

LEGEND

PROPERTY LINE	---
L.C.E. BOUNDARY	---
SETBACK	---
EXT. ABUTTER LINE	---
CENTERLINE OF ROAD	---
EXT. PAVEMENT	---
PRP. PAVEMENT	---
PRP. GRAVEL	---
EXT. BUILDING	---
TOWN ZONING BOUNDARY	---
EXT. STOCKADE FENCE	---
EXT. TREE LINE	---
PRP. TREE LINE	---
EXT. TEST PIT	---
EXT. WETLAND AREA	---
EXT. WETLAND BNDY	---

OWNER AND APPLICANT OF RECORD:
 TAX MAP 139, LOT 6:
 GILCHREST DEVELOPMENT, INC.
 2A TANDEM DRIVE
 WESTMINSTER, MA 01473

INDEX OF SHEETS:

1. FINAL SITE PLAN
2. GRADING & UTILITIES PLAN
3. ROADWAY PLAN & PROFILE
4. SITE DETAILS
5. SITE DETAILS
6. STORMWATER EXISTING CONDITION
7. STORMWATER DEVELOPED CONDITION

- ### GENERAL NOTES
1. THIS PLAN DEPICTS THE DEVELOPMENT OF THE SUBJECT PARCEL INTO A RESIDENTIAL MULTIFAMILY DEVELOPMENT (CONDOMINIUM ASSOCIATION) CONSISTING OF 6 SINGLE-FAMILY RESIDENTIAL DWELLINGS SERVICED BY A PRIVATE ROADWAY ENDING IN A CUL-DE-SAC. THE MULTIFAMILY DEVELOPMENT HAS BEEN DESIGNED IN ACCORDANCE WITH §145-48 IN THE TOWN OF WELLS CODE OF ORDINANCES.
 2. THE SUBJECT PARCEL, LOCATED OFF OF BURNT MILL ROAD, IS IDENTIFIED AS LOT 6 ON TAX MAP 139, WITH AN OVERALL PARCEL AREA OF 3.51 ACRES. THE SUBJECT PARCEL IS LOCATED IN BOTH THE RESIDENTIAL A (RA) AND GENERAL BUSINESS (GB) ZONING DISTRICTS, THOUGH THE ENTIRETY OF THE PROPOSED DEVELOPMENT SHALL OCCUR WITHIN THE 'RA' ZONE PER §145-19A. THERE ARE NO OVERLAY DISTRICTS PRESENT.
 3. DIMENSIONAL REQUIREMENTS FOR THE RESIDENTIAL A ZONING DISTRICT AS PER §145-21.F:
 MINIMUM LOT SIZE: = 20,000 SQ. FT. IF SERVED BY PUBLIC SEWER
 = ONE DWELLING UNIT FOR EACH 20,000 SQ. FT. IF SERVED BY PUBLIC SEWER
 MAXIMUM LOT COVERAGE: = 40% OR 2,000 SQ. FT., WHICHEVER IS GREATER
 MINIMUM STREET FRONTAGE PER LOT SERVED BY PUBLIC SEWER: = 100'
 MAXIMUM BUILDING HEIGHT: = 30' NOT TO EXCEED THREE STORIES
 MINIMUM SETBACKS: = 15' FROM ANY LOT LINE
 = 25' ABUTTING ANY STREET RIGHT-OF-WAY
 4. RESIDENTIAL DENSITY CALCULATION AS PER §145-48.H.(1):
 TOTAL PARCEL AREA = 152,968 SQ. FT. (3.51 AC)
 LESS PROPOSED COMMON ROAD & PARKING = 22,802 SQ. FT. (0.52 AC)
 LESS STORMWATER FACILITIES (DETENTION POND) = 2,760 SQ. FT.
 RESIDENTIAL ACREAGE REMAINING = 127,406 SQ. FT. (2.92 AC)
 [127,406 / 20,000] = 6.37 => 6 DWELLING UNITS ALLOWED (6 PROPOSED)
 APPLY §145-19.A TO ELIMINATE GB ZONE REQUIREMENTS.

PLAN REFERENCES:

1. "SUBDIVISION PLAN, THREE BROOKS SUBDIVISION, 104 BURNT MILL ROAD AND TERESA LANE, WELLS, MAINE" PREPARED FOR GREG BROOKS, PREPARED BY ROBERT T. GREENLAW, PLS #2303 OF BACK BAY BOUNDARY, INC. LAND SURVEYING, PLAN DATED 08/24/2004 AND RECORDED AT THE YORK COUNTY REGISTRY OF DEEDS ON 09/20/2004 IN PLAN BOOK 295, PAGE 39.
2. "PROPOSED SUBDIVISION PLAN, THREE BROOKS WEST SUBDIVISION, 124 BURNT MILL ROAD, WELLS, MAINE" PREPARED FOR GREG S. BROOKS, PREPARED BY ROBERT T. GREENLAW, PLS #2303 OF BACK BAY BOUNDARY, INC. LAND SURVEYING, PLAN DATED 02/09/2008 AND RECORDED AT THE YORK COUNTY REGISTRY OF DEEDS ON 06/04/2008 IN PLAN BOOK 329, PAGE 48.
3. "THE LANDINGS CONDOMINIUM SUBDIVISION PLAN, TAX MAP 139 LOT 1.1, 1708 POST ROAD, WELLS, ME" PREPARED BY GORDON D. HISLOP JR., PLS #2293 OF JONES & BEACH ENGINEERS, INC. PLAN DATED 05/15/2013 AND RECORDED AT THE YORK COUNTY REGISTRY OF DEEDS ON 06/18/2013 IN CONDO BOOK 820, PAGE 1.
4. "AMENDED FINAL PLAN, SEA ORCHARD SUBDIVISION, U.S. ROUTE ONE, WELLS, MAINE" PREPARED BY THOMAS & RUTH BERGIN, 91 AUTUMN LANE, WELLS, MAINE. PREPARED BY ROBERT C. LIBBY JR., PLS #2190 OF BH2M, INC. ENGINEERS, SURVEYORS, PLAN DATED 09/22/2017 AND RECORDED AT THE YORK COUNTY REGISTRY OF DEEDS ON 09/29/2017 IN PLAN BOOK 351, PAGE 26.

GENERAL NOTES (CONT.):

16. LOT COVERAGE CALCULATION:
 TOTAL PARCEL AREA = 153,793 SQ. FT. (3.53 AC)
 PRP. TRAVELWAY IMPERVIOUS COVER = 22,802 SQ. FT. (0.52 AC)
 (INCLUDES ROADWAY, GRAVEL SHOULDERS, COMMUNITY MAILBOX TURNOUT, OVERFLOW PARKING AREA)
 PRP. MAXIMUM BUILDING FOOTPRINTS = 17,400 SQ. FT. (0.40 AC)
 (INCLUDES DWELLING UNIT AND ACCESSORY DWELLING UNIT/GARAGE/DRIVEWAY EXTENSION AS APPLICABLE)
 PRP. UNIT DRIVEWAYS = 2,675 SQ. FT. (0.06 AC)
 [(22,802 + 17,400 + 2,675) / 153,793] = 27.9% < 40% => OK
17. PER §145-48.E.6.F., THIS DEVELOPMENT DOES NOT SEEK TO UTILIZE THE ADJACENT OPEN SPACES OF THE SEA ORCHARD OR "THE LANDINGS" SUBDIVISIONS TO SATISFY ANY DIMENSIONAL OR PERFORMANCE STANDARDS OF THE PROPOSED MULTIFAMILY USE. CONDOMINIUM ASSOCIATION DOCUMENTS SHALL BE PROVIDED TO THE TOWN OF WELLS PLANNING DEPARTMENT FOR REVIEW AND ACCEPTANCE PRIOR TO FINAL PLANNING BOARD APPROVAL.
18. CONDOMINIUM ASSOCIATION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE ROADWAY, COMMON PARKING AND MAILBOX, LANDSCAPING, FENCING, SNOW PLOWING, STORMWATER MANAGEMENT SYSTEM, SEWER SYSTEM, AND UTILITIES.
19. ALL PROPOSED DWELLING UNITS AND ACCOMPANYING GARAGES SHALL BE SLAB ON GRADE - NO BASEMENTS. SEE GRADING & UTILITY NOTE #10 ON SHEET #2.
20. DEPICTED BUILDING FOOTPRINT REPRESENTATIVE OF MAXIMUM ALLOWABLE IMPERVIOUS DEVELOPMENT PER DWELLING UNIT. ELEMENTS TO BE INCORPORATED INTO PROVIDED FOOTPRINT INCLUDE: SLAB-ON-GRADE DWELLING UNIT, ATTACHED GARAGE AS APPLICABLE, ATTACHED ACCESSORY DWELLING UNIT (ADU) AS APPLICABLE, AND ANY APPURTENANCES INCLUDING BUT NOT LIMITED TO GENERATORS, PATIOS, SHEDS, PORCHES, DECKS, AND THE ASSOCIATED FOUNDATIONS FOR SAID ELEMENTS.
21. ACCESSORY DWELLING UNITS ARE PROPOSED FOR A MAXIMUM OF ONE OF THE DEPICTED DWELLING UNITS AND SHALL COMPLY WITH THE MAXIMUM ALLOWABLE BUILDING FOOTPRINTS AS SHOWN ON THE PLAN SHEETS. ADU DIMENSIONAL REQUIREMENTS SHALL COMPLY WITH THE APPLICABLE STANDARDS OF §145-55. EACH INDIVIDUAL DWELLING UNIT SHALL BE RESTRICTED TO A MAXIMUM OF THREE (3) BEDROOMS, WHETHER EXCLUSIVELY A PRIMARY DWELLING UNIT OR AN ATTACHED DWELLING UNIT AND ADU.
22. PROPOSED SCREENING AND BUFFERING ALONG SOUTHERN AND NORTHERN SIDELINES OF PROPERTY DEPICTED CONSISTENT WITH THE GUIDELINES PRESENTED IN GENERAL NOTE #13. WHERE CLEARING LINES DIRECTLY ADJACENT TO EXISTING WETLANDS (VICINITY OF PROPOSED CONDO UNIT #4), SCREENING AND SIGNS TO BE MAINTAINED BY THE CONDOMINIUM ASSOCIATION. ALONG THE 25'-WIDE BUFFERS, NO-CUT/NO-DISTURB SIGNAGE SHALL BE ERRECTED AT FIFTY (50') INTERVALS ALONG ENTIRE PERIMETER.

