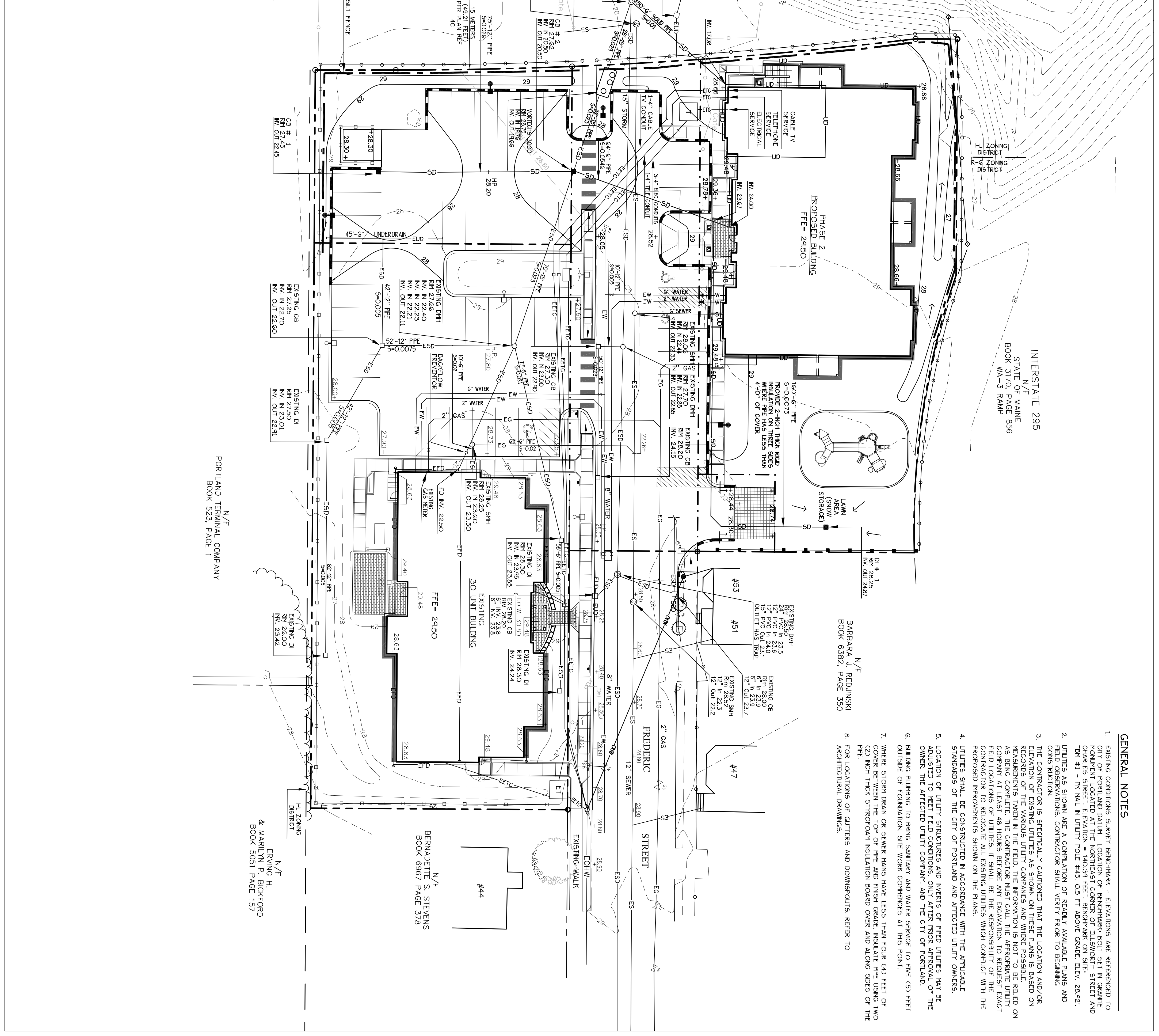


**PRECAST CONCRETE DRAIN INLET**  
NOT TO SCALE

LEGEND	
	EXISTING PROPERTY LINE
	PROPOSED PROPERTY LINE
	EXISTING RON PIPE/ROD FOUND
	PROPOSED RON PIPE/ROD FOUND
	EXISTING GRANITE MONUMENT
	PROPOSED GRANITE MONUMENT
	EXISTING CAPPED REBAR
	PROPOSED CAPPED REBAR
	EXISTING UTILITY POLE
	PROPOSED UTILITY POLE
	EXISTING LIGHT FIXTURE
	PROPOSED LIGHT FIXTURE
	EXISTING MANHOLE
	PROPOSED MANHOLE
	EXISTING CATCH BASIN
	PROPOSED CATCH BASIN
	EXISTING DECIDUOUS TREE/SHUB
	PROPOSED DECIDUOUS TREE/SHUB
	EXISTING EVERGREEN TREE/SHUB
	PROPOSED EVERGREEN TREE/SHUB
	EXISTING TREE LINE
	PROPOSED TREE LINE
	EXISTING CLEARING
	PROPOSED CLEARING
	EXISTING CHAINLINK FENCE
	PROPOSED CHAINLINK FENCE
	EXISTING WOOD FENCE
	PROPOSED WOOD FENCE
	EXISTING GUARD RAIL
	PROPOSED GUARD RAIL
	EXISTING SIGN
	PROPOSED SIGN
	EXISTING CONTOUR
	PROPOSED CONTOUR
	EXISTING SALT FENCE
	PROPOSED SALT FENCE
	EXISTING WATER
	PROPOSED WATER
	EXISTING OVERHEAD UTILITY WIRE
	PROPOSED OVERHEAD UTILITY WIRE
	EXISTING SANITARY SEWER
	PROPOSED SANITARY SEWER
	EXISTING UNDERGROUND ELECTRIC
	PROPOSED UNDERGROUND ELECTRIC
	EXISTING TELEPHONE CABLE
	PROPOSED TELEPHONE CABLE
	EXISTING STORM DRAIN
	PROPOSED STORM DRAIN
	EXISTING GAS
	PROPOSED GAS
	EXISTING UNDERDRAIN
	PROPOSED UNDERDRAIN



- GENERAL NOTES**
- EXISTING CONDITIONS SURVEY BENCHMARK - ELEVATIONS ARE REFERENCED TO CITY OF PORTLAND DATUM. LOCATION OF BENCHMARK BOLT SET IN GRANITE MONUMENT LOCATED AT THE NORTHEAST CORNER OF ELLSWORTH STREET AND CHARLES STREET. ELEVATION = 140.39 FEET BENCHMARK ON STREET AND 109.41 - 109.44 IN UTILITY POLE #45, 0.5 FT ABOVE GRADE. ELEV. 28.92.
