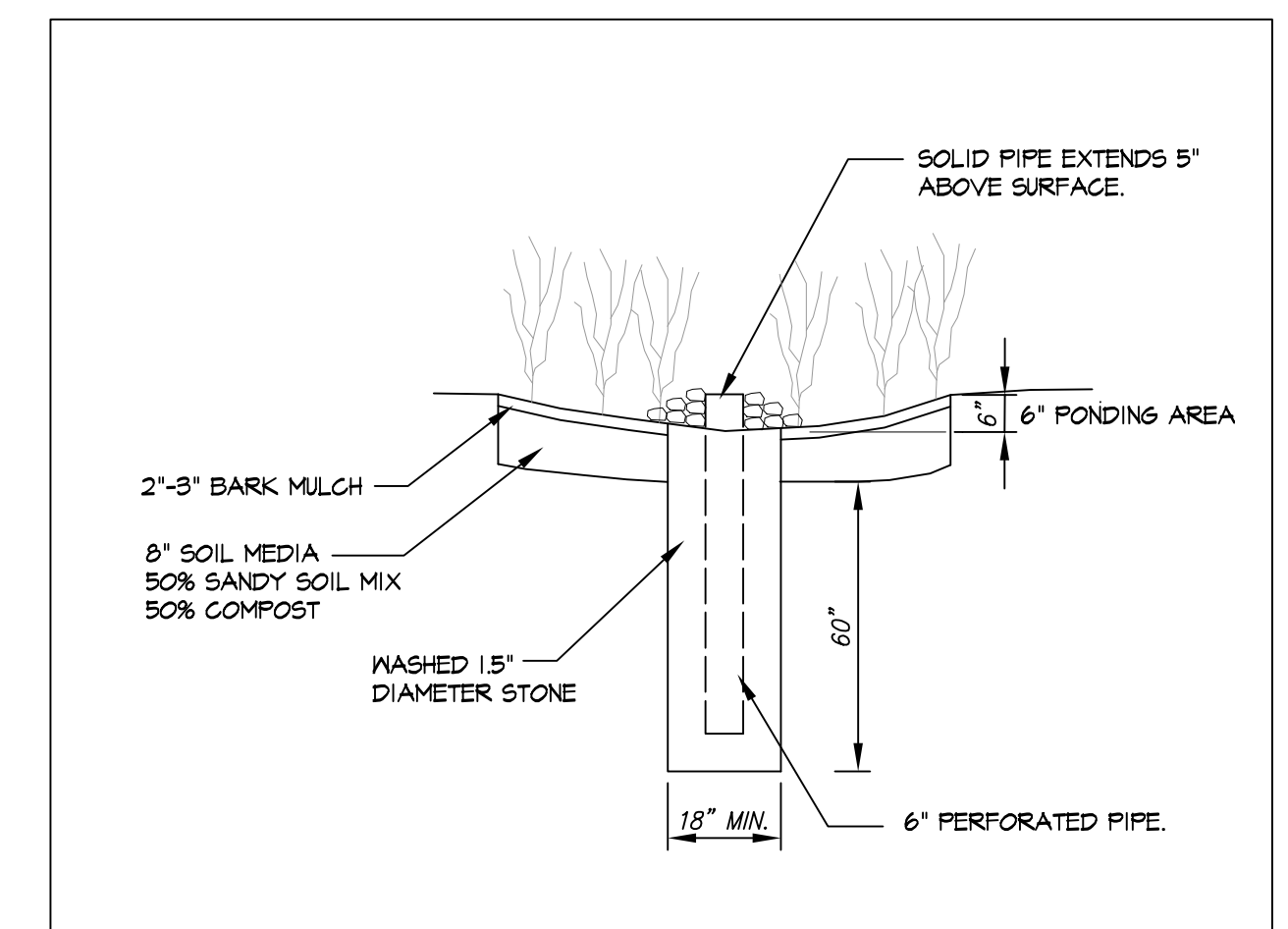
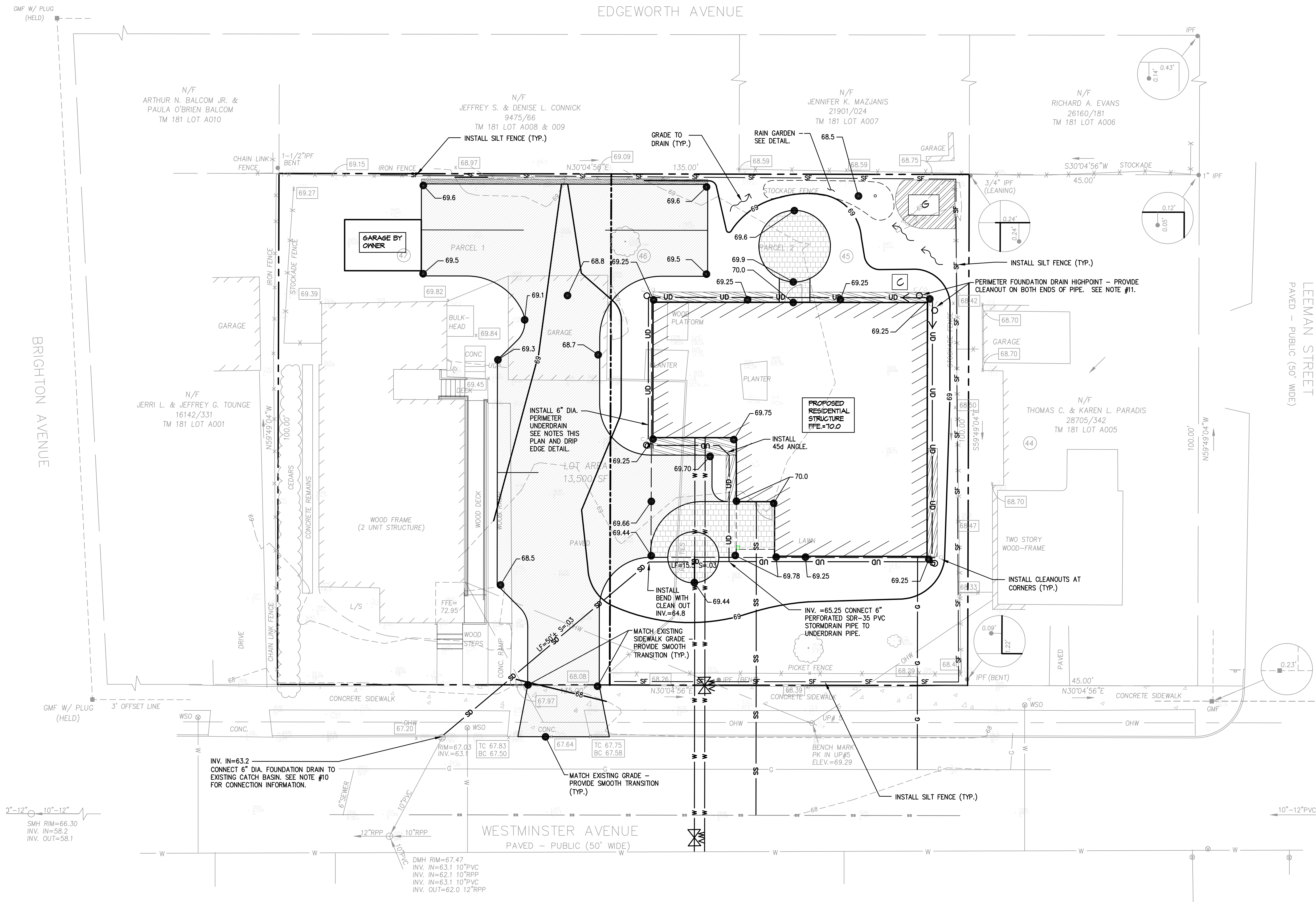
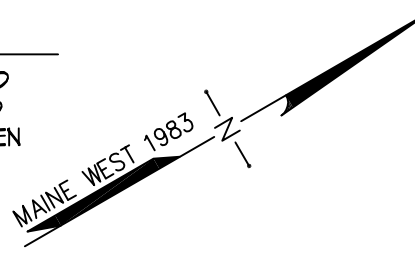