SURVEYORS NOTES:

1. THE BEARINGS DEPICTED HEREON ARE BASED ON GRID NORTH, MAINE STATE PLANE COORDINATE SYSTEM, WEST ZONE, NAD83.
2. FOR THE PUBLIC RECORD REGARDING BURNT MILL ROAD REFERENCE IS MADE TO THE WELLS TOWN CLERKS RECORDS, VOLUME C, PAGE 141 & VOLUME D, PAGE 18.
 METES AND BOUNDS INFORMATION FOR BOUNDARY LINE RETRACEMENT SURVEY OF THE SUBJECT PARCEL ARE DEPICTED ON THIS PLAN. ATTAR ENGINEERING HAS NOT PERFORMED A RECORD BOUNDARY LINE RETRACEMENT SURVEY OF BURNT MILL ROAD RIGHT-OF-WAY.
 THE OWNERS OF LAND ADJOINING BURNT MILL ROAD MAY HAVE OWNERSHIP RIGHTS EXTENDING INTO THE ROAD. THIS DOCUMENT DOES NOT INTEND TO LIMIT, DENY, OR LOCATE THESE RIGHTS. THE BOUNDARIES AS SHOWN ARE THE BOUNDARIES DESCRIBED IN THE DEED AND DEPICTED ON THE PLANS REFERENCED HEREON AND NOT NECESSARILY THE EXTENT OF TITLE THAT PASSES BY IMPLICATION OR OPERATION OF LAW.
 BY ABUTTING LOT LINES HAVE BEEN PROVIDED AS A GENERAL GRAPHIC AID ONLY AND HAVE NOT BEEN SURVEYED BY ATTAR ENGINEERING.

WAIVERS REQUESTED:

§202-12.F.(2)(b)[1] - SUBDIVISION GENERAL STANDARDS. APPLICANT REQUESTS THAT OFF-SITE FIRE PROTECTION BE ALLOWED FOR THIS DEVELOPMENT PROPOSED TO BE SERVICED BY ON-SITE PRIVATE DRILLED WELLS. PER §202-12.F.(2)(b)[3][1][1] THE EXISTING HYDRANT AT THE INTERSECTION OF BURNT MILL ROAD AND POST ROAD MEASURES ~1,200 FEET TO THE FRONTAGE OF THE SUBJECT PARCEL. ADDITIONALLY, A PRIVATE HYDRANT EXISTS JUST OFF (-10') THE PROPERTY LINE WITHIN THE AUTUMN WAY RIGHT-OF-WAY (SEA ORCHARD SUBDIVISION). SEE GRADING & UTILITY NOTE #6 ON SHEET #2.

WAIVERS REQUESTED:

BY ATTAR ENGINEERING.

NO.	DESCRIPTION	DATE
J	TOWN ENGINEER & ATTORNEY REVISIONS	03/04/26
H	WELLS SANITARY DISTRICT REVISIONS	12/02/25
G	FINAL APPROVAL REVISIONS	10/06/25
F	FINAL COMPLETENESS REVISIONS	09/02/25
E	FINAL PLAN SUBMISSION	07/08/25
D	PRELIMINARY APPROVAL REVISIONS	01/15/25
C	PRELIMINARY COMPLETENESS REVISIONS	11/01/24
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FINAL SUBDIVISION PLAN

MIA LANE MULTIFAMILY CONDOMINIUM
 88 BURNT MILL ROAD, WELLS, MAINE

FOR:
 OWNER & APPLICANT KEVIN HILL, 2A TANDEM DRIVE
 WESTMINSTER, MA 01473

ATTAR ENGINEERING, INC.
 CIVIL • STRUCTURAL • MARINE • SURVEYING
 1284 STATE ROAD - ELIOT, MAINE 03903
 PHONE: (207)439-6023 FAX: (207)439-2128

SCALE: 1" = 40'
 DATE: 12/04/23

APPROVED BY:

DRAWN BY: MJS
 REVISION DATE: J : 03/04/26

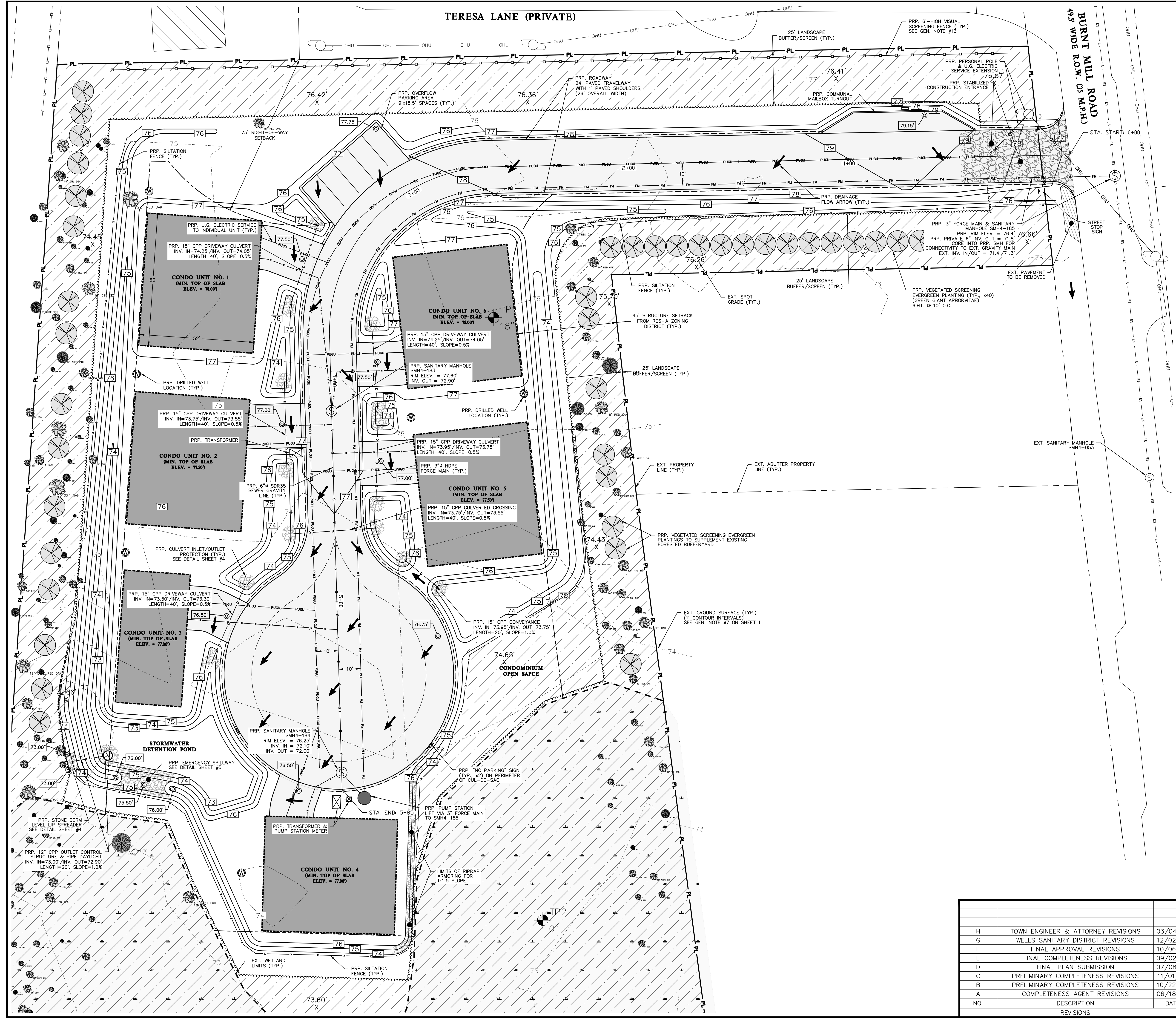
JOB NO: C336-22 FILE: 88 BURNT MILL BASEDWG SHEET: 1

STATE OF MAINE - YORK COUNTY
 ss. REGISTRY OF DEEDS
 RECEIVED _____ 20____
 AT _____ M, AND RECORDED IN
 PLAN BOOK _____ PAGE _____
 ATTEST _____ REGISTER

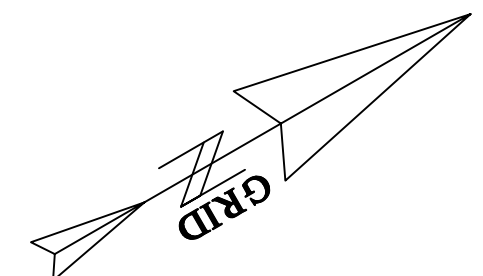
TERESA LANE (PRIVATE)

