

# PALL SPERA COMPANY | THE BATEMAN GROUP



## Features:

- 4 Bedrooms
- 3 Bathrooms
- 2072 Sq. Ft.
- Location to amenities
- 1.3 Acres

**238 POND DRIVE**  
STOWE, VT 05672

Offered at \$799,000

FOR MORE INFORMATION, CONTACT  
REBECCA DONALDSON @ (802)798-3006



PO Box 539  
Stowe VT 05672



Off: 802-253-1806  
Fax: 802-253-1807  
<http://www.pallspera.com>

Page 1 of 5

**Residential Single Family**  
**4948743**

**238 Pond Drive**  
**Stowe VT**

**Unit/Lot # A-10**

**List Price**

**\$799,000**



**Listing Status** Active  
**Bedrooms - Total** 4  
**Baths - Total** 3  
**Acres** 1.300000  
**SqFtTotFn** 2,072  
**Rooms - Total** 7  
**Style** Contemporary  
**Total Stories** 1.5  
**Year Built** 1972  
**Color**  
**Baths - Full** 1  
**Baths - 1/2** 0  
**Baths - 1/4** 0  
**Baths - 3/4** 2  
**Zoning** RR2  
**Taxes TBD** No  
**Tax - Gross Amount** \$7,684.28  
**Tax Year** 2022  
**DOM** 1

**Remarks - Public** What Potential! This beautiful home sits on a 1.3 ac lot, boasts 4 beds, 3 baths, and a generous 2,072 square feet of living space. Upon entering this picturesque property, decades of wonderful memories, love and laughter fill the space, amongst a lovely sense of spaciousness. The main floor features a primary bedroom w/ensuite, and laundry, offering convenience and ease of living. The location of this home is simply unbeatable. Nestled just off of Mtn Rd, in the charming Sugar House Hill. It's a stone's throw away from the Spruce Peak ski resort, dining, rec path, & hike/bike trails. Imagine being able to hit the slopes with ease and then come back to your cozy chalet for relaxation or additional activities, with only 4.6 mi to the ski hill and 3.6mi to Main St, it offers the perfect balance of seclusion and accessibility. Although the current owners have done some upgrades over the years, it is ready for the new owner to add their own style/updates. The home is move-in ready w/the potential to be a great vacation, or full-time property. With the perfect blend of rustic charm and modern conveniences, this Ski Chalet style home has great potential for a buyer with the desire to update the fit and finish, and gain equity over time. In such a competitive market, this property is truly a rare gem. With its prime location and turnkey status, this property won't be on the market for long. Open House Apr 16 11-2pm. Short term rentals not allowed by HOA.

#### STRUCTURE

**Exterior** Wood Siding  
**Roof** Standing Seam  
**Basement** No  
**Basement Access Type**  
**Basement Description** Crawl Space  
**Garage** Yes  
**Garage Capacity** 1  
**Garage Type** Attached

**SqFt-Apx Total Finished** 2,072  
**SqFt-Apx Fin Above Grade** 2,072  
**SqFt-Apx Fin Below Grade** 0  
**SqFt-Apx Total** 2,072  
**Pre-Construction** No  
**Construction Status** Existing  
**Construction** Timber Frame  
**Foundation** Concrete

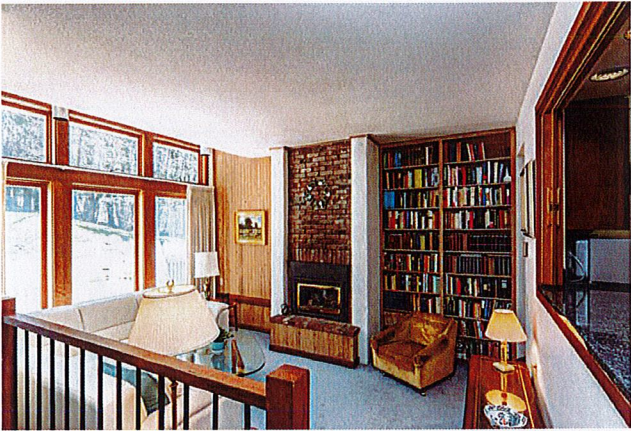
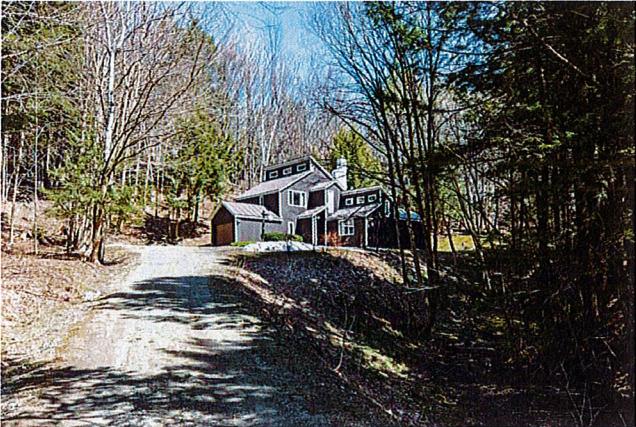
ROOM TYPE	DIMN.	LEVEL	ROOM TYPE	DIMN.	LEVEL	Room Type	DIMN.	LEVEL
Primary BR Suite		1	Dining Room		1	Living Room		1
Bedroom		2	Bedroom		2	Bedroom		2
Laundry Room		1						

#### UTILITIES

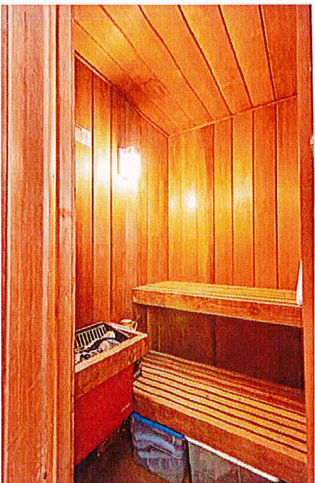
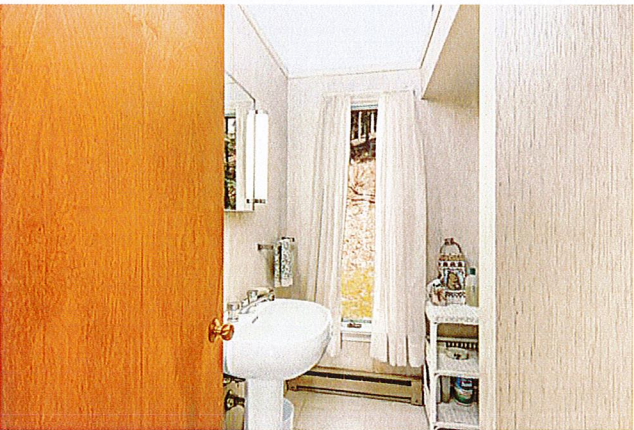
**Heating** Baseboard, Electric  
**Heat Fuel** Gas - LP/Bottle  
**Cooling** None  
**Electric** Circuit Breaker(s)

**Water** Drilled Well, Shared  
**Sewer** Leach Field - Existing, On-Site Septic Exists  
**Utilities** Phone, Gas - LP/Bottle, Internet - Cable













## SELLER'S PROPERTY INFORMATION REPORT

TO BE COMPLETED BY SELLER

Date Prepared: 4/7/23

Seller's Name(s): Pauline M. Lloyd

Physical Property Address: 238 Pond Drive, Stowe, Vermont 05672  
Street City/Town

Type of Property: ☒ Single Family Residence ☐ Multi-Family Residence (duplex, triplex, etc.)  
☐ Condominium/Townhouse ☐ Land Only ☐ Commercial

Use of Property: ☒ Primary Residence ☐ Vacation Property ☐ Rental Property ☐ Other: \_\_\_\_\_

**INTRODUCTION:** This Report provides information from the Seller based on Seller's personal knowledge concerning the above Property. Unless otherwise disclosed, Seller does not have any expertise in construction, architecture, engineering, surveying or any other skills that would provide Seller with special knowledge concerning the condition of the Property. Other than having owned the Property, Seller has no greater knowledge about the Property than that which could be obtained by a careful inspection performed by or on behalf of a potential buyer. The real estate agents involved with the sale of this Property do not conduct or perform any inspection of the Property. Unless otherwise disclosed, Seller has not inspected or examined those portions of the Property that are generally inaccessible. **THIS REPORT DOES NOT CONSTITUTE A WARRANTY OF ANY KIND BY THE SELLER OR BY ANY REAL ESTATE AGENT CONCERNING THE CONDITION OF THE PROPERTY. THIS REPORT IS NOT A SUBSTITUTE FOR A PROPERTY INSPECTION. BUYER HAS THE OPPORTUNITY TO REQUEST THAT SELLER AGREE TO A PROPERTY INSPECTION AS PART OF ANY CONTRACT FOR THE SALE OF THE PROPERTY.**

**INSTRUCTIONS TO SELLER:** (1) Complete this form yourself. (2) Answer ALL questions. (3) Disclose conditions that you know about that affect the Property. (4) Attach additional pages to this Report if additional information is provided. (5) IF YOU DO NOT KNOW THE FACTS, WRITE "DON'T KNOW." DO NOT GUESS THE ANSWER TO ANY QUESTION.

