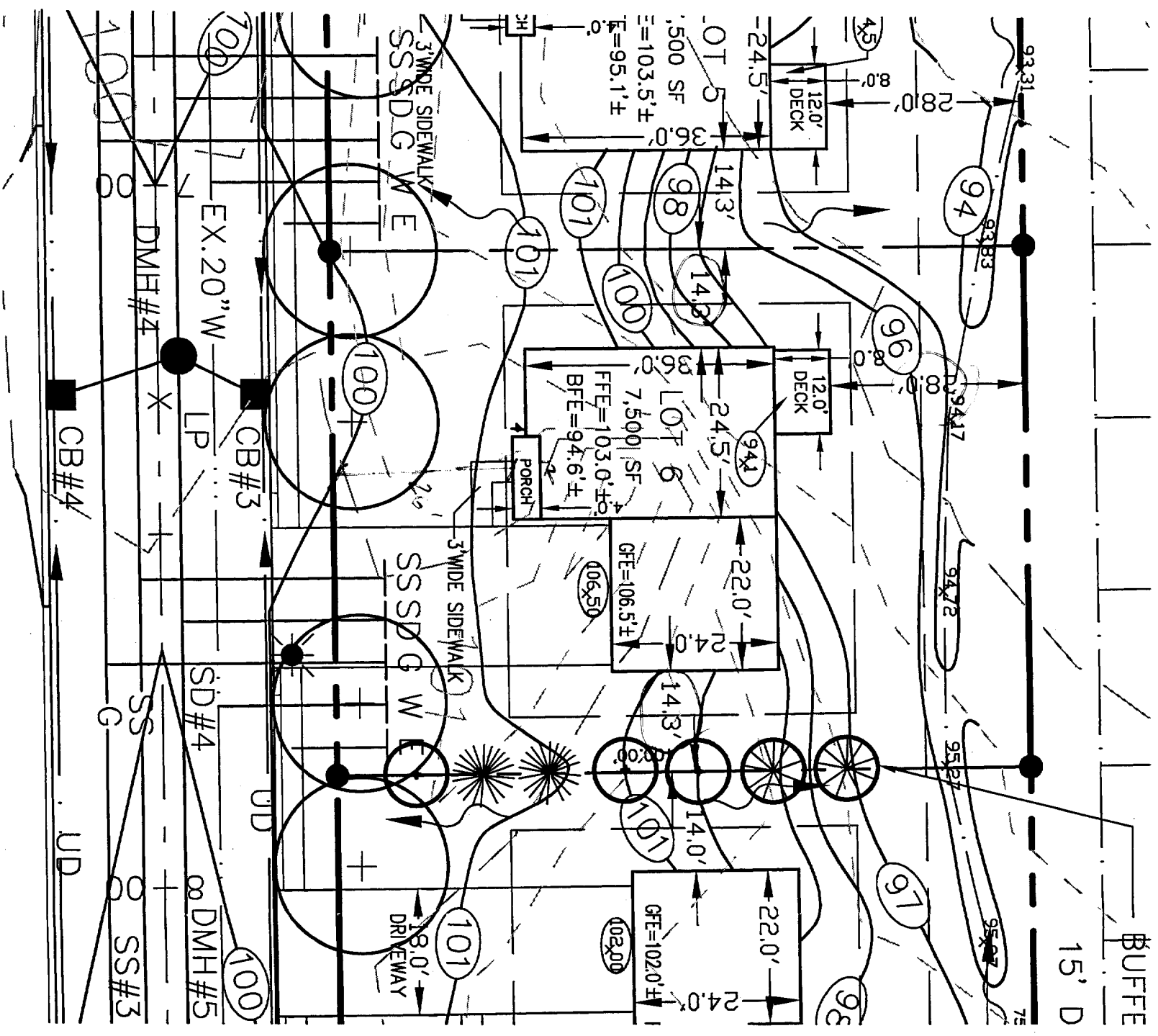





REFERENCE:



NOTES:

1. GRADING ON LOTS IS CONCEPTUAL BASED ON SHEET C-9, GRADING, DRAINAGE & EROSION CONTROLS PLAN OF "YALE COURT PRUD SITE PLANS AND SHEET 2, CONCEPTUAL GRADING & DRAINAGE PLAN OF AMENDED SUBDIVISION PLAN OF LOTS AT UNIVERSITY PARK" AS APPROVED BY CITY OF PORTLAND.
2. DRIVEWAYS, UTILITY CONNECTIONS, LIGHT POLES, AND STREET TREES SHOWN ARE AS SHOWN ON SHEET C-9 OF APPROVED PLANS. NO AS-BUILT INFORMATION FOR THESE IMPROVEMENTS ON YALE STREET IS AVAILABLE.
3. BUILDING FOOTPRINT AND LAYOUT SHOWN IS BASED ON FLOOR PLAN PROVIDED BY OWNER.
4. SITE ADAPTATION FOR LOT 6 AS SHOWN ON THIS PLAN BY LAND USE CONSULTANTS IS BASED ON INFORMATION DESCRIBED IN NOTES #1 TO #3.
5. OWNER SHALL BE RESPONSIBLE FOR ALL LAYOUT AND FOR CONFORMANCE TO ZONING AND ALL APPROVED PLANS AND PERMITS.
6. EROSION CONTROLS SHALL BE INSTALLED BY CONTRACTOR PRIOR TO CONSTRUCTION, AS REQUIRED. EROSION CONTROLS SHOWN ARE CONCEPTUAL AND SHALL BE PLACED BASED ON ACTUAL FIELD CONDITIONS.
7. LANDSCAPE BUFFER BETWEEN LOTS SHALL BE PLANTED BY DEVELOPER UPON FINAL GRADING OF BOTH LOTS AS SHOWN.
 -  6' WHITE PINE
 -  2' RHODODENDRON
 -  6' ARBORVITAE

