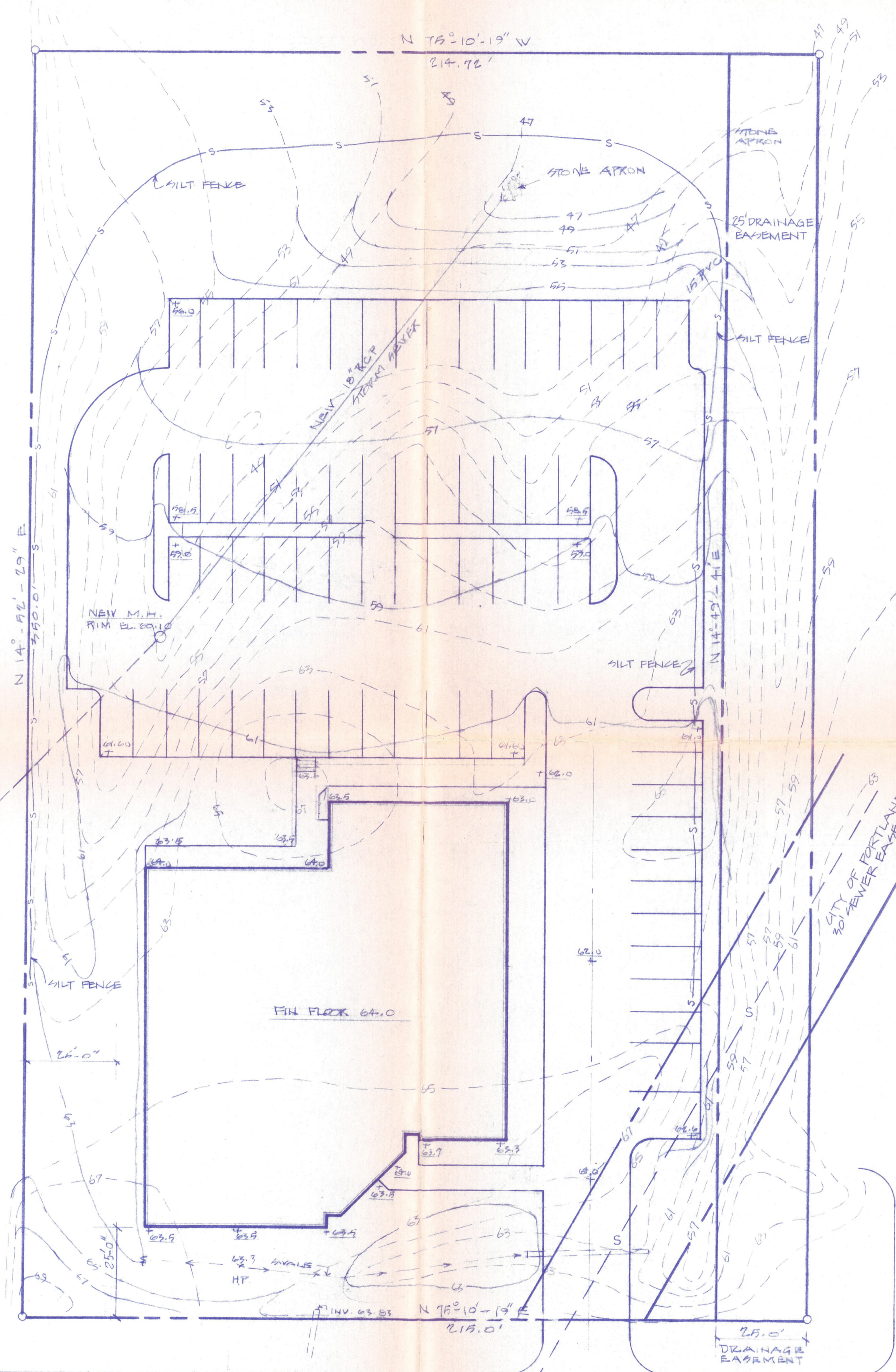
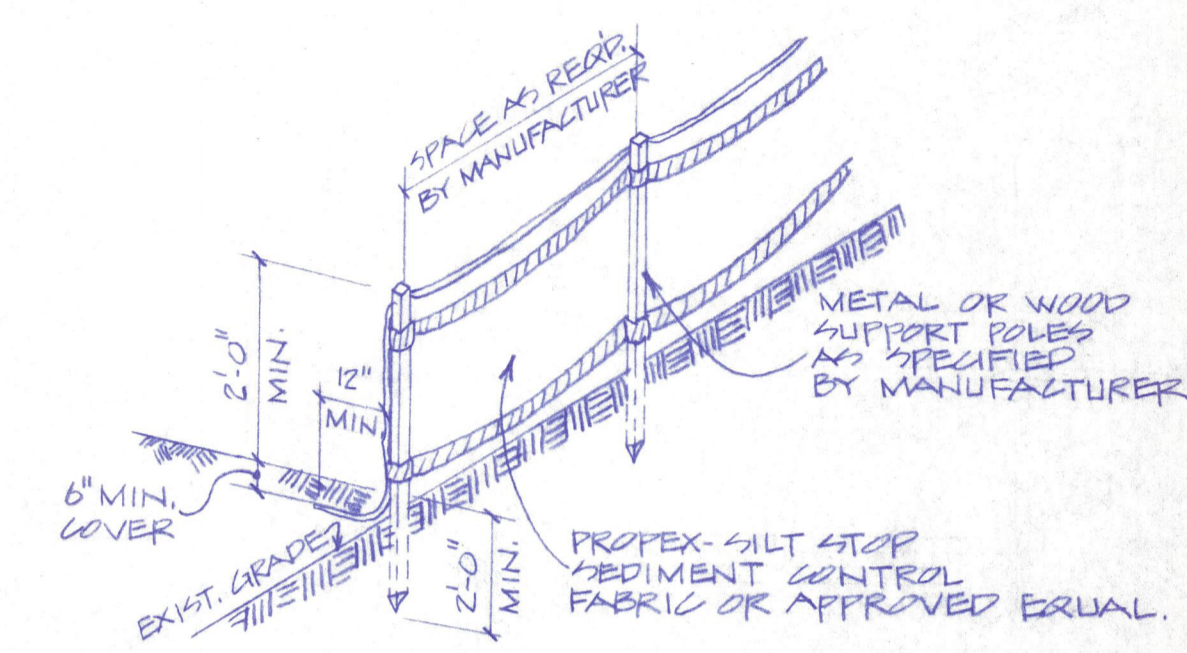