**THE STATEMENTS IN THIS REPORT ARE MADE BY THE SELLER.**  
**THEY ARE NOT STATEMENTS OR REPRESENTATIONS MADE BY ANY REAL ESTATE AGENT(S).**

### 1. LAND (SOILS, DRAINAGE, BOUNDARIES AND EASEMENTS)

(a)	Has any fill or off-site material been placed on the Property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(b)	Do you know of any sliding, settling, subsidence, earth movement, upheaval or earth stability problems that have affected the Property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(c)	Is the Property located in a federal flood hazard zone or wetlands, public waters or conservation zones designated by federal, state or local statute, regulation or ordinance?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(d)	Do you know of any past or present drainage, high water table, or flood problems affecting the Property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(e)	Is the Property served by a road maintained by the municipality?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(f)	If the answer to (e) above is "No," how is the road serving the property maintained? <input type="checkbox"/> Road Maintenance Agreement <input checked="" type="checkbox"/> Homeowners/Road Association Other (explain): _____ Annual Cost(s): _____			
(g)	Are there public or private landfills or dumps (compacted or otherwise) on the Property or on any abutting property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW

Seller's Initials

pm

Purchaser's Initials



# **TELEPHONE / INTERNET / TELEVISION**

(h)	Is landline telephone service present at the Property? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO If "Yes," current provider:
(i)	Is cellular telephone service available at the Property? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If "Yes," list available providers: <u>Verizon</u>
(j)	Is internet service available at the Property? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If "Yes," current provider: <u>Stowe Cable Systems LLC</u> If "Yes," service is: <input type="checkbox"/> Dial Up <input type="checkbox"/> Broadband <input checked="" type="checkbox"/> Cable <input type="checkbox"/> Satellite <input type="checkbox"/> DSL <input type="checkbox"/> Fiber Optic
(k)	Is television service available at the Property? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If "Yes," current provider: <u>Stowe Cable Systems LLC</u> If "Yes," source is: <input type="checkbox"/> Antenna <input checked="" type="checkbox"/> Cable <input type="checkbox"/> Satellite <input type="checkbox"/> DSL <input type="checkbox"/> Fiber Optic

# **OTHER EQUIPMENT AND APPLIANCES**

(l)	Check the items that will be <b>included</b> in the sale of the Property: <input checked="" type="checkbox"/> Electric Garage Door Opener - Number of Transmitters _____ <input checked="" type="checkbox"/> Security Alarm System <input type="checkbox"/> Owned <input type="checkbox"/> Leased <input type="checkbox"/> Humidifier <input checked="" type="checkbox"/> Dehumidifier <input type="checkbox"/> Lawn Sprinklers <input type="checkbox"/> Automatic Timer <input checked="" type="checkbox"/> Smoke Detectors - How Many? _____ <input type="checkbox"/> Whirlpool Bath <input type="checkbox"/> Swimming Pool <input type="checkbox"/> Pool Heater <input type="checkbox"/> Spa/Hot Tub <input type="checkbox"/> Pool/Spa Equipment (list): _____ <input checked="" type="checkbox"/> Refrigerator <input checked="" type="checkbox"/> Stove <input checked="" type="checkbox"/> Hood/Fan <input type="checkbox"/> Microwave Oven <input checked="" type="checkbox"/> Dishwasher <input type="checkbox"/> Garbage Disposal <input type="checkbox"/> Trash Compactor <input type="checkbox"/> Washer <input checked="" type="checkbox"/> Dryer <input type="checkbox"/> Central Vacuum <input type="checkbox"/> Freezer <input type="checkbox"/> Intercom <input checked="" type="checkbox"/> Ceiling Fans <input type="checkbox"/> Woodstove <input type="checkbox"/> Sump Pump <input type="checkbox"/> Well Pump <input type="checkbox"/> Satellite Dish <input type="checkbox"/> Indoor/Outdoor Grill <input type="checkbox"/> Attic Fan(s) <input type="checkbox"/> Window A/C <input type="checkbox"/> Mini Split <input checked="" type="checkbox"/> Compost Bin <input type="checkbox"/> Wood/Gas/Pellet/Other Stove (describe): _____ <b>OTHER:</b> List additional equipment and appliances, including any AC units, that will be <b>excluded</b> from the sale of the Property:   Are any of the items that will be included in the sale of the Property in need of repair or replacement? <input type="checkbox"/> YES <input type="checkbox"/> NO If "yes," explain in detail:  
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# **3. STRUCTURAL COMPONENTS**

Type of construction (check all that apply) <input type="checkbox"/> Manufactured <input type="checkbox"/> Modular <input checked="" type="checkbox"/> Wood Frame <input type="checkbox"/> Other (describe): _____
Age of Building(s): Main Bldg. <u>52 yrs.</u> Additions to Main Bldg. <u>36 yrs, 24 yrs</u> Additional Building(s): (a) _____ (b) _____
Has Seller built or caused to be built any of the buildings on the Property, or made any additions, modifications, alterations or renovations to any building on the Property? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If "Yes," please explain: <u>See above</u>
If "yes," did you obtain all necessary permits and approvals for such work? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Check any of the following items that have significant defects or malfunctions or that need significant repair: <input type="checkbox"/> Foundation <input type="checkbox"/> Slab <input type="checkbox"/> Chimney <input type="checkbox"/> Fireplace <input type="checkbox"/> Interior Walls <input type="checkbox"/> Ceilings <input type="checkbox"/> Floors <input type="checkbox"/> Windows <input type="checkbox"/> Doors <input type="checkbox"/> Storms/Screens <input type="checkbox"/> Exterior Walls <input type="checkbox"/> Driveway <input type="checkbox"/> Sidewalks <input type="checkbox"/> Pool <input type="checkbox"/> Roof <input type="checkbox"/> Outside Retaining Walls <input type="checkbox"/> Other Structures/Components: <u>Garage Floor</u> If any of the above items are checked, describe the defect, malfunction or item(s) that need significant repair: _____
Has there ever been damage to the Property or any of the structures from fire, wind, floods, earth movements or landslides? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> DON'T KNOW If "Yes," explain in detail, including any repairs:  

Sellers Initials

<u>me</u>			
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Purchaser's Initials

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## 5. SEWER/SEPTIC/WASTEWATER SYSTEM

**Special Notice:** Sewer septic and wastewater systems that are not public or municipal systems are not designed to perform indefinitely and are affected by many conditions about which Seller may have no knowledge or have any ability to control. In addition, the useful life of these systems is affected by the amount and type of use, soil conditions, maintenance, the inherent design of these systems and many other factors. ***Seller makes no warranty or representation whatsoever that these systems will operate or continue to function for any period of time. Inspection of these systems by a qualified inspector is recommended. State and local permits may be required for sewer, septic and wastewater systems.***

