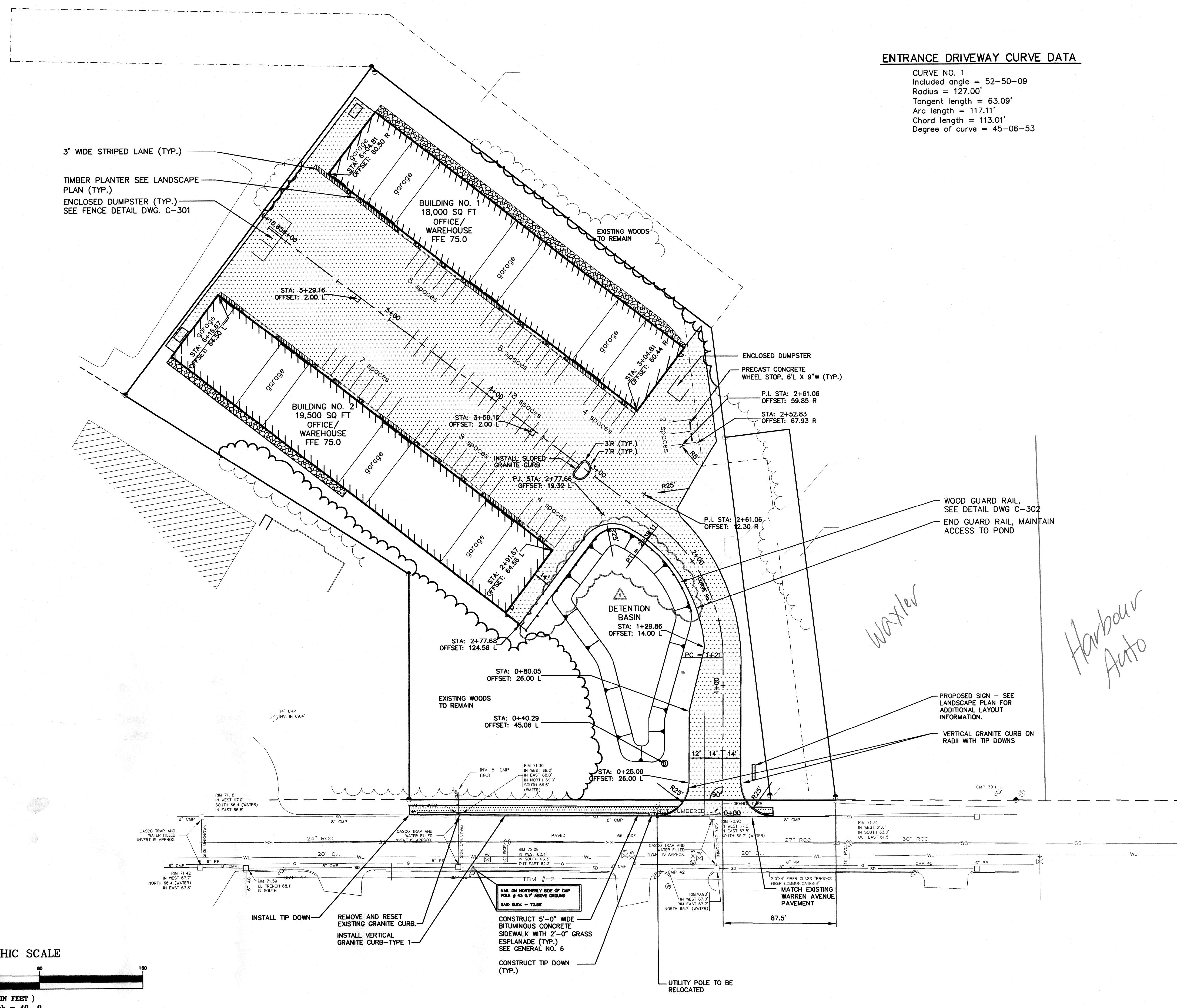
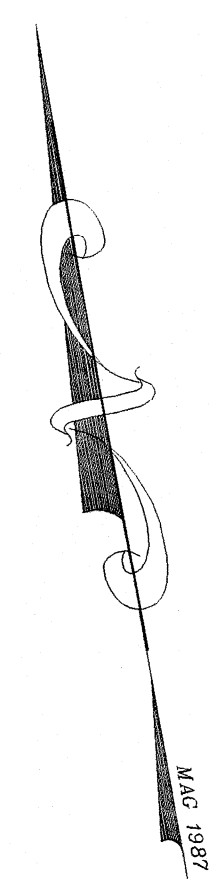