THE TENNIS RACKET



SITE DATA

LOT AREA = 1.73 ACRES  
 BUILDING AREA = 9,944 S.F.  
 PARKING SPACES = 64



NOTE:  
 INSTALL PRIOR TO EXCAVATION OR FILLING ANY AREA OF SITE, AND AT LOCATIONS SHOWN ON SITE PLAN. REMOVE WHEN NO LONGER NEEDED TO CONTROL SILT.

SILT FENCE  
 N.T.S.

CITY OF PORTLAND  
 APPROVED SITE PLAN  
 SUBJECT TO DEPARTMENTAL CONDITIONS  
 DATE OF APPROVAL 7/2/86

GRADING APPROVAL ONLY.

RECEIVED  
 JUL 10 1986  
 DEPARTMENT OF PUBLIC WORKS

7-10-86 REVISED  
 STROUDWATER ESTATES  
 CONGRESS STREET  
 PORTLAND, MAINE

**Group:design**  
 Architects • Engineers • Planners • Thompson's Point, Portland, Maine 04102

PROPOSED OFFICE BUILDING  
 LOT NO. 7  
 DATE 6-25-86 SCALE 1"=20'-0" DWN CKD  
 CH/CK

PRELIMINARY SITE PLAN

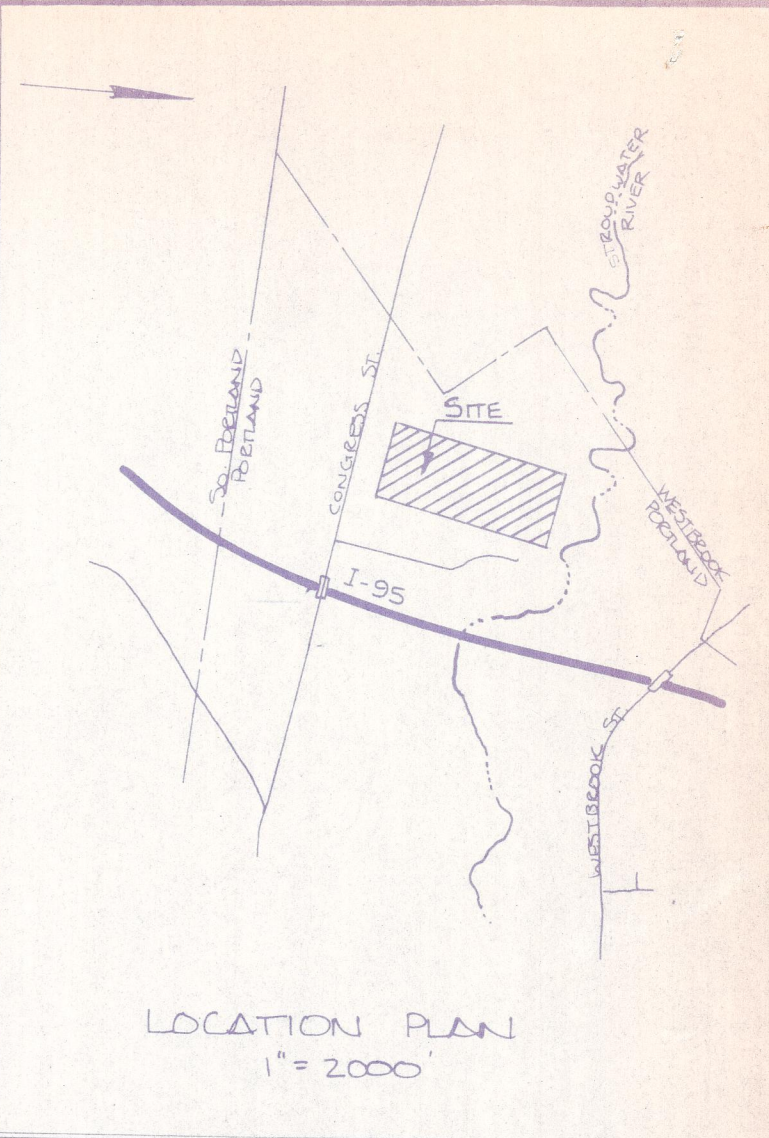
LIBERTY MUTUAL

CONGRESS STREET

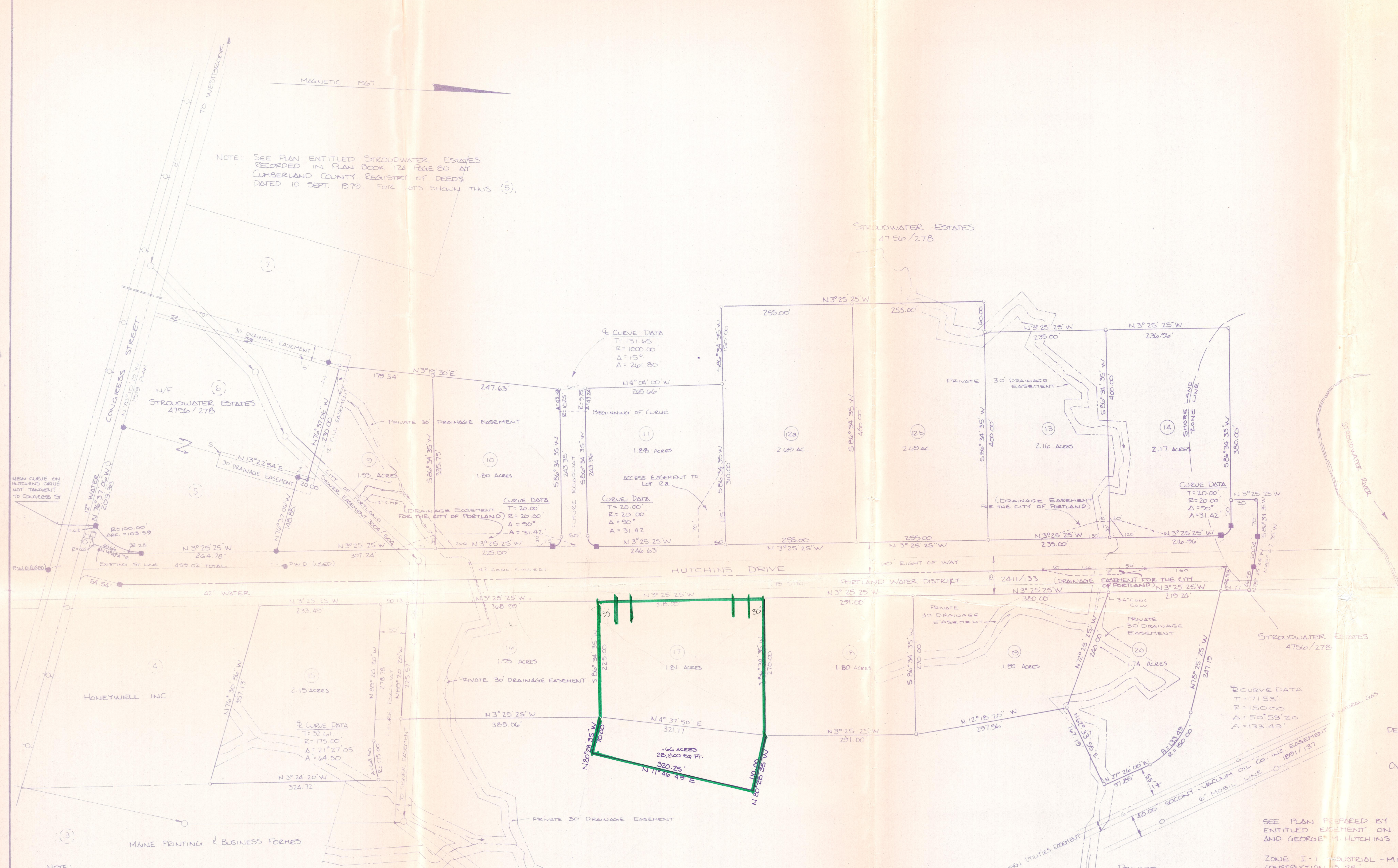
EXISTING 18" R.C.P.

