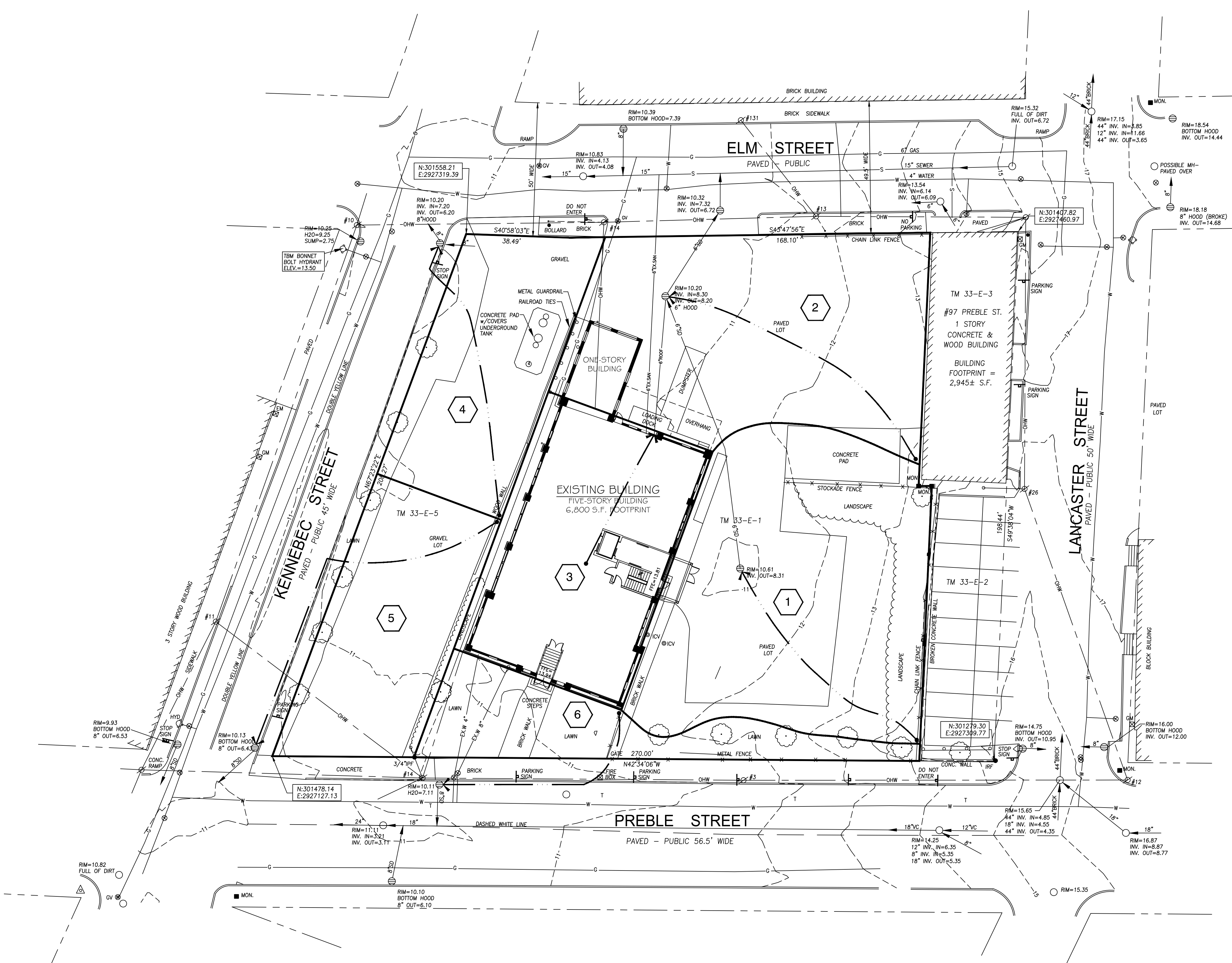


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**GENERAL NOTES**

1. SITE AREA: 40,806 S.F. OR 0.93 ACRE
2. APPLICANT: SCHLOTTERBECK BLOCK, LLC  
77 SPRUCE STREET  
PORTLAND, MAINE 04101
3. RECORD OWNER: J.B. BROWN & SONS  
482 CONGRESS STREET  
P.O. BOX 207  
PORTLAND, MAINE 04112
4. LOT DATA: TAX MAP 33, BLOCK E, LOT 1  
C.C.R.D BOOK 26354, PAGE 3 1 2  
AREA: 30,492 S.F.  
  
