRANT AND DEFEND the same against all lawful claims whatever, except as aforesaid.

IN WITNESS WHEREOF, RLM ASSOCIATES hereunto sets its hand and seal this 6th day of May 2005.


IN PRESENCE OF:

RLM ASSOCIATES



WITNESS

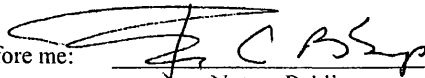
By:

  
Malcolm A. Teeson, Duly Authorized Agent of Lanco Development, Inc., a General Partner of RLM Associates



STATE OF VERMONT  
CHITTENDEN COUNTY, SS.

At BURLINGTON, in said County, this 6<sup>th</sup> day of May 2005, personally appeared Malcolm A. Teeson, Duly Authorized Agent of Lanco Development, Inc. a General Partner of RLM ASSOCIATES, who acknowledged the foregoing instrument, by him sealed and subscribed, to be his free act and deed, and the free act and deed of RLM ASSOCIATES.

Before me:   
Notary Public

My Commission Expires: 2/10/07

END OF DOCUMENT

WILLISTON VT TOWN CLERK'S OFFICE  
Received Feb 21, 2018 08:50A  
Recorded in VOL: 16 PG: 651- 653  
Of Williston Land Records  
ATTEST: Deborah Beckett, Town Clerk

EASEMENT DEED

(PTR) Return No. 18-238  
32 V.S.A. Chap 231

KNOW ALL MEN BY THESE PRESENTS That, RLM ASSOCIATES, a Vermont General Partnership, of South Burlington, in the County of Chittenden and State of Vermont, Grantor, in the consideration of TEN AND MORE Dollars paid to its full satisfaction by the TOWN OF WILLISTON, a Vermont Municipal Corporation situated in Chittenden County and State of Vermont, Grantee, by these presents, does freely Give, Grant, Sell, Convey and Confirm unto the said Grantee, TOWN OF WILLISTON, and its successors and assigns forever, a certain piece of land in Williston, County of Chittenden and State of Vermont, described as follows, viz:

An easement twenty (20) feet in uniform width for drainage purposes as is more particularly set forth on a plan entitled: "Colony Park, Route 2A, Williston, Vermont, Subdivision Plat," dated February 6, 1995, prepared by Trudell Consulting Engineers, Inc. and recorded in Map Slide 4470 of the Land Records of the Town of Williston. Grantee, its successors and assigns, shall have the right to construct, reconstruct, repair and maintain said drainage easement provided that any premises affected by its entry pursuant to this easement shall be restored to their prior condition prior to such entry at its own cost and within a reasonable time.

Also conveyed herewith is an easement fifty (50) feet in uniform width for an emergency fire access as depicted on the above-referred to plan. Grantee, its successors and assigns, shall have the right to construct, reconstruct, repair and maintain said easement at its sole cost and expense. Grantee further agrees, for itself and its successors and assigns, that any premises affected by its entry pursuant to this easement shall be restored to their condition prior to such entry at its own cost and within a reasonable time.

The within Grantor, its successors and assigns, shall have the right to make use of the surface of the easements conveyed herein such as shall not be inconsistent with the use of said easements, but specifically shall place no structures, landscaping or other improvements within said easement which shall prevent or interfere with the within Grantee's ability to use said easements. Grantee acknowledges that the

construction and maintenance of improvements necessary to provide access to Grantor's property shall not be inconsistent with the use of the easements by the Grantee.

Being a portion of the lands and premises conveyed to RLM Associates by Quit Claim Deed of Colony Park Associates dated February 28, 1991 and recorded in Volume 90, Page 449 of the Land Records of the Town of Williston.

To said deed and plan, the records thereof and to the deeds and records therein referred to, reference is hereby made in further aid of this description.

TO HAVE AND TO HOLD said granted premises, with all privileges and appurtenances thereof, to the said Grantee, TOWN OF WILLISTON, and its successors and assigns, to its use and behoof forever; And the said Grantor, RLM ASSOCIATES, for itself and its successors and assigns, does covenant with the said Grantee, TOWN OF WILLISTON, and its successors and assigns, that until the ensealing of these presents, it is the sole owner of the premises, and it has good right and title to convey the same in manner aforesaid, that they are FREE FROM EVERY ENCUMBRANCE; EXCEPT AS SET FORTH ABOVE. And it hereby engages to WARRANT AND DEFEND the same against all lawful claims whatever, EXCEPT AS AFORESAID.

IN WITNESS WHEREOF, RLM Associates, by its duly authorized agent, hereunto sets its hand and seal this 18th day of August, 1995.

IN THE PRESENCE OF

Joseph J. Jukin

RLM ASSOCIATES

By: Michael J. Jenson  
Duly Authorized Agent of  
of Lanco Development  
Corporation, a General  
Partner of RLM Associates

STATE OF VERMONT  
CHITTENDEN COUNTY, SS.

At Williston, this 18 day of August,  
1995, Malcolm Treason, duly authorized  
agent of RLM Associates and Lanco Development Corporation, a  
General Partner of RLM Associates, personally appeared, and he  
acknowledged this instrument, by him sealed and subscribed, to  
be his free act and deed.

Kathryn R. Borden  
Notary Public exp. 3/10/99

FWC10/RLM.ED

END OF DOCUMENT

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
R.L.M. Associates	365 Dorset Street	[REDACTED]
	South Burlington, VT 05403	
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S)	COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Town of Williston		[REDACTED]
	Williston, VT 05495	

<b>C</b> PROPERTY LOCATION (Address in full) <p style="text-align: center;">Primrose Lane, Williston, VT</p>	<b>D</b> DATE OF CLOSING
---	--------------------------

**E** INTEREST IN PROPERTY

1. <input checked="" type="checkbox"/> FEE SIMPLE	3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST	5. <input type="checkbox"/> TIME-SHARE	7. <input type="checkbox"/> EASEMENT/ROW
2. <input type="checkbox"/> LIFE ESTATE	4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST	6. <input type="checkbox"/> LEASE	8. <input type="checkbox"/> OTHER

<b>F</b> LAND SIZE (Acres or fraction thereof)	<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER
--	--

**H** BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):

1. <input checked="" type="checkbox"/> NONE	5. <input type="checkbox"/> FARM BUILDINGS	9. <input type="checkbox"/> STORE
2. <input type="checkbox"/> FACTORY	6. <input type="checkbox"/> MULTI-FAMILY WITH _____ DWELLING UNITS TRANSFERRED	10. <input type="checkbox"/> OTHER _____ DESCRIBE
3. <input type="checkbox"/> SINGLE FAMILY DWELLING	7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____	
4. <input type="checkbox"/> CAMP/VACATION HOME	8. <input type="checkbox"/> CONDOMINIUM WITH _____ UNITS TRANSFERRED	

CHECK WHETHER THE BUILDINGS WERE EVER  OCCUPIED  RENTED  WILL BE RENTED AFTER SALE

**I** PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE
2. <input checked="" type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input type="checkbox"/> OTHER _____ DESCRIBE

**J** PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):

1. <input type="checkbox"/> PRIMARY RESIDENCE	3. <input type="checkbox"/> CAMP/VACATION	5. <input type="checkbox"/> OPERATING FARM	7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE
2. <input type="checkbox"/> OPEN LAND	4. <input type="checkbox"/> TIMBERLAND	6. <input type="checkbox"/> GOVERNMENT USE	8. <input checked="" type="checkbox"/> OTHER _____ road _____ DESCRIBE

WAS PROPERTY PURCHASED BY TENANT  NO \_\_\_\_\_ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY \_\_\_\_\_ NO \_\_\_\_\_ YES

**K** CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A.  YES  NO

**L** IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.  
**Transfer of property interest to municipality**

<b>M</b> TOTAL PRICE PAID \$ _____	<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	<b>O</b> PRICE PAID FOR REAL PROPERTY \$ _____
------------------------------------	--	--

STATE TYPE OF PERSONAL PROPERTY \_\_\_\_\_  
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: \_\_\_\_\_

**PROPERTY TRANSFER TAX** MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES

<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS	<b>\$ 0.00</b>
---	----------------

**Q** DATE SELLER ACQUIRED 1991 & 2002

**R** IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET no consideration  
(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		TOWN NUMBER  <b>18-235</b>
TOWN/CITY <u>Williston</u> DATE OF RECORD <u>February 21, 2018</u> BOOK NUMBER <u>TP 16</u> PAGE NO. <u>642-644</u> LISTED VALUE \$ _____ GRAND LIST YEAR OF <u>2017/2018</u> PARCEL ID NO. _____ GRAND LIST CATEGORY <u>Roadway</u> SPAN <u>751-241-0000</u>	ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 250 DISCLOSURE STATEMENT) AND TAX PAID.  SIGNED <u>[Signature]</u> ASST. CLERK DATE <u>02/21/2018</u>	

## RATE SCHEDULE

**1. Tax on Special Rate Property:**

a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$	
b. Value of property enrolled in current use program .....	b. \$	
c. Value of qualified working farm .....	c. \$	
d. Add Lines 1a, b and c .....	d. \$	
e. Tax rate .....	e.	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$	0.00

**2. Tax on General Rate Property:**

a. Enter amount from Line O on front of return .....	2. a. \$	
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$	0.00
c. Subtract Line 2b from Line 2a .....	c. \$	0.00
d. Tax rate .....	d.	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$	0.00

**3. Total Tax Due:**

Add Lines 1f and 2e and enter here and on Line P on front of return .....	3. \$	0.00
---	-------	------

### LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
    - a. Parcel to be sold: Exemption Number \_\_\_\_\_
    - b. Parcel retained: Exemption Number \_\_\_\_\_

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. 4C0969, as amended and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions)
- E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

### WITHHOLDING CERTIFICATION

- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)
4. Sellers(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
R.L.M. Associates		Town of Williston	
By: <u>Mac Teason</u> Its Duly Authorized Agent	<u>7/26/18</u>	By: <u>[Signature]</u> Its Duly Authorized Agent	<u>2/20/18</u>

Preparer's Signature <u>[Signature]</u>	Prepared by <u>Lewis K. Sussman, Esq.</u>
253 South Union Street Preparer's Address Burlington, VT 05401	Buyer's Representative (Print or Type) _____ Tel. _____

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05633

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <small>BLACK OUT OR OBLITERATE ONLY</small>
R.L.M. Associates		365 Dorset Street		
		South Burlington, VT 05403		
<b>B</b> BUYER'S (TRANSFEEE'S) NAME(S)		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER		SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO. <small>BLACK OUT OR OBLITERATE ONLY</small>
Town of Williston		Williston, VT 05495		
<b>C</b> PROPERTY LOCATION (Address in full) Primrose Lane, Williston, VT			<b>D</b> DATE OF CLOSING	
<b>E</b> INTEREST IN PROPERTY				
1. <input type="checkbox"/> FEE SIMPLE      3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST      5. <input type="checkbox"/> TIME-SHARE      7. <input checked="" type="checkbox"/> EASEMENT/ROW 2. <input type="checkbox"/> LIFE ESTATE      4. <input type="checkbox"/> UNDIVIDED _____ % INTEREST      6. <input type="checkbox"/> LEASE      8. <input type="checkbox"/> OTHER _____				
<b>F</b> LAND SIZE (Acres or fraction thereof)		<b>G</b> SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED _____ NO _____ YES WAS SALE BETWEEN FAMILY MEMBERS _____ NO _____ YES STATE RELATIONSHIP _____ FINANCING: <input type="checkbox"/> CONVENTIONAL/BANK <input type="checkbox"/> OWNER FINANCING <input type="checkbox"/> OTHER _____		
<b>H</b> BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):				
1. <input checked="" type="checkbox"/> NONE      5. <input type="checkbox"/> FARM BUILDINGS      9. <input type="checkbox"/> STORE 2. <input type="checkbox"/> FACTORY      6. <input type="checkbox"/> MULTI-FAMILY WITH _____ INSERT (NUMBER) DWELLING UNITS TRANSFERRED      10. <input type="checkbox"/> OTHER _____ DESCRIBE 3. <input type="checkbox"/> SINGLE FAMILY DWELLING      7. <input type="checkbox"/> MOBILE HOME YEAR _____ MAKE _____ SER. NO. _____ 4. <input type="checkbox"/> CAMP/VACATION HOME      8. <input type="checkbox"/> CONDOMINIUM WITH _____ INSERT (NUMBER) UNITS TRANSFERRED				
CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE				
<b>I</b> PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):				
1. <input type="checkbox"/> PRIMARY RESIDENCE    3. <input type="checkbox"/> CAMP/VACATION    5. <input type="checkbox"/> OPERATING FARM    7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE 2. <input checked="" type="checkbox"/> OPEN LAND    4. <input type="checkbox"/> TIMBERLAND    6. <input type="checkbox"/> GOVERNMENT USE    8. <input type="checkbox"/> OTHER _____ DESCRIBE				
<b>J</b> PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):				
1. <input type="checkbox"/> PRIMARY RESIDENCE    3. <input type="checkbox"/> CAMP/VACATION    5. <input type="checkbox"/> OPERATING FARM    7. <input type="checkbox"/> COMMERCIAL/INDUSTRIAL _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND    4. <input type="checkbox"/> TIMBERLAND    6. <input type="checkbox"/> GOVERNMENT USE    8. <input checked="" type="checkbox"/> OTHER <small>stormwater drainage &amp; access easement</small> _____ DESCRIBE				
WAS PROPERTY PURCHASED BY TENANT ... <input checked="" type="checkbox"/> NO _____ YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY _____ NO _____ YES				
<b>K</b> CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO				
<b>L</b> IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW. Transfer of property interest to municipality				
<b>M</b> TOTAL PRICE PAID \$ _____		<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____		<b>O</b> PRICE PAID FOR REAL PROPERTY \$ _____
STATE TYPE OF PERSONAL PROPERTY _____ IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE EXPLAIN: _____				
<b>PROPERTY TRANSFER TAX</b> MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES				
<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS				\$ 0.00
<b>Q</b> DATE SELLER ACQUIRED 1991 & 2002 _____				
<b>R</b> IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET      10				

(CONTINUED ON REVERSE SIDE)

<b>THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK</b>		ACKNOWLEDGEMENT RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 280 DISCLOSURE STATEMENT) AND TAX PAID.	TOWN NUMBER
TOWN/CITY <u>Williston</u>	DATE OF RECORD <u>February 21, 2018</u>	SIGNED <u>Jahy</u> ASST. CLERK	18-236
BOOK NUMBER <u>TP 110</u>	PAGE NO. <u>645-647</u>		
LISTED VALUE \$ _____	GRAND LIST YEAR OF <u>2017/2018</u>	DATE <u>February 21, 2018</u>	
PARCEL ID NO. _____	GRAND LIST CATEGORY <u>Roadway</u>		
SPAN <u>759-241-0000</u>			

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$ .....	
b. Value of property enrolled in current use program .....	b. \$ .....	
c. Value of qualified working farm .....	c. \$ .....	
d. Add Lines 1a, b and c .....	d. \$ .....	
e. Tax rate .....	e. ....	.005
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ .....	0.00
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line O on front of return .....	2. a. \$ .....	
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ .....	0.00
c. Subtract Line 2b from Line 2a .....	c. \$ .....	0.00
d. Tax rate .....	d. ....	.0125
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ .....	0.00
<b>3. Total Tax Due:</b>		
Add Lines 1f and 2e and enter here and on Line P on front of return .....	3. \$ .....	0.00

### LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. .... and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
  - a. Parcel to be sold: Exemption Number .....
  - b. Parcel retained: Exemption Number .....

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. 4C0969, as amended and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) .....

E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

### WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. .... from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)

4. Sellers(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
R.L.M. Associates		Town of Williston	
By: <u>Mac Teeson</u>	<u>7/26/18</u>	By: <u>Lewis K. Sussman</u>	<u>2/20/18</u>
Its Duly Authorized Agent		Its Duly Authorized Agent	

Preparer's Signature Lewis K. Sussman Prepared by Lewis K. Sussman, Esq.  
Lewis K. Sussman, Esq. Preparer makes no certification as to accuracy of the statements set forth in this return.

Preparer's Address 253 South Union Street Burlington, VT 05401 Buyer's Representative (Print or Type) \_\_\_\_\_ Tel. \_\_\_\_\_



VERMONT PROPERTY TRANSFER TAX RETURN
VERMONT DEPARTMENT OF TAXES
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

A SELLER'S (TRANSFEROR'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
R.L.M. Associates 365 Dorset Street
South Burlington, VT 05403
B BUYER'S (TRANSFEEE'S) NAME(S) COMPLETE MAILING ADDRESS FOLLOWING TRANSFER SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
Town of Williston
Williston, Vermont 05495

C PROPERTY LOCATION (Address in full) Easterly of Prim Rose Lane & Honeysuckle Lane, Williston
D DATE OF CLOSING

E INTEREST IN PROPERTY
1. FEE SIMPLE 3. UNDIVIDED 1/2 INTEREST 5. TIME-SHARE 7. EASEMENT/ROW
2. LIFE ESTATE 4. UNDIVIDED % INTEREST 6. LEASE 8. OTHER

F LAND SIZE (Acres or fraction thereof)
G SPECIAL FACTORS: HAVE DEVELOPMENT RIGHTS BEEN CONVEYED NO YES
WAS SALE BETWEEN FAMILY MEMBERS NO YES STATE RELATIONSHIP
FINANCING: CONVENTIONAL/BANK OWNER FINANCING OTHER

H BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY):
1. NONE 5. FARM BUILDINGS 9. STORE
2. FACTORY 6. MULTI-FAMILY WITH DWELLING UNITS 10. OTHER
3. SINGLE FAMILY DWELLING 7. MOBILE HOME YEAR MAKE SER. NO.
4. CAMP/VACATION HOME 8. CONDOMINIUM WITH UNITS TRANSFERRED
CHECK WHETHER THE BUILDINGS WERE EVER OCCUPIED RENTED WILL BE RENTED AFTER SALE

I PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE):
1. PRIMARY RESIDENCE 3. CAMP/VACATION 5. OPERATING FARM 7. COMMERCIAL/INDUSTRIAL
2. OPEN LAND 4. TIMBERLAND 6. GOVERNMENT USE 8. OTHER

J PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE):
1. PRIMARY RESIDENCE 3. CAMP/VACATION 5. OPERATING FARM 7. COMMERCIAL/INDUSTRIAL
2. OPEN LAND 4. TIMBERLAND 6. GOVERNMENT USE 8. OTHER primitive path easement
WAS PROPERTY PURCHASED BY TENANT NO YES DOES BUYER HOLD TITLE TO ANY ADJOINING PROPERTY NO YES

K CURRENT USE VALUE PROGRAM: IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER THE AGRICULTURAL AND MANAGED FOREST LAND USE VALUE PROGRAM CHAPTER 124 OF 32 V.S.A. YES NO

L IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N AND O BELOW.
Transfer of property interest to municipality (Exemption 2)

M TOTAL PRICE PAID \$ 0.00
N PRICE PAID FOR PERSONAL PROPERTY \$
O PRICE PAID FOR REAL PROPERTY \$ 0.00
STATE TYPE OF PERSONAL PROPERTY
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE, PLEASE DESCRIBE:

PROPERTY TRANSFER TAX MAKE CHECKS PAYABLE TO: VERMONT DEPARTMENT OF TAXES \$ 0.00
P TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS

Q DATE SELLER ACQUIRED 1991
R IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET 1
(CONTINUED ON REVERSE SIDE)

THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK
TOWN/CITY Williston
DATE OF RECORD February 21, 2018
BOOK NUMBER TP 116 PAGE NO. 648-650
LISTED VALUE \$ GRAND LIST YEAR OF 2017/2018
PARCEL ID NO.
GRAND LIST CATEGORY Roadway
ACKNOWLEDGEMENT
RETURN RECEIVED (INCLUDING CERTIFICATES AND ACT 260 DISCLOSURE STATEMENT) AND TAX PAID.
SIGNED [Signature] ASST. CLERK
DATE February 21, 2018
TOWN NUMBER 18-237

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>	
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$ _____
b. Value of property enrolled in current use program .....	b. \$ _____
c. Value of qualified working farm .....	c. \$ _____
d. Add Lines 1a, b and c .....	d. \$ <u>0.00</u>
e. Tax rate .....	e. <u>.005</u>
f. Tax due on Special Rate Property: Multiply Line 1d by Line 1e .....	f. \$ <u>0.00</u>
<b>2. Tax on General Rate Property:</b>	
a. Enter amount from Line O on front of return .....	2. a. \$ <u>0.00</u>
b. Enter amount from Line 1d of Rate Schedule above .....	b. \$ <u>0.00</u>
c. Subtract Line 2b from Line 2a .....	c. \$ <u>0.00</u>
d. Tax rate .....	d. <u>.0125</u>
e. Tax due on General Rate Property: Multiply Line 2c by Line 2d .....	e. \$ <u>0.00</u>
<b>3. Total Tax Due:</b>	
Add Lines 1f and 2e and enter here and on Line P on front of return .....	3. \$ <u>0.00</u>

### LOCAL AND STATE PERMITS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.

B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations and wastewater system and potable water supply rules under Chapter 64 of Title 10 pertaining to the property may limit significantly the use of the property.

C. That this transfer is in compliance with or is exempt from the wastewater system and potable water supply rules of the Agency of Natural Resources for the following reasons:

1. This property is the subject of Permit No. \_\_\_\_\_ and is in compliance with said permit, or
2. This property and any retained parcel is exempt from the wastewater system and potable water supply rules because (see instructions for exemptions):
  - a. Parcel to be sold: Exemption Number \_\_\_\_\_
  - b. Parcel retained: Exemption Number \_\_\_\_\_

Seller(s) further certifies as follows:

D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development law (Act 250), for the following reason:

1. This property is the subject of Act 250 Permit No. 4C0969, as amended and is in compliance with said permit, or
2. This property is exempt from Act 250 because: (list exemption number from Line D in instructions) \_\_\_\_\_

E. That this transfer ~~does~~ / does not (strike one) result in a partition or subdivision of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk (see Line E instructions).

### WITHHOLDING CERTIFICATION

Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form RW-171 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):

1. Under penalties of perjury, seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.

2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.

3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form RW-171.)

4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
RLM Associates		Town of Williston	
By: <i>Malcolm A. Teeson</i> Malcolm A. Teeson, Duly Authorized Agent		By: <i>Linda M. Gero</i> Duly Authorized Agent	2/20/18

Preparer's Signature <i>Lewis K. Sussman</i>	Prepared by _____
253 South Union Street Preparer's Address Burlington, VT 05401	Buyer's Representative _____ Tel. _____ (Print or Type)

Lewis K. Sussman, Esq.  
Preparer makes no certification as to accuracy of the statements set forth in this return.

# VERMONT PROPERTY TRANSFER TAX RETURN

VERMONT DEPARTMENT OF TAXES  
MONTPELIER, VERMONT 05609-1401

(PLEASE TYPE OR PRINT CLEARLY)

<b>A</b> SELLER'S (TRANSFEROR'S) NAME(S) RLM Associates		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>B</b> BUYER'S (TRANSFeree'S) NAME(S) Town of Williston		COMPLETE MAILING ADDRESS FOLLOWING TRANSFER 722 Williston Road, Williston, VT 05495	SOCIAL SECURITY NO. OR TAXPAYER IDENT. NO.
<b>C</b> PROPERTY LOCATION (Address in full) Route 2A			<b>D</b> DATE OF CLOSING
<b>E</b> INTEREST IN PROPERTY 1. <input checked="" type="checkbox"/> FEE SIMPLE      3. <input type="checkbox"/> UNDIVIDED 1/2 INTEREST      5. <input type="checkbox"/> TIME-SHARE ESTATE      7. <input type="checkbox"/> EASEMENT 2. <input type="checkbox"/> LIFE ESTATE      4. <input type="checkbox"/> UNDIVIDED ___% INTEREST      6. <input type="checkbox"/> LEASE      8. <input type="checkbox"/> OTHER _____			
<b>F</b> FRONTAGE AND DEPTH		<b>G</b> TOTAL ACREAGE	
<b>H</b> BUILDINGS ON PROPERTY AT THE TIME OF TRANSFER (CHECK ALL THAT APPLY). 1. <input checked="" type="checkbox"/> NONE      5. <input type="checkbox"/> BARN      9. <input type="checkbox"/> STORE 2. <input type="checkbox"/> FACTORY      6. <input type="checkbox"/> MULTI-FAMILY WITH _____ ( INSERT NUMBER ) DWELLING UNITS TRANSFERRED      10. <input type="checkbox"/> OTHER _____ DESCRIBE 3. <input type="checkbox"/> SINGLE FAMILY DWELLING      7. <input type="checkbox"/> MOBILE HOME 4. <input type="checkbox"/> CAMP/VACATION HOME      8. <input type="checkbox"/> CONDOMINIUM WITH _____ ( INSERT NUMBER ) UNITS TRANSFERRED CHECK WHETHER THE BUILDINGS WERE EVER <input type="checkbox"/> OCCUPIED <input type="checkbox"/> RENTED <input type="checkbox"/> WILL BE RENTED AFTER SALE			
<b>I</b> PRIMARY USE OF PROPERTY BEFORE TRANSFER (CHECK ONE): 1. <input type="checkbox"/> PRIMARY RESIDENCE      3. <input type="checkbox"/> CAMP/VACATION      5. <input type="checkbox"/> OPERATING FARM      7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE      9. <input type="checkbox"/> OTHER _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND      4. <input type="checkbox"/> TIMBERLAND      6. <input type="checkbox"/> GOVERNMENT USE      8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE			
<b>J</b> PRIMARY USE OF PROPERTY AFTER TRANSFER (CHECK ONE): 1. <input type="checkbox"/> PRIMARY RESIDENCE      3. <input type="checkbox"/> CAMP/VACATION      5. <input type="checkbox"/> OPERATING FARM      7. <input type="checkbox"/> COMMERCIAL _____ DESCRIBE      9. <input type="checkbox"/> OTHER _____ DESCRIBE 2. <input type="checkbox"/> OPEN LAND      4. <input type="checkbox"/> TIMBERLAND      6. <input type="checkbox"/> GOVERNMENT USE      8. <input type="checkbox"/> INDUSTRIAL _____ DESCRIBE			
<b>K</b> IS ANY PORTION OF THE LAND BEING CONVEYED SUBJECT TO A LIEN OR OTHER RESTRICTIONS UNDER CHAPTER 124 OF 32 V.S.A. (Agricultural, Forest, Farmland or Working Farmland Tax Abatement Use Value Appraisal Programs)? <input type="checkbox"/> Yes <input type="checkbox"/> No			
<b>L</b> IF TRANSFER IS EXEMPT FROM PROPERTY TRANSFER TAX, CITE EXEMPTION FROM INSTRUCTIONS AND COMPLETE SECTIONS M, N and O BELOW.			
<b>M</b> TOTAL PRICE PAID \$ -0-		<b>N</b> PRICE PAID FOR PERSONAL PROPERTY \$ _____	
		<b>O</b> PRICE PAID FOR REAL PROPERTY \$ -0-	
IF PRICE PAID FOR REAL PROPERTY IS LESS THAN FAIR MARKET VALUE ENTER FAIR MARKET VALUE ON LINE O AND DESCRIBE THE CIRCUMSTANCES: _____			
<b>PROPERTY TRANSFER TAX</b>			\$ -0-
<b>P</b> TAX DUE: Enter amount from rate schedule on reverse side. COMPLETE RATE SCHEDULE FOR ALL TRANSFERS			\$ -0-
<b>Q</b> DATE SELLER ACQUIRED <u>February 28, 1991</u>			10
<b>R</b> IF A VERMONT LAND GAINS TAX RETURN IS NOT BEING FILED, CITE EXEMPTION FROM INSTRUCTIONS ON PAGE 4 OF THIS BOOKLET			(CONTINUE ON REVERSE SIDE)

