

**EXISTING CONDITIONS NOTES:**

1. THIS PLAN DEPICTS THE PERTINENT EXISTING CONDITIONS AS OF FEBRUARY, 2023.
2. VERTICAL DATUM IS BASED ON NAVD88.
3. COORDINATE SYSTEM IS BASED ON VERMONT STATE PLANE (U.S. SURVEY FEET).
4. THE LOCATION OF EXISTING UNDERGROUND UTILITIES AND IMPROVEMENTS SHOWN ARE BASED ON RESEARCH, UTILITY PLANS PROVIDED BY OTHERS, AND/OR SURFACE EVIDENCE ENCOUNTERED AND WERE OBTAINED IN A MANNER CONSISTENT WITH THE ORDINARY STANDARD OF PROFESSIONAL CARE AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR THE DESIGN ENGINEER. ADDITIONAL UTILITIES NOT SHOWN MAY EXIST. ENGINEER SHALL BE NOTIFIED IF ANY DISCREPANCIES ARE ENCOUNTERED. ACTUAL LOCATION OF UNDERGROUND UTILITIES MAY VARY. DIGSAFE MUST BE CONTACTED PRIOR TO ANY EXCAVATION. CALL 1-888-DIG SAFE (344-7233).

**GENERAL NOTES:**

1. FOR SITE INFORMATION SEE PLAN ENTITLED "GSD ENTERPRISES - ROCHELEAU FARM" - OVERALL SITE PLAN, DATED 3/29/2004, LAST REVISED 2/26/2009, PREPARED BY CROSS CONSULTING ENGINEERS, P.C.

**SITE NOTES:**

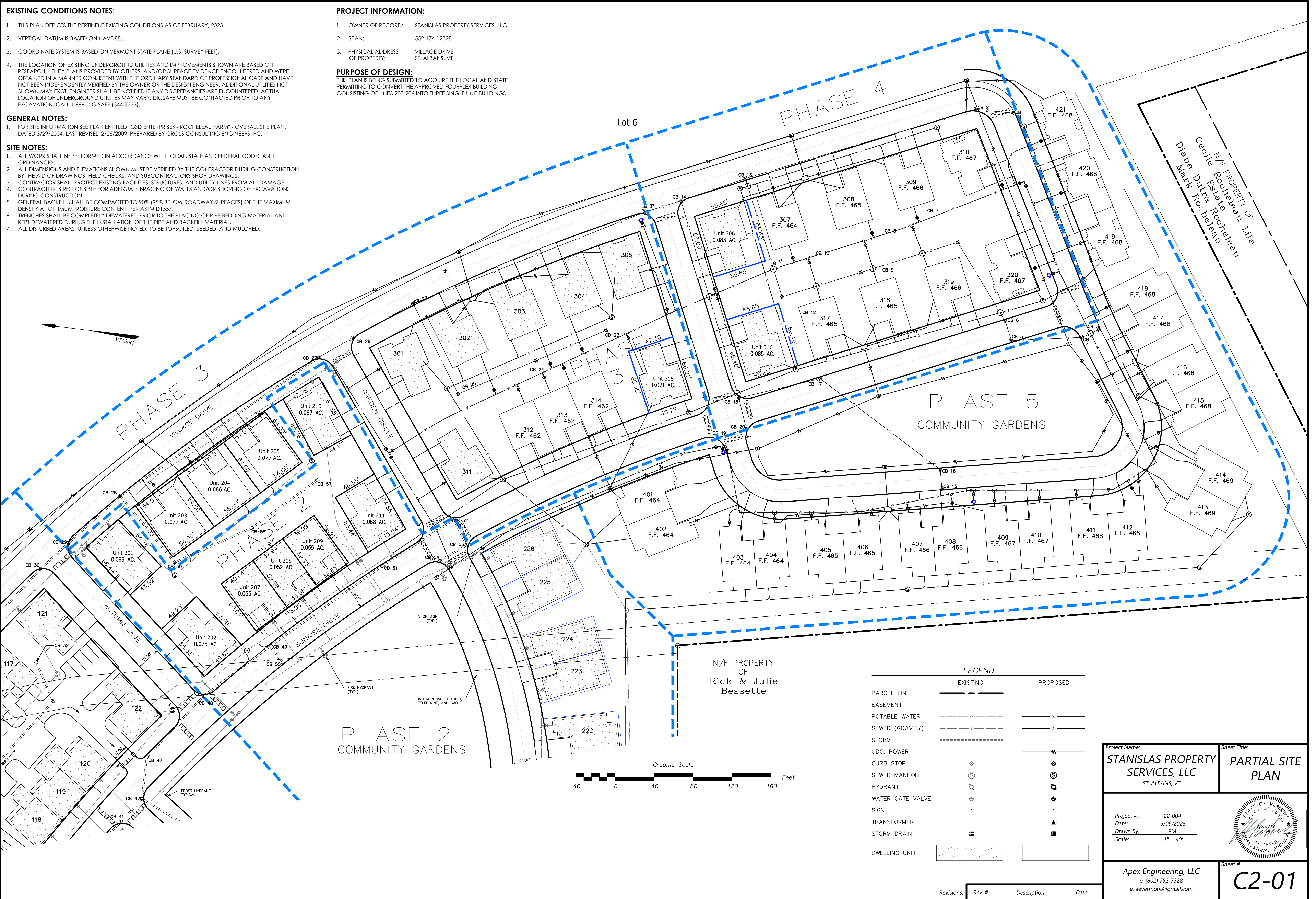
1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH LOCAL, STATE AND FEDERAL CODES AND ORDINANCES.
2. ALL DIMENSIONS AND ELEVATIONS SHOWN MUST BE VERIFIED BY THE CONTRACTOR DURING CONSTRUCTION BY THE AID OF DRAWINGS, FIELD CHECKS, AND SUBCONTRACTORS SHOP DRAWINGS.
3. CONTRACTOR SHALL PROTECT EXISTING FACILITIES, STRUCTURES, AND UTILITY LINES FROM ALL DAMAGE.
4. CONTRACTOR IS RESPONSIBLE FOR ADEQUATE BRACING OF WALLS AND/OR SHORING OF EXCAVATIONS DURING CONSTRUCTION.
5. GENERAL BACKFILL SHALL BE COMPACTED TO 90% (95% BELOW ROADWAY SURFACES) OF THE MAXIMUM DENSITY AT OPTIMUM MOISTURE CONTENT PER ASTM D1557.
6. TRENCHES SHALL BE COMPLETELY DEWATERED PRIOR TO THE PLACING OF PIPE BEDDING MATERIAL AND KEPT DEWATERED DURING THE INSTALLATION OF THE PIPE AND BACKFILL MATERIAL.
7. ALL DISTURBED AREAS, UNLESS OTHERWISE NOTED, TO BE TOPSOILED, SEEDED, AND MULCHED.