FRONT ELEVATION

NOTE: AWNINGS, DOORS, & WINDOW COLORS: ROYAL BLUE

<p>BISKUP CONSTRUCTION, INC. 16 DANIELLE DRIVE WINDHAM, MAINE 04062 (207) 892-9800</p>	
DATE	
REVISIONS	
<p>PETER HOLMES PROPOSED BLDG. #1</p>	
<p>PROJECT:</p>	
DRAWING NAME:	<p>FLOOR PLAN & ELEVATIONS</p>
SCALE:	<p>3/32" = 1'-0"</p>
DATE:	<p>MAY 24, 2003</p>
<p>SHEET NUMBER:</p>	
<p>A-1</p>	



ENTRANCE DRIVEWAY CURVE DATA

CURVE NO. 1
 Included angle = 52-50-09
 Radius = 127.00'
 Tangent length = 63.09'
 Arc length = 117.11'
 Chord length = 113.01'
 Degree of curve = 45-06-53

EXISTING		LEGEND		PROPOSED	
172	BUILDING	172	BUILDING	172	BUILDING
165	INTERMEDIATE CONTOUR	165	INDEX CONTOUR	165	INDEX CONTOUR
	WETLAND		PROPERTY LINE		PROPERTY LINE
	PROPERTY LINE		RIGHT-OF-WAY LINE		RIGHT-OF-WAY LINE
	EASEMENT LINE		EASEMENT LINE		EASEMENT LINE
	PROPERTY SETBACK		PROPERTY SETBACK		PROPERTY SETBACK
	EDGE OF PAVEMENT		EDGE OF PAVEMENT		EDGE OF PAVEMENT
	BITUMINOUS CURB		BITUMINOUS CURB		BITUMINOUS CURB
	GRANITE CURB		GRANITE CURB		GRANITE CURB
	TREELINE		TREELINE		TREELINE
	TREE		TREE		TREE
	CHAINLINK FENCE		CHAINLINK FENCE		CHAINLINK FENCE
	GUARD RAIL SIGN		GUARD RAIL SIGN		GUARD RAIL SIGN
	OVERHEAD UTILITY LINE		OVERHEAD UTILITY LINE		OVERHEAD UTILITY LINE
	UNDERGROUND UTILITY LINE		UNDERGROUND UTILITY LINE		UNDERGROUND UTILITY LINE
	OVERHEAD ELECTRIC		OVERHEAD ELECTRIC		OVERHEAD ELECTRIC
	UNDERGROUND ELECTRIC		UNDERGROUND ELECTRIC		UNDERGROUND ELECTRIC
	GAS LINE		GAS LINE		GAS LINE
	SANITARY SEWER LINE		SANITARY SEWER LINE		SANITARY SEWER LINE
	STORM DRAIN		STORM DRAIN		STORM DRAIN
	WATER LINE		WATER LINE		WATER LINE
	UTILITY POLE		UTILITY POLE		UTILITY POLE
	LIGHT POLE		LIGHT POLE		LIGHT POLE
	CATCH BASIN		CATCH BASIN		CATCH BASIN
	SANITARY MANHOLE		SANITARY MANHOLE		SANITARY MANHOLE
	DRAIN MANHOLE		DRAIN MANHOLE		DRAIN MANHOLE
	TRANSFORMER		TRANSFORMER		TRANSFORMER

GENERAL NOTES:

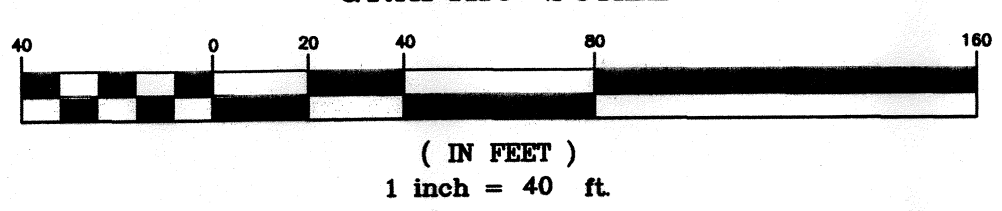
1. A HANDICAP SPACE SHALL BE INCORPORATED INTO THE PARKING FOR EACH BUILDING.
2. THE CITY OF PORTLAND STANDARD DETAILS SHALL BE USED FOR ALL WORK PERFORMED IN THE CITY RIGHT OF WAY.
3. SIGNAGE FOR THE PROPOSED FACILITY SHALL MEET ALL CITY STANDARDS.
4. THE ENTIRE SITE SHALL BE DEVELOPED AND/OR MAINTAINED AS DEPICTED ON THE SITE PLAN. APPROVAL OF THE PLANNING AUTHORITY OR PLANNING BOARD SHALL BE REQUIRED FOR ANY ALTERATION TO OR DEVIATION FROM THE APPROVED SITE PLAN, INCLUDING, WITHOUT LIMITATION: TOPOGRAPHY, DRAINAGE, LANDSCAPING, RETENTION OF WOODED OR LAWN AREAS, ACCESS SIZE, LOCATION AND SURFACING OF PARKING AREAS AND LOCATION AND SIZE OF BUILDINGS.
5. SIDEWALK AND GRASS ESPLANADE TO COMPLY WITH CITY OF PORTLAND STANDARDS FOR BITUMINOUS SIDEWALK CONSTRUCTION.

Waxler

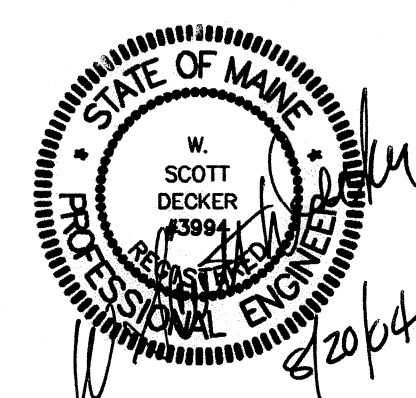
Harbour Auto

Vance

GRAPHIC SCALE



THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM SYTDesign CONSULTANTS. ANY ALTERATIONS, OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO SYTDesign CONSULTANTS.					
1.	STANDARD BOUNDARY AND TOPOGRAPHIC SURVEY BY LEWIS & WASINA INC., SEPTEMBER, 2000	1	8/23/04	GENERAL REVISIONS	JSD WSD WSD
2.	WETLANDS BOUNDARY DELINEATED BY MARK HAMPTON ASSOC., 2002	C	11/12/03	REVISED AND RESUBMITTED FOR APPROVAL	PBB WSD WSD
		B	10/14/03	REVISED AND RESUBMITTED FOR CITY SITE PLAN REVIEW	RMC AAH WSD
		A	5/30/03	SUBMITTED WITH CITY SITE PLAN REVIEW APPLICATION	AAH WSD WSD
NO.	REFERENCE DRAWINGS	REV.	DATE	STATUS	BY CHKD APPD



SYTDesign Consultants
 CIVIL ENGINEERS & LAND SURVEYORS

P.O. BOX 86A, CUMBERLAND CENTER, ME. 04021
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OWNER: 424 Warren Ave LLC
 c/o Harbour Auto Body, 401 Warren Ave. Portland, 04103

FIELD BOOK #	DESIGN: AAH	PROJECT:	COMMERCIAL DEVELOPMENT
FIELD BOOK PAGE	DRAWN: AAH	424 Warren Ave., Portland, ME 04103	
FLAT FILE INDEX NUMBER	CHKD: WSD	SITE LAYOUT PLAN	
PROJECT DIR.	DATE: December 2002		
DRAWING NAME	SCALE: 1" = 40'	DWG. NO.	C-101
		REV.	1