### THIS SECTION TO BE COMPLETED BY TOWN OR CITY CLERK

TOWN/CITY Williston  
 DATE OF RECORD February 21, 2018  
 BOOK NUMBER TP 16 PAGE NO. 651-653  
 LISTED VALUE \$ \_\_\_\_\_ GRAND LIST OF 18 2017/2018  
 PARCEL ID OR MAP NO. \_\_\_\_\_  
 GRAND LIST CATEGORY Roadway

**ACKNOWLEDGEMENT**

RETURN RECEIVED (INCLUDING CERTIFICATES AND, IF REQUIRED, AGT-250 DISCLOSURE STATEMENT) AND TAX PAID.  
 SIGNED [Signature] ASST. CLERK  
 DATE February 21, 2018

TOWN NUMBER  
18-238

### RATE SCHEDULE

<b>1. Tax on Special Rate Property:</b>		
a. Value of purchaser's principal residence (not to exceed \$100,000) (See Instructions) .....	1. a. \$	-0-
b. Value of property enrolled in current use program .....	b. \$	
c. Value of qualified working farm .....	c. \$	
d. Add Lines 1(a), (b) and (c) .....	d. \$	
e. Tax rate .....	e.	0.005
f. Tax due on Special Rate Property: Multiply Line 1(d) by Line 1(e) .....	f. \$	-0-
<b>2. Tax on General Rate Property:</b>		
a. Enter amount from Line O on front of return .....	2. a. \$	-0-
b. Enter amount from Line 1(d) of Rate Schedule above .....	b. \$	
c. Subtract Line 2(b) from Line 2(a) .....	c. \$	
d. Tax rate .....	d.	0.0125
e. Tax due on General Rate Property: Multiply Line 2(c) by Line 2(d) .....	e. \$	-0-
<b>3. Total Tax Due:</b>		
Add Lines 1(f) and 2(e) and enter here and on Line P on front of return .....	3. \$	-0-

### FLOOD AND SUBDIVISION REGULATIONS AND ACT 250 CERTIFICATES

Buyer(s) and Seller(s) certify as follows:

- A. That they have investigated and disclosed to every party to this transaction all of their knowledge relating to flood regulations, if any, affecting the property.
- B. That the seller(s) advised the buyer(s) that local and state building regulations, zoning regulations and subdivision regulations pertaining to the property may limit significantly the use of the property.
- C. That this transfer is in compliance with or is exempt from the subdivision regulations of the Agency of Natural Resources for the following reasons:
  - 1. This property is the subject of Subdivision Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property and any retained parcel is exempt from the subdivision regulations because (see instructions for exemptions):
    - a. Parcel to be sold:                      Exemption Number \_\_\_\_\_                      Number of acres \_\_\_\_\_
    - b. Parcel retained:                      Exemption Number \_\_\_\_\_                      Number of acres \_\_\_\_\_

Please contact the district office in your area to determine compliance with Act 250. (See map on page 26.)

Seller(s) further certifies as follows:

- D. That this transfer of real property and any development thereon is in compliance with or exempt from 10 V.S.A. Chapter 151, Vermont's Land Use and Development Law (Act 250), for the following reason:
  - 1. This property is the subject of Act 250 Permit No. \_\_\_\_\_ and is in compliance with said permit, or
  - 2. This property is exempt from Act 250 because: (list exemption number from instructions) \_\_\_\_\_
- E. That this transfer ~~does~~/does not (strike one) result in a partition or division of land. Note: If it does, an Act 250 Disclosure Statement must be attached to this return before filing with the town clerk.

### WITHHOLDING CERTIFICATION

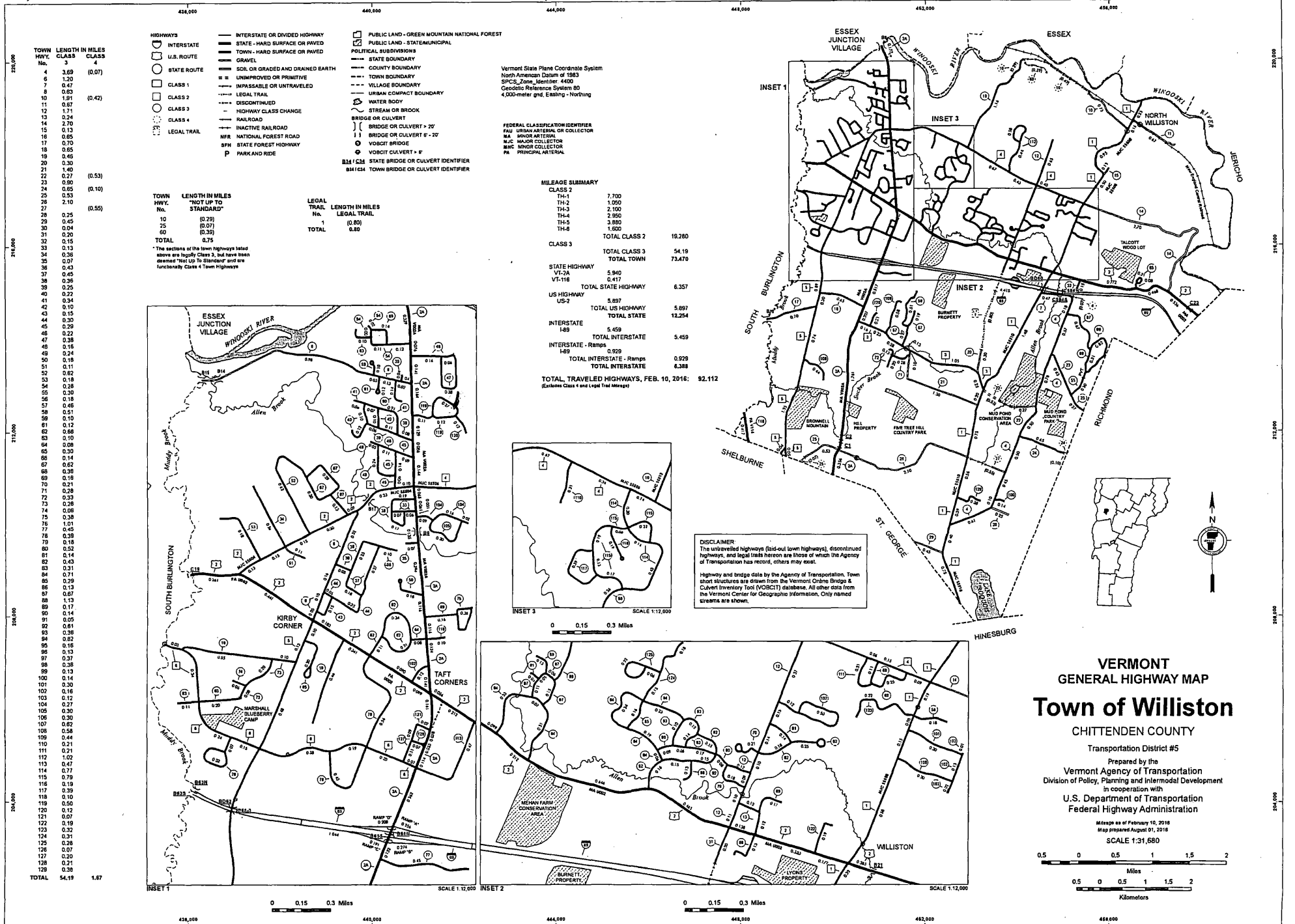
- Buyer(s) certifies that Vermont income tax has been withheld from the purchase price and will be remitted to the Commissioner of Taxes with Form REW-1 within 30 days from the transfer, OR that the transfer is exempt from income tax withholding for the following reason (check one):
- 1. Seller(s) certifies that at that time of transfer, each seller was a resident of Vermont or an estate.
- 2. Buyer(s) certifies that the parties obtained withholding certificate no. \_\_\_\_\_ from the Commissioner of Taxes in advance of this sale.
- 3. Buyer(s) certifies that this is a transfer without consideration. (See instructions for Form REW-1.)
- 4. Seller(s) is a mortgagor conveying the mortgaged property to a mortgagee in a foreclosure or transfer in lieu of foreclosure, with no additional consideration.

**WE HEREBY SWEAR AND AFFIRM THAT THIS RETURN, INCLUDING ALL CERTIFICATES, IS TRUE, CORRECT AND COMPLETE TO THE BEST OF OUR KNOWLEDGE.**

SELLER(S) SIGNATURE(S)	DATE	BUYER(S) SIGNATURE(S)	DATE
RLM Associates		Town of Williston	
By: <i>M. L. Lessor</i>	5/12/95	By: <i>Ben [Signature]</i>	10-16-95
Duly Authorized Agent		Duly Authorized Agent	

Preparer's Signature \_\_\_\_\_ Prepared by Coombs & Lissor

Preparer's Address P.O. Box 1079, Williston, VT 05495 Buyer's Representative \_\_\_\_\_ Tel. \_\_\_\_\_  
(Print or Type)



