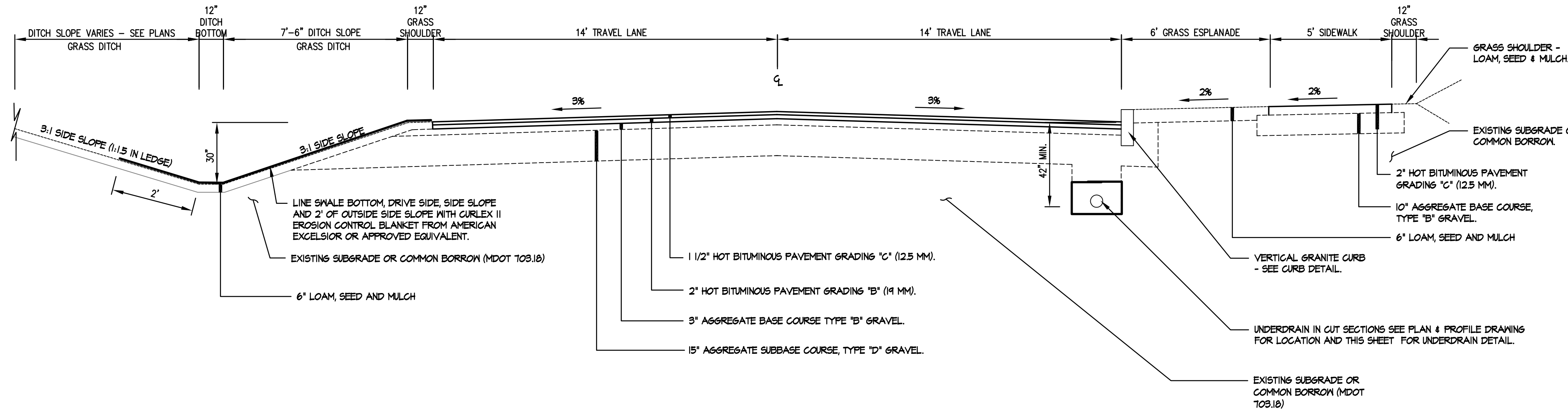
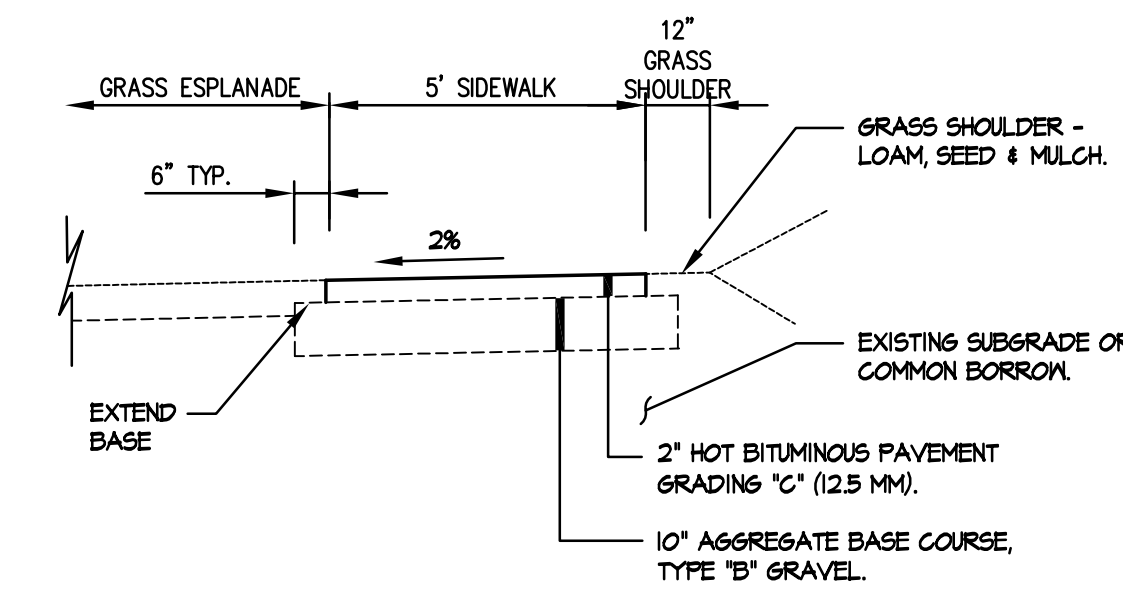


