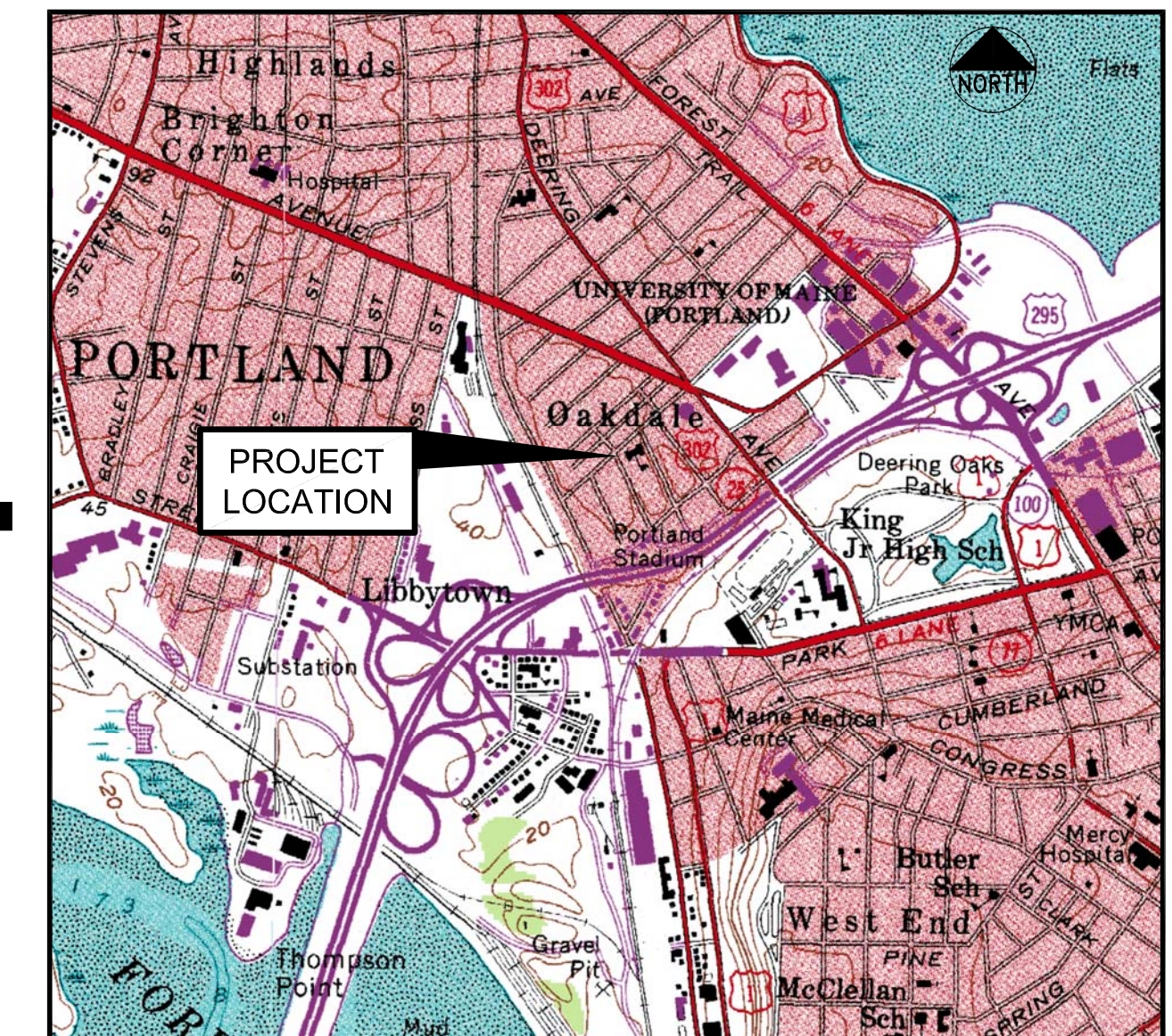


SITE DEVELOPMENT PLANS FOR NATHAN CLIFFORD SCHOOL PORTLAND, MAINE DECEMBER 2013 CONSTRUCTION DOCUMENTS



LOCATION MAP
N.T.S.

OWNER **TAX MAP-BLOCK-LOT (ADDRESS)**

(AS OF 12.13.13)
CITY OF PORTLAND TAX MAP 066A, LOTS A001, A005, A006, A007,
389 CONGRESS STREET A008, A011 AND A012
PORTLAND, MAINE 04101

CURRENT APPLICANT

DEVELOPER'S COLLABORATIVE PREDEVELOPMENT, LLC
17 CHESTNUT STREET
PORTLAND, MAINE 04101

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- C-1.0 COVER SHEET
- C-1.1 GENERAL NOTES AND LEGEND
- C-2.0 EXISTING CONDITIONS PLAN
- C-2.1 DEMOLITION PLAN
- C-3.0 SITE LAYOUT AND UTILITY PLAN
- C-4.0 GRADING AND DRAINAGE PLAN
- C-5.0 LANDSCAPE PLAN
- C-7.0 DETAILS
- C-7.1 DETAILS
- C-7.2 DETAILS