TOWN HWY. CLASS No.	LENGTH IN MILES	CLASS
4	3.69	(0.07)
6	1.20	
7	0.47	
8	0.83	
10	1.91	(0.42)
11	0.87	
12	1.71	
13	0.24	
14	2.70	
15	0.13	
16	0.65	
17	0.70	
18	0.65	
19	0.46	
20	0.30	
21	1.40	
22	0.27	
23	0.90	(0.53)
24	0.85	(0.10)
25	0.53	
26	2.10	
27	0.25	(0.55)
29	0.45	
30	0.04	
31	0.20	
32	0.15	
33	0.13	
34	0.38	
35	0.07	
36	0.43	
37	0.45	
38	0.26	
39	0.26	
40	0.22	
41	0.34	
42	0.10	
43	0.15	
44	0.30	
45	0.29	
46	0.22	
47	0.38	
48	0.16	
49	0.24	
50	0.18	
51	0.11	
52	0.62	
53	0.18	
54	0.28	
55	0.30	
56	0.18	
57	0.46	
58	0.51	
59	0.10	
61	0.12	
62	0.66	
63	0.10	
64	0.28	
65	0.30	
66	0.14	
67	0.62	
68	0.38	
69	0.16	
70	0.21	
71	0.28	
72	0.33	
73	0.28	
74	0.08	
75	0.39	
76	1.01	
77	0.45	
78	0.39	
79	0.18	
80	0.62	
81	0.14	
82	0.43	
83	0.31	
84	0.71	
84	0.71	
85	0.29	
86	0.13	
87	0.67	
88	1.13	
89	0.17	
90	0.14	
91	0.05	
92	0.81	
93	0.36	
94	0.82	
95	0.16	
96	0.13	
97	0.37	
98	0.38	
99	0.13	
100	0.14	
102	0.16	
103	0.12	
104	0.27	
105	0.30	
106	0.30	
107	0.62	
108	0.58	
109	0.44	
110	0.21	
111	0.21	
112	1.02	
113	0.47	
114	0.71	
115	0.79	
116	0.19	
117	0.39	
118	0.10	
119	0.50	
120	0.12	
121	0.07	
122	0.19	
123	0.32	
124	0.31	
125	0.28	
126	0.07	
127	0.20	
128	0.21	
129	0.38	
<b>TOTAL</b>	<b>54.19</b>	<b>1.67</b>

TOWN HWY. CLASS No.	LENGTH IN MILES	LEGAL TRAIL No.	LENGTH IN MILES
10	(0.29)	1	(0.80)
25	(0.07)		
60	(0.35)		
<b>TOTAL</b>	<b>0.75</b>	<b>TOTAL</b>	<b>0.80</b>

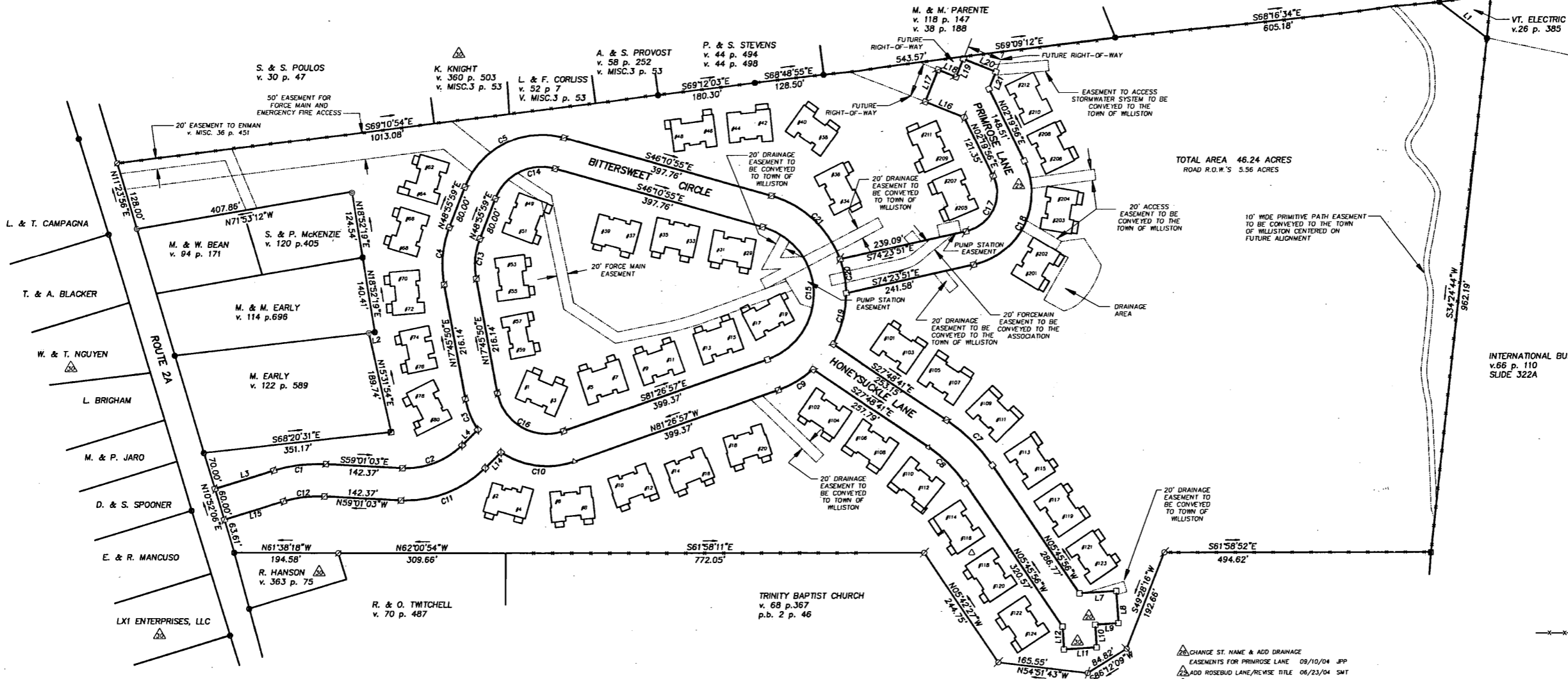
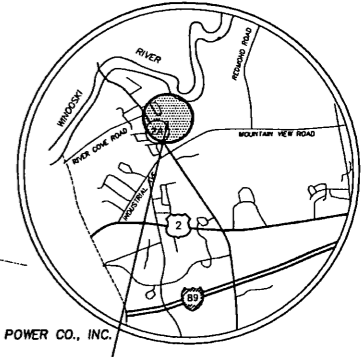
\*The sections of the town highways listed above are legally Class 3, but have been assumed "Not Up to Standard" and are functionally Class 4 Town Highways.

CLASS	LENGTH IN MILES	TOTAL CLASS
CLASS 2	7.700	19.280
TH-1	1,050	
TH-2	2,100	
TH-3	2,950	
TH-4	3,880	
TH-5	1,620	
TH-6		
<b>TOTAL CLASS 2</b>	<b>19.280</b>	
CLASS 3	0.417	54.19
<b>TOTAL CLASS 3</b>	<b>0.417</b>	<b>73.479</b>
<b>TOTAL TOWN</b>	<b>6.357</b>	
<b>TOTAL STATE HIGHWAY</b>	<b>6.357</b>	
US HIGHWAY	5.897	5.897
US-2	5.897	
<b>TOTAL US HIGHWAY</b>	<b>5.897</b>	
<b>TOTAL STATE</b>	<b>12.254</b>	
<b>INTERSTATE</b>	<b>5.459</b>	
I-89	5.459	
<b>TOTAL INTERSTATE</b>	<b>5.459</b>	
<b>INTERSTATE - Ramps</b>	<b>0.929</b>	
I-89	0.929	
<b>TOTAL INTERSTATE - Ramps</b>	<b>0.929</b>	
<b>TOTAL INTERSTATE</b>	<b>6.388</b>	
<b>TOTAL TRAVELED HIGHWAYS, FEB. 10, 2016:</b>	<b>52.112</b>	

**DISCLAIMER**  
The untraveled highways (bid-out town highways), discontinued highways, and legal lines herein are those of which the Agency of Transportation has record, 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 (VOBCIT) database. All other data from the Vermont Center for Geographic Information. Only named streams are shown.

WILLISTON TOWN CLERK'S OFFICE  
RECEIVED FOR RECORD

\_\_\_\_\_ A.D. 200\_\_\_\_  
at \_\_\_\_\_ O'clock \_\_\_\_\_ minutes \_\_\_\_\_ m  
and recorded in Slide \_\_\_\_\_  
Attest: \_\_\_\_\_ Town Clerk



TOTAL AREA 46.24 ACRES  
ROAD R.O.W.'S 5.56 ACRES

INTERNATIONAL BUSINESS MACHINES  
v.66 p. 110  
SLIDE 322A

**LEGEND**

- ⊙ IRON PIPE ( SET )
- ⊕ REBAR ( SET )
- IRON PIPE ( FOUND )
- MARBLE MONUMENT ( FOUND )
- CONCRETE MONUMENT ( FOUND )
- CONCRETE MONUMENT ( TO BE SET )
- ⊠ CONCRETE MONUMENT ( SET )
- △ P-K NAIL IN PAVEMENT ( SET )
- BARBED WIRE FENCE
- REBAR ( TO BE SET )

I, JOHN P. PITROWSKI, HEREBY CERTIFY THAT THE PLAN ENTITLED "CONDOMINIUM PLAT, BITTERSWEET VILLAGE", DATED REVISED JUNE 16, 2015, DOES ACCURATELY DEPICT THE LOCATION, UNIT NUMBER, DIMENSIONS, AND LAYOUT OF THE BUILDINGS AS BUILT.



JOHN P. PITROWSKI P.E. #8104

STATE OF VERMONT  
COUNTY OF CHITTENDEN  
ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2015 BEFORE ME PERSONALLY CAME JOHN P. PITROWSKI, TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND HAS EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGE THAT HE EXECUTED THE SAME.

