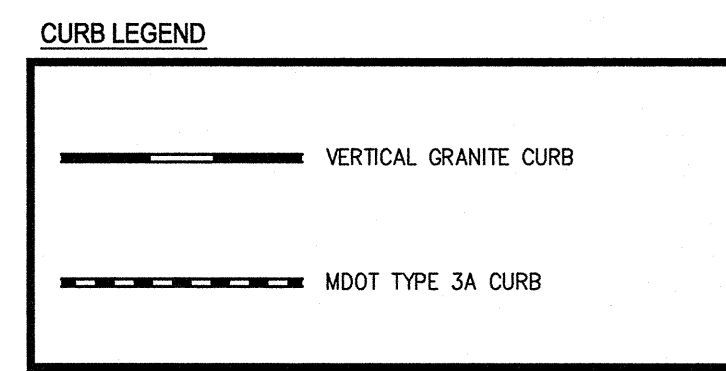
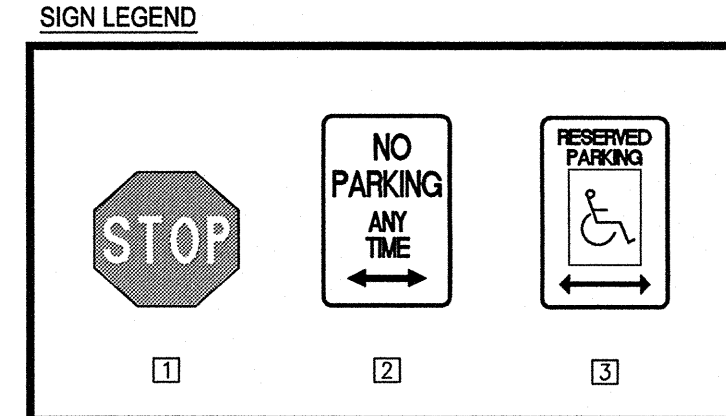


PLANT LIST				
KEY	BOTANICAL NAME	COMMON NAME	QUANTITY	DESCRIPTION
Ps	PINUS STROBUS	WHITE PINE	44	6' HT
Ms	MALUS ZUMI CALOCARPA	ZUMI CRABAPPLE	26	2" CAL
Cs	CORNUS SERICEA	RED TWIG DOGWOOD	20	2 GAL.
Js	JUNIPERUS SABINA	TAM JUNIPER	8	3 GAL.

CURVE DATA TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	PC STATION	PT STATION
C1	84.44	115.0	42°04'13"	44.23	6+24.54	7+08.98
C2	46.30	100.0	26°31'38"	23.57	8+79.91	9+26.21
C3	45.06	46.5	55°31'14"	24.48	21+45.31	21+90.37
C4	85.29	77.5	63°03'09"	47.54	23+53.63	24+78.92

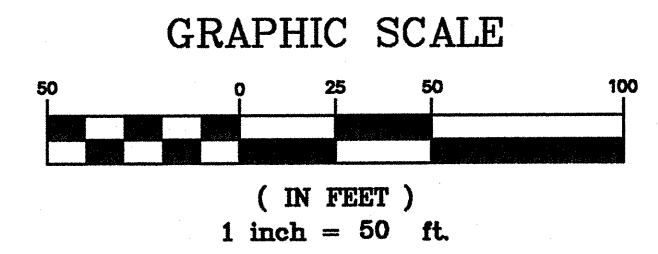
LINE DATA TABLE		
LINE	DISTANCE	COURSE
L1	624.54'	N 48°40'13" W
L2	170.93'	S 89°15'34" W
L3	220.05'	S 64°13'48" E
L4	145.31'	N 76°49'45" W
L5	203.26'	S 21°18'31" E
L6	106.92'	S 41°44'38" W