GRADING & UTILITY NOTES

- 3" FORCE MAIN SHALL BE HDPE AND SEWER GRAVITY LINES SHALL BE SDR 35 PVC. ALL OTHER APPURTENANCES SHALL MEET WELLS SEWER DISTRICT STANDARDS. SEE DETAIL FOR TYPICAL INDIVIDUAL SERVICE SIZES.
- ALL STORM DRAINS SHALL BE ADS N-12 (HDPE) OR APPROVED EQUAL (UNLESS NOTED OTHERWISE). PROPER TRENCHING AND BACKFILLING ARE VITAL TO THE LONG TERM PERFORMANCE AND DURABILITY OF HDPE CULVERT INSTALLATIONS. SEE HDPE CULVERT TRENCH DETAIL.
- CENTRAL MAINE POWER COMPANY WILL PREPARE THE ELECTRICAL PLAN FOR CONSTRUCTION. ALL ELECTRICAL, TELEPHONE, AND CABLE SERVICES WILL BE UNDERGROUND.
- DRIVEWAY CULVERTS, WHERE REQUIRED TO BE INSTALLED FOR CONDOMINIUM UNITS, SHALL BE A MINIMUM OF 15" CPP.
- THIS DEVELOPMENT DID NOT PREPARE ANY OFF-SITE OBSERVATIONS ON EXISTING AND ADJUTING SUBSURFACE WASTEWATER DISPOSAL SYSTEMS. WHERE REQUIRED FOR ADEQUATE SETBACK, INDIVIDUAL DRILLED WELLS SHALL BE CASED WITH A JASWELL SEAL OR APPROVED EQUAL TO ALLOW FOR REDUCTIONS IN SETBACKS BETWEEN POTABLE WATER SUPPLY AND A FIRST-TIME DISPOSAL FIELD IN ACCORDANCE WITH TABLE 7A OF THE STATE OF MAINE SUBSURFACE WASTEWATER DISPOSAL RULES.
- THIS DEVELOPMENT IS PROPOSED TO BE SERVICED BY PRIVATE, INDIVIDUAL DRILLED WELLS - SEE GENERAL NOTE #6 ON SHEET 1. ALLOWANCE OF PRIVATE WATER SUPPLY IS SUBJECT TO AN ASSESSMENT BY THE TOWN OF WELLS FIRE CHIEF ON THE CONDITION AND SUITABILITY OF THE NEAREST FIRE HYDRANT (INTERSECTION OF BURNT MILL ROAD AND POST ROAD, ~1,200' TO FRONTAGE OF SUBJECT PARCEL) PRIOR TO FINAL APPROVAL BEING GRANTED BY THE PLANNING BOARD.
- EXISTING SUBSURFACE WASTEWATER DISPOSAL SYSTEMS OF ADJUTING TERESA LANE RESIDENCES WERE OBSERVED DURING SURVEY SITE VISITS BY ATTAR ENGINEERING IN JULY OF 2024. NO WELL EXCLUSION RADIi HAVE BEEN APPLIED TO THE PLAN SET AS NO EXISTING SYSTEMS ARE WITHIN 100' OF THE PROPERTY LINE.
- DUG WELLS ARE PROHIBITED FROM CONSIDERATION FOR WATER SUPPLY OF THE PROPOSED DEVELOPMENT.
- PROPOSED WELL LOCATION ARE APPROXIMATE AND MAY VARY BUT SHALL NOT BE LOCATED IN A STORMWATER SYSTEM, DRIVEWAY OR BUFFER.
- BASEMENTS AND GRABSPACES ARE PROHIBITED DUE TO HIGH GROUND WATER LEVELS. SEE MINIMUM TOP OF SLAB ELEVATIONS FOR EACH UNIT.



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PRP. PAVEMENT	---
PRP. GRAVEL	---
EXT. BUILDING	▨
EXT. SEWER MANHOLE	⊙
PRP. FORCE MAIN	FM
PRP. SEWER MANHOLE	⊙
PRP. STORM LINE	D
EXT. OVERHEAD ELEC	OHU
EXT. POWER POLE	⊙
PRP. U.G. ELECTRIC	PUGU
EXT. MAJOR CONTOUR	XXX
EXT. MINOR CONTOUR	XXX
PRP. MAJOR CONTOUR	XXX
PRP. MINOR CONTOUR	XXX
SPOT GRADE	EXT. 76.50' PRP. 76.50'
PRP. TREELINE	~



GRAPHIC SCALE
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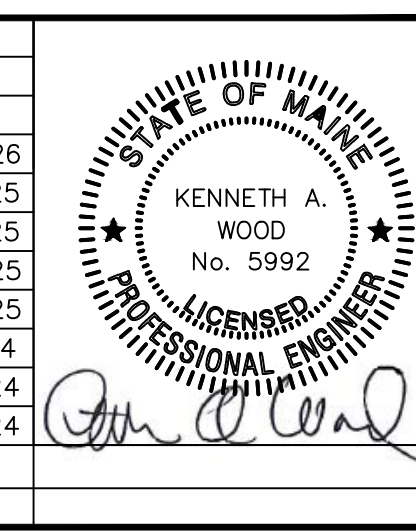
TAX MAP 139, LOT 6
GRADING & UTILITIES PLAN
MIA LANE MULTIFAMILY CONDOMINIUM
88 BURNT MILL ROAD, WELLS, MAINE

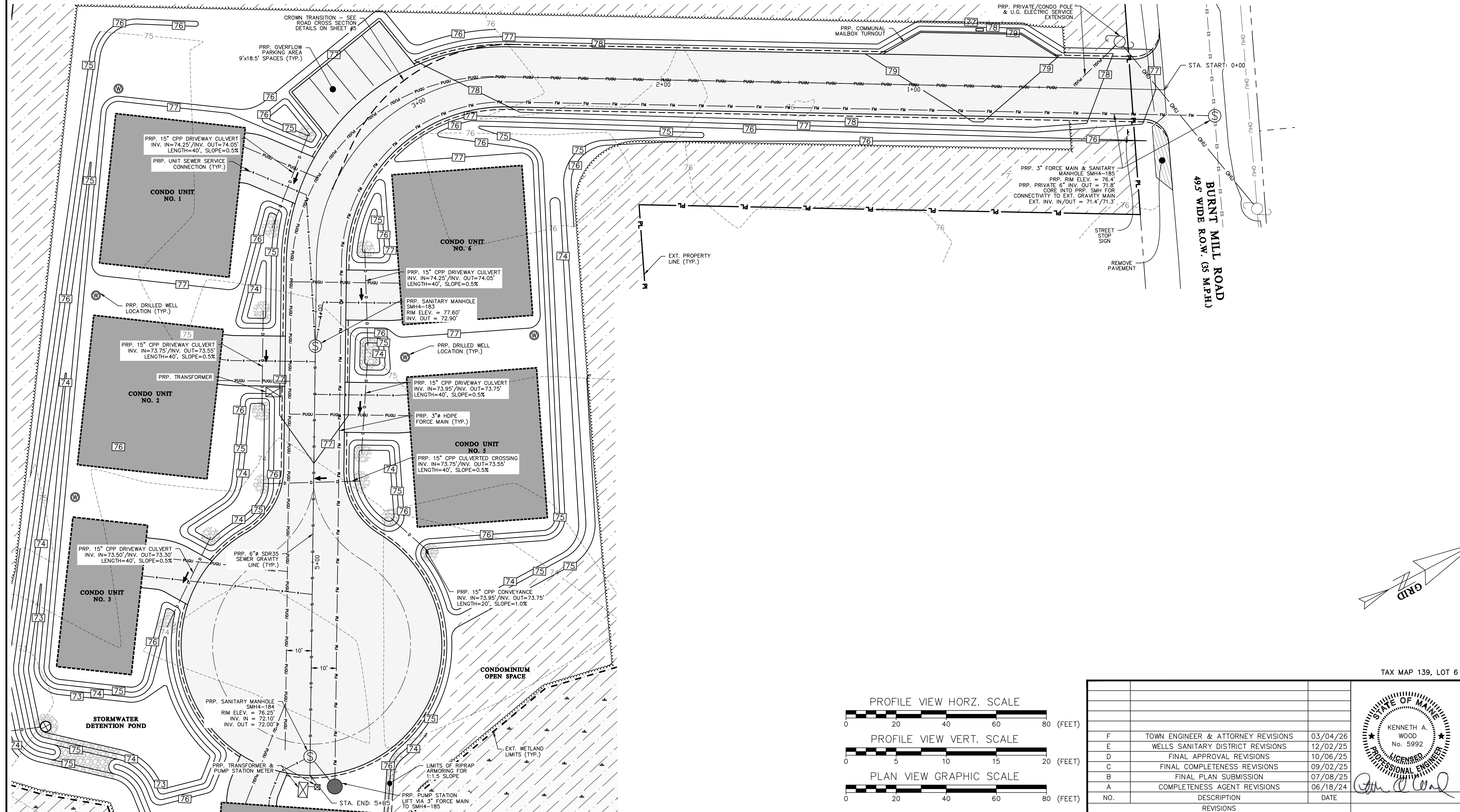
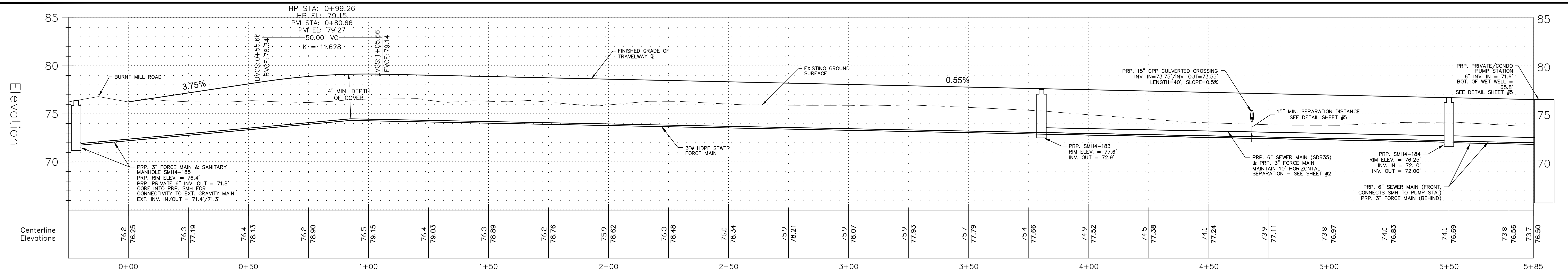
FOR: GILCHREST DEVELOPMENT, INC.
OWNER & APPLICANT KEVIN HILL, 2A, TANDEM DRIVE
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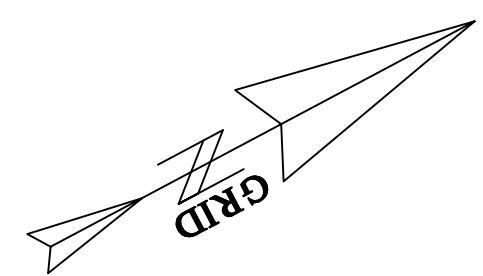
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DRAWN BY: MJS
REVISION DATE: H : 03/04/26
JOB NO: C336-22 FILE: 88 BURNT MILL BASEDWG SHEET: 2