NOTARY PUBLIC

MY COMMISSION EXPIRES \_\_\_\_\_

No.	Bearing	Distance
L1	S23°39'21"E	110.70'
L2	S68°34'02"E	11.20'
L3	S79°07'58"E	115.94'
L4	N72°58'57"E	41.13'
L5	S81°58'11"E	16.10'
L6	S85°43'18"E	68.09'
L7	S24°16'42"W	60.00'
L8	N65°43'18"W	42.43'
L9	S24°30'44"W	42.43'
L10	N65°29'56"W	60.00'
L11	N24°30'04"E	60.00'
L12	S72°58'57"W	41.13'
L13	N79°07'58"W	115.94'
L14	S39°51'39"E	76.61'
L15	S50°08'21"W	64.00'
L16	S39°51'39"E	35.47'
L17	S50°08'21"W	35.90'
L18	S39°51'39"E	64.00'
L19	S50°08'21"W	34.23'

No.	Delta	Radius	Arc Length	Chord Length	Chord Bearing
C1	20°06'55"	279.99	98.30	97.80	S69°04'30"E
C2	48°00'00"	145.00	121.48	117.85	S83°01'03"E
C3	23°27'17"	152.75	62.53	62.09	N06°02'11"E
C4	31°10'09"	200.00	108.80	107.46	N33°20'54"E
C5	84°33'06"	152.00	223.19	205.15	S89°37'28"E
C6	103°40'44"	189.94	343.70	298.69	S05°39'22"W
C7	22°02'45"	310.00	119.28	118.55	S16°47'18"E
C8	22°02'45"	250.00	96.19	95.60	N16°47'18"W
C9	22°49'31"	189.94	75.87	75.17	S87°08'17"W
C10	53°06'19"	152.75	141.58	136.56	N54°53'47"W
C11	48°00'00"	205.00	171.74	166.76	N83°01'03"W
C12	20°06'55"	219.99	77.23	76.84	N69°04'30"W
C13	31°10'09"	140.00	76.18	75.22	N33°20'54"E
C14	84°33'06"	92.00	136.30	124.17	S89°37'28"E
C15	144°44'05"	129.94	328.24	247.67	S26°11'00"W
C16	99°12'42"	92.75	160.61	141.28	N31°50'33"W
C17	103°16'13"	131.58	73.00	114.47	N53°58'03"E
C18	103°16'13"	246.83	137.00	214.84	N53°58'03"E
C19	29°57'33"	99.32	189.94	98.19	N42°30'57"E
C20	19°24'47"	84.36	189.94	84.09	N17°49'47"E
C21	54°18'24"	180.03	189.94	173.37	N19°01'48"W

Revisions	Description	Date	By
ADD UNITS 206-208 & 210-212	0/16/15	SDT	
ADD UNITS 201-202 & 203-204	8/13/07	DPB	
ADD UNITS 205-207 & 209-211	7/11/08	JPP	
REMOVE DRAINAGE EASEMENT ACROSS HONEYSUCKLE & REVISE ABUTTORS	12/20/04	JNH	
ADD UNITS 116-124/REVISE DECKS	11/10/04	DPB	
EASEMENTS	11/11/04	KAP	
EASEMENTS	10/14/04	KAP	

CHANGE ST. NAME & ADD DRAINAGE EASEMENTS FOR PRIMROSE LANE	09/10/04	JPP
ADD ROSEBUD LANE/REVISE TITLE	06/23/04	SMT
ADD PRIMITIVE PATH EASEMENT	02/10/04	KAP
ADD DRAINAGE EASEMENT ACROSS HONEYSUCKLE LANE	09/29/03	KAP
ADD DRAINAGE EASEMENT FOR HONEYSUCKLE LANE	06/27/03	JNH
ADD UNITS 114 & 116	09/09/02	JNH
REVISE HONEYSUCKLE LANE	06/11/02	SDT
ADD UNITS 117 & 119	02/14/02	JNH
REVISE CHURCH BOUNDARY LINE	11/19/01	SDT
ADD UNITS 113/115 & CHURCH LAND	08/29/01	JNH
SET MONUMENTS	8/07/01	DPB
ADD UNITS 105/107, 108/109, 110/112, 109/111	10/26/00	SDT
ADD UNITS 1/3, 101/103, 102/104	7/13/00	JNH
REVISE HONEYSUCKLE LANE	3/30/00	SDT
ADD UNITS 34 & 36	12/23/99	SDT
ADD UNITS 17,19,42,44,66 & 68	08/18/99	SDT
ADD UNITS 30 & 72	01/31/99	SDT
ADD UNITS 48,49	10/23/98	SMT
ADD UNITS 29,31,38,40,62,64	07/20/98	SMT
ADD UNITS 56,60/74,78	11/10/97	SMT
MODIFY UNIT #2	9/11/97	JTH
ADD CONDOES 55/53,51/49,33/35	7/23/97	SLW
ADD CONDOES 8/11, 13/15	11/26/96	SMT
ADD CONDOES 6/8, 3/7	8/15/96	SMT
REVISE UNIT #5 PER 911	06/10/96	DPB
ADD CONDOES 7/8, 9/10	12/21/95	SMT

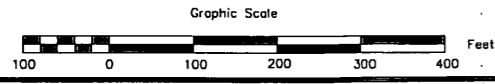


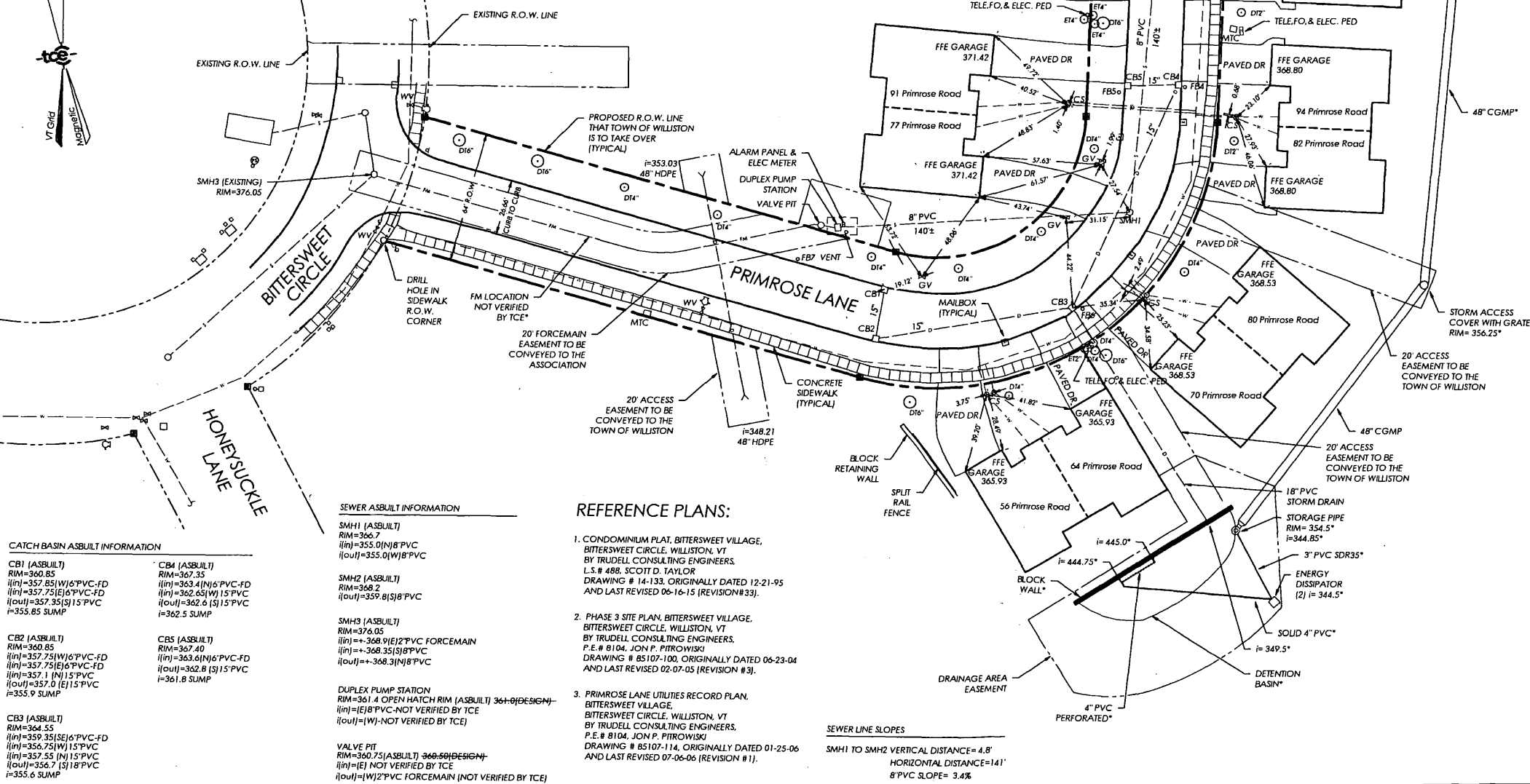
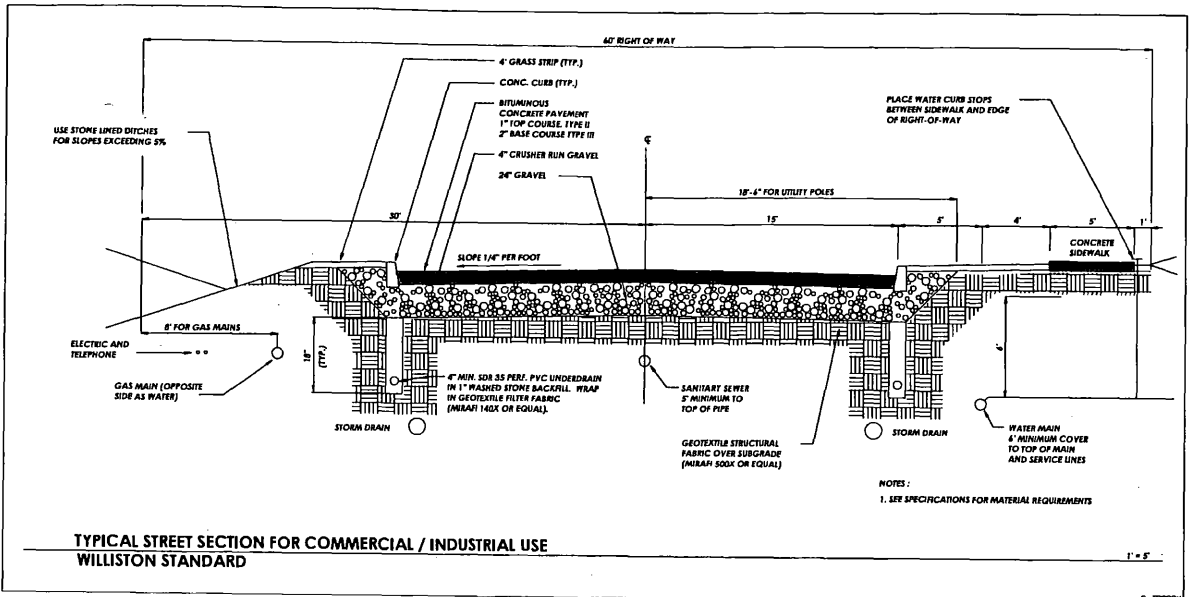
THIS PLAT IS BASED ON A THEODOLITE AND E.D.M. CONTROL TRAVERSE OF EVIDENCE FOUND IN THE FIELD AND INFORMATION ABSTRACTED FROM THE TOWN OF WILLISTON LAND RECORDS. BEING THE LAND CONVEYED TO R.L.M. ASSOCIATES IN VOLUME 90 PAGE 449 AND VOLUME 320 PAGE 166. THIS LAND IS SUBJECT TO AN EASEMENT TO VERMONT GAS SYSTEMS RECORDED IN VOLUME MISC. 35 PAGE 318 AND AN EASEMENT TO GREEN MOUNTAIN POWER CORP. AND NYNEX RECORDED IN VOLUME MISC. 35 PAGE 464.

