

**NOTES:**

1. ALL BOUNDARY AND TOPOGRAPHICAL INFORMATION IS FROM SURVEY PERFORMED BY R.P. TITCOMB ASSOCIATES, INC., FALMOUTH, MAINE, AND PROVIDED BY THE GENERAL CONTRACTOR.
2. PROVIDE POSITIVE DRAINAGE AWAY FROM BUILDING.
3. LOAM & SEED ALL DISTURBED AREAS.
4. EXISTING VEGETATION ON SITE IS PRIMARILY WHITE PINE, 4"-15"+Ø AND RED OAK TO 12"Ø. TREES 6"Ø AND LARGER SHALL BE PRESERVED IN DESIGNATED AREA, IN ACCORDANCE WITH SECTION VI, ARBORCULTURAL SPECIFICATIONS AND STANDARDS OF PRACTICE.
5. DRIP EDGE ALONG SOUTH SIDE OF BLDG. SHALL BE PEA STONE GRAVEL, 6" DEEP, EXTENDING 12" BEYOND DRIP LINE.
6. INSTALL 3" STYROFOAM INSULATION, 4' WIDE, OVER WATER LINES.
7. DUE TO EXTENSION OF HARMON DR. R.O.W FROM 50' TO 60', THE AREA BETWEEN THE PROPERTY LINE AND HARMON DR. R.O.W. SHALL BE A FUTURE TRANSFER OF PROPERTY TO THE CITY.

**SCHEDULING FOR EROSION CONTROL MEASURES**

- A) All clearing operations will be carried out at one time. Clearing will be limited to minimum area required for the construction of drive, parking areas, utilities, detention basin, and building.
- B) After clearing the site, the area for the entrance driveway will be rough graded and a gravel base laid for the driveway/construction road.
- C) Top soil will be stripped and stockpiled with other usable organic material near the southwesterly corner of the building site. The pile shall be mulched with hay until the topsoil is spread at the completion of building construction.
- D) Drainage swales and detention basin will be graded and seeded. Straw bale check dams, filter fabric fencing, and rip rap will be installed.
- E) Grading operations for the building area and paved areas will be completed; the storm drainage system and utilities will be installed. As soon as final grading has been completed, the areas shall be revegetated in permanent seedings and mulch.
- F) Upon completion of the building and paved areas, topsoil shall be spread over remaining disturbed areas, fine graded and permanent seeded. Ornamental landscaping operations shall be completed according to the planting plan; after successful catch for all seeded areas, erosion control fencing shall be removed.

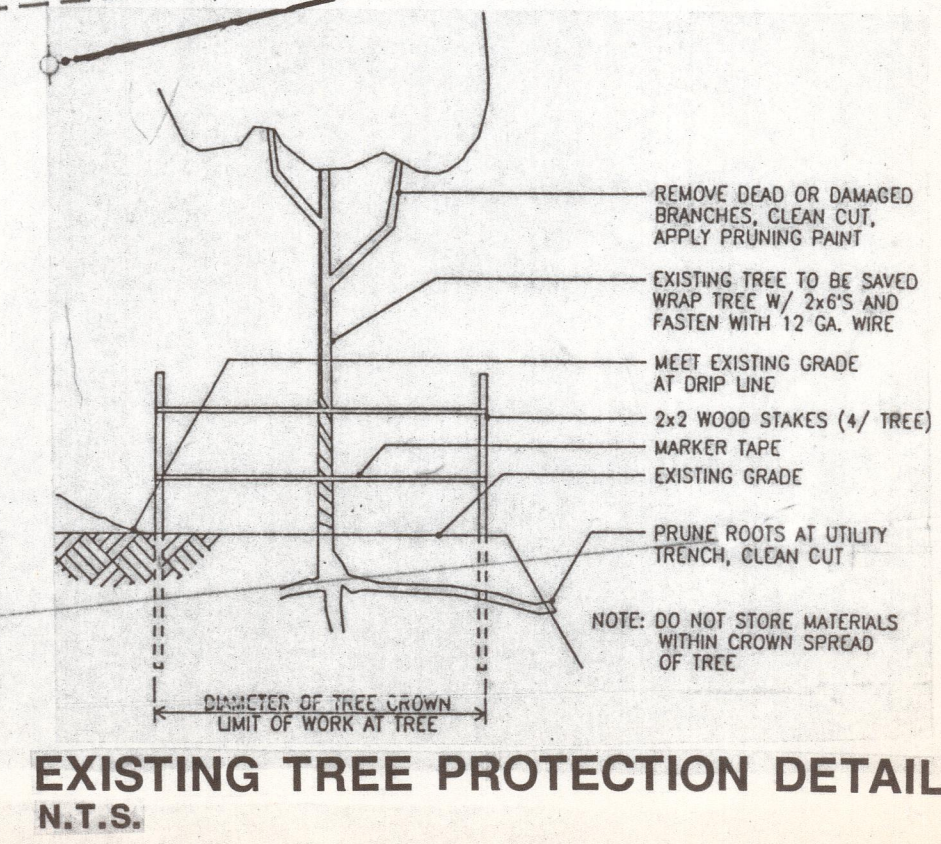
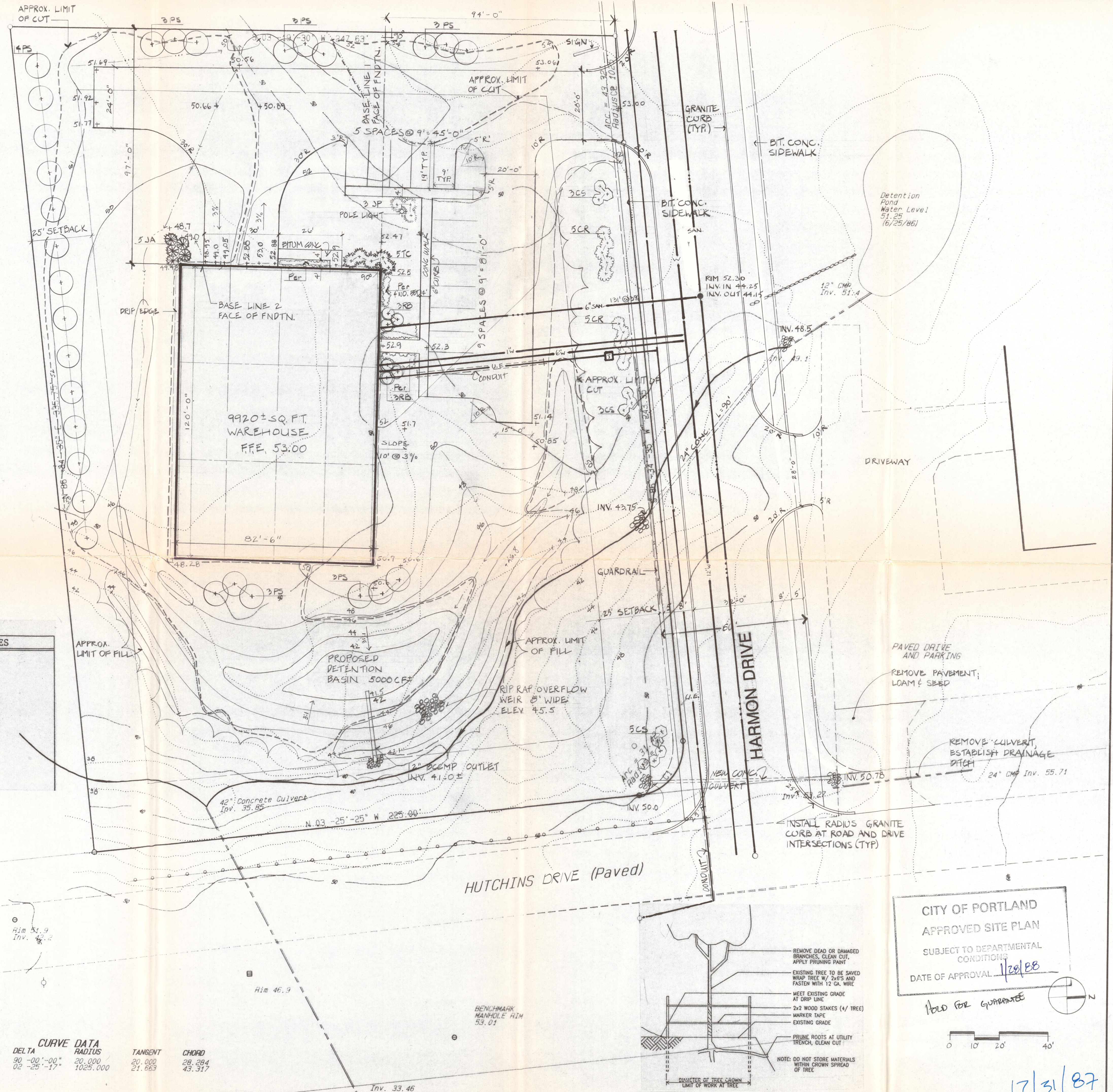
**PLANT LIST**

