NORTHEAST AIR-FIXED BASE OPERATOR

1011 WESTBROOK STREET
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE

APPLICANT:

NORTHEAST AIR

1011 WESTBROOK STREET
PORTLAND, MAINE 04102
TEL. 207-774-6318

ENGINEER/SURVEYOR:

SEBAGO TECHNICS

WWW.SEBAGOTECHNICS.COM

75 John Roberts Rd. Suite 1A
South Portland, ME 04106
Tel. 207-200-2100

250 Goddard Rd. Suite B
Lewiston, ME 04240
Tel. 207-783-5656

SCALE: 1" = 150'

LOCATION MAP NTS

SHEET INDEX

SHEET	TITLE
1	COVER SHEET
2	EXISTING CONDITIONS PLAN
3	SITE PLAN
4	GRADING AND UTILITY PLAN
5	LANDSCAPE PLAN
6	DETAILS
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	PHOTOMETRIC PLAN (BY OTHERS)

STATE OF MAINE
OWENS A. McCULLOUGH
No. 7122
LICENSED
PROFESSIONAL ENGINEER

2/8/16

REVISED THROUGH 02-08-16

15149C.dwg, TAB:C

LOCATION MAP

N.T.S.

GENERAL NOTES

1. THE RECORD OWNER OF THE LOT IS THE CITY OF PORTLAND BY DEED RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.
2. THE PROPERTY IS SHOWN ON THE CITY OF PORTLAND'S CHART BLOCK NO.199A001013.
3. PLAN ORIENTATION IS BASED ON AN ASSUMED COORDINATE SYSTEM. TOPOGRAPHIC INFORMATION SHOWN IS REFERENCED TO THE NATIONAL VERTICAL GEODETIC DATUM OF 88 (NAVD 88), BASED ON USGS DISK J121 WITH A RECORD ELEVATION OF 62.87'.
4. PROPERTY IS LOCATED IN THE AIRPORT BUSINESS ZONE

MIN. LOT SIZE:	20,000 S.F.
MIN. FRONTAGE:	50 FEET
MIN. FRONT YARD:	20 FEET
MIN. SIDE YARD:	NONE

5. EXISTING AND INTENDED USE: GENERAL AVIATION FACILITY.
6. ALL UTILITIES SHALL BE UNDERGROUND AND CONSTRUCTED TO THE CITY OF PORTLAND AND INDIVIDUAL UTILITY REQUIREMENTS.
7. NORTHEAST AIR HAS A GROUND LEASE WITH THE CITY OF PORTLAND FOR THIS 45,160 SQUARE FOOT PARCEL AT THE PORTLAND INTERNATIONAL JETPORT - SHOWN AS PARCEL NO.7 ON THE ATTACHED EXHIBIT A.

GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 INCH = 20 FT.

LEGEND

EXISTING	EXISTING	EXISTING
PROPERTY LINE/R.O.W.	GUARD RAIL	ELECTRICAL MANHOLE
CENTERLINE	RETAINING WALL	TELEPHONE MANHOLE
MONUMENT	DECIDUOUS TREE	UTILITY POLE
IRON PIPE/ROD	CONIFEROUS TREE	GUY WIRE
BENCHMARK DESCRIPTION WITH ELEVATION — BENCHMARK	SIGN	TRANSFORMER PAD
BUILDING	GAS	RIPRAP
DECK/STEPS/ OVERHANG	GAS GATE VALVE	
EDGE PAVEMENT	WATER	
EDGE CONCRETE	WATER GATE VALVE	
PAVEMENT PAINT	STORM DRAIN	
CURB LINE	DRAINAGE MANHOLE	
120 118 CONTOURS	CATCH BASIN	
CHAIN LINK FENCE	OVERHEAD UTILITY	
	UNDERGROUND UTILITY	

STATE OF MAINE
OWENS A. McCULLOUGH
No. 7122
LICENSED
PROFESSIONAL ENGINEER

Approved Division
Date: 07/14/16

DESIGNED	CHECKED
-	SPP

REV.	BY:	DATE:	STATUS:
E	OAM	02-08-16	ISSUED FOR CONSTRUCTION
D	OAM	12-28-15	MISC. REVISIONS
C	OAM	12-14-15	REVISED FOR BUILDING PERMIT
B	OAM	09-30-15	REVISED PER COMMENTS
A	OAM	09-03-15	SUBMITTED TO CITY FOR SITE PLAN REVIEW

THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM SEBAGO TECHNICS, INC. ANY ALTERATIONS, AUTHORIZED OR OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO SEBAGO TECHNICS, INC.

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250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-9836

EXISTING CONDITIONS PLAN

OF:
NORTHEAST AIR-FIXED BASE OPERATOR
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE

FOR:
NORTHEAST AIR
1011 WESTBROOK STREET
PORTLAND, MAINE 04102

PROJECT NO.	SCALE
15149	1" = 20'

SHEET 2 OF 9

15149EC.DWG, TAB:EC

LOCATION MAP N.T.S.

GENERAL NOTES

1. THE RECORD OWNER OF THE LOT IS THE CITY OF PORTLAND BY DEED RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.
2. THE PROPERTY IS SHOWN ON THE CITY OF PORTLAND'S CHART BLOCK NO.199A001013.
3. PLAN ORIENTATION IS BASED ON AN ASSUMED COORDINATE SYSTEM. TOPOGRAPHIC INFORMATION SHOWN IS REFERENCED TO THE NATIONAL VERTICAL GEODETIC DATUM OF 88 (NAVD 88), BASED ON USGS DISK J121 WITH A RECORD ELEVATION OF 62.87'.
4. PROPERTY IS LOCATED IN THE AIRPORT BUSINESS ZONE

MIN. LOT SIZE:	20,000 S.F.
MIN. FRONTAGE:	50 FEET
MIN. FRONT YARD:	20 FEET
MIN. SIDE YARD:	NONE

5. EXISTING AND INTENDED USE: GENERAL AVIATION FACILITY.
6. ALL UTILITIES SHALL BE UNDERGROUND AND CONSTRUCTED TO THE CITY OF PORTLAND AND INDIVIDUAL UTILITY REQUIREMENTS.
7. AN APPROVED SET OF PLANS AND ALL APPLICABLE PERMITS MUST BE AVAILABLE AT THE CONSTRUCTION SITE. THE DEVELOPER, OR AN AUTHORIZED AGENT, MUST BE AVAILABLE AT ALL TIMES DURING CONSTRUCTION.
8. WARNING SIGNS, MARKERS, BARRICADES OR FLAGON, APPROPRIATE FOR THE TYPE OF CONSTRUCTION MUST BE EMPLOYED TO REGULATE TRAFFIC.
9. EXISTING STORM DRAIN SYSTEM MUST BE FLUSHED, SUMPS CLEANED AND MATERIAL REMOVED FROM CATCH BASIN INLETS AND ASSOCIATED DITCHES OF THE CONSTRUCTION WITHIN THE PROJECT LIMITS AND ON AVIATION BOULEVARD.
10. PRIOR TO ANY SITE CONSTRUCTION ACTIVITIES THE CONTRACTOR SHALL CONTACT THE JETPORT OPERATIONS MANAGER AT 207-772-0466 AND ARRANGE FOR A PRE-CONSTRUCTION MEETING AT THE PROJECT SITE. THE CONTRACTOR SHALL HAVE A DETAILED SCHEDULE AND SHALL INCORPORATE ALL REQUIRED FAA AND JETPORT REGULATIONS TO INSURE SAFETY PROTOCOLS ARE MAINTAINED. THE CONTRACTOR OR CONTRACTOR'S PERSONAL AND EQUIPMENT ARE NOT ALLOWED WITHIN THE JETPORT SECURITY PERIMETER WITHOUT FIRST OBTAINING APPROPRIATE SECURITY CLEARANCE AND SUBMITTING A SECURITY PLAN AND CONSTRUCTION WORK SCHEDULE THAT MUST BE APPROVED BY THE JETPORT OPERATIONS MANAGER.
11. ALL WORK REQUIRED BY PLAN NOTES AND NECESSARY TO COMPLETE THE PROJECT IN ITS ENTIRETY SHALL BE CONSIDERED INCIDENTAL TO CONSTRUCTION WHEN NOT IDENTIFIED IN CONTRACT DOCUMENTS AND PAY ITEMS. NO EXTRA PAYMENT WILL BE MADE TO THE CONTRACTOR.
12. CONTRACTOR SHALL BE RESPONSIBLE FOR TEMPORARY SECURITY FENCING. THE CONTRACT DRAWINGS DEPICT PROPOSED LOCATIONS OF TEMPORARY AND PERMANENT SECURITY FENCING SUBJECT TO JETPORT AND TSA APPROVAL. PROPOSED TEMPORARY FENCING IS INTENDED TO ALLOW MOST, BUT NOT ALL WORK TO OCCUR OUTSIDE OF THE SECURE AREA. CONTRACTOR IS RESPONSIBLE FOR RELOCATING AND REMOVING FENCE AS NEEDED INCLUDING TEMPORARY AND PERMANENT FENCE LOCATIONS. CONTRACTOR MUST OBTAIN JETPORT/TSA APPROVAL PRIOR TO ANY FENCE REMOVAL OR RELOCATION, AND MUST COORDINATE WORK WITH OWNER AND JETPORT OPERATIONS MANAGER.
13. ACCUMULATED SNOW SHALL BE REMOVED DURING WINTER CONDITIONS WHEN SNOW STORAGE AREAS ARE AT CAPACITY.