UTILITIES

- WATER:**
PORTLAND WATER DISTRICT
22 DOUGLAS STREET
P.O. BOX 3553
PORTLAND, MAINE 04104
207.761.8310
CONTACT: RICO SPUGNARDI
- SEWER / STREETS:**
CITY OF PORTLAND
PUBLIC SERVICES DIVISION
55 PORTLAND STREET
PORTLAND, MAINE 04102
207.874.8850
CONTACT: DAVID MARGOLIS-PINEO, DEPUTY CITY ENGINEER
- ELECTRIC:**
CENTRAL MAINE POWER
162 CANCO ROAD
PORTLAND, MAINE 04103
207.842.2367
CONTACT: JAMIE COUGH/PAUL DUPERRE
- TELEPHONE:**
FAIRPOINT COMMUNICATIONS
5 DAVIS HILL FARM ROAD
PORTLAND, MAINE 04103
207.797.1119
CONTACT: SUE SERRETTE
- NATURAL GAS:**
NORTHERN UTILITIES
1075 FOREST AVENUE
PORTLAND, MAINE 04103
207.797.8002, EXT. 6220
CONTACT: MIKE SMITH
OR
BRAD BUZZELL
252.0907 (CELL)

DIG SAFE:
CALL BEFORE YOU DIG
888.344.7233

PERMITS / APPROVALS

- TYPE:**
- LOCAL**
- SITE PLAN/SUBDIVISION APPROVAL:**
- CITY OF PORTLAND PLANNING AUTHORITY
CITY HALL, CONGRESS STREET
PORTLAND, MAINE 04103
207.874.8722
CONTACT: WILLIAM NEEDELMAN
- BUILDING PERMIT:**
- CITY OF PORTLAND CODE ENFORCEMENT OFFICE
CITY HALL, CONGRESS STREET
PORTLAND, MAINE 04103
207.874.8900
- CONDITIONAL USE APPROVAL:**
- CITY OF PORTLAND ZONING BOARD OF APPEALS
CITY HALL, CONGRESS STREET
PORTLAND, MAINE 04103
207.874.8705
CONTACT: MARGE SCHMUCKAL, ZONING ADMINISTRATOR
- HOUSING AND COMMUNITY DEVELOPMENT/CITY COUNCIL LAND SALE AGREEMENT:**
- CITY OF PORTLAND CITY COUNCIL
CITY HALL, CONGRESS STREET
PORTLAND, MAINE 04103
207.874.8683
ATTN: GREG MITCHELL
- HISTORIC CONSERVATION APPROVAL:**
- CITY OF PORTLAND; HISTORIC PRESERVATION PROGRAM
CITY HALL, CONGRESS STREET - 4TH FLOOR
PORTLAND, MAINE 04103
207.874.8726
ATTN: DEB ANDREWS, PROGRAM MANAGER
- UTILITY / STREET OPENING PERMITS:**
- CITY OF PORTLAND PUBLIC SERVICES DIVISION
55 PORTLAND STREET
PORTLAND, ME 04102
ATTN: CAROL MERRITT
207.874.8801

- STATUS/DATE ISSUED:**
- PRELIMINARY SUBMISSION 10.01.13
FINAL SUBMISSION 11.05.13
FINAL APPROVAL 11.26.13
- TO BE FILED BY BUILDING CONTRACTOR
- APPROVED 11.04.13
- PENDING - TENTATIVE CLOSING AND TRANSFER TO NATHAN CLIFFORD LLC ON 12.19.13
- APPROVAL 11.20.13
- TO BE FILED PRIOR TO CONSTRUCTION

CONSULTANT LIST

- CIVIL ENGINEER:**
Fay Spofford Thorndike, Inc.
778 MAIN STREET, SUITE 8
SOUTH PORTLAND, MAINE 04106
207.775.1121
CONTACT: STEPHEN BUSHEY
sbushy@fstinc.com
- ARCHITECT:**
Archetype Architects
48 UNION WHARF
PORTLAND, MAINE 04101
207.772.6022
ATTN: DAVID LLOYD
www.archetype-architects.com
- SURVEYOR:**
Owen Haskell, Inc.
390 US ROUTE 1, UNIT 10
FALMOUTH, MAINE 04105
207.774.0424
- ELECTRICAL ENGINEER:**
Bartlett Design
942 WASHINGTON STREET
BATH, MAINE 04530
207.443.5447
ATTN: LARRY BARTLETT
- LANDSCAPE ARCHITECT:**
Anthony Muench, Landscape Architect
94 COMMERCIAL STREET
PORTLAND, MAINE 04101
207.761.6621
- ENVIRONMENTAL CONSULTANT:**
Ransom Consulting, Inc.
400 COMMERCIAL STREET, SUITE 404
PORTLAND, MAINE 04101
207.772.2891

I HEREBY ACKNOWLEDGE THAT THESE PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECT SUPERVISION, AND THAT I AM A DULY REGISTERED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MAINE AND THAT I AM COMPETENT TO PREPARE THIS DOCUMENT.

ENGINEERS
FST
FAY, SPOFFORD & THORNDIKE, INC.
ENGINEERS · PLANNERS · SCIENTISTS
5 BURLINGTON WOODS, BURLINGTON, MA 01803

Prepared For: DEVELOPERS COLLABORATIVE PREDEVELOPMENT L.L.C.	Project: NATHAN CLIFFORD SCHOOL REDEVELOPMENT	Revisions: 12.20.13 - RELEASED FOR BIDS 11.19.13 - FINAL PLAN SUBMISSION 11.12.13 - FINAL PLAN SUBMISSION 11.05.13 - FINAL PLAN SUBMISSION 10.16.13 - REV. PLAN SUBMISSION 10.01.13 - PRELIMINARY PLAN SUBMISSION TO CITY
17 CHESTNUT STREET PORTLAND, ME 04101	FALMOUTH STREET PORTLAND, MAINE	Date: OCT. 2012
Architect: ARCHETYPE Architects 48 Union Wharf Portland, Maine 04101 (207) 772-6022 Fax (207) 772-4056	Scale: N.T.S.	C-1.0
COVER SHEET		