| #  | KEY | BOTANICAL NAME       | COMMON NAME        | SIZE          | ROOT | NOTES   |
|----|-----|----------------------|--------------------|---------------|------|---------|
| 29 | PS  | Pinus strobus        | White pine         | 6'            | B&B  |         |
| 10 | CR  | Cornus racemosa      | Gray dogwood       | 2-3'          | B&B  |         |
| 11 | CS  | Cornus sericea       | Redosier dogwood   | 2-3'          | B&B  |         |
| 5  | JA  | Juniperus andorra    | Andorra juniper    | 2-3'          | B&B  |         |
| 3  | JP  | Juniperus pfitzeri   | Pfitzer juniper    | 2-3'          | B&B  |         |
| 6  | RB  | Rhododendron "Balta" | Balta rhododendron | 2-3'          | B&B  |         |
| 5  | TC  | Taxus cuspidata      | Japanese yew       | 2-3'          | B&B  |         |
| 39 | Per | Perennials           |                    | 2 gal. estab. |      | 2' o.c. |

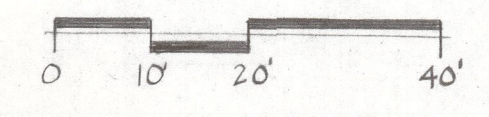
**LEGEND**

- STREAM
- EXISTING CONTOUR
- - - PROPOSED CONTOUR
- SWALE
- (+ +) PROPOSED SHRUBS & TREES
- ( ) EXISTING VEGETATION TO BE MAINTAINED
- PROPOSED MANHOLE
- PROPOSED UTILITY POLE
- TRANSFORMER

| CURVE | ARC LENGTH | DELTA       | RADIUS   | TANGENT | CHORD  |
|-------|------------|-------------|----------|---------|--------|
| C1    | 31.416     | 90°-00'-00" | 20.000   | 28.284  | 28.284 |
| C2    | 43.320     | 02°-25'-17" | 1025.000 | 21.663  | 43.317 |



**CITY OF PORTLAND**  
**APPROVED SITE PLAN**  
 SUBJECT TO DEPARTMENTAL CONDITIONS  
 DATE OF APPROVAL 1/28/88  
 Hold for GUARANTEE



1/21/87

**PROPOSED WAREHOUSE BUILDING FOR GEORGE HUTCHINS**  
 STROUDWATER ESTATES LOT #10  
 PORTLAND, MAINE  
**F.W. CUNNINGHAM & SONS**  
 COMMERCIAL ST., PORTLAND, ME.

BH2M, CIVIL ENGINEERS  
 28 STATE ST., GORHAM, ME.