LEGEND

EXISTING		PROPOSED
	PROPERTY LINE/R.O.W.	
	CENTERLINE	
	BUILDING	
	DECK/STEPS/ OVERHANG	
	EDGE PAVEMENT	
	PAVEMENT SAWCUT	
	EDGE CONCRETE	
	PAVEMENT PAINT	
	CURB LINE	
	CHAIN LINK FENCE	
	GUARD RAIL	
	RETAINING WALL	
	DECIDUOUS TREE	
	CONIFEROUS TREE	
	SIGN	
	RIPRAP	

Inspection Division
Date: 07/14/16

STATE OF MAINE
OWENS A. McCULLOUGH
No. 7122
Licensed
PROFESSIONAL ENGINEER

DESIGNED	CHECKED
ACH	OAM

REV.	BY:	DATE:	STATUS:
F	OAM	02-08-16	ISSUED FOR CONSTRUCTION
E	OAM	01-25-16	ADDED BICYCLE RACK NOTE PER CITY COMMENTS
D	OAM	12-28-15	MISC. REVISIONS
C	OAM	12-14-15	REVISED FOR BUILDING PERMIT
B	OAM	09-30-15	REVISED PER COMMENTS
A	OAM	09-03-15	SUBMITTED TO CITY FOR SITE PLAN REVIEW

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250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-753-3835

SITE PLAN
OF:
NORTHEAST AIR-FIXED BASE OPERATOR
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE

FOR:
NORTHEAST AIR
1011 WESTBROOK STREET
PORTLAND, MAINE 04102

PROJECT NO.	SCALE
15149	1" = 20'

SHEET 3 OF 9

151493.dwg, TAB: S

STORM DRAIN PIPE DATA

NAME	SIZE	LENGTH	SLOPE	PIPE MATERIAL
EX PVC	4"	30'	0.533%	PVC SDR-35
EX SD	24"	130'	0.000%	PVC SDR-35
EX. SD	24"	38'	1.212%	PVC SDR-35
SD-1	18"	40'	0.276%	PVC SDR-35
SD-2	24"	55'	1.367%	HDPE
SD-3	24"	100'	0.500%	HDPE
SD-4	10"	6'	35.476%	HDPE
SD-5	12"	3'	5.424%	HDPE
SD-6	10"	75'	4.759%	HDPE
SD-7	24"	64'	0.539%	RCP CLASS 5
SD-8	24"	86'	0.542%	RCP CLASS 5
SD-9	24"	108'	0.521%	RCP CLASS 5
SD-10	24"	13'	0.310%	PVC SDR-35
UD-1	4"	50'	0.502%	HDPE
UD-2	4"	11'	-5.511%	HDPE

STORM DRAIN STRUCTURE DATA

STRUCTURE	RIM	INV. IN	INV. OUT:	DIAM.
CB-1	58.20	53.50 (EXISTING)	53.40 (SD-2)	60"
CB-2	57.00	53.50 (UD-2)	53.40 (SD-5)	48"
CB-3	61.91	52.76 (EXISTING)	52.76 (SD-1)	48"
CB-4	59.00	52.10 (EX. SD) 55.30 (EX PVC)	51.55 (EX SD)	48"
DMH-1	60.19	52.65 (SD-2) 52.65 (SD-3) 52.65 (SD-1)	52.60 (SD-10)	60"
DMH-2	58.29	53.26 (SD-6) 53.25 (SD-5)	53.15 (SD-3) 50.22 (SD-7)	60"
DMH-3	59.70	49.87 (SD-7)	49.77 (SD-8)	60"
DMH-4	58.95	49.41 (SD-8)	49.31 (SD-9)	60"
DMH-5	58.00	48.75 (SD-9) 51.55 (EX SD)		48"
DMH-6	59.60	52.56 (SD-10)	52.56 (EX. SD)	48"

LEGEND

EXISTING		PROPOSED
	PROPERTY LINE/R.O.W.	
	BUILDING	
	EDGE PAVEMENT	
	PAVEMENT SAWCUT	
	EDGE CONCRETE	
	EDGE GRAVEL	
	CURB LINE	
120 118	CONTOURS	120
	SPOT GRADE	+120.00
	CHAIN LINK FENCE	
	GUARD RAIL	
	DECIDUOUS TREE	
	CONIFEROUS TREE	
GAS	GAS	
	GAS GATE VALVE	
	GAS METER	
	GAS MANHOLE	
W	WATER	W
	WATER GATE VALVE	
	HYDRANT	
S	SANITARY SEWER	
	SANITARY MANHOLE	
SD	STORM DRAIN	SD
	DRAINAGE MANHOLE	
	CATCH BASIN	
OHU	OVERHEAD UTILITY	
	TRANSFORMER PAD	
	ELECTRICAL MANHOLE	
	TELEPHONE MANHOLE	
	LIGHT POLE	
	UTILITY POLE	
	GUY WIRE	
	RIPRAP	
	FILTER BARRIER	FB

NOTES:

1. CONTRACTOR SHALL INSTALL FIRE SERVICE PIPE FROM THE PROPOSED HYDRANT TO THE CONNECTION.
2. ALL MECHANICAL JOINTS FOR FIRE SERVICE PIPE SHALL BE RESTRAINED.
3. CONTRACTOR SHALL INSTALL FIELD LOCK GASKETS BETWEEN BENDS AND FIRST JOINT ON BOTH SIDES.
4. CONTRACTOR SHALL VERIFY ELECTRICAL LOCATIONS AND TERMINATION POINTS. COORDINATE WITH OWNER/AIRPORT TO INSURE ELECTRICAL SERVICES ARE TERMINATED CORRECTLY AND/OR MAINTAINED AS REQUIRED.
5. THE CITY OF PORTLAND UNDER SEPARATE CONTRACT WILL BE DEMOLISHING THE EXISTING GA BUILDING, AND COMPLETING LIMITED SITE DEMOLITION. THE EXTENT OF DEMOLITION AND SITE CONDITIONS ARE NOT KNOWN AT THE TIME OF THIS PLAN PREPARATION. CONTRACTOR SHALL MAKE ADJUSTMENTS AS NECESSARY TO ACCOMMODATE AS-BUILT DEMOLISHED CONDITION.

