



# State of Vermont

## LAND USE PERMIT

### AMENDMENT

CASE No.	3W0360-1-EB	<u>LAWS/REGULATIONS INVOLVED</u>
APPLICANT	White Sands Realty Company	10 V.S.A. Chapter 151 (Act 250)
ADDRESS	c/o McKenzie, Borden, Meaders & Ives 535 Fifth Avenue New York, New York	Vermont State Board of Health Regulations, Chapter 5, Sanitary Engineering, Subchap- ter 10, Part I, Subdivisions

The Vermont Environmental Board hereby issues a Land Use Permit Amendment pursuant to the authority vested in it in 10 V.S.A., Chapter 151. This amendment applies to lands identified in Book 63, Page 395 of Woodstock Land Records, as the subject of a deed to White Sands Realty Company, the "permittee" as grantee. This permit specifically authorizes the permittee to subdivide 246 acres of land, more or less, into 20 lots and to construct an access road of approximately 5,700 feet located north of Route 4 near the Woodstock-Bridgewater Town line in the Town of Woodstock, Vermont.

The permittee, its successors and assigns, are obligated by this permit to complete and maintain the project only as approved by the District #3 Environmental Commission in accordance with the conditions of Land Use Permit #3W0360-EB, except as amended herein.

### CONDITIONS

1. Condition #1 of Land Use Permit #3W0360-EB is amended to read as follows:

The project shall be completed as set forth in Findings of Fact and Conclusions of Law #3W0360, except as modified by the Findings of Fact and Conclusions of Law of the Environmental Board, #3W0360-EB and #3W0360-1-EB; in accordance with the plans and exhibits stamped "Approved" and on file with the District #3 Environmental Commission, and in accordance with the conditions of this permit, as amended. No changes shall be made in the project without the written approval of the District Environmental Commission.

2. Condition #10 of Land Use Permit #3W0360-EB is amended to read as follows:

The permittee shall, with the assistance of a professional forester and/or game biologist, develop a habitat-management program for at least 50 acres comprising the westernmost portions of Lots 9, 11, and 13 and that such habitat management programs shall be instituted and maintained by the permittee, its successors and assigns, for a period of not less than ten years; provided that if it is or can be

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established by "any party opposing" the permittee pursuant to 10 V.S.A. §6088, that at the end of the ten year period this area continues to be a "necessary wild-life habitat" pursuant to 10 V.S.A. §6086(a) (8) (A), such programs shall continue for an additional ten years or a total of twenty years.

All conditions of Land Use Permit #3W0360-EB remain in full force and effect, except as amended herein.

Dated at Montpelier, Vermont this 25th day of February, 1982.

ENVIRONMENTAL BOARD

By Jan S. Eastman  
Jan S. Eastman  
Executive Officer

Board members participating  
in this decision:  
Leonard U. Wilson  
Ferdinand Bongartz  
Lawrence H. Bruce, Jr.  
Melvin H. Carter  
Roger N. Miller  
Donald B. Sargent