SITE LAYOUT POINT DATA TABLE		
POINT #	STATION	OFFSET
1	0+38.27	31.27' L
2	1+37.87	131.67' L
3	1+26.80	197.43' L
4	2+01.20	297.73' L
5	1+26.08	327.43' L
6	2+00.68	427.73' L
7	1+35.58	452.47' L
8	0+35.28	527.06' L
9	20+43.06	114.73' R
10	23+21.03	100.86' R
11	24+87.01	41.00' L
12	24+52.24	165.24' L
13	8+98.61	469.23' L
14	9+00.85	369.79' L
15	8+87.17	414.68' L
16	4+79.25	386.00' L
17	8+84.48	34.38' R
18	9+63.01	133.11' R
19	2+15.74	70.79' L
20	1+53.68	137.54' L
21	1+16.63	189.39' L
22	0+54.31	270.14' L
23	0+54.09	324.14' L
24	0+53.79	399.14' L
25	0+95.62	442.31' L
26	1+15.69	423.39' L
27	1+35.44	487.47' L
28	1+52.51	468.53' L
29	1+60.68	427.57' L
30	2+14.15	466.78' L
31	2+18.77	537.19' L
32	2+18.40	627.19' L
33	2+67.87	145.09' R
34	20+00.49	108.13' R
35	24+82.56	366.35' R
36	20+94.24	51.44' R
37	22+84.98	30.66' R
38	23+63.94	95.75' R
N/A	N/A	N/A
40	24+41.95	100.91' L
41	4+22.35	604.68' L
42	9+10.04	463.03' L
43	8+85.38	334.77' L
44	8+55.44	280.68' L
45	4+79.25	376.00' L
46	4+58.25	361.00' L
47	8+30.83	71.36' R

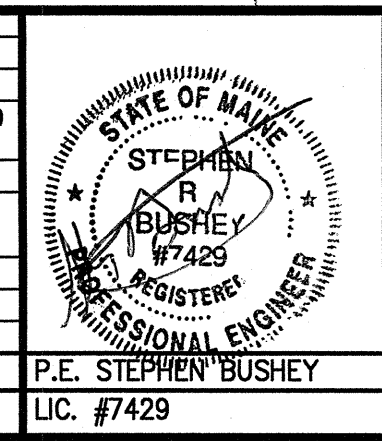


PLAN REFERENCES
 "SECOND TEE BUSINESS PARK WAREHOUSE / OFFICE PARK, 1039 RIVERSIDE STREET" PREPARED BY DeLUCA-HOFFMAN ASSOCIATES, INC. AND DATED 09.28.04, REVISION NO. 4.
 AS-BUILT DRAWINGS TITLED, "EVERGREEN INDUSTRIAL PARK" PREPARED BY LAND USE CONSULTANTS AND DATED 08.25.88.
 BASE MAPPING AND BOUNDARY SURVEY FOR SECOND TEE BUSINESS PARK AT 1039 RIVERSIDE STREET DEPICED ON DRAWINGS SHOWN ON A PLAN TITLED "EXISTING CONDITIONS SITE PLAN" BY BHM, GORHAM, MAINE DATED MAY 1994, JOB NO. 94-160.
 ADDITIONAL BOUNDARY SURVEY INFORMATION PROVIDED BY OWEN HASKELL OF PORTLAND, MAINE AND SHOWN ON A PLAN TITLED "AMENDED CONDOMINIUM PLAN" DATED 11.18.04 AND RECORDED IN CUMBERLAND COUNTY REGISTRY OF DEEDS ON DECEMBER 16, 2004 AS PLAN BOOK 204, PAGE 262.

ZONING SPACE A, BULK:
 1. THE ZONING IS M-INDUSTRIAL-MODERATE IMPACT
 2. SETBACKS:
 FRONT-1' FOR EACH ONE FOOT OF BUILDING HEIGHT SIDE-UP TO 25' REAR-25'
 3. MAXIMUM BUILDING HEIGHT: 75ft.
 4. FRONTAGE: 60ft.
 5. MINIMUM LOT SIZE: NONE
 6. PARKING: 1 SPACE PER 1,000 S.F.
 7. MAXIMUM IMPERVIOUS SURFACE RATIO: 75%
 8. PAVEMENT SETBACK FROM LOT BOUNDARIES: 10ft.



