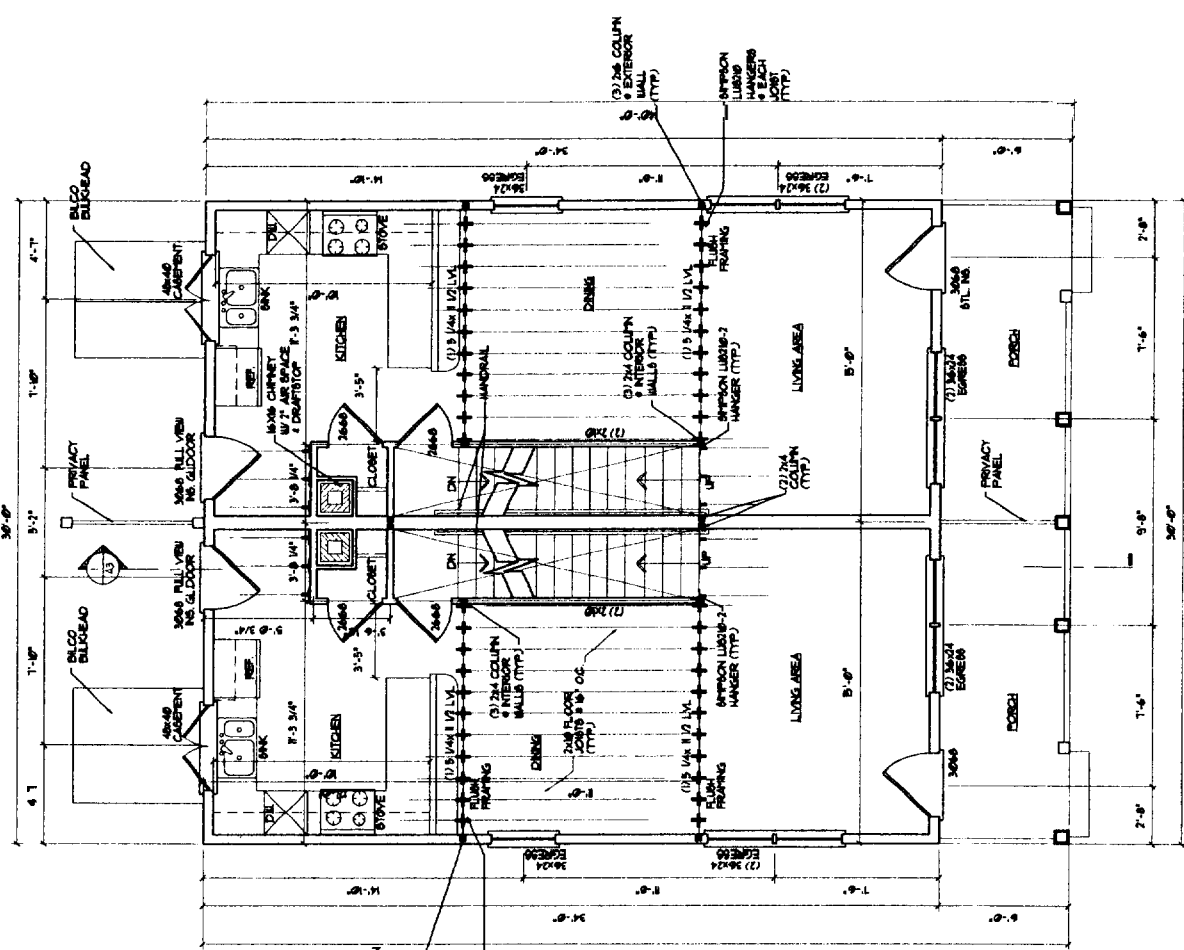


30' x 40' UNIT
(FULL BASEMENT)
SCHEME 'A'

