

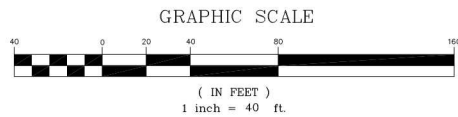
- LEGEND**
- APPROXIMATE PROPERTY LINE OF SUBJECT PARCEL. (SEE NOTE 1.)
 - APPROXIMATE PROPERTY LINE BASED ON PLAN REF. 2.
 - APPROXIMATE PROPERTY LINE
 - IRON ROD FOUND
 - GRANITE MONUMENT FOUND
 - STONE RETAINING WALL
 - ROUND STEEL POST (BOLLARD)
 - UTILITY POLE
 - GUY ANCHOR
 - OVERHEAD UTILITY LINE
 - ELECTRIC METER
 - HYDRANT
 - WATER SHUT OFF
 - WATER VALVE
 - CATCH BASIN
 - STORM PIPE INVERT TO INVERT OR INVERT AND DIRECTION OF PIPE INTO INVERT.
 - SANITARY MANHOLE
 - FLAG POLE
 - CONIFEROUS TREE
 - DECIDUOUS TREE
 - BUSH
 - VEGETATION
 - SIGN
 - EXISTING CONTOUR
 - CHAIN LINK FENCE
 - PROPAANE FUEL TANK (VERTICAL)
 - MAIL BOX
 - SPOT ELEVATION
 - SETBACK
 - TEMPORARY SHED

SURVEYOR'S NOTES:

- THIS IS NOT A BOUNDARY SURVEY. PROPERTY LINES ARE TAKEN FROM PLAN REFERENCE 1 ADJUSTED TO GRID DISTANCES AND GRID NORTH. NO DEED RESEARCH WAS AUTHORIZED FOR THE PRODUCTION OF THIS PLAN. HOWEVER, THE CURRENT DEED, BOOK 626, PAGE 275 RECORDED AT THE KNOX COUNTY REGISTRY OF DEEDS ON JANUARY 16, 1976 REFERS TO BEING SUBJECT TO VARIOUS C.M.P., WATER, SLOPE AND DRAINAGE, SEWER, AND RAILROAD TRANSPORTATION COMPANY EASEMENTS, NONE OF WHICH WERE DEPICTED ON PLAN REFERENCE 1 AND THEREFORE ARE NOT REFLECTED ON THIS EXISTING CONDITIONS PLAN EXCEPT WHERE SHOWN RELATIVE TO RECORD PLANS REFERENCED.
- ALL DIRECTIONS ARE REFERENCED TO GRID NORTH OF THE MAINE STATE PLANE. COORDINATE SYSTEM OF 1983(2011), EAST ZONE. BASED ON AN RTK GPS SURVEY. ALL DISTANCES ARE GRID DISTANCES. A FACTOR OF 1.00007112 IS TO BE APPLIED TO CONVERT GRID DISTANCES TO GROUND DISTANCES.
- ELEVATIONS ARE REFERENCED TO NAVD 88 BASED ON A U.S. COAST & GEODETIC SURVEY BENCHMARK DISK STAMPED "V 151 1962 U.S.C.46.5" WITH A PUBLISHED ELEVATION OF 58.78.
- THIS PLAN IS THE RESULT OF AN ON THE GROUND FIELD SURVEY PERFORMED ON OCTOBER 6, AND 10, 2014.
- OWNER INFORMATION IS TAKEN FROM THE CITY OF ROCKLAND TAX COMMITMENT DATED 1/10/2014 AND THE TOWN OF OWLS HEAD TAX COMMITMENT DATED 8/27/2014. BOOKS AND PAGES REFERENCED ARE DEEDS RECORDED AT THE KNOX COUNTY REGISTRY OF DEEDS.
- FEMA 100 YEAR FLOOD ELEV. = 12.3' IN NAVD88. BASED ON CALLED FOR ELEVATION OF 13' IN THE FLOOD INSURANCE RATE MAP (FIRM) PUBLISHED FOR ROCKLAND COMMUNITY-PANEL NUMBER 2300076 0005 B, EFFECTIVE DATE: JANUARY 5, 1989 WHICH IS BASED ON THE NAVD88.

PLAN REFERENCES:

- PLAN SHOWING LAND "SURVEY FOR MID-COAST SCHOOL OF TECHNOLOGY" BY J.H. MATHIESON SURVEYING, SCALE: 1"=50', DATED: 08/25/01. PLAN NOT RECORDED.
- PLAN SHOWING "FORMER: MAINE INDUSTR. BUILDING AUTHORITY PARCEL FOR BUILDERS INVESTMENT GROUP", BY: KOLMAN TIMBERLAND CONSULTANTS, INC., SCALE: 1"=50', DATED: 5/2/75. PLAN NOT RECORDED.
- PLAN PROVIDED BY MAINE WATER INDICATING SIZE AND AGE OF WATER LINES IN THEIR SYSTEM. PLAN NOT DATED, NOR SCALED. PLAN NOT RECORDED.
- "SITE PLAN MID-COAST SCHOOL OF TECHNOLOGY", BY: WRBC ARCHITECTS ENGINEERS, SCALE: 1"=40', DATED: 7/22/00. PLAN NOT RECORDED.
- PLAN SHOWING "REGION 8 VOCATIONAL SCHOOL, ROCKLAND MAINE PUMP STATION", BY: WHITMAN & HOWARD ENGINEERS & ARCHITECTS, DATED: FEB. 1976. PLAN NOT RECORDED.



SHEET TITLE: EXISTING CONDITIONS & TOPOGRAPHIC SURVEY		NO.	DATE
CLIENT/PROJECT: LAVALLEE BRENSINGER ARCHITECTS MID-COAST SCHOOL OF TECHNOLOGY		DRAWN BY: SAT	REVISIONS
LOCATION: 1 MAIN STREET		CHECKED BY: JAD	NO.
TOWN: ROCKLAND COUNTY: KNOX STATE: MAINE		SCALE: 1" = 40'	DATE: OCTOBER 23, 2014
<p>Gartley & Dorsky ENGINEERING & SURVEYING</p> <p>59B Union Street P.O. Box 1031 Camden, ME 04843-1031 Ph. (207) 236-4365 Fax (207) 236-3065 Toll Free 1-888-282-4365 1165 Main Street Suite 211 P.O. Box 1072 Damariscotta, Maine 04843 Ph. (207) 790-5065</p>			
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