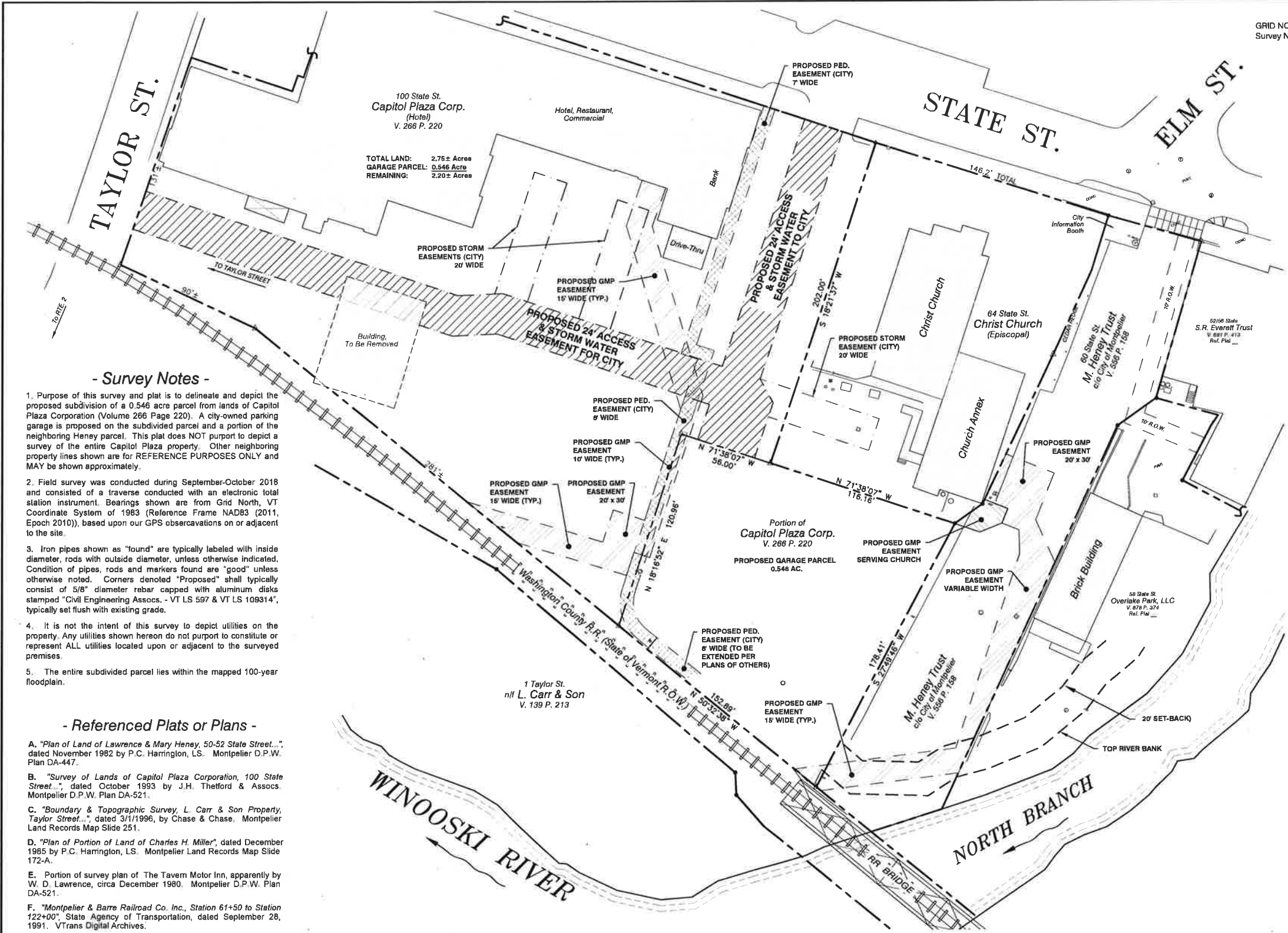


- Location Map -  
NOT TO SCALE

GRID NORTH  
Survey Note 2



**- Survey Notes -**

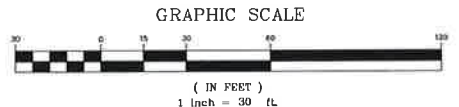
1. Purpose of this survey and plat is to delineate and depict the proposed subdivision of a 0.546 acre parcel from lands of Capitol Plaza Corporation (Volume 266 Page 220). A city-owned parking garage is proposed on the subdivided parcel and a portion of the neighboring Heney parcel. This plat does NOT purport to depict a survey of the entire Capitol Plaza property. Other neighboring property lines shown are for REFERENCE PURPOSES ONLY and MAY be shown approximately.
2. Field survey was conducted during September-October 2018 and consisted of a traverse conducted with an electronic total station instrument. Bearings shown are from Grid North, VT Coordinate System of 1983 (Reference Frame NAD83 (2011, Epoch 2010)), based upon our GPS observations on or adjacent to the site.
3. Iron pipes shown as "found" are typically labeled with inside diameter, rods with outside diameter, unless otherwise indicated. Condition of pipes, rods and markers found are "good" unless otherwise noted. Corners denoted "Proposed" shall typically consist of 5/8" diameter rebar capped with aluminum disks stamped "Civil Engineering Assocs. - VT LS 597 & VT LS 109314", typically set flush with existing grade.
4. It is not the intent of this survey to depict utilities on the property. Any utilities shown hereon do not purport to constitute or represent ALL utilities located upon or adjacent to the surveyed premises.
5. The entire subdivided parcel lies within the mapped 100-year floodplain.

**- Referenced Plats or Plans -**

- A. "Plan of Land of Lawrence & Mary Heney, 50-52 State Street...", dated November 1982 by P.C. Harrington, LS. Montpelier D.P.W. Plan DA-447.
