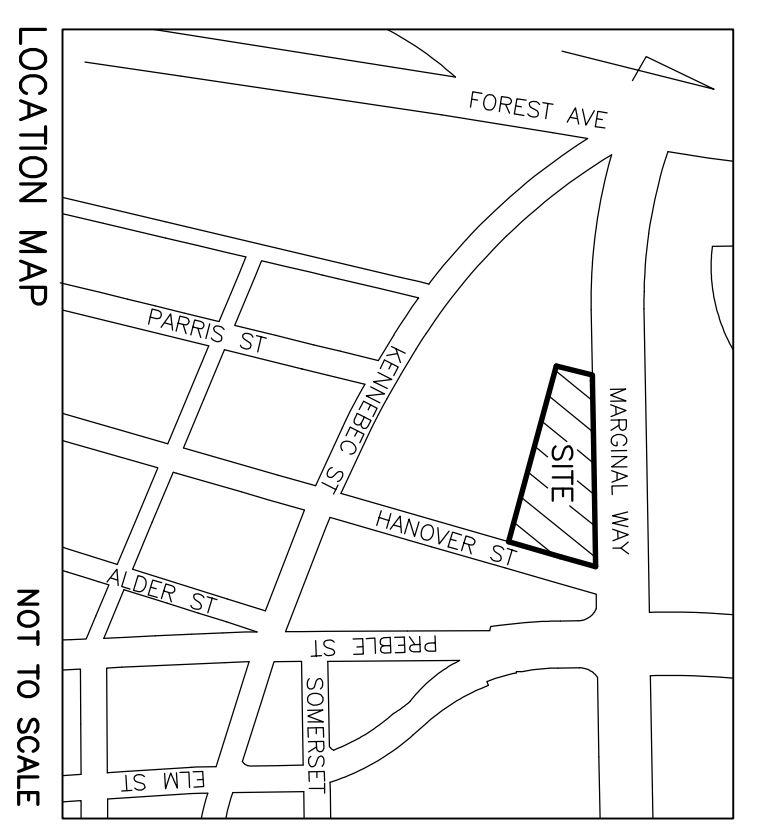
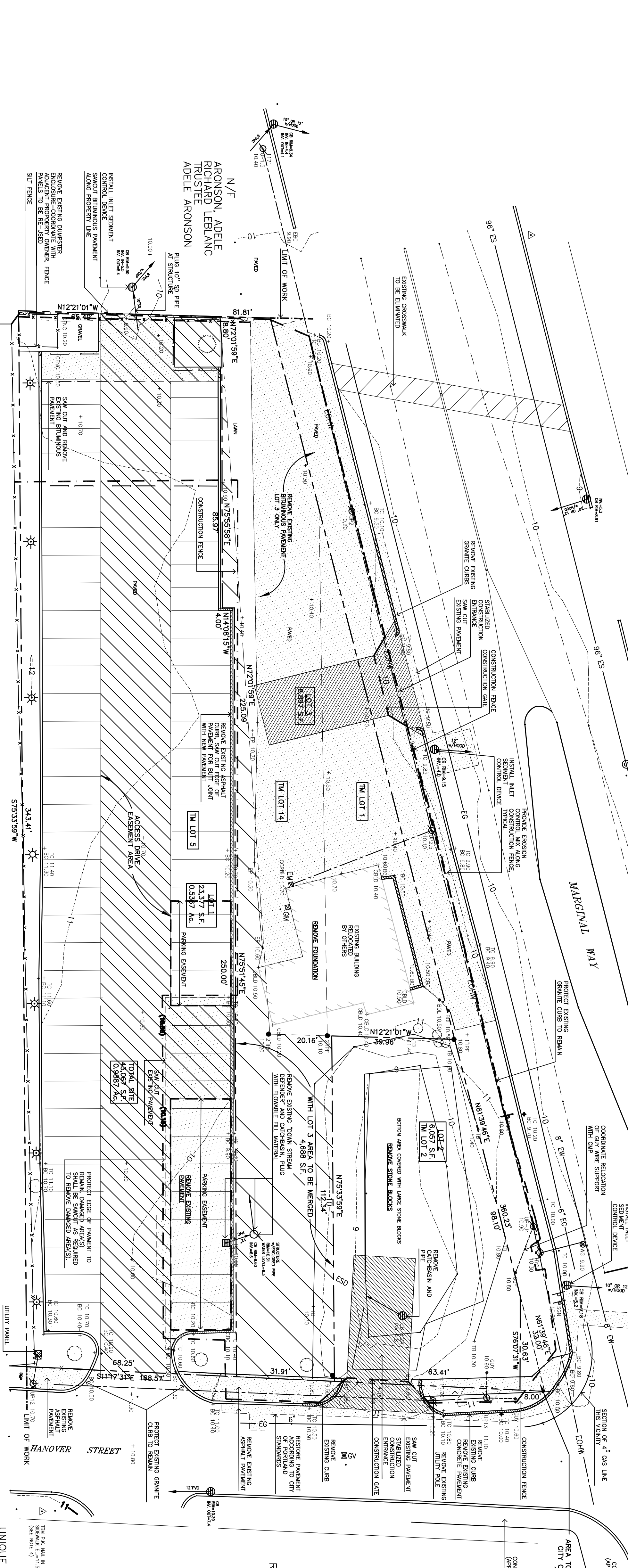


