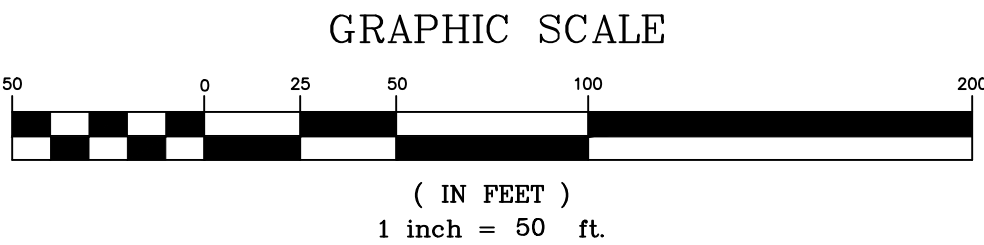


- GENERAL NOTES**
- THE RECORD OWNER OF THE PROPERTY IS SP WINDHAM OWNER, LLC AS DESCRIBED IN DEED RECORDED AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS IN BOOK 34148 PAGE 323 AND 331.
 - THE PROPERTY IS LOCATED ON THE TOWN OF WINDHAM TAX MAP 70 BEING DEPICTED AS A PORTION OF LOT 1A.
 - THE BEARINGS AND NORTH ORIENTATION SHOWN HEREON ARE BASED UPON GRID NORTH, NORTH AMERICAN DATUM OF 1983 MAINE WEST ZONE.
 - THE CONTOURS AND ELEVATIONS SHOWN HEREON ARE BASED UPON 2-FT LIDAR TOPOGRAPHIC INFORMATION AVAILABLE ON THE STATE OF MAINE GIS DATABASE AND IS REFERENCED TO NORTH AMERICAN VERTICAL DATUM OF 1988.
 - PLAN REFERENCES:
 - ALTAINSPS LAND TITLE SURVEY OF SHAW'S PLAZA WINDHAM, MAINE DATED JULY 17, 2018 BY VHB.
 - THE PROPERTY SHOWN HEREON IS SUBJECT TO AND BENEFITED BY ALL MATTERS OF RECORD ON FILE AT THE CUMBERLAND COUNTY REGISTRY OF DEEDS.
 - THE PROPERTY SHOWN HEREON IS LOCATED IN ZONE C (AREA OF MINIMAL FLOODING) AS SHOWN ON THE TOWN OF WINDHAM FLOOD HAZARD MAP COMMUNITY PANEL 230189 0015 B HAVING AN EFFECTIVE DATE OF SEPTEMBER 2, 1981.
 - THE NRCS MEDIUM INTENSITY SOILS MAPPING FOR THE PARCEL IDENTIFIES THE SOILS AS HINCKLEY LOAMY SAND.
 - THE PROPOSED DEVELOPMENT SHOWN HEREON WILL BE SERVED BY PUBLIC WATER, PRIVATE ONSITE WASTEWATER DISPOSAL, UNDERGROUND GAS AND UNDERGROUND ELECTRICAL, TELEPHONE AND CABLE T.V.
 - THE PROPERTY IS LOCATED IN THE TOWN OF WINDHAM C-1 (COMMERCIAL DISTRICT 1) ZONING DISTRICT THE SPACE AND BULK REQUIREMENTS ARE AS FOLLOWS:
- | | |
|-----------------------------|-------------|
| MINIMUM LOT SIZE: | N/A |
| MINIMUM FRONTAGE: | 100 FEET |
| MINIMUM FRONT YARD SETBACK: | 0'-20' FEET |
| MINIMUM SIDE YARD SETBACK: | 6 FEET |
| MINIMUM REAR YARD SETBACK: | 6 FEET |
| MINIMUM LOT WIDTH: | 20 FEET |
| MAXIMUM BUILDING HEIGHT: | NONE |
| PROPOSED PARKING: | 235 SPACES |

LEGEND		
EXISTING	DESCRIPTION	PROPOSED
---	BOUNDARY LINE/R.O.W.	---
---	ABUTTER LINE/R.O.W.	---
---	SETBACK	---
---	EASEMENT	---
□	MONUMENT	---
○	IRON PIPE/ROD	---
⊙	DRILLHOLE	---
---	BUILDING	---
---	SIGN	---
---	EDGE PAVEMENT	---
---	PAVEMENT PAINT	---
---	EDGE OF GRAVEL	---
---	CURBLINE	---
---	TREELINE	---
---	CONTOURS	---
---	SPOT GRADE	---
---	DECIDUOUS TREE	---
---	CONIFEROUS TREE	---
---	BOLLARD	---
---	GAS	---
---	WATER	---
---	HYDRANT	---
---	SEWER MH	---
---	CATCH BASIN	---
---	DRAINAGE MH	---
---	CULVERT	---
---	OVERHEAD ELEC. & TEL.	---
---	UNDERGROUND ELEC. & TEL.	---
---	TRANSFORMER PAD	---
---	LIGHT POLE/WALL	---
---	UTILITY POLE	---
---	GUY	---
---	RIPRAP	---



ST.CLAIR ASSOCIATES

LAND SURVEYING AND CIVIL ENGINEERING

34 Forest Lane
Cumberland, ME 04021
Tel (207) 899-5559

PROJECT NO. 18048
FIELD BOOK 18048
DESIGN CHDK
DRAWN DCS

SKETCH PLAN
OF:
WINDHAM APARTMENTS
TANDBERG TRAIL
WINDHAM, MAINE
FOR:
DC PREDEVELOPMENT, LLC
100 COMMERCIAL STREET, STE 414
PORTLAND, ME 04101

DATE	SCALE
11-02-18	1"=50'

SHEET 1

18048SK