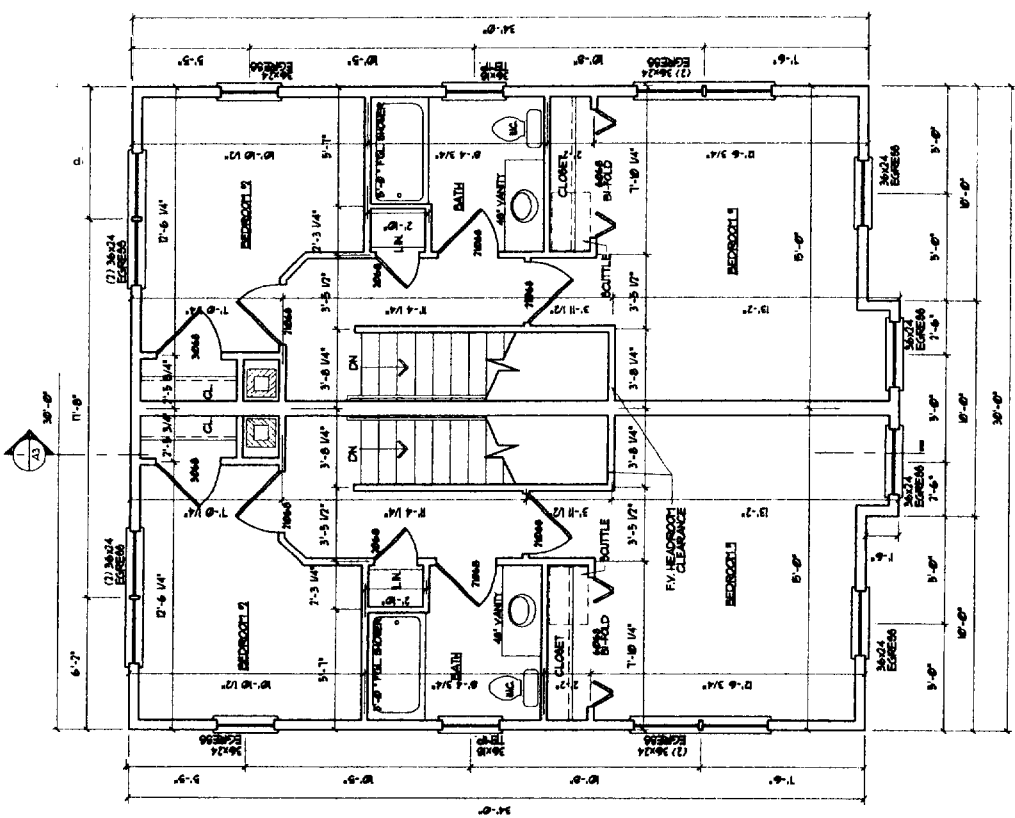
FIRST FLOOR PLAN

SCALE: 1/4" = 1'-0"



SECOND FLOOR PLAN

SCALE: 1/4" = 1'-0"