**T E R R I E N T S**  
**A R C H I T E C T S**  
 5 MOULTON STREET, BOX 565  
 PORTLAND, MAINE 04112  
 207-774-6016

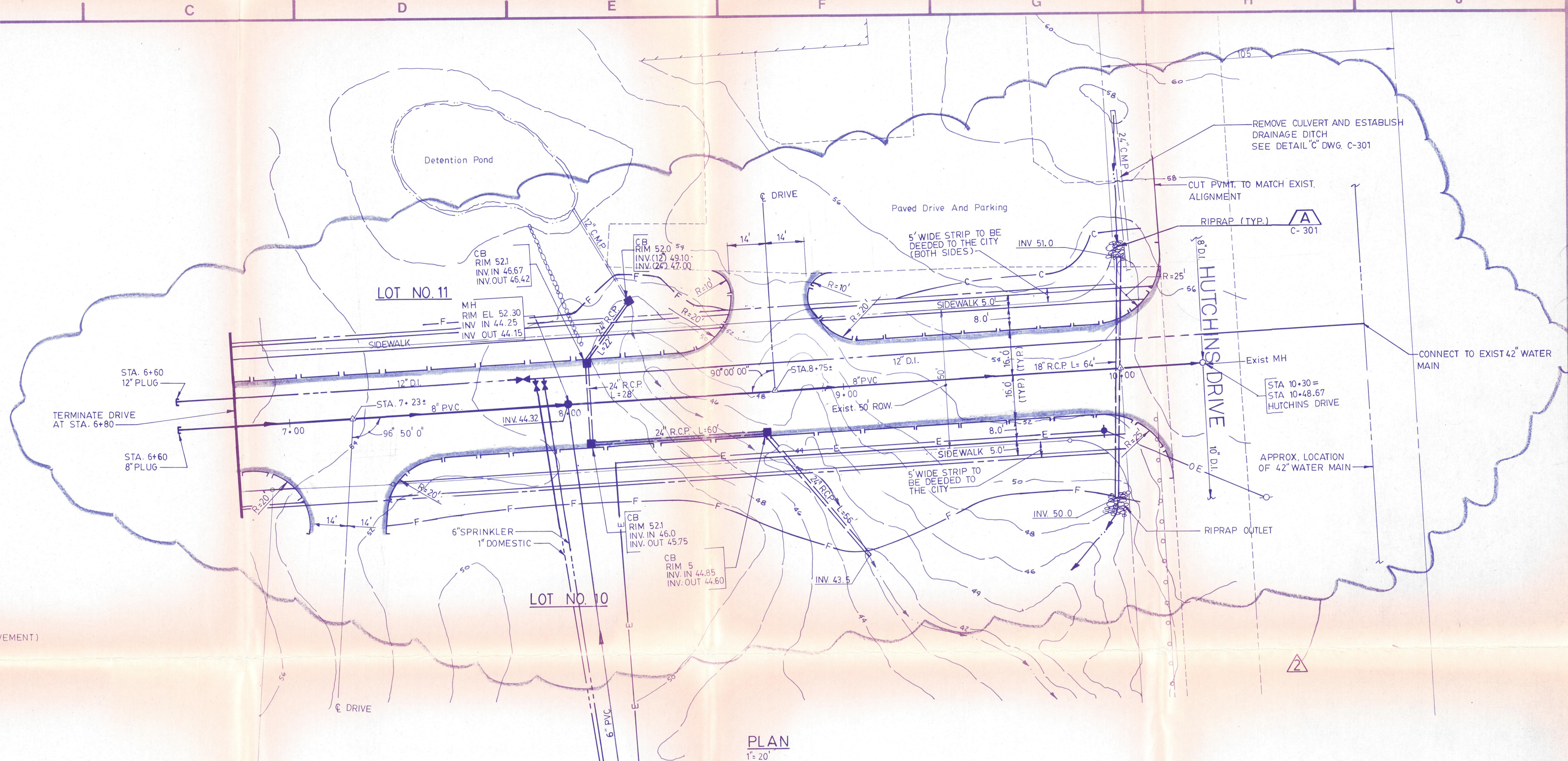
SCALE: 1" = 20'  
 DATE: 27 AUG. '86  
 REVISIONS:  
 17 SEPT. '86  
 20 JAN. '87  
 20 NOV. '87 PLANTING LAYOUT  
 31 DEC. '87 R.O.W. EROSION CONTROL

DRAWING NO. 1

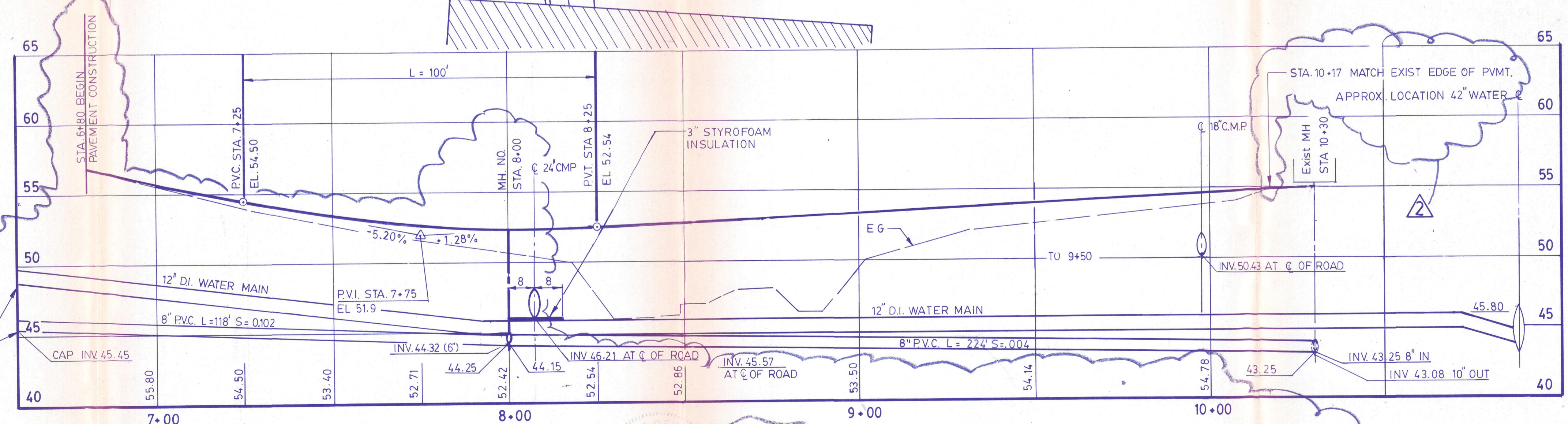
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**LEGEND**

- 50' EXIST CONTOURS
- 12' CMP EXIST EDGE OF TRAVELED WAY
- 12' DI. WATER MAIN EXIST WATER COURSE
- 8' PVC. EXIST SANITARY SEWER
- RIGHT OF WAY LINE
- EXIST STRUCTURE
- EXIST UTILITY POLE
- EXIST MANHOLE
- EXIST SANITARY SEWER
- EXIST GUARD RAIL
- PROPOSED EDGE OF TRAVELED WAY (PAVEMENT)
- 12' CMP PROPOSED CULVERT
- PROPOSED WATER COURSE
- PROPOSED SHOULDER OF ROADWAY
- PROPOSED MANHOLE
- PROPOSED GUARD RAIL
- PROPOSED SANITARY SEWER
- EXIST WATER LINE
- PROPOSED WATER LINE
- C CUT LINE
- F FILL LINE
- E UNDERGROUND POWER
- OE OVERHEAD ELECTRIC



