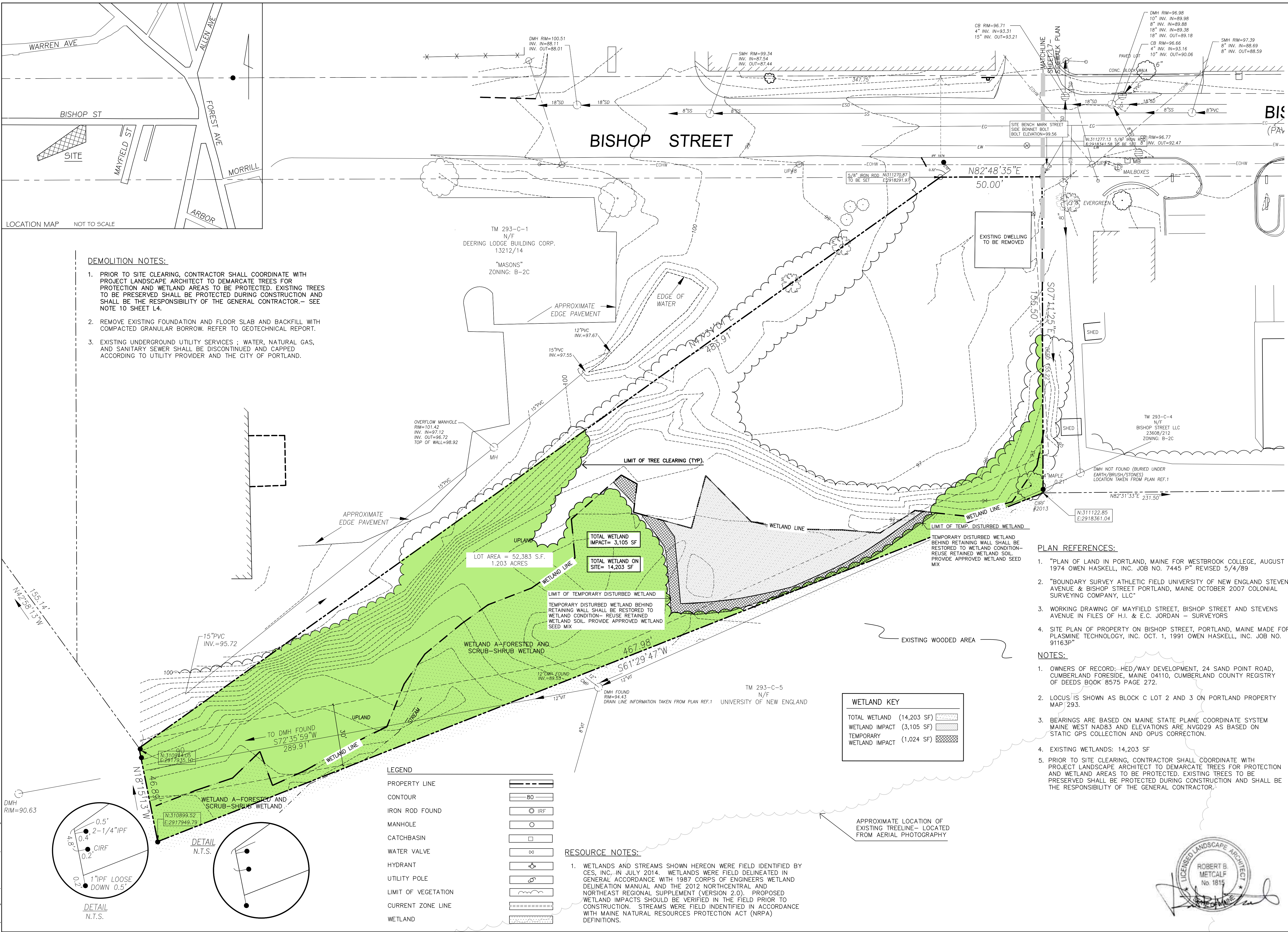


- DEMOLITION NOTES:**
- PRIOR TO SITE CLEARING, CONTRACTOR SHALL COORDINATE WITH PROJECT LANDSCAPE ARCHITECT TO DEMARCAT E TREES FOR PROTECTION AND WETLAND AREAS TO BE PROTECTED. EXISTING TREES TO BE PRESERVED SHALL BE PROTECTED DURING CONSTRUCTION AND SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.— SEE NOTE 10 SHEET L4.
 - REMOVE EXISTING FOUNDATION AND FLOOR SLAB AND BACKFILL WITH COMPACTED GRANULAR BORROW. REFER TO GEOTECHNICAL REPORT.
 - EXISTING UNDERGROUND UTILITY SERVICES ; WATER, NATURAL GAS, AND SANITARY SEWER SHALL BE DISCONTINUED AND CAPPED ACCORDING TO UTILITY PROVIDER AND THE CITY OF PORTLAND.