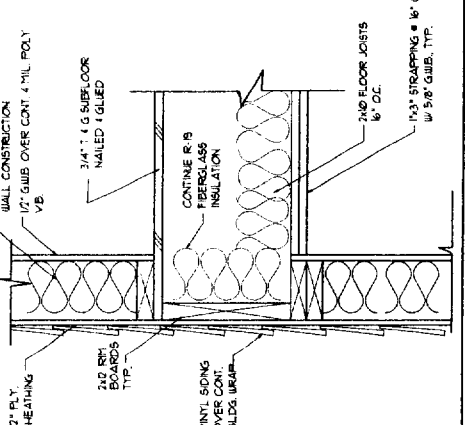
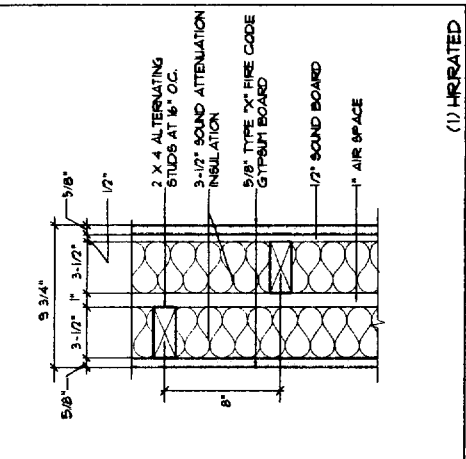
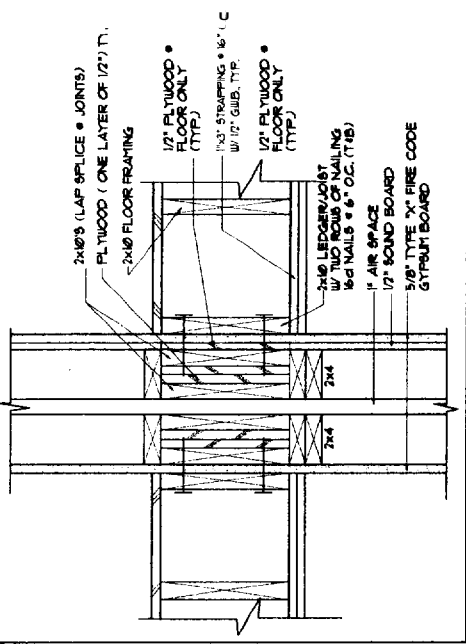
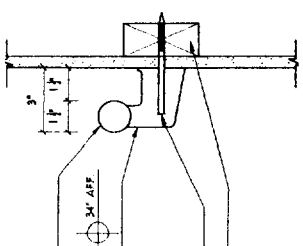