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EXT. SEWER MANHOLE	⊙
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PRP. U.G. ELECTRIC	PUGU
EXT. MAJOR CONTOUR	XXX
EXT. MINOR CONTOUR	XXX
PRP. MAJOR CONTOUR	XXX
PRP. MINOR CONTOUR	XXX
SPOT GRADE	EXT. 76.50' x PRP. 76.50'
PRP. TRELLINE	---

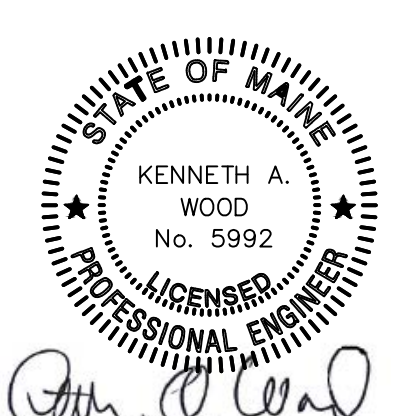


ROADWAY PLAN & PROFILE
MIA LANE MULTIFAMILY CONDOMINIUM
88 BURNT MILL ROAD, WELLS, MAINE

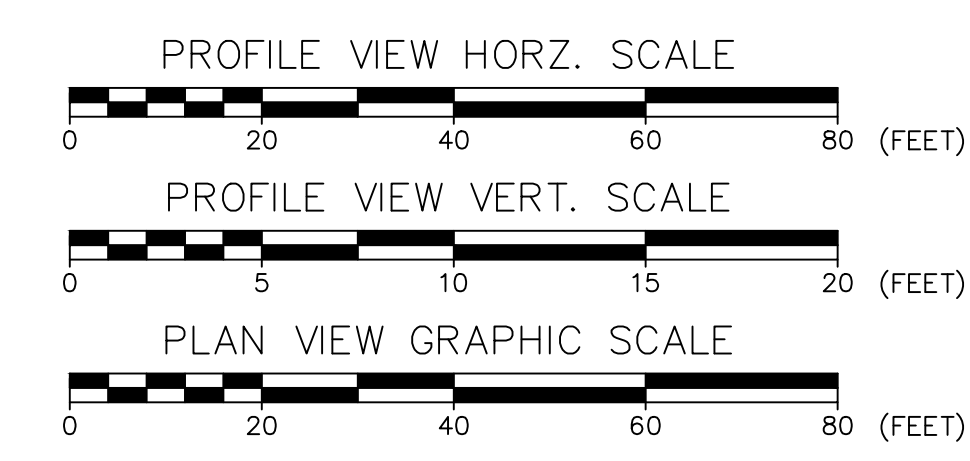
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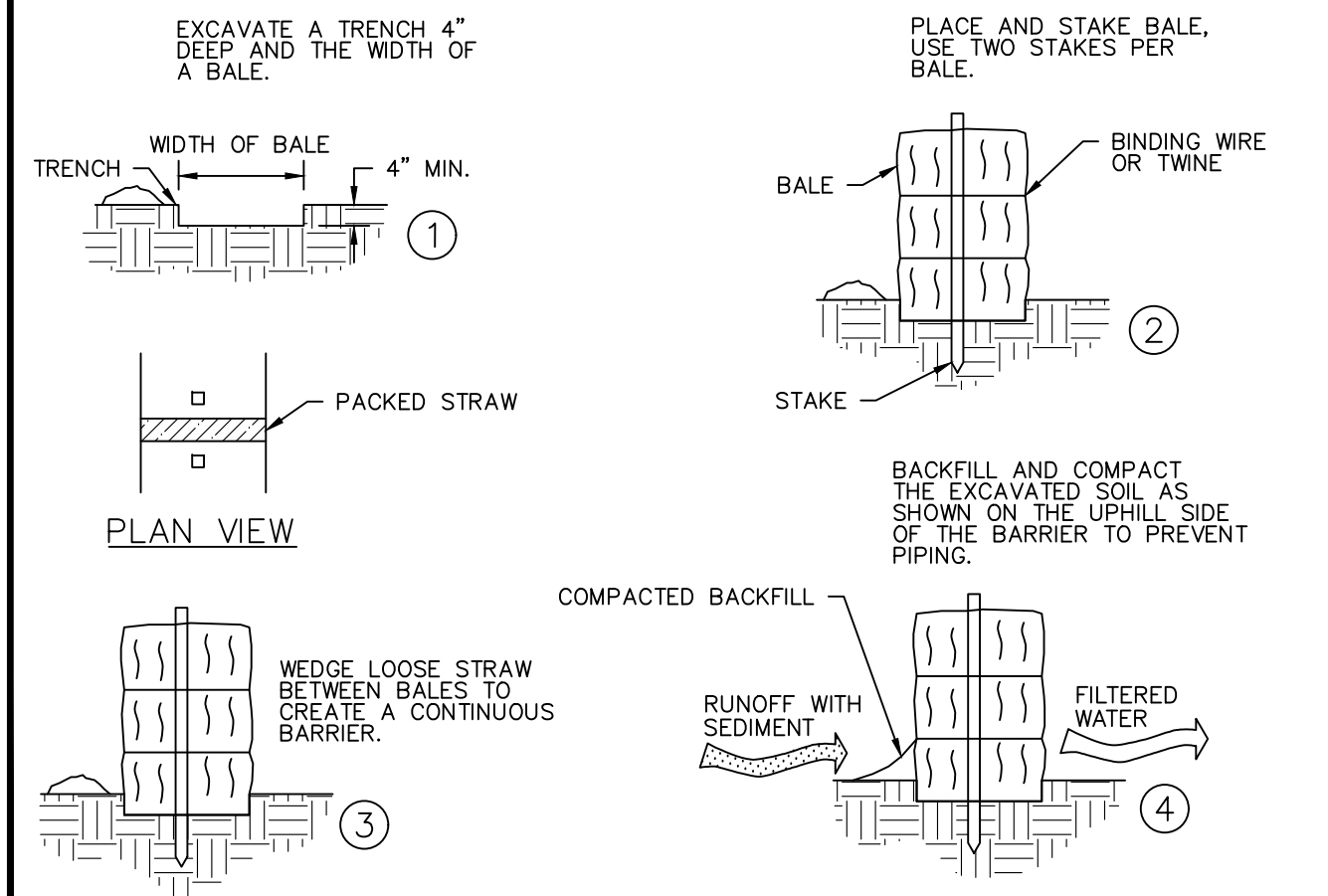
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EROSION & SEDIMENTATION CONTROL NOTES

