

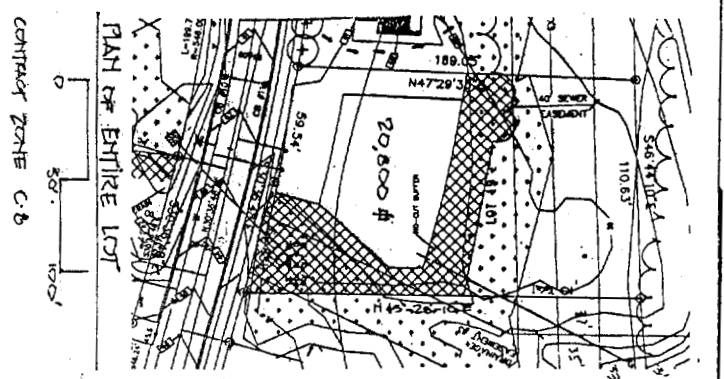
P-3 setbacks

217 B 049



PROPOSED SITE PLAN
SCALE: 1/8" = 1'-0"

L=199.79
R=546.00



LAYOUT NOTES

- Existing conditions information is from a plan used.
- PURCHASER'S: FISHBURY & CASPER ARCHITECTS, INC. (FISHBURY, CASPER)
- Prior to any construction activities taking place, all dimensions shall be verified in the field by the contractor. Any discrepancies shall be reported immediately to the landscape architect.
- Do not scale the drawings. Any annotations in the drawings shall be reported immediately to the landscape architect.
- All angles are 90 degrees unless otherwise shown.
- All annotations from buildings are to outside face of building.
- All edges of grading shall be staked out by the contractor and reviewed by the landscape architect prior to construction.
- Provide a 1/2" slope transition where new work meets existing work.
- All areas not otherwise noted shall be landscaped and seeded.

GRADING NOTES

- Existing conditions information is from a plan used.
- 45% JACOBS HILL
- Contractor shall verify all dimensions and grades shown on drawings. Any discrepancies shall be reported immediately to the architect.
- All areas not otherwise noted shall be landscaped and seeded.
- All grades and disturbed areas not otherwise shown shall be seeded.
- Utility locations shown are approximate and shall be verified by contractor prior to construction.

GENERAL NOTES

- All work shall be in accordance with the City of Portland and other utility company standards.
- Contractor shall verify location of existing utilities with appropriate utility companies prior to start of construction.
- Contractor shall secure all necessary permits for work shown on these plans.
- Contractor shall comply with all local, state and federal safety regulations.
- Contractor shall coordinate work with respective utility companies in a timely fashion.
- The contractor shall be solely responsible for all means, methods, and techniques employed to perform the work shown on these plans.

UPDATED 2/3/06 10/07/05

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME

AUG 25 2006
Allen Residence
RECEIVED
Lot 19 River's Edge Drive
Portland, ME. 04101

ANTHONY MUENCH
LANDSCAPE ARCHITECT
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Portland, Maine 04101

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PROPOSED SITE PLAN	
C-1	