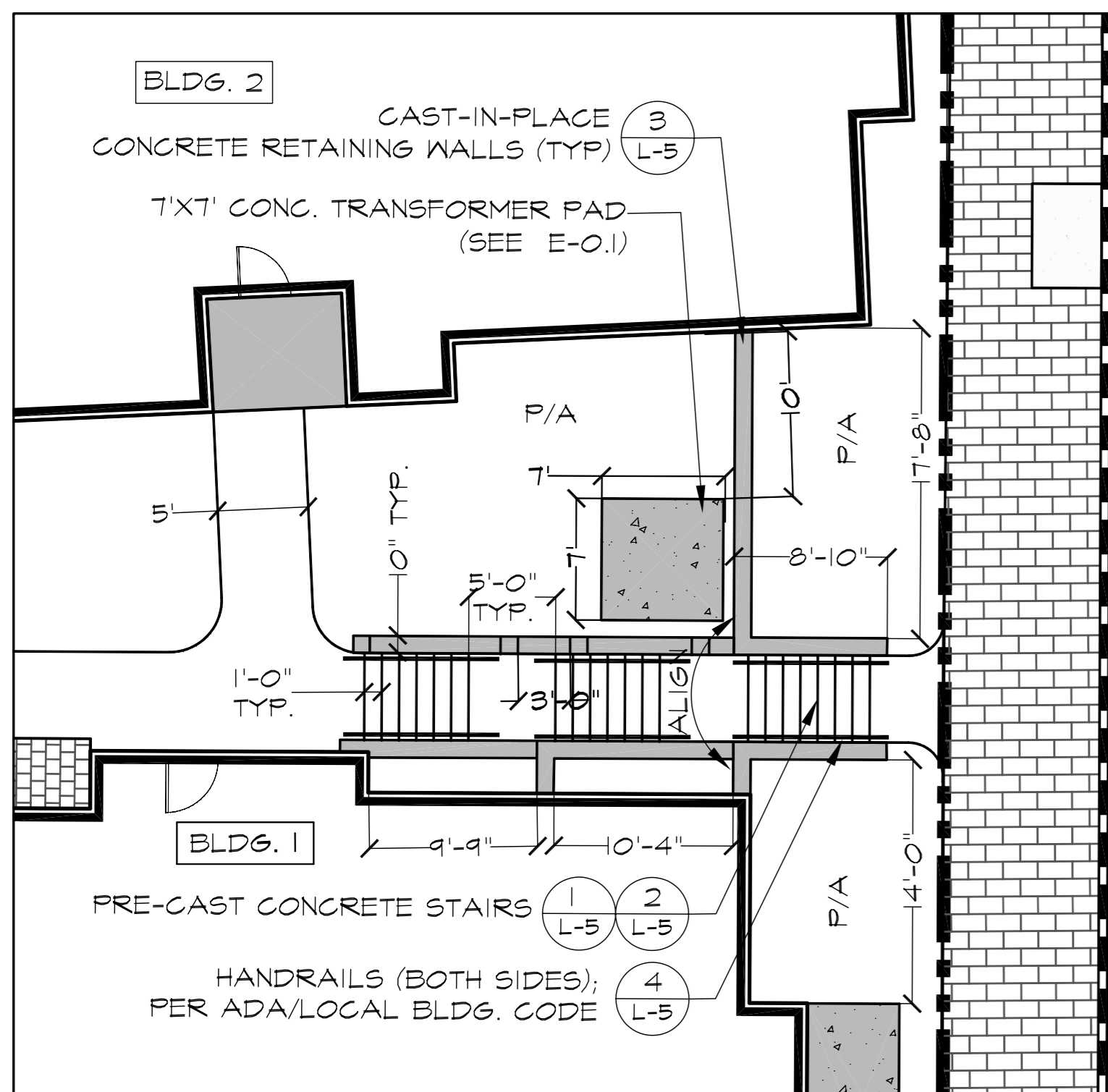


INSET A (Corner of Pearl & Oxford Streets)

