DRAINAGE EASEMENTS

E-1 30' WIDE DRAINAGE EASEMENT CENTERED ON CENTERLINE OF BROOK
E-2 30' WIDE DRAINAGE EASEMENT CENTERED ON CENTERLINE OF EXISTING DRAINAGE WAY
E-3 30' WIDE DRAINAGE EASEMENT
E-4 30' WIDE " "
E-5 15' WIDE " "
E-6 15' WIDE " "
E-7 15' WIDE " "

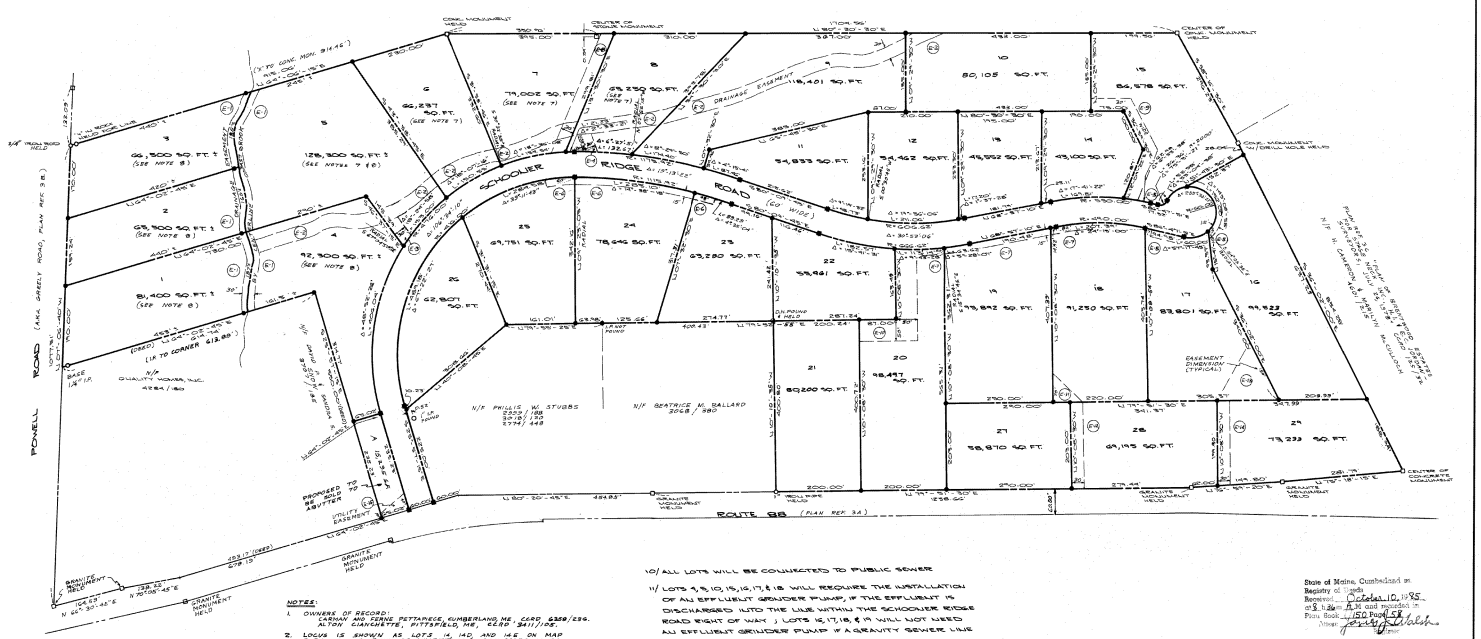
ACCESS EASEMENTS

E-8 30' WIDE PRIVATE RIGHT-OF-WAY OVER LOT 7 TO PROVIDE ACCESS TO LOT 8 FEE TO REMAIN WITH LOT 7, SHARED DRIVE WAY ANTICIPATED.
E-9 30' WIDE PRIVATE RIGHT-OF-WAY OVER LOT 15 TO PROVIDE ACCESS TO LOT 14 FEE TO REMAIN WITH LOT 15 LOT 16 TO BE CONSIDERED A BACK LOT.
E-10 50' WIDE PRIVATE RIGHT-OF-WAY OVER LOT 20 TO PROVIDE ACCESS TO LOT 21. FEE TO REMAIN WITH LOT 20. FRONTAGE FOR BOTH LOTS SHALL BE ON RTE 88.

SEWER EASEMENTS

E-11 SEWER EASEMENT FOR LOT 19.
E-12 30' WIDE SEWER EASEMENT FOR LOTS 18 & 19.
E-13 SEWER EASEMENT FOR LOT 16.
E-14 30' WIDE SEWER EASEMENT FOR LOTS 16 & 17.

