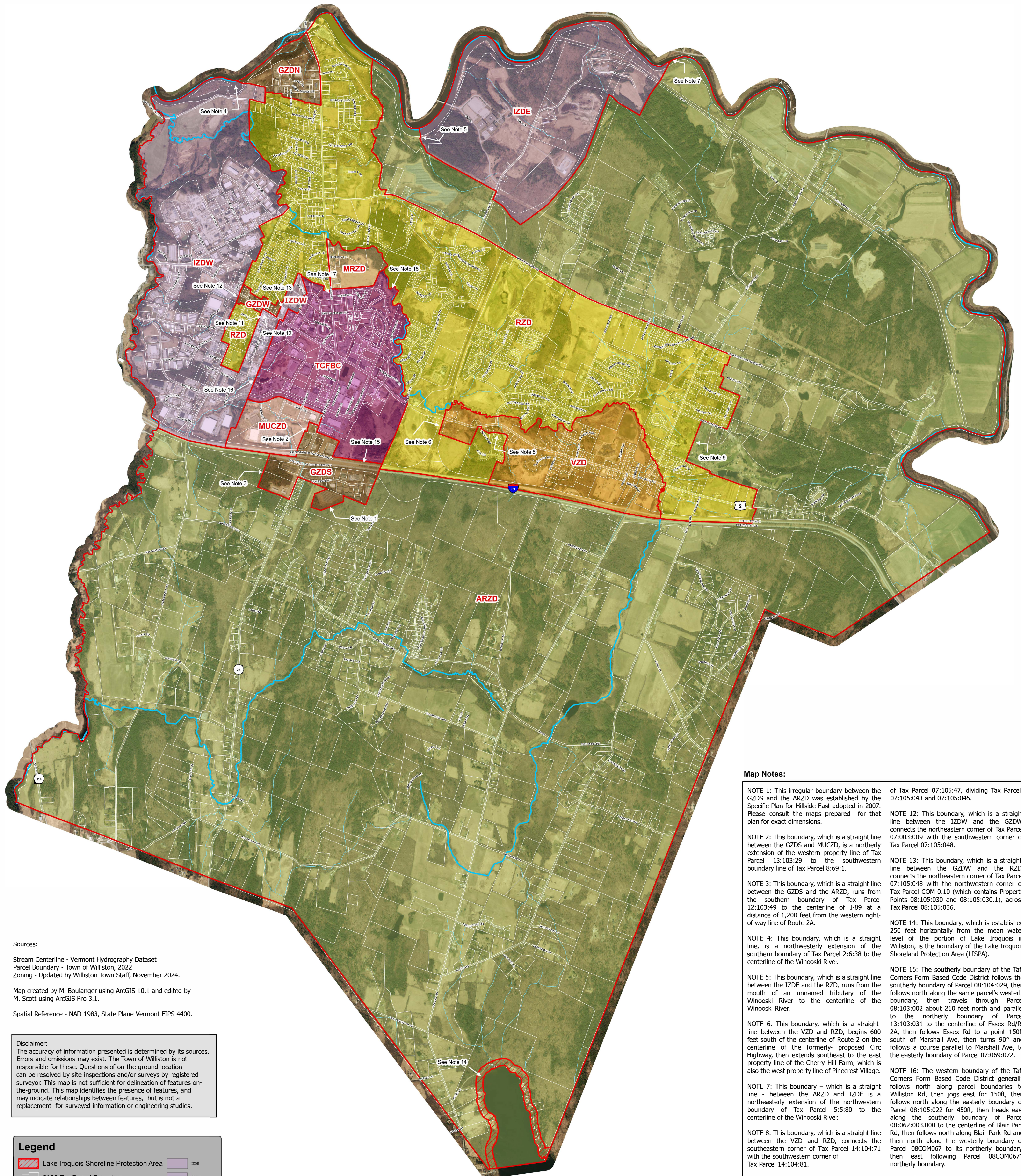


Official Zoning Map: Williston, Vermont

Proposed Amendments

Williston Selectboard

April 1, 2025 Public Hearing



Sources:

Stream Centerline - Vermont Hydrography Dataset
 Parcel Boundary - Town of Williston, 2022
 Zoning - Updated by Williston Town Staff, November 2024.

Map created by M. Boulanger using ArcGIS 10.1 and edited by M. Scott using ArcGIS Pro 3.1.

Spatial Reference - NAD 1983, State Plane Vermont FIPS 4400.

Disclaimer:
 The accuracy of information presented is determined by its sources. Errors and omissions may exist. The Town of Williston is not responsible for these. Questions of on-the-ground location can be resolved by site inspections and/or surveys by registered surveyor. This map is not sufficient for delineation of features on-the-ground. This map identifies the presence of features, and may indicate relationships between features, but is not a replacement for surveyed information or engineering studies.