SCALE: 1/8"=1'-0"



INSET B Stairs/Walls (Between Bldg. 1 & 2)

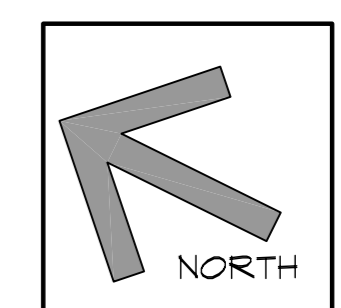
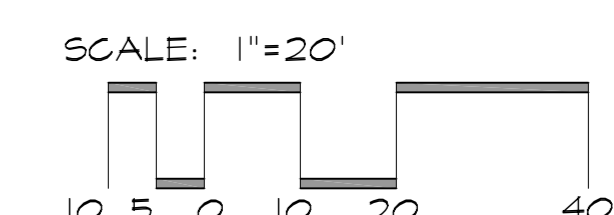
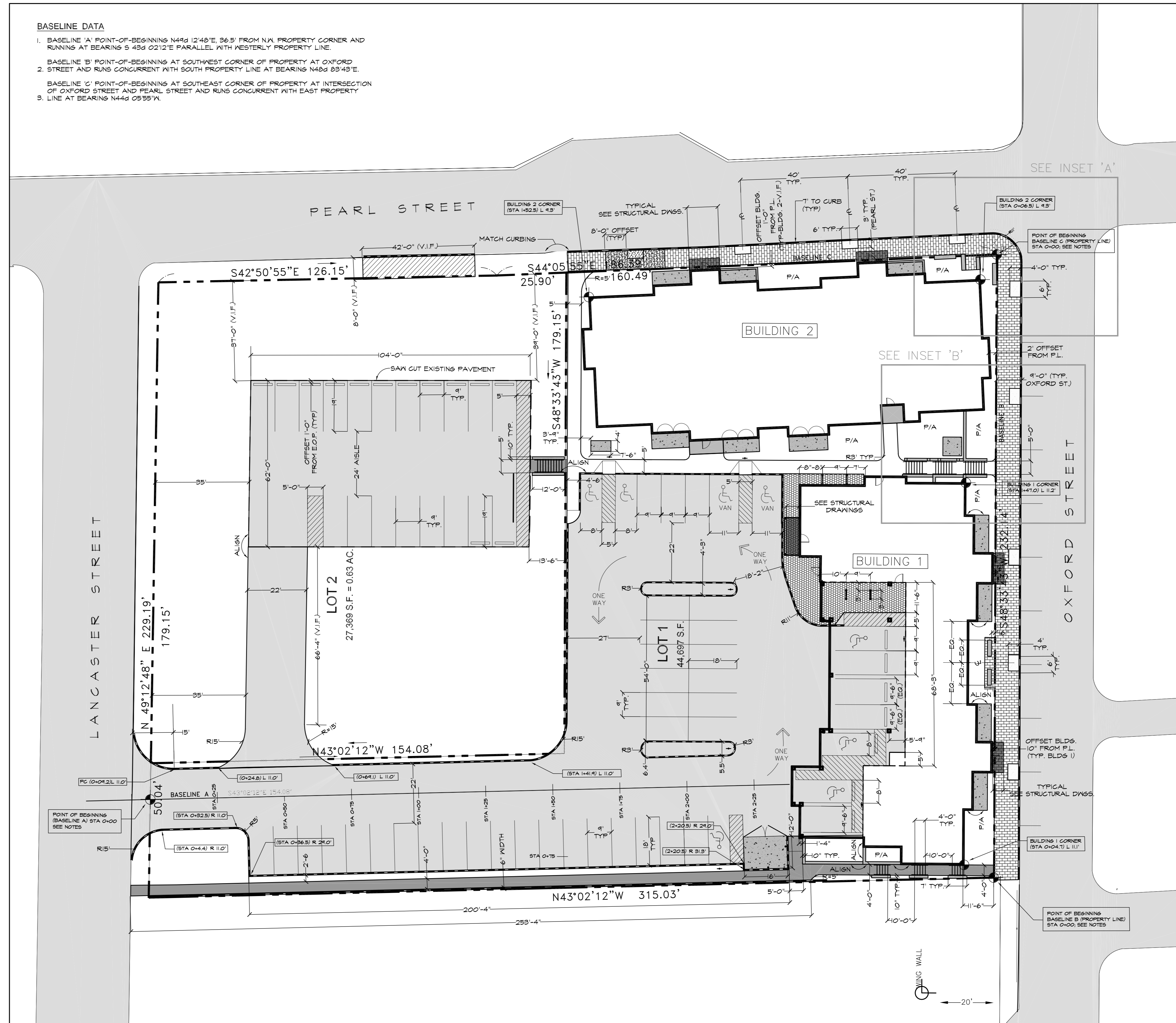
SCALE: 1/8"=1'-0"