**PLAN**  
1" = 20'

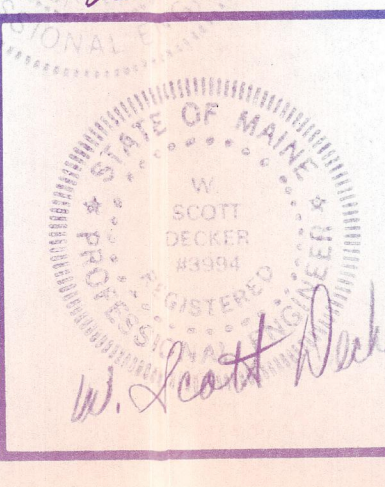


**PROFILE**  
1" = 5' VERT.  
1" = 20' HORIZ.

CITY OF PORTLAND  
 APPROVED SITE PLAN  
 SUBJECT TO DEPARTMENTAL  
 CONDITIONS  
 DATE OF APPROVAL 1/5/88

1/5/88

| No. | REFERENCE DRAWINGS | FIELD BOOK No. | REV.     | DATE | STATUS  |
|-----|--------------------|----------------|----------|------|---|
|     |                    |                | 12/31/87 |      | ISSUED FOR CITY APPROVAL ;<br>ADDED CURB SIDEWALK EXTENDED SEWER AND WATER LINES PER CITY |
|     |                    |                | 4/6/87   |      | RELOCATED 12" D.I. WATER MAIN   |
|     |                    |                | 1/20/87  |      | ISSUED FOR CONSTRUCTION   |
|     |                    |                | 12/31/86 |      | ISSUED FOR CLIENT REVIEW  |



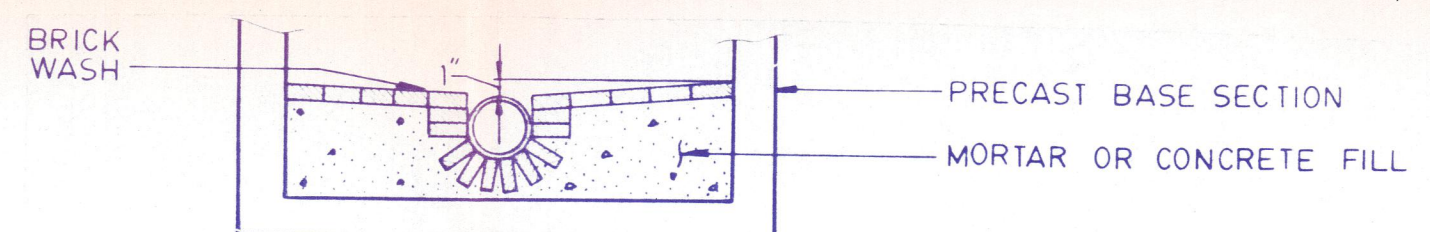
**E.C. JORDAN CO.**  
CONSULTING ENGINEERS