- PRIOR TO ANY SNOW EVENT, SILTATION FENCE OR HAY BALE BARRIERS WILL BE INSTALLED DOWNSLOPE OF ALL STRIPPING OR CONSTRUCTION OPERATIONS. A DOUBLE SILT FENCE BARRIER SHALL BE INSTALLED DOWNSLOPE OF ANY SOIL MATERIAL STOCKPILES. SILT FENCES SHALL BE INSPECTED AFTER EACH RAIN EVENT AND DAILY DURING PROLONGED RAIN. SILT AND SOIL PARTICLES ACCUMULATING BEHIND THE FENCE SHALL BE REMOVED AFTER EACH SIGNIFICANT RAIN EVENT AND IN NO INSTANCE SHOULD ACCUMULATION EXCEED 1/2 THE HEIGHT OF THE FENCE. TORN OR DAMAGED AREAS SHALL BE REPAIRED.
- TEMPORARY AND PERMANENT VEGETATION AND MULCHING IS AN INTEGRAL COMPONENT OF THE EROSION AND SEDIMENTATION CONTROL PLAN. ALL AREAS SHALL BE INSPECTED AND MAINTAINED UNTIL THE DESIRED VEGETATIVE COVER IS ESTABLISHED. THESE CONTROL MEASURES ARE ESSENTIAL TO EROSION PREVENTION AND ALSO REDUCE COSTLY REWORK OF GRADED AND SHAPED AREAS.
- SEEDING, FERTILIZER AND LIME RATES AND TIME OF APPLICATION WILL BE DEPENDENT ON SOIL REQUIREMENTS. TEMPORARY VEGETATION SHALL BE MAINTAINED IN THESE AREAS UNTIL PERMANENT SEEDING IS APPLIED. ADDITIONALLY, EROSION AND SEDIMENTATION MEASURES SHALL BE MAINTAINED UNTIL PERMANENT VEGETATION IS ESTABLISHED.
- ALL LAWN AREA, OUTER POND SIDE SLOPES AND SWALES SHALL BE PERMANENTLY SEEDDED WITH THE FOLLOWING MIXTURE: 20 LB/ACRE CREEPING RED FESCUE, 2 LB/ACRE REDTOP AND 20 LB/ACRE TALL FESCUE FOR A TOTAL OF 42 LB/ACRE. FERTILIZER AND LIME RATES SHALL BE DEPENDENT ON SOIL TESTING. IN THE ABSENCE OF SOIL TESTS, FERTILIZE WITH 10-20-20 (N-P205-K20) AT 800 LB/ACRE AND LIME AT 3 TONS/ACRE. MULCH WITH HAY AT 70-90 LB/1000 S.F. 4" OF LOAM SHALL BE APPLIED PRIOR TO SEEDING.
- POND BOTTOMS AND INNER POND SIDESLOPES SHALL BE PERMANENTLY SEEDDED WITH THE FOLLOWING MIXTURE: 20 LB/ACRE CREEPING RED FESCUE, 8 LB/ACRE BIRDSFOOT TREFOIL AND 20 LB/ACRE TALL FESCUE FOR A TOTAL OF 48 LB/ACRE. SEE THE ABOVE NOTE FOR FERTILIZER, LIME AND MULCHING RATES.
- TEMPORARY VEGETATION OF ALL DISTURBED AREAS, MATERIAL STOCKPILES AND OTHER SUCH AREAS SHALL BE ESTABLISHED BY SEEDING WITH EITHER WINTER RYE AT A RATE OF 112 LB/ACRE OR ANNUAL RYEGRASS AT A RATE OF 40 LB/ACRE. WINTER RYE SHALL BE USED FOR FALL SEEDING AND ANNUAL RYEGRASS FOR SHORT DURATION SEEDING. SEEDING SHALL BE ACCOMPLISHED BEFORE OCTOBER 1. TEMPORARY STABILIZATION WITH MULCH OF DISTURBED AREAS SHALL TAKE PLACE WITHIN 7 DAYS OF THE CESSATION OF CONSTRUCTION ACTIVITIES IN AN AREA THAT WILL NOT BE WORKED FOR MORE THAN 7 DAYS. AREAS WITHIN 75 FEET OF A WETLAND OR WATERBODY SHALL BE TEMPORARILY STABILIZED WITH MULCH WITHIN 48 HOURS OF THE INITIAL DISTURBANCE OR PRIOR TO ANY STORM EVENT, WHICHEVER COMES FIRST.
- TEMPORARY SEEDING OF DISTURBED AREAS SHALL BE ACCOMPLISHED BEFORE OCTOBER 1. PERMANENT SEEDING SHALL BE ACCOMPLISHED BEFORE SEPTEMBER 15.
- ALL SEEDED AREAS SHALL BE MULCHED WITH HAY AT A RATE OF 2 BALES (70-90 LB) PER 1000 S.F. OF SEEDED AREA.
- ALL DISTURBED AREAS ON THE SITE SHALL BE PERMANENTLY STABILIZED WITHIN 7 DAYS OF FINAL GRADING OR TEMPORARILY STABILIZED PER E&S NOTE 6. PERMANENT STABILIZATION MEANS 90% COVER WITH MATURE, HEALTHY PLANTS FOR PLANTED AREAS AND FOR SODDED AREAS, COMPLETE BINDING OF SOD ROOTS INTO THE UNDERLYING SOIL WITH NO SLUMPING OF THE SOD OR DIE-OFF.
- EXCESSIVE DUST CAUSED BY CONSTRUCTION OPERATIONS SHALL BE CONTROLLED BY APPLICATION OF WATER OR CALCIUM CHLORIDE.
- THE CONTRACTOR MAY OPT TO USE EROSION CONTROL MIX BERM AS A SEDIMENT BARRIER IN LIEU OF SILTATION FENCE OR HAY BALE BARRIERS WITH APPROVAL FROM THE INSPECTING ENGINEER.
- SEDIMENT BARRIERS SHALL BE DOUBLED WITH 75' OF WETLANDS OR OTHER PROTECTED NATURAL RESOURCES.
- TEMPORARY E&S CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS OF PERMANENT STABILIZATION. ACCUMULATED SEDIMENTS SHALL BE REMOVED AND THE AREA STABILIZED.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATE HOUSEKEEPING PRACTICES DURING THE CONSTRUCTION OF THE PROJECT. THESE STANDARDS CAN BE FOUND IN THE FOLLOWING DOCUMENT: MDEP CHAPTER 500 (STORMWATER MANAGEMENT), APPENDIX C. HOUSEKEEPING. HOUSEKEEPING PRACTICES INCLUDE, BUT ARE NOT LIMITED TO: SPILL PREVENTION, GROUNDWATER PROTECTION, FUGITIVE SEDIMENT AND DUST, DEBRIS AND OTHER MATERIALS, EXCAVATION DEWATERING, AUTHORIZED NON-STORMWATER DISCHARGES AND UNAUTHORIZED NON-STORMWATER DISCHARGES. ANY SPILL OR RELEASE OF HAZARDOUS SUBSTANCES MUST BE REPORTED TO THE MDEP. FOR OIL SPILLS, CALL 1-800-482-0777; FOR SPILLS OF TOXIC OR HAZARDOUS MATERIAL, CALL 1-800-452-4664.
- WHENEVER PRACTICABLE, NO DISTURBANCE ACTIVITIES SHOULD TAKE PLACE WITHIN 50 FEET OF ANY PROTECTED NATURAL RESOURCE. DISTURBANCE ACTIVITIES TAKE PLACE BETWEEN 30 FEET AND 50 FEET OF ANY PROTECTED NATURAL RESOURCE, AND STORMWATER DISCHARGES THROUGH THE DISTURBED AREAS TOWARD THE PROTECTED NATURAL RESOURCE, PERIMETER EROSION CONTROLS MUST BE DOUBLED. IF DISTURBANCE ACTIVITIES TAKE PLACE LESS THAN 30 FEET FROM ANY PROTECTED NATURAL RESOURCE, AND STORMWATER DISCHARGES THROUGH THE DISTURBED AREAS TOWARD THE PROTECTED NATURAL RESOURCE, PERIMETER EROSION CONTROLS MUST BE DOUBLED AND DISTURBED AREAS MUST BE TEMPORARILY OR PERMANENTLY STABILIZED WITHIN 7 DAYS.
- ALL SEDIMENT BARRIERS AND EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE START OF CONSTRUCTION.
- SEDIMENT BARRIERS SHALL BE INSTALLED DOWN-GRADIENT OF STOCKPILES, AND STORMWATER SHALL BE PREVENTED FROM RUNNING ONTO STOCKPILES.
- THE PROPOSED STORMWATER MANAGEMENT AREAS INTENDED FOR USE AS PERMANENT, POST-CONSTRUCTION BMP'S SHALL BE USED TO TEMPORARILY MANAGE FLOWS DURING CONSTRUCTION. THESE BMP'S SHALL BE MAINTAINED DURING THEIR TEMPORARY USE BY INSTALLING THE APPROPRIATE MEASURES DURING CONSTRUCTION, INCLUDING UNDERDRAINS, SOIL FILTER MEDIA, ETC. SEDIMENT REMOVAL AND SLOPE STABILIZATION SHALL TAKE PLACE AS NECESSARY FOR TEMPORARY CONSTRUCTION MANAGEMENT.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ADEQUATE HOUSEKEEPING PRACTICES DURING THE CONSTRUCTION OF THE PROJECT. THESE STANDARDS CAN BE FOUND IN THE FOLLOWING DOCUMENT: MDEP CHAPTER 500 (STORMWATER MANAGEMENT), APPENDIX C. HOUSEKEEPING. HOUSEKEEPING PRACTICES INCLUDE, BUT ARE NOT LIMITED TO: SPILL PREVENTION, GROUNDWATER PROTECTION, FUGITIVE SEDIMENT AND DUST, DEBRIS AND OTHER MATERIALS, EXCAVATION DEWATERING, AUTHORIZED NON-STORMWATER DISCHARGES AND UNAUTHORIZED NON-STORMWATER DISCHARGES (DETAILED BELOW).



HAY BALE BARRIER - NTS

E&S INSPECTION/MAINTENANCE DURING CONSTRUCTION

- INSPECTION AND CORRECTIVE ACTION. INSPECT DISTURBED AND IMPERVIOUS AREAS, EROSION CONTROL MEASURES, MATERIALS STORAGE AREAS THAT ARE EXPOSED TO PRECIPITATION, AND LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE. INSPECT THESE AREAS AT LEAST ONCE A WEEK, PRIOR TO COMPLETING PERMANENT STABILIZATION MEASURES, AS WELL AS BEFORE AND WITHIN 24 HOURS AFTER A STORM EVENT WHICH PRODUCES 0.5 INCHES OR MORE WITHIN SAID 24 HOUR PERIOD. A TOWN-APPOINTED ENGINEER WITH KNOWLEDGE OF EROSION AND STORMWATER CONTROL, INCLUDING THE STANDARDS AND CONDITIONS IN THE PERMIT, SHALL CONDUCT THE INSPECTIONS AND SHALL ALSO ENSURE THAT THE RECOMMENDED MAINTENANCE IS PERFORMED.
- MAINTENANCE. IF BEST MANAGEMENT PRACTICES (BMPs) NEED TO BE REPAIRED, THE REPAIR WORK SHOULD BE INITIATED UPON DISCOVERY OF THE PROBLEM BUT NO LATER THAN THE END OF THE NEXT WORKDAY. IF ADDITIONAL BMPs OR SIGNIFICANT REPAIR OF BMPs ARE NECESSARY, IMPLEMENTATION MUST BE COMPLETED WITHIN 7 CALENDAR DAYS AND PRIOR TO ANY STORM EVENT WHICH PRODUCES 0.5 INCHES OR MORE WITHIN A 24 HOUR PERIOD. ALL MEASURES MUST BE MAINTAINED IN EFFECTIVE OPERATING CONDITION UNTIL AREAS ARE PERMANENTLY STABILIZED.
- DOCUMENTATION. KEEP A LOG (REPORT) SUMMARIZING THE INSPECTIONS AND ANY CORRECTIVE ACTION TAKEN. THE LOG MUST INCLUDE THE NAME(S) AND QUALIFICATIONS OF THE PERSON MAKING THE INSPECTIONS, THE DATE(S) OF THE INSPECTIONS, AND MAJOR OBSERVATIONS ABOUT THE OPERATION AND MAINTENANCE OF EROSION AND SEDIMENTATION CONTROLS, MATERIALS STORAGE AREAS, AND VEHICLES ACCESS POINTS TO THE PARCEL. MAJOR OBSERVATIONS MUST INCLUDE BMPs THAT NEED MAINTENANCE, BMPs THAT FAILED TO OPERATE AS DESIGNED OR PROVED INADEQUATE FOR A PARTICULAR LOCATION, AND LOCATION(S) WHERE ADDITIONAL BMPs ARE NEEDED. FOR EACH BMP REQUIRING MAINTENANCE, BMP NEEDING REPLACEMENT, AND LOCATION NEEDING ADDITIONAL BMPs, NOTE IN THE LOG THE CORRECTIVE ACTION TAKEN AND WHEN IT WAS TAKEN. THE LOG MUST BE MADE ACCESSIBLE TO DEPARTMENT STAFF AND A COPY MUST BE PROVIDED UPON REQUEST. THE PERMITTEE SHALL RETAIN A COPY OF THE LOG FOR A PERIOD OF AT LEAST THREE YEARS FROM THE COMPLETION OF PERMANENT STABILIZATION.