- STABILIZED CONSTRUCTION ENTRANCE SPECIFICATIONS:
1. STONE SIZE: APPROX. DESIGNATION M.4.3, SIZE NO. 2 (2.5" TO 1.5"). USE CRUSHED STONE.
 2. LENGTH: AS EFFECTIVE, BUT NOT LESS THAN 50 FEET.
 3. THICKNESS: NOT LESS THAN EIGHT (8) INCHES.
 4. INSTALLATION: THE ENTRANCE SHALL BE INSTALLED ON A FIRM, UNDISTURBED SUBGRADE.
 5. WASHING: WHEN NECESSARY, WHEELS SHALL BE CLEARED TO REMOVE SEDIMENT PRIOR TO ENTRANCE ONTO PUBLIC RIGHT-OF-WAY. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE.
 6. SEDIMENT SHALL BE PREVENTED FROM ENTERING ANY STORM DRAIN, DITCH, OR WATERCOURSE THROUGH THE USE OF SAND BAGS, GRAVEL, BOARDS OR OTHER APPROVED METHODS.
 7. TRUCKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAY IS PROHIBITED. ANY SEDIMENT THAT IS TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED IMMEDIATELY.

STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE



Prepared For:
APPLICANT:
BAYSIDE VENTURES, LLC
 250 Commercial Street
 Portland, Maine 04101

Prepared By:
MITCHELL & ASSOCIATES
 70 Center Street
 Portland, Maine 04101
 Tel: (207) 774-4627

MULTI-TENANT OFFICE BUILDING

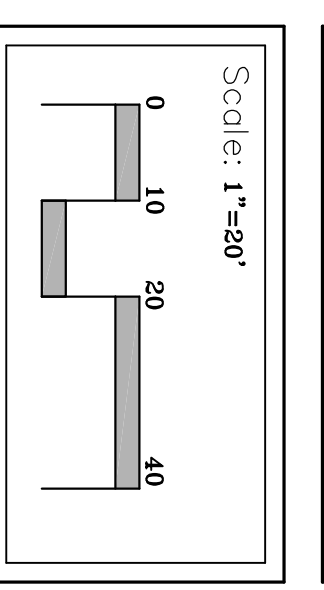
63 Marginal Way Portland, Maine

Date: **JUNE 30, 2005**

Revisions:
 AUG. 1, 2005: ENGINEER REVIEW
 AUG. 30, 2005: STAFF REVIEW
 NOV. 1, 2005: STAFF REVIEW
 NOV. 1, 2005: CONDITIONS OF APPROVAL

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Title:
EXISTING CONDITIONS AND DEMOLITION PLAN



ISSUED FOR PERMITTING
 1/11/2005

SURVEY NOTES:

1. OWNERS OF RECORD:
 TM 34 BLOCK C, LOT 2 CITY OF PORTLAND
 TM 34 BLOCK C, LOTS 1 AND 14 ATL HOLDINGS LLC
 BOOK 21420 PAGE 267
 TM 34 BLOCK C, LOT 5 ATLANTIC BAYSIDE SQUARE LLC
 BOOK 16893 PAGE 300
2. PARCELS ARE SHOWN AS LOTS 1, 2, 5 AND 14, BLOCK C, ON THE CITY OF PORTLAND ASSESSORS' MAP 34.
3. BEARINGS ARE BASED ON PLAN REFERENCE 1 (MAGNETIC 2000).
4. ELEVATIONS ARE BASED ON NGVD 1929 PER PLAN REFERENCE 4.
5. SAID DESCRIBED PROPERTY IS LOCATED WITHIN AN AREA HAVE A URBAN DESIGNATION OF C BY THE SECRETARY OF HOUSING AND COMMUNITY DEVELOPMENT. ON FLOOD INSURANCE RATE MAP NO. 0013 B, NUMBER 23005 OF THE CUMBERLAND COUNTY, STATE OF MAINE WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED.
6. EXISTING CONDITIONS INFORMATION TAKEN FROM AN ON THE GROUND FIELD SURVEY PREPARED BY OWEN HASKELL, L.L.C., PROFESSIONAL LAND SURVEYORS.

PLAN REFERENCES:

1. STANDARD BOUNDARY SURVEY HANOVER STREET PORTLAND, MAINE CUMBERLAND COUNTY STATE OF MAINE FOR ALPINE REALTY CORPORATION DATED 2-25-0 BY LEWIS AND WISNIA, INC. RECORDED IN PLAN BOOK 200 PAGE 148.
2. MAINE STATE HIGHWAY COMMISSION RIGHT OF WAY MAP STATE HIGHWAY 295 DATED JAN 1967 S.H.C. FILE NO. 3-185.
3. STANDARD BOUNDARY SURVEY SALT SHED LOT CITY OF PORTLAND PUBLIC WORKS DEPT. DATED MARCH 23, 1999 REVISED JULY 10, 2000.
4. SITE PLAN OF GORHAM SAVINGS BANK 71 MARGINAL WAY PORTLAND, MAINE FOR GORHAM SAVINGS BANK DATED 3-25-03 BY SEBAGO TECHINCS.

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.

CERTIFICATION:

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.

DATE _____ WILLIAM C. SHIPPEN, PLS #2118

LEGEND

EXISTING	EXISTING
PROPERTY LINE	SIGN
IRON PIPE/ROD FOUND	CONTOUR
UTILITY POLE	ELECTRIC METER
LIGHT FIXTURE	CONC CURB STOPS
MANHOLE	EXISTING CURB TO BE REMOVED
VALVE	EXISTING PAVEMENT TO BE REMOVED
CATCH BASIN	DECIDUOUS TREE/SHRUB TO BE REMOVED
FIRE HYDRANT	EMERGENCY TREE/SHRUB TO BE REMOVED
WATER	CONSTRUCTION FENCE
OVERHEAD UTILITY WIRE	SILT FENCE
SANITARY SEWER	
STORM DRAIN	
GAS	
CURBING	
CHAINLINK FENCE	