Inspection Division
Date: 07/14/16

STATE OF MAINE
OWENS A. McCULLOUGH
No. 7122
LICENSED PROFESSIONAL ENGINEER

DESIGNED	CHECKED
ACH	OAM

REV.	BY:	DATE:	STATUS:
E	OAM	02-08-16	ISSUED FOR CONSTRUCTION
D	OAM	12-28-15	MISC. REVISIONS
C	OAM	12-14-15	REVISED FOR BUILDING PERMIT
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GRADING AND UTILITY PLAN

OF:
NORTHEAST AIR-FIXED BASE OPERATOR
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE

FOR:
NORTHEAST AIR
1011 WESTBROOK STREET
PORTLAND, MAINE 04102

PROJECT NO.	SCALE
15149	1" = 20'

SHEET 4 OF 9

15149GU.dwg, TAB: GU

LEGEND

EXISTING		PROPOSED
	PROPERTY LINE/R.O.W.	
	BUILDING	
	DECK/STEPS/ OVERHANG	
	EDGE PAVEMENT	
	PAVEMENT SAWCUT	
	EDGE CONCRETE	
	CURB LINE	
	CHAIN LINK FENCE	
	GUARD RAIL	
	RETAINING WALL	
	DECIDUOUS TREE	
	CONIFEROUS TREE	
	MULCH LINE	
	BOLLARD	
	SIGN	
	RIPRAP	

GRAPHIC SCALE

20 0 10 20 40

(IN FEET)
1 INCH = 20 FT.

PLANT SCHEDULE:

KEY	BOTANICAL NAME / COMMON NAME	SIZE / REMARKS
TC	TILIA CORDATA / LINDEN	3 INCH CALIPER
ME	MAGNOLIA X. ELIZABETH / YELLOW MAGNOLIA	6 FT. - 8 FT. MULTI
BP	BETULA NIGRA ' HERITAGE' / HERITAGE BIRCH	8 FT. - 10 FT. MULTI
RR	ROSA RUGOSA / SEA ROSE	NO. 5 CONTAINER
KN	KALMIA X. ' NATHAN HALE' / MT. LAUREL	NO. 5 CONTAINER
EG	EUONYMUS ' EMERALD GAIETY' / EUONYMUS	NO. 3 CONTAINER
CA	CALAMAGROSTIS A. ' KARL FOERSTER' / REED GRASS	NO. 1 CONTAINER
HS	HOSTA X. ' PATRIOT ' / HOSTA	NO. 2 CONTAINER
LS	LEUCANTHEMUM S. ' BECKY'/ SHASTA DAISY	NO. 1 CONTAINER

Inspection Division
Date: 07/14/16

REGISTERED LANDSCAPE ARCHITECT
WILLIAM T. CONWAY
No. 108
STATE OF MAINE

DESIGNED	CHECKED
WTC	WTC

REV.	BY:	DATE:	STATUS:
E	OAM	02-08-16	ISSUED FOR CONSTRUCTION
D	OAM	12-28-15	MISC. REVISIONS
C	OAM	12-14-15	REVISED FOR BUILDING PERMIT
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250 Goddard Rd. Suite B Lewiston, ME 04240 Tel. 207-783-5835

LANDSCAPE PLAN

OF:
NORTHEAST AIR-FIXED BASE OPERATOR
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE

FOR:
NORTHEAST AIR
1911 WESTBROOK STREET
PORTLAND, MAINE 04102

PROJECT NO.	SCALE
15149	1" = 20'

SHEET 5 OF 9

15149L.dwg, TAB:L

EROSION AND SEDIMENTATION CONTROL NOTES

A. PRE-CONSTRUCTION PHASE

1. PRIOR TO THE BEGINNING OF ANY CONSTRUCTION, FILTER FABRIC FENCING (SILT FENCE) WILL BE STAKED ACROSS THE SLOPE(S), ON THE CONTOUR AT OR JUST BELOW THE LIMITS OF CLEARING OR GRUBBING, AND/OR JUST ABOVE ANY ADJACENT PROPERTY LINE OR WATERCOURSE TO PROTECT AGAINST CONSTRUCTION RELATED EROSION. THE PLACEMENT OF SILT FENCES SHALL BE COMPLETED IN ACCORDANCE WITH GUIDELINES ESTABLISHED IN BEST MANAGEMENT PRACTICES AND IN ACCORDANCE WITH THE EROSION CONTROL PLAN AND DETAILS IN THE PLAN SET. THIS NETWORK IS TO BE MAINTAINED BY THE CONTRACTOR UNTIL ALL EXPOSED SLOPES HAVE AT LEAST 85%-90% VIGOROUS PERENNIAL VEGETATIVE COVER TO PREVENT EROSION.

2. PRIOR TO ANY CLEARING OR GRUBBING, A CONSTRUCTION ENTRANCE SHALL BE CONSTRUCTED AT THE INTERSECTION OF THE PROPOSED ROAD WITH WESTBROOK STREET TO AVOID TRACKING OF MUD, DUST AND DEBRIS FROM THE SITE.

3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL PREPARE A DETAILED SCHEDULE AND MARKED UP PLAN INDICATING AREAS AND COMPONENTS OF THE WORK AND KEY DATES SHOWING DATE OF DISTURBANCE AND COMPLETION OF THE WORK. THE CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE MUNICIPAL STAFF. THREE COPIES OF THE SCHEDULE AND MARKED UP PLAN SHALL BE PROVIDED TO THE MUNICIPALITY THREE DAYS PRIOR TO THE SCHEDULED PRE-CONSTRUCTION MEETING. SPECIAL ATTENTION SHALL BE GIVEN TO THE 14-DAY LIMIT OF DISTURBANCE IN THE SCHEDULE ADDRESSING TEMPORARY AND PERMANENT VEGETATION MEASURES.

B. CONSTRUCTION AND POST-CONSTRUCTION PHASE

1A. AREAS UNDERGOING ACTUAL CONSTRUCTION SHALL ONLY EXPOSE THAT AMOUNT OF MINERAL SOIL NECESSARY FOR PROGRESSIVE AND EFFICIENT CONSTRUCTION AND SHALL NOT EXCEED 14-DAYS. AREAS THAT WILL NOT BE COMPLETED (COVERED AND/OR FINISH GRADED) WITHIN FOURTEEN (14) DAYS OF DISTURBANCE SHALL BE ANCHORED WITH TEMPORARY EROSION CONTROL BLANKET OR MULCH AS DIRECTED BY THE INSPECTING ENGINEER AND AS SHOWN ON THE DESIGN PLANS. IF MULCH IS USED, HAY OR STRAW MULCH SHALL BE APPLIED SUCH THAT THE AREAS SHALL BE SUFFICIENTLY COVERED WITH MULCH TO AVOID ANY VISIBLE SOIL EXPOSURE. MULCH SHALL BE KEPT MOIST TO AVOID LOSS DUE TO WIND. EROSION CONTROL BLANKET SHALL BE APPLIED IN THE BASE OF ALL GRASSED WATERWAYS AND IN SLOPES WHICH EXCEED 15% AND ANY DISTURBED AREAS WITHIN 100' OF WETLANDS OR STREAMS. AREAS LOCATED WITHIN 100' OF STREAMS SHALL BE ANCHORED WITH TEMPORARY EROSION CONTROL WITHIN SEVEN (7) DAYS.

1B. IF DISTURBED AREAS DO NOT RECEIVE FINAL SEEDING BY SEPTEMBER 15TH OF THE YEAR OF CONSTRUCTION, THEN ALL DISTURBED AREAS SHALL BE SEEDED WITH A WINTER COVER CROP OF RYE AT THE RATE OF 3LBS./1,000 S.F. TO PROVIDE WINTER PROTECTION. WINTER SEEDINGS SHALL BE COVERED WITH MULCH SUCH THAT NO SOIL IS VISIBLE. EROSION CONTROL BLANKETS SHALL BE USED IN THE BASE OF ALL GRASSED WATERWAYS, ON SLOPES EQUAL TO OR GREATER THAN 15%, AND ANY DISTURBED AREAS WITHIN 100' OF WETLANDS OR STREAMS. EROSION CONTROL BLANKETS SHALL ALSO BE APPLIED FOR ADDITIONAL WINTER PROTECTION ALONG SIDE SLOPES OF GRASSED WATERWAYS AND IN ALL AREAS EQUAL TO OR GREATER THAN 8% SLOPE.