JAN 4 1988

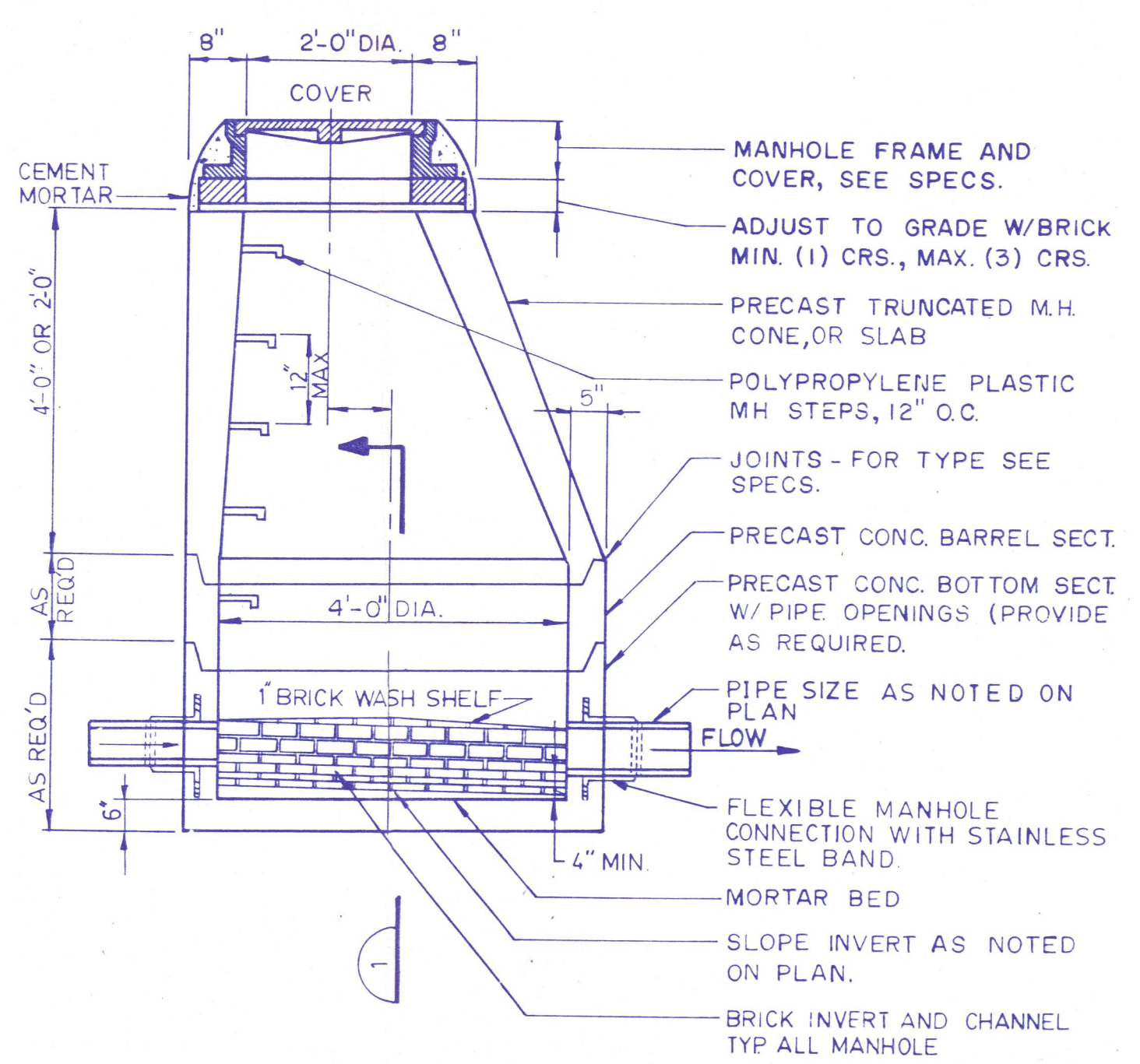
CLIENT  
**F. W. CUNNINGHAM AND SONS**  
PORTLAND, MAINE

|   |  |
|---|--|
| DESIGN: <i>H. Brown</i> 12-86             | TITLE: <b>STROUDWATER ESTATES</b>                |
| DRAWN: <i>Tommy H. Brown</i> 12-86        | <b>PLAN-PROFILE OF<br/>ROADWAY TO LOT NO. 10</b> |
| CHKD: <i>W. Beal</i> 1-20-87              |  |
| DEPT. HD: <i>W. Beal</i> 1-20-87          | <b>4517-05</b>                                   |
| PROCESS: <i>C.V. Beal</i> 1-88            |  |
| PROJ. MGR: <i>J.E. Chas. 1980</i> 1-20-87 | PROJ. NO. <b>4517-05</b>                         |
| CLIENT:                                   | DWG. NO. <b>C-201</b>                            |
| SCALE: <b>AS NOTED</b>                    |  |

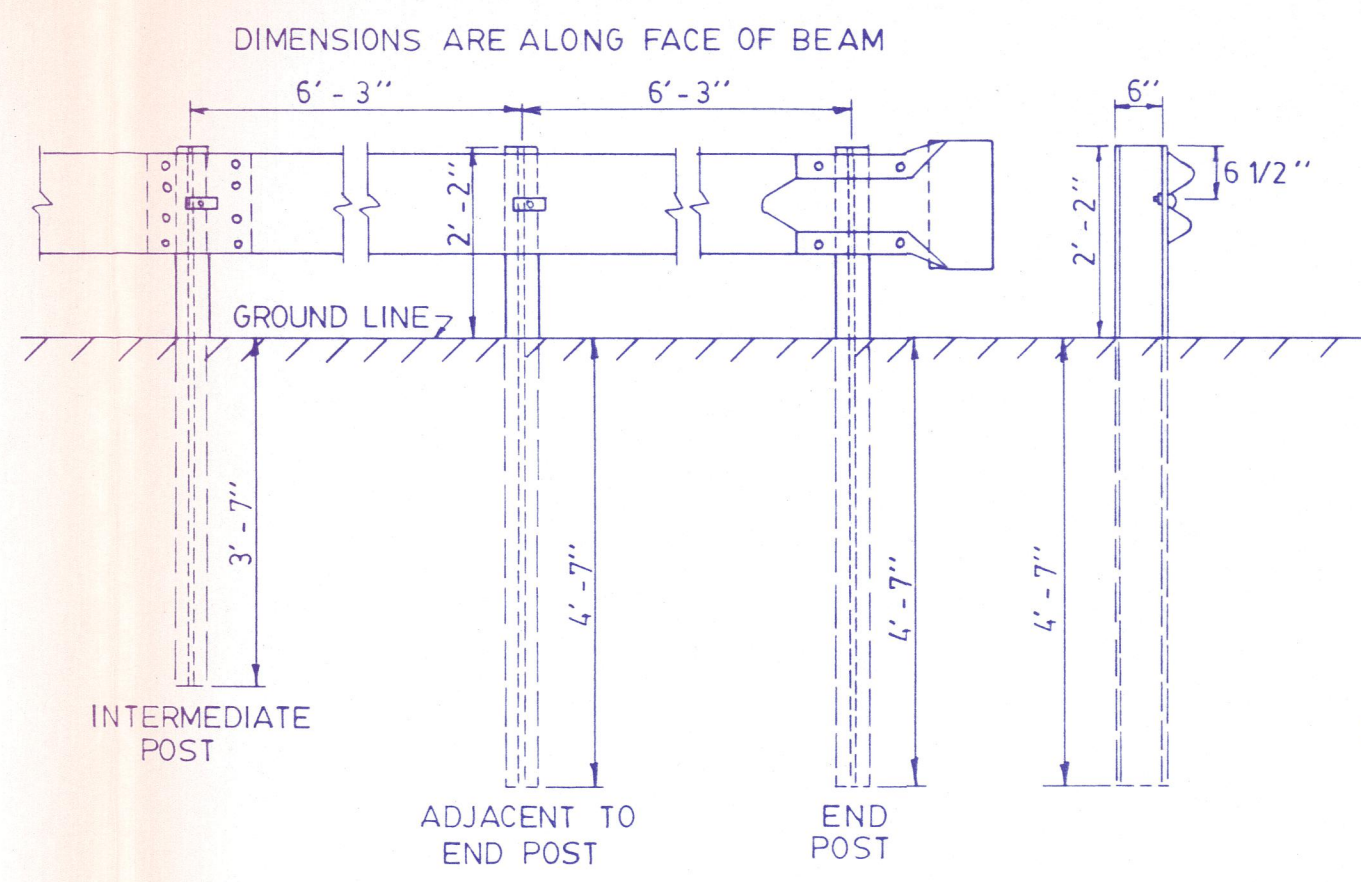




SECTION 1

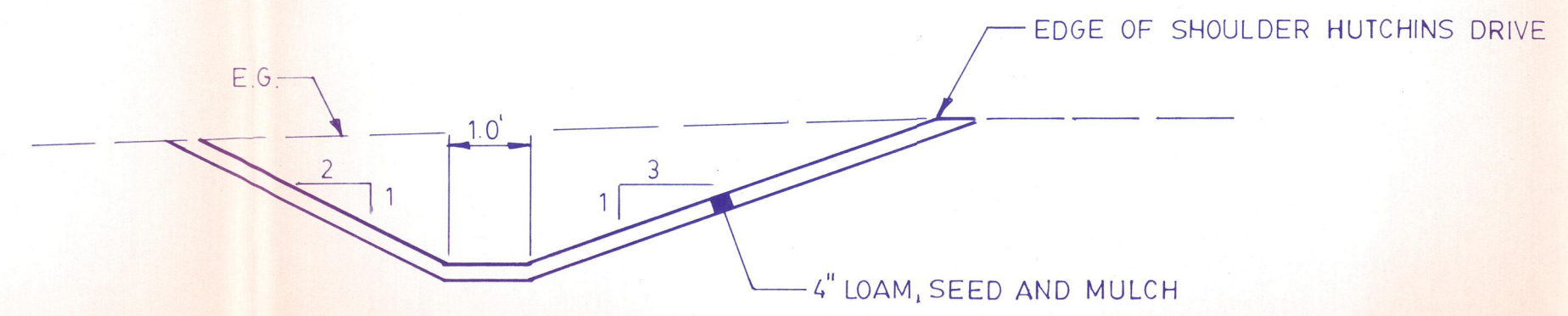


TYPICAL SECTION SANITARY MANHOLE  
N.T.S.

