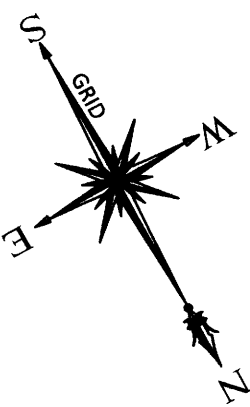
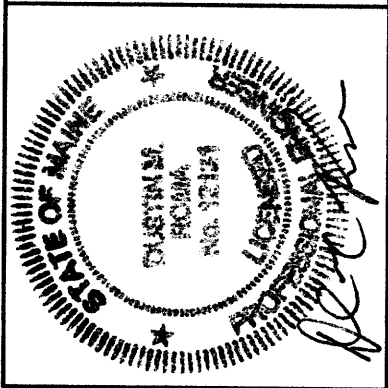


N/F  
ROY MOORE  
STEVEN & JENNIFER DANZIG  
DAVID PETERSON  
ROBERT ARNOLD & LEAH  
FOSTER-DESROCHE  
ROSALIE MARCELLE, INC.  
RICHARD SMALL, CPA PA  
BLUE STORM, LLC  
DOUBLE PR REALTY  
JUDSON SMITH  
ANNE O'BRIEN  
ROBERTA GAGNE  
LISA TURNER  
MARIETTA SANTANGELO  
MAP 21 LOT 1A-2



- GENERAL NOTES:**
1. THE OWNER OF RECORD OF THE PROPERTY IS LITTLE MOUNTAIN, LLC BY DEED RECORDED IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS BOOK 32945 PAGE 150.
  2. TOTAL AREA OF THE PARCEL IS APPROXIMATELY 92,112 S.F. (2.1 ACRES).
  3. PARCEL TAX MAP REFERENCE: TOWN OF WINDHAM ASSESSORS MAP 21, LOT 2A.
  4. PLAN REFERENCES:
    - A) "BOUNDARY SURVEY, 968 ROOSEVELT TRAIL, WINDHAM, ME 04062, MADE FOR 968 ROOSEVELT TRAIL, LLC" DATED JULY, 2015 BY SURVEY, INC. AND RECORDED IN PLAN BOOK 216 PAGE 21 IN THE CUMBERLAND COUNTY REGISTRY OF DEEDS.
    - B) "TOPOGRAPHIC WORKSHEET OF 968 ROOSEVELT TRAIL AND 968 ROOSEVELT TRAIL, WINDHAM, MAINE" FOR DM ROMA CONSULTING ENGINEERS BY SURVEY INC DATED MARCH 2016.
  5. HORIZONTAL DATUM: MAINE STATE PLANE, WEST ZONE, NAD83, U.S. FEET.
  6. VERTICAL DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAV88)
  7. MAGNETIC NORTH BEARINGS ARE AS DEPICTED ON PLAN REFERENCE 4A.
  8. THE PROPERTY IS LOCATED IN THE C-1 COMMERCIAL DISTRICT.
  9. SPACE AND BULK REQUIREMENTS: C-1 DISTRICT
- |                      | C-1 DISTRICT |
|----------------------|--------------|
| MIN LOT SIZE:        | NONE         |
| MIN STREET FRONTAGE: | 100 FT       |
| MIN FRONT YARD:      | 40 FT        |
| MIN SIDE/REAR YARD:  | 6 FT         |
| MAX BUILDING HEIGHT: | NONE         |
10. TOPOGRAPHIC CONTOURS SHOWN HEREON ARE BASED ON A FIELD SURVEY PERFORMED BY SURVEY, INC. INCORPORATED IN 2016, WITH AREAS OUTSIDE OF THE SUBJECT PARCEL SUPPLEMENTED BY GIS ULAR CONTOURS OBTAINED FROM THE MAINE OFFICE OF GIS.



**DM ROMA**  
CONSULTING ENGINEERS  
59 HARVEST HILL RD  
WINDHAM, ME 04062  
(207) 310-0506

- CONDITIONS OF SITE PLAN APPROVAL:**
1. APPROVAL IS DEPENDENT UPON, AND LIMITED TO, THE PROPOSALS AND PLANS CONTAINED IN THE AMENDED SITE PLAN APPLICATION DATED APRIL 3, 2017 AND SUPPORTING DOCUMENTS AND ORAL REPRESENTATIONS SUBMITTED AND AFFIRMED BY THE APPLICANT, AND CONDITIONS, IF ANY, IMPOSED BY THE PLANNING BOARD, AND ANY VARIATION FROM SUCH PLANS, PROPOSALS AND SUPPORTING DOCUMENTS AND REPRESENTATIONS ARE SUBJECT TO REVIEW AND APPROVAL BY THE PLANNING BOARD OR THE TOWN PLANNER IN ACCORDANCE WITH SECTION 814.G OF THE LAND USE ORDINANCE.
  2. APPROVAL IS SUBJECT TO THE REQUIREMENTS OF THE POST-CONSTRUCTION STORMWATER ORDINANCE, CHAPTER 144. ANY PERSON OWNING, OPERATING, LEASING, OR HAVING CONTROL OVER STORMWATER MANAGEMENT FACILITIES REQUIRED BY THE POST-CONSTRUCTION STORMWATER MANAGEMENT PLAN MUST ANNUALLY ENGAGE THE SERVICES OF A QUALIFIED THIRD-PARTY INSPECTOR WHO MUST CERTIFY COMPLIANCE WITH THE POST-CONSTRUCTION STORMWATER MANAGEMENT PLAN ON OR BY MAY 1ST OF EACH YEAR.
  3. EASEMENTS AS SHOWN ON THE PLAN SHALL BE RECORDED PRIOR TO THE ISSUANCE OF BUILDING PERMITS.

PROPERTY CURVE TABLE				
CURVE #	LENGTH	RADIUS	CHORD DIRECTION	CHORD LENGTH
C1	145.74'	1392.69'	N56°29'22"W (N40°50'46"W)	145.67'
C2	19.54'	1382.69'	S51°22'44"E (S35°44'08"E)	19.54'

APPROVED: TOWN OF WINDHAM PLANNING BOARD

DATE: APPROVED MAY 3, 2017

*[Signature]*  
*[Signature]*  
*[Signature]*

LEGEND	
EXISTING	PROPOSED
---	PROPERTY LINE/R.O.W.
---	ABUTTER PROPERTY LINE
---	SETBACK
---	EASEMENT LINE
---	BEARING (GRID NORTH)
---	BEARING (MAG. NORTH)
---	BUILDING
---	EDGE OF PAVEMENT/CURB
---	EDGE OF GRAVEL
---	EDGE OF CONCRETE
---	CONTOUR LINE
---	CULVERT/STORMDRAIN
---	WATER MAIN
---	WATER VALVE
---	UTILITY POLE
---	OVERHEAD UTILITIES

**SITE PLAN**  
JMC SELF STORAGE EXPANSION  
WINDHAM, MAINE  
FOR:  
**BIG MOUNTAIN, LLC**  
3 OLD FORT ROAD  
CAPE ELIZABETH, MAINE 04007

15021  
JOB NUMBER:  
1" = 30'  
SCALE:  
6-26-2017  
DATE:  
SHEET 3 OF 6  
S-1