TM 293-C-1
N/F
DEERING LODGE BUILDING CORP.
13212/14
"MASONS"
ZONING: B-2C

TM 293-C-4
N/F
BISHOP STREET LLC
23505/212
ZONING: B-2C

TM 293-C-5
N/F
UNIVERSITY OF NEW ENGLAND

LOT AREA = 52,383 S.F.
1.203 ACRES

TOTAL WETLAND IMPACT= 3,105 SF
TOTAL WETLAND ON SITE= 14,203 SF

WETLAND A-FORESTED AND SCRUB-SHRUB WETLAND

WETLAND KEY

TOTAL WETLAND (14,203 SF)	[Pattern]
WETLAND IMPACT (3,105 SF)	[Pattern]
TEMPORARY WETLAND IMPACT (1,024 SF)	[Pattern]

LEGEND

PROPERTY LINE	[Symbol]
CONTOUR	[Symbol]
IRON ROD FOUND	[Symbol]
MANHOLE	[Symbol]
CATCHBASIN	[Symbol]
WATER VALVE	[Symbol]
HYDRANT	[Symbol]
UTILITY POLE	[Symbol]
LIMIT OF VEGETATION	[Symbol]
CURRENT ZONE LINE	[Symbol]
WETLAND	[Symbol]

- RESOURCE NOTES:**
- WETLANDS AND STREAMS SHOWN HEREON WERE FIELD IDENTIFIED BY CES, INC. IN JULY 2014. WETLANDS WERE FIELD DELINEATED IN GENERAL ACCORDANCE WITH 1987 CORPS OF ENGINEERS WETLAND DELINEATION MANUAL AND THE 2012 NORTHCENTRAL AND NORTHEAST REGIONAL SUPPLEMENT (VERSION 2.0). PROPOSED WETLAND IMPACTS SHOULD BE VERIFIED IN THE FIELD PRIOR TO CONSTRUCTION. STREAMS WERE FIELD IDENTIFIED IN ACCORDANCE WITH MAINE NATURAL RESOURCES PROTECTION ACT (NRPA) DEFINITIONS.

- PLAN REFERENCES:**
- "PLAN OF LAND IN PORTLAND, MAINE FOR WESTBROOK COLLEGE, AUGUST 20 1974 OWEN HASKELL, INC. JOB NO. 7445 P" REVISED 5/4/89
 - "BOUNDARY SURVEY ATHLETIC FIELD UNIVERSITY OF NEW ENGLAND STEVENS AVENUE & BISHOP STREET PORTLAND, MAINE OCTOBER 2007 COLONIAL SURVEYING COMPANY, LLC"
 - WORKING DRAWING OF MAYFIELD STREET, BISHOP STREET AND STEVENS AVENUE IN FILES OF H.I. & E.C. JORDAN - SURVEYORS
 - SITE PLAN OF PROPERTY ON BISHOP STREET, PORTLAND, MAINE MADE FOR PLASMINE TECHNOLOGY, INC. OCT. 1, 1991 OWEN HASKELL, INC. JOB NO. 91163P"

- NOTES:**
- OWNERS OF RECORD: HED/WAY DEVELOPMENT, 24 SAND POINT ROAD, CUMBERLAND FORESIDE, MAINE 04110, CUMBERLAND COUNTY REGISTRY OF DEEDS BOOK 8575 PAGE 272.
 - LOCUS IS SHOWN AS BLOCK C LOT 2 AND 3 ON PORTLAND PROPERTY MAP 293.
 - BEARINGS ARE BASED ON MAINE STATE PLANE COORDINATE SYSTEM MAINE WEST NAD83 AND ELEVATIONS ARE NVGD29 AS BASED ON STATIC GPS COLLECTION AND OPUS CORRECTION.
 - EXISTING WETLANDS: 14,203 SF
 - PRIOR TO SITE CLEARING, CONTRACTOR SHALL COORDINATE WITH PROJECT LANDSCAPE ARCHITECT TO DEMARCAT E TREES FOR PROTECTION AND WETLAND AREAS TO BE PROTECTED. EXISTING TREES TO BE PRESERVED SHALL BE PROTECTED DURING CONSTRUCTION AND SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.

Prepared For:
OWNER:
AVESTA BISHOP STREET LP
307 Cumberland Avenue
Portland, Maine 04101
Tel.: 207-553-7777

Prepared By:
MITCHELL & ASSOCIATES
Landscape Architects
The Staples School
70 Center Street
Portland, Maine 04101
Tel.: 207-774-4427

72 BISHOP STREET
Portland, Maine
Bishop Street

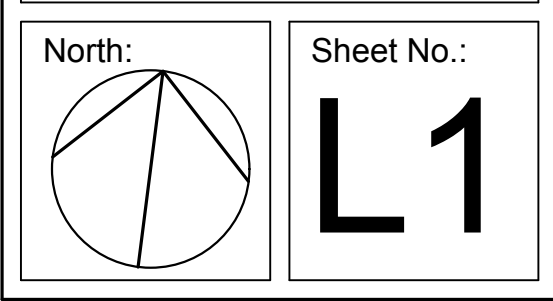
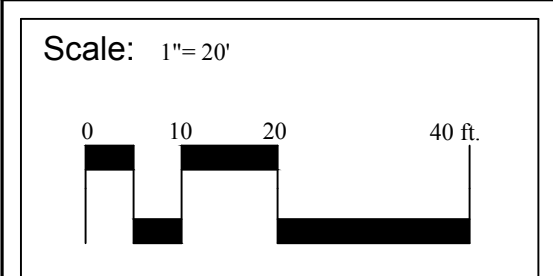
Date:
SEPTEMBER 9, 2015

Issued For:
SITE PLAN AND SUBDIVISION PLAN REVIEW

Revisions:
Revised: 5-22-15
Revised: 6-22-15
Issued for:
90% Maine Housing Submission
11/25/15

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Title:
EXISTING CONDITIONS & DEMOLITION PLAN



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