TITLE:
 LOT 6
 UNIVERSITY PARK
 YALE STREET
 BUILDING SITE LAYOUT

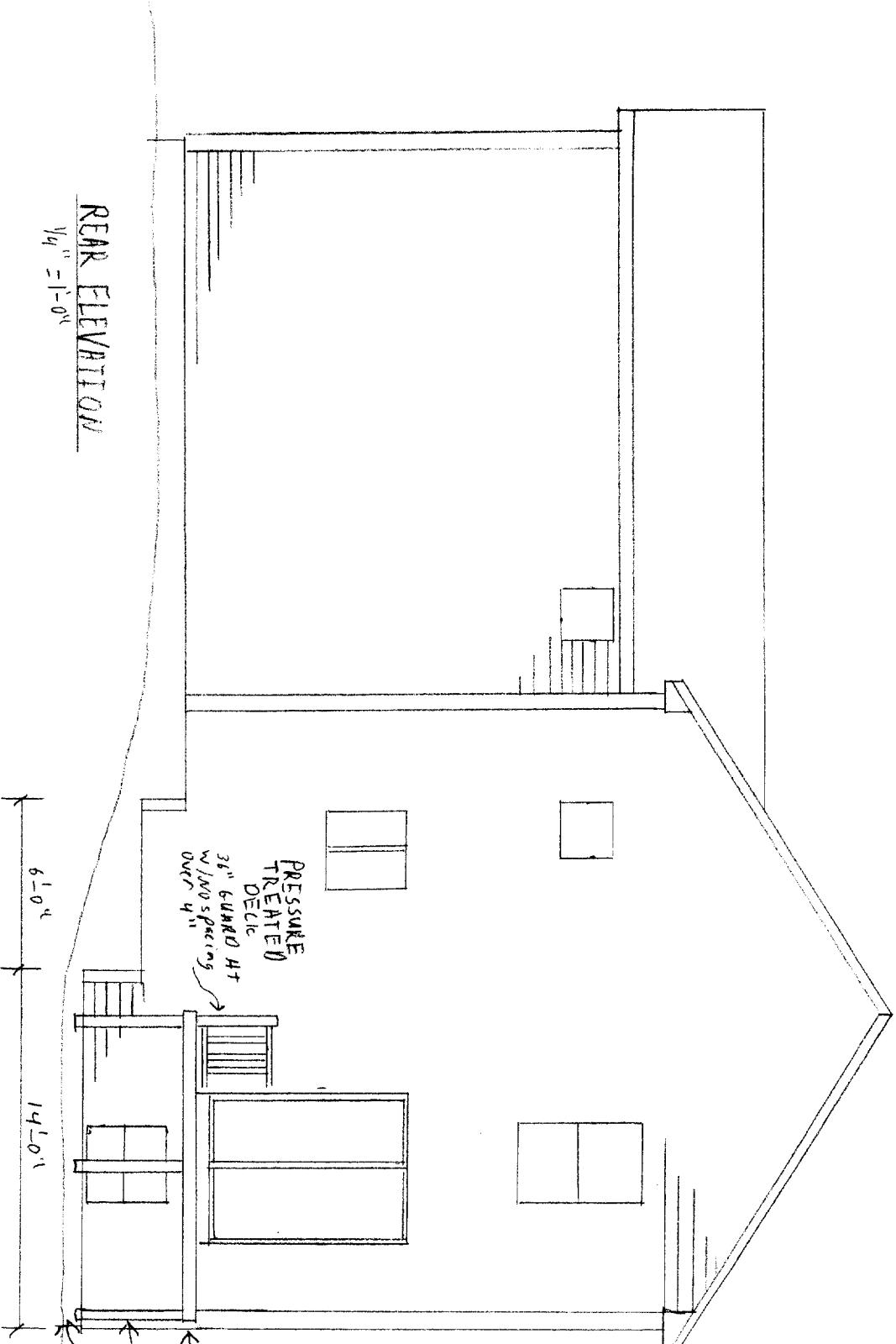
PREPARED FOR:
 CHRISTOPHER J. BALLARD, INC.
 FALMOUTH, MAINE



engineers
 planners
 landscape
 architects
 966 RIVERSIDE STREET
 PORTLAND, MAINE 04103
 Voice (207) 878 - 3313
 Fax (207) 878 - 0201
 landuse @ landuseinc.net

