

LANDS OF MARTHA J. STONE  
N/F  
VOL. 233, PG. 216  
PID: 00043-0088  
1.79<sup>2</sup> TOTAL ACRES  
(0.74 ACRES)

LANDS OF MARTHA J. STONE  
N/F  
VOL. 233, PG. 216  
(0.54 ACRES)  
PARCEL IS 96.23' WIDE AT  
NORTHERLY SETBACK LIMIT  
SLOPE OF PROPOSE SITE = +/- 17%

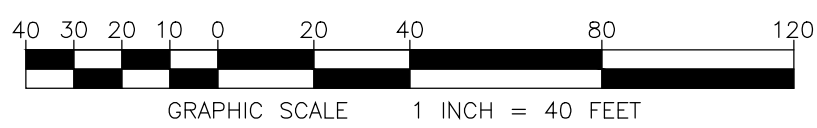
LANDS OF MARTHA J. STONE  
N/F  
VOL. 233, PG. 216  
(0.51 ACRES)

PROPOSED  
FOOTPRINT OF  
GARAGE (RED)  
PROPOSED BUILDING  
HEIGHT +/- 28'  
SITE SLOPE = +/- 17%

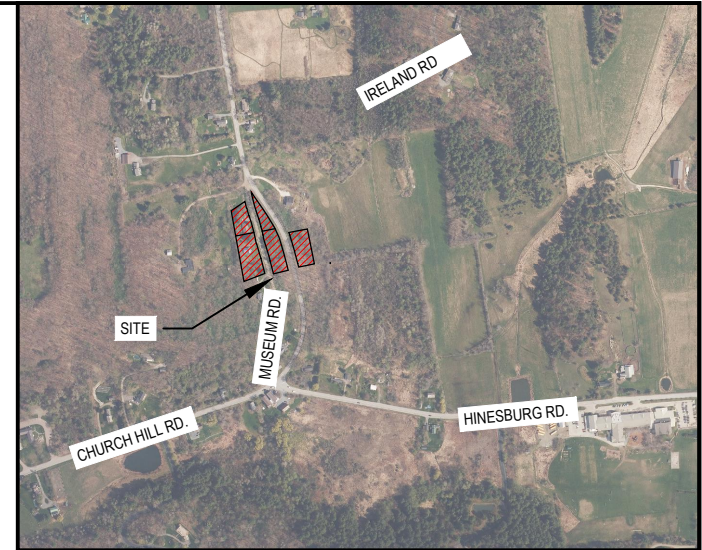
EXISTING FOOTPRINT  
OF ABANDONED HOUSE  
EXPOSED FOUNDATION  
CORNER SURVEYED  
ELEVATIONS BETWEEN  
+/- 416' AND +/- 414'

BASE OF 5/8" RBF  
2.1' A.G. LEANS  
EAST 4.23' FROM  
CORNER

OWNER:  
MARTHA J. STONE  
DEED - Vol. 233, PG. 216  
SPAN # 138-043-11328  
PARCEL ID # 200043-088



SIGNATURE:  
**DRAFT**



Project Location Map  
Not to Scale  
LEGEND

- BOUNDARY LINE/ROW
- - - BOUNDARY LINE/ROW (ABUTTING)
- EDGE OF ROAD (SURFACE LABELED)
- EDGE OF DRIVE (SURFACE LABELED)
- ohw OVERHEAD WIRES / UTILITY POLE
- - - BOUNDARY OF SLOPES EXCEEDING 15%
- SF PROPOSED EPSC SILT FENCE AND HAY BALES

- PROJECT NOTES:
1. THIS IS NOT A BOUNDARY SURVEY. PROJECT PERIMETER LINES ARE BASED ON A PLAN TITLED "LANDS OF MARTHA J. STONE - 88 MUSEUM ROAD, CHARLOTTE, VERMONT BOUNDARY RETRACEMENT SURVEY PLAN" BY BARNARD & GERVAIS, DATED 2/14/2024 AND RECORDED IN THE TOWN OF CHARLOTTE MAP RECORDS.
  2. THE LOCATION OF EXISTING PHYSICAL FEATURES ON THIS PLAN ARE BASED ON A TOPOGRAPHIC SURVEY COMPLETED BY BARNARD AND GERVAIS, LLC. IN NOVEMBER 2023.
  3. THE INTENT OF THIS PLAN IS TO FACILITATE PERMITTING OF A PROPOSED 28' X 32' GARAGE AND ACCESS DRIVE WITH ELECTRIC SERVICE ON THE EXISTING FOOTPRINT OF A NON-CONFORMING DILAPIDATED HOUSE/STRUCTURE WHICH IS TO BE REMOVED. AS CURRENTLY PROPOSED, THE MAXIMUM HEIGHT OF THE REPLACEMENT STRUCTURE WILL NOT EXCEED 30'.
  4. THE PROPOSED LIMITS OF SILT FENCE AND HAY BALES AS DEPICTED ON THIS SKETCH ARE THE EXTENT OF ELEMENTS COMPRISING THE PROJECT EROSION PREVENTION AND SEDIMENT CONTROL PLAN.

DATE	DESCRIPTION	BY
11-01-2024	MOVED PROPOSED GARAGE, DRIVEWAY	MCG
09-13-2024	ADDED CONTOURS, BUILDING HEIGHTS, EPSC LIMITS	MCG
08-21-2024	UPDATED PROPOSED DRIVEWAY DIMENSIONS	MCG
07-22-2024	ADDED PROPOSED BUILDING SETBACKS, UPDATED NOTES	MCG

<p><b>BARNARD &amp; GERVAIS, LLC</b> Land Surveying Water &amp; Wastewater Environmental Consulting</p> <p>167 Main Street, P.O. Box 820 Enosburg Falls, VT 05450 Telephone: (802) 933-5168</p> <p>10523 VT Route 116, P.O. Box 133 Hinesburg, VT 05461 Telephone: (802) 482-2597</p>		PROJECT NO. 23344
		DATE: 05-30-2024
<p>ACCESSORY STRUCTURE PERMITTING</p> <p><b>MARTHA J. STONE</b></p> <p>88 MUSEUM ROAD, CHARLOTTE, VERMONT</p>		SCALE: 1" = 40'
		SURVEY: AW / JG
<p><b>SKETCH PLAN</b></p> <p>THESE PLANS WITH LATEST REVISIONS SHOULD ONLY BE USED FOR THE PURPOSE SHOWN BELOW.</p> <p><input type="checkbox"/> PRELIMINARY DRAFT <input checked="" type="checkbox"/> FINAL STATE REVIEW</p>		DRAWN: MCG
		CHECKED: MCG
		DRAWING NO. <b>SK-1</b>
		SHEET 1 OF 1