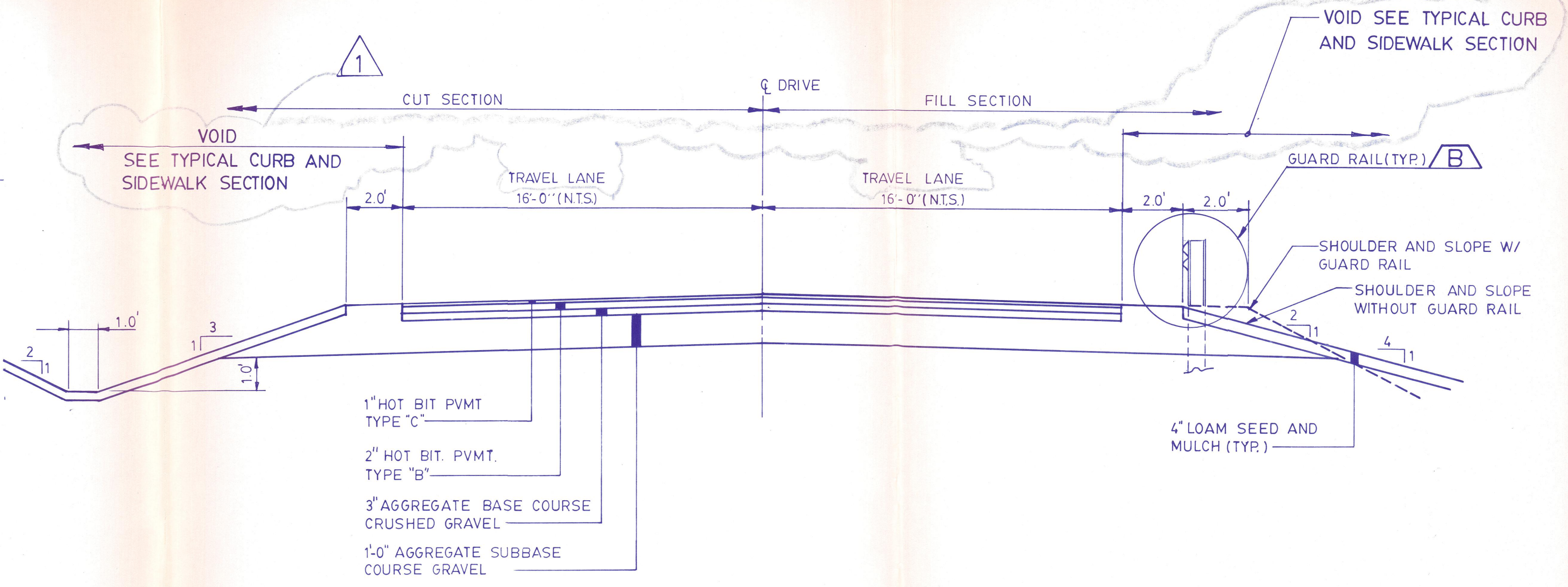


- NOTES:
1. INTERMEDIATE POST SPACING SHALL BE 6'-3" UNLESS OTHERWISE SHOWN.
  2. POSTS FOR GUARD RAIL SHALL BE W 6 X 9
  3. ALL HOLES IN BEAM TO BE SHOP-PUNCHED BEFORE GALVANIZING.
  4. BEAM TYPE GUARD RAIL SET ON RADIUS OF 150" OR LESS TO BE CIRCULAR.