- NOTES:
- ADDITIONAL SUB-BASE GRAVEL AND/OR GEOTEXTILES MAY BE REQUIRED DURING CONSTRUCTION IF SOIL CONDITIONS WARRANT.
 - COMPACT SUB-BASE AND BASE GRAVEL TO 95 PERCENT OF MAXIMUM DRY DENSITY.
 - REMOVE ALL ORGANIC AND OTHER DELETERIOUS MATERIALS PRIOR TO PLACING BORROW OR SUB-BASE GRAVEL.
 - SUBDIVISION DRIVE SHALL CONFORM TO THE CITY OF PORTLAND TECHNICAL STANDARDS FOR LOCAL STREET FIGURE I-1.



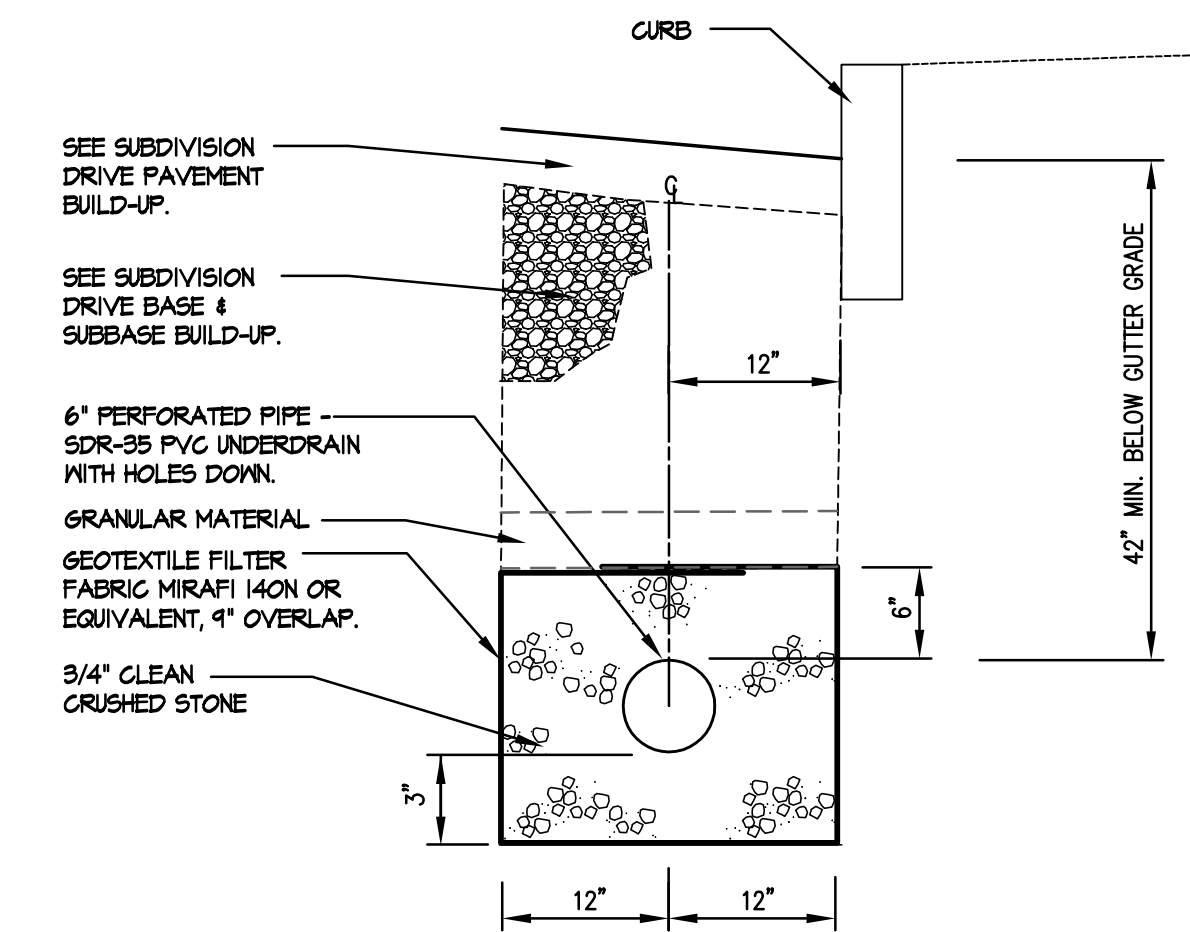
1 SUBDIVISION STREET (ICE POND DRIVE) CROSS SECTION
SCALE: N.T.S.