Legend

Lake Iroquois Shoreline Protection Area	IZDE
2022 Tax Parcel Boundary	IZDW
Named Stream	MRZD
Unnamed Tributary	MUCZD
Proposed Zoning	RZD
ARZD	TCFBC
GZDN	VZD
GZDE	Proposed Zoning
GZDW	

Map Notes:

- NOTE 1:** This irregular boundary between the GZDS and the ARZD was established by the Specific Plan for Hillside East adopted in 2007. Please consult the maps prepared for that plan for exact dimensions.
- NOTE 2:** This boundary, which is a straight line between the GZDS and MUCZD, is a northerly extension of the western property line of Tax Parcel 13:103:29 to the southwestern boundary line of Tax Parcel 8:69:1.
- NOTE 3:** This boundary, which is a straight line between the GZDS and the ARZD, runs from the southern boundary of Tax Parcel 12:103:49 to the centerline of I-89 at a distance of 1,200 feet from the western right-of-way line of Route 2A.
- NOTE 4:** This boundary, which is a straight line, is a northwesterly extension of the southern boundary of Tax Parcel 2:6:38 to the centerline of the Winooski River.
- NOTE 5:** This boundary, which is a straight line between the IZDE and the RZD, runs from the mouth of an unnamed tributary of the Winooski River to the centerline of the Winooski River.
- NOTE 6:** This boundary, which is a straight line between the VZD and RZD, begins 600 feet south of the centerline of Route 2 on the centerline of the formerly-proposed Circ Highway, then extends southeast to the east property line of the Cherry Hill Farm, which is also the west property line of Pincrest Village.
- NOTE 7:** This boundary - which is a straight line - between the ARZD and IZDE is a northeasterly extension of the northwestern boundary of Tax Parcel 5:5:80 to the centerline of the Winooski River.
- NOTE 8:** This boundary, which is a straight line between the VZD and RZD, connects the southeastern corner of Tax Parcel 14:104:71 with the southwestern corner of Tax Parcel 14:104:81.
- NOTE 9:** This boundary, which is a straight line between the RZD and ARZD, connects the southwestern corner of Tax Parcel 10:149:14 with the northwestern corner of Tax Parcel 08:052:003.000 to the centerline of Blair Park Rd, then follows north along Blair Park Rd and then north along the westerly boundary of Parcel 08COM067 to its northerly boundary, then east following Parcel 08COM067's northerly boundary.
- NOTE 10:** This boundary, which is a straight line between the RZD and the GZDW, is an eastward extension of the property line between Tax Parcels 07:105:41 and 07:105:43, dividing Tax Parcel 07:105:039.
- NOTE 11:** This boundary, which is a straight line between the GZDW and the RZD, connects the southwestern corner of Tax Parcel 07:105:41 with the southeastern corner of Tax Parcel 07:105:47, dividing Tax Parcels 07:105:043 and 07:105:045.
- NOTE 12:** This boundary, which is a straight line between the IZDW and the GZDW, connects the northeastern corner of Tax Parcel 07:003:009 with the southwestern corner of Tax Parcel 07:105:048.
- NOTE 13:** This boundary, which is a straight line between the GZDW and the RZD, connects the northeastern corner of Tax Parcel 07:105:048 with the northwestern corner of Tax Parcel COM 0.10 (which contains Property Points 08:105:030 and 08:105:030.1), across Tax Parcel 08:105:036.
- NOTE 14:** This boundary, which is established 250 feet horizontally from the mean water level of the portion of Lake Iroquois in Williston, is the boundary of the Lake Iroquois Shoreland Protection Area (LISPA).
- NOTE 15:** The southerly boundary of the Taft Corners Form Based Code District follows the southerly boundary of Parcel 08:104:029, then follows north along the same parcel's westerly boundary, then travels through Parcel 08:103:002 about 210 feet north and parallel to the northerly boundary of Parcel 13:103:031 to the centerline of Essex Rd/Rt 2A, then follows Essex Rd to a point 150ft south of the centerline of Route 2 on the centerline of the southerly boundary of Parcel 08:052:003.000 to the centerline of Blair Park Rd, then follows north along Blair Park Rd and then north along the westerly boundary of Parcel 08COM067 to its northerly boundary, then east following Parcel 08COM067's northerly boundary.
- NOTE 16:** The western boundary of the Taft Corners Form Based Code District generally follows north along parcel boundaries to Williston Rd, then jogs east for 150ft, then follows north along the easterly boundary of Parcel 08:105:022 for 450ft, then heads east along the southerly boundary of Parcel 08:052:003.000 to the centerline of Blair Park Rd, then follows north along Blair Park Rd and then north along the westerly boundary of Parcel 08COM067 to its northerly boundary, then east following Parcel 08COM067's northerly boundary.
- NOTE 17:** From Parcel 08COM067, the northerly boundary of the Taft Corners Form Based Code District follows easterly along parcel lines to the eastern boundary of Parcel 08:102:028, follows north along this boundary for approximately 550ft and then turns northeast for approximately 185ft to intersect the Allen Brook.
- NOTE 18:** The easterly boundary of the Taft Corners Form Based Code District follows the centerline of the Allen Brook to its intersection with Talcott Rd, then heads south along Talcott Rd to Williston Rd, and then continues south along the easterly boundary of Parcel 08:104:029.