SCALE: 1" = 20' DATE: 05-04-04

JOB # 4251



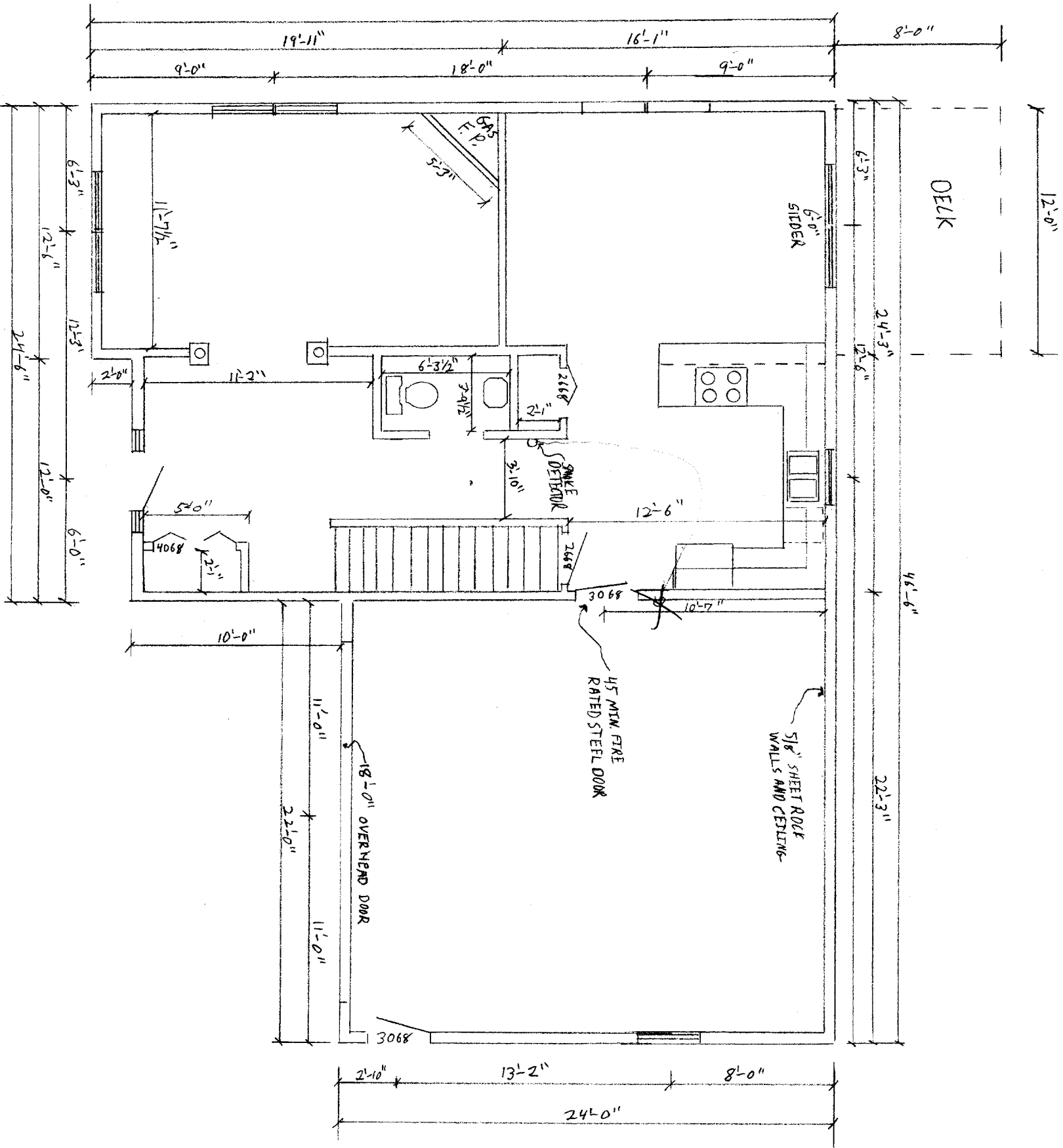
REAR ELEVATION
 1/4" = 1'-0"

6'-0"
 14'-0"

PRESSURE
 TREATED
 DECID
 3x6 GUARD AT
 W/100 SPACING
 OVER 4x4

2x8 PT 16" OC
 2x8 Double s/l
 ABOVE 4x4
 4x4 PT
 CEMENT PIERS

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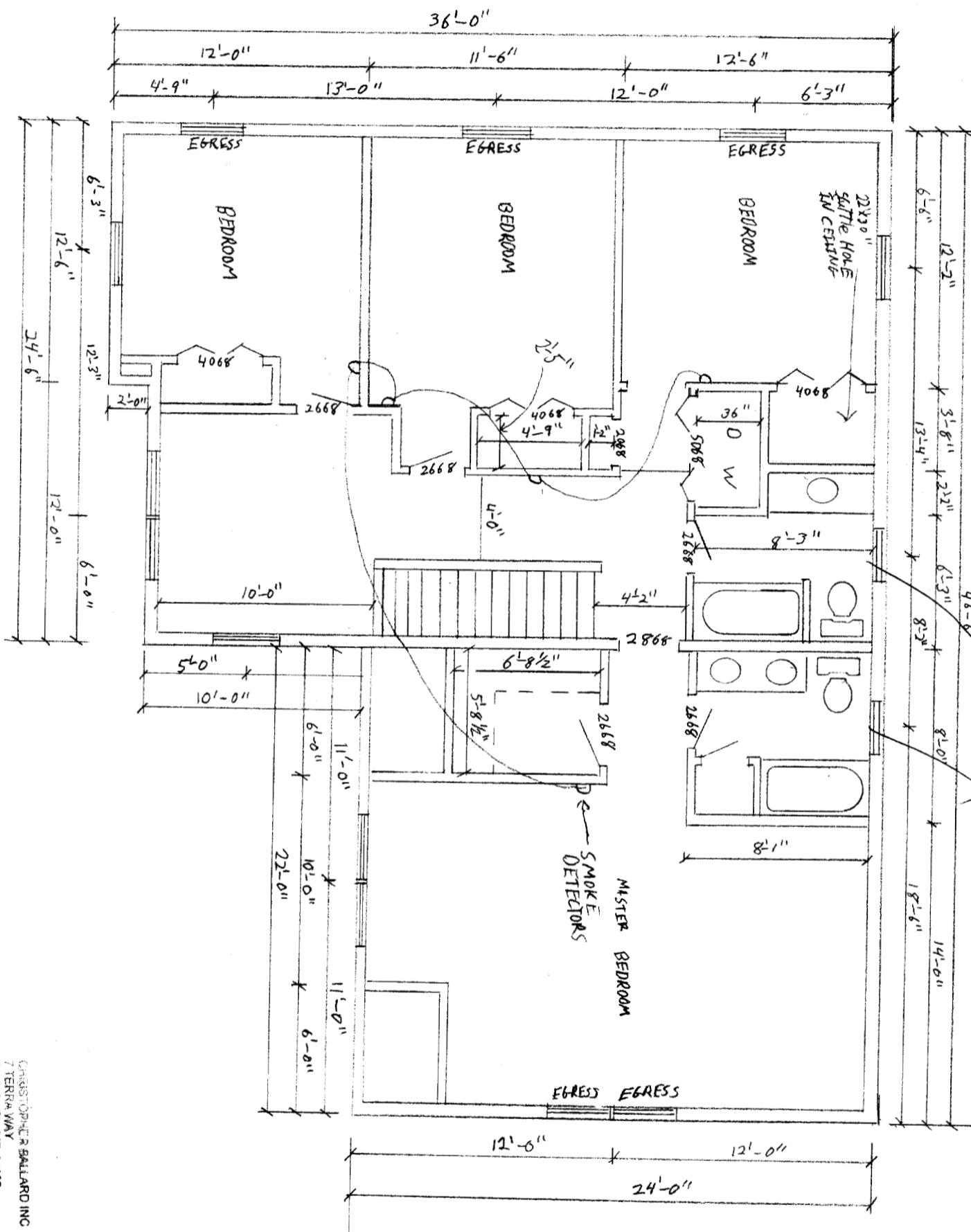