Condominium Plat  
BITTERSWEET VILLAGE  
Bittersweet Circle, Williston, Vt.

TRUDELL CONSULTING ENGINEERS  
418 BLAIR PARK ROAD WILLISTON, VERMONT 05498 802.877.655 WWW.TCEVT.COM

Drawing number 14-133 Plat Ext. 1  
Project mgr. JPP Drawn SMT  
Date 12/21/95 Scale 1"=100'  
Field Book 04,168, 253 Crd. 85107



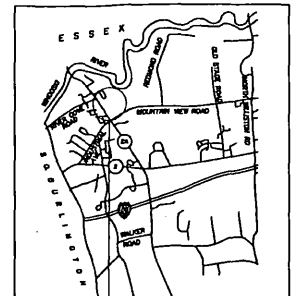


**FLUSHING BASIN ASBUILT INFORMATION**

FB1 (FLUSHING BASIN ASBUILT) RIM=370.0 i=+364.9 PVC 6"	FB5 (FLUSHING BASIN ASBUILT) RIM=368.05 i=+363.5 PVC 6"
FB2 (FLUSHING BASIN ASBUILT) RIM=371.5 i=+366.35 PVC 6"	FB7 (FLUSHING BASIN ASBUILT) RIM=361.85 i=NO DATA
FB3 (FLUSHING BASIN ASBUILT) RIM=368.7 i=+363.6 PVC 6"	FB6 (FLUSHING BASIN ASBUILT) RIM=NO DATA-RIM MISSING i=NO DATA, PLUGGED
FB4 (FLUSHING BASIN ASBUILT) RIM=367.9 i=+364.6 PVC 6"	

**CATCH BASIN LINE SLOPES**

CB1 TO CB2 VERTICAL DISTANCE=0.25' HORIZONTAL DISTANCE=21.5' 15" PVC SLOPE= 1%
CB2 TO CB3 VERTICAL DISTANCE=0.25' HORIZONTAL DISTANCE=94' 15" PVC SLOPE= 0.27%
CB3 TO CB4 VERTICAL DISTANCE=5.05' HORIZONTAL DISTANCE=118' 15" PVC SLOPE= 4.28%
CB4 TO CBS VERTICAL DISTANCE=0.15' HORIZONTAL DISTANCE=22' 15" PVC SLOPE= 0.68%



- NOTES:**
1. LOCATION OF WATER CURB STOPS AND HYDRANT VALVES WERE LOCATED ACCURATELY IN THE AS-BUILT SURVEY.
  2. ALL UNDERGROUND WATERLINES SHOWN ARE ASSUMED LOCATION ONLY.
  3. ROAD BASE PAVED IN 2006 AND FINISH COARSE IN JUNE 2017.

**LEGEND EXISTING FEATURES**

SEWER MANHOLE (SMH)	○
CLEANOUT/FLUSHING BASIN (FB)	○
CATCH BASIN (CB)	□
OUTLET OR END SECTION	<
WATER VALVE (WV)	⊕
GAS VALVE (GV)	⊕
CURB STOP (CS)	⊙
FIRE HYDRANT (HYD)	⊕
MTC OR TRANSFORMER	□
TELEPHONE OR TELEVISION PEDESTAL (TEL-FED/TV-PED)	□
LUMINAIRE	⊕
SIGN	⊕
CONCRETE MONUMENT	■
DECIDUOUS TREE (AND SIDE)	○
CONIFEROUS TREE (AND SIDE)	○
PAVED DRIVE OR ROAD	—
PAVED DRIVE OR ROAD WITH CURB	—
SEWER MAINS AND SERVICES	—
SEWER FORCEMAIN	—
WATER MAINS AND SERVICES	—
STORM DRAINAGE	—

**CATCH BASIN ASBUILT INFORMATION**

CB1 (ASBUILT) RIM=360.85 i(in)=357.85(W)6" PVC-FD i(in)=357.75(E)6" PVC-FD i(out)=362.6(S)15" PVC i=355.85 SLUMP	CB4 (ASBUILT) RIM=367.35 i(in)=363.4(N)6" PVC-FD i(in)=362.6(S)15" PVC i(out)=362.6(S)15" PVC i=362.5 SLUMP
CB2 (ASBUILT) RIM=360.85 i(in)=357.75(W)6" PVC-FD i(in)=357.75(E)6" PVC-FD i(in)=357.1(N)15" PVC i(out)=357.0(E)15" PVC i=355.9 SLUMP	CB5 (ASBUILT) RIM=367.40 i(in)=363.6(N)6" PVC-FD i(out)=362.8(S)15" PVC i=361.8 SLUMP
CB3 (ASBUILT) RIM=364.35 i(in)=359.35(E)6" PVC-FD i(in)=356.75(W)15" PVC i(in)=357.55(N)15" PVC i(out)=356.7(S)18" PVC i=355.6 SLUMP	

**SEWER ASBUILT INFORMATION**

SMH1 (ASBUILT) RIM=366.7 i(in)=355.0(N)8" PVC i(out)=355.0(W)8" PVC	SMH2 (ASBUILT) RIM=368.2 i(out)=359.8(S)8" PVC
SMH3 (ASBUILT) RIM=376.05 i(in)=368.9(E)12" PVC FORCEMAIN i(in)=368.35(S)8" PVC i(out)=368.3(N)8" PVC	
DUPLEX PUMP STATION RIM=361.4 OPEN HATCH RIM (ASBUILT) 364.0 (DESIGN) i(in)=E)8" PVC-NOT VERIFIED BY TCE i(out)=W)-NOT VERIFIED BY TCE	VALVE PIT RIM=360.75 (ASBUILT) 360.50 (DESIGN) i(in)=E) NOT VERIFIED BY TCE i(out)=W) 2" PVC FORCEMAIN (NOT VERIFIED BY TCE)

- REFERENCE PLANS:**
1. CONDOMINIUM PLAT, BITTERSWEET VILLAGE, BITTERSWEET CIRCLE, WILLISTON, VT BY TRUDELL CONSULTING ENGINEERS, L.S. # 488, SCOTT D. TAYLOR DRAWING # 14-133, ORIGINALLY DATED 12-21-95 AND LAST REVISED 06-16-15 (REVISION #33).
  2. PHASE 3 SITE PLAN, BITTERSWEET VILLAGE, BITTERSWEET CIRCLE, WILLISTON, VT BY TRUDELL CONSULTING ENGINEERS, P.E. # 8104, JON P. PIROWSKI DRAWING # 85107-100, ORIGINALLY DATED 06-23-04 AND LAST REVISED 02-07-05 (REVISION #3).
  3. PRIMROSE LANE UTILITIES RECORD PLAN, BITTERSWEET VILLAGE, WILLISTON, VT BY TRUDELL CONSULTING ENGINEERS, P.E. # 8104, JON P. PIROWSKI DRAWING # 85107-114, ORIGINALLY DATED 01-25-06 AND LAST REVISED 07-06-06 (REVISION #1).