1C. DURING WINTER CONDITIONS, ALL APPLIED MULCHES SHALL BE ANCHORED WITH TEMPORARY EROSION CONTROL MEASURES. TEMPORARY EROSION CONTROLS SHALL CONSIST OF HAY OR STRAW MULCH APPLIED TO PROVIDE A MINIMUM UNIFORM MULCH DEPTH OF 4" OR IF BLOWN, APPLICATION AREA SHALL BE SUFFICIENTLY COVERED WITH MULCH TO AVOID ANY VISIBLE SOIL EXPOSURE.

2.) ALL TOPSOIL SHALL BE COLLECTED, STOCKPILED, SEEDED WITH RYE AT 3LBS./1,000 S.F. AND MULCHED, AND RE-USED AS REQUIRED. SILTATION FENCING SHALL BE PLACED DOWN GRADIENT FROM STOCKPILED LOAM. LOAM SHALL BE STOCKPILED AT LOCATIONS DESIGNATED BY THE OWNER AND INSPECTING ENGINEER.

3.) ALL SILT FENCES AND/OR EROSION CONTROL MIX BERM SHALL BE INSTALLED ACCORDING TO THIS PLAN. THIS SHALL BE MAINTAINED DURING DEVELOPMENT TO REMOVE SEDIMENT FROM RUNOFF WATER. ALL THE SILT FENCES SHALL BE INSPECTED BEFORE AND AFTER ANY RAINFALL OR RUNOFF EVENT, MAINTAINED AND CLEANED UNTIL ALL AREAS HAVE AT LEAST 85%-90% VIGOROUS PERENNIAL VEGETATIVE COVER OF GRASSES.

4.) A CONSTRUCTION ENTRANCE SHALL BE BUILT AT THE INTERSECTION OF THE EXISTING ROAD AND THE ACCESS DRIVE. ROADWAY AREAS SHALL BE PERIODICALLY SWEPT OR WASHED TO AVOID TRACKING OF MUD, DUST OR DEBRIS FROM THE CONSTRUCTION AREA. DUST CONTROL DURING CONSTRUCTION SHALL BE ACHIEVED BY THE USE OF A WATERING TRUCK TO PERIODICALLY SPRINKLE THE EXPOSED ROADWAY AREAS AS NECESSARY TO REDUCE DUST DURING THE DRY MONTHS.

5.) STONE CHECK DAMS MAY BE REMOVED ONLY AFTER THE ROADWAYS ARE PAVED AND THE VEGETATED SWALES ARE ESTABLISHED WITH AT LEAST 85%-90% OF VIGOROUS PERENNIAL GROWTH.

6.) ALL AREAS SHALL BE SEEDED AND STABILIZED IN ACCORDANCE WITH THE FOLLOWING VEGETATION PLAN.

C. VEGETATION PLAN

1. REVEGETATION MEASURES SHALL COMMENCE IMMEDIATELY UPON COMPLETION OF CONSTRUCTION OF THE ROADWAY IMPROVEMENTS. DISTURBED AREAS SHALL ALSO BE MULCHED AND ANCHORED PRIOR TO ANY STORM EVENT. SEE MULCHING REQUIREMENTS IN SECTION B (1A) ABOVE. IF FINAL SEEDING CANNOT BE ACCOMPLISHED BY SEPTEMBER 15TH, THEN ALL DISTURBED AREAS SHALL BE SEEDED WITH A WINTER COVER CROP AT THE RATE OF 3LBS./1,000 S.F. TO PROVIDE WINTER PROTECTION. SEEDED AREAS SHALL BE COVERED WITH EROSION CONTROL MESH. SEE WINTER PROTECTION REQUIREMENTS IN SECTION B (1B) ABOVE. REVEGETATION MEASURES SHALL CONSIST OF THE FOLLOWING:

a.) FOUR (4) INCHES OF LOAM WILL BE SPREAD OVER DISTURBED AREAS AND SMOOTHED TO A UNIFORM SURFACE. LOAM SHALL BE FREE OF SUBSOIL, CLAY LUMPS, STONES AND OTHER OBJECTS OVER 1" IN DIAMETER, AND WITHOUT WEEDS, ROOTS OR OTHER OBJECTIONABLE MATERIAL.

b.) IN LIEU OF SOIL TESTS, SOIL AMENDMENTS MAY BE APPLIED AS FOLLOWS:

ITEM	APPLICATION RATE
10-20-20 FERTILIZER (N-P205-K20 OR EQUAL)	18.4 LBS./1,000 S.F.
GROUND LIMESTONE (50% CALCIUM & MAGNESIUM OXIDE)	138 LBS./1,000 S.F.

c.) FOLLOWING SEED BED PREPARATION, SWALE AREAS, FILL AREAS AND BACK SLOPES SHALL BE SEEDED AT A RATE OF 5 LBS./1,000 S.F. WITH A MIXTURE OF 35% CREEPING RED FESCUE, 6% RED TOP, 24% KENTUCKY BLUEGRASS, 10% PERENNIAL RYEGRASS, 20% ANNUAL RYEGRASS AND 5% WHITE DUTCH CLOVER.

d.) FOR 2:1 SLOPES, USE WILDFLOWER MIX. FOR ALL LAWN AREAS, USE LAWN MIX. BOTH SEED MIXES ARE PROVIDED IN THE PROJECT SPECIFICATIONS.

e.) EROSION CONTROL MESH SHALL BE APPLIED IN ACCORDANCE WITH THE PLANS OVER ALL FINISH-SEEDED AREAS AS SPECIFIED ON THE DESIGN PLANS.

f.) ALL HAY BALE AND/OR FILTER FABRIC BARRIERS WILL REMAIN IN PLACE UNTIL SEEDINGS HAVE BECOME 85%-90% ESTABLISHED AND THEN REMOVED WITHIN 10 DAYS.

g.) THE INSPECTING ENGINEER AT HIS/HER DISCRETION MAY REQUIRE ADDITIONAL EROSION CONTROL MEASURES AND/OR SUPPLEMENTAL VEGETATIVE PROVISIONS TO MAINTAIN STABILITY OF EARTHWORKS AND FINISH-GRADED AREAS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND INSTALLING ANY SUPPLEMENTAL MEASURES AS DIRECTED BY THE INSPECTING ENGINEER. FAILURE TO COMPLY WITH THE ENGINEER'S DIRECTIONS WILL RESULT IN DISCONTINUATION OF CONSTRUCTION ACTIVITIES.

h.) VEGETATED SLOPES STEEPER THAN 2:1 WILL NOT BE PERMITTED ON THIS PROJECT.

D. CONSTRUCTION SCHEDULE (FOR EROSION CONTROL PURPOSES):

SITE IMPROVEMENTS WILL MOST LIKELY BEGIN IN FALL OF 2015 DEPENDING UPON FINAL AUTHORIZATION FROM OWNER. THE FOLLOWING SCHEDULE IS ANTICIPATED FOR THE CONSTRUCTION OF THE SITE IMPROVEMENTS.

SCHEDULE

1. ESTIMATED CONSTRUCTION TIME	6 MONTHS
* 2. EROSION CONTROL MEASURES PLACED	WEEK 1- WEEK 2
3. SITE CLEARING AND GRUBBING	WEEK 2 - WEEK 5
4. CONSTRUCTION OF ROAD SUBBASE FOR ACCESS	WEEK 5 - WEEK 13
5. UTILITY IMPROVEMENTS AND ROADWAY CONSTRUCTION	WEEK 7 - WEEK 24
6. MULCH SPREAD FOR WINTER EROSION CONTROL	OCT. 15 OF CONSTRUCTION YEAR
7. START FINAL SEEDINGS ON PREPARED AREAS.	WEEK 8 (DURING GROWTH SEASON)
* 8. BIWEEKLY MONITORING OF VEGETATIVE GROWTH.	WEEK 10
**9. RE-SEEDING OF AREAS, IF NEEDED	WEEK 10
**10. REMOVAL OF EROSION CONTROL DEVICES.	UPON FINAL PROJECT COMPLETION

** DATES ARE SUBJECT TO CHANGE, DEPENDING ON CONSTRUCTION PROGRESS.

E. INSPECTIONS/MONITORING

1. MAINTENANCE MEASURES SHALL BE APPLIED AS NEEDED DURING THE ENTIRE CONSTRUCTION CYCLE. AFTER EACH RAINFALL, THE CONTRACTOR SHALL PERFORM A VISUAL INSPECTION OF ALL INSTALLED EROSION CONTROL MEASURES. THE CONTRACTOR SHALL PERFORM REPAIRS AS NEEDED TO ALLOW CONTINUED PROPER FUNCTIONING OF THE EROSION CONTROL MEASURE. THE CONTRACTOR SHALL PROVIDE THE MUNICIPALITY WITH WRITTEN DOCUMENTATION DESCRIBING DATES OF INSPECTIONS AND NECESSARY FOLLOW-UP WORK TO MAINTAIN EROSION CONTROL MEASURES MEETING THE REQUIREMENTS OF THIS PLAN.