APPROVED BY THE TOWN OF CUMBERLAND
PLANNING BOARD
DATE 9/19/85



LEGEND

■ GRANITE MONUMENT TO BE SET
● 5/8" IRON ROD TO BE SET

NOTES:

1. OWNERS OF RECORD:
   CARMAN AND FERNE PETTARECE, CUMBERLAND ME. CCRD 6328/236.
   ALTON CIANCHETTE, PITTSFIELD, ME, CCRD 3411/105.
2. LOCUS IS SHOWN AS LOTS 1A, 1A2, AND 1A3 ON MAP R-2A OF THE TOWN OF CUMBERLAND 'ASSESSORS' MAPS.
3. PLAN REFERENCES:
   A. CUMBERLAND COUNTY HIGHWAY BOOK 7 PAGE 63 - ROUTE #88.
   B. " " BOOK 7 PAGE 29 - GRASSY RD.
   C. CUMBERLAND COUNTY REGISTRY OF DEEDS PLAN BK. 185 PG. 32.
   D. 'PLAN OF PROPERTY IN CUMBERLAND AND NORTH YARMOUTH, MAINE MADE FOR HOUSING RESOURCES CORPORATION' BY OWEN HASKELL, JORDAN - SURVEYORS, 29 JUNE 1983, SEE 1383 P. CCRD 143/142
4. BEARINGS ARE BASED ON PLAN REF. 3D WHICH PLAN IS LABELED MAGNETIC 1946.
5. SURVEY EQUIPMENT: LEITZ TM10E, NIKON ND10.
6. LOCUS IS IN ZONE LDR.
7. DRIVEWAY CULVERTS TO SERVICE LOTS 5, 6, 7, AND 8 MUST BE A MINIMUM OF 42" IN DIAMETER.
8. THE EXISTING DRAINAGE COURSE THROUGH LOTS 1, 2, 3, 4 AND 5 MUST BE PRESERVED. NO BUILDING OR FILLING BELOW ELEVATION 78 (BASED ON U.S.G.S. 1929 DATUM) WILL BE PERMITTED.
9. SCHOONER RIDGE ROAD IS TO BE DEDICATED AS A PUBLIC STREET. CONT'D

10/ ALL LOTS WILL BE CONNECTED TO PUBLIC SEWER

11/ LOTS 4, 5, 10, 15, 16, 17, & 18 WILL REQUIRE THE INSTALLATION OF AN EFFLUENT GRINDER PUMP, IF THE EFFLUENT IS DISCHARGED INTO THE LINE WITHIN THE SCHOONER RIDGE ROAD RIGHT OF WAY. LOTS 16, 17, 18, & 19 WILL NOT NEED AN EFFLUENT GRINDER PUMP IF A GRAVITY SEWER LINE IS INSTALLED TO ROUTE 88

12/ ALL LOTS WITH BUILDINGS ABOVE ELEVATION 160 MUST HAVE AN INTERNAL HYDROPNEUMATIC SYSTEM INSTALLED BY THE LOT OWNER. PORTLAND WATER DISTRICT WILL REQUIRE A LIMITED SERVICE AGREEMENT FOR THESE LOTS. LOTS 10 - 19 HAVE ELEVATIONS OF 160'

I CERTIFY THAT THIS SURVEY CONFORMS TO THE MAINE BOARD OF REGISTRATION FOR LAND SURVEYORS STANDARDS FOR STANDARD BOUNDARY SURVEY CONDITION II.

John C. Schwanda Aug. 9, 1985
JOHN C. SCHWANDA, R.L.S. # 1362

STATE OF MAINE JOHN SCHWANDA 1362 REGISTERED LAND SURVEYOR

3-C.J. 8-12-85

GRAPHIC SCALE

State of Maine, Cumberland ss
Registry of Deeds
Received October 10, 1985
at 3:10 P.M. and recorded in
Plan Book 150 Page 158
Attest Jonathan B. Walsh
Register

REV. 1	8-12-85	ADD NOTES 7, 8, & 9

FINAL SUBDIVISION PLAN — STANDARD BOUNDARY SURVEY

"SCHOONER RIDGE"

ON ROUTE 88 CUMBERLAND, MAINE

FOR HOUSING RESOURCES CORPORATION

Owen Haskell, Inc.
Civil Engineers — Land Surveyors
South Portland, Maine

Drawn By LCB	Date	Job No.
Trace By [illegible]	AUG. 9, 1985	8329-7
Check By J.W.S.	Scale	Dwng. No.
Bk No 329	1" = 100'	1

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