<b>TYPE OF SYSTEM</b> The Property is connected to and serviced by (check appropriate boxes):	
<input type="checkbox"/> Public or Municipal Sewer System	<input type="checkbox"/> Shared <input checked="" type="checkbox"/> On-site septic/wastewater system <input type="checkbox"/> Off-site septic/wastewater system
<input checked="" type="checkbox"/> Septic Tank	<input type="checkbox"/> New or Alternate Technology (explain technology) _____
<input type="checkbox"/> Holding Tanks	<input type="checkbox"/> Cesspool <input type="checkbox"/> Sewage Pump <input type="checkbox"/> Dry Well <input type="checkbox"/> Conventional disposal area <input checked="" type="checkbox"/> Mound System disposal area
<input checked="" type="checkbox"/> At Grade <input type="checkbox"/> Other <input type="checkbox"/> Don't Know If other, please explain: _____	
What is the annual cost of municipal/shared sewer? \$ <u>N.A.</u> Date Range: _____	
<b>CONDITION OF SYSTEM</b> If other than public or municipal sewer/wastewater system, answer the following:	
Date system installed: <u>10/28, 29 2009</u> Is the system entirely on your Property? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> DON'T KNOW	
If "No," where is it? _____	
Has the system been repaired since you have owned the Property? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO If "Yes," when? <u>2021</u>	
What was done? <u>Replacement of worn part</u> By whom? <u>Camp Precast</u>	
Type of septic tank: <input checked="" type="checkbox"/> Concrete <input type="checkbox"/> Metal <input type="checkbox"/> Fiberglass <input type="checkbox"/> Other (describe) _____ <input type="checkbox"/> Don't Know	
Septic tank capacity (in gallons) <input checked="" type="checkbox"/> Don't Know	
Date Septic Tank Last Inspected? <u>11/2022</u> <input type="checkbox"/> Don't Know Reports of last inspection/pumping attached: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
Date Septic Tank Last Pumped? <u>2022</u> Don't Know By whom? <u>Handosh</u>	
If required by a State of Vermont wastewater permit, have required periodic maintenance/inspections been completed? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
If so, date of most recent service <u>11/22</u> Cost: \$ <u>325/yr.</u> By whom: <u>Camp Precast</u>	
To your knowledge, is any portion of the system in need of repair or replacement? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO If "Yes," describe in detail: _____	
Has the property been occupied as a primary residence for at least 181 days during any one calendar year between December 31, 1986 and December 31, 2006? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> DON'T KNOW	

## 6. ADDITIONAL INFORMATION CONCERNING THE PROPERTY

(a) Is Seller currently occupying the Property? If "No," how long has it been since Seller occupied?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	
(b) Are any property or development rights (e.g. conservation easements to Land Trusts, etc.) owned by others? If "Yes," by whom:	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
(c) Is property enrolled in Vermont's Current Use program?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
(d) Has Seller received written notice of any violations of local, state or federal laws, building codes and/or zoning ordinances affecting the Property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
(e) Are there any property tax abatements, land use value appraisal, land use tax stabilization agreements or other special property tax arrangements applicable to the Property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(f) If the house was built after December 31, 1997, is a Residential Building Energy Standard (RBES) certification available?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<u>N.A.</u>
(g) Has Seller received notice that the Property will be reassessed by any taxing authority during the next 12 months?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	
(h) Does the property have Urea-Formaldehyde Foam Insulation?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" type="checkbox"/> DON'T KNOW
(i) Does the Property have Asbestos and/or Asbestos Materials in the siding, walls, plaster, flooring, insulation, heating system?	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input checked="" type="checkbox"/> DON'T KNOW
(j) Has the Property been tested for Radon Gas? If "Yes," when? _____ By whom? _____ Results: _____	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(k) Has paint containing lead been used on the Property?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW
(l) Does the Property have evidence of mold? If "Yes," what has been done about the mold? _____	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO	<input type="checkbox"/> DON'T KNOW

Seller's Initials pm

Purchaser's Initials



IS THERE ANYTHING ELSE THAT SHOULD BE DISCLOSED ABOUT THE CONDITION OF THE PROPERTY? (In answering this question, you should be guided by what you would want to know about the condition of the Property if you were buying it.)

☐ YES ☐ NO ☒ DON'T KNOW OF ANYTHING ELSE. If "Yes," explain: *except for below:*

*Some minor electrical repairs due to ceilings  
and replacement of some sockets and switches.*

SELLER'S STATEMENT: Seller is providing the information in this report to reduce the likelihood of DISPUTES or LEGAL ACTION concerning the sale of the Property. The information provided herein does not constitute any warranty, express or implied, by Seller about the Property or any feature of the Property. Seller hereby authorizes any real estate agent to provide a copy of this report to any prospective buyer. IN DELIVERING THIS REPORT TO A BUYER OR PROSPECTIVE BUYER, NO REPRESENTATION IS MADE BY ANY REAL ESTATE AGENT THAT THEY HAVE ANY INDEPENDENT OR PERSONAL KNOWLEDGE ABOUT THE CONDITION OF THE PROPERTY, THAT THEY HAVE MADE ANY INQUIRY OR INVESTIGATION ABOUT THE CONDITION OF THE PROPERTY OR ANY OF THE INFORMATION PROVIDED IN THIS REPORT BY SELLER OR THAT THEY HAVE VERIFIED THE INFORMATION PROVIDED IN THIS REPORT BY THE SELLER. Seller acknowledges that the information provided in this report is correct to the best of Seller's knowledge as of the date signed by Seller.

BUYER/PROSPECTIVE BUYER ACKNOWLEDGES RECEIPT OF A COPY OF THIS REPORT ON THE DATE SET FORTH BELOW. BUYER/PROSPECTIVE BUYER UNDERSTANDS THAT THIS REPORT PROVIDES INFORMATION ABOUT THE PROPERTY MADE BY THE SELLER AS OF THE ABOVE DATE. IT IS NOT A WARRANTY OF ANY KIND BY SELLER OR ANY REAL ESTATE AGENT. THIS REPORT IS NOT A SUBSTITUTE FOR ANY PROPERTY INSPECTION. BUYER/PROSPECTIVE BUYER MAY OBTAIN A PROPERTY INSPECTION. HOWEVER, ANY SUCH INSPECTION MUST BE BY WRITTEN AGREEMENT WITH SELLER. BUYER/PROSPECTIVE BUYER UNDERSTANDS THAT THERE MAY BE MATTERS RELATING TO THE PROPERTY WHICH ARE NOT ADDRESSED IN THIS REPORT.

Seller:

*Audine M. Hays* *4/7/23*  
(Signature) Date

Purchaser:

(Signature) Date

Seller:

(Signature) Date

Purchaser:

(Signature) Date

Seller:

(Signature) Date

Purchaser:

(Signature) Date

Seller:

(Signature) Date

Purchaser:

(Signature) Date



# Pall Spera Company | The Bateman Group

**238 Pond Drive, Stowe, Vermont**

Items to convey at no additional cost

- 2nd FLR PRIMARY BEDROOM: Teak chest & corner unit (former TV stand and housed old record player)
- DEN: Folding desk, desk chair, laptop & printer tables
- DINING ROOM: Table, chairs, and area rug
- Piano Room - Stereo cabinet
- LAUNDRY ROOM: Shelving & cabinet



PAYABLE TO:

MAIL TO:

**Town of Stowe**

Town of Stowe

PO Box 730

Stowe, VT 05672

802-253-6133

**TAX BILL**

PARCEL ID	BILL DATE	TAX YEAR
29022.	04/07/2023	2022-23

Description: 1.3 AC &amp; DWL

Location: 238 POND DR

OWNER LLOYD PAULINE M  
PO BOX 3449  
STOWE VT 05672

**HOUSESITE TAX INFORMATION**

SPAN # 621-195-11779 SCL CODE: 195  
TOTAL PARCEL ACRES 1.30  
HOUSESITE VALUE 349,000  
HOUSESITE EDUCATION TAX 6,069.11  
HOUSESITE MUNICIPAL TAX 1,615.17  
HOUSESITE TOTAL TAX 7,684.28  
FOR INCOME TAX PURPOSES