REV	DATE	DESCRIPTION	REV	DATE	DESCRIPTION
8	11.16.05	RE SUBMISSION TO PLANNING AUTHORITY	10	06.02.06	REVISED UNIT 14 AND RESUBMITTED
7	07.06.05	AMENDED SITE PLAN REVIEW SUBMISSION	9	02.20.06	FINAL APPROVAL SUBMISSION
6	09.28.04	RE SUBMISSION TO PLANNING AUTHORITY-REVISED UNITS 7, 8, 10 AND 11 AND DELETED UNIT 6	REV		
5	02.25.04	RE SUBMISSION TO PLANNING AUTHORITY			
4	02.04.04	RE: ISD UNITS 6, 7, 8 & 9 AND GRADING - RESUBMITTED TO DE AND CITY			
3	01.27.04	RE SUBMISSION TO PLANNING - REVISED UNIT 9			
2	01.09.04	RE SUBMISSION TO PLANNING AUTHORITY			
1	09.19.03	SIT PLAN REVIEW SUBMISSION			



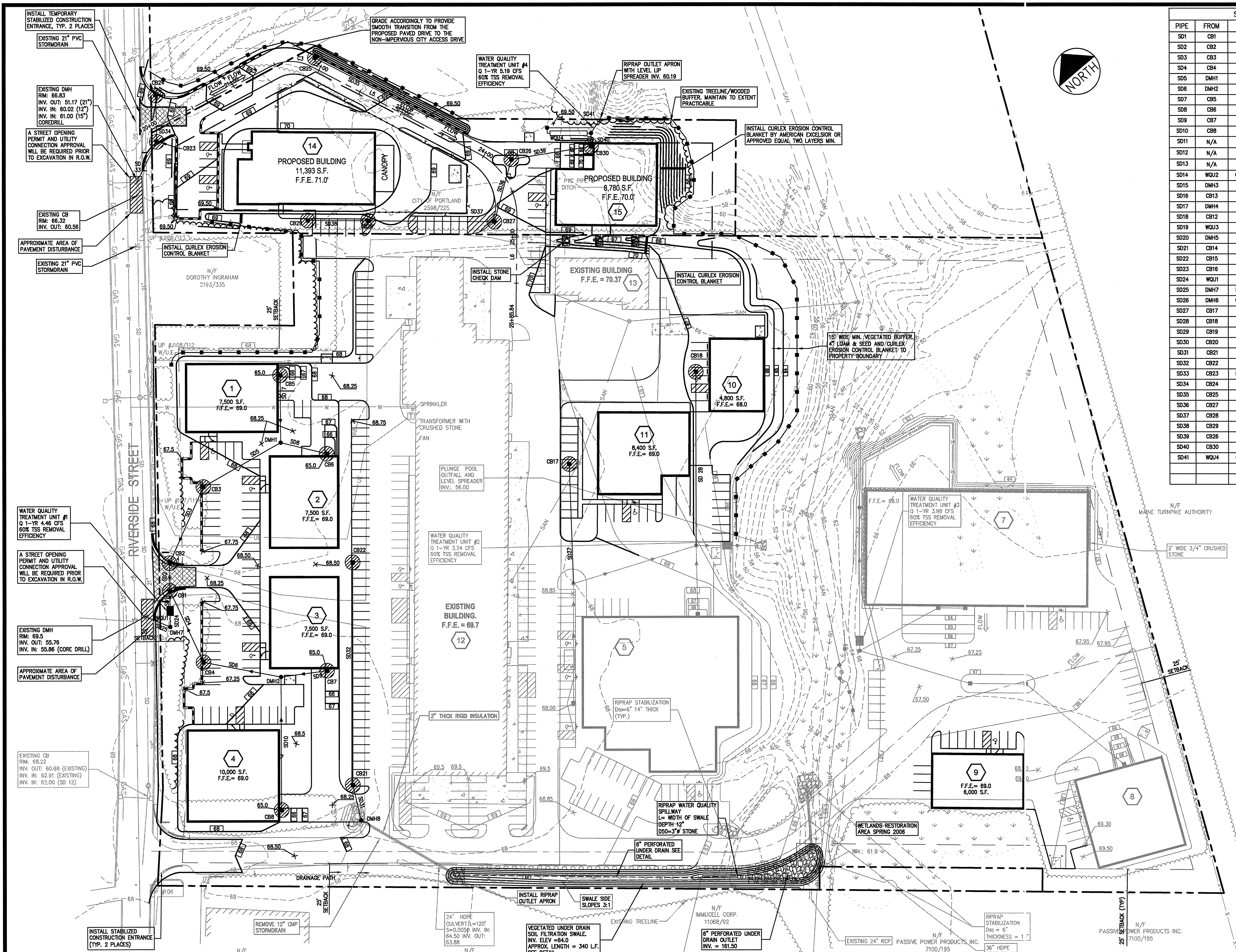
PROJECT SECOND TEE CONDOMINIUM ASSOCIATION BUSINESS PARK EXPANSION

SHEET TITLE SITE LAYOUT PLAN

CLIENT 1039 RIVERSIDE LLC

DeLUCA-HOFFMAN ASSOCIATES, INC.
 778 MAIN STREET, SUITE 8
 SOUTH PORTLAND, ME 04106
 207.775.1121
 WWW.DELUCAHOFFMAN.COM

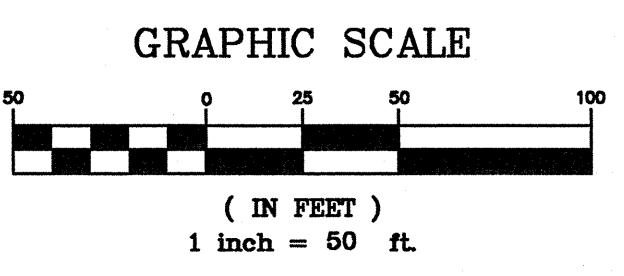
DRAWN: CMW **DATE:** JULY 2005
DESIGNED: TJM **SCALE:** AS NOTED
CHECKED: SRB **JOB NO.:** 2380
FILE NAME: 2380-SP
SHEET 4



