

LOCATION AND LAYOUT OF EXISTING RESIDENTIAL BUILDING PRIOR TO RECENTLY COMPLETED RENOVATIONS

AS-BUILT LOCATION OF CONCRETE FOUNDATION

### GENERAL NOTES

1) THIS PLAN IS BASED UPON A LIMITED AS-BUILT FIELD SURVEY COMPLETED BY ST.CLAIR ASSOCIATES ON JANUARY 19, 2015. THE PURPOSE OF THE AS-BUILT SURVEY WAS TO LOCATE THE RECENTLY CONSTRUCTED FOUNDATION FOR THE PROPOSED GARAGE ON THE PROPERTY.

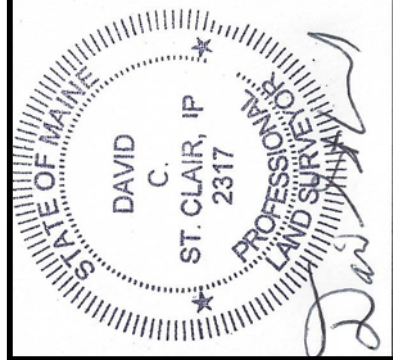
2) PLAN REFERENCES:

A) EXISTING CONDITION SURVEY OF ROSE/KERSHAW PROPERTY BY ST.CLAIR ASSOCIATES.

3) SPACE & BULK REQUIREMENTS:

THE PROPERTY IS LOCATED IN THE IR2 ZONING DISTRICT. THE SPACE AND BULK REQUIREMENTS FOR IR2 ZONING DISTRICT ARE AS FOLLOWS:

MINIMUM LOT SIZE:	20,000 S.F.
MINIMUM STREET FRONTAGE:	10 FEET
MINIMUM FRONT YARD:	25 FEET
MINIMUM REAR YARD:	25 FEET*
MINIMUM SIDE YARD:	20 FEET*
MAXIMUM LOT COVERAGE:	20%



## ST. CLAIR ASSOCIATES

LAND SURVEYING AND CIVIL ENGINEERING

34 Forest Lane  
Cumberland, ME 04021  
Tel (207) 829-5558

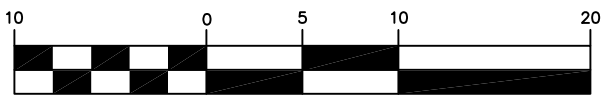
PROJECT NO.	FIELD BOOK	DATE	CHKD	DRAWN
13008	ELECT	1-19-15	DCS	DCS

CENTENNIAL STREET

### LEGEND

EXISTING	DESCRIPTION
	BOUNDARY LINE/R.O.W.
	SETBACK
	IRON PIPE/ROD
	BUILDING
	EDGE OF CONCRETE

### GRAPHIC SCALE



( IN FEET )  
1 inch = 10 ft.

LIMITED AS-BUILT SURVEY

OF: ROSE/KERSHAW PROPERTY

60 CENTENNIAL STREET  
PORTLAND, ME

FOR: 5 CITY POINT ROAD, LLC

95 FRANKLIN STREET #4  
NEW YORK, NY 10013