TAX MAP 33, BLOCK E, LOT 5  
C.C.R.D BOOK 26354, PAGE 3 1 4  
AREA: 10,314 S.F.
5. BEARINGS ARE BASED ON MAINE STATE PLAN COORDINATE SYSTEM MAINE WEST NAD 83, BASED ON CITY POINT 55 N:301742.42 E: 2927203.68 AND POINT 59 N:301442.06 E:2927035.61 FROM PLAN REFERENCE 1.
6. ELEVATIONS BASED ON NGVD 1929. CITY BENCHMARK TBM 307 PLAN REFERENCE 1. MDOOT DISK 1612-(1)-10 1983" IN CONCRETE BASE OF LIGHT POLE AT NORTHEAST CORNER ELM/SOMERSET ELEV. = 9.02.

**PLAN REFERENCES**

1. ELM STREET, STREET LINE RETRACEMENT PLAN, SOMERSET STREET TO LANCASTER STREET, CITY OF PORTLAND, MAINE PUBLIC SERVICES DEPARTMENT ENGINEERING DIVISION DATED OCT. 16, 2012.
2. BAYSIDE TRAIL SOMERSET STREET EXTENTION, ELM STREET TO KENNEBEC STREET, CITY OF PORTLAND, MAINE PUBLIC SERVICES DEPARTMENT ENGINEERING DIVISION DATED JULY 3, 2012.
3. ALTA/ACSM LAND TITLE SURVEY ON PREBLE STREET, LANCASTER STREET EAST, ELM STREET & OXFORD STREET, PORTLAND, MAINE MADE FOR BAYSIDE I, LLC JAN. 26, 2000 BY OWEN HASKELL, INC. RECORDED IN PLAN BOOK 200 PAGE 40.

**UTILITIES 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.

**DRAINAGE LEGEND**

- WATERSHED AREA
- WATERSHED DIVIDE
- TIME OF CONCENTRATION (TC) PATH

**LEGEND**

- PROPERTY LINE
- IRON PIPE OR ROD FOUND
- MONUMENT FOUND
- UTILITY POLE
- MANHOLE
- ELECTRIC/GAS METER
- SIGN
- CATCH BASIN
- HYDRANT
- WATER VALVE
- LIGHT POLE
- FENCE
- GRANITE CURB
- OVERHEAD WIRES
- WATER LINE
- GAS LINE
- TELEPHONE
- STORM DRAIN
- SANITARY SEWER
- 1' CONTOUR

**CITY OF PORTLAND**  
**APPROVED SITE PLAN**  
Subject to Conditions of Approval  
and Standard Conditions

DATE OF APPROVAL 12.15.2015  
PLANNER Shukria Wiar  
PROJECT NO. 2015-174

Prepared For:  
Owner and Applicant:  
**SCHLOTTERBECK BLOCK L.L.C.**  
77 Spruce Street  
Portland, Maine 04101  
Tel.: 207-650-8979

Prepared By:  
**MITCHELL & ASSOCIATES**  
Landscape Architects  
70 Center Street  
Portland, Maine 04101  
Tel.: 207-774-4427

**GODUTI-THOMAS ARCHITECTS**  
44 Oak Street #2  
Portland, Maine 04101  
Phone: 207-775-3184

**The Schlotterbeck Block**  
Portland, Maine  
117 Preble Street

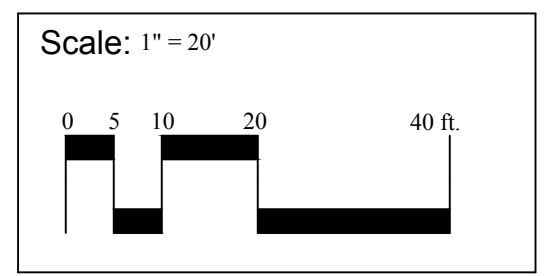
Date: SEPTEMBER 29, 2015

Issued For:

Revisions:

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Title: **PRE-DEVELOPMENT STORMWATER PLAN**



North:

Sheet No.: **SW-1**