EXISTING 10" SANITARY SEWER

CITY OF PORTLAND  
 30' SEWER EASEMENT



NOTE: SEE PLAN ENTITLED STROUDWATER ESTATES RECORDED IN PLAN BOOK 124 PAGE 80 AT CUMBERLAND COUNTY REGISTRY OF DEEDS DATED 10 SEPT. 1979. FOR LOTS SHOWN THUS (5).



- LEGEND
- IRON FOUND (USED)
  - EXISTING MONUMENT
  - MONUMENTS TO BE SET
  - SEWER MANHOLE
  - HYDRANT
  - UTILITY POLE
  - BURIED GAS LINE
  - BURIED OIL LINE
  - ⑤ RECORDED LOTS
  - ⑬ PROPOSED LOTS
  - PROPERTY MARKER TO BE SET

DEVELOPER: HARRY W. HARMON JR.  
 GEORGE M. HUTCHINS  
 1000 CONGRESS ST.  
 PORTLAND, MAINE 04101

OWNER: STROUDWATER ESTATES  
 1000 CONGRESS ST.  
 PORTLAND, MAINE 04101

SEE PLAN PREPARED BY NORTHERN UTILITIES INC. ENTITLED EASEMENT ON LAND OF HARRY W. HARMON AND GEORGE M. HUTCHINS P-15 DATED 2 JULY 1968.

ZONE I-1 INDUSTRIAL - MINIMUM SET BACK LINE FOR CONSTRUCTION IS 25'

NOTE: THE CONTRACTOR SHALL VERIFY THE ACTUAL FIELD LOCATION OF UTILITIES PRIOR TO CONSTRUCTION.

THE PERIMETER OF THE PROPOSED LOTS HAS NOT BEEN FIELD SURVEYED.

I, DIRECTOR OF PLANNING AND URBAN DEVELOPMENT OF PORTLAND, MAINE, APPROVE THIS AMENDED PLAN.

2/4/86 *John C. May*  
 DATE: SIGNED:

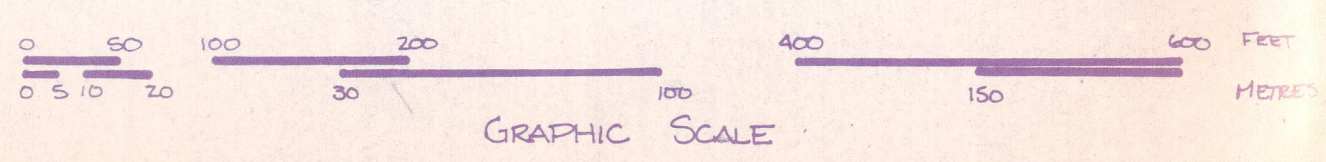
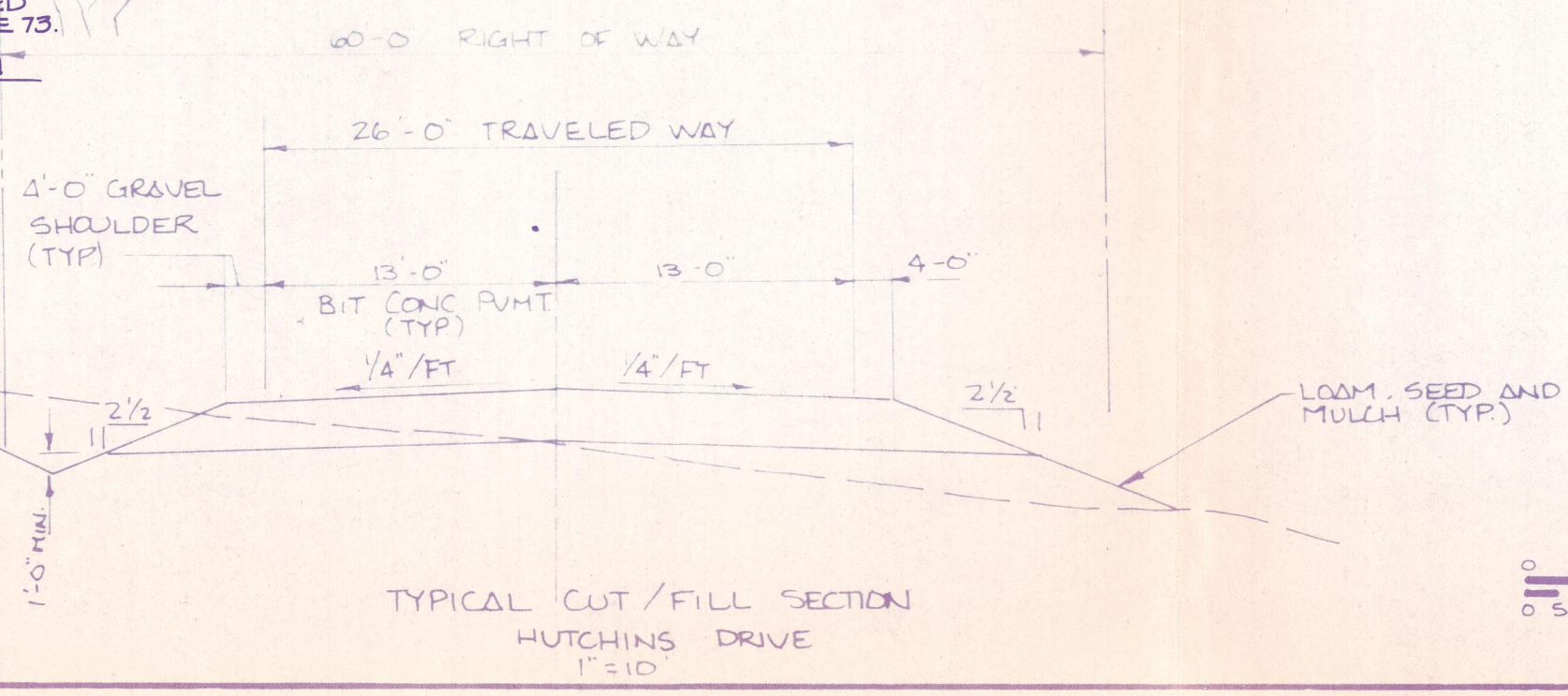
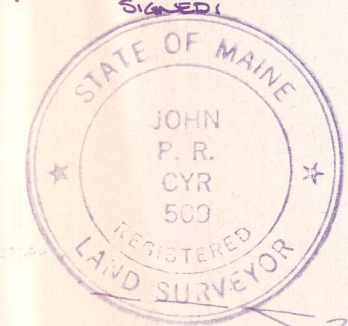
THIS PLAN IS SUBMITTED AS AMENDMENT 1 FOR APPROVAL OF THE ENLARGEMENT OF LOT #17 AND SUPERSEDES THE PLAN RECORDED ON 12 OCTOBER 1985 IN PLAN BOOK 144 PAGE 73.