- B. "Survey of Lands of Capitol Plaza Corporation, 100 State Street...", dated October 1993 by J.H. Thetford & Assocs. Montpelier D.P.W. Plan DA-521.
- C. "Boundary & Topographic Survey, L. Carr & Son Property, Taylor Street...", dated 3/1/1996, by Chase & Chase. Montpelier Land Records Map Slide 251.
- D. "Plan of Portion of Land of Charles H. Miller", dated December 1985 by P.C. Harrington, LS. Montpelier Land Records Map Slide 172-A.
- E. Portion of survey plan of The Tavern Motor Inn, apparently by W. D. Lawrence, circa December 1980. Montpelier D.P.W. Plan DA-521.
- F. "Montpelier & Barre Railroad Co., Inc., Station 61+50 to Station 122+00", State Agency of Transportation, dated September 28, 1991. VTTrans Digital Archives.

**- Legend -**

- IRON ROD FOUND (TYP. FLUSH)
- △ UNMARKED ANGLE POINT
- V. P. RECORD VOLUME & PAGE
- SUBJECT PROPERTY LINE
- - - PROPOSED EASEMENT LINE
- UTILITY POLE (NOT ALL SHOWN)
- CATCH BASIN (NOT ALL SHOWN)



RECEIVED FOR RECORDING IN THE LAND RECORDS OF THE CITY OF MONTPELIER, VERMONT, AT \_\_\_\_\_ O'CLOCK ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

ATTEST: \_\_\_\_\_, CITY CLERK

APPROVED BY RESOLUTION OF THE DEVELOPMENT REVIEW BOARD OF MONTPELIER, VERMONT, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_ SUBJECT TO THE REQUIREMENTS AND CONDITIONS OF SAID RESOLUTION. SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_.

BY \_\_\_\_\_, CHAIRPERSON

To the best of my knowledge and belief this plat depicts the results of a survey conducted by me as described in "Survey Notes" above, based upon our analysis of land records and evidence found in the field. Existing boundaries shown are in substantial conformance with the records, except as noted. This plat is in substantial compliance with 27 V.S.A. 1403, "Recording of Land Plats". This statement valid only when accompanied by my original signature and seal.

