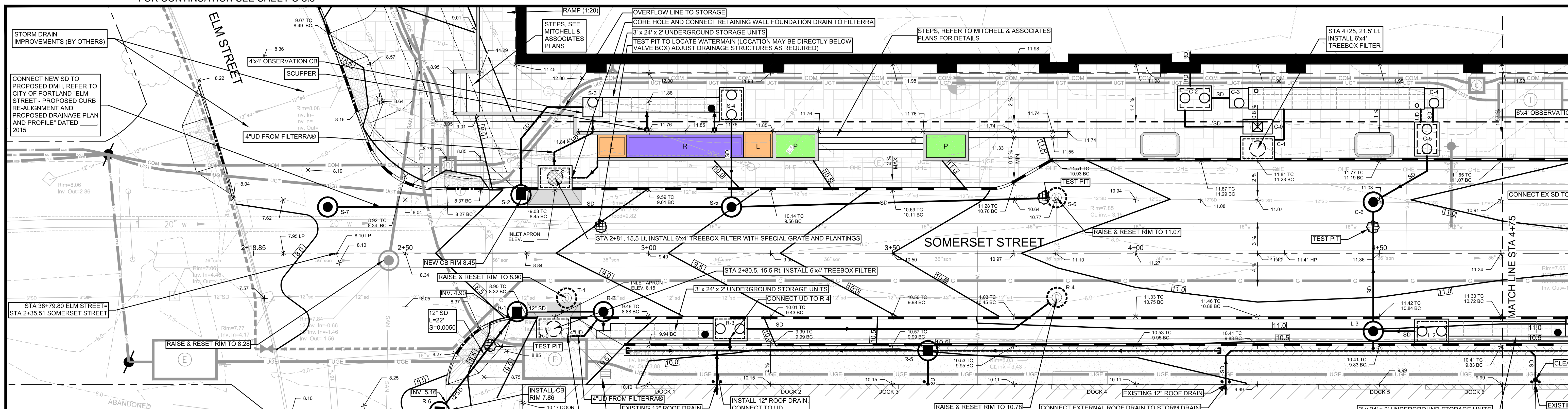


FOR CONTINUATION SEE SHEET C-3.3

FOR CONTINUATION SEE SHEET C-3.8

FOR CONTINUATION SEE SHEET C-3.6



FOR CONTINUATION SEE SHEET C-3.8

- NOTES:**
1. THE GAS LINE WILL BE UPGRADED AND REPLACED BY UNILIT. CONTRACTOR RESPONSIBLE FOR COORDINATION OF THE WORK AND ALL TRENCHING, BACKFILL & SURFACE RESTORATION.
 2. THE FILTERRA TREE BOX FILTERS REQUIRE CONNECTIONS TO UNDERGROUND STORAGE AND CONNECTION TO STORM DRAIN IN SOMERSET STREET. REFER TO SCHEDULES ON SHEETS C-3.10 THROUGH C-3.13.
 3. EXISTING MANHOLES AND CATCH BASINS TO BE EXAMINED IN THE FIELD TO DETERMINE THE SCOPE OF WORK TO RAISE THEM TO PROPOSED GRADES AND/OR CONNECT TO NEW STORM DRAIN LINES.
 4. THE SURFACE TREATMENT AND LIGHTING FOR THE AREA TO THE NORTH OF THE CURB LINE ARE SHOWN ON PLANS PREPARED BY MITCHELL & ASSOCIATES.
 5. TEL, ELEC & COMM TO BE PLACED (UNDERGROUND AND) TO BE LOCATED ON THE NORTHERLY SIDE OF SOMERSET STREET.
 6. ELEVATIONS AND INVERTS FOR WATER QUALITY SYSTEMS ARE PROVIDED IN THE DRAINAGE SCHEDULES OF SHEET C-3.10, C-3.11, C-3.12, AND C-3.13.
 7. UNDERGROUND STORAGE FOR 'ISOLATOR ROW' ARE BASED UPON THE BRENTWOOD STORAGE SYSTEM. STORMTECH® SC 740 CHAMBERS ARE AN ACCEPTABLE ALTERNATIVE. IF THE STORMTECH® SC 740 CHAMBERS ARE USED, THE WEIR IN THE OVERFLOW CONTROL MANHOLE SHALL BE RAISED 6" ABOVE THE ELEVATION LISTED IN THE DRAINAGE SCHEDULES ON SHEETS C-3.10 THROUGH C-3.13.
 8. ALL BUILDING FOUNDATION DRAINS (IF REQUIRED) SHALL BE PIPED TO THE WQ UNIT 'ISOLATOR' ROWS. (MAY NOT BE SHOWN ON PLAN VIEW).
 9. ALL ADA RAMPS SHALL HAVE A MAXIMUM RUNNING SLOPE OF 1:12, MEET CURRENT LOCAL, STATE AND FEDERAL ADA STANDARDS. SEE DETAILS ON SHEET C-7.1 FOR RAMP CONFIGURATIONS.