ASSESSED VALUE		HOMESTEAD
REAL	349,000	349,000
TOTAL TAXABLE VALUE	349,000	349,000
GRAND LIST VALUES	3,490.00	3,490.00

MUNICIPAL TAXES				EDUCATION TAXES					
TAX RATE NAME	TAX RATE	x GRAND LIST =	TAXES	TAX RATE NAME	TAX RATE	x GRAND LIST =	TAXES		
Town	0.4579	x3,490.00=	1,598.07	HOMESTEAD EDUCATION	1.7390	x3,490.00=	6,069.11		
Farmers Contracts	0.0049	x3,490.00=	17.10						
<div>Revised Bill</div>				See reverse side for education tax rate calculation information.					
				Payments		TOTAL EDUCATION TAX		6,069.11	
				1	08/15/2022	EDUCATION STATE PAYMENT		5,080.04	
					651.06	EDUCATION NET TAX DUE		989.07	
				2	11/15/2022	<div>TAX SUMMARY</div> <div>Municipal + Education</div>			
					651.06				
				3	02/15/2023	TOTAL TAX		7,684.28	
TOTAL MUNICIPAL TAX			1,615.17	TOTAL STATE PAYMENT		5,080.04			
MUNICIPAL STATE PAYMENT			0.00	TOTAL NET TAX DUE		2,604.24			
MUNICIPAL NET TAX DUE			1,615.17						
				4		05/15/2023	651.06		

**DETACH THE STUBS BELOW AND RETURN WITH YOUR PAYMENT**

Town of Stowe  
TAX YEAR 2022-23

Town of Stowe  
TAX YEAR 2022-23

Town of Stowe  
TAX YEAR 2022-23

Town of Stowe  
TAX YEAR 2022-23

1ST PAYMENT DUE	
08/15/2022	
OWNER NAME	
LLOYD PAULINE M	
PARCEL ID	
29022-	
AMOUNT DUE	651.06
AMOUNT PAID	Revised Bill

2ND PAYMENT DUE	
11/15/2022	
OWNER NAME	
LLOYD PAULINE M	
PARCEL ID	
29022-	
AMOUNT DUE	651.06
AMOUNT PAID	Revised Bill

3RD PAYMENT DUE	
02/15/2023	
OWNER NAME	
LLOYD PAULINE M	
PARCEL ID	
29022-	
AMOUNT DUE	651.06
AMOUNT PAID	Revised Bill

4TH PAYMENT DUE	
05/15/2023	
OWNER NAME	
LLOYD PAULINE M	
PARCEL ID	
29022-	
AMOUNT DUE	651.06
AMOUNT PAID	Revised Bill



## Stowe, VT - Property Database - Detail Result

Last Updated: August 02, 2022 | Official copies of data must be obtained at the Stowe Office.

Owner Information				Parcel Value Information				
Parcel	29022			Land Value	153,600	Homestead	349,000	
Owner	LLOYD PAULINE M PO BOX 3449 STOWE, VT 05672			Dwelling Value	168,400	Housesite	349,000	
Location	238 POND DR			Site Imprvmnt	27,000			
Tax Map #	11-192.000			Outbuildings				
Descr	1.3 AC & DWL			Total	349,000			
Photo not available.								
Parcel Information								
NBHD	12	SPAN	621-195-11779					
Acres	1.3	Status	A - Active					
Sales Information								
Book	425	Sale Date	2001-04-25					
Page	263	Sale Price						
BUILDING	Total Rooms	7	Year Built	1972	Building SF	2072.00	Energy Adj	Average
	Bedrooms	4	Effect Age		Quality	4.50	Bsmt Wall	No Data
	Full Baths	1	Condition	Avg/Good	Style	1.5 Fin	Bsmt SF	Fireplaces
	3/4 Baths	2	Phys Depr	20	Design	1.5 Sty	Bsmt Fin	Porch
	Half Baths		Funct Depr	1	Bldg Type	Single	Bsmt Fin SF	Gar/Shed
	Kitchens	1	Econ Depr					
	Notes	Dwl was renovated and added to in 2000. 1% Func for some electric heat areas. No recent improvements since last inspection.						
LAND	Land	1	Area	1.30	Grade	1.00	Frontage	Depth
Sketch								



001068

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## QUIT CLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS: that I, Arthur G. Lloyd of 238 Pond Drive, Stowe, VT 05672, (the "GRANTOR"), in consideration of love and affection for my wife, Pauline M. Lloyd of 238 Pond Drive, Stowe, VT 05672, (the GRANTEE"), have REMISED, RELEASED AND FOREVER QUITCLAIMED unto the said Grantee Pauline M. Lloyd and her heirs and assigns forever, all right and title which I, Arthur G. Lloyd, and my heirs or assigns have in and to a certain piece of land in Stowe in the County of Lamoille and State of Vermont, described as follows, viz:

All and the same land and premises being conveyed by Mark Zeichner of 228 Fox Meadow Road, Scarsdale, NY 20583, Trustee of the inter-vivos trust dated November 10, 1981, known as the Lloyd Family Trust to Pauline M. Lloyd by Quit Claim deed, dated April 17, 2001 and in the process of being recorded in the Town of Stowe Land Records at Volume 425, Pages 260-262 Further being all and the same land and premises as conveyed by Warranty Deed dated December 14, 1981 from Arthur G. Lloyd and Pauline M. Lloyd to Mark Zeichner as Trustee of the Lloyd Family Trust, and recorded in the Town of Stowe Land Records at Volume 103, Pages 338-339, and being further described as all and the same land and premises conveyed by Warranty Deed of Land Associates, Inc. to Arthur G. Lloyd and Pauline M. Lloyd, dated October 15<sup>th</sup>, 1970 and recorded in the Town of Stowe Land Records at Book 62, Pages 410-411, and described therein as follows.

"A lot of land in Sugar House Hill, so-called, said lot being designated as Lot No. A-10 as shown upon a Plan of Lots entitled "Plat Plan of Lots and Areas of Sugar House Hill, Mountain Road and Edson Hill Road, Stowe, Vermont" and recorded in Map File No. 6-M of the land records of the Town of Stowe, said lot being situated on Pond Drive, so-called.

\*Said premises are subject to certain protective covenants dated April 26, 1965 and recorded in Volume 57, Page 109-110 of the land records of the Town of Stowe, and also being subject to the by-laws of the Association referred to in Paragraph No 16 of said protective covenants.

\*Included herein is a right of way to and from the land herein conveyed to the grantees, their heirs and assigns, over roads of Sugar House Hill Development until such roads are accepted as public roads.

\*Being a portion of the land and premises conveyed to Land Associates, Inc. by Jules J. Chatot and Mary A. Chatot by warranty deed dated May 31, 1963 and recorded in Vol. 54, Page 474 of the land records of the Town of Stowe.

\*Reference is had to the above Plan and deed and deeds therein referred to in further aid of this description.

\*There is included in this conveyance the right, in common with others, to take water from a well and/or reservoir situated on Lot B-4. This right carries with it the obligation



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to share in the maintenance and upkeep of said well and/or reservoir and the equipment therein and connected thereto. It shall be the obligation of the grantees to furnish, install and maintain the pipe from the said well and/or reservoir to the lot herein conveyed. Said pipelines and other connections shall be installed on intervening property and on the lot where the well and/or reservoir is located at such locations as may be designated by the owner or owners thereof, and the premises shall be put back in the same condition as before the installation by the grantees herein."

This conveyance is made subject to and with the benefit of any utility easements, spring easements, easements for ingress and egress, covenants, and rights and obligations incident to each of the same as may appear more particularly of record, provided that this paragraph shall not reinstate any such encumbrances previously existing and extinguished by the Marketable Record Title act, Chapter 5, Subchapter 7 of Title 27, Vermont Statutes Annotated and any amendments thereto.

Reference is hereby made to the aforementioned or afore-referenced deeds, instruments, maps and land records, the records thereof and the references therein made, in further aid of this description.

This deed is given in conjunction with a Quit Claim Deed from Mark Zeichner, Trustee of the Lloyd Family Trust to my wife, Pauline M. Lloyd, of approximately even date that is in the process of being recorded in the Town of Stowe Land Records. The purpose of this deed is to convey any remaining interest I may have in this land and premises by virtue of my marriage to Pauline M. Lloyd.

This conveyance is made under and subject to an existing note and related mortgage to the Franklin Lamoille Bank, dated July 1, 1987 and recorded in the Town of Stowe land records at Volume 143, Pages 129-134.

