GENERAL NOTES:

1. UTILITY INFORMATION DEPICTED HEREON IS COMPILED USING PHYSICAL EVIDENCE LOCATED IN THE FIELD. UTILITIES DEPICTED HEREON MAY NOT NECESSARILY REPRESENT ALL EXISTING UTILITIES. CONTRACTORS AND/OR DESIGNERS NEED TO CONTACT DIG-SAFE SYSTEMS, INC. (1-888-DIG-SAFE) AND FIELD VERIFY EXISTING UTILITIES PRIOR TO CONSTRUCTION AND/OR EXCAVATION.
2. TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED UPON ON THE GROUND FIELD SURVEY BY SEBAGO TECHNICS.
3. NO TEST PITS OR PROBES HAVE BEEN CONDUCTED ON-SITE PRIOR TO THE SITE PLAN DESIGN. SHOULD LEDGE BE PRESENT ON-SITE, CONTRACTOR WILL NEED TO COORDINATE LEDGE REMOVAL ACTIVITIES AND OBTAIN LOCAL PERMITS/APPROVALS PRIOR TO LEDGE REMOVAL ACTIVITIES.
4. ALL WATER MAIN SERVICE CONNECTIONS SHALL BE MADE UNDER THE SUPERVISION AND INSPECTION OF THE PORTLAND WATER DISTRICT.
5. ALL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE WITH "MAINE EROSION AND SEDIMENTATION CONTROL HANDBOOK FOR CONSTRUCTION: BEST MANAGEMENT PRACTICES" PUBLISHED BY THE CUMBERLAND COUNTY SOIL AND WATER DISTRICT AND MANE DEPARTMENT OF ENVIRONMENTAL PROTECTION, MARCH 1991 OR LATEST EDITION. IT SHALL BE RESPONSIBILITY OF THE CONTRACTOR TO POSSES A COPY OF THE EROSION CONTROL PLAN AT ALL TIMES.
6. ALL ELECTRIC, TELEPHONE AND CABLE T.V. SERVICES SHALL BE UNDERGROUND AND IN CONFORMANCE WITH CENTRAL MAINE POWER CO., VERIZON TELEPHONE CO. AND TIME WARNER CABLE T.V. CO. STANDARDS.

SOIL TYPES

SYMBOL	SOIL SERIES	SLOPE	HSG	DRAINAGE CLASS
DeB	DEERFIELD LOAMY SAND	3–8%	A	MODERATELY WELL DRAINED
HiB	HINCKLEY LOAMY SAND	3–8%	A	EXCESSIVELY DRAINED

LEGEND

EXISTING		PROPOSED
	PROPERTY LINE/R.O.W.	
	ABUTTER LINE/R.O.W.	
	SETBACK	
	BUILDING	
	DECK/STEPS/ OVERHANG	
	EDGE PAVEMENT	
	CURB LINE	
	EDGE OF WATER	
	TREELINE	
120 118	CONTOURS	120
×120.00	SPOT GRADE	+120.00
	STOCKADE FENCE	
	DECIDUOUS TREE	
	CONIFEROUS TREE	
W	WATER	W
	WATER GATE VALVE	
	HYDRANT	
S	SANITARY SEWER	S
	SANITARY MANHOLE	
SD	STORM DRAIN	SD
	DRAINAGE MANHOLE	
	CATCH BASIN	
	UNDERGROUND UTILITY	UGU
	LIGHT POLE	
	UTILITY POLE	
	GUY WIRE	
	FILTER BARRIER	FB
	SOIL BOUNDARY	
	SOIL MAP UNIT	DeB
	CLEARING LIMIT LINE	CLL

GRAPHIC SCALE

10 0 5 10 20

(IN FEET)
1 INCH = 10 FT.

Reviewed for Code Compliance Inspection Services Department of Planning and Development

Date: 10/17/16

STEPHEN D. HARDING, P.E. 6633

STATE OF MAINE
STEPHEN D. HARDING
No. 6633
LICENSED PROFESSIONAL ENGINEER
10.2.2016

DESIGNED	CHECKED
BJB	SDH

REV:	BY:	DATE:	STATUS:
D	MWE	10/02/16	REVISED PER CITY REVIEW COMMENTS
C	BJB	6/03/16	REVISED PER PORTLAND WATER DISTRICT COMMENTS
B	BJB	5/24/16	ISSUED FOR LEVEL I SITE PLAN APPLICATION
A	MWE	4/27/16	RELEASED FOR CLIENT REVIEW

THIS PLAN SHALL NOT BE MODIFIED WITHOUT WRITTEN PERMISSION FROM SEBAGO TECHNICS, INC. ANY ALTERATIONS, AUTHORIZED OR OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO SEBAGO TECHNICS, INC.

SEBAGO TECHNICS
WWW.SEBAGOTECHNICS.COM
75 John Roberts Rd. Suite 1A South Portland, ME 04106 Tel: 207-200-2100
250 Goddard Rd. Suite B Lewiston, ME 04240 Tel: 207-785-3536

GRADING AND UTILITY PLAN

OF:

PROPOSED LOT DIVISION

1637 WASHINGTON AVE
PORTLAND, MAINE

FOR:

STAN AND SANDY TOWLE

15 BRYANT STREET
SOUTH PORTLAND, MAINE 04106

PROJECT NO.	SCALE
15513	1" = 10'

SHEET 2 OF 4

15513GU.dwg, TAB: 24x36