1ST FLOOR PLAN

1/4" = 1'-0"

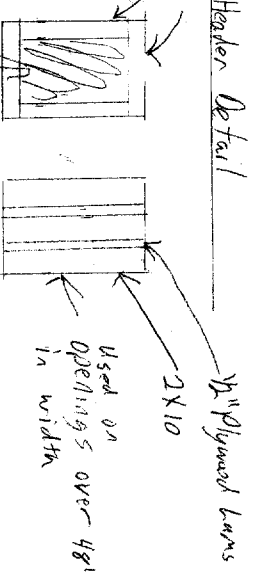
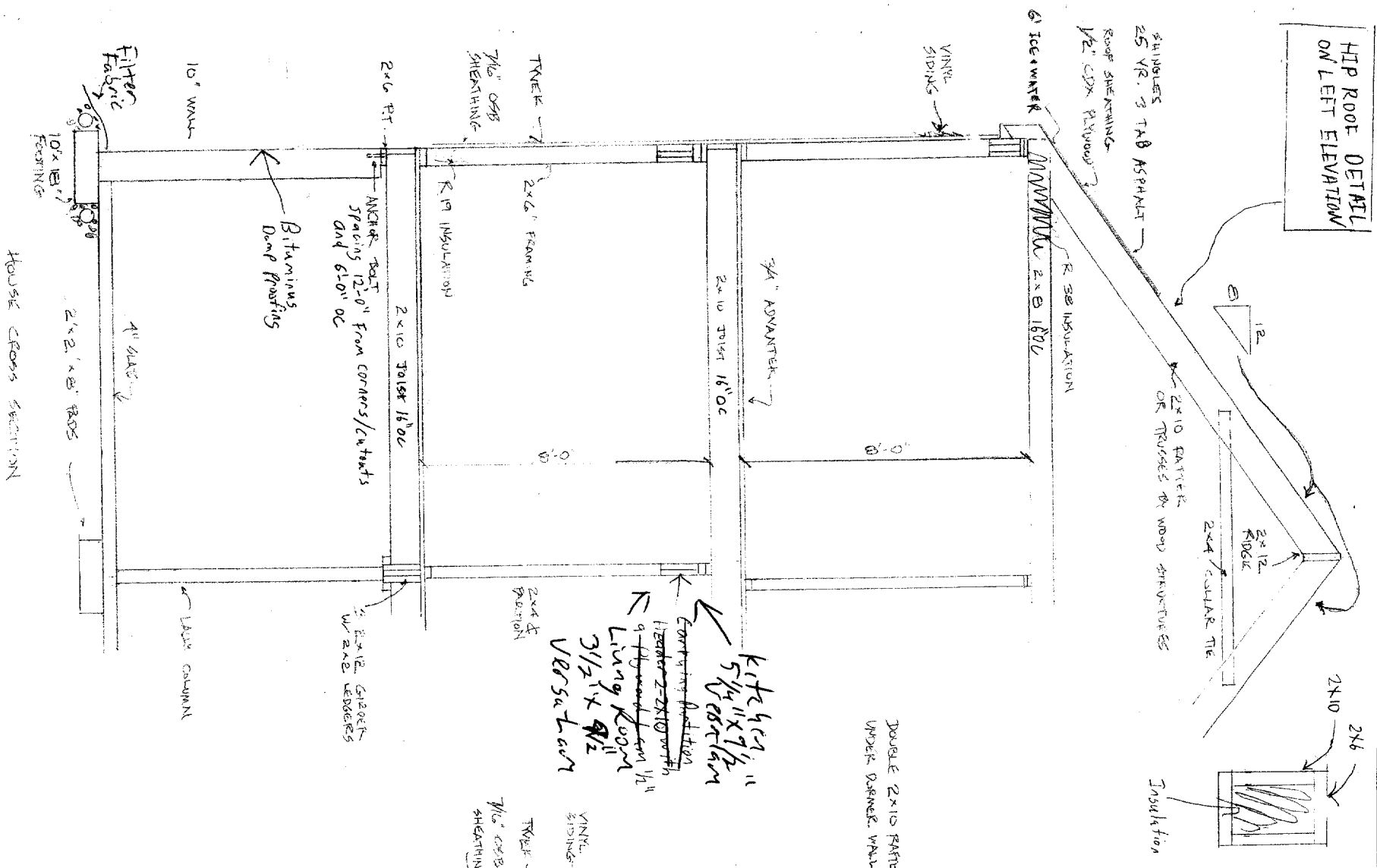
CHRISTOPHER BALLARD INC
 7 TERRA WAY
 FALMOUTH, ME 04105

