

**PLAN REFERENCES**

1. ONSITE TOPOGRAPHIC AND PROPERTY BOUNDARY INFORMATION TAKEN FROM THE FOLLOWING:
  - i. A PLAN TITLED "BOUNDARY AND TOPOGRAPHIC SURVEY", PREPARED BY OWEN HASKELL, INC. OF 390 US ROUTE ONE, FALMOUTH, MAINE, DATED JULY 2, 2013.
  - ii. ELEVATIONS ARE BASED ON NGVD29 DATUM.
2. OFFSITE TOPOGRAPHIC INFORMATION TAKEN FROM THE FOLLOWING:
  - i. PUBLICLY AVAILABLE AERIAL PHOTOGRAPHY.
  - ii. PUBLICLY AVAILABLE LIDAR SURVEY DATA.

**GENERAL NOTES**

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING "DIG SAFE" AND LOCAL UTILITY COMPANIES AT LEAST THREE (3) BUSINESS DAYS, BUT NOT MORE THAN 30 CALENDAR DAYS, PRIOR TO THE COMMENCEMENT OF ANY EXCAVATION, IN ACCORDANCE WITH MAINE STATE LAW. "DIG SAFE" TELEPHONE NUMBER IS 1-888-344-1233.
2. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR ALL AND ANY MEAN, METHODS, AND TECHNIQUES EMPLOYED TO PERFORM THE WORK SHOWN ON THE PLANS.
3. ALL WORK SHALL COMPLY WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS INCLUDING ALL SAFETY REGULATIONS (OSHA).
4. ALL WORK SHALL BE IN CONFORMANCE ALL UTILITY COMPANIES STANDARDS.
5. THE CONTRACTOR SHALL SECURE ALL NECESSARY PERMITS FOR THE WORK SHOWN ON THESE PLANS PRIOR TO CONSTRUCTION.
6. ALL PAVEMENT/CONCRETE CUTS SHALL BE SAU CUT TO RESULT IN CLEAN EDGES. A TACK COAT SHALL BE APPLIED ALONG THE PAVEMENT CUT EDGES AND THE NEW PAVEMENT BUTTED TO IT, UNLESS OTHERWISE DIRECTED BY THE OWNER OR OWNER'S REPRESENTATIVE.
7. ALL WORK SHALL COMPLY WITH THE CITY OF PORTLAND REQUIREMENTS.
8. ALL EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO ANY SITE EXCAVATION OR REGRADING. REFER TO THE WRITTEN EROSION CONTROL PLAN AND DRAWINGS FOR FURTHER EROSION CONTROL GUIDELINES.
9. CONTRACTOR SHALL VERIFY ALL DUSTING CONDITIONS SHOWN ON THE DRAWINGS. IF ANY DISCREPANCIES ARE FOUND, THE OWNER OR OWNER'S REPRESENTATIVE SHALL BE NOTIFIED IMMEDIATELY.
10. ALL PROPOSED WORK WITHIN THE BRIGHTON AVENUE RIGHT-OF-WAY SHALL MEET THE CITY OF PORTLAND TECHNICAL MANUAL STANDARDS.

**EXISTING UTILITY NOTES**

1. THE UNDERGROUND UTILITIES HEREON SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE DESIGN ENGINEER MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE DESIGN ENGINEER FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM AVAILABLE INFORMATION.
2. THE CONTRACTOR SHALL CALL 1-888-DIGSAFE AT LEAST THREE BUSINESS DAYS BEFORE PERFORMING ANY CONSTRUCTION. ALL INVERTS AND PIPE SIZES MUST BE VERIFIED PRIOR TO ANY CONSTRUCTION.