2. FOLLOWING THE TEMPORARY AND/OR FINAL SEEDINGS, THE CONTRACTOR SHALL INSPECT THE WORK AREA SEMIMONTHLY UNTIL THE SEEDINGS HAVE BEEN ESTABLISHED. ESTABLISHED MEANS A MINIMUM OF 85%-90% OF AREAS VEGETATED WITH VIGOROUS GROWTH. RESEEDING SHALL BE CARRIED OUT BY THE CONTRACTOR WITH FOLLOW-UP INSPECTIONS IN THE EVENT OF ANY FAILURES UNTIL VEGETATION IS ADEQUATELY ESTABLISHED.

3. CONTRACTOR SHALL CLEAR AND REMOVE SEDIMENT FROM ALL DRAINAGE STRUCTURES, PIPES AND INFRASTRUCTURE. THIS SHALL BE COMPLETED DURING CONSTRUCTION AND AT THE END OF CONSTRUCTION.

MAINTENANCE PLAN OF STORMWATER MANAGEMENT FACILITIES

THE OWNER OR OPERATOR OF THE PROPOSED PROJECT WILL BE RESPONSIBLE FOR THE MAINTENANCE OF ALL STORMWATER MANAGEMENT STRUCTURES, THE ESTABLISHMENT OF ANY CONTRACT SERVICES REQUIRED TO IMPLEMENT THE PROGRAM, AND THE KEEPING OF RECORDS AND MAINTENANCE LOG BOOK. RECORDS OF ALL INSPECTIONS AND MAINTENANCE WORK ACCOMPLISHED MUST BE KEPT ON FILE AND RETAINED FOR A MINIMUM 5 YEAR TIME SPAN. THE MAINTENANCE LOG BOOK WILL BE MADE AVAILABLE TO THE DEP UPON REQUEST. AT A MINIMUM, THE APPROPRIATE AND RELEVANT ACTIVITIES FOR EACH OF THE STORMWATER MANAGEMENT SYSTEMS WILL BE PERFORMED ON THE PRESCRIBED SCHEDULE.

A. SWEEPING

1. PAVED SURFACES SHALL BE SWEPT OR VACUUMED AT LEAST TWICE ANNUALLY IN THE SPRING TO REMOVE ALL WINTER SAND, AND PERIODICALLY DURING THE YEAR ON AN AS-NEEDED BASIS TO MINIMIZE TRANSPORTATION OF SEDIMENT DURING RAINFALL EVENTS.

B. DITCHES, SWALES AND CULVERTS

1. OPEN SWALES AND DITCHES NEED TO BE INSPECTED ON A MONTHLY BASIS OR AFTER A MAJOR RAINFALL EVENT TO ASSURE THAT DEBRIS OR SEDIMENTS DO NOT REDUCE THE EFFECTIVENESS OF THE SYSTEM. DEBRIS NEEDS TO BE REMOVED AT THAT TIME. ANY SIGN OF EROSION OR BLOCKAGE SHALL BE IMMEDIATELY REPAIRED TO ASSURE A VIGOROUS GROWTH OF VEGETATION FOR THE STABILITY OF THE STRUCTURE AND PROPER FUNCTIONING.

2. VEGETATED DITCHES SHOULD BE MOWED AT LEAST MONTHLY DURING THE GROWING SEASON. LARGER BRUSH OR TREES MUST NOT BE ALLOWED TO BECOME ESTABLISHED IN THE CHANNEL. ANY AREAS WHERE THE VEGETATION FAILS WILL BE SUBJECT TO EROSION AND SHOULD BE REPAIRED AND REVEGETATED.

3. RIPRAP DITCHES WHERE STONE IS DISPLACED SHOULD BE REPLACED AND CHINKED TO ASSURE STABILITY. WITH TIME, RIPRAP MAY NEED TO BE ADDED. VEGETATION GROWING THROUGH RIPRAP SHOULD BE REMOVED ON A YEARLY SCHEDULE.

4. IF SEDIMENT IN CULVERTS OR PIPED DRAINAGE SYSTEMS EXCEEDS 10% OF THE DIAMETER OF THE PIPE, IT SHOULD BE REMOVED. THIS MAY BE ACCOMPLISHED BY HYDRAULIC FLUSHING OR ANY MECHANICAL MEANS, HOWEVER, CARE SHOULD BE TAKEN TO NOT FLUSH THE SEDIMENTS INTO THE RETENTION/DETENTION POND AS IT WILL REDUCE THE POND'S CAPACITY AND HASTEN THE TIME WHEN IT MUST BE CLEANED. ALL PIPES SHOULD BE INSPECTED ON AN ANNUAL BASIS.

NOTES

1. COMPLY WITH MDEP BMP'S FOR WINTER CONSTRUCTION.

NOTES:
1. BURY THE TOP END OF THE MESH MATERIAL IN A 6" TRENCH AND BACKFILL AND TAMP TRENCHING SECURE END WITH STAPLES AT 6" SPACING, 4" DOWN FROM EXPOSED END.
2. FLOW DIRECTION JOINTS TO HAVE UPPER END OF LOWER STRIP BURIED WITH UPPER LAYERS OVERLAPPED 4" AND STAPLED. OVERLAP 8 OVER A.
3. LATERAL JOINTS TO HAVE 4" OVERLAP OF STRIPS. STAPLE 18" ON CENTER.
4. STAPLE OUTSIDE LATERAL EDGE 2' ON CENTER.
5. WIRE STAPLES TO BE MIN. OF # 11 WIRE 6" LONG AND 1-1/2" WIDE.
6. USE NORTH AMERICAN GREEN DS 150 OR APPROVED EQUAL.

EROSION CONTROL BLANKET
NOT TO SCALE

COMPOSITION

EROSION CONTROL MIX SHALL BE MANUFACTURED ON OR OFF THE PROJECT SITE SUCH THAT ITS COMPOSITION IS IN ACCORDANCE WITH THE MDEP MAINE EROSION AND SEDIMENT CONTROL BMP MANUAL, LAST REVISED 3/2003 OR LATER. IT MUST CONSIST PRIMARILY OF ORGANIC MATERIAL, SEPARATED AT THE POINT OF GENERATION, AND MAY INCLUDE: SHREDDED BARK, STUMP GRINDINGS, COMPOSTED BARK, OR ACCEPTABLE MANUFACTURED PRODUCTS. WOOD AND BARK CHIPS, GROUND CONSTRUCTION DEBRIS OR REPROCESSED WOOD PRODUCTS WILL NOT BE ACCEPTABLE AS THE ORGANIC COMPONENT OF THE MIX.

INSTALLATION:

1. THE BARRIER MUST BE PLACED ACROSS THE SLOPE, ALONG THE CONTOUR.
2. EXISTING GROUND SHALL BE PREPARED SUCH THAT THE BARRIER MAY LIE NEARLY FLAT ALONG THE GROUND TO AVOID THE CREATION OF VOIDS AND BRIDGES IN ORDER TO MINIMIZE THE POTENTIAL OF WASH OUTS UNDER THE BARRIER.
3. THE BARRIER SHALL BE A MINIMUM OF 1 FOOT HIGH (AS MEASURED ON THE UPHILL SIDE) AND 2 FEET WIDE FOR SLOPES LESS THAN 5% IN GRADE AND SHALL BE WIDER TO ACCOMMODATE THE ADDITIONAL RUNOFF.
4. EROSION CONTROL MIX CAN BE INSTALLED WHERE SILT FENCE IS ILLUSTRATED ON THE DESIGN PLANS IN AREAS EXCEPT IN, BUT NOT LIMITED TO, THE FOLLOWING AREAS: WETLAND AREAS, AT POINTS OF CONCENTRATED FLOW, BELOW CULVERT OUTLET APRONS, AROUND CATCH BASINS AND CLOSED STORM SYSTEMS AND AT THE BOTTOM OF STEEP SLOPES THAT ARE MORE THAN 50 FEET FROM TOP TO BOTTOM.

