

NOTES (FOR 2015 COMPOSITE)

- THIS IS A COMPOSITE OF THE TWO PLANS PREPARED FOR THE TOWN OF WINDHAM BY LEWIS & WASINA, INC. REFERENCED IN NOTE 2 BELOW.
- PLAN REFERENCES:
 - STANDARD BOUNDARY SURVEY OF MANCHESTER-ARLINGTON SCHOOL PREPARED FOR THE INHABITANTS OF THE TOWN OF WINDHAM BY LEWIS & WASINA, INC. REVISED THROUGH DECEMBER 16, 1997. PROJECT No. 8757 AND RECORDED IN PLAN BOOK 197, PAGE 542.
 - BOUNDARY SURVEY OF PROPERTIES ON TANBERG TRAIL PREPARED FOR THE TOWN OF WINDHAM BY LEWIS & WASINA, INC. REVISED THROUGH DECEMBER 8, 2002, PROJECT 22041.
 - PLAN OF LAND PREPARED FOR WINDHAM III ASSOC. BY OWEN HASKELL, INC. PROJECT 8693WI DATED SEPTEMBER 29, 1988.
 - PLAN OF LAND OF ELIZABETH STURGIS BY DOUGLAS L. MARSTON DATED JULY 24, 1966 AND RECORDED IN PLAN BOOK 71, PAGE 36.
 - ALTA/ACSM LAND TITLE SURVEY PREPARED FOR RICHMOND WINDHAM DEVELOPMENT, LLC BY TITCOMB ASSOCIATES REVISED MAY 9, 2006 JOB No. 205075.
- CURRENT DEED REFERENCE:

FROM THE INHABITANTS OF THE TOWN OF WINDHAM, a/k/a INHABITANTS OF WINDHAM, a/k/a INHABITANTS OF THE MUNICIPALITY OF WINDHAM TO REGIONAL SCHOOL UNIT No. 14 DATED OCTOBER 1, 2012 AND RECORDED IN BOOK 30002, PAGE 222. THE MANCHESTER SCHOOL PROPERTIES ARE DESCRIBED ON PAGES 224 AND 225.
- THE DEED TO REGIONAL SCHOOL UNIT No. 14 REFERENCED IN NOTE 3 SPECIFICALLY EXCLUDES FEE INTEREST IN SPOSEDO ROAD (PRIVATE WAY). THIS WAY IS SHOWN AS PART OF THE TOWN PROPERTY SUBJECT TO RIGHTS OF OTHERS ON THE PLAN IN NOTE 2.a ABOVE. RIGHTS OF INGRESS/EGRESS AND UTILITIES WERE CONVEYED TO REGIONAL SCHOOL UNIT No. 14.

NOTES (from 2002 survey of northerly parcels)

- THE BASIS OF BEARING FOR THIS SURVEY IS THE OBSERVED MAGNETIC MERIDIAN OF 1997.
- THIS SURVEY WAS PERFORMED USING THE DEED FOUND FROM NELLIE P. BENNETT AND LLOYD P. BENNETT TO THE TOWN OF WINDHAM, DATED AUGUST 11 1998 AND RECORDED IN BOOK 14072, PAGE 57.
- THE LOCUS PARCEL IS SHOWN AS LOTS 10A, 10A-1, AND 6 ON THE TOWN ASSESSOR'S MAP 67.
- REFERENCE IS MADE TO THE FOLLOWING PLANS:
 - STANDARD BOUNDARY SURVEY FOR THE INHABITANTS OF THE TOWN OF WINDHAM BY LEWIS & WASINA INC., DATED NOVEMBER 26, 1997 AND LAST REVISED 12/18/97 AND RECORDED IN PLAN BOOK 197, PAGE 542.
 - STANDARD BOUNDARY SURVEY FOR BARRY & MELISSA LEMERY, DATED NOVEMBER 3, 1994 BY DES LAURIERS & ASSOC. RECORDED IN PLAN BOOK 194, PAGE 441.
 - PLAN OF A PORTION OF ROUTES #35 & #115 AS REDEFINED BY THE COMMISSIONERS OF CUMBERLAND DATED SEPTEMBER 2, 1964 BY H.H. SWETSER, H.J. & E.C. JORDAN SURVEYORS OBTAINED FROM THE MAINE DEPT. OF TRANSPORTATION, RIGHT OF WAY DIVISION.
- TANBERG TRAIL (ROUTE #115) IS 66 FEET WIDE PER THE PLAN REFERENCED IN NOTE 4c ABOVE. AREA CALCULATIONS ARE LIMITED TO THE SIDELINE AS SHOWN, DEED LINES WERE NOT DETERMINED WITHIN THE RIGHT OF WAY LIMITS AS A RESULT OF THIS SURVEY.
- PARCEL 2 IS SUBJECT TO A BUFFER ZONE OF 20 FEET PER THE LOCUS DEED, (REFERENCED IN NOTE 2 ABOVE), REFER TO DEED FOR FURTHER DETAILS.

