



State of Vermont

AMENDED
LAND USE PERMIT

CASE NO.: 5W1175-1-EB
APPLICANT: Lawrence and Diane Brown
ADDRESS: RD 1 Box 3
East Montpelier
Vermont 05651
LAWS/REGULATIONS INVOLVED:
10 V.S.A. Chapter 151
(Act 250)

The Vermont Environmental Board hereby issues Amended Land Use Permit #5W1175-1-EB pursuant to the authority vested in it by 10 V.S.A. Chapter 151. This permit applies to the lands identified in Book 32, Pages 161-162, and Book 45, Pages 341-342, of the Land Records of the Town of East Montpelier, Vermont, as the subject of a deed to Lawrence C. and Diane C. Brown, the Permittees, as grantees. This permit amends Land Use Permit #5W1175-1. This permit specifically authorizes the construction of a single, newly constructed roadway extending from Route 14 to the Permittees' home and existing printing business on a 32.2 acre tract, and the relocation of an existing sign (the Project). The Project is located in East Montpelier, Vermont.

The Permittees, and their assigns and successors in interest, are obliged by this permit to comply with the following conditions:

- 1. The Project shall be completed, operated and maintained in accordance with: (a) the terms and conditions of Land Use Permit #5W1175-1, except as amended hereby; (b) the plans, exhibits, and testimony submitted by the Permittees to the Environmental Board; (c) Re: Larry and Diane Brown, #5W1175-1-EB, Findings of Fact, Conclusions of Law, and Order (Oct. 17, 1994); (d) Re: Larry and Diane Brown, #5W1175-1-EB, Findings of Fact, Conclusions of Law, and Order (June 19, 1995); and (e) the conditions of this permit. No changes shall be made in the Project without the written approval of the District #5 Environmental Commission.
2. The Project shall not include the one story, 74" by 160" commercial building authorized by Land Use Permit #5W1175-1.
3. No commercial traffic attributable to the Permittees' existing printing business shall use the right-of-way located adjacent to the 32.2 acre tract. All such commercial traffic shall use the single, newly constructed roadway which extends from Route 14 to the Permittees' home and existing printing business.
4. The Permittees shall relocate the existing sign that is located near the right-of-way's intersection with Route 14

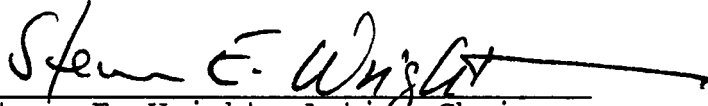
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to the single, newly constructed roadway's intersection with Route 14.

5. This Permit only authorizes the single, newly constructed roadway, and the relocation of the sign.
6. Conditions 7, 8, 9, 10, and 11 of Land Use Permit #5W1175-1 are hereby deleted and are of no further force or effect.

Dated at Montpelier, Vermont this 19th day of June, 1995.

ENVIRONMENTAL BOARD



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