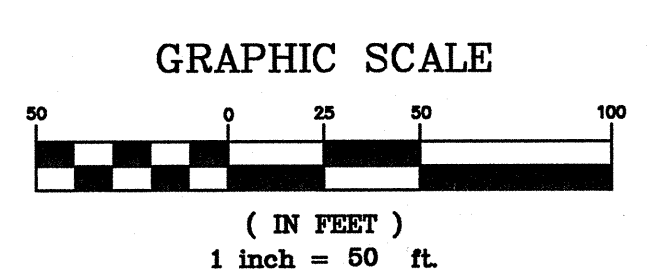
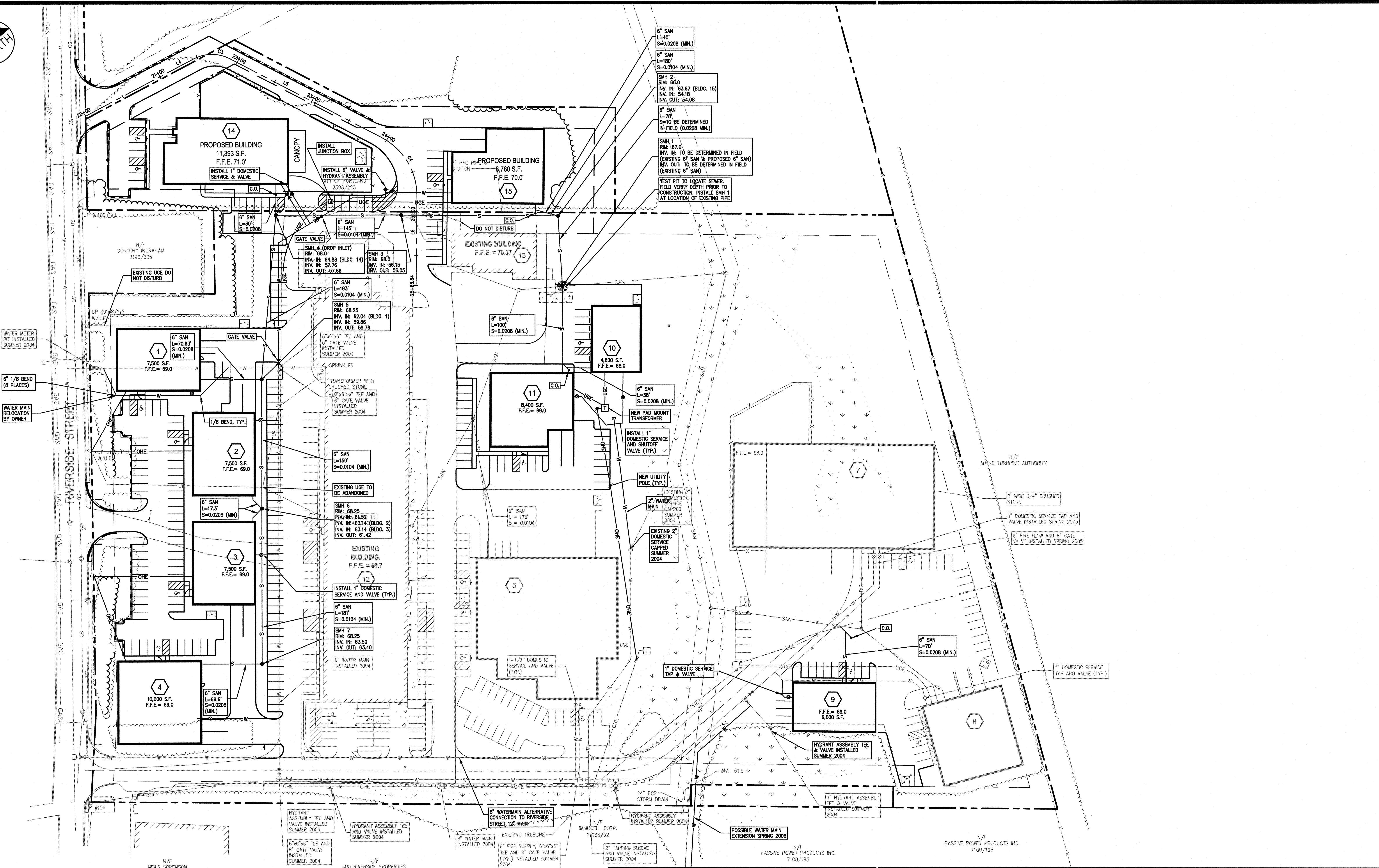
STORM DRAIN SCHEDULE					
PIPE	FROM	TO	LENGTH	SLOPE	DESCRIPTION
SD1	CB1	WQU1	13'	0.0054	18" HDPE
SD2	CB2	CB1	25'	0.0044	18" HDPE
SD3	CB3	CB2	86'	0.0056	15" HDPE
SD4	CB4	CB1	81'	0.0059	18" HDPE
SD5	DMH1	CB3	92'	0.0049	12" HDPE
SD6	DMH2	CB4	81'	0.0055	15" HDPE
SD7	CB5	DMH1	69'	0.0037	12" HDPE
SD8	CB6	DMH1	47'	0.0057	12" HDPE
SD9	CB7	DMH2	46'	0.0054	12" HDPE
SD10	CB8	DMH2	140'	0.0019	12" HDPE
SD11	N/A	N/A	N/A	N/A	N/A
SD12	N/A	N/A	N/A	N/A	N/A
SD13	N/A	N/A	N/A	N/A	N/A
SD14	WQU2	OUTFALL	25'	0.1500	15" HDPE
SD15	DMH3	WQU2	22'	0.0050	15" HDPE
SD16	CB13	DMH3	70'	0.0050	12" HDPE
SD17	DMH4	DMH3	134'	0.0100	12" HDPE
SD18	CB12	DMH4	126'	0.0050	12" HDPE
SD19	WQU3	DMH6	136'	0.0050	18" HDPE
