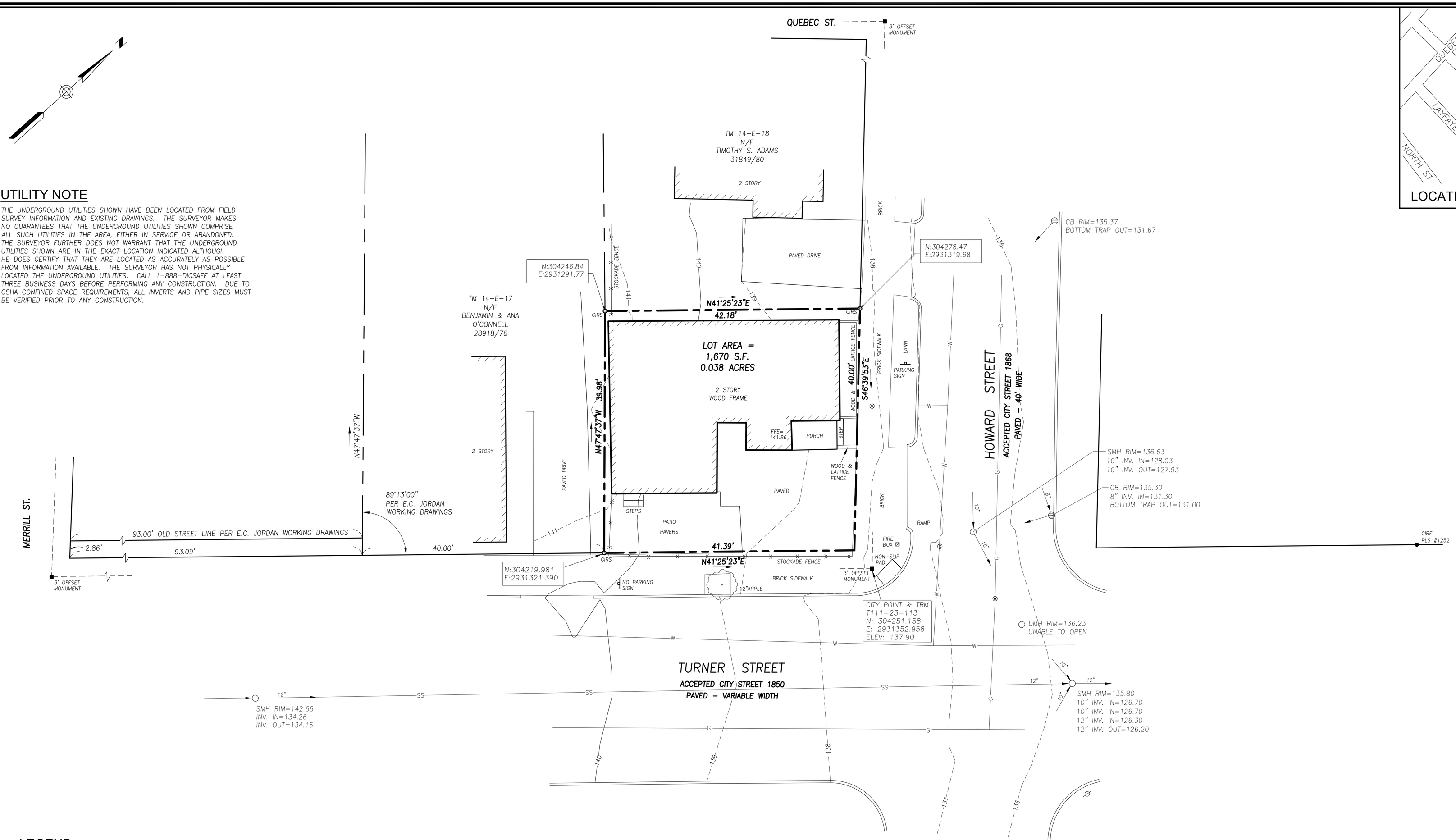
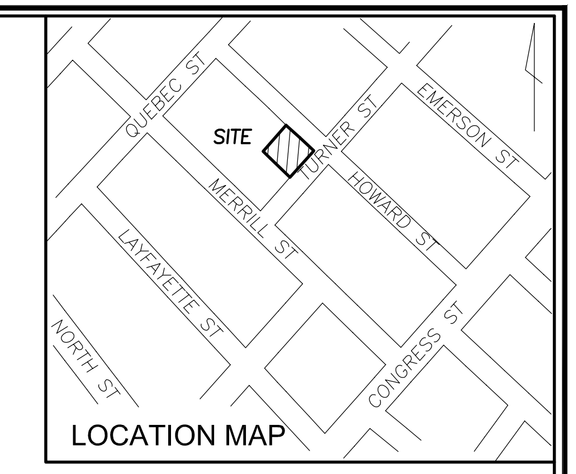
UTILITY NOTE