STORMWATER DISCHARGE REQUIREMENTS

AUTHORIZED NON-STORMWATER DISCHARGES. IDENTIFY AND PREVENT CONTAMINATION BY NON-STORMWATER DISCHARGES. WHERE ALLOWED NON-STORMWATER DISCHARGES EXIST, THEY MUST BE IDENTIFIED AND STEPS SHOULD BE TAKEN TO ENSURE THE IMPLEMENTATION OF APPROPRIATE POLLUTION PREVENTION MEASURES FOR THE NON-STORMWATER COMPONENT(S) OF THE DISCHARGE. AUTHORIZED NON-STORMWATER DISCHARGES ARE:

- DISCHARGES FROM FIREFIGHTING ACTIVITY;
- FIRE HYDRANT FLUSHINGS;
- VEHICLE WASHWATER IF DETERGENTS ARE NOT USED AND WASHING IS LIMITED TO THE EXTERIOR OF VEHICLES (ENGINE, UNDERCARRIAGE AND TRANSMISSION WASHING IS PROHIBITED);
- DUST CONTROL RUNOFF IN ACCORDANCE WITH PERMIT CONDITIONS AND APPENDIX (C)(3);
- ROUTINE EXTERNAL BUILDING WASHDOWN, NOT INCLUDING SURFACE PAINT REMOVAL, THAT DOES NOT INVOLVE DETERGENTS;
- PAVEMENT WASHWATER (WHERE SPILLS/LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE NOT OCCURRED, UNLESS ALL SPILLED MATERIAL HAD BEEN REMOVED) IF DETERGENTS ARE NOT USED;
- UNCONTAMINATED AIR CONDITIONING OR COMPRESSOR CONDENSATE;
- UNCONTAMINATED GROUNDWATER OR SPRING WATER;
- FOUNDATION OR FOOTER DRAIN-WATER WHERE FLOWS ARE NOT CONTAMINATED;
- UNCONTAMINATED EXCAVATION DEWATERING (SEE REQUIREMENTS IN APPENDIX (C)(5))
- PORTABLE WATER SOURCES INCLUDING WATERLINE FLUSHINGS
- LANDSCAPE IRRIGATION

UNAUTHORIZED NON-STORMWATER DISCHARGES. THE DEPARTMENTS APPROVAL UNDER THIS CHAPTER DOES NOT AUTHORIZE A DISCHARGE THAT IS MIXED WITH A SOURCE OF NON-STORMWATER, OTHER THAN THOSE DISCHARGES IN COMPLIANCE WITH APPENDIX C (6). SPECIFICALLY, THE DEPARTMENTS APPROVAL DOES NOT AUTHORIZE DISCHARGES OF THE FOLLOWING:

- WASTEWATER FROM THE WASHOUT OR CLEANOUT OF CONCRETE, STUCCO, PAINT, FORM RELEASE OILS, CURING COMPOUNDS OR OTHER CONSTRUCTION MATERIALS;
- FUELS, OILS OR OTHER POLLUTANTS USED IN VEHICLE AND EQUIPMENT OPERATION AND MAINTENANCE;
- SOAPS, SOLVENTS, OR DETERGENTS USED IN VEHICLE AND EQUIPMENT WASHING; AND
- TOXIC OR HAZARDOUS SUBSTANCES FROM A SPILL OR OTHER RELEASE

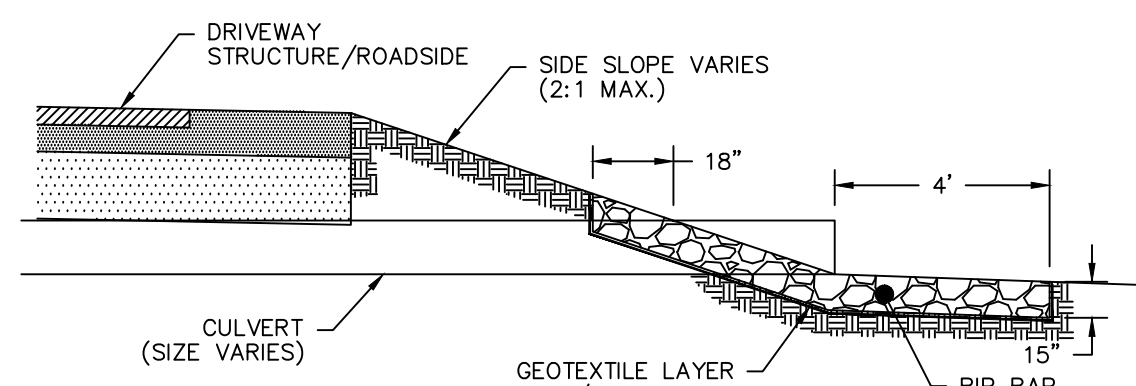
ROAD & DRIVEWAY CONSTRUCTION NOTES

- ROADS & DRIVEWAYS TO BE CONSTRUCTED IN ACCORDANCE WITH THE APPROPRIATE CROSS SECTION DETAIL. GRAVEL FILL TO BE COMPACTED TO 95% MODIFIED PROCTOR IN ACCORDANCE WITH ASTM D 1557. LIFT THICKNESSES TO BE A MAXIMUM OF 6".
- ALL STUMPS, ORGANIC MATERIAL, ROCKS AND BOULDERS TO BE REMOVED TO A MINIMUM DEPTH OF 24" BELOW SUBBASE.
- ALL STUMPS, LEDGE AND LARGE BOULDERS TO BE REMOVED FROM THE CONSTRUCTION AREA. THE CONSTRUCTION AREA SHALL BE CLEARED AND ROUGH GRADED.
- ALL CULVERTS TO BE ADS N-12 (HPOE) OR APPROVED EQUAL. CULVERT INLETS AND OUTLETS TO BE PROTECTED IN ACCORDANCE WITH THE CULVERT INLET/OUTLET PROTECTION DETAIL.
- THE CONTRACTOR MUST CONTACT DIG SAFE AND ALL LOCAL UTILITIES PRIOR TO THE START OF CONSTRUCTION TO VERIFY THE LOCATION OF EXISTING SUBSURFACE UTILITIES AND CONDITIONS. LOCATING AND PROTECTING ANY UNDERGROUND OR ABOVE GROUND UTILITY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

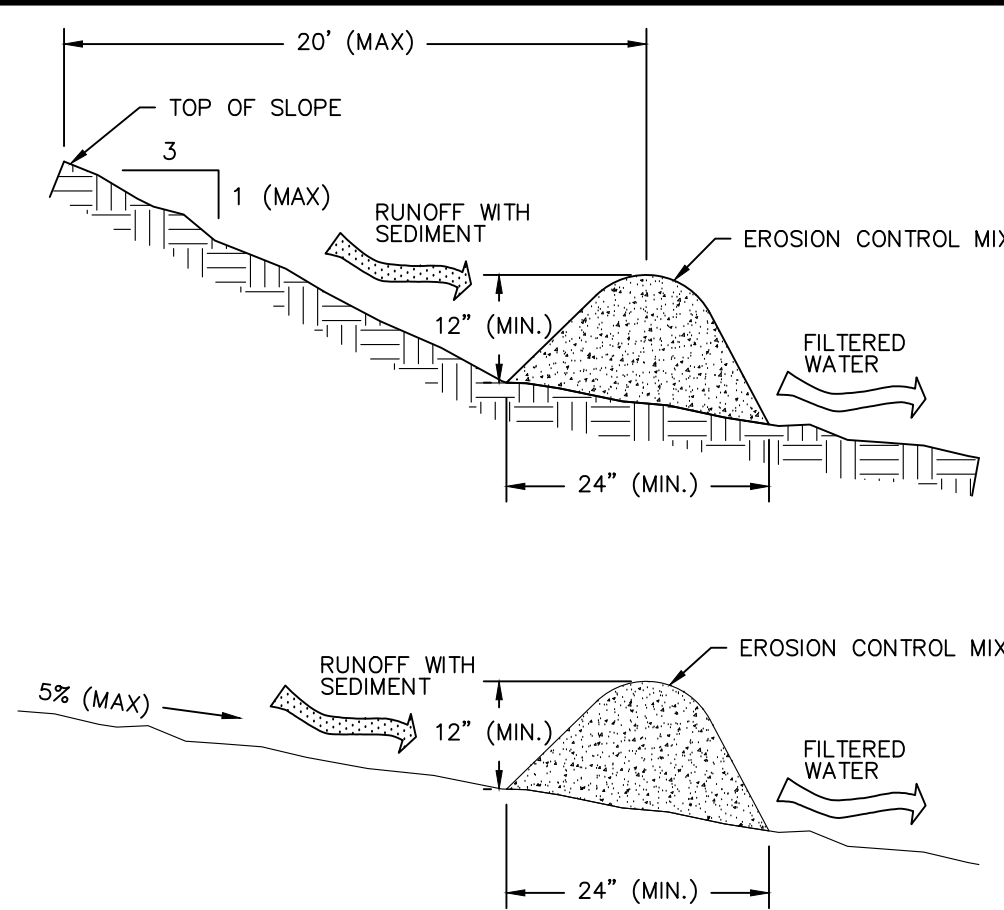
WINTER CONSTRUCTION NOTES

(01 NOVEMBER THRU 15 APRIL)