12/13/85 *John P.R. Cyr*  
 DATE: SIGNED:

WE, THE MEMBERS OF THE PLANNING BOARD OF PORTLAND, MAINE, APPROVE THIS PLAN.

*John J. ...*  
*Barbara A. ...*  
*George A. ...*  
*Robert W. ...*

DATE OCT 12 1986  
 BOOK 144  
 PAGE 73  
 TIME 12:35 PM  
 REC'D FROM *EC*

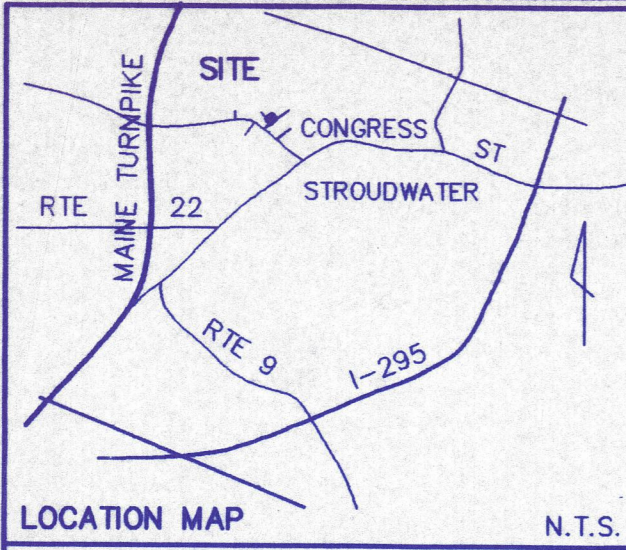


CITY OF PORTLAND  
 APPROVED SITE PLAN  
 LOT #17  
 SUBJECT TO DEPARTMENTAL CONDITIONS  
 DATE OF APPROVAL 2-4-86



REGISTERED LAND SURVEYOR # 509  
*John P.R. Cyr*

13 DEC 1985	LOT #17 EXPANDED	RECORDED PLAN BOOK 153, P. 12
DATE	REVISION	2/5/86
PLAN OF PROPERTY IN		
PORTLAND, MAINE		
MADE FOR		
STROUDWATER ESTATES		
H. I. & E. C. JORDAN - SURVEYORS		
Division of EDWARD G. JORDAN CO., INC. PORTLAND, MAINE		
SCALE 1" = 100'	DATE 10 SEPT 1986	
SURVEY	PLAT	TRACED
COMP.	S.W.E.	4517-00
1289	1289	1289



WE, THE MEMBERS OF THE PORTLAND PLANNING BOARD, APPROVE THIS PLAN

*[Handwritten signatures and dates]*

DATE: Sept 12, 2000

RECORDED: CUMSANO COUNTY REGISTER OF DEEDS

DATE: SEPT. 13, 2000

TIME: 10:29

BOOK: 200

PAGE: 378

CONGRESS STREET

NON-TANGENT CURVE  
 $\Delta = 59^{\circ}21'10''$   
 $R = 100.00$   
 $ARC = 103.59$   
 $CHORD = 99.02$   
 $N26^{\circ}15'10''E$

LOT 5

LOT 6

LOT 9

LOT 21

GEORGE M. HUTCHINS  
 6551/121&125

LOT 27

GEORGE M. HUTCHINS  
 6551/121&125

LOT 12a

UNUM  
 FORMERLY  
 PORTEOUS, MITCHELL  
 & BRAUN CO.  
 6612/141  
 LOTS 12a & 12b

LOT 11

GEORGE M. HUTCHINS  
 6551/121&125

LOT 10

LOT 10 AS RECORDED ON  
 PLAN BOOK 153, PAGE 12

LOT 11 AS RECORDED ON  
 PLAN BOOK 153, PAGE 12

PLC ASSOCIATES  
 11,002/312

1,245 S.F.

17,338 S.F.