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. CALL 1-888-DIGSAFE AT LEAST THREE BUSINESS DAYS BEFORE PERFORMING ANY CONSTRUCTION. DUE TO OSHA CONFINED SPACE REQUIREMENTS, ALL INVERTS AND PIPE SIZES MUST BE VERIFIED PRIOR TO ANY CONSTRUCTION.





LEGEND

- IRON PIPE OR ROD FOUND
- MONUMENT FOUND
- CAPPED IRON ROD SET PLS #2407
- UTILITY POLE
- MANHOLE
- SIGN
- CATCH BASIN
- WATER VALVE OR SHUTOFF
- DECIDUOUS TREE
- FENCE
- CURB
- OHW — OVERHEAD WIRES
- W — WATER LINE
- G — GAS LINE
- SS — SANITARY SEWER
- 140 — 1' CONTOUR
- N/F — NOW OR FORMERLY
- 000/000 — DEED BOOK AND PAGE
- FFE — FINISHED FLOOR ELEVATION

GRAPHIC SCALE

0 4' 8' 16' 24'

PLAN REFERENCES

1. BOUNDARY AND TOPOGRAPHIC SURVEY ON 45 TURNER STREET, PORTLAND, MAINE MADE FOR CYRUS HAGGE BY OWEN HASKELL, INC. DATED OCTOBER 29, 2007 REVISED THROUGH 01/31/08.

2. BOUNDARY SURVEY OF 34 MERRILL STREET, PORTLAND, MAINE MADE FOR GENE F. STONE BY OWEN HASKELL, INC. DATED SEPTEMBER 10, 2009 REVISED THROUGH 01/03/14.

3. CITY BLUE SHEETS PLAN #'S 80, 161 & 181.

FLOOD NOTE:

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY IS IN ZONE C OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL No. 230051 0014 B, WHICH BEARS AN EFFECTIVE DATE OF JULY 17, 1986 AND IS NOT IN A SPECIAL FLOOD HAZARD AREA.

GENERAL NOTES

1. OWNER OF RECORD: ZANE O SHATZER
34 HOWARD STREET
PORTLAND, MAINE 04101
TAX MAP 14 LOT E-19
C.C.R.D. BOOK 33307 PAGE 175

2. BEARINGS AND COORDINATES HEREON ARE BASED ON CITY CONTROL POINTS:

T111-23-113	T111-18-112
N: 304251.158	N:304293.998
E: 2931352.958	E:2930987.391

3. ELEVATIONS SHOWN ARE BASED ON OFFICIAL CITY BENCHMARK T102-67-1, MONUMENT AT THE CORNER OF WILSON AND MORNING STREETS. ELEVATION = 114.63'.

CERTIFICATE

OWEN HASKELL, INC. HEREBY CERTIFIES THAT THIS PLAN IS BASED ON, AND THE RESULT OF, AN ON THE GROUND FIELD SURVEY AND THAT TO THE BEST OF OUR KNOWLEDGE, INFORMATION AND BELIEF, IT CONFORMS TO THE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS CURRENT STANDARDS OF PRACTICE.

2-17-2017
DATE

RANDY R. LOUBIER, PLS NO. 2407

STATE OF MAINE
RANDY R. LOUBIER 2407
PROFESSIONAL LAND SURVEYOR

REV.	DATE	DESCRIPTION
1	2-17-17	UPDATE OWNER, ST. STATUS, FLOOD NOTE

BOUNDARY AND TOPOGRAPHIC SURVEY

AT

34 HOWARD STREET, PORTLAND, MAINE

MADE FOR

PORTLAND RENOVATIONS

107 ANDERSON STREET, PORTLAND, MAINE 04101

OWEN HASKELL, INC.
390 U.S. ROUTE ONE, FALMOUTH, ME 04105 (207) 774-0424
PROFESSIONAL LAND SURVEYORS

Drwn By	RRL	Date	Job No.
Trace By	JLW	AUGUST 19, 2016	2016-210 P
Check By	RRL	Scale	Drwg. No.
Book No.	FILE	1" = 8'	1