111

SECTION - PARTY WALL DETAIL

2 PARTY WALL DETAIL

1 FLOOR FRAMING DETAIL



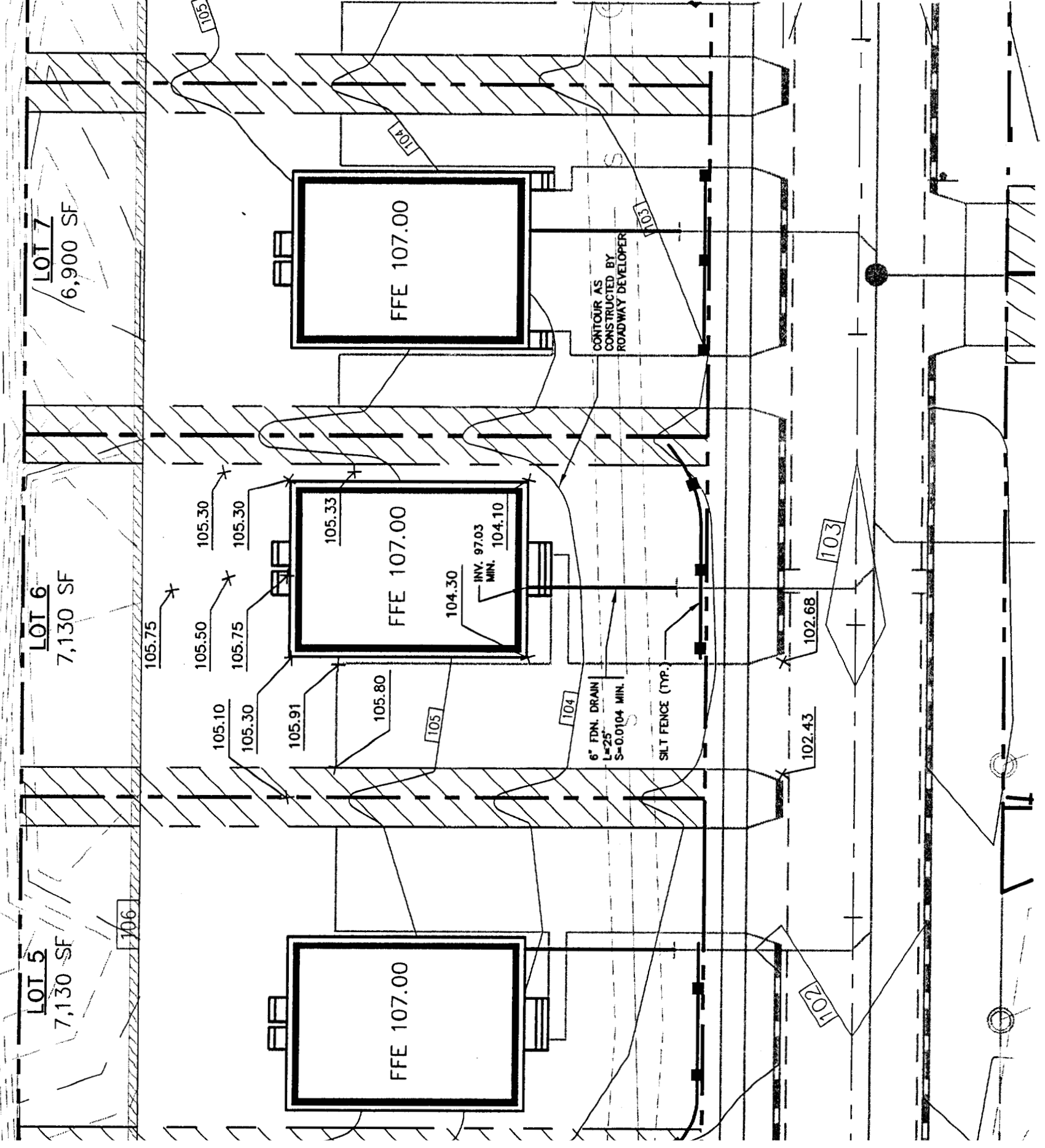
GENERAL NOTE FOR PARTY / SHEAR WALL:
1. PROVIDE 2x4 BLOTTING @ ALL PANEL EDGES + INTERMEDIATE. PROVIDE SCREWS @ 6" O.C. @ PANEL EDGES + INTERMEDIATE.
2. RUN 2x4 WALL TO UNDERSIDE OF ROOF DECK (IN ATTIC SPACE) ALIGNED W/ ONE OF THE 2x4 WALLS IN THE PARTY WALL BELOW. PROVIDE (1) LAYER 1/4" APA RATED SHEATHING ONE SIDE ONLY. PROVIDE 2x4 BLOTTING @ ALL PANEL EDGES. PROVIDE 8d NAILS @ 6" O.C. @ PANEL EDGES + INTERMEDIATE.
3. OBTAIN WRITER APPROVAL PRIOR TO ANY JURISDICTION FOR PART WALL. RATINGS REQUIRED.

NOTE: BUILDING TO BE SPRINKLERED PER NFPA-13

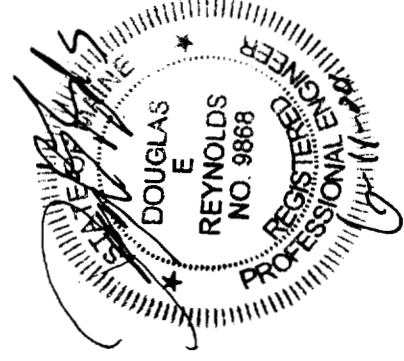
RECEIVED JUN 16 2004

NOTES:

1. ALL DISTURBED AREAS NOT SUBJECT TO PAVEMENT OR BUILDING SHALL RECEIVE 4" OF LOAM AND SEED.
2. LOT LAYOUT AND GRADING CONFIGURATIONS SHOWN ON THIS PLAN REPRESENT THE INTENDED FINAL DEVELOPMENT OF THE LOT FOR BUILDING PERMIT PURPOSES. ANY DEVIATION FROM THESE PLANS, BE IT EITHER BUILDING SIZE, PARKING CONFIGURATION, GRADING CHANGES, ETC. SHALL REQUIRE REVIEW AND APPROVAL FROM THE CITY OF PORTLAND PLANNING BOARD, AS WELL AS REVIEW BY THE SUBDIVISION DEVELOPER.
3. ADDITIONAL EROSION CONTROL MEASURES OVER AND ABOVE THOSE USED BY ROADWAY CONTRACTOR MAY BE REQUIRED TO MEET EROSION CONTROL BEST MANAGEMENT PRACTICES.
4. LOT DEVELOPER SHALL BE RESPONSIBLE FOR RESTORING FINAL GRADES TO ELEVATIONS PROVIDED BY ROADWAY DEVELOPER. GRADES ADJACENT TO BUILDING SHALL BE ADJUSTED TO DIRECT FLOW AWAY FROM STRUCTURES.



CITY OF PORTLAND
 APPROVED SITE PLAN
 Subject to Dept. Conditions
 Date of Approval: 6-6-04



Design: DER	Date: 4/04	Gorrill-Palmer Consulting Engineers, Inc. Traffic and Civil Engineering Services PO Box 1237 15 Shaker Road Gray, ME 04039 207-657-6910 FAX: 207-657-6912 E-Mail: mailbox@gorrillpalmer.com
Drawn: CAH	Job No.: 632	
Checked: DER	Scale: 1"=20'	
File Name: 632-L015		
Rev.	Date	Revision
Drawing name: Lot 6 Grading Plan		Figure no. 2
ARRIAGE W E		

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10' DRAINAGE EASEMENT (T @)

20' UNDISTURBED BUFFER
3 WHITE PINES

EXISTING VEGETATION WITHIN
THE 20' REAR SETBACK
SHALL BE MAINTAINED

NOTES:

1. LOT LAYOUT AND GRADING CONFIGURATIONS SHOWN ON THIS PLAN REPRESENT THE INTENDED FINAL DEVELOPMENT OF THE LOT FOR BUILDING PERMIT PURPOSES AS APPROVED BY THE CITY OF PORTLAND PLANNING BOARD ON FEBRUARY 24, 2004. ANY DEVIATION FROM THESE PLANS, BE IT EITHER BUILDING SIZE, PARKING CONFIGURATION, GRADING CHANGES, ETC. SHALL REQUIRE REVIEW AND APPROVAL FROM THE CITY OF PORTLAND PLANNING BOARD, AS WELL AS REVIEW BY THE SUBDIVISION DEVELOPER.

2. TOPOGRAPHIC DATA AND EXISTING CONDITIONS ARE BASED UPON A GROUND SURVEY CONDUCTED BY TITCOMB ASSOCIATES IN 2002.

3. THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR THE ELEVATION OF THE EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE MEASUREMENTS TAKEN IN THE FIELD. THIS INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE APPROPRIATE UTILITY COMPANY AND DIG SAFE AT LEAST 72 HOURS PRIOR TO ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

4. MAINTENANCE OF EROSION CONTROL MEASURES IS OF PARAMOUNT IMPORTANCE TO THE OWNER AND THE CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH BEST MANAGEMENT PRACTICES EROSION CONTROL MEASURES. ADDITIONAL EROSION CONTROL MEASURES SHALL BE INSTALLED IF DEEMED NECESSARY BY ON-SITE INSPECTIONS OF THE SUBDIVISION DEVELOPER OR THEIR REPRESENTATIVES AT NO ADDITIONAL COST TO THE OWNER.