EDGEWORTH AVENUE

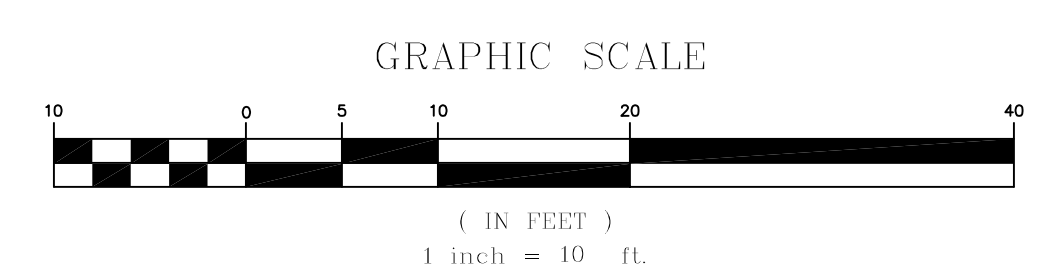
GRADING & DRAINAGE NOTES:

- PRIOR TO THE START OF ANY EXCAVATION FOR THE PROJECT BOTH ON AND OFF THE SITE, THE CONTRACTOR SHALL NOTIFY DIGSAFE AND BE PROVIDED WITH A DIGSAFE NUMBER INDICATING THAT ALL EXISTING UTILITIES HAVE BEEN LOCATED AND MARKED.
- CONTRACTOR SHALL VERIFY EXISTING GRADES AND NOTIFY THE OWNER'S REPRESENTATIVE OF ANY DISCREPANCIES.
- CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM ALL STRUCTURES.
- CONTRACTOR TO ADJUST EXISTING AND PROPOSED UTILITY ELEMENT MEANT TO BE FLUSH WITH GRADE (CLEAN-OUTS, UTILITY MANHOLES, CATCH BASINS, INLETS, ETC) THAT ARE AFFECTED BY SITE WORK OR GRADE CHANGES, WHETHER SPECIFICALLY NOTED ON PLANS OR NOT.
- WHERE PROPOSED GRADES MEET EXISTING GRADES, CONTRACTOR SHALL BLEND GRADES TO PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING AND NEW WORK. PONDING AT TRANSITION AREAS WILL NOT BE ALLOWED.
- CONTRACTOR SHALL PROVIDE A FINISHED PAVEMENT SURFACE FREE OF LOW SPOTS AND PONDING AREAS.
- ALL WALKS SHALL PITCH TO DRAIN.
- ALL UNSUITABLE AND UNUSED MATERIALS SHALL BE REMOVED AND DISPOSED OFF SITE BY THE CONTRACTOR IN ACCORDANCE WITH ALL STATE AND LOCAL LAWS.
- REFER TO DRAWINGS C-100 THRU C-103 AND C-301 AND THE ARCHITECTURAL DRAWINGS FOR ADDITIONAL INFORMATION.
- THE PROPOSED CONNECTION TO THE EXISTING CATCH BASIN SHALL BE CORE DRILLED AND A FLEXIBLE BOOT INSTALLED WITH A PRESS WEDGE SYSTEM FOR WATER TIGHTNESS. ALL WORK TO BE IN CONFORMANCE WITH THE CITY OF PORTLAND TECHNICAL STANDARDS.
- PERIMETER FOUNDATION DRAIN TO BE INSTALLED ADJACENT TO FOUNDATION FOOTING. PROVIDE CLEANOUTS AT CORNER LOCATIONS SHOWN ON THE PLAN. MINIMUM SLOPE 0.0025.



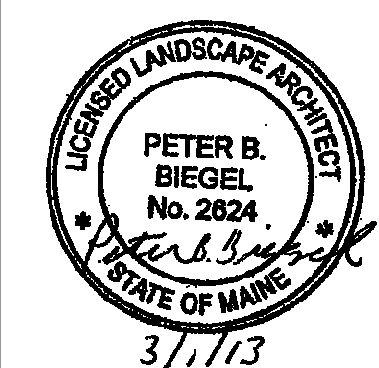
- PROPOSED LEGEND**
- FOUNDATION DRAIN CLEAN OUT
 - SPOT GRADE
 - STORM DRAIN
 - FOUNDATION DRAIN
 - CONTOUR
 - SILT FENCE
 - GRADE TO DRAIN

- EXISTING LEGEND**
- CONTOUR
 - CATCH BASIN
 - FOUNDATION DRAIN CLEAN OUT



Drawing Name: G:\Westminster Home\Drawings\Site Plan.dwg / Date: Mar 2, 2013 / 1:58 PM

REV.	DATE	STATUS	BY	CHKD.	APPD.	REV.	DATE	STATUS	BY	CHKD.	APPD.
1	03/01/13	ISSUED FOR CONSTRUCTION									



LAND DESIGN SOLUTIONS
 LAND PLANNING, SITE PLANNING & LANDSCAPE ARCHITECTURE
 P.O. Box 316, 160 Longroads Road, Cumberland, ME 04081 tel: (207) 934-1717
 CLIENT: **BILD ARCHITECTURE**
 P.O. BOX 8235 PORTLAND, MAINE 04104

DESIGN: DEPT.
 DRAWN: DEPT.
 CHKD: PBB
 DATE: JANUARY 2013
 SCALE: 1"=10'

GMS WESTMINSTER HOME
 WESTMINSTER AVENUE, PORTLAND, MAINE
GRADING, DRAINAGE AND EROSION CONTROL PLAN
 PROJ. NO. _____
 DWG. NO. _____
 REV. _____
C-102