

Park Danforth Construction Management Plan

The Park Danforth construction project will be managed by a project team located in PC Construction's Portland, Maine, office. Day-to-day project oversight will be conducted by field staff and various support personnel who will be on site throughout the duration of construction.

The project is located at 777 Stevens Ave, Portland ME, and involves the construction of a senior living facility with a below ground parking level and five stories of apartment units and support space. The project also includes a connection from the new building to the existing seven story structure, renovations to one area of the first floor of the existing building, demolition of existing structures and site improvements.

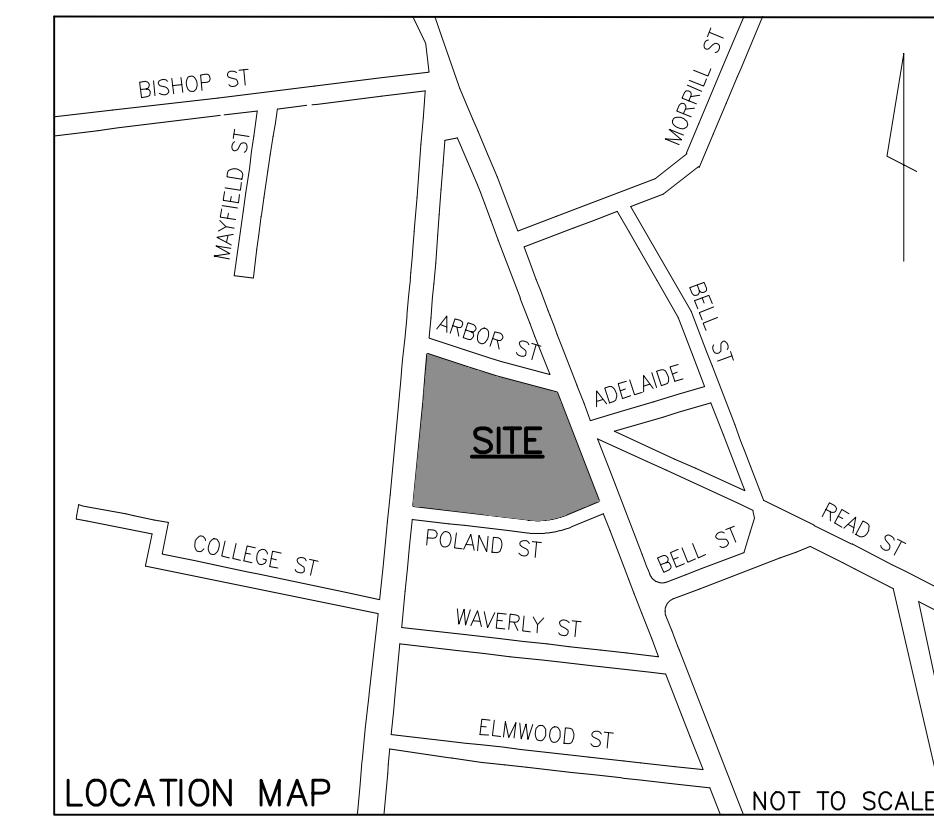
The Park Danforth project construction approach is to perform the construction in one phase starting with the site utilities and demolition of the existing site structures. In order to keep pedestrians, neighbors and adjacent businesses safe and segregated from construction activities, the project team will secure the site with fencing and ensure that the Park Danforth residents, staff, visitors and public are segregated from the construction activities. This will be accomplished by using the following as applicable:

- Fencing
- Crosswalks
- Signage
- Education
- Coordination
- Temporary surfaces

The proposed location of the construction trailers and office will be inside the fence and out of the way of construction. The laydown area for construction will be adjacent to the work in any open spaces inside the fence and, as needed, at offsite locations. Excess contractor parking will be located offsite as necessary.

