

- LEGEND**
- Monument - found
 - Iron marker - found
 - Iron marker - set (#5 rebar)
 - Utility pole
 - Property line
 - Lot line
 - - - Edge of pavement
 - - - Ditch line
 - ~ Contours (1ft)
 - ~ Contours (5ft)
 - ▨ Existing building
 - ⊕ Gas valve
 - ⊙ Sewer manhole
 - ⊖ Drain manhole
 - ⊞ Catch basin

FRONTAGE FACTOR CALCULATIONS:

$$\left[\frac{2.16 \text{ LF PERMETER ACCESSIBLE W/ TIRE EQUIPMENT}}{0.47 \text{ TOTAL PERMETER} \cdot 25} \right] \times 30 \text{ AVE. DEPTH} / 30 = \text{FRONTAGE FACTOR OF } .35$$

- 15,500 SF. MAX 20 X 35 - 20'x25 MAX SF.
- 15,437 SF. EXISTING BUILDING + 3,750 SF. AMENDED ADDITION + 1,667 SF. EXISTING SF.
- 14,667 SF. + 485 SF. PROPOSED ADDITION + 20,175 SF. OR 14,455 SF. UNDER MAX SF.

n/f
Ronald J. Dorler, Sr.
12351/182

n/f
Factors Financial FFC, Inc.
14429/287

Lot 10
(ref. 3)

Lot 9
(ref. 3)

**CITY OF PORTLAND
SUBDIVISION ALTERATION APPROVAL**

Alterations to the original approval recording plat have been approved by the City of Portland Department of Planning and Development in compliance with section 14-496(3) of the subdivision ordinance. Approved alterations include a revised lot line configuration.

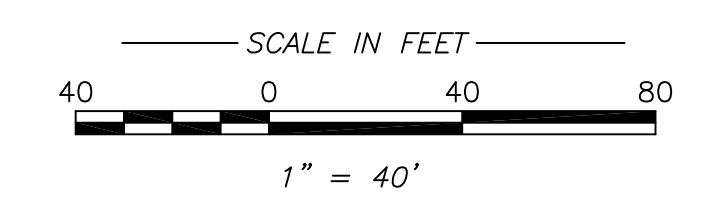
Director of Planning and Development
Date: _____

OWNERS OF RECORD

The Lefevres, LLC
Book 15740, Page 305

AREA

160,706 square feet / 3.69 acres



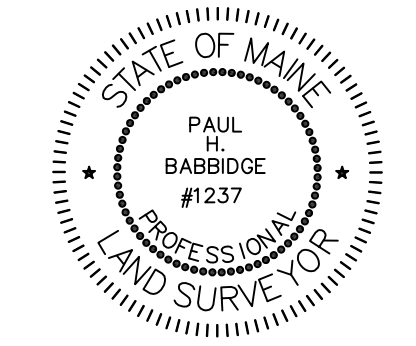
SITE S.F. INFO.

PROPOSED ADDITION TO FORM
SYSTEMS SITE PLAN W/ TITCOMB
ASSOCIATES SURVEY AS BASE

WHIPPLE / CALLENDER ARCHITECTS
7.14.17

State of Maine, Cumberland ss
Registry of Deeds
Received _____ 20____
at _____ h _____ m _____ M and recorded in
Plan Book _____ Page _____
Attest: _____
Register

CERTIFICATION
This survey substantially conforms to the current standards of practice set forth by the Maine State Board of Licensure for Land Surveyors.
Paul H. Babbidge, P.L.S. #1237



PLAN OF BOUNDARY SURVEY AND LOT DIVISION Riverside Industrial Parkway Portland, Maine		
MADE FOR The LeFevres, LLC 200 Riverside Industrial Parkway Portland, Maine		
JOB# 203047	DATE: 04/13/03	SCALE: 1"=40'
BOOK# 692	Titcomb Associates 133 Gray Road Falmouth, Maine 04105	
LP#203047.DWG		
FILE# 8658		

- REFERENCES**
- (1) Plan of Maine Turnpike Section 2--Portland to Augusta, dated October 15, 1953.
 - (2) Plan of Property for Rufus Jones dated October 1975 and recorded in the Registry of Deeds in Plan Book 109 Page 36.
 - (3) Plan of Property for Rufus Jones dated November 1975 and recorded in the Registry of Deeds in Plan Book 110 Page 25.
- NOTES**
- (1) Book and Page references are to the Cumberland County Registry of Deeds, unless otherwise specified.
 - (2) Bearings are referenced to true north (see plan reference #1).
 - (3) This plan is a revision of plan reference #2. (Lot line revised)