TO HAVE AND TO HOLD all right and title in and to said quitclaimed premises, with the appurtenances thereof; to the said Grantee Pauline M. Lloyd, her heirs and assigns forever; And furthermore, I the said Grantor Arthur G. Lloyd, for myself and my heirs, executors and administrators, do covenant with the said Grantee Pauline M. Lloyd, her heirs and assigns, that from and after the encasing of these presents, I the said Arthur G. Lloyd will have and claim no right, in, or to the said quit-claimed premises.

IN WITNESS WHEREOF, I Arthur G. Lloyd, hereunto set my hand and seal this 20<sup>th</sup> day of April A.D. 2001.

In the presence of:

Witness

*Richard M. Hubbard*

*Arthur G. Lloyd*

L. S.



VOL 425 PAGE 265

STATE OF VERMONT  
LAMOILLE COUNTY, SS.

At Stowe this 20<sup>th</sup> day of April, A.D. 2001 Arthur G. Lloyd personally appeared, and acknowledged this instrument by him sealed and subscribed, to be his free act and deed.

Before me:

Richard M. Hubbard  
Notary Public

My Commission Expires February 10, 2003

IN WITNESS WHEREOF, I Pauline M. Lloyd this 20<sup>th</sup> day of April A.D. 2001 join in this deed for the express purpose of evidencing my agreement to assume the existing note and related mortgage to the Franklin Lamoille Bank, dated July 1, 1987 and recorded in the Town of Stowe land records at Volume 143, Pages 129-134 which I, Pauline M. Lloyd, Grantee, by acceptance of this transfer hereby, assume, agree to pay and comply with.

In the Presence of:

Richard M. Hubbard Pauline M. Lloyd J. S.  
Witness Pauline M. Lloyd

STATE OF VERMONT  
LAMOILLE COUNTY, SS.

At Stowe this 20<sup>th</sup> day of April, A.D. 2001 Pauline M. Lloyd personally appeared, and acknowledged this instrument, by her sealed and subscribed, to be her free act and deed.

Before me:

Richard M. Hubbard  
Notary Public

My Commission Expires February 10, 2003

Stowe, Vt. Record Received  
APR 25 2001 at 10:39 A.M.  
Alison K. Lewis, Town Clerk

TRANSFER TAX RECEIVED APR 25 2001  
ALISON K. LEWIS, TOWN CLERK, STOWE, VT.



## PROTECTIVE COVENANTS

## SUGAR HOUSE HILL

## STOWE, VERMONT

The following covenants, agreements and restrictions are hereby made applicable to the Lots in the real estate development known as SUGAR HOUSE HILL in the Town of Stowe, County of Lamoille and State of Vermont and now owned by LAND ASSOCIATES, INC. and as shown upon a Plan entitled "Plot Plan of Lots and Areas of Sugar House Hill, Mountain Road and Edison Hill Road, Stowe, Vermont" and recorded in Map File No. S-M of the Land Records of the Town of Stowe and included in the areas shown on said Plan and identified with numbers prefixed by the letters A, B, C, D, E, F, and G:

1. LAND ASSOCIATES, INC. hereby grants to the owner, or owners, of each of the above described lots as appurtenant thereto a right-of-way in common with others over the roads and foot paths as shown upon said Plan unless and until said roads are accepted as public roads. However, excepted and excluded herefrom are the following described rights of way shown upon the above described plan and located as follows:

- a. Right of way located between Lots D1, C2, C3, C4 and C5.
- b. Right of way located between Lots C1 and C11.
- c. Rights of way located between Lots F3, F4 and F5.
- d. Right of way located between Lots F7, F8, G1, G2 and G3.

2. No building, or part thereof, shall be erected on any of the said lots in said development the outside walls of which shall be less than twenty-five (25) feet from any street or within twenty-five (25) feet of the side or rear lot lines of the premises; nor shall any cesspool, septic tank, leaching basin or sewage disposal field be constructed within fifty (50) feet of the edge of any brooks, streams or ponds.

3. No more than one (1) single family dwelling house and one (1) garage of not more than a three-car capacity shall be placed, erected or maintained on the premises.

4. The control of all brooks, streams or ponds is reserved to LAND ASSOCIATES, INC. or its successors or assigns, and the owner or owners of the said lots shall not interfere with said water rights without the prior written consent of LAND ASSOCIATES, INC., or its successors or assigns.

5. No structure, wall, cesspool, septic tank, leaching basin, sewage disposal field, sign, fence, hedge or planting shall be placed, erected, maintained, remodeled as to the exterior thereof, or added to or planted on any of said lots until the architectural, site and landscape plans and specifications have been approved in writing by LAND ASSOCIATES, INC., or its successors or assigns, or such other person as LAND ASSOCIATES, INC. may from time to time appoint for this purpose, and until approval of any governmental agency having authority has been obtained.

6. None of said lots shall be subdivided for sale purposes or otherwise, except the area designated as D1 as shown on said Plan.

7. The zoning laws of the Town of Stowe, Vermont, from time to time in effect shall be applicable to the said lots.

8. No trailers shall be built or placed or permitted to remain for any period of time upon said lots.

9. No animals or fowls, except domestic cats, shall be kept on any of said lots and no nuisance shall be permitted thereon.

10. No dwelling constructed on any of said lots shall be occupied unless and until it is completed and no temporary building shall be occupied for dwelling purposes upon said lots during the construction thereof.

11. Said lots shall be used for residential purposes only and no part of said lots shall be used for mechanical, manufacturing or mercantile business and no business, trade or calling shall be conducted on the said lots for profit.

12. No live trees exceeding four (4) inches in diameter at a height of four (4) feet above ground level shall be felled, removed, girdled, banded, planted or pruned except as is necessary for the construction of buildings, installation of driveways, cut and fill operations or site and landscape development, and no tree shall be so treated without the written approval of LAND ASSOCIATES, INC., or its successors and assigns.

13. All service lines for utilities, including telephone, lights and power, shall be placed underground from the nearest pole in the street or way, as shown on said Plan, to the structures erected on said lots. Anything herein to the contrary notwithstanding, LAND ASSOCIATES, INC., its successors and assigns, shall not be liable for the laying of said utility lines from the nearest pole in the street or way to the structures erected on said lots, nor for the repairing, constructing or maintaining of such lines. LAND ASSOCIATES, INC. reserves for itself and its successors and assigns such rights-of-way over said lots

SEE  
PAGE  
338



AMENDMENT TO PROTECTIVE COVENANTS SUGAR HOUSE HILL

WHEREAS, LAND ASSOCIATES, INC., developers of certain land in the Town of Stowe called "Sugar House Hill" published and declared certain protective covenants applicable to said premises, and being recorded in Volume 57 Pages 109-110 of the land records of the Town of Stowe; and

WHEREAS, certain revisions have been made to the original lot layout referred to in said protective covenants; and

WHEREAS, pursuant to Paragraph 17 of said covenants Land Associates, Inc. reserves the right to modify, amend or waive any of said covenants;

NOW THEREFORE, LAND ASSOCIATES, INC. hereby amends said covenants as follows:

1. In the first unnumbered paragraph of said covenants to insert after the words "Map File No. G-M" the words "and revisions thereof".

2. In paragraph numbered 1 (a) to strike therefrom the letters "D-1" and substitute therefor the following: "D-2, D-3, D-4".

IN WITNESS WHEREOF LAND ASSOCIATES, INC. has hereunto set its hand and seal this 4th day of February, 1969.

In the presence Of:

LAND ASSOCIATES, INC.

Homer W. Clark

BY Charles E. Welles (CORPORATE  
Duly authorized agent SEAL)

Betty S. Johnstone

STATE OF VERMONT )  
LAMOILLE COUNTY, ss. )

At Stowe this 4th day of February, 1969 personally  
appeared CHARLES E. WELLES, duly authorized  
agent of LAND ASSOCIATES, INC., and he acknowledged

this instrument by him sealed and subscribed to be his free act and deed and the free  
act and deed of said CORPORATION.