Timothy R. Cowan VT LS 597

SURVEYORS:  
  
**CIVIL ENGINEERING ASSOCIATES, INC.**  
 10 MANSFIELD VIEW LANE, SOUTH BURLINGTON, VT 05403  
 802-864-2323 FAX: 802-864-2271 web: www.cea-vt.com  
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DRAWN CEA	
CHECKED DSM	
APPROVED TRC	

DATE	CHECK	REVISION

Received  
 OCT 19 2018  
 City of Montpelier  
 Planning Department

Subdivision of  
 Parking Garage Parcel  
 from:  
**Capitol Plaza  
 Corporation**  
 100 State Street  
 Montpelier, Vermont

DATE OCT. 18, 2018	DRAWING NUMBER <b>BA 1</b>
SCALE 1" = 30'	
PROJ. NO. 18207	SHEET 1 of 1

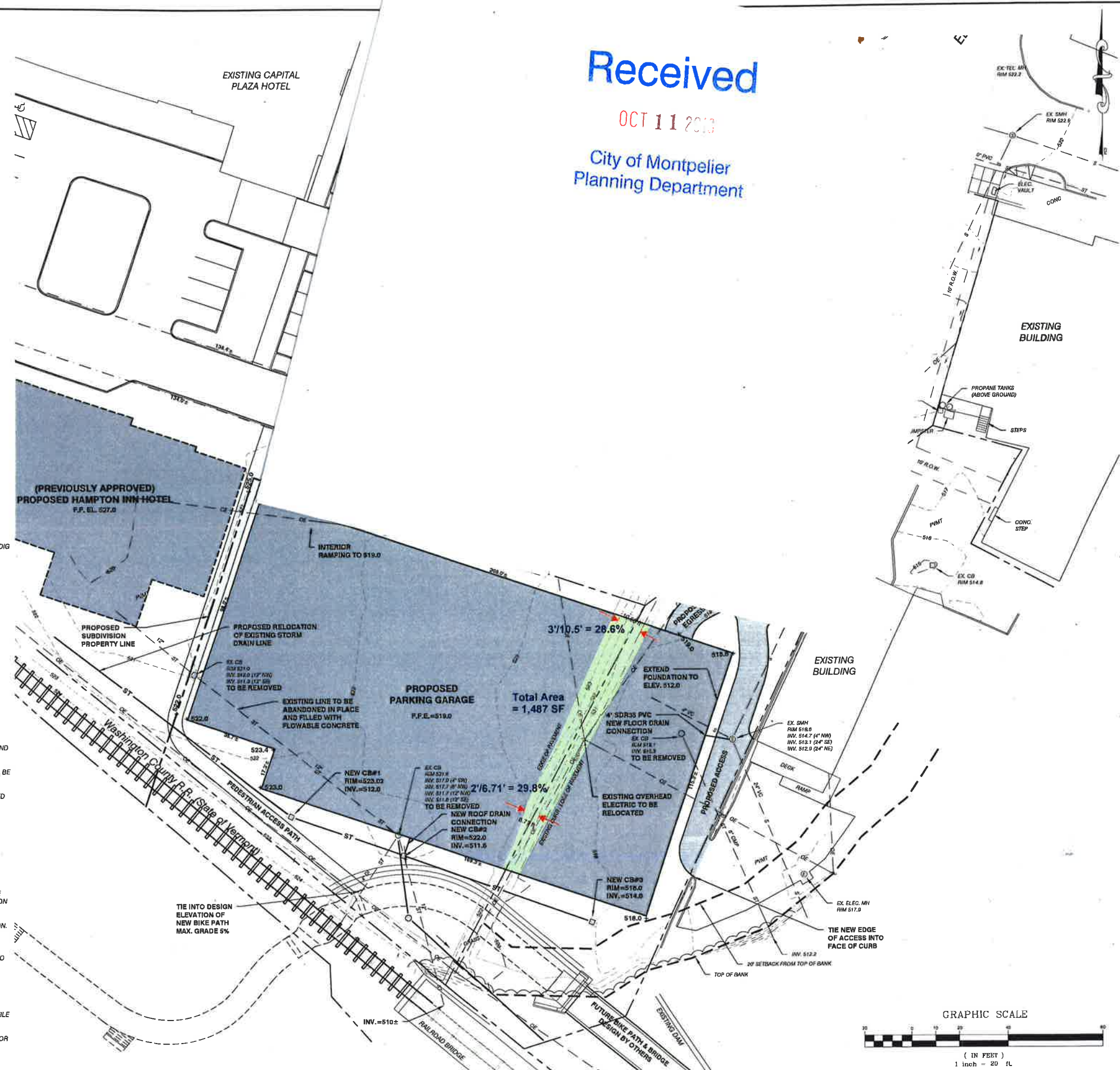
**LEGEND**

- PROPOSED PROPERTY LINE
- PROPOSED SETBACK LINE
- 100 --- PROPOSED CONTOUR
- PROPOSED CURB
- X --- PROPOSED FENCE
- PROPOSED GRAVEL
- PROPOSED PAVEMENT
- PROPOSED GUARD RAIL
- E --- PROPOSED ELECTRIC
- FM --- PROPOSED FORCEMAIN
- G --- PROPOSED GAS
- ST --- PROPOSED STORM
- S --- PROPOSED GRAVITY SEWER
- T --- PROPOSED TELEPHONE
- W --- PROPOSED WATER
- PROPOSED SWALE

- ⊙ PROPOSED SEWER MANHOLE
- ⊙ PROPOSED STORM MANHOLE
- ⊙ PROPOSED CATCH BASIN
- ⊙ PROPOSED YARD DRAIN
- ⊙ PROPOSED WELL
- ⊙ PROPOSED HYDRANT
- ⊙ PROPOSED SHUT OFF
- ⊙ PROPOSED UTILITY POLE
- ⊙ PROPOSED LIGHT POLE
- ⊙ PROPOSED GUY WIRE/POLE
- ⊙ PROPOSED SIGN
- ⊙ PROPOSED EDGE OF BRUSH/WOODS
- ⊙ REBAR SET
- ⊙ CONCRETE MONUMENT SET