- EXPOSED AREAS SHOULD BE LIMITED TO AN AREA THAT CAN BE MULCHED IN ONE DAY.
- AN AREA SHALL BE CONSIDERED STABILIZED WHEN EXPOSED SURFACES HAVE BEEN EITHER MULCHED WITH HAY AT A RATE OF 140-180 LB/1000 S.F. (DOUBLE THE NORMAL RATE) OR DORMANT SEED, MULCHED AND ADEQUATELY ANCHORED BY AN APPROVED ANCHORING TECHNIQUE. IN ALL CASES, MULCH SHALL BE APPLIED SO THAT THE SOIL SURFACE IS NOT VISIBLE THROUGH THE MULCH.
- FROM OCTOBER 15 TO APRIL 1, LOAM AND SEED WILL NOT BE REQUIRED. DURING PERIODS OF TEMPERATURES ABOVE FREEZING, DISTURBED AREAS SHALL BE FINE GRADED AND PROTECTED WITH MULCH OR TEMPORARILY SEEDED AND MULCHED UNTIL PERMANENT SEEDING CAN BE APPLIED. AFTER NOVEMBER 1, DISTURBED AREAS MAY BE LOAMED, FINE GRADED AND DORMANT SEED AT A RATE 200-300% HIGHER THAN THE SPECIFIED PERMANENT SEEDING RATE. IF CONSTRUCTION CONTINUES DURING FREEZING WEATHER, DISTURBED AREAS SHALL BE GRADED BEFORE FREEZING AND TEMPORARILY STABILIZED WITH MULCH. DISTURBED AREAS SHALL NOT BE LEFT OVER THE WINTER OR FOR ANY OTHER EXTENDED PERIOD OF TIME UNLESS STABILIZED WITH MULCH.
- FROM NOVEMBER 1 TO APRIL 15 ALL MULCH SHALL BE ANCHORED BY EITHER PEG LINE, MULCH NETTING, TRACK OR WOOD CELLULOSE FIBER. MULCH NETTING SHALL BE USED TO ANCHOR MULCH IN ALL DRAINAGE WAYS WITH SLOPES GREATER THAN 3%, SLOPES EXPOSED TO DIRECT WINDS AND FOR SLOPES GREATER THAN 8%. MULCH NETTING SHALL BE USED TO ANCHOR MULCH IN ALL AREAS WITH SLOPES GREATER THAN 15%. AFTER OCTOBER 1, THE SAME APPLIES TO ALL SLOPES GREATER THAN 8%.
- DURING WINTER CONSTRUCTION, DORMANT SEEDING OR MULCH AND ANCHORING SHALL BE APPLIED TO ALL DISTURBED AREAS AT THE END OF EACH WORKING DAY.
- SNOW SHALL BE REMOVED FROM AREAS OF SEEDING AND MULCHING PRIOR TO PLACEMENT.
- ALL VEGETATED DITCH LINES THAT HAVE NOT BEEN STABILIZED BY NOVEMBER 1, OR WILL BE WORKED DURING THE WINTER CONSTRUCTION PERIOD, MUST BE STABILIZED WITH AN APPROPRIATE STONE LINING BACKED BY AN APPROPRIATE GRAVEL BED OR GEOTEXTILE UNLESS SPECIFICALLY RELEASED FROM THIS STANDARD BY THE MDEP.



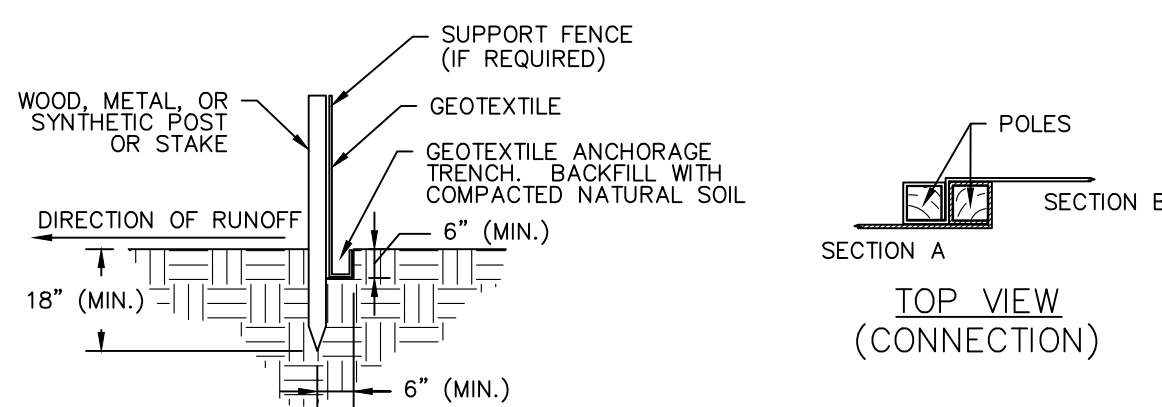
CULVERT INLET/OUTLET PROTECTION DETAIL



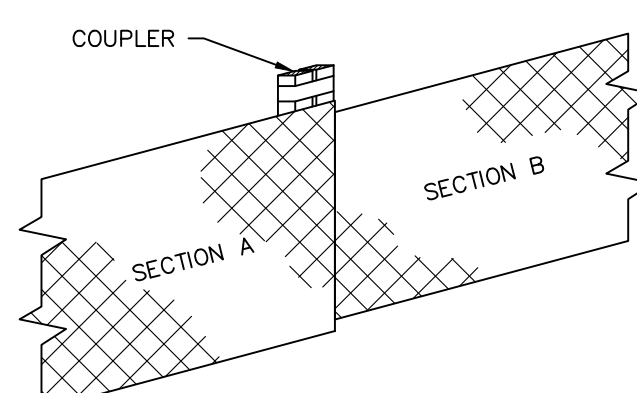
EROSION CONTROL MIX COMPOSITION STANDARDS:

- THE ORGANIC MATTER CONTENT SHALL BE BETWEEN 80 AND 100% DRY WEIGHT BASIS.
- PARTICLE SIZE BY WEIGHT SHALL BE 100% PASSING A 6" SCREEN AND A MINIMUM OF 70% MAXIMUM OF 85% PASSING A 0.75" SCREEN.
- THE ORGANIC PORTION NEEDS TO BE FIBROUS AND ELONGATED.
- LARGE PORTIONS OF SILTS, CLAYS, OR FINE SANDS ARE NOT ACCEPTABLE IN THE MIX.
- SOLUBLE SALTS CONTENT SHALL BE < 4.0 mmhos/cm
- THE PH SHOULD FALL BETWEEN 5.0 AND 8.0.

