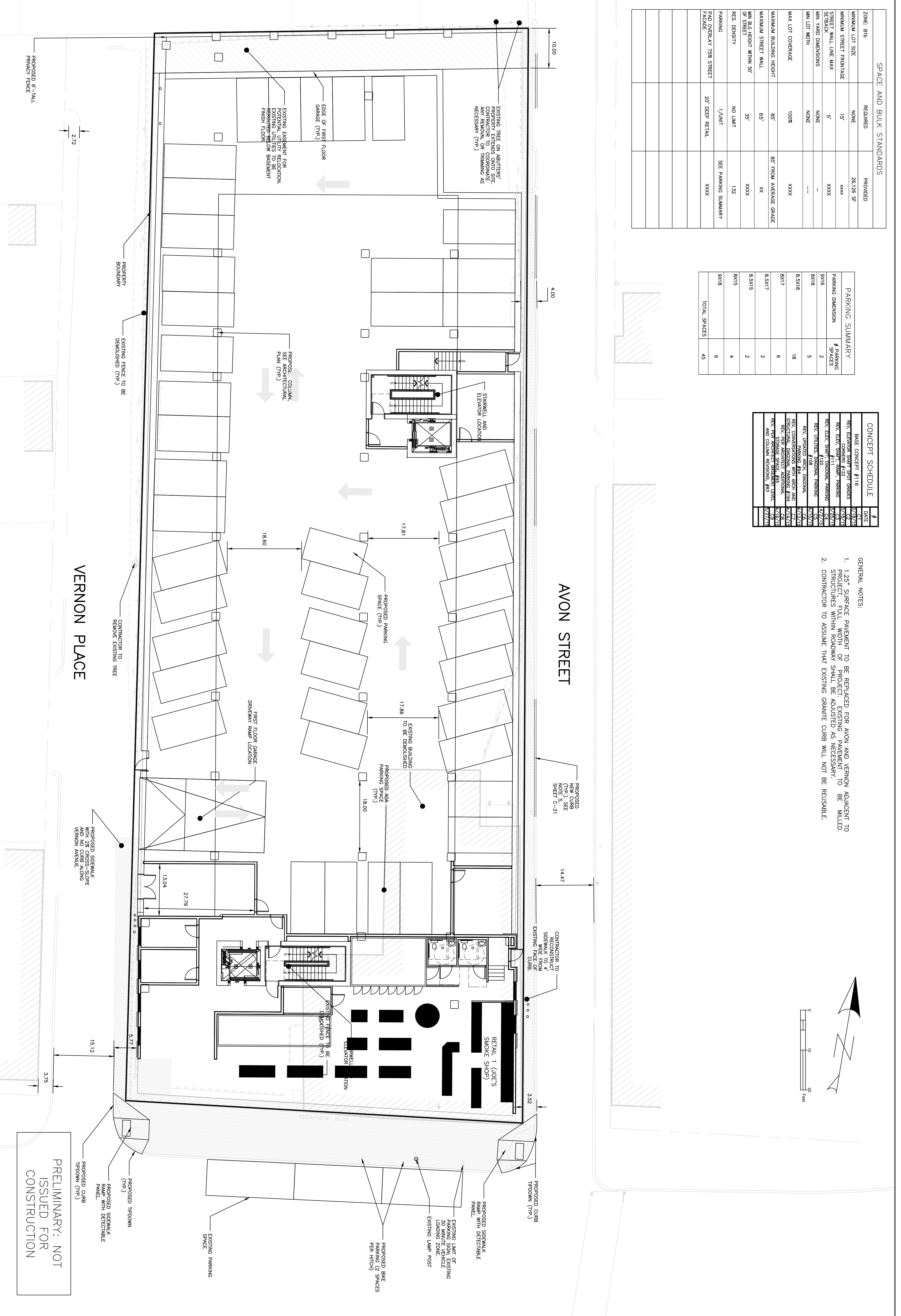


SPACE AND BULK STANDARDS		
ZONE, B1B	REQUIRED	PROVIDED
MINIMUM LOT SIZE	NONE	28,128 SF
MINIMUM STREET FRONTAGE	15'	XXXX
STREET WALL LINE MAX SETBACK	5'	XXXX
MIN YARD DIMENSIONS	NONE	--
MIN LOT WIDTH	NONE	--
MAX LOT COVERAGE	100%	XXXX
MAXIMUM BUILDING HEIGHT	85'	85' FROM AVERAGE GRADE
MAXIMUM STREET WALL	65'	XX
MIN B.C HEIGHT WITHIN 50' OF STREET	35'	XXXX
RES. DENSITY	NO LIMIT	132
PARKING	1/UNIT	SEE PARKING SUMMARY
PAD OVERLAY 75% STREET FACADE	20' DEEP RETAIL	XXXX

PARKING SUMMARY		
PARKING DIMENSION	# PARKING SPACES	
8'X16	2	
8'X18	5	
8'X18	18	
8'X17	6	
8'X17	2	
8'X15	2	
8'X15	4	
8'X18	6	
TOTAL SPACES	45	

CONCEPT SCHEDULE		
#	DATE	DESCRIPTION
1	3/7/15	BASE CONCEPT #118
2	3/27/15	REV. ELEVATOR SHAFT 250' GARAGE
3	3/27/15	REV. ELEV. SHAFT, 60MP, PARKING #111
4	3/27/15	REV. ELEV. SHAFT, 120' GARAGE, PARKING #111
5	3/27/15	REV. UTILITIES, GARAGE, PARKING #108
6	3/10/15	REV. UPDATED ARCH. DIAGRAM
7	2/18/15	REV. CONVERSATIONS WITH ARCH AND STRUCTURAL, GARAGE, PARKING #194
8	2/18/15	REV. STORAGE SPACE #95
9	2/18/15	REV. THE ARCHITECT BACKSHEET LEVEL AND COLUMN REVISIONS, #83

- GENERAL NOTES:
1. 1.25" SURFACE PAVEMENT TO BE REPLACED FOR AVON AND VERNON ADJACENT TO PROJECT. FULL WIDTH OF PROJECT. EXISTING PAVEMENT TO BE MILLED. STRUCTURES WITHIN ROADWAY SHALL BE ADJUSTED AS NECESSARY.
 2. CONTRACTOR TO ASSUME THAT EXISTING GRANITE CURB WILL NOT BE REUSABLE.



PRELIMINARY: NOT ISSUED FOR CONSTRUCTION

FILE: 1060_CONGRESS
DATE: 4/6/2015
JN: 1060
SCALE: 1"=10'
DESIGNED BY: MAG
DRAWN BY: MAG
CHECKED BY: WHS

ACORN ENGINEERING, INC.
 154 YORK STREET, PORTLAND MAINE 04101
 (207) 775-2655

THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM ACORN ENGINEERING, INC. ANY ALTERATIONS, AUTHORIZED OR OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO ACORN ENGINEERING, INC.

DRAWING NAME: **SITE PLAN: FIRST FLOOR**
 PROJECT NAME: **667 CONGRESS STREET REDEVELOPMENT**
 CLIENT: **REDFERN PROPERTIES, LLC.**
 P.O. BOX 8616 PORTLAND, MAINE, 04104

ISSUED FOR	DATE	BY
REVISION	DATE	REV.

DRAWING NO. **C-11**