**GENERAL NOTES**

1. UTILITIES SHOWN DO NOT PURPORT TO CONSTITUTE OR REPRESENT ALL UTILITIES LOCATED UPON OR ADJACENT TO THE SURVEYED PREMISES. EXISTING UTILITY LOCATIONS ARE APPROXIMATE ONLY. THE CONTRACTOR SHALL FIELD VERIFY ALL UTILITY CONFLICTS. ALL DISCREPANCIES SHALL BE REPORTED TO THE ENGINEER. THE CONTRACTOR SHALL CONTACT DIG SAFE (888-344-7233) PRIOR TO ANY CONSTRUCTION.
2. ALL EXISTING UTILITIES NOT INCORPORATED INTO THE FINAL DESIGN SHALL BE REMOVED OR ABANDONED AS INDICATED ON THE PLANS OR DIRECTED BY THE ENGINEER.
3. THE CONTRACTOR SHALL MAINTAIN AS-BUILT PLANS (WITH TIES) FOR ALL UNDERGROUND UTILITIES. THOSE PLANS SHALL BE SUBMITTED TO THE OWNER AT THE COMPLETION OF THE PROJECT.
4. THE CONTRACTOR SHALL REPAIR/RESTORE ALL DISTURBED AREAS (ON OR OFF THE SITE) AS A DIRECT OR INDIRECT RESULT OF THE CONSTRUCTION.
5. ALL GRASSED AREAS SHALL BE MAINTAINED UNTIL FULL VEGETATION IS ESTABLISHED.
6. MAINTAIN ALL TREES OUTSIDE OF CONSTRUCTION LIMITS.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WORK NECESSARY FOR COMPLETE AND OPERABLE FACILITIES AND UTILITIES.
8. THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS FOR ALL ITEMS AND MATERIALS INCORPORATED INTO THE SITE WORK. WORK SHALL NOT BEGIN ON ANY ITEM UNTIL SHOP DRAWING APPROVAL IS GRANTED.
9. IN ADDITION TO THE REQUIREMENTS SET IN THESE PLANS AND SPECIFICATIONS, THE CONTRACTOR SHALL COMPLETE THE WORK IN ACCORDANCE WITH ALL PERMIT CONDITIONS AND ANY LOCAL PUBLIC WORKS STANDARDS.
10. THE TOLERANCE FOR FINISH GRADES FOR ALL PAVEMENT, WALKWAYS AND LAWN AREAS SHALL BE 0.1 FEET.
11. ANY DEWATERING NECESSARY FOR THE COMPLETION OF THE SITEWORK SHALL BE CONSIDERED AS PART OF THE CONTRACT AND SHALL BE THE CONTRACTOR'S RESPONSIBILITY.
12. THE CONTRACTOR SHALL COORDINATE ALL WORK WITHIN TOWN ROAD R.O.W. WITH TOWN AUTHORITIES.
13. THE CONTRACTOR SHALL INSTALL THE ELECTRICAL, CABLE AND TELEPHONE SERVICES IN ACCORDANCE WITH THE UTILITY COMPANIES REQUIREMENTS.