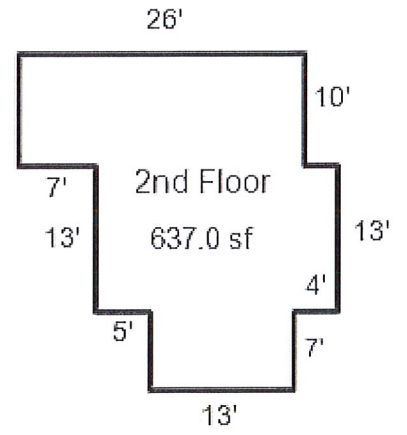
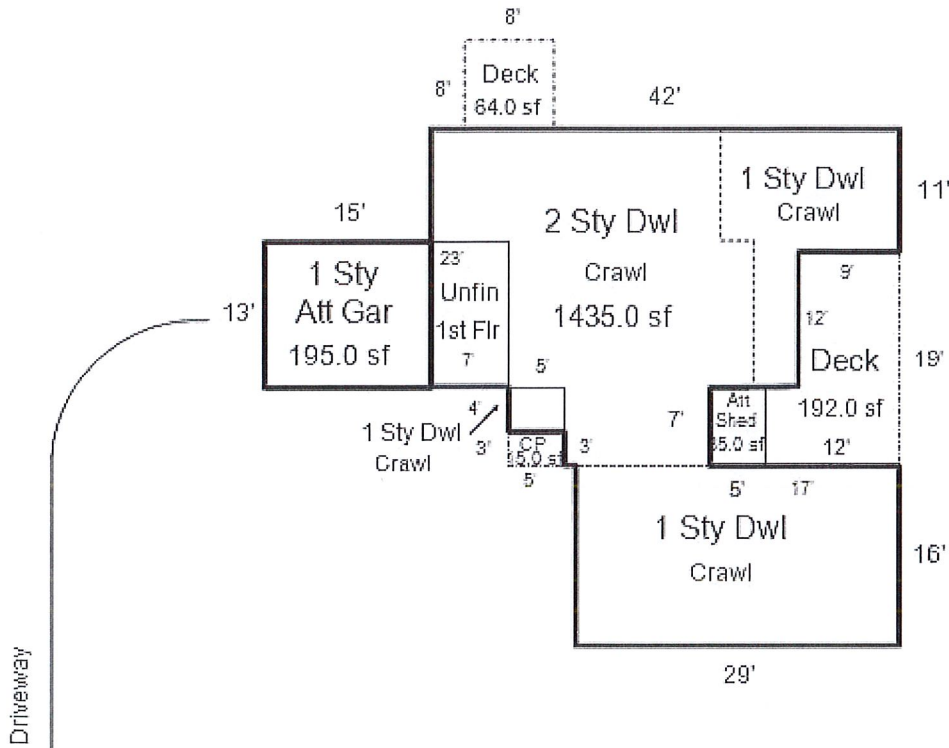
Before me Betty S. Johnstone (NOTARIAL  
Notary Public SEAL)

Stowe, Vermont, Town Clerk's Office February 4th A. D., 1969 at 3 o'clock 53 minutes P.M.

Received the instrument of which the foregoing is a true record.

Attest: Hilma M. Johnstone Town Clerk









# DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS *Required Federal Lead Warning Statement*

Every purchaser of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

## **Seller's Disclosure** (initial applicable sections)

1. Presence of lead-based paint and/or lead-based paint hazards:


a. Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

pmc	

b. Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

2. Records and reports available to the Seller:


a. Seller has provided the Purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below):

pmc	

b. Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

## **Purchaser's Acknowledgment** (initial applicable sections)


3. Purchaser has received copies of all information listed above.


4. Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.

Seller's Initials

pmc			
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Purchaser's Initials

--	--	--	--



000261

VERMONT

**DOCUMENTS FOR RECORDING**

State of Vermont  
Department of Environmental Conservation

Agency of Natural Resources

**WASTEWATER SYSTEM AND POTABLE WATER SUPPLY PERMIT****LAWS/REGULATIONS INVOLVED**

10 V.S.A. Chapter 64, Potable Water Supply and Wastewater System Permit  
Wastewater System and Potable Water Supply Rules, Effective September 29, 2007  
Chapter 21, Water Supply Rules, Effective April 25, 2005

**CASE No:** WW-5-5308  
**LANDOWNER:** Pauline Lloyd  
P.O. Box 3449  
Stowe, VT 05672

PIN No. BR09-0313

This permit affects property identified as Town Tax Parcel ID # 29022 and referenced in the deed(s) recorded in Book 425 Pages 263-265 of the Land Records in Stowe, Vermont.

This project, consisting of the replacement of a failed wastewater disposal system for an existing 3-bedroom single-family residence on Lot A10, whose area is 1.3± acres, located at 238 Pond Drive, Stowe, Vermont, is hereby approved under the requirements of the regulations named above, subject to the following conditions:

**1. GENERAL CONDITIONS**

1.1. The project must be completed as shown on the following plans and/or documents prepared by John D. Grenier, Class 1 Designer, listed as follows:

Sheet 1 of 1, Replacement Septic System & Details, dated 9/30/09, last revised 10//09

1.2. The project shall not deviate from the plans stamped "THIS IS SUBJECT TO PROVISIONS OR CONDITIONS LISTED IN PERMIT" in a manner that would change or affect the exterior water supply or wastewater disposal systems, building location, or, the approved use of the building, without prior review and written approval from the Wastewater Management Division.

1.3. Each prospective purchaser of any portion of the project shall be shown a copy of the permitted plans and the Wastewater System and Potable Water Supply Permit prior to conveyance of any portion of the project.

1.4. The conditions of this permit shall run with the land and will be binding upon and enforceable against the permittee and all assigns and successors in interest. The permittee shall be responsible for recording this permit in the Stowe Land Records within thirty (30) days of receipt of this permit and prior to the conveyance of any lot subject to the jurisdiction of this permit.