GENERAL NOTES

1. LOCATIONS OF UTILITIES ARE APPROXIMATE.
2. CONTRACTOR SHALL HAVE ALL UTILITIES LOCATED AND MARKED PRIOR TO THE START OF CONSTRUCTION
3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL SECURE A STREET OPENING PERMIT FROM THE PORTLAND PUBLIC WORKS DEPARTMENT.
4. PROPERTY MARKERS AND STREET LINE MONUMENTS SHALL BE PROPERLY PROTECTED AND SHALL NOT BE DISTURBED. IF DISTURBED, THEY SHALL BE REPLACED BY A LICENSED SURVEYOR AT THE CONTRACTOR'S EXPENSE.
5. ALL CATCH BASINS, MANHOLES, CONNECTIONS, AND OUTLET PIPING SHALL BE CLEANED AND LEFT IN SATISFACTORY OPERATING CONDITION AFTER CONSTRUCTION HAS BEEN COMPLETED. NO SEPARATE PAYMENT WILL BE MADE FOR THIS WORK.
6. ALL LAWN AREAS, WALKWAYS, AND DRIVEWAYS OUTSIDE THE WORK AREA DAMAGED BY THE CONTRACTOR, SHALL BE REPAIRED BY THE CONTRACTOR AT NO EXPENSE TO THE OWNER.
7. EXISTING PAVEMENT SHALL BE SAWN CUT AND BUTTED TO THE NEW PAVEMENT. NO FEATHERING OF PAVEMENT WILL BE PERMITTED.
8. EXISTING DRAINAGE STRUCTURES SHALL NOT BE DISTURBED UNLESS OTHERWISE NOTED.

BASELINE DATA

1. BASELINE 'A' POINT-OF-BEGINNING N49d 12'48" E, 36.5' FROM N.W. PROPERTY CORNER AND RUNNING AT BEARING S 43d 02'12" E PARALLEL WITH WESTERLY PROPERTY LINE.
2. BASELINE 'B' POINT-OF-BEGINNING AT SOUTHWEST CORNER OF PROPERTY AT OXFORD STREET AND RUNS CONCURRENT WITH SOUTH PROPERTY LINE AT BEARING N48d 83'43" E.
3. BASELINE 'C' POINT-OF-BEGINNING AT SOUTHEAST CORNER OF PROPERTY AT INTERSECTION OF OXFORD STREET AND PEARL STREET AND RUNS CONCURRENT WITH EAST PROPERTY LINE AT BEARING N44d 05'55" W.



BID SET - NOT FOR CONSTRUCTION



# Pearl Place Building 1 & 2 Portland, Maine

- Developer  
Avesta Pearl Street One, L.P.
- Architect  
Winton Scott Architects
- Landscape Architect  
Carroll Associates
- Civil  
Gorrill Palmer Consulting Engineers
- Structural  
Becker Structural
- Mechanical / Plumbing  
Mechanical Systems Engineers
- Electrical  
Bartlett Designs

BUILDINGS 1 & 2  
SITE LAYOUT PLAN

**L-2.1**

Scale: 1" = 20'-0"

September 1, 2006