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. DUE TO OSHA CONFINED SPACE REQUIREMENTS, ALL INVERTS AND PIPE SIZES MUST BE VERIFIED PRIOR TO ANY CONSTRUCTION.

CITY DATUM NOTE

COORDINATES AND ELEVATIONS ARE BASED ON CITY DATUM PER PLAN REF. 4, UTILIZING THE FOLLOWING CITY CONTROL POINTS:

T-124-24-1199 — 3' OFFSET MONUMENT AT THE EASTERLY CORNER OF OF PINE AND BRACKETT STREETS
N 298187.54
E 2925877.14
EL. 139.40

T-104-49-13 — 3' OFFSET MONUMENT AT THE NORTHEASTERLY CORNER OF CLARK AND PINE STREETS
N 297931.63
E 2925684.28

SCALE : 1" = 10'
0' 5' 10' 20'

LOCATION MAP

N.T.S.

LEGEND

- IRON PIPE OR ROD FOUND
- UTILITY POLE
- MANHOLE
- EM/GM — ELECTRIC/GAS METER
- SIGN
- CATCH BASIN
- HYDRANT
- WATER VALVE OR SHUTOFF
- LIGHT POLE
- DECIDUOUS TREE
- FENCE
- CURB
- OHW — OVERHEAD WIRES
- E — UNDERGROUND POWER
- W — WATER LINE
- G — GAS LINE
- T — TELEPHONE
- SD — STORM DRAIN
- SS — SANITARY SEWER
- 100 — 1' CONTOUR
- IPF/IRF — IRON PIPE OR ROD FOUND
- N/F — NOW OR FORMERLY
- 000/000 — DEED BOOK / PAGE
- L/S — LANDSCAPED AREA

PLAN REFERENCES

1. CONDOMINIUM SITE PLAN "NINETEEN WEST STREET OFFICE CONDOMINIUM" RECORDED IN PLAN BOOK 191 PAGE 153.

2. "STANDARD BOUNDARY SURVEY OF LANDS LOCATED ON WEST STREET AND CARLETON STREET, CITY OF PORTLAND, COUNTY OF CUMBERLAND, STATE OF MAINE PLAN FOR WEST STREET MEDICAL ASSOCIATES 08/02/95 PREPARED BY LEWIS & WASINA, INC."

3. "BOUNDARY SURVEY ON CARLETON STREET, PORTLAND, MAINE MADE FOR RONALD MCDONALD HOUSE" OCTOBER 9, 2009 BY OWEN HASKELL, INC. OHI FILE #2009-127P.

4. "ALTA/NSPS LAND TITLE SURVEY, 17 CARLETON STREET, PORTLAND, CUMBERLAND COUNTY MADE FOR RECORD OWNER AVESTA HOUSING DEVELOPMENT CORPORATION," BY OWEN HASKELL, INC., DATED AUGUST 23, 2016 AND REVISED SEPTEMBER 27, 2016. OHI FILE #2015-326P.

GENERAL NOTES

1. OWNER OF RECORD: MAINE MEDICAL CENTER
(NINETEEN WEST STREET OFFICE CONDOMINIUM)
TAX MAP 55 BLOCK B LOT 13
C.C.R.D. BOOK 22473 PAGE 287
DECLARATION: BOOK 9761 PAGE 53

RONALD MCDONALD HOUSE OF PORTLAND
TAX MAP 55 BLOCK B LOT 5
C.C.R.D. 24968 PAGE 141

2. BEARINGS ARE BASED ON STATE PLANE COORDINATE SYSTEM, MAINE WEST ZONE, NAD 83.

3. ELEVATIONS ARE BASED ON CITY DATUM.

4. PROPERTY LINES ARE TAKEN FROM PLAN REFERENCE 3.

CERTIFICATE

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.

SAMUEL D. GLIDDEN, PLS #2520

10/1/2018
DATE

STATE OF MAINE
SAMUEL D. GLIDDEN
2520
PROFESSIONAL LAND SURVEYOR

Boundary & Topographic Survey
at
#59-61 Carleton Street, Portland, Maine
Made for
Scott Simons Architects
75 York Street, Portland, Maine 04101

OWEN HASKELL, INC.
PROFESSIONAL LAND SURVEYORS
390 U.S. ROUTE ONE, UNIT 10, FALMOUTH, MAINE 04105

DRAWN BY: SDG / JLW	DATE: OCT. 1, 2018	JOB NO. 2018-226P	
CHECKED BY: SDG	SCALE: 1" = 10'	DRWG. NO. 1	