EROSION CONTROL MIX BERM
NOT TO SCALE

NOTES:
1. STONE SIZE- AASHTO DESIGNATION M43, SIZE NO. 2 (2 1/2" TO 1 1/2"). USE CRUSHED STONE.
2. LENGTH- AS SHOWN ON PLANS, MIN. 50 FEET.
3. THICKNESS- NOT LESS THAN EIGHT (8) INCHES.
4. WIDTH- NOT LESS THAN FULL WIDTH OF ALL POINT OF INGRESS OR EGRESS.
5. MAINTENANCE- THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC RIGHT-OF-WAY MUST BE REMOVED IMMEDIATELY.

STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE

NOTE:
CONTRACTOR MAY MOUNT SIGN TO BUILDING IN FRONT OF STREET WHEN NOT FURTHER THAN 8' FROM HANDICAP SPACE.

HANDICAP SIGNS
NOT TO SCALE

HANDICAP RAMP
NOT TO SCALE

NOTES:
PRIOR TO FINAL GRADING AND PAVING OPERATIONS BEGIN A CATCH BASIN INSERT (SUCH AS A SILT SACK ® OR A DANDY BAG ®) MUST BE INSTALLED IN EACH BASIN PER MANUFACTURES INSTRUCTIONS. HAY BALES SHOULD BE REMOVED ONCE INSERTS ARE INSTALLED.

CATCH BASIN PROTECTION DETAIL (FOR PAVED AREAS)
NOT TO SCALE

Inspection Division
Date: 07/14/16

STATE OF MAINE
OWENS
McCULLOUGH
No. 14422
LICENSED
PROFESSIONAL ENGINEER
07/14/16

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DETAILS
OF:
NORTHEAST AIR-FIXED BASE OPERATOR
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE

FOR:
NORTHEAST AIR
1011 WESTBROOK STREET
PORTLAND, MAINE 04102

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NOTES:
1. COMPACT GRAVEL SUBBASE, BASE COURSE TO 95% OF MAXIMUM DENSITY USING HEAVY ROLLER COMPACTION.
2. CONTRACTOR SHALL SET GRADE STAKES MARKING SUBBASE AND FINISH GRADE ELEVATIONS FOR CONSTRUCTION REFERENCE.
3. PROOF ROLE SUBGRADE
4. USE SMOOTH EDGE BUCKET FOR EXCAVATION @ SUBGRADE ELEVATION
5. REFER TO S.W. COLE GEOTECHNICAL REPORT FOR ADDITIONAL REQUIREMENTS

TYP. PAVED VEHICLE PARKING SECTION
NOT TO SCALE

SIDE SECTION VIEW OF DETECTABLE WARNING, WELL, CURB AND GUTTER

PLAN VIEW OF DETECTABLE WARNING AND WELL

ELEVATION VIEW PLAN VIEW

DOME AND DETECTABLE WARNING DETAILS

NOTE: ALL DETECTABLE WARNING AREAS SHALL START 6" - 10" FROM THE FLOW LINE OF THE CURB, BE 24" IN DEPTH, AND COVER THE COMPLETE WIDTH OF THE RAMP AREA ONLY.

DETECTABLE WARNING AREAS
NOT TO SCALE

SECTION A-A

5' GRANULAR BASE @ DOOR THRESHOLD
NOT TO SCALE

NOTE:
INSTALL 5'-0" SQUARE AREA BY 4' DEEP OF FROST-FREE MATERIAL BELOW ALL HANDICAP RAMPS AND ENTRY POINTS AT BUILDING.

CONCRETE SIDEWALK AND CURB AT WESTBROOK STREET
NOT TO SCALE

INSTALL 1/2"ø x 12"L @ 24" OC SMOOTH STEEL DOWEL W/ GREASE AT ONE END - INSTALL WHEN REQ'D BY SOILS ENGINEER.

NOTE: USE AT ALL FIXED OBJECTS WITHIN OR ABUTTING PAVED AREA.

ISOLATION EXPANSION JOINT

EXPANSION JOINT

CONTROL JOINT

COLD JOINT

PREMOLDED

SAWED JOINT
CONSTRUCTION JOINTS

NOTES:
1. POUR CONCRETE IN CHECKER BOARD FASHION AS PER JOINT LAYOUT (SEE PLAN).
2. ALL LONGITUDINAL JOINTS MAY BE CONSTRUCTION JOINTS AT CONTRACTORS OPTION. TRANSVERSE CONSTRUCTION JOINTS SHALL BE INSTALLED WHENEVER THE PLACING OF CONCRETE IS SUSPENDED A SUFFICIENT LENGTH OF TIME THAT THE CONCRETE MAY BEGIN TO HARDEN.
3. SEE SITE PLANS FOR COLORED CONCRETE AND DECORATIVE STAMPED PATTERN LOCATIONS.

CONTROL JOINT DETAILS
NOT TO SCALE

TYPICAL TIPDOWN CURB INSTALLATION
NOT TO SCALE

NOTES:
1. SUBMIT SHOP DRAWINGS FOR OWNER / ENGINEER APPROVAL.
2. PROVIDE AND INSTALL INTELLIKEY GATE LOCK SYSTEM AT ALL GATES (SLIDING & MAN GATES). ROLLING GATES SHALL HAVE 14' CLEAR PASSAGE AND SHALL BE EQUAL TO TYNETAL CORPORATION HEAVY DUTY FORTRESS CALTILEVER SLIDING GATES. PROVIDE SHOP DRAWINGS FOR ENGINEER AND JETPORT APPROVAL.

14' SLIDING GATE DETAIL
NOT TO SCALE

BITUMINOUS SIDEWALK
NOT TO SCALE

TYPICAL PAVEMENT JOINT
NOT TO SCALE

TYPICAL FAA STD. AIRCRAFT APRON PAVEMENT SECTION
NOT TO SCALE

NOTES:
1. SIGNS TO BE PLACED ON FENCE EVERY 200 FEET AND ONE ON EACH GATE. SIGNS WILL BE 10" X 14" AND SHALL READ AS FOLLOWS: NOTICE (WHITE LETTERS, BLUE BACKGROUND) NO TRESSPASSING ON THIS PROPERTY UNDER PENALTY OF LAW (BLUE LETTERS, WHITE BACKGROUND)
2. SUBMIT SHOP DRAWINGS FOR OWNER'S/ENGINEER'S APPROVAL.
3. MAN GATES TO BE 3'-0" AT LOCATIONS SHOWN ON PLANS.

10' CHAINLINK FENCE DETAIL
NOT TO SCALE

NOTES:
1. EXCAVATION INCIDENTAL TO TO COST OF CURB
2. SUBBASE SHALL BE COMPACTED TO A FIRM EVEN SURFACE PRIOR TO SETTING OF CURB

VERTICAL GRANITE CURB
NOT TO SCALE

NOTES
1. CONTRACTOR SHALL SUBMIT MOLD DIMENSIONS FOR APPROVAL BY ENGINEER PRIOR TO CONSTRUCTION.

TYP. SLIP FORM CONCRETE CURB
NOT TO SCALE

CONCRETE SLAB
NOT TO SCALE

LINE POSTS WILL BE DRIVEN INTO THE GROUND WITH THE MINIMUM DISTURBANCE TO SURROUNDING SOILS.