  - UTILITIES AS SHOWN ARE A COMPILATION OF READILY AVAILABLE PLANS AND RECORDS. CONTRACTOR SHALL VERIFY FROM TO BEGINNING.
  - THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANIES AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REOBTAIN EXACT LOCATIONS AND DEPTHS. CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.
  - UTILITIES SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE APPLICABLE STANDARDS OF THE CITY OF PORTLAND AND AFFECTED UTILITY OWNERS.
  - LOCATION OF UTILITY STRUCTURES AND INVERTS OF PIPED UTILITIES MAY BE ADJUSTED TO MEET FIELD CONDITIONS, ONLY AFTER PRIOR APPROVAL OF THE OWNER, THE AFFECTED UTILITY COMPANY, AND THE CITY OF PORTLAND.
  - BUILDING PLUMBING TO BRING SANITARY AND WATER SERVICE TO FIVE (5) FEET OUTSIDE OF FOUNDATION. SITE WORK COMMENCES AT THIS POINT.
  - WHERE STORM DRAIN OR SEWER MAINS HAVE LESS THAN FOUR (4) FEET OF COVER BETWEEN THE TOP OF PIPE AND FINISH GRADE INSULATE PIPE USING TWO (2) INCH THICK STYROFOAM INSULATION BOARD OVER AND ALONG SIDES OF THE PIPE.
  - FOR LOCATIONS OF CUTTERS AND DOWNSPOUTS, REFER TO ARCHITECTURAL DRAWINGS.

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# FORE RIVER APARTMENTS

63 Frederic Street  
Portland, Maine

**Date:**  
OCTOBER 26, 2004

**Revisions:**  
DEC 2, 2004: Staff Comments  
DEC 20, 2004: Staff Comments

**Title:**  
GRADING, DRAINAGE  
AND UTILITIES PLAN

Scale: 1" = 20'

North

Sheet No: **3**

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