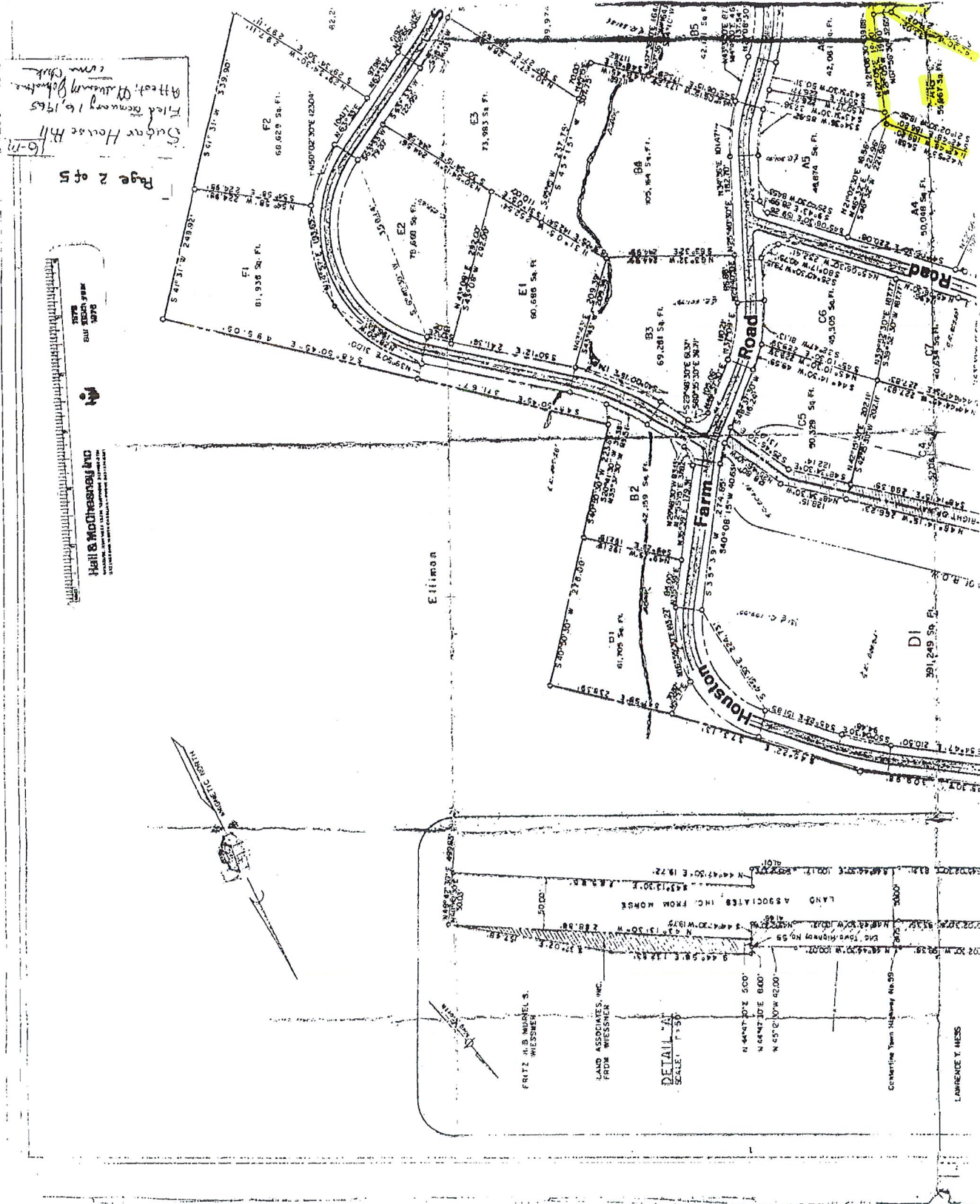
VUL 770 PAGE 38



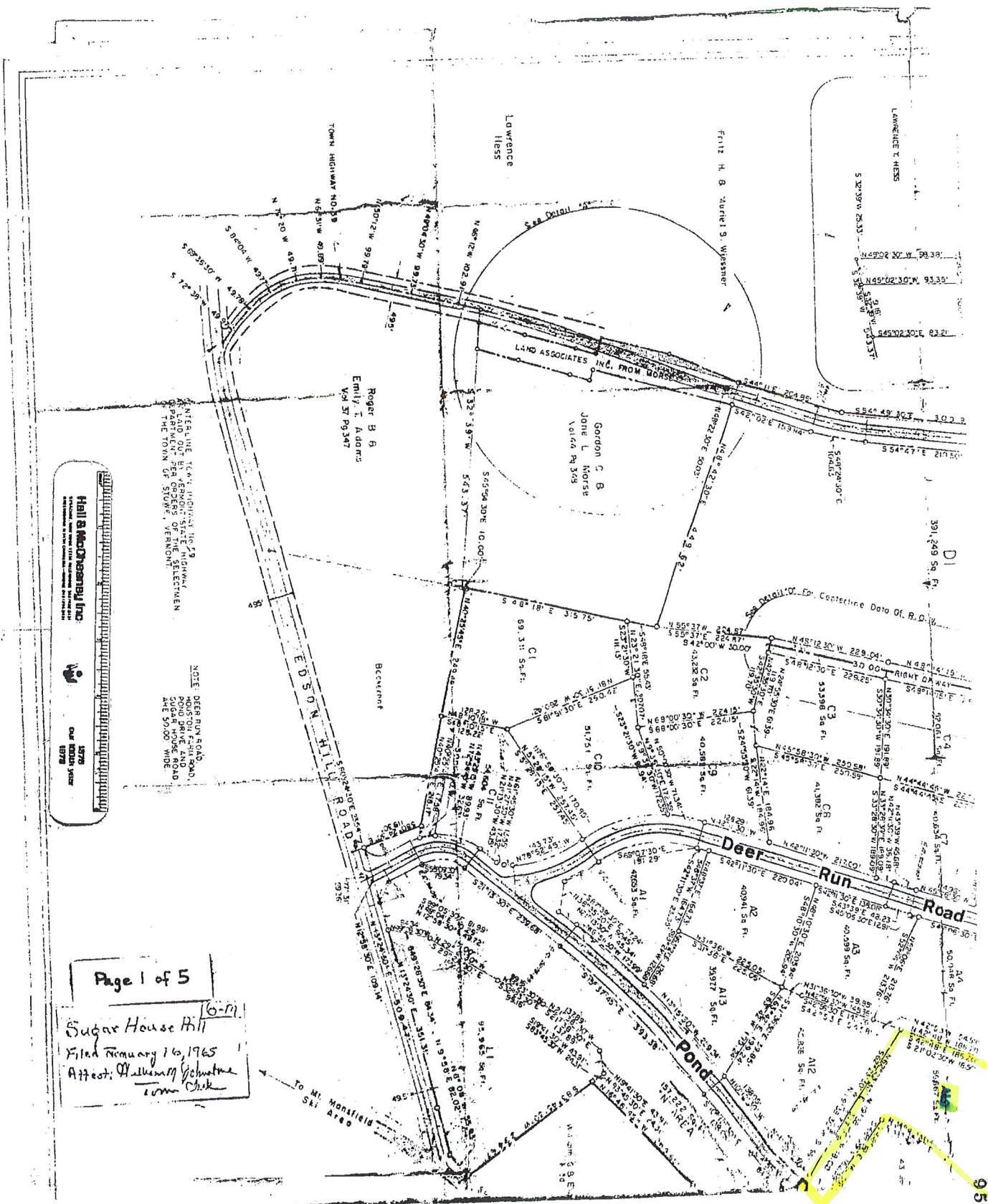




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Page 1 of 5

Sugar House Hill

Filed January 16, 1965

Attest: *William J. McIntire*  
Clerk



## Town of Stowe Parcel and Zoning Map

The toolbar on the right side of the map allows you to add map layers, change base map background, search for parcels, measure, and print maps. [The tax maps are for planning and assessment purposes only. They are not to be used for description, conveyance, or determination of legal title.]

Listers Cards/Assessment Records are available online-  
[https://www.nemrc.info/web\\_data/vtstot/searchT.php](https://www.nemrc.info/web_data/vtstot/searchT.php)

Tax ID:  
**29022**

Span #:  
**621-195-11779**

Tax Map #:  
**11-192.000**

Property Owner:  
**LLOYD PAULINE M**

Property Owner 2:

Mailing Address:  
**PO BOX 3449**

Mailing Address :

City:  
**STOWE**

State:  
**VT**

Zip Code:  
**05672**

E911 #:  
**238**

E911 Address:  
**POND DR**

Property Description:  
**1.3 AC & DWL**

Assessed Value:  
**\$349,000**



### Tax Map [2022]

Property Information as of 4/1/2022

### Zoning Districts 2022

- WBCS
- VC10
- MC
- FR
- RR-5
- VIL PUD/RES
- RR-2
- VR20
- VC30
- HT
- MRC
- VR40
- LVC
- RR-3
- RR-1
- VIL PUD
- VIL PUD/RES/IND

100 m  
500 ft





DATE SUBMITTED

FEE PAID

TOWN OF STOWE, VERMONT

P.O. BOX 216

## APPLICATION FOR ZONING PERMIT

(802) 253-6130

PERMIT NUMBER

Z-98-24

1. PROPERTY LOCATION 238 POND DRIVE SUGAR HOUSE HILL, LOT A-10 LOT SIZE 1.3  
(STREET, SUBDIVISION AND LOT NUMBER)

2. PARCEL NUMBER 11-192.000 FILE 29-022 ZONING DISTRICT RR-1 CODE 4

3. PROPERTY OWNER NAME LLOYD FAMILY TRUST APPLICANT NAME STEVEN B. GOOFREY  
BREAD + BUTTER BUILDERS, INC

ADDRESS P.O. BOX 3449 P.O. BOX 565

STOWE VT 05672 HYDE PARK, VT 05635

PHONE (802) 253-4788 PHONE 802-888-5423

4. BUILDER - NAME AND PHONE NO. BREAD + BUTTER BUILDERS, INC 802-888-5423

5. OTHER PERMITS REQUIRED - (ZA X IF REQUIRED/FILL IN PERMIT NO. & DATE)

SEWAGE DISPOSAL - Required for new construction, bedroom additions, pools and hot tubs

- HEALTH/USER N/A - VT. AGENCY OF NATURAL RESOURCES N/A

6. DRIVEWAY ENTRANCE PERMIT NO. (Required for any new entrance onto a public road) N/A

7. NATURE OF PROJECT - CHECK APPROPRIATE BOX AND DESCRIBE IN DETAIL (Attach statement if more space is needed.)

A. PRESENT USE OF PROPERTY/STRUCTURE \_\_\_\_\_

B. [ ] NEW CONSTRUCTION OF \_\_\_\_\_

C. [✓] ADDITION/ALTERATION OF REMODEL EXISTING GARAGE INTO A FAMILY ROOM + 1/2 BATH  
CONSTRUCT A 14' X 22' SGL CAR GARAGE