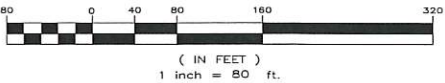
NOTES (from 1997 survey of southerly parcels)

- THE BASIS OF BEARING FOR THIS SURVEY IS THE MAGNETIC MERIDIAN OF 1997.
- RECORD OWNERSHIP OF THE PARCEL SURVEYED CAN BE FOUND IN THE FOLLOWING DEEDS TO THE INHABITANTS OF THE TOWN OF WINDHAM, RECORDED AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS:
 - FROM JOAN W. BAGB, DATED AUGUST 13, 1875, BOOK 418, PAGE 458.
 - FROM CHARLES L. MAH, DATED MAY 17, 1932, BOOK 1389, PAGE 339.
 - FROM DON P. PROCTOR AND MARION B. PROCTOR, DATED APRIL 30, 1964, BOOK 2818, PAGE 308.
 - FROM JOHN H. TAYLOR AND ISABEL R. TAYLOR, DATED APRIL 25, 1972, BOOK 3264, PAGE 179.
- REFERENCE IS MADE TO THE FOLLOWING DEEDS RECORDED AT SAID REGISTRY:
 - AN EASEMENT FOR A ROADWAY FROM MAYNARD G. ROGERS AND MARIE ROGERS TO THE INHABITANTS OF THE TOWN OF WINDHAM, DATED DECEMBER 31, 1951, RECORDED IN BOOK 2067, PAGE 487.
 - AN EASEMENT TO PORTLAND WATER DISTRICT FROM THE INHABITANTS OF THE TOWN OF WINDHAM, DATED OCTOBER 7, 1937, RECORDED IN BOOK 1535, PAGE 245.
- REFERENCE IS MADE TO THE FOLLOWING PLANS:
 - STANDARD BOUNDARY SURVEY FOR BARRY & MELISSA LEMERY, DATED NOVEMBER 3, 1994 AND RECORDED IN PLAN BOOK 194, PAGE 441.
 - MAINE DEPARTMENT OF TRANSPORTATION, RIGHT OF WAY MAP, RECORDED IN PLAN BOOK 128, PAGES 37 AND 38.
 - LAND OF MARIE E. ROGERS BY TIMOTHY O. BROWN, DATED DEC. 1975.
 - STANDARD BOUNDARY SURVEY, PLAN OF EASEMENT FOR NORTH WINDHAM UNION CHURCH DATED 7/19/1990.
- UTILITY EASEMENTS WERE NOT ADDRESSED AS A RESULT OF THIS SURVEY.
- NO DEEDED EASEMENT WAS FOUND TO THE NORTH WINDHAM UNION CHURCH FROM THE SUBJECT PARCEL. TIM LORING, DIRECTOR OF MAINTENANCE AND TRANSPORTATION FOR THE SCHOOL DEPARTMENT STATED A VERBAL AGREEMENT DOES EXIST.
- ENCROACHMENTS WERE OBSERVED AT THE TIME OF THIS SURVEY, NEAR THE SOUTHWESTERLY CORNER OF THE SUBJECT PARCEL, AS FOLLOWS:
 - A BOARD FENCE AT THE LANDS OF KIMBERLY M. GOLASH.
 - PAVEMENT AT THE LANDS OF DOUGLAS A. AND GAIL M. DUFOUR.