- NOTES:
- ADDITIONAL SUB-BASE GRAVEL AND/OR GEOTEXTILES MAY BE REQUIRED DURING CONSTRUCTION IF SOIL CONDITIONS WARRANT.
 - COMPACT SUB-BASE AND BASE GRAVEL TO 95 PERCENT OF MAXIMUM DRY DENSITY.
 - REMOVE ALL ORGANIC AND OTHER DELETERIOUS MATERIALS PRIOR TO PLACING BORROW OR SUB-BASE GRAVEL.
 - SIDEWALK SHALL CONFORM TO THE CITY OF PORTLAND TECHNICAL STANDARDS FOR BITUMINOUS SIDEWALK FIGURE I-12.

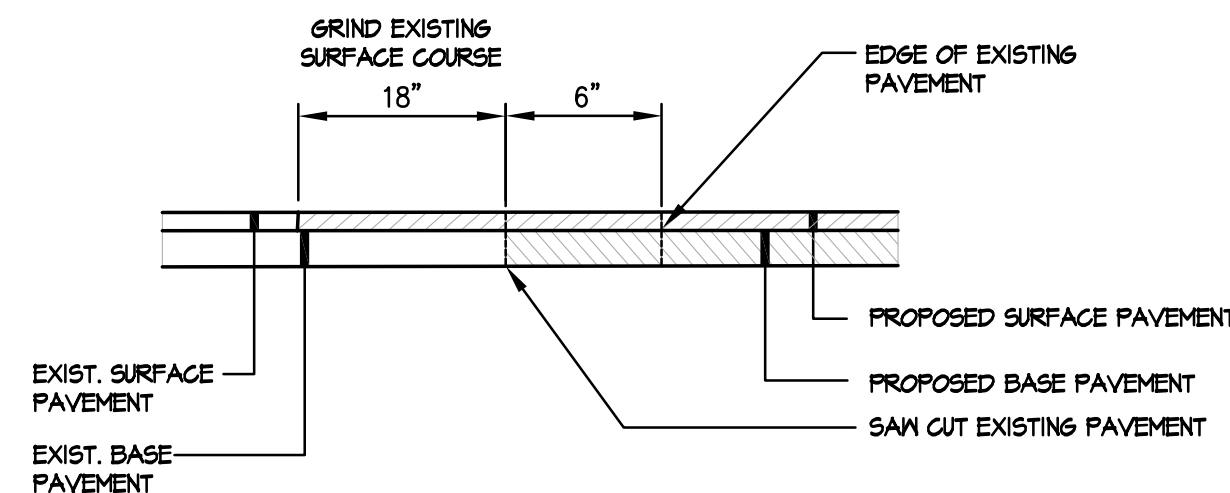


2 BITUMINOUS SIDEWALK

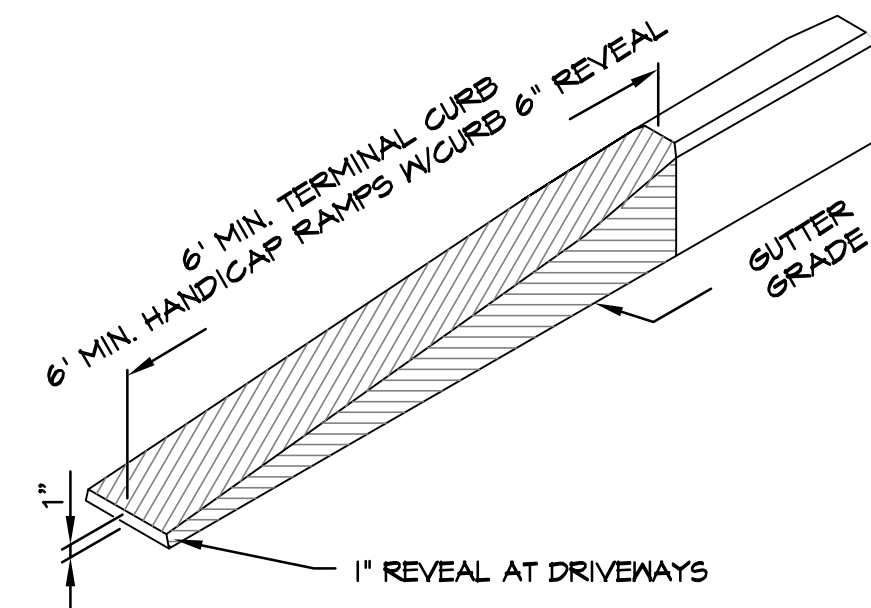
- NOTES:
- THE UNDERDRAIN FOR THE SUBDIVISION DRIVE SHALL CONFORM TO THE CITY OF PORTLAND TECHNICAL STANDARDS FOR TYPE 'B' UNDERDRAIN INSTALLATION - SEE FIGURE I-20 ALTERNATIVE 'A'.