Key issues that will be addressed include:

- Public safety
- Coordination with the City of Portland, neighbors and utilities
- Coordination with Park Danforth ongoing operations
- Groundwater control/treatment
- Waste management and site clean-up
- Coordination of material deliveries
- Material laydown/storage, office trailers and contractor parking
- Dust and erosion control
- Clean streets surrounding the project
- Construction entrances



Prepared For:
 Owner:
 Home For The Aged
 777 Stevens Avenue
 Portland, Maine 04103
 Tel.: 207-797-7710

Applicant:
 The Park Danforth
 777 Stevens Avenue
 Portland, Maine 04103
 Tel.: 207-797-7710

Prepared By:
 MITCHELL & ASSOCIATES
 Landscape Architects
 The Staples School
 70 Center Street
 Portland, Maine 04101
 Tel.: 207-774-4427

GENERAL NOTES

1. OWNERS OF RECORD:

HEA FOREST AVENUE PROPERTIES, LLC LOTS 146-C-6, 146-C-9, 146-C-11, 146-C-12, 146-C-14 (ALL IN BOOK 29524 PAGE 325)

HOME FOR THE AGED LOTS 146-C-8 BOOK 30933 PAGE 330, 146-C-5, 146-C-10 BOOK 6354 PAGE 117.

2. BEARINGS ARE BASED ON CITY DATUM, MAINE STATE PLANE WEST ZONE (NAD83).

3. ELEVATIONS ARE ON CITY DATUM, BASED ON BENCH MARK AT 3' OFFSET MONUMENT UNDER COVER ON EASTERLY SIDE OF STEVENS AVENUE.

4. THE LINES AROUND THE LAND OF MCGEACHEY ARE BASED ON THE DEED DIMENSIONS. THE DASHED LINES ARE AS SHOWN ON PLAN REFERENCE 1. A BOUNDARY AGREEMENT IS RECOMMENDED WITH MCGEACHEY AND MEYER.

PLAN REFERENCES

1. "PLAN OF PROPERTY IN PORTLAND, MAINE FOR DR. LLOYD B. WOLF AUG. 1973 H.I. & E.C. JORDAN - SURVEYOR"

2. "PARK-DANFORTH CONDOMINIUM PLANS SITE PLAN HOUSING FOR THE ELDERLY, A CONDOMINIUM SITUATE AT: STEVENS AND FOREST AVENUES AT POLAND STREET, PORTLAND, CUMBERLAND, MAINE 12/7/83 LARRY SLAUGHTER - SURVEYOR" RECORDED IN PLAN BOOK 140 PAGE 37

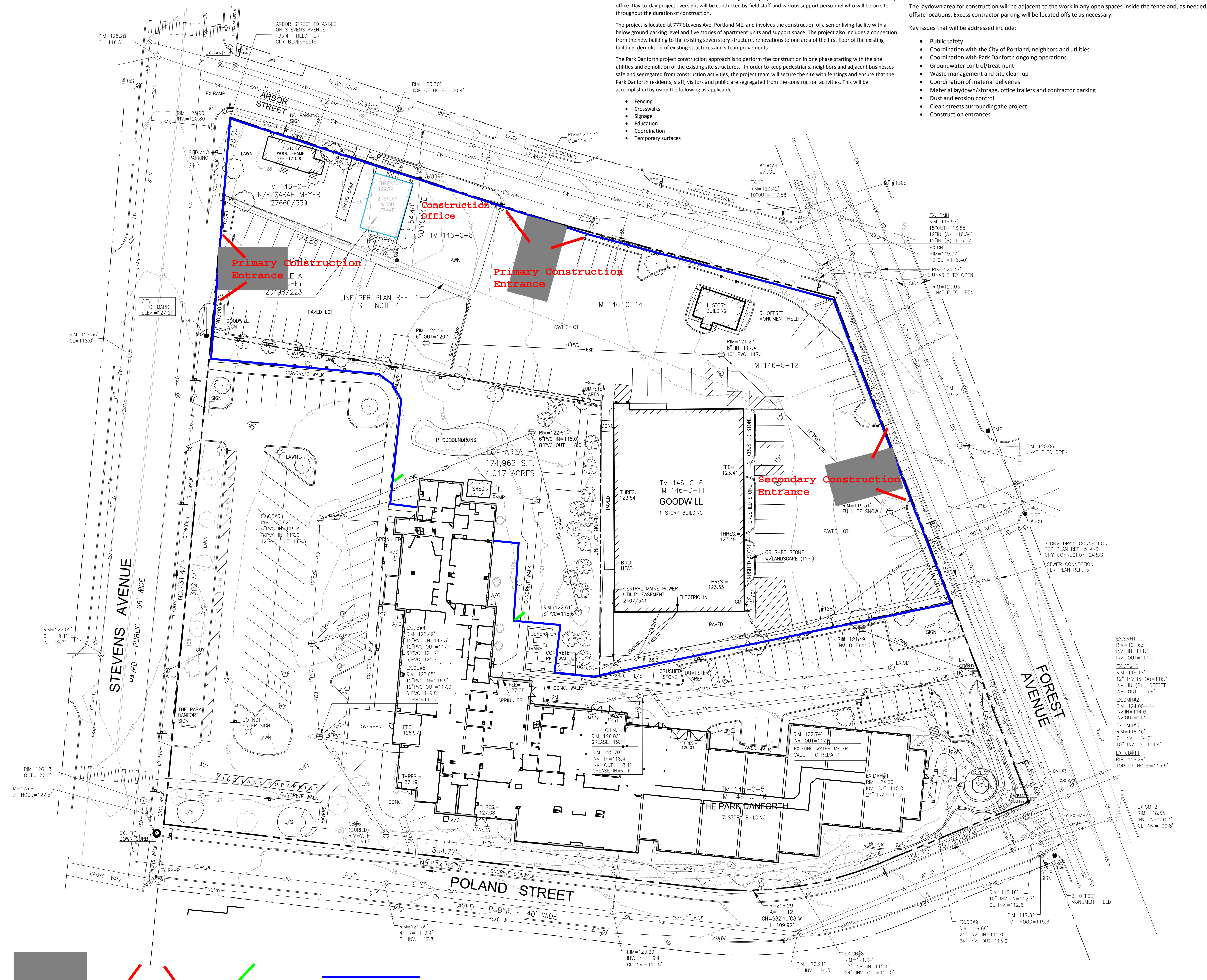
3. "THE PARK-DANFORTH CONDOMINIUM 777 STEVENS AVE PORTLAND, MAINE RECORDING PLAT 09-23-97 LAND USE CONSULTANTS, INC." RECORDED IN PLAN BOOK 197 PAGE 515