LEGEND

- FOUND IRON PIPE (DETAILS AS NOTED)
- FOUND 5/8 INCH REBAR (DETAILS AS NOTED)
- 5/8 INCH REBAR WITH ALUMINUM CAP STAMPED "LEWIS & WASINA PLS 2114" OR "LEWIS & WASINA PLS 2288", PREVIOUSLY SET
- UTILITY POLE
- FOUND 6"x6" GRANITE MONUMENT (UNLESS OTHERWISE NOTED)
- BOUNDARY LINE
- - - ABUTTER / RIGHT OF WAY LINE
- N/F NOW OR FORMERLY OWNED BY
- AG ABOVE GRADE
- SG SUB GRADE/BELOW GRADE
- 14072/57 DEED BOOK AND PAGE
- () RECORD DEED INFORMATION
- ▨ BUILDING/STRUCTURE

GRAPHIC SCALE



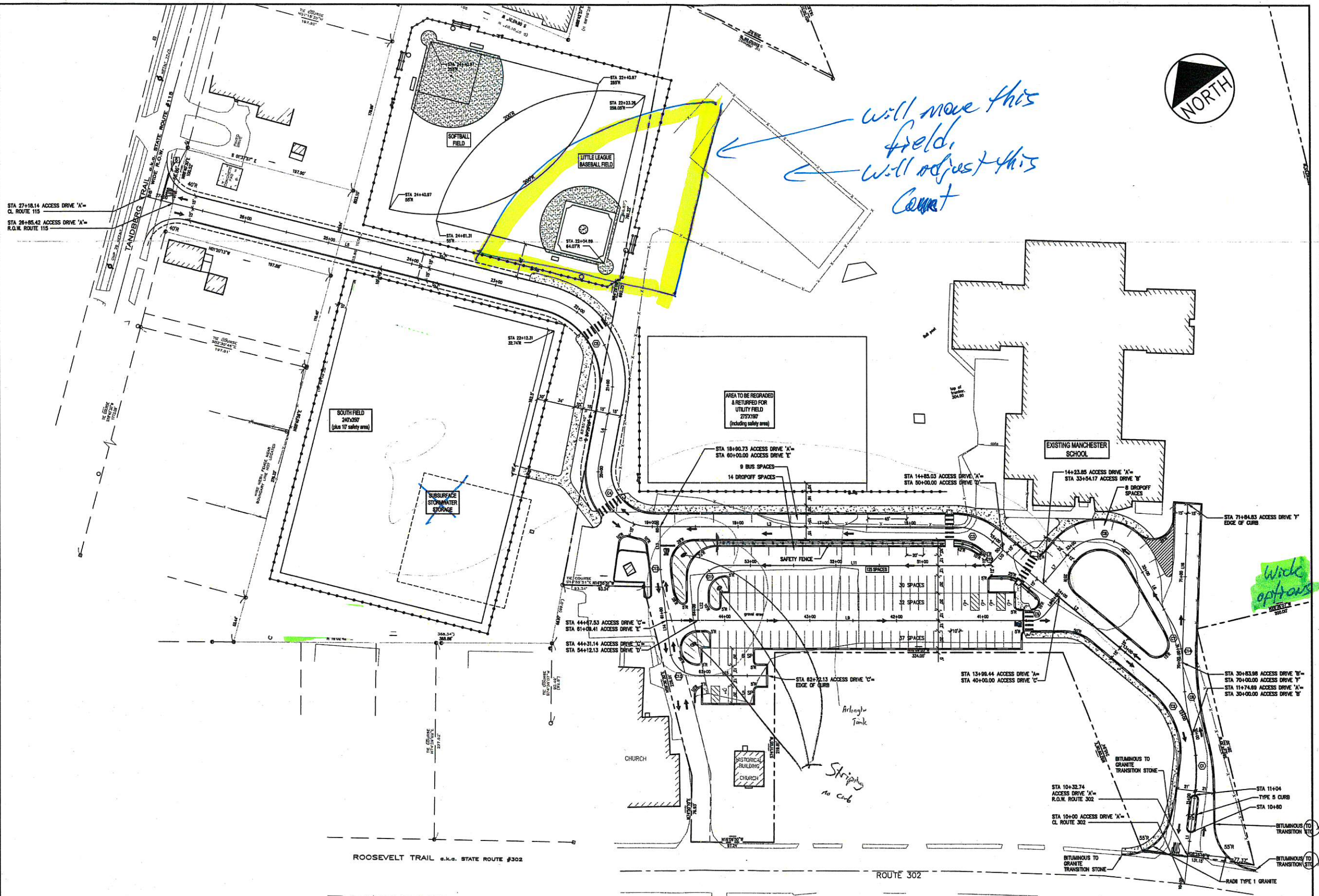
PROGRESS PRINT 1-16-2015

STATE OF MAINE
____ COUNTY SS REGISTRY OF DEEDS
RECEIVED _____, 20____
AT _____ h _____ m _____ M. AND RECORDED IN
PLAN BOOK _____ PAGE _____
PLAN ATTEST _____ REGISTER

BRUCE E. LEWIS PLS 2114
SEAL
NOT VALID WITHOUT EMBOSSE AND SIGNATURE

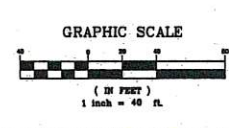
Lewis & Wasina, Inc.
PROFESSIONAL LAND SURVEYORS
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Waterville, ME 04267-0515
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REV.	BY	DATE	STATUS
1	BEL	1/16/2015	PROGRESS
COMPOSITE BOUNDARY SURVEY TANBERG TRAIL (ROUTE 115), ROOSEVELT TRAIL (ROUTE 302), AND SPOSEDO ROAD, TOWN OF WINDHAM, CUMBERLAND COUNTY, STATE OF MAINE FOR RECORD OWNER: WINDHAM RAYMOND SCHOOL DISTRICT REGIONAL SCHOOL UNIT No. 14 228 Windham Center Road Windham, ME 04062-4862			
Designated:	N/A		