SD20	DMH5	WQU3	4'	0.0100	18" HDPE
SD21	CB14	DMH5	41'	0.0050	12" HDPE
SD22	CB15	DMH5	25'	0.0064	15" HDPE
SD23	CB16	CB15	120'	0.0050	12" HDPE
SD24	WQU1	DMH7	10'	0.0040	18" HDPE
SD25	DMH7	EX. DMH	9'	0.3020	18" HDPE
SD26	DMH6	OUTFALL	44'	0.0080	18" HDPE
SD27	CB17	DMH4	125'	0.0140	12" HDPE
SD28	CB18	DMH3	184'	0.0200	12" HDPE
SD29	CB19	CB18	56'	0.0050	12" HDPE
SD30	CB20	CB19	134'	0.0050	12" HDPE
SD31	CB21	DMH8	35'	0.0030	TWIN 12"
SD32	CB22	CB1	237'	0.0030	TWIN 12"
SD33	CB23	EXISTING	45'	0.0080	15" HDPE
SD34	CB24	CB23	45'	0.0030	15" HDPE
SD35	CB25	CB26	234'	0.0030	15" HDPE
SD36	CB27	CB26	66'	0.0030	18" HDPE
SD37	CB28	CB27	312'	0.0030	15" HDPE
SD38	CB29	CB28	61'	0.0030	15" HDPE
SD39	CB26	CB30	83'	0.0237	18" HDPE
SD40	CB30	WQU4	9'	0.0030	18" HDPE
SD41	WQU4	OUTFALL	10'	0.0030	18" HDPE

