LOCATION MAP IS NOT TO SCALE

## SURVEY NOTES

1. RECORD OWNER G & J CONSTRUCTION. DEED BOOK 14,728 PAGE 82 OF THE C.C.R.D.

2. PORTLAND ZONING: R-2
   MINIMUM LOT SIZE: 10,000 S.F.
   FRONT SETBACK: 25 FEET
   REAR SETBACK: 25 FEET
   SIDE SETBACK: 1 STORY 12 FEET
   1.5 STORY 12 FEET
   2 STORY 14 FEET
   2.5 STORY 16.5 FEET

3. THERE MAY BE MORE UTILITIES THAN SHOWN DUE TO WINTER CONDITIONS.

4. THE PURPOSE OF THIS SURVEY PLAN IS TO SHOW THE NEW HOUSE CONSTRUCTION AND A PROPOSED NEW BOUNDARY LINE BETWEEN THE SUBJECT PARCEL AND THE ABUTTER ASHLEIGH HURTUBISE-BILL AND THOMAS BILL.

## LEGEND

- IRON PIPE / ROD FOUND
- CEDARS
- MANHOLE
- UTILITY POLE
- STOCKADE FENCE
- LIGHT POLE
- PROPOSED IRON ROD

## PLAN REFERENCES

1. "WOODFORDS GARDENS" PORTLAND CUMBERLAND CO., MAINE OWNED BY J.W. WILBUR CO. INC., NOVEMBER 16, 1916 IN C.C.R.D. PLAN BOOK 13 PAGE 75.

2. "WOODFORDS GARDENS" OFF FOREST AVENUE, PORTLAND, MAINE, PREPARED FOR RECORD OWNER R.J.GRONDIN & SONS, DATED AUGUST 5, 1993, REVISED 7/14/1998 RECORDED IN PLAN BOOK 198 PAGE 252 OF THE C.C.R.D.

3. "PLAN SHOWING A PORTION OF WOODFORDS GARDENS" OFF FOREST AVENUE PORTLAND, ME PREPARED FOR RECORD OWNER R.J. GRONDIN & SONS, DATED AUGUST 5, 1993 RECORDED IN PLAN BOOK 196 PAGE 140 IN THE C.C.R.D.

4. "PLAN OF AMENDED BOUNDARY SURVEY", BEVERLY STREET, PORTLAND, ME., MADE FOR DIVERSIFIED PROPERTIES, DATED JUNE 18, 2004 RECORDED IN C.C.R.D. PLAN BOOK 204 PAGE 777.

5. "PLAN SHOWING A PORTION OF WOODFORDS GARDENS" PORTLAND, ME., PREPARED FOR RECORD OWNER DIVERSIFIED PROPERTIES, INC., DATED JULY 14, 1995 RECORDED IN C.C.R.D PLAN BOOK 198 PAGE 70. AMENDED PHASE II RECORDING PLAT OF BUCA RUN.

6. CITY OF PORTLAND TAX MAPS 334 & 335.

GRAPHIC SCALE

0 10' 20' 40' 80'

STATE OF MAINE
DALE A. BREWER
2348
PROFESSIONAL LAND SURVEYOR

DALE A. BREWER
PROFESSIONAL LAND SURVEYOR
#2348

| | | |
|---|---|---|
| REV.2 | 3/01/06 | NOTE, OWNER & TBLOCK. CHANGES |
| REV.1 | 1/09/06 | MISC. CHANGES |

# BOUNDARY SURVEY

#542 BEVERLY STREET

MADE FOR

ADAM J. HURTUBISE


STATEWIDE SURVEYS, INC.
LAND SURVEYORS & SOIL SCIENTISTS
35 EASTMAN RD. CAPE ELIZABETH, ME 04107
(207) 767-4200


| | | | |
|---|---|---|---|
| Drawn By: | DAB | Date | Job No. |
| Trace By: | DAB | MARCH 2006 | 05036 S |
| Check By: | DAB | Scale | Drawing. No. |
| Book No. | 8 | 1"=20' | 1 |

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Reviewed for Code Compliance in Department of Public Health Conditions Date: 04/18/18