INTERMEDIARY LINE POST DETAIL
NOT TO SCALE

CORNER & TERMINAL POST DETAIL
NOT TO SCALE

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PORTLAND, MAINE
FOR:
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TYP. HYDRANT ASSEMBLY
NOT TO SCALE

CONCRETE THRUST BLOCK SIZE REQUIREMENTS				
		SQ. FT. OF BEARING ON UNDISTURBED SOIL		
FITTINGS		90° BENDS	45° BENDS	TEES AND PLUGS
PIPE SIZE	6"	4.0	2.0	3.0
	8"	8.0	4.0	6.0
	12"	15	10	10

TEE & BEND DETAIL
NOT TO SCALE

NOTES:
1. SIZE AND NUMBER OF CONDUITS PER ELECTRICAL BUILDING ENGINEER REQUIREMENTS. COORDINATE WITH OWNER AND BUILDING ENGINEER.

TYPICAL UNDERGROUND CONDUIT INSTALLATION
NOT TO SCALE

NOTE: PIPE CONNECTIONS SHALL BE WATERTIGHT FLEXIBLE BOOT CONNECTORS PROVIDES LEAKPROOF CONNECTION

PRECAST MANHOLE
NOT TO SCALE

NOTES:
1. 4'-0" I.D. TYPICAL. SOME STRUCTURES MAY REQUIRE LARGER I.D. PROVIDE SHOP DRAWINGS.
2. DRAINAGE STRUCTURES TO BE DESIGNED FOR H-20 LOADING.
3. PIPE SIZES AND INVERTS AS NOTED ON PLANS.
4. CATCH BASIN FRAME AND COVER TO BE EAST JORDAN "E.J.", 5250 FRAME & COVER, TYPE M OR APPROVED EQUAL.
5. DRAINAGE MANHOLE FRAME AND GRATE TO BE EAST JORDAN "EJ" 1122 FRAME & COVER OR APPROVED EQUAL. COVER SHALL BE MARKED "DRAIN".

TYPICAL CATCH BASIN
NOT TO SCALE

UNDERDRAIN CLEANOUT
NOT TO SCALE

TYPE "A" CAST IRON MANHOLE COVER AND FRAME
NOT TO SCALE

NOTES:
1. FRAME SHALL BE FOR 24" SQUARE GRATE- LEBARON TYPE "F" SQUARE FRAME (LF 245) 4 FLANGE OR ETHERIDGE SQUARE FRAME S24G. GRATE SHALL BE 24"x24" CAST IRON.
2. ENTIRE CATCH BASIN WITH EXCEPTION OF LEVELING BRICK FRAME AND GRATE TO BE PRECAST AS SINGLE PORTLAND CEMENT CONCRETE UNIT.

TYP. TYPE "F" CATCH BASIN
NOT TO SCALE

TYPICAL TRENCH SECTION
NOT TO SCALE

NOTES:
1. THICKNESS AND REINFORCING OF CATCH BASIN TOP, WALLS AND FLOOR TO BE DESIGNED TO ACCOMMODATE H-80 LOADING. CONCRETE TO BE 5000 psi @ 28 DAYS. STEEL TO BE ASTM A615 GRADE 60, 60000 psi YIELD.
2. SUBMIT SHOP DRAWINGS FOR APPROVAL.
3. TYPICAL OF CATCH BASINS 17, 18, 19, 20, 21, 22 AND 23

TYPICAL MANHOLE-AIRCRAFT APRON
NOT TO SCALE

GENERAL NOTES FOR MANHOLES

1. ALL CONCRETE SHALL BE CLASS "A" AND HAVE A MINIMUM ULTIMATE COMPRESSIVE STRENGTH OF 4000 lbs. PER SQ. INCH AT THE END OF 28 DAYS, UNLESS OTHERWISE NOTED.
2. PRECAST REINFORCED CONE BARREL MANUFACTURED PER ASTM SPEC. C-478-67
3. SEWER BRICK SHALL CONFORM TO ASTM SPEC. DESIGNATE ON C-32-63, GRADE MA AND SA.
4. ALL MANHOLES SHALL HAVE A BITUMINOUS WATERPROOFING APPLIED TO THE EXTERIOR SURFACE. IF CONSTRUCTED OF BRICK MASONRY, SURFACE SHALL BE PLASTERED WITH A SMOOTH MORTAR FINISH 3/8" THICK. AFTER THE MORTAR HAS SET, THE SURFACE SHALL BE WATERPROOFED AS REQUIRED BY SUPPLEMENTAL SPECIFICATIONS SECTION 604.
5. CASTINGS SHALL CONFORM TO ASTM DESIGNATION A48-CLASS 35. ALL PARTS OF CASTINGS, EXCEPT FINISHED SURFACE, SHALL RECEIVE A COAT OF COAL TAR PITCH VARNISH OR ASPHALTUM PAINT WHICH SHALL BE SMOOTH AND TOUGH BUT NOT BRITTLE.
6. MANHOLES MAY BE CONSTRUCTED OF MASONRY, PRECAST REINFORCED CONCRETE, OR CAST IN PLACE.
7. ALL PRECAST MANHOLES AND CATCH BASINS SHALL BE IDENTIFIED BY STATION AND OFFSET, PAINTED ON THE SIDE OF THE STRUCTURE BY THE MANUFACTURER.
8. STORM AND SEWER MANHOLES SHALL HAVE SOLID COVERS WITH ONE DRILLED PICK HOLE.

PLASTIC MANHOLE STEPS
NOT TO SCALE

PLASTIC PIPE CONNECTIONS
NOT TO SCALE

SIDE SLOPE RIPRAP
NOT TO SCALE

Expiration Date: 07/14/16

STATE OF MAINE — OWENS A. McCULLOUGH — LICENSED No. 7122 — PROFESSIONAL ENGINEER

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ALT. TREE STAKING PLAN
NOT TO SCALE

NOTES:

INSTALL STAKES AND GUYS TO TREES IF THE FOLLOWING APPLY:

1. THE TREE IS OF SUBSTANTIAL SIZE.
2. THE PLANTING LOCATION IS EXTREMELY WINDY, AS ON OPEN UNDEVELOPED SITES.
3. THE PLANTING LOCATION IS COMPRISED OF SAND OR OTHER LOOSE TEXTURED SOILS.
4. IF STAKES AND GUYS ARE REQUIRED, REMOVE AFTER ONE YEAR TIME.

