

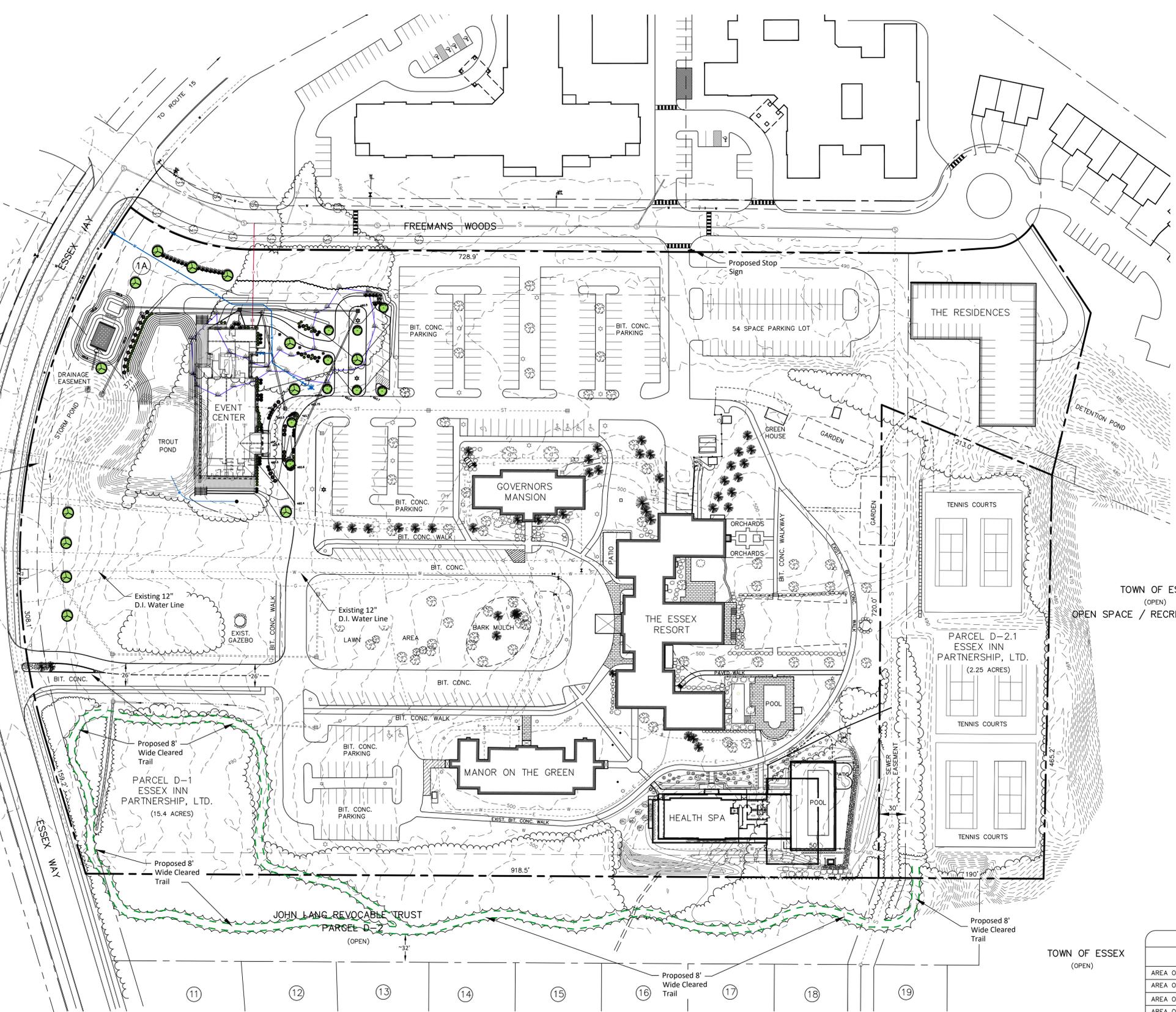
LOCATION PLAN  
NTS

TOWN OF ESSEX  
N/F

JOHN LANG REVOCABLE TRUST  
N/F  
(COMMERCIAL - GOLF)

CHURCH OF LATTER DAY SAINTS  
N/F

'THE WOODLANDS SUBDIVISION'



### Legend

- PROJECT PROPERTY LINE
- PROPERTY LINE TO BE DISSOLVED
- ABUTTING PROPERTY LINE
- SETBACK
- SIDELINE OF EASEMENT
- CONTOUR LINE ( U.S.G.S. DATUM )
- PROPOSED FINISH GRADE CONTOUR
- EDGE OF WOODED AREA
- PROPOSED CLEARING LIMITS
- CLASS III WETLAND
- EXISTING SEWERLINE
- PROPOSED SEWER SERVICE
- EXISTING WATERLINE
- PROPOSED WATER SERVICE
- EXISTING STORMWATER LINE
- PROPOSED STORMWATER
- EXISTING GAS LINE
- EXISTING POWER
- EXISTING LIGHT POLES
- PROPOSED LIGHTING
- EXISTING PLANTINGS
- PROPOSED PLANTINGS

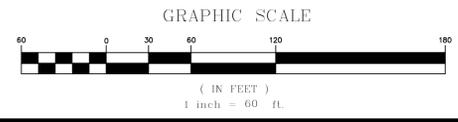
TOWN OF ESSEX  
(OPEN)  
OPEN SPACE / RECREATION ZONE

PARKING	
EXISTING SPACES (INCLUDES HANDICAP) =	337 SPACES (16 HANDICAP)
PROPOSED TOTAL SPACES =	344 SPACES (17 HANDICAP)

	COVERAGE TABLE		
	LOT D-1 EXISTING	LOT D-1 PROPOSED	LOT D-2.1 EXISTING (NO CHANGE)
AREA OF PARCEL =	718,213 SF	746,300 SF	97,993 SF
AREA OF PARKING / DRIVEWAYS =	165,772 SF	168,660 SF	NONE
AREA OF PATHS / POOL AREA =	32,723 SF	32,723 SF	28,800 SF (TENNIS COURTS)
AREA OF BUILDINGS =	66,045 SF	80,645 SF	14,000 SF
AREA OF GRAVEL =	0 SF	0 SF	NONE
TOTAL COVERAGE FOR LOT D1 =	36.8% (264,540/718,213)	38.5% (282,028/746,300)	44% (42,800/97,993)

**OWNER AND APPLICANT**  
ESSEX INN PARTNERSHIP, LTD.  
PO BOX 8567  
ESSEX, VT 05451

**ZONING INFORMATION**  
MIXED USE DEVELOPMENT -  
PLANNED UNIT DEVELOPMENT DISTRICT  
(MXD-PUD)  
\* Dimensional Requirements are at the discretion  
of the Town of Essex Planning Commission



DATE: 07-28-25  
REVISION: RECORD DRAWING  
SURVEY: OBCA  
DESIGN: SEC  
DRAWN: SEC  
CHECKED: BWC  
SCALE: 1"=60'  
**O'LEARY-BURKE CIVIL ASSOCIATES, PLC**  
13 CORPORATE DRIVE  
ESSEX, VT 05451  
PHONE: 878-9590  
FAX: 878-9589  
E-MAIL: obca@olearyburke.com

**THE ESSEX RESORT & SPA**  
ESSEX WAY  
**OVERALL SITE PLAN**

BY: JCB  
DATE: 07-28-25  
JOB#: 98066  
FILE: 98066-S3  
PLAN SHEET # **2**