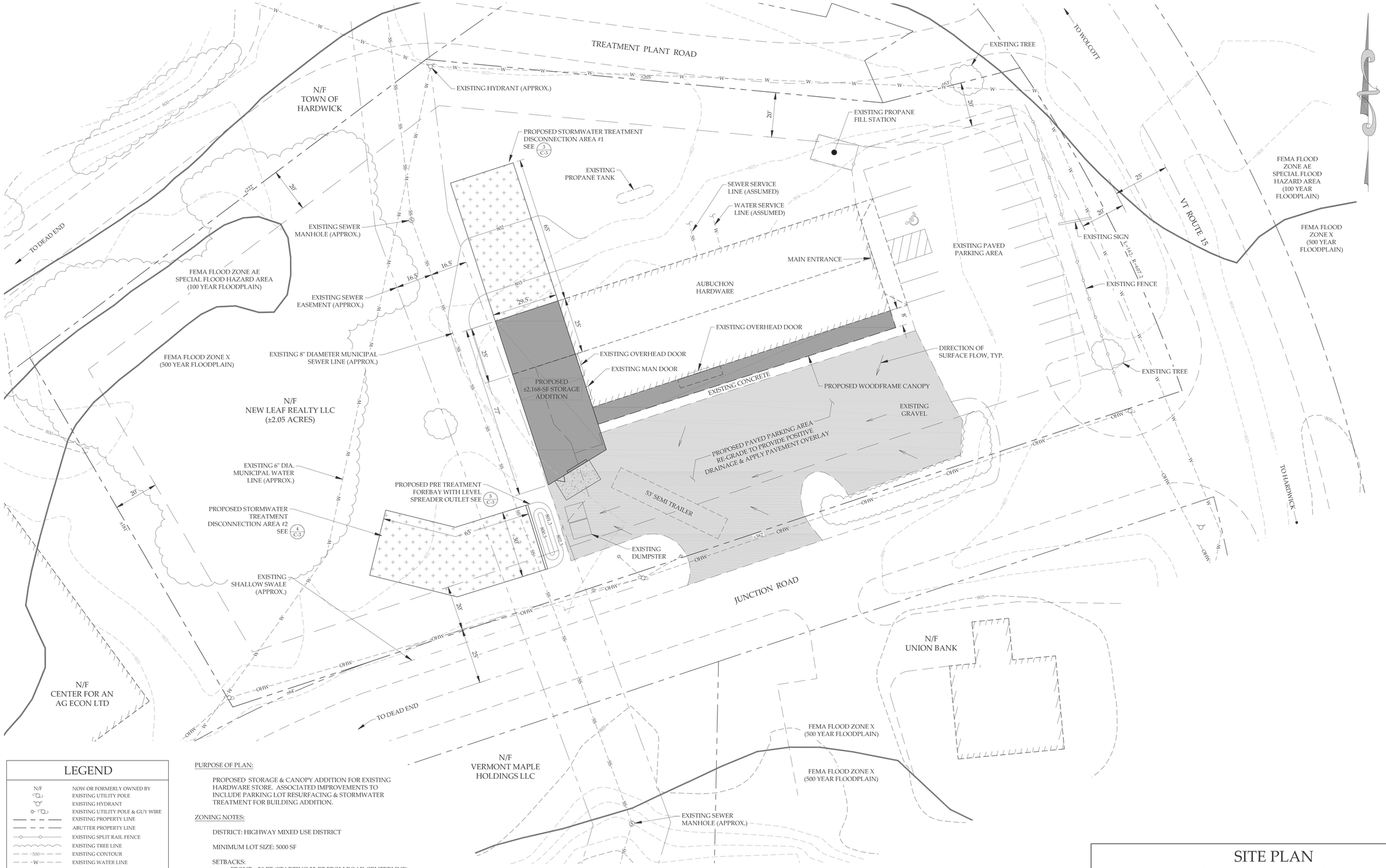

LEGEND

N/F	NOW OR FORMERLY OWNED BY
	EXISTING UTILITY POLE
	EXISTING HYDRANT
	EXISTING UTILITY POLE & GUY WIRE
	EXISTING PROPERTY LINE
	ABUTTER PROPERTY LINE
	EXISTING SPLIT RAIL FENCE
	EXISTING TREE LINE
500	EXISTING CONTOUR
W	EXISTING WATER LINE
SS	EXISTING GRAVITY SEWER LINE
	BUILDING SETBACK LINE
	FLOOD ZONE BOUNDARY LINE

PURPOSE OF PLAN:

PROPOSED STORAGE & CANOPY ADDITION FOR EXISTING HARDWARE STORE. ASSOCIATED IMPROVEMENTS TO INCLUDE PARKING LOT RESURFACING & STORMWATER TREATMENT FOR BUILDING ADDITION.

ZONING NOTES:

DISTRICT: HIGHWAY MIXED USE DISTRICT

MINIMUM LOT SIZE: 5000 SF

SETBACKS:
FRONT = 20 FT (STARTING 25-FT FROM ROAD CENTERLINE)
REAR = 20 FT
SIDE = 20 FT

OWNER OF RECORD:

NEW LEAF REALTY LLC

1/C-1 SITE PLAN

SCALE: 1" = 20'

Graphic Scale

20 0 20 40 80 feet

SITE PLAN
NEW LEAF REALTY LLC
143 VT RT 15-WEST
HARDWICK, VERMONT

MUMLEY ENGINEERING, INC.
46 HUTCHINS STREET
MORRISVILLE, VT 05661
WWW.MUMLEYENGINEERING.COM
COPYRIGHT© 2025 - MUMLEY ENGINEERING, INC.

PROJECT NO.....25068
DRAWN BY.....WEH/RCB
CHECKED BY.....TRM
SCALE.....1" = 20'
DATE.....09/26/25

SHEET NO.
C-2
2 OF 3 SHEETS