6 SUBDIVISION DRIVE UNDERDRAIN (TYPE B)
SCALE: N.T.S.

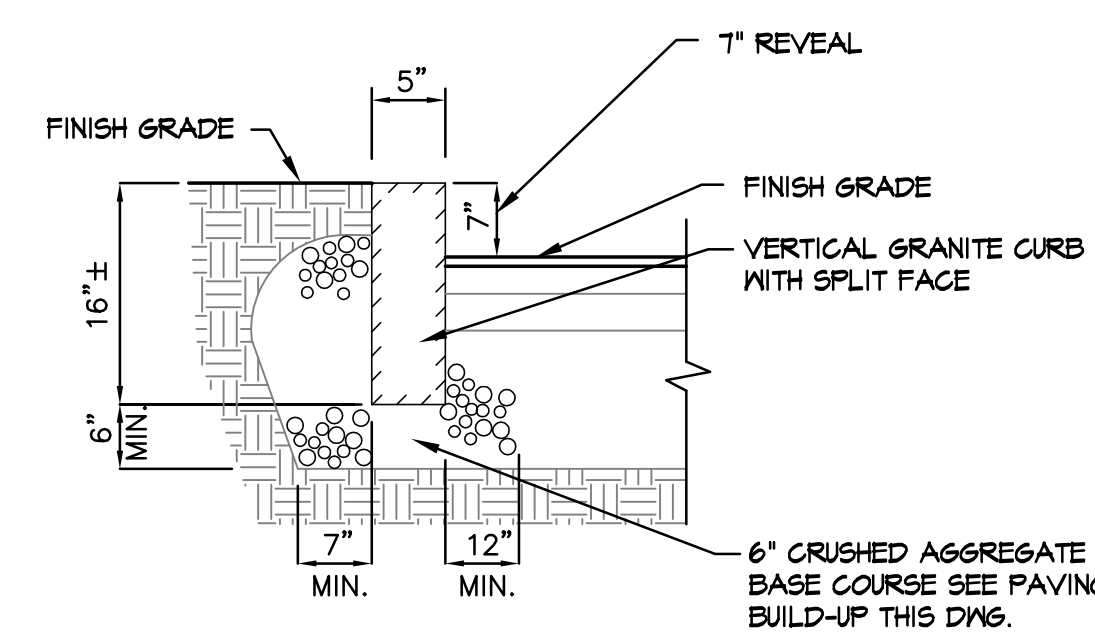


3 PAVEMENT BUTT JOINT
PROPOSED DRIVE AND LEDGEWOOD DRIVE

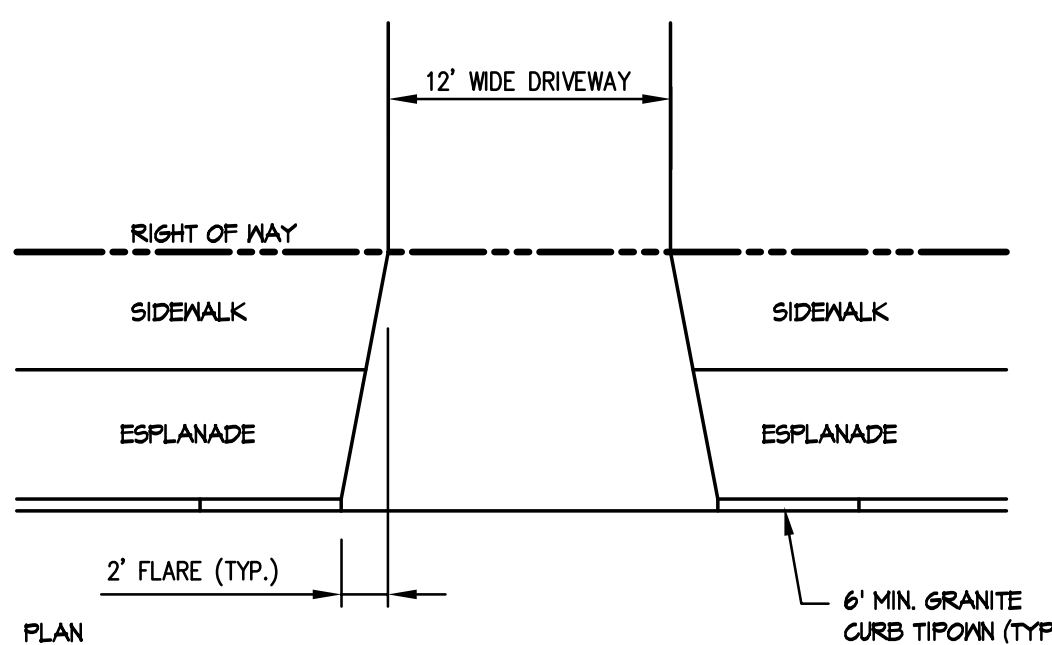


4 TERMINAL CURB SECTION
SCALE: N.T.S.

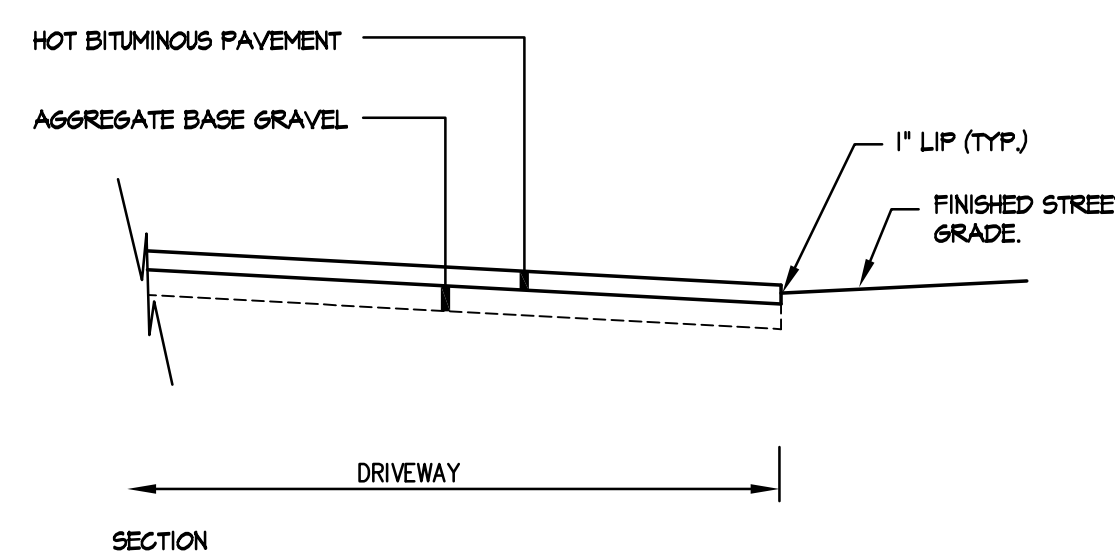
- NOTES:
- CURB ON RADIUS - VERTICAL CURB TYPE 1 SHALL BE USED ON RADIUS, NO STRAIGHT CURB STONES SHALL BE USED. 4 FT. MINIMUM LENGTH. SUBMIT SHOP DRAWINGS TO THE OWNER'S REPRESENTATIVE OF CURB STONE LENGTHS TO BE USED.
 - MINIMUM LENGTH OF STRAIGHT CURB STONES SHALL BE 4'.
 - MAXIMUM LENGTH OF STRAIGHT CURB STONES SHALL BE 8'.
 - JOINTS BETWEEN CURB STONES SHALL 1/4" +/- TO 1/8" MAX. PLACE 4"x8 1/2" FILTER FABRIC IN THE BACK PORTION OF THE JOINT TO PREVENT BACKFILL MATERIAL INFILTRATION.
 - CONTRACTOR TO ADJUST CURB REVEAL AT HANDICAP TIP DOWN TO MEET 12.1 MAX. GRADE.
 - GRANITE CURB TO CONFORM TO THE CITY OF PORTLAND TECHNICAL STANDARDS FIGURE I-16.