4. BLUE BOOK SHEETS FOR STEVENS AVE., FOREST AVE., POLAND STREET, AND ARBOR STREET, FROM THE PORTLAND ENGINEERING DEPARTMENT

5. "FOREST AVENUE DEVELOPMENT PORTLAND MAINE SITE PLAN MADE FOR HANNAFOR BROS. CO. SOUTH PORTLAND, MAINE" BY E.C. JORDAN CO. CONSULTING ENGINEERS DATED JAN 6 1986.

UTILITIES NOTES

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.



- Construction Entrance
- 20' Vehicle Gate
- Pedestrian Gate
- Chain Link Construction Fence

LEGEND

PROPERTY LINE	
GRANITE MONUMENT	
CATCHBASIN	
MANHOLE	
HYDRANT	
UTILITY POLE	
WATER VALVE	
SANITARY SEWER	
STORM DRAIN	
WATER	
TELEPHONE	
GAS	
OVERHEAD WIRES	
CMP CABLE LINES	
CURB	
FENCE	
SIGN	
TREE	
CONTOUR	
LIGHT FIXTURE	

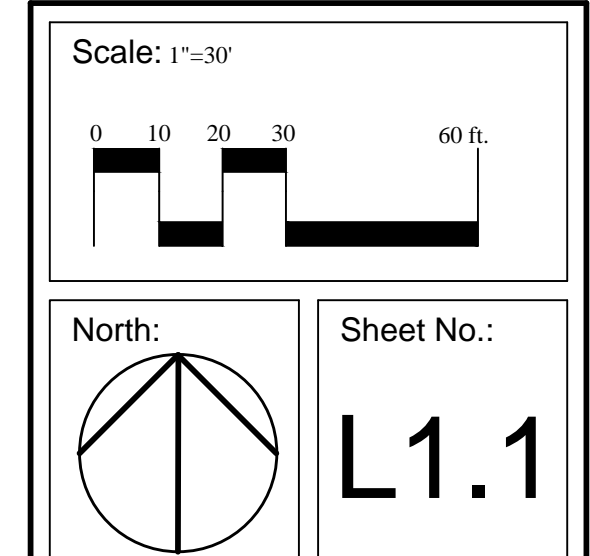
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Revisions:

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Title: CONSTRUCTION MANAGEMENT PLAN



The Park Danforth
 Portland, Maine
 777 Stevens Avenue