STRUCTURE SCHEDULE				
STRUCTURE	RM	INV. IN	INV. OUT	DISCRPTION
CB1	68.00	58.88	58.79	5"
CB2	68.00	58.10	59.00	4"
CB3	67.05	58.68	58.58	4"
CB4	37.05	58.68	58.58	4"
CB5	64.75		60.50	4"
CB6	64.75		60.50	4"
CB7	64.75		60.50	4"
CB8	64.75		60.50	4"
CB9	67.50		62.00	4"
CB10	N/A	N/A	N/A	N/A
CB11	N/A	N/A	N/A	N/A
CB12	67.75		62.25	4"
CB13	64.75		60.50	4"
CB14	63.92	60.57	60.47	4"
CB15	63.92		60.73	4"
CB16	66.90	60.82	60.72	4"
CB17	67.80		63.38	4"
CB18	66.80		63.79	4"
CB19	66.90	61.20	61.10	4"
CB20	65.92		61.87	4"
CB21	68.15	64.81	64.71	6"
CB22	68.50		65.50	6"
CB23	67.80	61.47	61.37	4"
CB24	66.85		61.60	4"
CB25	68.40		63.15	4"
CB26	67.85	62.45	62.32	4"
CB27	68.75	62.72	62.62	4"
CB28	68.80	63.22	63.12	4"
CB29	68.85		63.40	4"
CB30	65.85	60.35	60.25	4"
DMH1	68.35	60.23	60.13	4"
DMH2	68.35	60.25	60.13	4"
DMH3	67.00	60.15	60.02	4"
DMH4	68.75	61.62	61.52	4"
DMH5	67.00	60.12	60.02	5"
DMH6	66.5	59.20	59.10	5"
DMH7	68.00	58.68	58.58	5"
DMH8	68.00	64.60	64.50	6"
WQU1	68.00	58.72	58.72	
WQU2	66.00	59.91	59.91	
WQU3	67.00	59.98	59.98	
WQU4	65.50	60.22	60.22	