2ND FLOOR PLAN 1/4" = 1'-0"



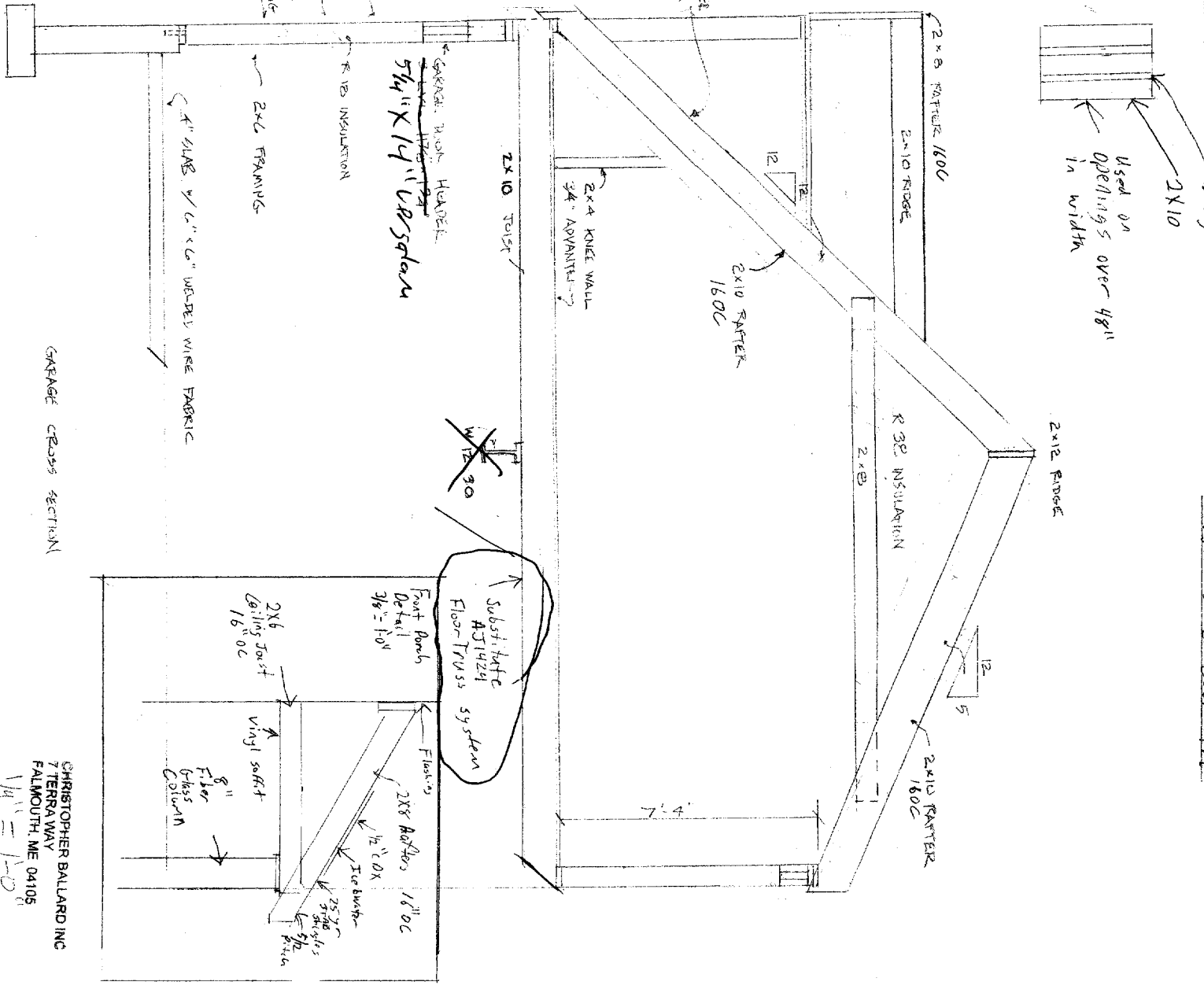
CHRISTOPHER BALLARD INC
 7 TERRA WAY
 FALMOUTH, ME 04105