**PROJECT INFORMATION:**

1. OWNER OF RECORD: STANISLAS PROPERTY SERVICES, LLC
2. SPAN: 552-174-12328
3. PHYSICAL ADDRESS OF PROPERTY: VILLAGE DRIVE ST. ALBANS, VT

**PURPOSE OF DESIGN:**

THIS PLAN IS BEING SUBMITTED TO ACQUIRE THE LOCAL AND STATE PERMITTING TO CONVERT THE APPROVED FOURPLEX BUILDING CONSISTING OF UNITS 203-206 INTO THREE SINGLE UNIT BUILDINGS.



**LEGEND**

	EXISTING	PROPOSED
PARCEL LINE	—	—
EASEMENT	- - -	- - -
POTABLE WATER	— W —	— W —
SEWER (GRAVITY)	- - - S - - -	- - - S - - -
STORM	=====	=====
UDG. POWER	— W —	— W —
CURB STOP	⊙	⊙
SEWER MANHOLE	⊙	⊙
HYDRANT	⊙	⊙
WATER GATE VALVE	⊙	⊙
SIGN	—	—
TRANSFORMER	⊙	⊙
STORM DRAIN	⊙	⊙
DWELLING UNIT	[Pattern]	[Pattern]

Project Name: <b>STANISLAS PROPERTY SERVICES, LLC</b> ST. ALBANS, VT	Sheet Title: <b>PARTIAL SITE PLAN</b>
Project #: 22-004 Date: 9/09/2025 Drawn By: PM Scale: 1" = 40'	
Apex Engineering, LLC p. (802) 752-7328 e. aveymont@gmail.com	Sheet # <b>C2-01</b>

Revisions:

Rev. #	Description	Date