14. EXISTING PAVEMENT AND TREE STUMPS TO BE REMOVED SHALL BE DISPOSED OF AT AN APPROVED OFF-SITE LOCATION. ALL PAVEMENT CUTS SHALL BE MADE WITH A PAVEMENT SAW.
15. IF THERE ARE ANY CONFLICTS OR INCONSISTENCIES WITH THE PLANS OR SPECIFICATIONS, THE CONTRACTOR SHALL CONTACT THE ENGINEER FOR VERIFICATION BEFORE WORK CONTINUES ON THE ITEM IN QUESTION.
16. PROPERTY LINE INFORMATION IS APPROXIMATE AND BASED ON EXISTING TAX MAP INFORMATION. THIS PLAN IS NOT A BOUNDARY SURVEY AND IS NOT INTENDED TO BE USED AS ONE.
17. IF THE BUILDING IS TO BE SPRINKLERED, BACKFLOW PREVENTION SHALL BE PROVIDED IN ACCORDANCE WITH ANWA M14. THE SITE CONTRACTOR SHALL CONSTRUCT THE WATER LINE TO TWO FEET ABOVE THE FINISHED FLOOR. SEE MECHANICAL PLANS FOR RISER DETAIL.
18. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING TESTING AND INSPECTION SERVICES INDICATED IN THE CONTRACT DOCUMENTS, TYPICAL FOR CONCRETE AND SOIL TESTING.
19. THE CONTRACTOR IS RESPONSIBLE FOR ALL LAYOUT AND FIELD ENGINEERING REQUIRED FOR COMPLETION OF THE PROJECT. CIVIL ENGINEERING ASSOCIATES WILL PROVIDE AN AUTOCAD FILE WHERE APPLICABLE.
20. THE OWNER SHALL BE RESPONSIBLE FOR THE INSTALLATION OF ANY AND ALL SAFETY FENCES OR RAILS ABOVE EXISTING AND PROPOSED WALLS. THE OWNER SHALL VERIFY LOCAL, STATE AND INSURANCE REQUIREMENT GUIDELINES FOR THE INSTALLATION AND VERIFY ANY AND ALL PERMITTING REQUIREMENTS.



Received

OCT 11 2018

City of Montpelier  
Planning Department

SITE ENGINEER:  
  
 CIVIL ENGINEERING ASSOCIATES, INC.  
 10 MANSFIELD VIEW LANE, SOUTH BURLINGTON, VT 05403  
 P. 802-854-2222 FAX. 802-854-2271 web: www.cae-vt.com

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DRAWN: SAL  
 CHECKED: DSM  
 APPROVED: DSM

CLIENT:  
**RABIDEAU ARCHITECTS**  
 550 HINESBURG RD., SUITE 101  
 SOUTH BURLINGTON  
 VERMONT 05403

PROJECT:  
**MONTPELIER PARKING GARAGE**  
 STATE STREET  
 MONTPELIER, VT



LOCATION MAP  
1" = 1000'

DATE	CHECKED	REVISION

**PROPOSED CONDITIONS SITE PLAN - Slope Highlight**

DATE: SEPT., 2018  
 SCALE: 1" = 20'  
 PROJ. NO: 18207

DRAWING NUMBER:  
C1.1