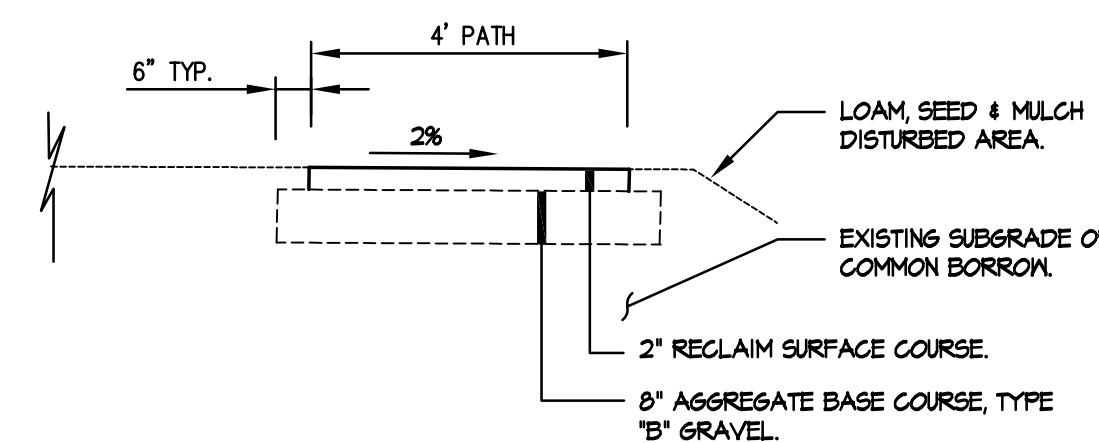
5 VERTICAL GRANITE CURB
SCALE: N.T.S.



7 DRIVEWAY APRON LAYOUT



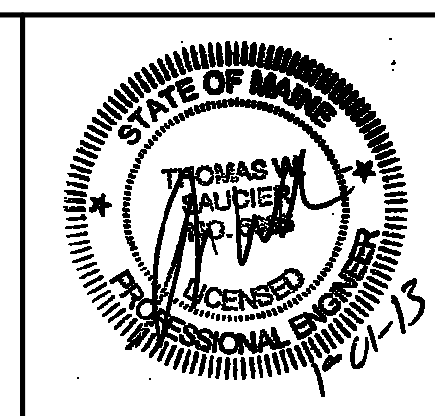
8 BITUMINOUS SIDEWALK



- NOTES:
- ADDITIONAL SUB-BASE GRAVEL AND/OR GEOTEXTILES MAY BE REQUIRED DURING CONSTRUCTION IF SOIL CONDITIONS WARRANT.
 - COMPACT BASE GRAVEL AND RECLAIM TO 95 PERCENT OF MAXIMUM DRY DENSITY.
 - REMOVE ALL ORGANIC AND OTHER DELETERIOUS MATERIALS PRIOR TO PLACING BORROW OR SUB-BASE GRAVEL.

Drawing Name: K:\D. Brown\Open\Drawings\1304\1304.dwg / Date: Jan. 1, 13 / 2:43 PM

REV.	DATE	STATUS	BY	CHKD.	APPD.	REV.	DATE	STATUS	BY	CHKD.	APPD.
A	1/01/13	SUBMITTED TO CITY OF PORTLAND FOR WORKSHOP									



LAND DESIGN SOLUTIONS
LAND PLANNING, SITE PLANNING & LANDSCAPE ARCHITECTURE
P.O. Box 316, 160 Longwoods Road, Cumberland, ME 04081 tel:(207) 434-1111
CLIENT: **TPO PROPERTIES, LLC**
30 LEDGEWOOD DRIVE, FALMOUTH, MAINE 04104

DESIGN: PBB	OLD BARN ESTATES 1062 OCEAN AVENUE, PORTLAND, MAINE	
DRAWN: DEPT.	SITE DETAILS	
CHKD: PBB		
DATE: MAY 2012	PROJ. NO.	REV.
SCALE: AS NOTED	DWG. NO.	A