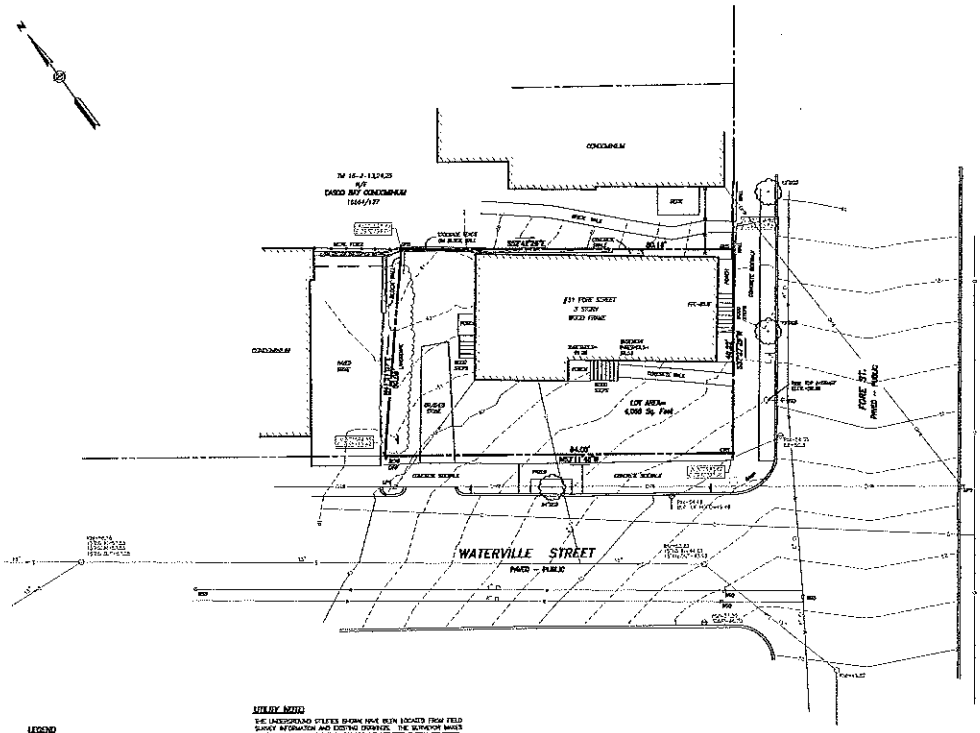

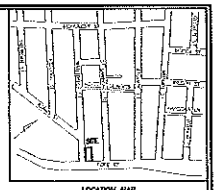

LOCATION MAP
N.T.S.

LEGEND

- DRILL HOLE SET
- CAPPED IRON PIPE SET
- IRON PIPE FOUND
- WATER SHUTOFF
- SIGN
- DECIDUOUS TREE
- DECIDUOUS
- FENCE
- HYDRANT
- GUYS
- UTILITY POLE
- MANHOLE
- WATER LINE
- OVERHEAD WIRE
- GAS LINE
- SEWER LINE

GRAPHIC SCALE

0 5' 13' 27' 40'

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 BELIEVE THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. CALL 1-888-DIGSNET AT LEAST THREE BUSINESS DAYS BEFORE PERFORMING ANY CONSTRUCTION, DUE TO TOWN CONFINED SPACE REQUIREMENTS, ALL GRADES AND PIPE SIZES MUST BE VERIFIED PRIOR TO ANY CONSTRUCTION.

PLAN REFERENCES:

1. BOUNDARY AND TOPOGRAPHIC SURVEY ON ST. LAWRENCE STREET FOR GEORGE BURN IV WITH DATED OCTOBER 27, 2014 BY OWEN HASKELL, INC.
2. STANDARD BOUNDARY SURVEY OF 1-3 ST. LAWRENCE STREET FOR DAVID BAY VOLUME 34313 DATED 2-22-2021 BY SAGE BAY BOUNDARY, INC.
3. STANDARD BOUNDARY SURVEY ON WATERVILLE STREET, PORTLAND, MAINE MADE FOR DAVIN BAKER DATED SEPT. 12, 2020 BY OWEN HASKELL, INC.

NOTES:

1. OWNER OF RECORD: PENINSULA PROPERTY DEVELOPMENT LLC
   BOOK 32563/31
2. LOCATION SHOWN AS LOT 16 ON CITY OF PORTLAND ASSESSORS MAP 19 BLOCK J.
3. PROPERTY IS LOCATED IN CITY OF PORTLAND REGULATORY ZONE B5.
4. BEARINGS ARE BASED ON MAINE STATE PLANE COORDINATE SYSTEM WEST ZONE, CITY POINTS 1101-36-114 (N:201,177.31 E:380,511.75) & 1113-70-312 (N:200,813.33 E:379,814.96) USCS.
5. BENCH MARK: CITY BENCHMARK (SURVEY POINT ON 24" MAN HOLE) AT NORTHWESTERLY CORNER OF ST. LAWRENCE AND FORE STREET, ELEVATION=61.15 (NGVD 1929)

CERTIFICATE

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

FEB. 18, 2015
DATE

JOHN M. DAVIS, PLS NO. 1038

STATE OF MAINE
JOHN M. DAVIS
1038
PROFESSIONAL LAND SURVEYOR

BOUNDRAY & TOPOGRAPHIC SURVEY

ON

FORE ST. AND WATERVILLE ST, PORTLAND, MAINE

MADE FOR OWNER OF RECORD

PENINSULA PROPERTY DEVELOPMENT LLC

71 WEST ST., PORTLAND, ME 04102

OWEN HASKELL, INC.
PROFESSIONAL LAND SURVEYORS
2000 U.S. ROUTE ONE, FALMOUTH, ME 04105 (207) 771-0444

Drwn By:	JG	Date	Job No.
Scale By:	JLR	FEBRUARY 18, 2015	2015-1152
Check By:	JMD	Scale	Dwg. No.
Book No.	FLE	1" = 10'	1