**SEWER LINE SLOPES**

SMH1 TO SMH2 VERTICAL DISTANCE=4.8' HORIZONTAL DISTANCE=141' 8" PVC SLOPE= 3.4%
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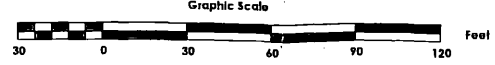
**TRUDELL CONSULTING ENGINEERS, INC.**

**THIS PLAN IS SUITABLE FOR THE PURPOSE OF A "AS-BUILT DRAWING"**

THIS PLAN IS INTENDED TO PROVIDE AS-BUILT INFORMATION ON PRIMROSE LANE, WHICH WAS CONSTRUCTED THE SUMMER OF 2005 AND FINISHED IN THE SPRING OF 2017. THE PLAN IS BASED ON DESIGN DRAWINGS AND TEST PROVIDED BY THE CONTRACTOR, GRAND BUSHBY AND SOME OF THE ACTUAL UNDERGROUND LOCATION MAY VARY SLIGHTLY FROM THIS PLAN. ON 06-22-2017, T.C.E. DID AN AS-BUILT SURVEY OF THE FINISHED CONSTRUCTION, CONCENTRATING THE SURVEY WITHIN THE ROAD R.O.W. AND EXTENDING OUT TO THE FACE OF THE BUILDINGS. NO UNDERGROUND FEATURES WERE LOCATED. THIS PLAN IS A COMPILATION OF ALL OF THE ABOVE INFORMATION. FEATURES MARKED WITH \* INDICATE THAT THIS IS DESIGN INFO. HORIZONTAL COORDINATE SYSTEM IS LOCAL. VERTICAL DATUM IS ASSUMED.

**BEFORE USING THESE PLANS ENSURE THAT YOU HAVE THE LATEST REVISION**

LAST REVISED: 07/06/17 BY: BGP



**Revisions**

No.	Description	Date	By
-----	-------------	------	----

- TAXID:**
1. Unless otherwise noted, these Drawings are intended for preliminary planning, coordination with other disciplines or utilities, and/or approval from the regulatory authorities. They are not intended as construction drawings unless noted as such or marked approved by a regulatory authority.
  2. By use of these drawings for construction of the Project, the Owner represents that they have reviewed, approved, and accepted the drawings, obtained all necessary permits, and have met with all applicable parties/disciplines, including but not limited to, the Engineer and the Architect, to ensure these plans are properly coordinated including, but not limited to, easement documents, specifications, owner/contractor agreements, building and mechanical plans, private and public utilities, and other pertinent permits for construction.
  3. Owner and Architect, are responsible for final design and location of buildings shown, including an area measured a minimum five (5) feet around any building and coordinating final utility connections shown on these plans.
  4. Prior to using these plans for construction layout, the user shall contact TCE to ensure the plan contains the most current revisions.
  5. These Drawings are specific to the Project and are not transferable. As instruments of service, these drawings, and copies thereof, furnished by TCE are its exclusive property. Changes to the drawings may only be made by TCE. If errors or omissions are discovered, they shall be brought to the attention of TCE immediately.
  6. It is the User's responsibility to ensure this copy contains the most current revisions. If unsure, please contact TCE.



Project Title

**Bittersweet Village**  
Primrose Lane  
Williston, VT

Sheet Title

**Primrose Lane**  
As-Built

Date:	07-06-17
Scale:	1"=30'
Project Number:	14-133 (85107.crd)
Drawn By:	BGP
Project Engineer:	JPP
Approved By:	JPP
Field Book:	347,168

**C9-01**

**TOWN OF WILLISTON  
SELECTBOARD  
MINUTES OF MEETING  
February 6, 2018**

**APPROVED February 20, 2018**

**MEMBERS PRESENT:** Terry Macaig (Chair); Jeff Fehrs, Joy Limoge. (Ted Kenney and Theresa Zittritsch were absent.)  
**ADMINISTRATION:** Rick McGuire, Town Manager; Erik Wells, Assistant to the Town Manager; Jennifer Kennelly, Finance Director; James Sherrard, Storm Water Coordinator.  
**OTHERS PRESENT:** Jill Pardini, Morgan Cole, Amanda Marvin, G. Miller, Laura Dyer, Erin Brady, Sue Cobb, Jonathan Farrell, Jason Starr (Williston Observer), Scott Moody (Channel 17).

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[Note: Minutes reflect the order of the published agenda.]

**1. Call to Order**

Chairman Terry Macaig called the meeting to order at 7 PM.

**2. Minutes**

*January 16, 2018*

**MOTION** by Joy Limoge, **SECOND** by Jeff Fehrs, to approve the minutes of January 16, 2018 with the addition of “on the original scoping study” after “take action” in the bullet on North Williston Road in the Manager’s Report . **VOTING: unanimous (3-0); motion carried.**

*January 23, 2018*

**MOTION** by Joy Limoge, **SECOND** by Jeff Fehrs, to approve the minutes of January 23, 2018 with the addition of “petitions in general” added to the end of the last sentence in Item 12 - Comprehensive Energy Plan Petition. **VOTING: unanimous (3-0); motion carried.**

**3. Public Comment – General Issues**

None.

**4. Interviews/Appointments**

*Planning Commission*

The Selectboard interviewed Jill Pardini for a position on the Planning Commission. Ms. Pardini reviewed her background in city government in Baltimore, Maryland, before moving to Vermont, and her interest in serving the community on the Williston Planning Commission.

The Selectboard will interview the two other candidates interested in the position before making an appointment.



**5. Public Hearing: COTS Project Grant Closeout**

The warning for the public hearing was read and the hearing was opened at 7:30 PM. Sue Cobb and Jonathan Farrell reported the \$625,000 community development grant was used to build the COTS day station and housing units. The project is now complete and operational. There were no comments from the public.

**MOTION by Joy Limoge, SECOND by Jeff Fehrs, to close the public hearing on the community development grant closeout. VOTING: unanimous (3-0); motion carried.**

**6. State Water Quality Funding Initiatives**

Senator Chris Pearson updated the Selectboard on water quality funding initiatives under consideration by the legislature. The EPA is impressed with the work done to date by the state, but felt funding and TMDL are not adequately addressed. The legislature is trying to find long term funding solutions to address water quality sensibly and affordably. Approaches that have been discussed include addressing polluters directly and looking at agricultural operations.

Joy Limoge suggested looking at existing programs that are not working and restructuring the funding. Vermonters and farmers in particular cannot bear any more burden. Sen. Pearson pointed out nearly a third of the state is living in poverty so it is difficult to cut programs. The state has been working on an austerity budget for years.

**7. Clean Water State Revolving Loan Fund Priority List**

James Sherrard explained each year the priority list must be updated for the Clean Water State Revolving Loan Fund. All the storm water projects on the list are part of the Flow Restoration Plan.

Jeff Fehrs recused himself because he works for DEC in the department that administers the Clean Water State Revolving Loan Fund. The Selectboard postponed action on the application until the next meeting when the full board is present.

**8. Regional School District Budget Presentation**

Amanda Marvin and Erin Brady gave a presentation on the Champlain Valley Regional School District proposed 2018-2019 budget. The school district is a consolidation of five towns with a total of 3,867 students (K-12). The proposed budget is \$76,838,041 (increase of 2.3%). Cost per equalized pupil is \$15,749 for 4,127 students. Town of Williston may see a 11.9% tax increase due in part to Williston's high Common Level of Appraisal (CLA) (4.5%). These numbers are subject to change depending on the Town's appeal of the CLA and a change in the statewide property tax rate.

**9. Acceptance of Road**

Erik Wells reported the Public Works Director recommends Primrose Lane be accepted. **MOTION by Joy Limoge, SECOND by Jeff Fehrs, to accept 0.11-mile Primrose Lane as public highway. VOTING: unanimous (3-0); motion carried.**

**10. Highway Mileage Certification**

Erik Wells reported the highway miles include .11 mile for Primrose Lane.

**MOTION by Joy Limoge, SECOND by Jeff Fehrs, that the mileage listed on the Certificate of Highway Mileage for the year ending February 10, 2018 is accurate as to the mileage in Williston for Class 2, 3, and 4 roads. VOTING: unanimous (3-0); motion carried.**

**11. Town Meeting Warning 2018 (revised)**

Rick McGuire explained the elected offices of school board director must now appear on the town meeting warning. Prior to the school district consolidation the director positions appeared on the school's annual meeting warning.

**MOTION by Joy Limoge, SECOND by Jeff Fehrs, to add Article 16 to the official town meeting warning and Australian ballot vote to be held March 5<sup>th</sup> and 6<sup>th</sup>, 2018. VOTING: unanimous (3-0); motion carried.**

**12. Town Manager's Report**

Rick McGuire reported:

- The Community Outreach Committee has met and is in the process of hiring three of the four social workers for the outreach program.
- The water tank on Mountain View road is operational. The existing tank on Tower Lane will be drained and dismantled.

**13. Other Business***Special Events Permit*

**MOTION by Joy Limoge, SECOND by Jeff Fehrs, to approve a Special Events Permit to Graville Meatery, First Republic Brewery, and Good Water Brewery for a multiple vendor tasting event at Lenny's Shoes & Apparel on February 23, 2018 from 5 PM to 8 PM. VOTING: unanimous (3-0); motion carried.**

*Manager's Evaluation*

Completed manager evaluation forms need to be submitted to Terry Macaig by February 13, 2018.

*Budget Presentation on Channel 17*

Channel 17 will broadcast a presentation on the Williston town budget on February 9, 2018.

**14. Adjournment**

With no further business and without objection the meeting was adjourned at 8:36 PM.