SCHEDULE OF LOADING AREA LOCATIONS ALONG NOYES BUILDING

DESCRIPTION	LOCATION	DOCK ELEV/BRICK ELEV.	PROPOSED GRADE*	DIFFERENCE BELOW FINISH FLOOR (INCHES)
DOCK 1	STATION 2+97.5 - 3+05.4	11.60/10.68	10.10	18
DOCK 2	STATION 3+19.4 - 3+31.3	11.65/10.65	10.15	18
DOCK 3	STATION 3+39.3 - 3+51.3	11.65/10.65	10.15	18
DOCK 4	STATION 3+82.7 - 3+94.1	11.61/10.53	10.11	18
DOCK 5	STATION 4+37.5 - 4+52.2	11.49/10.49	9.99	18
DOCK 6	STATION 4+59.5 - 4+71.6	11.49/10.49	9.99	18
DOCK 7	STATION 4+81.5 - 4+93.3	11.46/10.63	9.96	18
DOCK 8	STATION 5+42.6 - 5+54.5	11.59/10.84	10.09	18
DOCK 9	STATION 5+85.5 - 5+97.6	11.72/10.89	10.22	18
DOCK 10	STATION 6+04.9 - 6+08.0	11.72/10.80	10.22	18
DOCK 11	STATION 6+50.0 - 6+62.1	10.90/10.90	9.40	18
DOCK 12	STATION 6+92.9 - 7+05.0	11.02/11.02	9.52	18

LEGEND

- PROPOSED PROPERTY BOUNDARY
- FEDERATED BUILDINGS
- BRICK AREAS
- GREEN SPACE/PLANTERS (BY MITCHELL & ASSOCIATES)
- PROPOSED LANDING, PLANTER, RAMP AND STEPS
- VERTICAL GRANITE CURB
- FLUSH GRANITE CURB
- MOUNTABLE CURB (TYPE 5 GRANITE)
- TIPDOWN

GRAPHIC SCALE

(IN FEET)
1 inch = 10 ft.

SCHEDULE OF SCUPPERS BEHIND RAMPS AND PLANTERS

LOCATION	RIM	INVERT OUT	CONNECT TO
3+00, 25' LT	11.76	9.50	S-3
3+14.5, 25' LT	11.76	9.50	S-3

SCHEDULE OF UNDERDRAIN CONNECTION FROM FACE OF EXISTING NOYES BUILDING

STATION	INV. @ BUILDING	CONNECTS TO
3+13	6.15	UD TEE
3+57	6.15	R-5
4+19	5.99	UD BEND
4+82	5.99	UD BEND
5+25	6.00	UD TEE
6+37	5.7	O8
7+05	5.52	RD HEADER
7+18	5.52	RD HEADER
7+27	5.52	RD HEADER

PRELIMINARY - NOT FOR CONSTRUCTION

* PROPOSED GRADES ALONG THE EXISTING NOYES BUILDING SHOULD BE SET TO PROVIDE A MINIMUM OF 1.5' BELOW FFE. FFE HAS BEEN SURVEYED BY OWEN HASKELL OUTSIDE OF THE BUILDING. IF THE DATA PROVIDED IN THIS TABLE DOES NOT MATCH ACTUAL FIELD CONDITIONS THE PROPOSED GRADES SHALL BE LOWERED TO PROVIDE THE 1.5' MINIMUM DIFFERENCE AND SLOPE AWAY FROM THE BUILDING AT 2%.

REVISIONS

REV	DATE	DESCRIPTION
5	04.25.16	FINAL SITE PLANS WITH CONDITIONS OF APPROVAL
4	02.17.16	FINAL SITE PLANS WITH CONDITIONS OF APPROVAL
3	12.08.15	REVISED PER COORDINATION WITH LANDSCAPE ARCHITECT
2	11.09.15	SUBMITTED TO CITY IN COMPLIANCE WITH CONDITION OF APPROVAL
1	11.14.14	FINAL LEVEL III SUBMISSION TO CITY OF PORTLAND

PROJECT
midtown
PORTLAND, MAINE

SHEET TITLE
PROPOSED SPOT GRADES FOR WEST SIDE SOMERSET STREET

CLIENT
FEDEQ DV001, LLC

DATE
OCTOBER 2014

SCALE
1" = 10'

JOB NO.
195350127

FILE NAME
3062-GRADE

SHEET
C-3.4

FST
FAY, SPOFFORD & THORNDIKE
ENGINEERS • PLANNERS • SCIENTISTS
778 MAIN ST, SUITE 8, SOUTH PORTLAND, ME 04106
FORMERLY DELUCA-HOFFMAN ASSOCIATES

DRAWN: LA
DESIGNED: BEK
CHECKED: SRB
DATE: OCTOBER 2014
SCALE: 1" = 10'
JOB NO.: 195350127
FILE NAME: 3062-GRADE
SHEET: C-3.4