**SITE DEMOLITION NOTES**

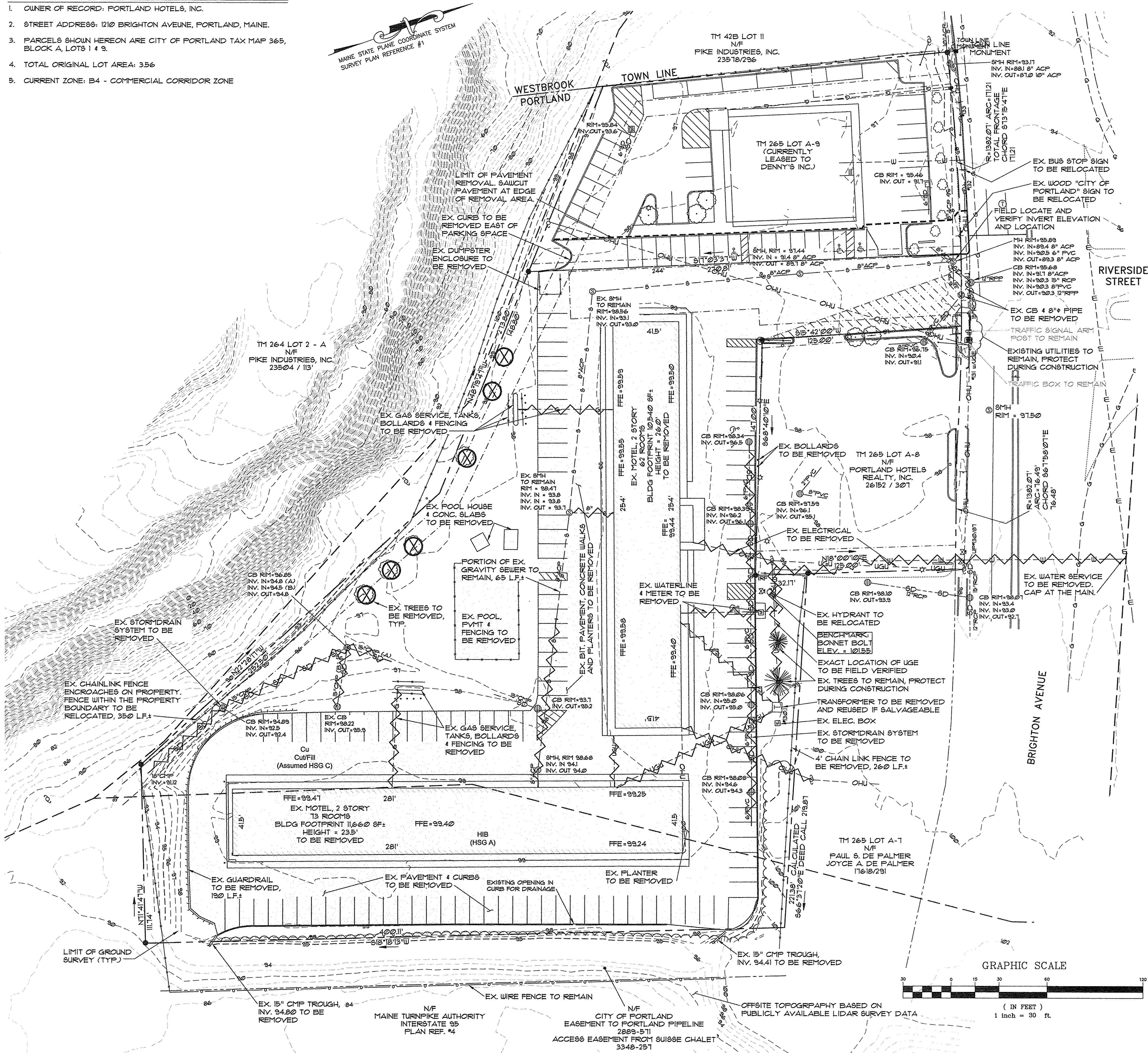
1. ALL SITE FEATURES INCLUDING BUT NOT LIMITED TO BUILDINGS, FOUNDATIONS, PAVEMENT, CURBING, UTILITIES, AND LANDSCAPING, SHALL BE REMOVED UNLESS SPECIFICALLY INDICATED TO REMAIN.
2. ALL SITE DEMOLITION MATERIALS SHALL BE REMOVED AND PROPERLY DISPOSED OF BY THE CONTRACTOR AT HIS EXPENSE.

**LEGEND**

EXISTING	
	PROPERTY LINE
	PROPERTY LINE TO BE VACATED
	BUILDING SETBACK
	ABUTTERS PROPERTY
	EASEMENT
	EDGE OF PAVEMENT
	CONTOURS
	BUILDING
	CURB
	TOWN LINE
	SOILS BOUNDARY
	GAS LINE
	SANITARY SEWER
	STORM DRAIN
	OVERHEAD UTILITY
	UNDERGROUND UTILITY
	WATER LINE
	CATCH BASIN
	DRAIN MANHOLE
	TELEPHONE MANHOLE
	ELECTRIC MANHOLE
	TRANSFORMER
	SEWER MANHOLE
	WATER METER PIT
	UTILITY POLE W/ GUY WIRE
	SIGN
	TREE
	TREELINE
	CHAINLINK FENCE
	STOCKADE FENCE
	GUARDRAIL
	MONUMENT FOUND
	IRON PIPE OR ROD FOUND
	HYDRANT
	GATE VALVE
	LIGHT POLE
	BOLLARD
	ACCESSIBLE PARKING SPACE
	UTILITY SERVICE TO BE REMOVED
	PAVEMENT, STRUCTURE, CONCRETE OR CURB TO BE REMOVED

**PARCEL INFORMATION**

1. OWNER OF RECORD: PORTLAND HOTELS, INC.
2. STREET ADDRESS: 1210 BRIGHTON AVENUE, PORTLAND, MAINE.
3. PARCELS SHOWN HEREON ARE CITY OF PORTLAND TAX MAP 365, BLOCK A, LOTS 1 & 3.
4. TOTAL ORIGINAL LOT AREA: 3.56
5. CURRENT ZONE: B4 - COMMERCIAL CORRIDOR ZONE



**PINKHAM & GREER CIVIL ENGINEERS**  
 28 WANAHA AVE. PORTLAND, ME 04103  
 TEL: 207.781.5442 FAX: 207.781.4425

Professional Engineer Seal for Thomas S. Greer, License No. 10001, State of Maine.

REV.	DATE	DESCRIPTION

SCALE: AS SHOWN	DRN BY: JDC
DATE: APRIL 4, 2017	DESG BY: TSG
PROJECT: 18186	CHK BY: TSG

**PORTLAND HOTELS, INC.**  
 1200 BRIGHTON AVENUE  
 PORTLAND, MAINE

**HOTEL REDEVELOPMENT**  
 1210 BRIGHTON AVENUE  
 PORTLAND, MAINE

**EXISTING CONDITIONS AND DEMOLITION PLAN**