HIP ROOF DETAIL ON LEFT ELEVATION



Header Detail

Fasteners per BOCA 1999



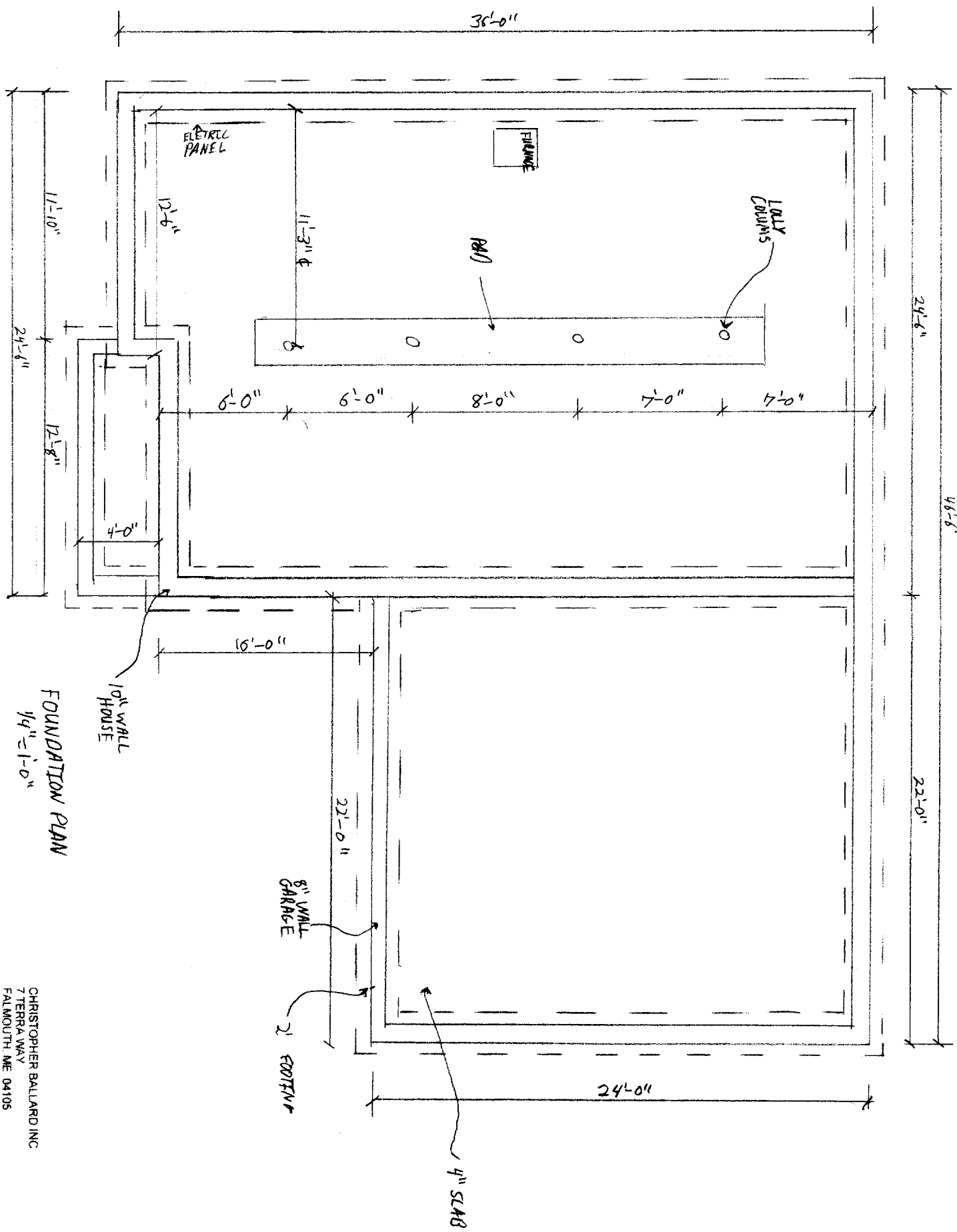
GARAGE CROSS SECTION

CHRISTOPHER BALLARD INC
7 TERRA WAY
FALMOUTH, ME 04105
1/11/10

7.57' RISER 10'-0" TREAD	SHIP NAILS 3x4x8" ABOVE LEADING EDGE OF NOSING
HOUSE STAIR DETAIL	GRANDS WILL BE 36" IN HT Spacing will be no more than 4" (Maximum)
Maximum Riser Ht 7.75" Minimum Tread Depth 10"	All nails will be returned
	Minimum Head Room From Leading edge of tread to ceiling 15'-6 1/8"

KITE 4x4 11
5 1/2" x 9 1/2"
Versaloc
Fasteners per BOCA 1999
Header 2x10 with
Lining Room
3 1/2" x 4 1/2"
Versaloc

