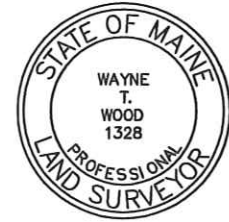
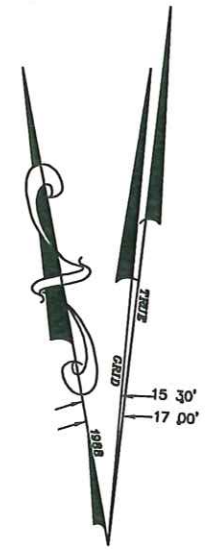


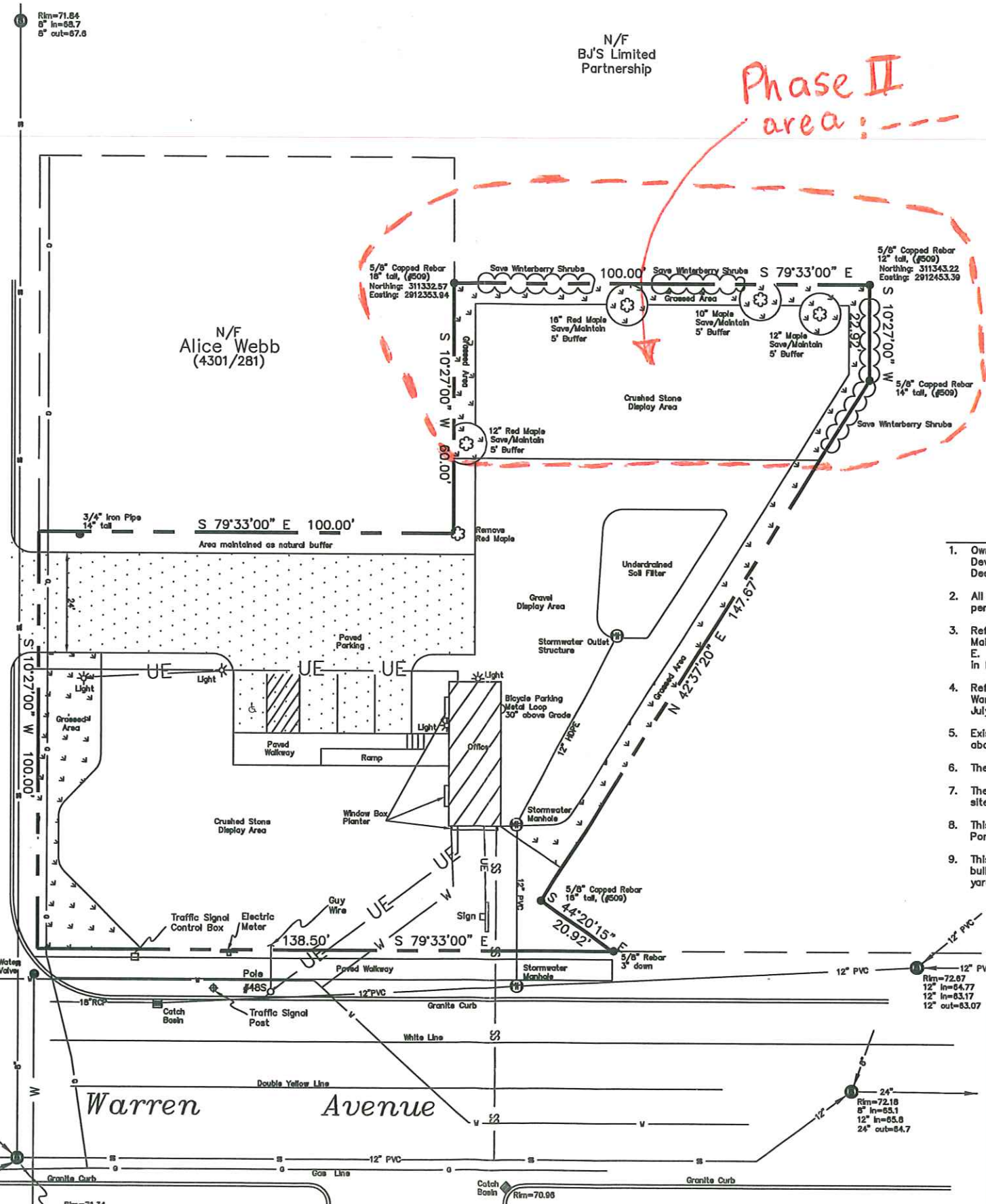


LOCATION MAP



LEGEND

●	Iron Pipe or Pin
○	Utility Pole
—	Gas Line
—	Water Line
—	Sanitary Sewer Line
—	Overhead Utility Lines
■	Catch Basin
⊙	Man Hole
▨	Building
▤	Paved Parking
N/F	Now or Formerly of
(6959/245)	Deed Book & Page



CITY OF PORTLAND
APPROVED SITE PLAN
 Subject to Dept. Conditions
 W.W. Grainger, Inc. (6959/245, 247)
 Approval: 6-1-2012 Phase I
 11-20-2012 Phase II
 (this plan)

NOTES

- Owner of record is Shed Happens, Inc. by warranty deed of E & P Development, Inc. recorded in the Cumberland County Registry of Deeds in Book 29,420 on Page 224.
- All bearings are referenced to Magnetic North of the Year 1987 as per the plan listed in Note #4 below.
- Reference is made to a plan entitled "Riverton Home Sites Portland Maine owned by The A. H. Chapman Land Co." dated July 1924 by E. G. Sheffield recorded in the Cumberland County Registry of Deeds in Plan Book 16 on Page 11.
- Reference is made to a plan entitled "Existing Conditions Survey on Warren Ave. ~ Portland, Maine made for C & J Corporation" dated July 3, 2002 by Owen Haskell, Inc.
- Existing conditions for this plan were taken from the plan in Note 4 above and updated 2/7/12.
- The total area of this parcel is 20,238 square feet.
- There is no "Special Flood Hazard Zone" as defined by FEMA on this site.
- This property is shown as Lots 15,16,17,18,37 & 38 on the City of Portland Tax Map 304.
- This property is in the B-4 Zoning District with the following minimum bulk and space standards: frontage= 60 ft., Front yard= 20 ft., Side yard=(1 to 2 stories)= 10 ft., Rear yard= 20 ft. & 80% Lot coverage.



Amended Site Plan
 On
 Warren Avenue & Grove Street
 In
 Portland, Maine
 For
Shed Happens, Inc.
 C/O Michael Doherty ~ 711 B Roosevelt Tr. ~ Windham, ME 04062

WAYNE T. WOOD & CO.
 Gray, Maine 04039
 Drawn By: KLW/WTW
 Scale: 1" = 20'
 Checked By: WTW
 Book No. N/A

(207)657-3330
 Date
 November 2012
 Job No.
 212011

see Walsh Eng Plans as approved.
 2012-274
 TW