Current Land Use Town Plan *Map 1 of 9*

Brookfield, Vermont

Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- US route
- US interstate
- VT forest hwy
- PUBLIC LANDS

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Future Land Use Town Plan *Map 2 of 9*

Brookfield, Vermont

Adopted:

VT route/TH cls 1
TH cls 2
TH cls 2 gravel
TH cls 3
TH cls 3 gravel
TH cls 4 (not all passable)
trail
private
US route
US interstate
VT forest hwy

FUTURE LAND USE AREAS

VILLAGE
POND VILLAGE EXTENDED
AGRICULTURAL/RESIDENTIAL

Scenic Overlay
FEMA floodplains
Shoreland Area
PUBLIC LANDS

tax parcel bounds

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Transportation Town Plan *Map 4 of 9*

Brookfield, Vermont

Adopted:

Development Bylaw Districts

Town Plan *Map 3 of 9*

Brookfield, Vermont

Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- tax parcel bounds
- US route
- US interstate
- VT forest hwy
- EAST VILLAGE
- POND VILLAGE
- POND VILLAGE EXTENDED
- AGRICULTURAL/RESIDENTIAL
- CONSERVATION >25% slope & Wetlands
- PUBLIC LANDS

OTHER DISTRICTS

- Scenic Overlay 300' road cL buffer
- Shoreland Area
- FEMA floodplains

- Existing Pond Village District was created by referring to the written description in the revised bylaws.
- Extended Pond Village District was created by buffering the Stone road 300 feet on both sides.
- East Brookfield District was created by buffering Route 14, 500 ft on both sides.
- The Conservation District comprises steep slope > 25% and National Wetlands Inventory (NWI) areas buffered 75 feet from the boundary.
- Public Lands Districts were dreived from 1:24000 sacle data from the Vermont Agency of Natural Resources (ANR) state and municipal lands.
- Agricultural/Residential District includes areas derived from the 1979 orthophotos depicting land use/land cover areas.
- Scenic Protection Areas District includes the Brookfield Gulf Area and the Williamston Gulf Area by buffering Route 12 and Route 14 at designated areas by 300 feet on both sides of the roads.

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Facilities
Town Plan *Map 5 of 9*
Brookfield, Vermont
Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- US route
- US interstate
- VT forest hwy
- PUBLIC LANDS

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Natural Resources Town Plan *Map 6 of 9*

Brookfield, Vermont

Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- US route
- US interstate
- VT forest hwy
- PUBLIC LANDS

- VT threatened & endangered inventory
- VSWI (wetlands)
- deer wintering areas

Suitability of Wildlife Habitat

0.0 - 1.9	Worst Quality Habitat	
2.0 - 2.5		
2.6 - 3.1		
3.2 - 3.6		
3.7 - 4.1		
4.2 - 4.6		
4.7 - 5.3		
5.4 - 6.1		
6.2 - 7.0		
7.1 - 8.3	Best Quality Habitat	

Habitat blocks were identified using using 11 factors to assess their biological value and their contribution in representing physical landscape diversity. Each of these 11 factors was weighted to reflect the relative importance of each factor in determining the final biological and physical diversity rank for the blocks.

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Slope

Town Plan *Map 7 of 9*

Brookfield, Vermont

Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- US route
- US interstate
- VT forest hwy
- PUBLIC LANDS

SLOPE

- 0% to 20%
- 21% to 30%
- > 30%

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Soils
Agricultural & Hydric
Town Plan *Map 8 of 9*
Brookfield, Vermont
Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- US route
- US interstate
- VT forest hwy
- PUBLIC LANDS

AG. & HYDRIC SOILS
- PRIME
- STATEWIDE
- HYDRIC

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Soils Generalized Onsite Septic Suitability

Town Plan *Map 9 of 9*

Brookfield, Vermont

Adopted:

- VT route/TH cls 1
- TH cls 2
- TH cls 2 gravel
- TH cls 3
- TH cls 3 gravel
- TH cls 4 (not all passable)
- trail
- private
- US route
- US interstate
- VT forest hwy
- PUBLIC LANDS

SEPTIC SUITABILITY

Well Suited
This group is composed of coarse textured, sandy and gravelly glacial outwash soil map units with rapid to very rapid permeability in the substratum and well drained glacial till soil map units with a friable substratum with moderate permeability on slopes generally less than 20 percent. Some map units have slopes greater than 20 percent in some areas.

Moderately Suited
This group is composed of several distinct types of soil map units: 1) map units of soils with moderately slow to very slow permeability, 2) map unit complexes with moderate depth to bedrock, with one or more soil underlain by bedrock within 40 inches, 3) map units of soils in Group I that are on slopes entirely greater than 20 percent, 4) map units with a flooding limitation, and 5) map units of soils that have a seasonal high water tables at moderate depths, generally at a depth of one-and-a-half feet or deeper.

Marginally Suited
This group is composed of soil map units that have a greater degree of limitations than Group II. They may require more intensive on-site investigations to locate suitable areas or they may require more sophisticated designs to overcome the limitations. Soil map units with a shallow seasonal high water table may require seasonal on-site monitoring of the water table to determine if the site is suitable. Some areas of any of these units may not be suited for on-site waste disposal systems.

Not Suited
This group is composed of soil map units that are generally too wet, rocky, steep or otherwise unsuitable for use in on-site waste disposal systems.

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