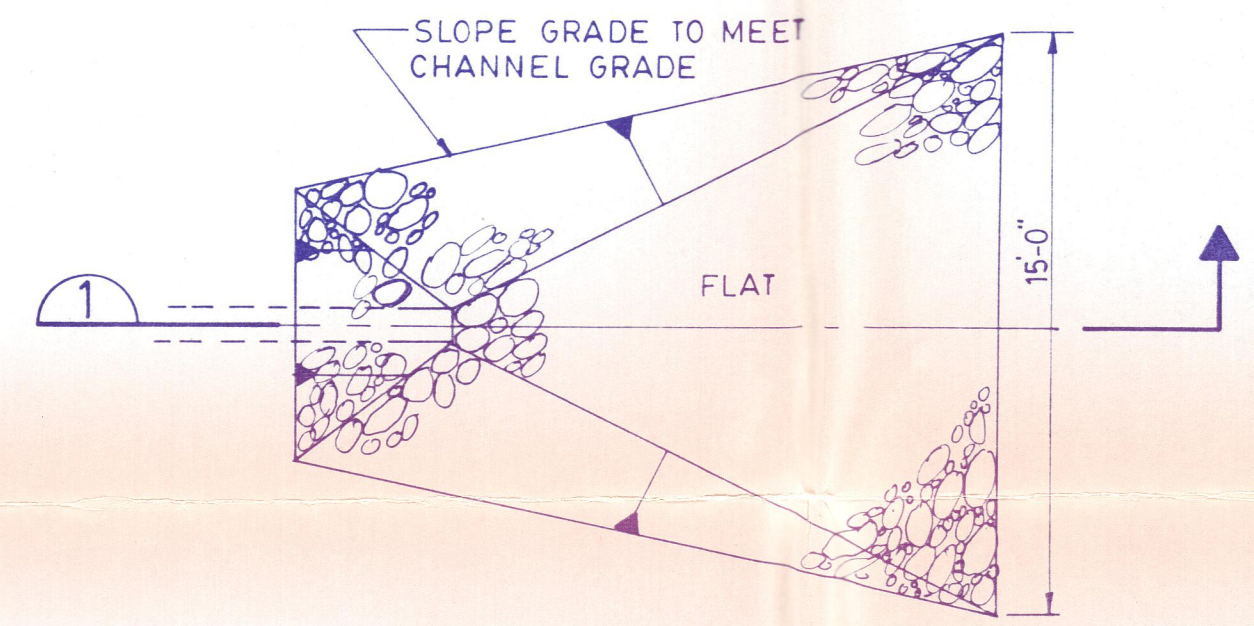
GUARD RAIL (TYPICAL) B  
N.T.S. C-201



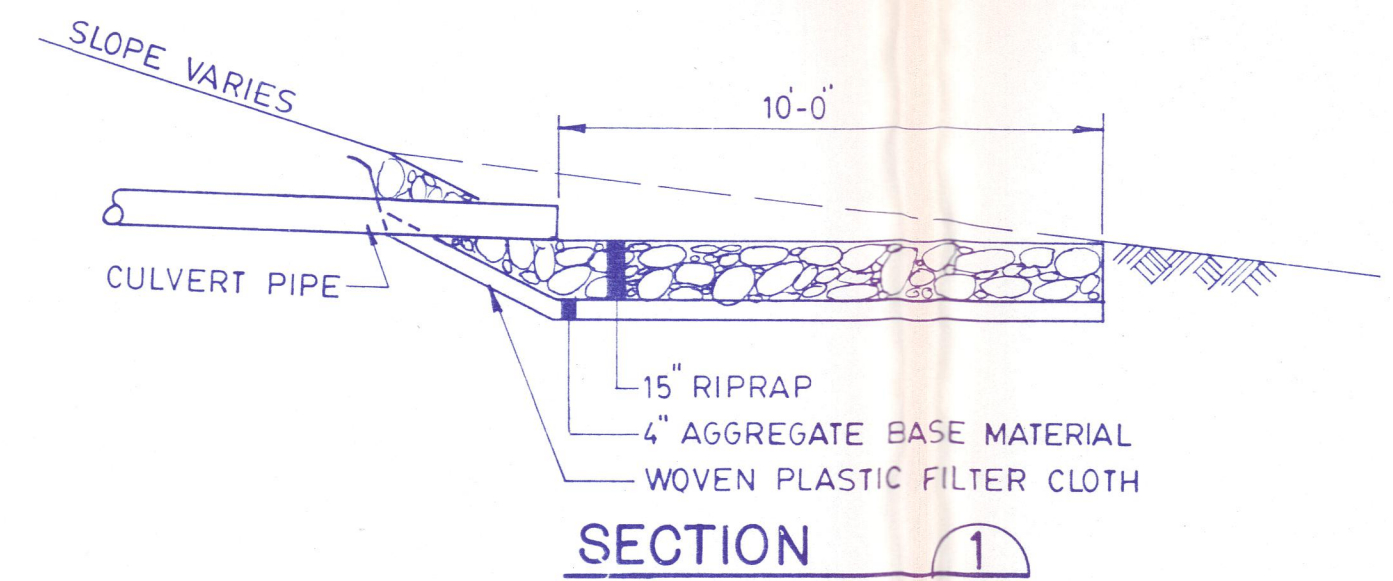
DITCH C  
N.T.S. C-201



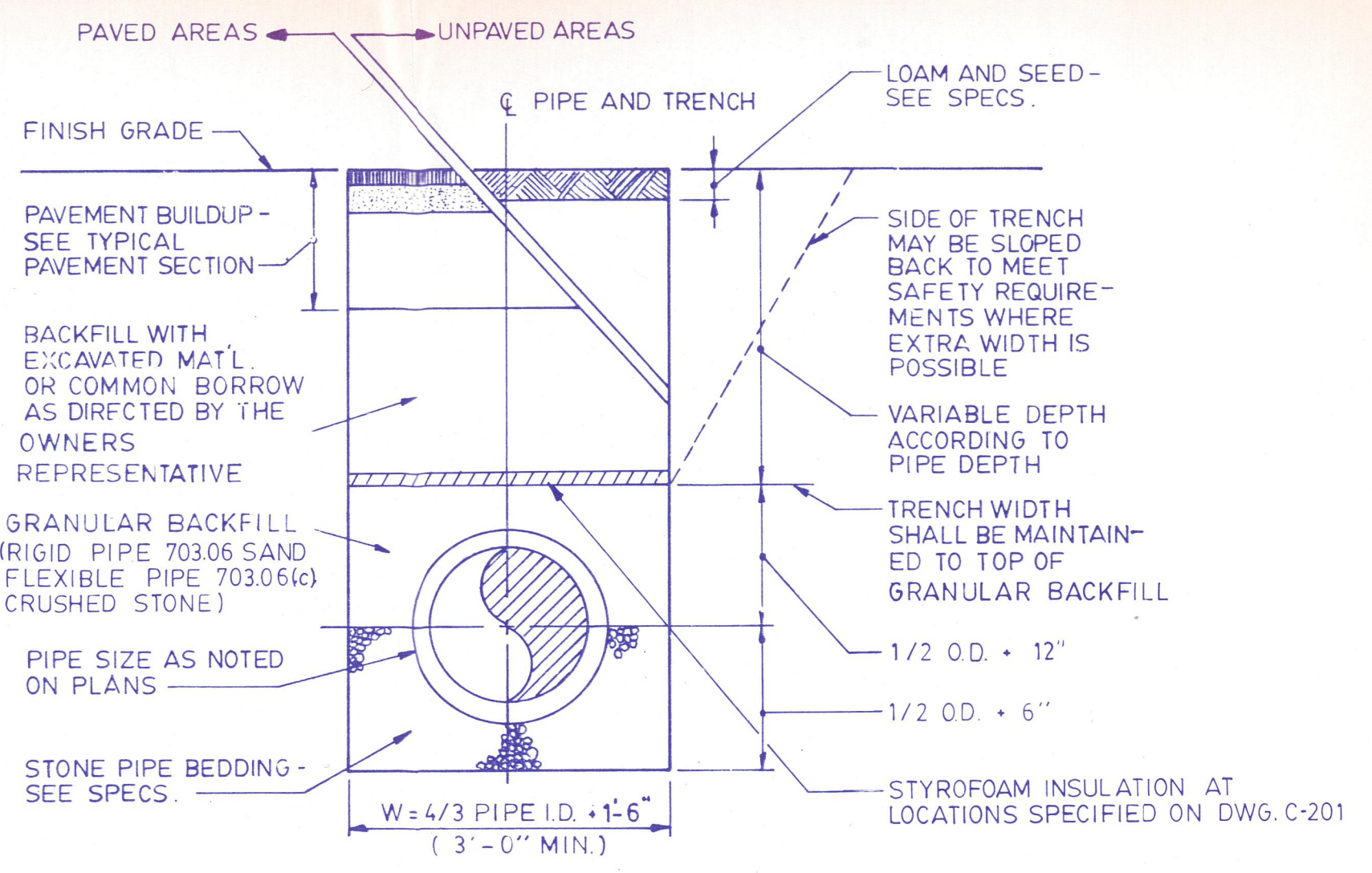
TYPICAL SECTION ROADWAY  
SCALE: 1" = 3'