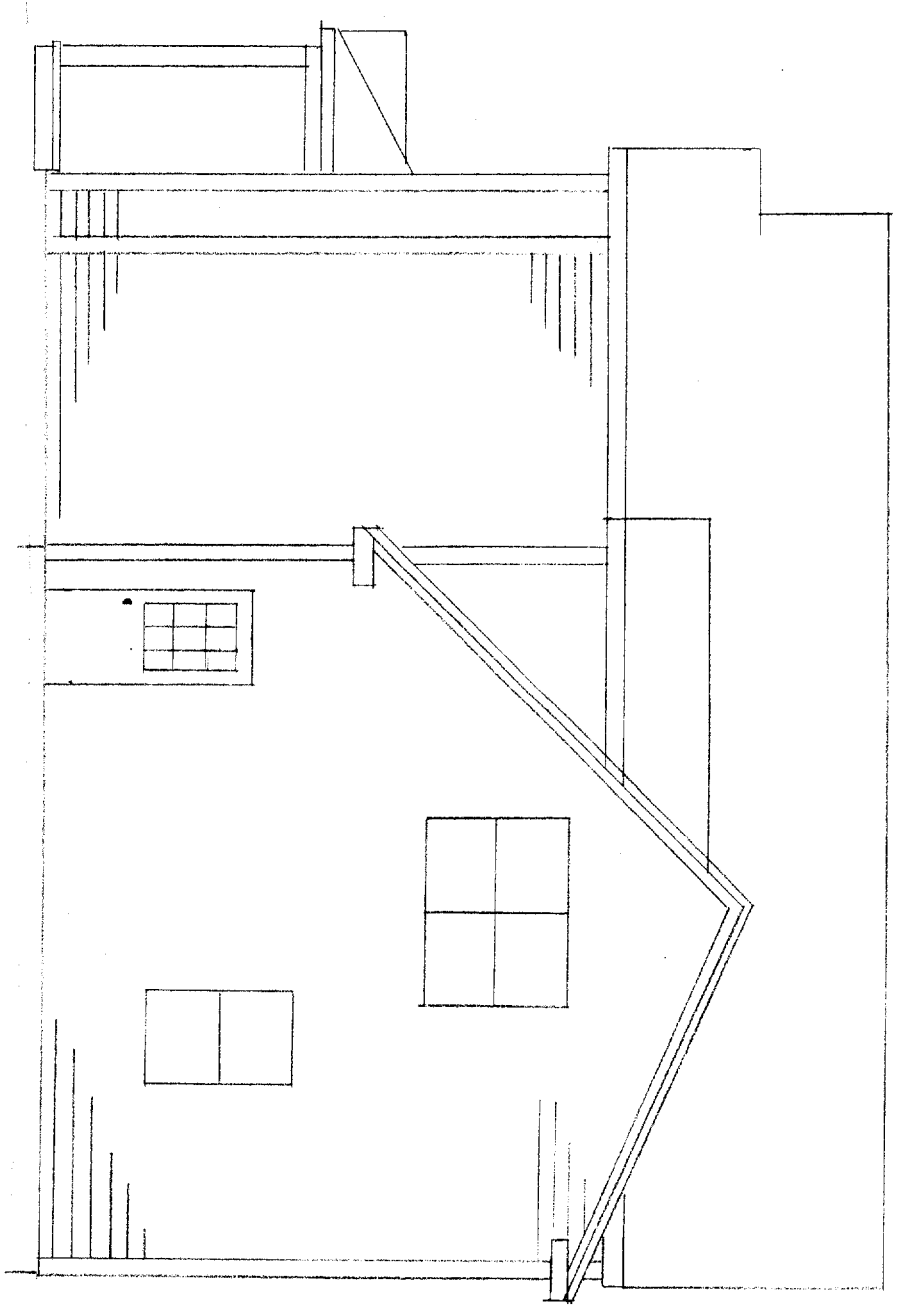
GARAGE BARNER HEADS
5/4" x 1 1/4" Versaloc



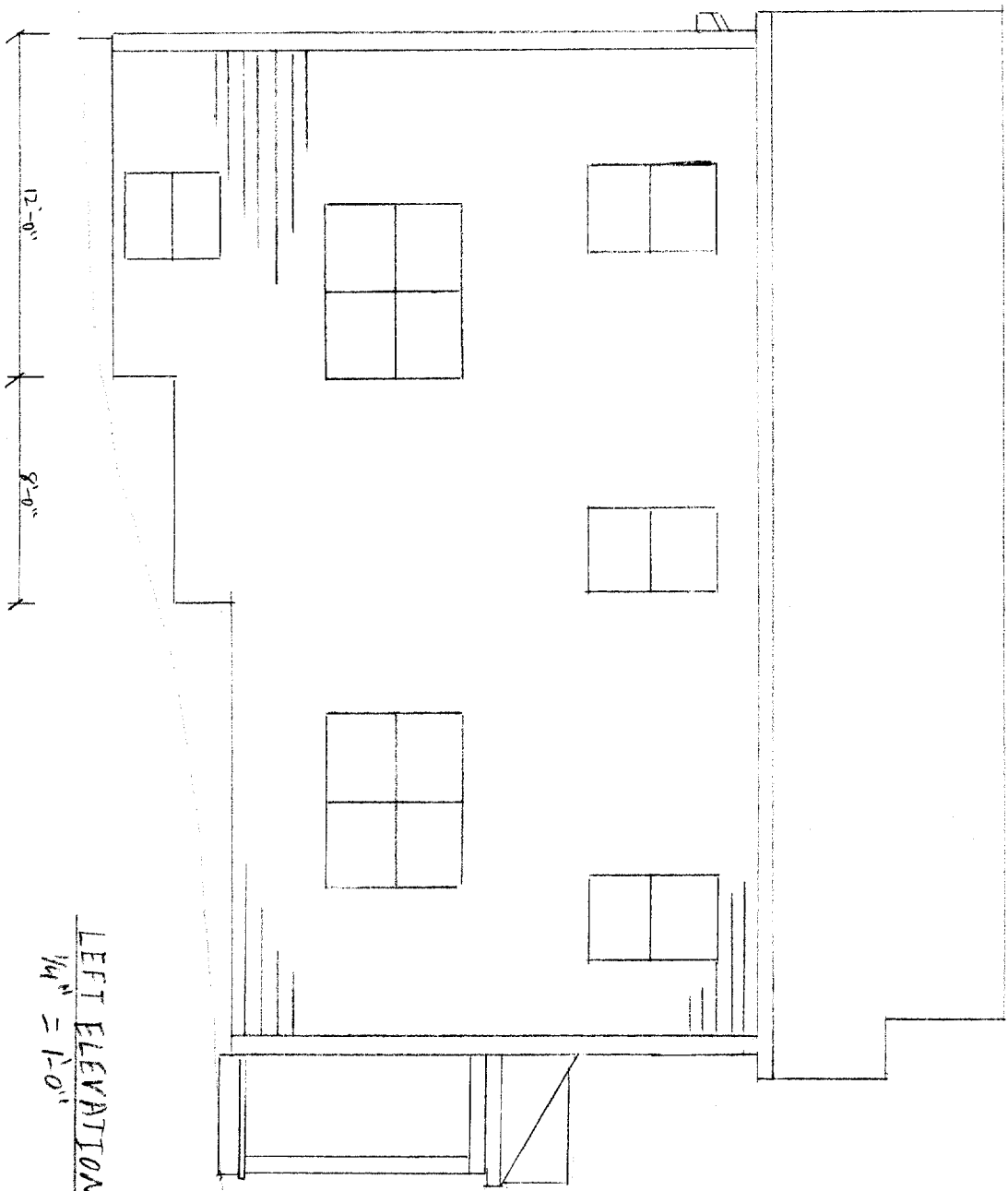
FOUNDATION PLAN
 1/4" = 1'-0"