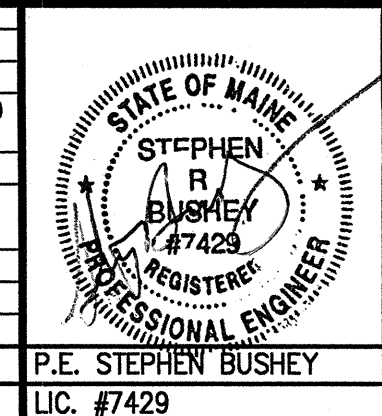
NOTE: ROOF DRAIN LEADERS WILL DISCHARGE TO THE NEAREST DRAINAGE APPURTENANCE STRUCTURE TO THE EXTENT PRACTICABLE. PORTIONS OF RUNOFF FROM PROPOSED BUILDINGS 10, 11 & 15 MAY DISCHARGE TO THE TRIBUTARY SWALE TRAVERSING THE SITE.



PROJECT SECOND TEE CONDOMINIUM ASSOCIATION BUSINESS PARK EXPANSION SHEET TITLE GRADING, DRAINAGE & EROSION CONTROL PLAN CLIENT 1039 RIVERSIDE LLC		DRAWN: CMW DATE: JULY 2005 DESIGNED: TJM SCALE: AS NOTED CHECKED: SRB JOB NO. 2360 FILE NAME: 2360-SF SHEET 5		P.E. STEPHEN BUSHEY LIC. #7429																																																													
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REV	DATE	DESCRIPTION	REV	DATE	DESCRIPTION
8	09.28.05	REISED WATER LAYOUT	1	09.19.03	SIT PLAN REVIEW SUBMISSION
7	07.06.05	AM NDED SITE PLAN REVIEW SUBMISSION	2	01.09.04	RE SUBMISSION TO PLANNING AUTHORITY
6	09.28.04	RE SUBMISSION TO PLANNING AUTHORITY-REVISED UNITS 7, 8, 10 AND 11 AND DELETED UNIT 6	3	01.27.04	RE SUBMISSION TO PLANNING - REVISED UNIT 9
5	02.25.04	RE SUBMISSION TO PLANNING AUTHORITY	4	02.04.04	REISED UNITS 6, 7, 8 & 9 AND GRADING - RESUBMITTED TO DEI AND CITY
4	02.04.04	REISED UNITS 6, 7, 8 & 9 AND GRADING - RESUBMITTED TO DEI AND CITY	5	02.25.04	RE SUBMISSION TO PLANNING AUTHORITY
3	01.27.04	RE SUBMISSION TO PLANNING - REVISED UNIT 9	6	02.25.04	RE SUBMISSION TO PLANNING AUTHORITY
2	01.09.04	RE SUBMISSION TO PLANNING AUTHORITY	7	07.06.05	AM NDED SITE PLAN REVIEW SUBMISSION
1	09.19.03	SIT PLAN REVIEW SUBMISSION	8	09.28.05	REISED WATER LAYOUT
REV		DESCRIPTION	REV		DESCRIPTION



PROJECT: SECOND TEE CONDOMINIUM ASSOCIATION BUSINESS PARK EXPANSION

SHEET TITLE: UTILITY PLAN

CLIENT: 1039 RIVERSIDE LLC

DRAWN: CMW DATE: JULY 2005
 DESIGNED: TIM SCALE: AS NOTED
 CHECKED: SRB JOB NO. 2360
 FILE NAME: 2360
 SHEET: 6

DeLUCA-HOFFMAN ASSOCIATES, INC.
 778 MAIN STREET, SUITE 8
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 WWW.DELUCAHOFFMAN.COM