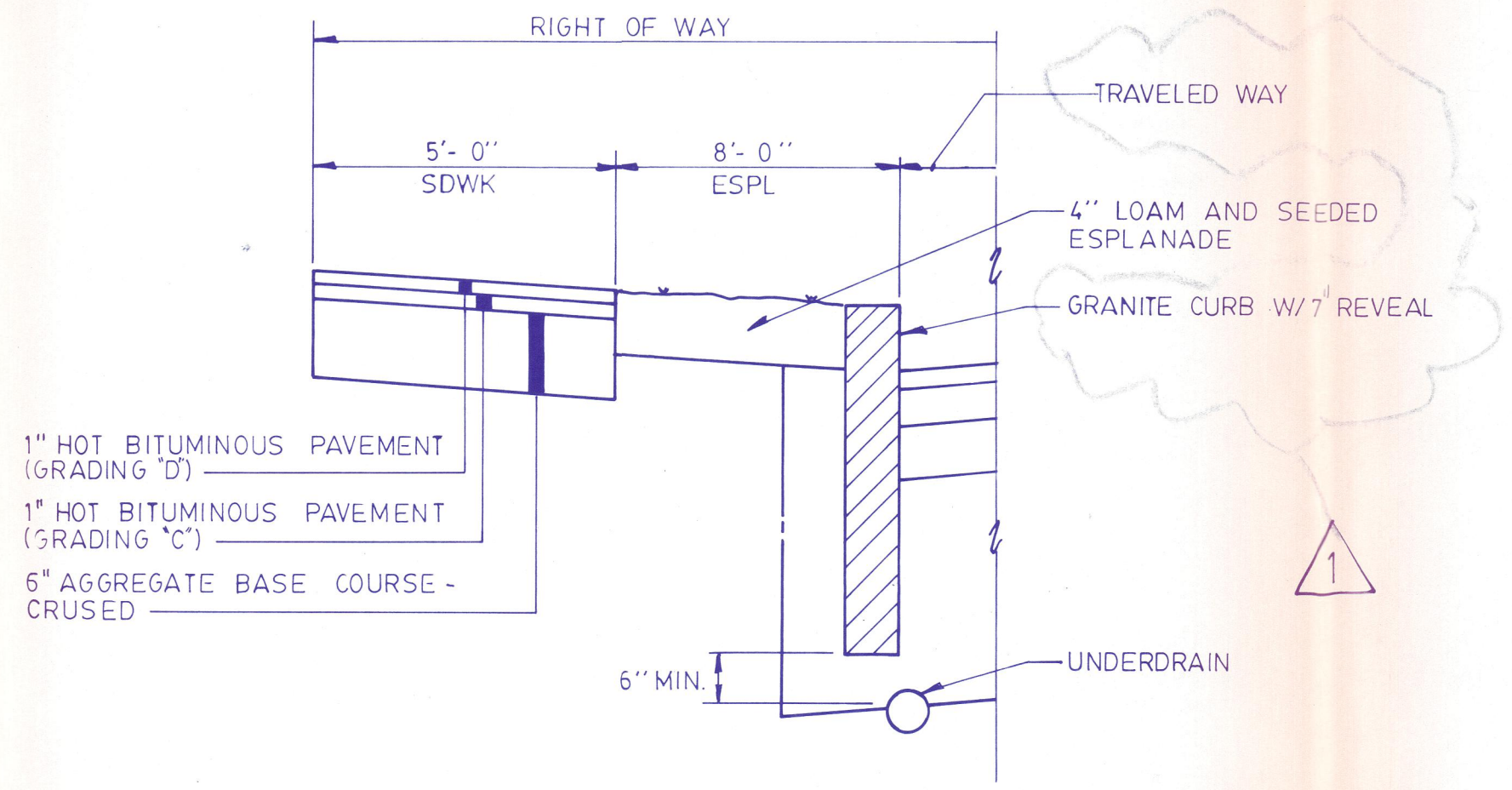
PLAN



RIPRAP INLET AND OUTLET TYPICAL A  
N.T.S. C-201

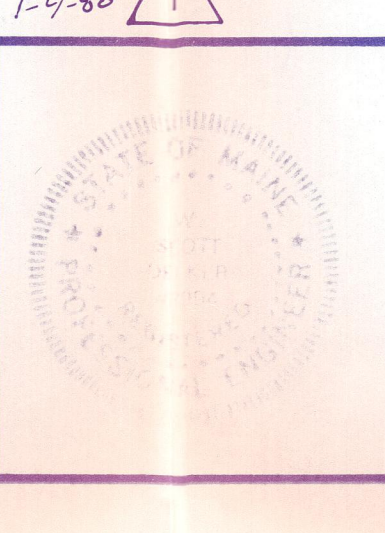


TYPICAL SECTION PIPE TRENCH  
N.T.S.



TYPICAL CURB & SIDEWALK SECTION  
N.T.S.

|                 |          |   |    |      |      |
|-----------------|----------|---|----|------|------|
| SURVEY BY       |          | DATE  |    |      |      |
| SURVEY FILE NO. |          |   |    |      |      |
| REV.            | DATE     | DESCRIPTION   | BY | CHKD | APPD |
| Δ               | 12/31/87 | ISSUED FOR CITY APPROVAL ;<br>ADDED CURB SIDEWALK EXTENDED SEWER AND WATER LINES PER CITY |    | CVB  | ovB  |
| 0               | 1/20/87  | ISSUED FOR CONSTRUCTION   |    |      |      |
| A               | 12/31/86 | ISSUED FOR CLIENT REVIEW  |    |      |      |
| FIELD BOOK No.  |          |   |    |      |      |
| STATUS          |          |   |    |      |      |



**E.C. JORDAN CO.**  
CONSULTING ENGINEERS  
JAN 4 1988

CLIENT  
**F. W. CUNNINGHAM AND SONS**  
PORTLAND, MAINE

|            |          |           |                     |
|------------|----------|-----------|---------------------|
| DESIGN     | 12/86    | TITLE     | STROUDWATER ESTATES |
| DRAWN      | 12/86    |           |                     |
| CHKD       | 1/20/87  |           |                     |
| DEPT. HD.  | 1/20/87  |           |                     |
| PROCESS    |          |           |                     |
| PROJ. MGR. | 1/20/87  |           |                     |
| CLIENT     |          | PROJ. NO. | 4517-05             |
| SCALE      | AS NOTED | DWG. NO.  | C-301               |