Drawn:	BEL		
Checked:	BEL		
Date:	1/3/2015		
Scale:	1"=80'		
Field Book:	FILE		
Project:	22041		
File Name:	22041COM		
Contour Int.	N/A		
SHEET	1 OF 1		



LINE TABLE				CURB TABLE			
LINE	LENGTH	BEARING		CURVE	LENGTH	RADIUS	PC STATION
L1	108.57	N89°21'21\"		C1	81.13	200.00	17+20.34
L2	553.10	N18°20'55\"		C2	78.84	115.00	38+12.41
L3	77.07	N82°28'59\"		C3	45.58	62.00	40+00.00
L4	478.84	N02°05'17\"		C4	108.91	82.00	100+00.00
L5	83.97	N43°30'03\"		C5	181.10	100.00	88+24.28
L6	48.30	N84°09'55\"		C6	83.82	400.00	11+45.94
L7	25.00	N86°00'00\"		C7	51.83	100.00	20+25.28
L8	433.33	N16°09'52\"		C8	80.23	47.00	110+00.00
L9	17.80	N84°09'55\"		C9	18.20	22.00	90+00.00
L10	302.85	N18°20'55\"		C10	13.21	14.00	90+00.00
L11	32.80	N72°50'00\"		C11	50.27	35.00	90+00.00
L12	45.00	N72°50'00\"		C12	12.08	100.00	82+04.21
L13	84.41	N66°24'17\"		C13	48.40	32.00	87+04.21
L14	80.30	N18°20'55\"		C14	24.53	377.33	21+57.21
L15	160.30	N78°21'21\"					

CURB TABLE	
BITUMINOUS CURB	
VERTICAL GRANITE, TYPE 1	
SLOPED GRANITE, TYPE 5	



REV	DATE	DESCRIPTION
1	2/18/03	WEEK DESIGN SUBMISSION TO WINDHAM SCHOOL DEPARTMENT.
2		
3		
4		
5		
6		
7		
8		
9		
10		

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DH

WINDHAM ATHLETIC FIELDS and SITE IMPROVEMENTS
WINDHAM, MAINE

P.E. WILLIAM G. HOFFMAN
LIC. # 4105

JOB NO.
2146.10

DRWN.
KEW

SCALE
1"=40'

ISSUE

TITLE
SITE LAYOUT PLAN

SHEET
C-7