D. [ ] OTHER \_\_\_\_\_

E. ROOM COUNT -	PRESENT	PROPOSED	TOTAL	F. BUILDING HEIGHT <u>14'</u> (25' maximum)
BEDROOMS	<u>3</u>	<u>0</u>	<u>3</u>	(See definition #7 of Zoning Regulations)
BATHS	<u>2</u>	<u>1 1/2</u>	<u>2 1/2</u>	G. EST. COST OF CONSTRUCTION <u>25,000</u>
KITCHENS	<u>1</u>	<u>0</u>	<u>1</u>	H. FLOOR SPACE (sq. ft.) <u>598</u> I. COST PER SQ. FT. <u>41.80</u>

8. SETBACKS - Measurement in feet from the property line to the closest portion of the new construction.  
FRONT (STREET OR R-O-W Side) 206' SIDE 43' REAR 230'

9. PLOT PLAN - ATTACH TWO COPIES OF A PLOT PLAN OF THE LOT TO BE BUILT UPON IN AN APPROPRIATE SCALE SHOWING ALL OF THE FOLLOWING:

- Dimensions of the existing building(s), and building(s) to be erected, altered, extended or moved.
- The existing or intended use of all buildings on the lot.
- Property Lines and Building Setbacks - Measurements in feet from the front, sides and rear property lines to the closest point of a proposed building, addition or alteration, including decks, porches, overhangs, etc. Front setback is measured from edge of Right of Way.
- Any adjacent roads and waterways.
- Title Block including property owner's name, date, scale and preparer's name.

**\*ATTENTION: AN INCOMPLETE APPLICATION WILL NOT BE CONSIDERED \***

10. SIGNATURES - The undersigned hereby requests a zoning permit for the use or improvements described above, to be issued on the basis of the representations contained herein, and to be completed in accordance with the Zoning Regulations of the Town of Stowe. Permit voided in the event of misrepresentation or failure to complete construction or begin approved use within one year of the date of approval of this permit.

I UNDERSTAND THAT NO WORK CAN BEGIN PRIOR TO THE EXPIRATION OF THE MANDATORY 15 DAY APPEAL PERIOD.  
APPLICANT STEVEN B. GOOFREY 4/8/98 LANDOWNER LLOYD FAMILY TRUST 4/8/98  
(DATE) (DATE)

11. Upon the representation contained herein, this application is hereby, APPROVED 4/21/98 DENIED DATE OF DECISION 4/21/98

EFFECTIVE DATE OF PERMIT 5/6/98 EXPIRATION DATE 5/7/99

Remarks/Reason for Denial \_\_\_\_\_

SIGNATURE OF ADMINISTRATIVE OFFICER [Signature]

Applicant is required to post white permit card in a conspicuous location on the construction site. CONTRACTOR SIGNS ARE PROHIBITED. Any decision of the Administrative Officer may be appealed to the Zoning Board of Adjustment by filing a written notice of appeal with the clerk of the Zoning Board within 15 days of the date of the Administrative Officer's decision.





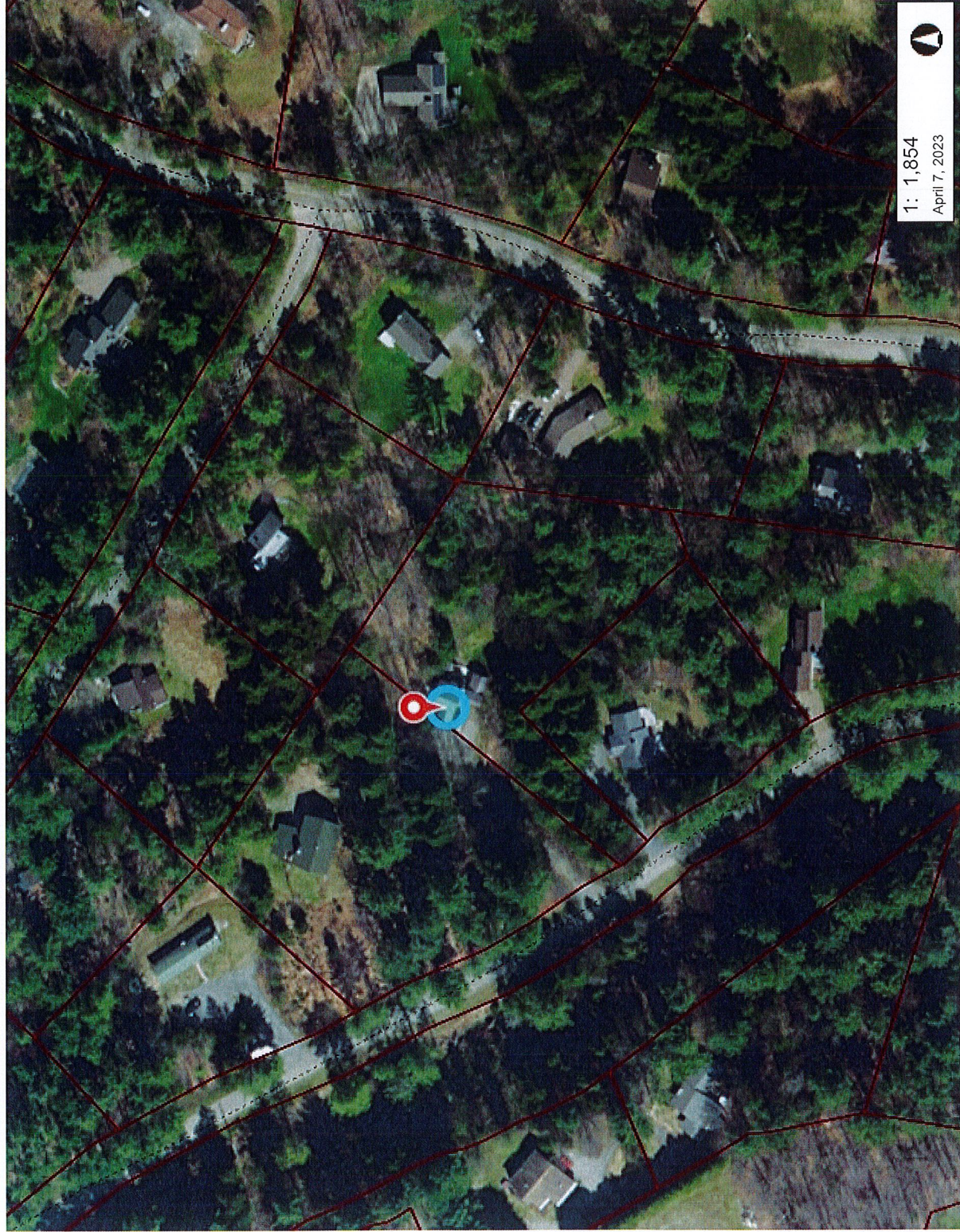
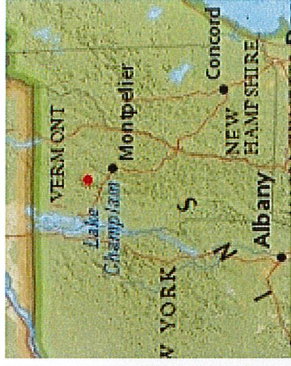




# Natural Resources Atlas

Vermont Agency of Natural Resources

vermont.gov



1: 1,854  
April 7, 2023

94.0

0

47.00

94.0 Meters

1" = 154 Ft.

1cm = 19 Meters

DISCLAIMER: This map is for general reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. ANR and the State of Vermont make no representations of any kind, including but not limited to, the warranties of merchantability, or fitness for a particular use, nor are any such warranties to be implied with respect to the data on this map.

THIS MAP IS NOT TO BE USED FOR NAVIGATION

WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere

© Vermont Agency of Natural Resources

## LEGEND

- Parcels (standardized)
- Roads
- Interstate
- US Highway: 1
- State Highway
- Town Highway (Class 1)
- Town Highway (Class 2,3)
- Town Highway (Class 4)
- State Forest Trail
- National Forest Trail
- Legal Trail
- Private Road/Driveway
- Proposed Roads
- Town Boundary

## NOTES

Map created using ANR's Natural Resources Atlas