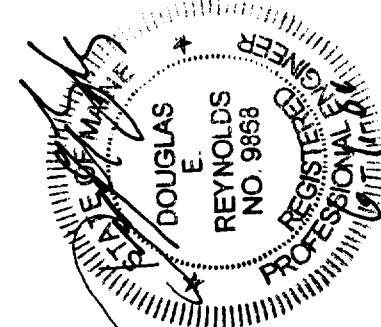
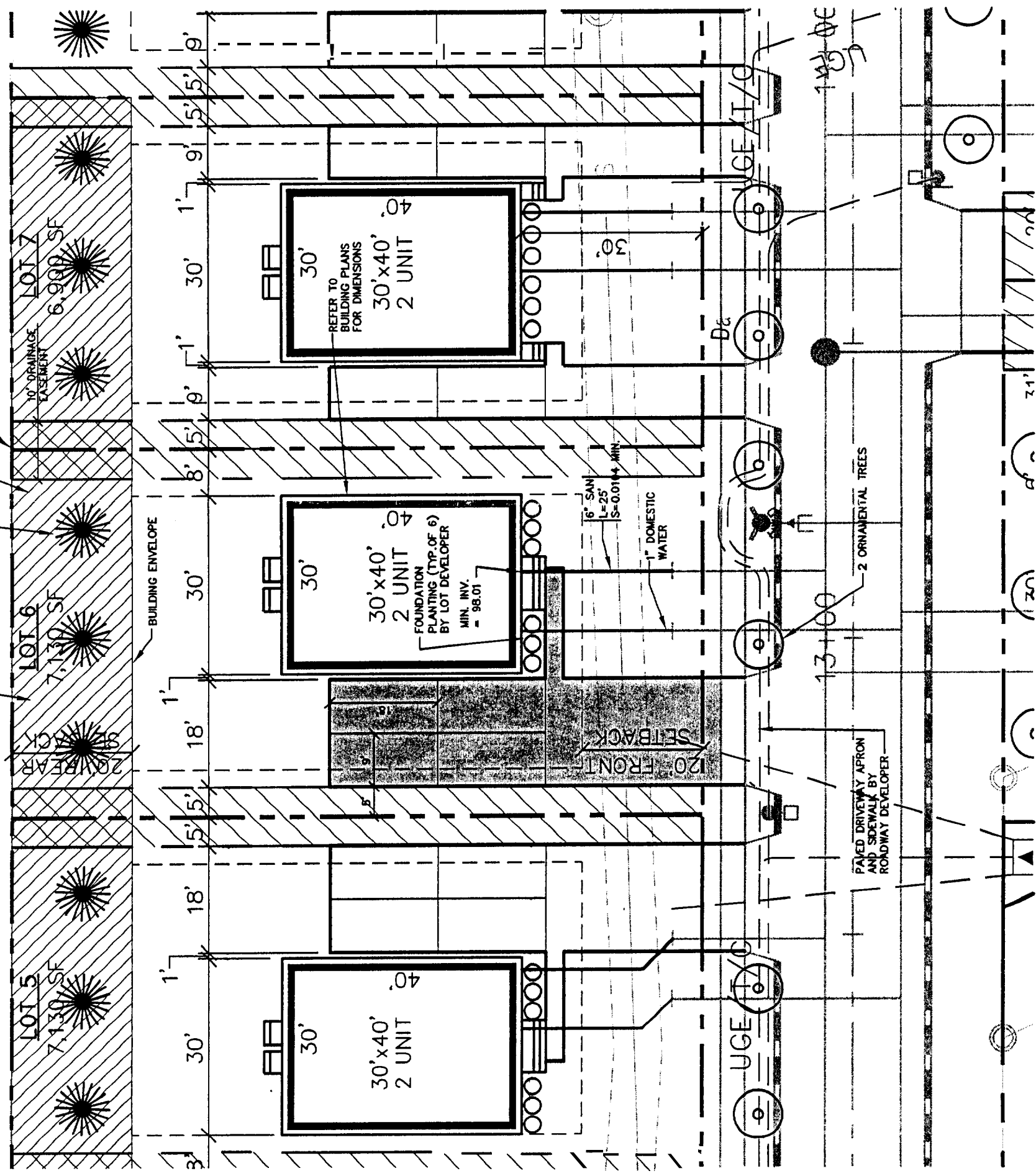
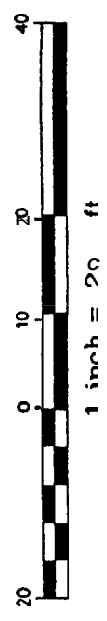
5. ALL WATER UTILITY MATERIALS AND INSTALLATION METHODS SHALL CONFORM TO PORTLAND WATER DISTRICT STANDARDS. DISINFECTION OF WATER LINES SHALL CONFORM TO AWWA STANDARD C651, LATEST REVISION.

