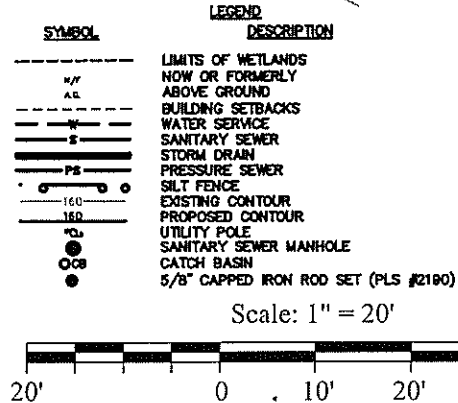
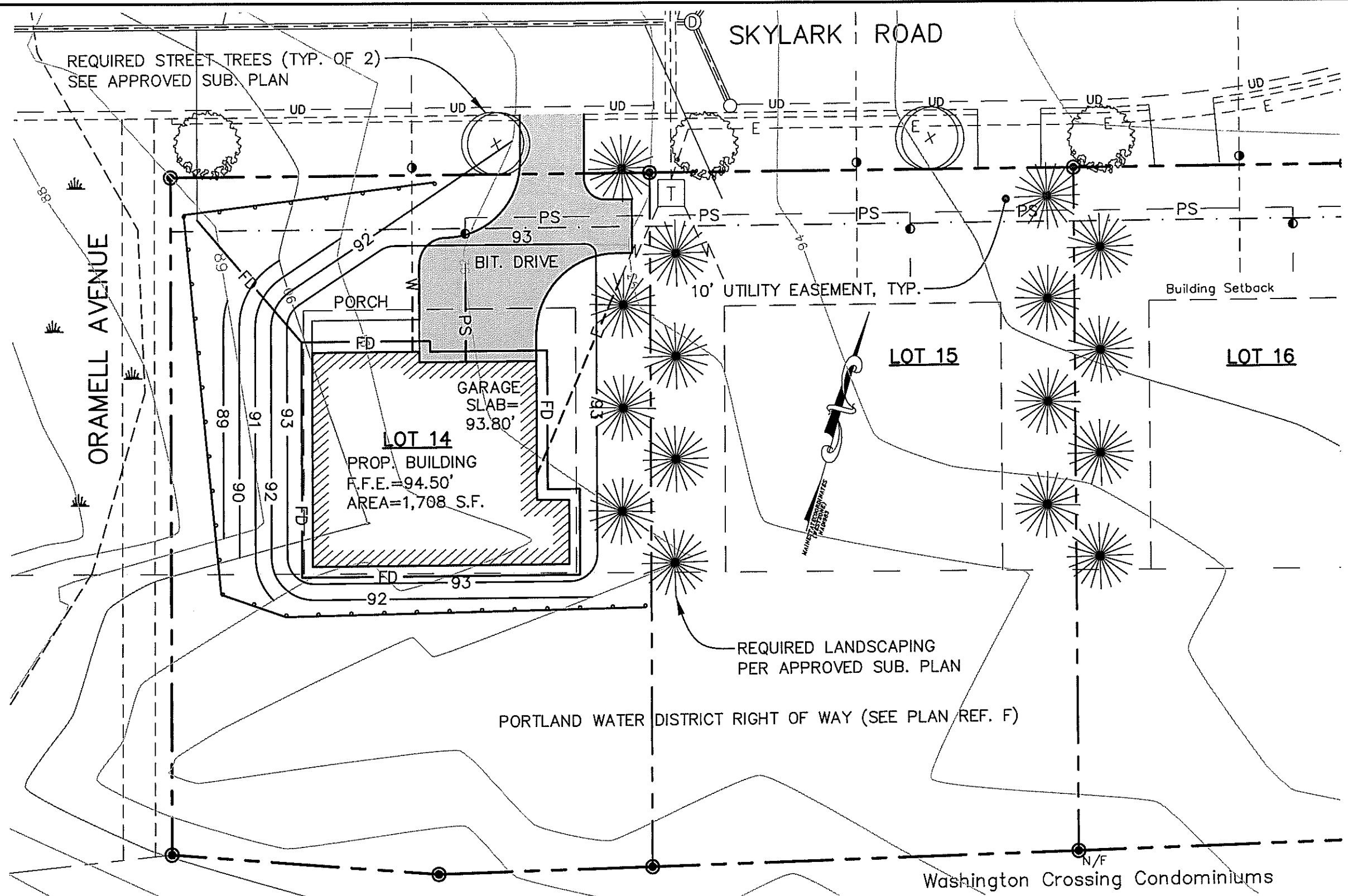


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NOTES

- OWNER: FRANK DIDONATO SR. 87 SKYLARK ROAD PORTLAND, MAINE
- ENGINEER: LESTER S. BERRY, PE #3341 BERRY HUFF MCDONALD MULLIGAN 28 STATE STREET CORHAM, MAINE
- SURVEYOR: ROBERT C. LIBBY JR., PLS #2190 BERRY HUFF MCDONALD MULLIGAN
- WETLANDS: JAMES LOGAN ALBERT FRICK ASSOCIATES CORHAM, MAINE
- DEED REFERENCES: BK. 3192, PG. 374 BK. 3086, PG. 363 BK. 10972, PG. 163 BK. 2856, PG. 324 BK. 23106, PG. 98
- TAX MAP REFERENCE: MAP 347, LOTS 1-3 AND 9-15, BLOCK D MAP 348, LOTS 1-5, BLOCK I MAP 349, LOTS 1-2 & 4-8 & 9-16, BLOCK H MAP 346, LOTS 7-12, BLOCK G MAP 348, LOTS 2-7, BLOCK A