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 7 TERRA WAY
 FALMOUTH ME 04105

RIGHT ELEVATION
1/4" = 1'-0"

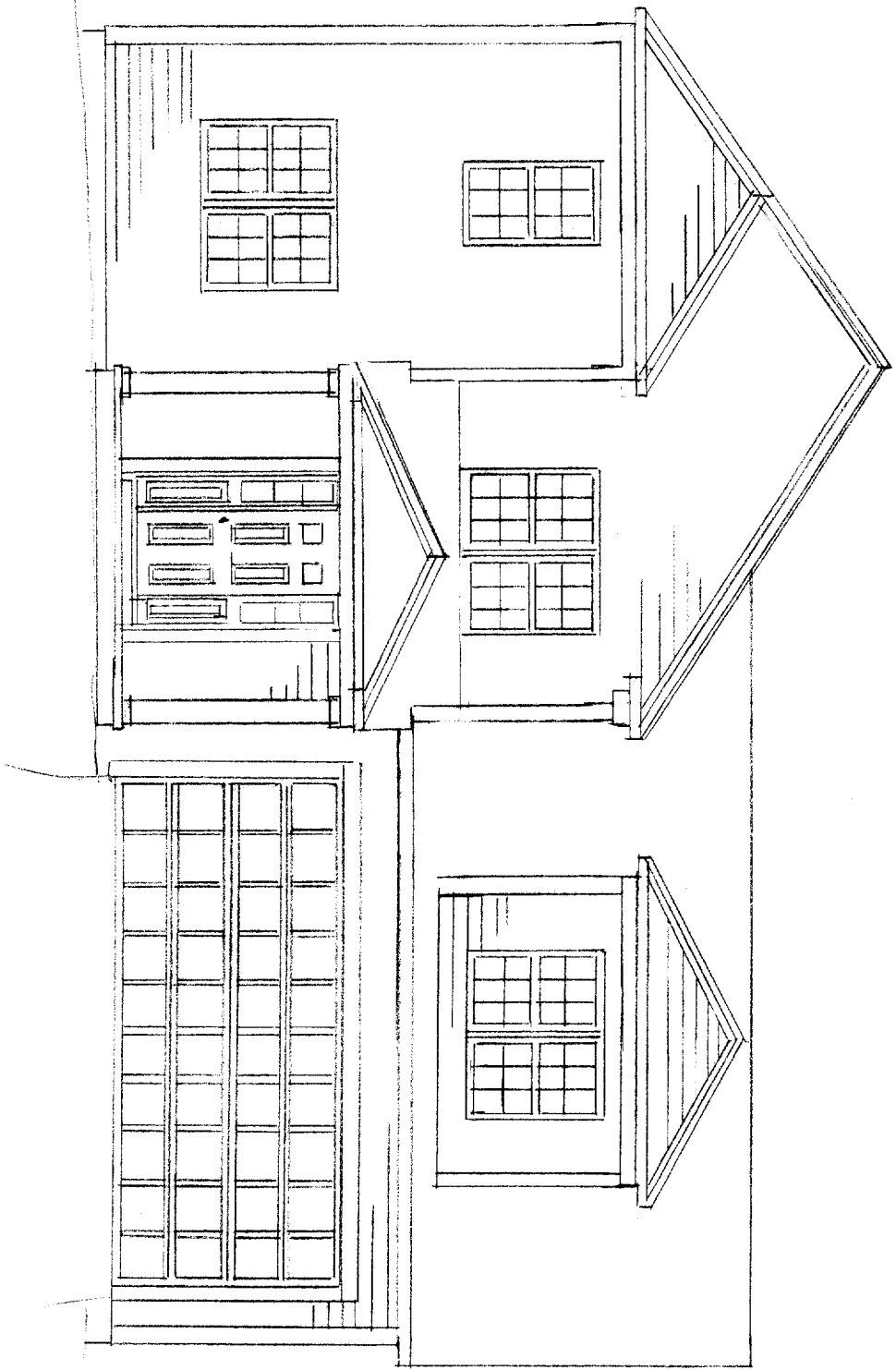


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FALMOUTH ME 04102



LEFT ELEVATION
1/4" = 1'-0"

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7 TERRA WAY
PALMOUTH ME 04106



FRONT ELEVATION
1/4" = 1'-0"

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7 TERRA WAY
FALMOUTH, ME 04105