6. ALL SEWER MATERIALS SHALL CONFORM TO THE REQUIREMENTS OF THE CITY OF PORTLAND TECHNICAL AND DESIGN STANDARDS AND GUIDELINES.

7. ALL MATERIALS AND CONSTRUCTION METHODS SHALL CONFORM TO CITY OF PORTLAND TECHNICAL AND DESIGN STANDARDS AND GUIDELINES.

8. LOT DEVELOPER SHALL BE RESPONSIBLE FOR DRIVEWAY CONSTRUCTION BEYOND THE DRIVEWAY APRON AND SIDEWALK.

APPROVED SITE PLAN
Subject to Dept. Conditions
Date of Approval: 6-16-04



Design: D/R	Date: 4/04
Draft: CJ	Job No.: 632
Checked: JLB	Scale: 1"=20'
File Name: 632-LOTS	

PO Box 1237
15 Shaker Road
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Gorrill-Palmer Consulting Engineers, Inc.
Traffic and Civil Engineering Services

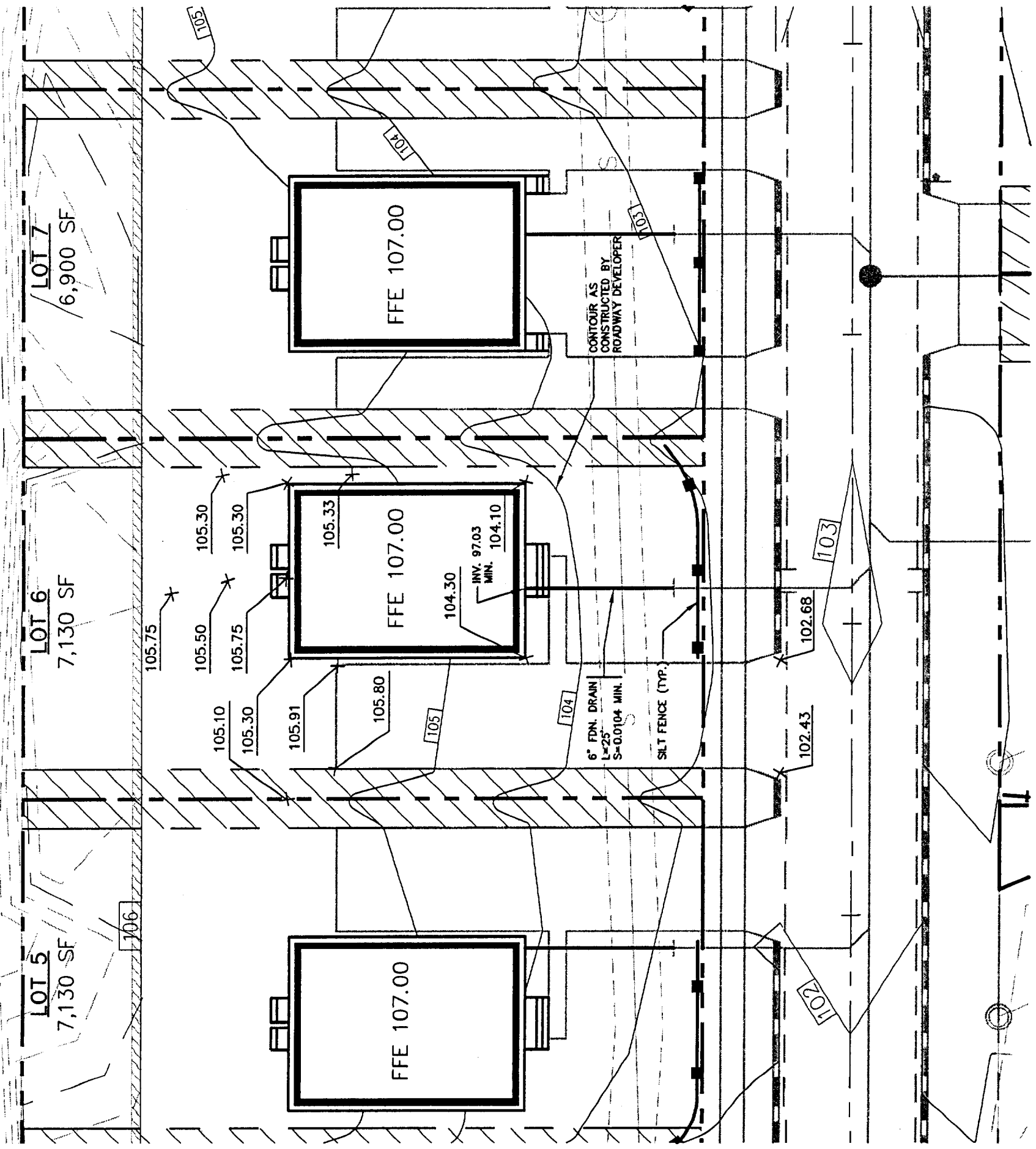
Lot 6 Lot Layout and Utility Plan
CARRIAGE LANE

