



THIS PLAN IS A PRELIMINARY DESIGN AND SHOULD NOT BE USED FOR CONSTRUCTION WITHOUT THE NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES. ANY ALTERATIONS TO THE PLAN SHALL BE AT THE CLIENT'S SOLE RISK AND WITHOUT LIABILITY TO THE DESIGNER.

REV.	DATE	STATUS	BY	CHKD.	APPD.	REV.	DATE	STATUS	BY	CHKD.	APPD.

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SYTDesign CONSULTANTS
 CIVIL, ENVIRONMENTAL & LANDSCAPE ARCHITECTURE
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 Cumberland, Maine 04021
 TEL: 207.852.8994 FAX: 207.852.2231

REACTY RESOURCES CHARTERED
 247 COMMERCIAL STREET, ROCKPORT, MAINE 04856

DESIGN: ADU	DATE: AUGUST 2006
DRAWN: DAM	SCALE: 1" = 100'
CHKD: ADU	

WARREN GREEN	PROJ. NO.	06-238.00	REV.	A
421 WARREN AVENUE, PORTLAND, MAINE	DWG. NO.	C-100		
EXISTING CONDITIONS				

LOCUS PARCELS AND DEED REFERENCES:

TAX PARCEL INFORMATION:

- TAX MAP 296 - BLOCK A, LOT 6
- TAX MAP 301 - BLOCK E, LOTS 4 - 6, & BLOCK 4, LOT 10
- TAX MAP 302 - BLOCK A, LOTS 1 & 10
- TAX MAP 303 - BLOCK A, LOTS 8 & 10
- TAX MAP 304 - BLOCK B, LOT 28
- TAX MAP 305 - BLOCK B, LOT 1
- TAX MAP 307 - BLOCK B, LOT 19 & BLOCK 4, LOT 1
- TAX MAP 308 - BLOCK B, LOT 2, & BLOCK C, LOT 1
- TAX MAP 310 - BLOCK E, LOT 58, & BLOCK F, LOT 1

LOCUS DEEDS:

- DEED BOOK 8261, PAGE 289
- DEED BOOK 8261, PAGE 273
- DEED BOOK 23556, PAGE 131

LEGEND:

- PROPERTY LINE (LOCUS)
- PROPERTY LINE (ABUTTER)
- R.O.W. LINE
- ESSENTIAL LINE
- ZONE LINE
- LIMIT OF WETLANDS
- NOV OR FOREWEI
- STRUCTURE
- EDGE OF PAVEMENT
- EDGE OF GRAVEL
- EDGE OF VEGETATION/WOODS
- MANHOLE
- SANITARY SEWER
- CLIMATE
- HEADWALL
- UTILITY POLE
- OVERHEAD UTILITY
- FENCE (MGR)
- FENCE (WOOD)
- RAIL

REFERENCE PLANS:

- A PLAN ENTITLED "ALTA/ACSM LAND TITLE SURVEY, WARREN AVENUE, PORTLAND, MAINE, FOR REALTY RESOURCES, CHARTERED, 247 COMMERCIAL STREET, ROCKPORT, MAINE 04856, ALFRED J. WALKER (OWNER OF RECORD)
- UTILITY INFORMATION AS SHOWN HEREON IS BASED ON REFERENCE PLAN NO. 1. UNDERGROUND UTILITIES SHOULD BE ASSUMED APPROXIMATE ONLY. UTILITIES MARK-OUT SHOULD BE PERFORMED AND THE APPROPRIATE AUTHORITIES INFORMED PRIOR TO ANY EXCAVATION (1-888-DISSAIRE (344-7233))
- ABUTTING PROPERTY OWNER INFORMATION AS SHOWN HEREON AS TAKEN FROM REFERENCE PLAN NO. 1
- WETLAND AREA APPROXIMATED FROM SITE RECONNAISSANCE, OCTOBER 2006.

GENERAL NOTES:

- BOUNDARY, PLANNING, AND TOPOGRAPHIC INFORMATION AS SHOWN HEREON ARE BASED ON REFERENCE PLAN NO. 1
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APPROXIMATE LOCATION OF ZONE LINE:

- R-3 RESIDENTIAL ZONE
- B-4 COMMERCIAL ZONE

SCALE COMMUNICATIONS OF NEW ENGLAND, INC.

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