DECIDUOUS TREES 2" TO 4" CALIPER

NOT TO SCALE

LANDSCAPE NOTES

1. PLANT QUANTITIES SHOWN ON PLANT LISTS ARE FOR CONVENIENCE TO THE CONTRACTOR ONLY. THE CONTRACTOR IS RESPONSIBLE FOR ALL PLANT MATERIAL INSTALLATION AS SHOWN ON PLANS.
2. SIZE AND GRADING STANDARDS OF PLANT MATERIALS SHALL CONFORM TO THE LATEST EDITION OF "U.S.A. STANDARD FOR NURSERY STOCK," BY THE AMERICAN ASSOCIATION OF NURSERYMEN, INC.
3. ALL PLANT MATERIAL SHALL BE FREE FROM INSECTS AND DISEASE.
4. ALL PLANTING SHALL BE DONE IN ACCORDANCE WITH ACCEPTABLE HORTICULTURAL PRACTICES. THIS IS TO INCLUDE PROPER PLANTING MIX, PLANT BED AND TREE PIT PREPARATION, PRUNING, STAKING OR GUYING, WRAPPING, SPRAYING, FERTILIZATION, PLANTING AND ADEQUATE MAINTENANCE UNTIL ACCEPTANCE BY THE OWNER.
5. PLANT MATERIAL SHALL BE GUARANTEED FOR A PERIOD OF ONE YEAR BY THE CONTRACTOR AND A PERIOD OF TWO YEARS THEREAFTER BY THE OWNER FROM DATE OF INSTALLATION. DURING THE ONE YEAR GUARANTEE PERIOD, DEAD PLANT MATERIAL SHALL BE REPLACED AT NO COST TO THE OWNER. AT THE END OF THE ONE YEAR PERIOD, THE CONTRACTOR SHALL OBTAIN FINAL ACCEPTANCE FROM THE OWNER.
6. ALL GRASS, OTHER VEGETATION AND DEBRIS SHALL BE REMOVED FROM ALL PLANTING AREAS PRIOR TO PLANTING.
7. EXISTING TREES TO BE PRESERVED WILL BE PROTECTED DURING CONSTRUCTION AND SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
8. THE LANDSCAPE CONTRACTOR IS ADVISED OF THE PRESENCE OF THE UNDERGROUND UTILITIES AND SHALL VERIFY THE EXISTENCE AND LOCATION OF SAME BEFORE COMMENCING AND DIGGING OPERATIONS. THE LANDSCAPE CONTRACTOR SHALL REPLACE OR REPAIR UTILITIES, PAVING, WALKS, CURBING, ETC. DAMAGED IN PERFORMANCE OF THIS JOB AT NO ADDITIONAL COST TO THE OWNER.
9. ALL SHRUB BEDS SHALL BE MULCHED WITH 3" CLEAN SHREDDED BARK MULCH.
10. THE CONTRACTOR SHALL PROVIDE 4" LOAM FOR ALL AREAS TO BE SODDED OR SEEDED. PLANTING AREAS SHALL RECEIVE 12" ROLLED THICKNESS OF LOAM. THE LANDSCAPE CONTRACTOR SHALL COORDINATE SUBGRADE PREPARATION WITH THE GENERAL CONTRACTOR PRIOR TO PLACING LOAM.
11. ANY DEVIATION FROM THE LANDSCAPE PLAN, INCLUDING PLANT LOCATION, SELECTION, SIZE, QUANTITY OR CONDITION SHALL BE REVIEWED AND APPROVED BY THE OWNER AND LANDSCAPE ARCHITECT (AND MUNICIPAL AUTHORITY, IF APPLICABLE) PRIOR TO INSTALLATION ON SITE.
12. WHERE INDICATED ON PLAN, PLANTING SOIL MIXTURE FOR PERENNIAL AND ANNUAL FLOWER BED AREAS SHALL CONSIST OF FOUR PARTS TOPSOIL, TWO PARTS SPHAGNUM PEAT MOSS, AND ONE PART HORTICULTURAL PERLITE BY VOLUME. PEAT MOSS MAY BE SUBSTITUTED WITH WELL-ROTTED OR DEHYDRATED MANURE OR COMPOST. ROTOTILL BEDS TO A DEPTH OF 8 INCHES.

SECTION VIEW

FILTERRA THROAT OPENING

NOT TO SCALE

PLAN VIEW

SECTION A-A

PRECAST FILTERRA UNIT (NO INTERNAL BYPASS)

NOT TO SCALE

SECTION

PLAN

NOTES:

1. CONCRETE f'c=4,500 psi.
2. REINF. STEEL GRADE 60 NEW BARS.
3. CONCRETE 3/4" AGG., 6±1% ENTRAINED AIR.
4. PROVIDE 2 COATS BITUMINOUS DAMPROOFING OR WRAP IN 3 LAYERS BLACK POLY FOR ALL CONCRETE BELOW GRADE.

LIGHT POLE BASE

NOT TO SCALE

STOP SIGN

NOT TO SCALE

NOTES:

1. 1. WORDS AND ARROWS FOR DRIVEWAYS SHALL BE APPLIED ACCORDING TO REQUIREMENTS AS OUTLINED IN SECTION 3B OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS.
2. THESE WORDS AND BAR ARE TO BE PAINTED REFLECTIVE WHITE.

STOP BAR DETAIL

NOT TO SCALE

PAVEMENT ARROW DETAILS

NOT TO SCALE

LONGITUDINAL SECTION

TABLE 1

NON-CLAYEY, LOAMY TOPSOIL	
SIEVE SIZE	% PASSING BY WEIGHT
#4	75-95
#10	60-90
#40	35-85
#200	20-70
CLAY FRACTION	0-2

TABLE 2

LOAMY COARSE SAND LAYER	
SIEVE SIZE	% PASSING BY WEIGHT
#10	85-100
#20	70-100
#60	15-50
#200	8-15
CLAY FRACTION	0-2

NOTE: SUPERHUMUS OR EQUIVALENT.

SECTION

UNDERDRAINED SOIL FILTER DETAIL

NOT TO SCALE

NOTE:
PROVIDE SHOP DRAWINGS FOR ENGINEER REVIEW. CURB INLET ELEVATION AT CURB LINE SHALL BE PROVIDED.

UNIT TO BE SET PLUMB AND LEVEL

DESIGNATION (LENGTH x WIDTH)	INLET OPENING	MAX BYPASS PIPE SIZE	MAX BYPASS FLOW (CFS)	MAX OUTLET PIPE SIZE
6x12 or 12x6	4'-0" *	10" PVC	2.45	10" PVC

* CONTACT FILTERRA FOR LARGER INLET OPENINGS OR DIFFERENT AVAILABLE CONFIGURATIONS

UNIT TO BE SET PLUMB AND LEVEL

PRECAST FILTERRA UNIT WITH INTERNAL BYPASS

NOT TO SCALE

MAINTENANCE OVERSIGHT NOTES

ROUTINE CLEARING OF ACCUMULATED TRASH AND DEBRIS IS REQUIRED TO PREVENT CLOGGING OF THE INLET OPENING (JUST AS WITH ANY CATCH BASIN, INLET OR OTHER IN-CURB UNIT). AMERICAST INCLUDES A ONE-YEAR MAINTENANCE PLAN WITH EACH FILTERRA®SYSTEM TO ENSURE THE SYSTEMS ARE OPERATING PER SPECIFICATIONS. IN ADDITION, THE OWNER WILL PROVIDE AN EXECUTED 5 YEAR INSPECTION AND MAINTENANCE CONTRACT. SAID CONTRACT WILL BE WITH A PROFESSIONAL WITH KNOWLEDGE OF EROSION AND STORMWATER CONTROL, INCLUDING A DETAILED WORKING KNOWLEDGE OF THE PROPOSED BMP'S.

THE COMPANY RECOMMENDS THAT LONG-TERM MAINTENANCE BE PERFORMED ON AT LEAST A SEMI-ANNUAL BASIS.(GENERALLY SPRING AND FALL SERVICING) TO HELP PRESERVE FILTERRA® FLOW-THROUGH RATES AND TREATMENT PERFORMANCE ALSO FOUND IN THE FILTERRA® IOM. EACH MAINTENANCE SESSION SHOULD INCLUDE, AT A MINIMUM, THE FOLLOWING:

1. INSPECTION OF THE SYSTEM STRUCTURE AND MEDIA;
2. REMOVAL OF TRASH AND SILT FROM THE FILTER SURFACE;
3. REPLACEMENT OF THE SURFACE MULCH LAYER. COMPLETE REPLACEMENT OF THE SOIL MEDIA IS GENERALLY REQUIRED ONLY AS PART OF A SPILL CLEAN-UP.
4. PRUNING OF VEGETATION. IF THE VEGETATION IS IN DEAD OR IN POOR HEALTH, IT WILL REQUIRE REPLACEMENT; AND
5. APPROPRIATE DISPOSAL OF ALL REFUSED ITEMS.

FILTERRA UNIT INLET PROTECTION

NOT TO SCALE

Inspection Division
Date: 07/14/16

STATE OF MAINE
OWEN A. McCULLOUGH
No. 7122
LICENSED PROFESSIONAL ENGINEER
07/14/16

DESIGNED	CHECKED
OAM	OAM

REV'I BY:	DATE:	STATUS:
E	OAM 02-08-16	ISSUED FOR CONSTRUCTION
D	OAM 12-28-15	MISC. REVISIONS
C	OAM 12-14-15	REVISED FOR BUILDING PERMIT
B	OAM 09-30-15	REVISED PER COMMENTS
A	OAM 09-03-15	SUBMITTED TO CITY FOR SITE PLAN REVIEW

THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM SEBAGO TECHNICS, INC. ANY ALTERATIONS, REGARDLESS OF OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO SEBAGO TECHNICS, INC.

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DETAILS
OF:
NORTHEAST AIR-FIXED BASE OPERATOR
PORTLAND INTERNATIONAL JETPORT
PORTLAND, MAINE
FOR:
NORTHEAST AIR
1011 WESTBROOK STREET
PORTLAND, MAINE 04102

PROJECT NO.	SCALE
15149	NTS

SHEET 9 OF 9

15149D.dwg, TAB:D4