18,583 S.F. TOTAL

PAVED SURFACE

PAVED PARKING

220.91'

55.00'

95.99'

240.64'

HUTCHINS DRIVE

60' RIGHT OF WAY

PORTLAND WATER DISTRICT 2411/133

CITY OF PORTLAND  
 APPROVED SITE PLAN  
 SUBJECT TO DEPARTMENTAL  
 CONDITIONS  
 DATE OF APPROV 9/13/00

FINAL AMENDED SUBDIVISION PLAN

NOTES:

- SEE PLAN OF STROUDWATER ESTATES BY E.C. JORDAN DATED SEPT. 10, 1984 REVISED DEC. 13, 1985, APPROVED FEB. 4, 1986 AND RECORDED IN PLAN BOOK 153, PAGE 12, ON FEB. 5, 1986.
- REFER TO TAX MAP 238A.
- SEE PLAN OF HARRY HARMON DRIVE - STROUDWATER ESTATES FOR CITY OF PORTLAND STREET ACCEPTANCE MADE FOR GEORGE M. HUTCHINS BY OWEN HASKELL, INC. DATED JAN. 21, 1997 RECORDED JULY 20, 2000 IN PLAN BOOK 200 PAGE 312.

LEGEND:

- 5/8" ROD SET W/CAP #509
- IRON PIPE OR ROD FOUND
- UTILITY POLE
- EDGE OF PAVEMENT
- GRANITE CURB

CURVE DATA

No.	Delta	Radius	Arc Length	Chord Length	Chord Bearing
C1	90°00'00"	20.00	31.42	28.28	S41°33'48"W
C2	90°00'00"	20.00	31.42	28.28	N48°25'25"W
C3	90°00'00"	20.00	31.42	28.28	N48°25'25"W

THIS PARTIAL PLAN OF STROUDWATER ESTATES (ORIGINAL STROUDWATER ESTATES PLAN BY: E.C. JORDAN, DATED SEPT. 10, 1984) WAS REVISED TO INCREASE THE WIDTH OF THE HARRY HARMON DRIVE R.O.W. FROM 50' TO 60' TO MEET CITY OF PORTLAND ROADWAY STANDARDS. ALTERATIONS OF ORIGINAL APPROVED RECORDING PLAT HAVE BEEN APPROVED BY THE CITY OF PORTLAND DEPARTMENT OF PLANNING AND URBAN DEVELOPMENT IN ACCORDANCE WITH SECTION 14-496 (3) OF THE SUBDIVISION ORDINANCE. ALTERATIONS ARE ALSO APPROVED UNDER THE MAINE DEPARTMENT OF ENVIRONMENTAL PROTECTION, SITE LOCATION OF DEVELOPMENT - STATUE SECTION 489-1, SUBSECTION 19 - MUNICIPAL CAPACITY.

Signed by Joel Gray  
 DIRECTOR OF PLANNING AND URBAN DEVELOPMENT  
 DATE July 20, 2000  
 RECORDED: BK 200 PAGE 312

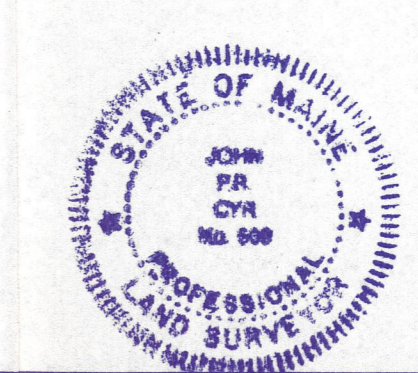
CERTIFICATION:

OWEN HASKELL, INC. HEREBY CERTIFIES THAT THIS PLAN IS BASED ON, AND THE RESULT OF, AN ON THE GROUND FIELD SURVEY AND THAT TO THE BEST OF OUR KNOWLEDGE, INFORMATION AND BELIEF, IT CONFORMS TO THE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS STANDARDS FOR A CATEGORY 1, CONDITION II, SURVEY WITH THE FOLLOWING EXCEPTIONS:

- NO REPORT PREPARED

DATE: 9-6-00

JOHN P.R. CYR, PLS NO. 509



STANDARD BOUNDARY SURVEY  
 HARRY HARMON DRIVE - STROUDWATER ESTATES  
 FOR CITY OF PORTLAND  
 STREET ACCEPTANCE  
 MADE FOR  
 GEORGE M. HUTCHINS  
 1000 CONGRESS STREET, PORTLAND, MAINE

OWEN HASKELL, INC.  
 16 CASCO ST., PORTLAND, ME 04101 (207) 774-0424  
 PROFESSIONAL LAND SURVEYORS

Drawn By	JLW	Date	SEPT. 5, 2000	Job No.	92035P
Trace By	JLW	Scale	1" = 40'	Drwg. No.	S1
Check By	JPRC	Book No.	623		