7. ZONING: R-3 RESIDENTIAL ZONE

- PROJECT AREA: 11,832 S.F.
- PROPOSED USE: 1 SINGLE FAMILY HOUSE LOT
- MINIMUM STANDARDS: LOT SIZE - 6,500 S.F. FRONTAGE - 50' SETBACKS - 25' FRONT AND REAR 14' SIDE (2-STORY)
- SEWER SERVICE: PUBLIC
- WATER SERVICE: PUBLIC
- ELECTRIC/TELEPHONE: UNDERGROUND
- ALL CONSTRUCTION AND SITE ALTERATIONS SHALL BE DONE IN ACCORDANCE WITH THE EROSION PREVENTION PROVISIONS OUTLINED IN THE MAINE EROSION CONTROL AND SEDIMENTATION CONTROL BMP'S, LATEST REVISION.
- PLAN REFERENCES: A. PORTLAND HIGHLANDS PORTLAND CUMBERLAND COUNTY, MAINE OWNED BY H.R. LOWE LAND CO. INC. DATED JULY 22, 1924 BY ERNEST W. BRANCH CIVIL ENGINEER AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS PLAN BOOK 16, PAGE 10.

- THE HOMESTEADS PORTLAND, MAINE OWNED BY THE CITY AND SUBURBAN LAND TRUST DATED SEPTEMBER 1921 BY E.C. JORDAN & COMPANY, AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS PLAN BOOK 14, PAGE 70.
- PLAN OF HANSON MAJOR PORTLAND, MAINE FOR CHARLES M. HANSON DATED MARCH 1961 BY GEORGE WHEATEN AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS PLAN BOOK 57, PAGE 68.
- STANDARD BOUNDARY SURVEY PENNELL AVENUE PORTLAND, MAINE FOR DIVERSIFIED PROPERTIES DATED 6/30/01 BY TITCOMB ASSOCIATES.
- AMENDED MASTER PLAN OF WASHINGTON CROSSING CONDOMINIUMS ALLEN AVENUE PORTLAND, MAINE FOR ALC DEVELOPMENT CORP. DATED 10/10/97 BY SEBAGO TECHNCS AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS PLAN BOOK 200, PAGE 91.
- PLAN OF RIGHT OF WAY TAKEN BY THE PORTLAND WATER DISTRICT PORTLAND, MAINE, DATED APRIL 27, 1954 BY THE PORTLAND WATER DISTRICT PLAN NO. D-36.
- NORTHWOOD CONDOMINIUMS PORTLAND, MAINE FUTURE LAND PHASES FOR REBARA CONSTRUCTION CO., INC. DATED 8/2/83 AND RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS PLAN BOOK 136, PAGE 81.

- AMENDMENT TO AN APPROVED SUBDIVISION PLAN DATED JULY 22, 2006, SKYLARK COMMONS, SKYLARK ROAD AND COOLIDGE AVENUE, PORTLAND BY BH2M FOR FRANK DIDONATO SR. DATED DECEMBER 2004 WITH REVISIONS THROUGH SEPTEMBER 24, 2010 AND RECORDED IN THE REGISTRY OF DEEDS AS PLAN BOOK 210 PAGE 348.
- BENCHMARK: PK NAIL FOUND IN UTILITY POLE #13 AT THE NORTHWESTERLY CORNER OF HERBERT DRIVE AND SKYLARK DRIVE, ELEV.=100.02 (NOV 1928). BASED ON CITY BENCHMARK TOP OF 3" OFFSET MONUMENT ON WESTERLY SIDE OF ALLEN AVENUE AT 1ST ANGLE POINT, SOUTHERLY OF WASHINGTON AVE., ELEV. 63.046' (NOV 1928).
- COORDINATES: BEARING AND NORTH ORIENTATION SHOWN HEREON ARE BASED UPON MAINE STATE COORDINATES SYSTEM WEST ZONE (HAD 1983), USING CITY OF PORTLAND POINTS T125-48-1062 AND T125-48-1980.
- LAND DISTURBANCE: 6,200 S.F.
- STREET STATUS: SKYLARK ROAD-ACCEPTED

I CERTIFY THAT THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS TECHNICAL STANDARDS OF PRACTICE FOR A STANDARD BOUNDARY SURVEY WITH THE FOLLOWING EXCEPTIONS:

- NO SURVEYORS REPORT

ROBERT C. LIBBY JR. PLS #2190

REVISION	DESCRIPTION
NO. DATE	1/08/13 House Footprint Revision

STATE OF MAINE
LESTER S. BERRY, JR. No. 3341
Professional Land Surveyor

BH2M
Bertj. Huff, McDonald, Mulligan Inc.
Engineers, Surveyors
28 State Street
Corham, Maine 04088
Tel: (207) 839-2771
Fax: (207) 839-6250

for
Mony Liang
88 Middle Street
Portland, Maine 04101

SITE PLAN-LOT 14
SKYLARK COMMONS
SKYLARK ROAD AND COOLIDGE AVENUE
PORTLAND, MAINE

DESIGNED	DATE
A. Morrell	Oct. 2012
DRAWN	SCALE
A. Morrell	As Noted
CHECKED	JOB. NO.
R. Libby	12105

SHEET
1

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