



LOCATION MAP  
NTS

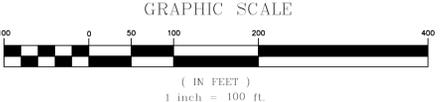
**LEGEND**

	PROJECT BOUNDARY
	ADJACENT PROPERTY BOUNDARY
	BUILDING SETBACK
	TOWN ZONING BOUNDARY
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	RIGHT-OF-WAY
	PROPOSED PROPERTY LINE

**ZONING INFORMATION**

PARCEL ID: 2006022001  
 SPAN ID: 207-067-11952  
 ZONED: MXD-PUD  
**DIMENSIONAL REQUIREMENTS**  
 MINIMUM LOT AREA: 20,000 SF  
 MINIMUM LOT FRONTAGE: 75 FT  
 MAXIMUM ALLOWED COVERAGE: 40%  
 MAXIMUM HEIGHT: 40 FEET  
**SETBACKS: REQUIRED**  
 FRONT: 20 FT  
 SIDE: 10 FT  
 REAR: 15 FT  
 NOTE: THE SETBACK FROM THE SIDE BORDERING VT INTERSTATE 289 IS 150 FT FROM THE RIGHT-OF-WAY AND 50 FT FROM THE RIGHT-OF-WAY OF THE EXIT AND ENTRANCE RAMPS. THE FRONT SETBACK FROM VT ROUTE 15 IS 75 FT.

**NOTES:**  
 1) THIS PLAN IS NOT TO BE USED FOR PROPERTY CONVEYANCE PURPOSES. SEE PROPERTY PLAT FOR PROPERTY CONVEYANCE PURPOSES.



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



DATE	REVISION	BY
SURVEY	<input type="checkbox"/> RECORD DRAWING <input type="checkbox"/> PRELIMINARY	DATE
DESIGN	<input type="checkbox"/> FINAL <input checked="" type="checkbox"/> SKETCH/CONCEPT	10/20/2023
DRAWN	NKP	JOB#
CHECKED	BWC	2021-135
SCALE	1"=100'	FILE
		S1
		PLAN SHEET #
		A

**76 UPPER MAIN STREET**  
 76 UPPER MAIN STREET ESSEX, VT  
**EXHIBIT 'A'**

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