1

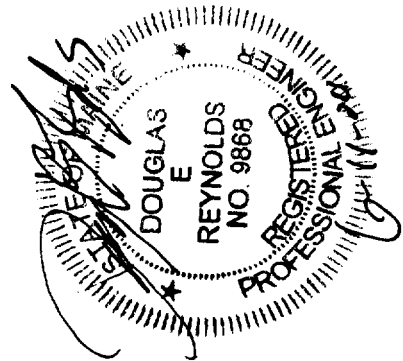
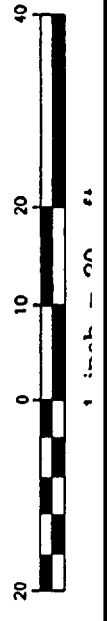
RECEIVED JUN 16 2004

NOTES:

1. ALL DISTURBED AREAS NOT SUBJECT TO PAVEMENT OR BUILDING SHALL RECEIVE 4" OF LOAM AND SEED.
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3. ADDITIONAL EROSION CONTROL MEASURES OVER AND ABOVE THOSE USED BY ROADWAY CONTRACTOR MAY BE REQUIRED TO MEET EROSION CONTROL BEST MANAGEMENT PRACTICES.
4. LOT DEVELOPER SHALL BE RESPONSIBLE FOR RESTORING FINAL GRADES TO ELEVATIONS PROVIDED BY ROADWAY DEVELOPER. GRADES ADJACENT TO BUILDING SHALL BE ADJUSTED TO DIRECT FLOW AWAY FROM STRUCTURES.



CITY OF PORTLAND
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<p>Figure No. 2</p>	<p>Drawing Name: Lot 6 Grading Plan</p>
<p>Project: CARRIAGE LANE</p>	<p>GP Gorrill-Palmer Consulting Engineers, Inc. Traffic and Civil Engineering Services</p>
<p> Draft: CMH Job No.: 632 Checked: DER Scale: 1"=20' File Name: 632-LOTS </p>	<p> P.O. Box 1237 15 Shaker Road Gray, ME 04039 207-657-6910 FAX: 207-657-6912 </p>
<p>Rev. Date Revision</p>	<p>DATE: 7/07</p>