EROSION CONTROL MIX BERM - NTS



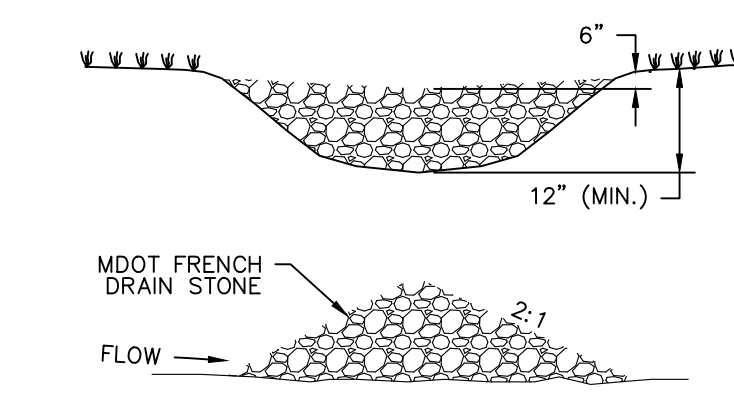
TOE-IN METHOD



JOINING SECTIONS

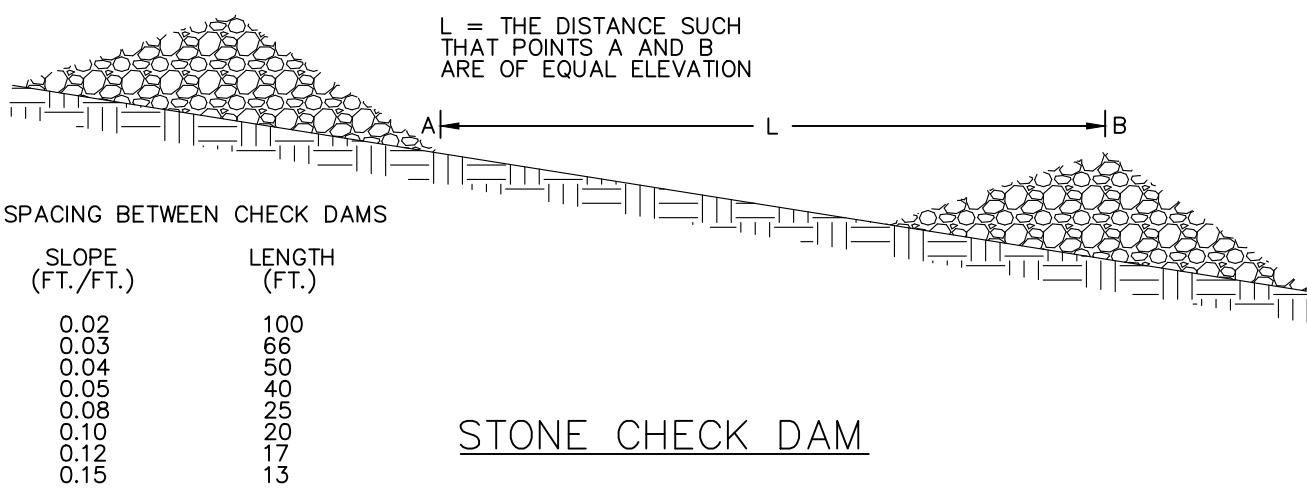
THE COUPLER CAN BE ANY ACCEPTABLE DEVICE USED TO TIE THE POLES TOGETHER

TEMPORARY SILT FENCE - NTS

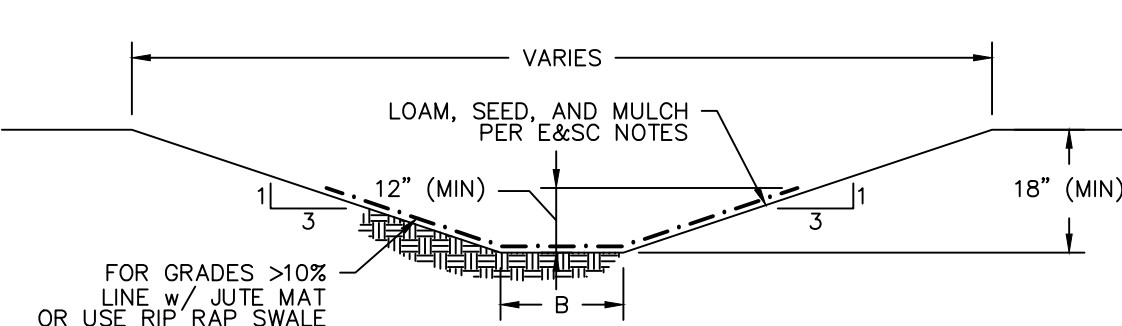


STONES SHALL CONSIST OF HARD, DURABLE ROCK AND CONFORM TO THE FOLLOWING TABLE:

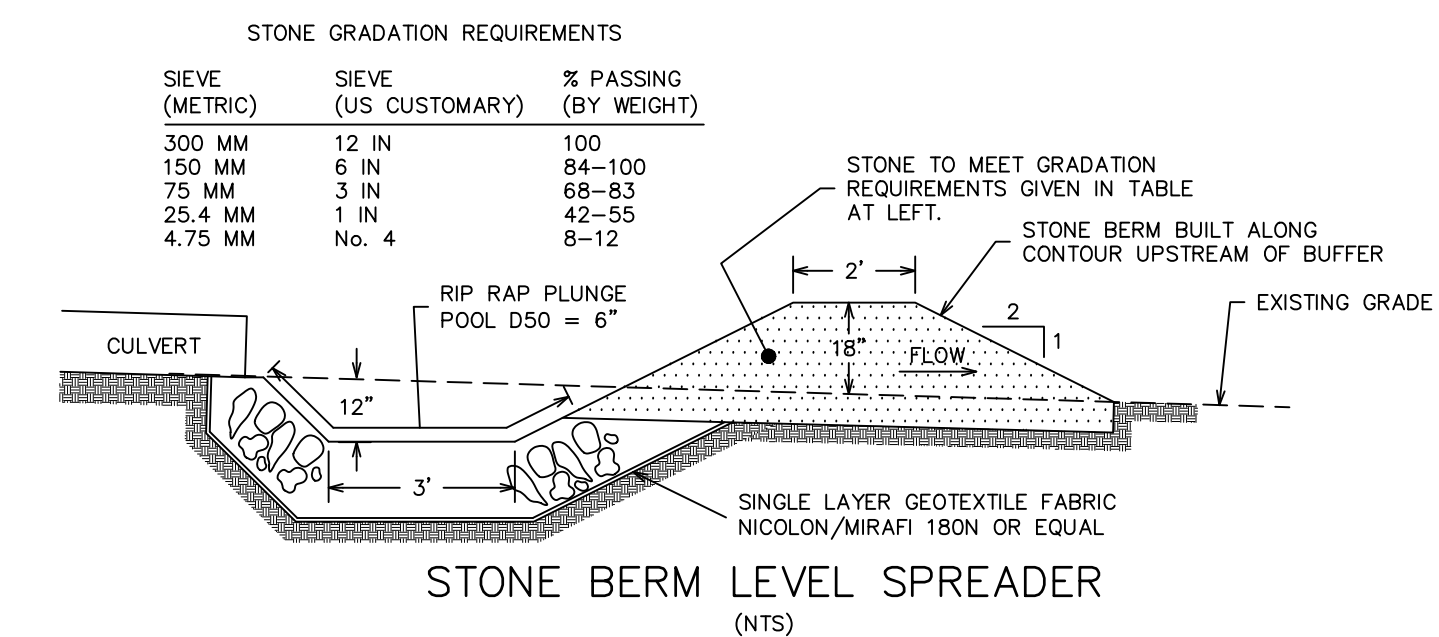
SIEVE DESIGNATION	% PASS. BY WEIGHT (SQUARE MESH SIEVES)
6 INCH	90-100
1 1/2 INCH	0-40
NO. 4	0-5



STONE CHECK DAM



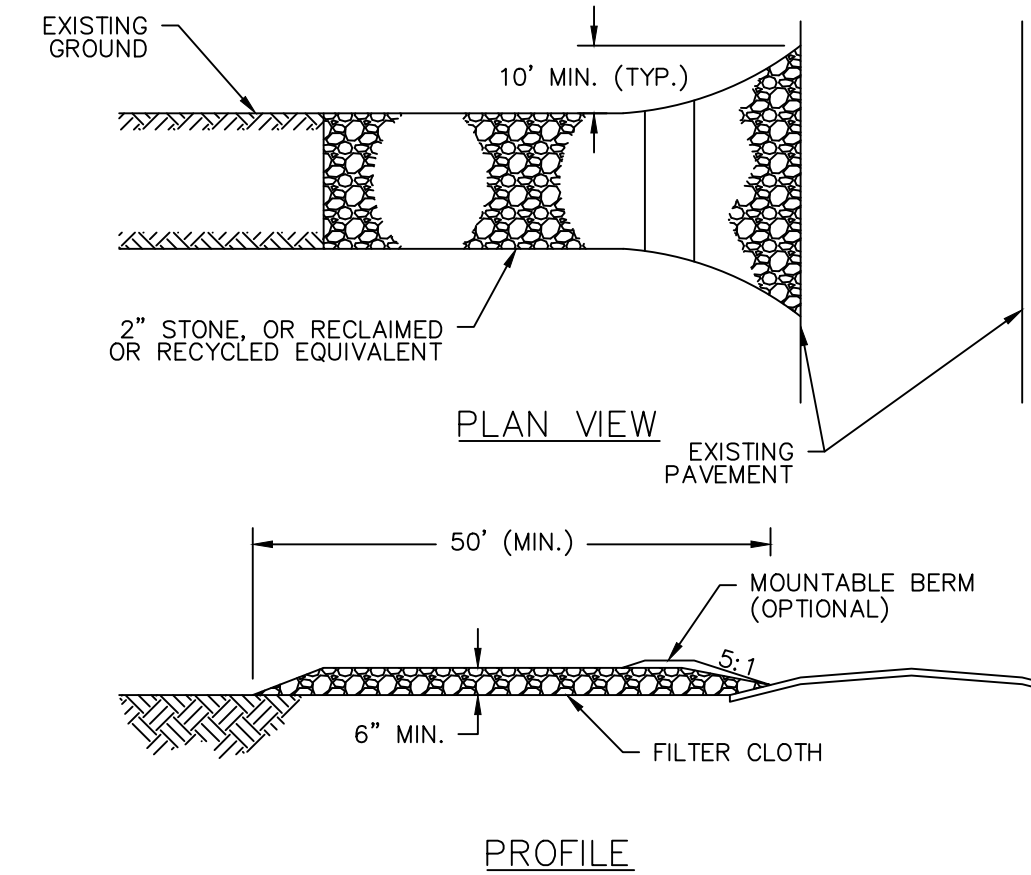
VEGETATED SWALE DETAIL



STONE BERM LEVEL SPREADER (NTS)

CONSTRUCTION OVERSIGHT REQUIRED (STONE BERM LEVEL SPREADER):

- INSPECTION OF THE STONE BERM LEVEL SPREAD SHALL BE PROVIDED FOR EACH PHASE OF CONSTRUCTION BY THE DESIGN ENGINEER WITH REQUIRED REPORTING TO THE DEP. AT A MINIMUM, INSPECTIONS WILL BE REQUIRED:
- WHEN SUBGRADE IS PREPARED.
 - AFTER INSTALLATION OF THE STONE AND STABILIZATION OF THE AREA.
 - CONTRACTOR SHALL COORDINATE INSPECTION SCHEDULE WITH INSPECTING ENGINEER PRIOR TO CONSTRUCTION.



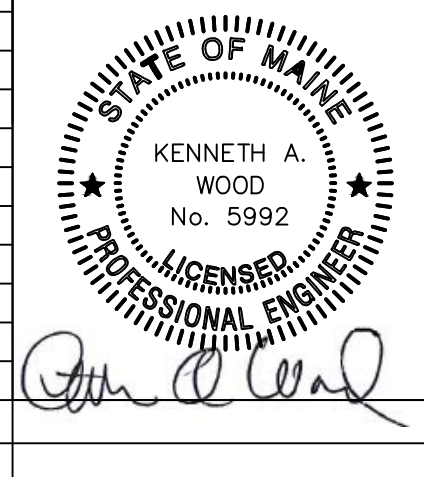
NOTES:

- GEOTEXTILE: PLACE FILTER CLOTH OVER ENTIRE AREA TO BE COVERED WITH AGGREGATE. FILTER CLOTH WILL NOT BE REQUIRED ON A SINGLE FAMILY RESIDENTIAL LOT.
- PIPING OF SURFACE WATER UNDER ENTRANCE SHALL BE PROVIDED AS REQUIRED. IF PIPING IS IMPOSSIBLE, A MOUNTABLE BERM WITH A 5:1 SLOPE WILL BE PERMITTED.

STABILIZED CONSTRUCTION ENTRANCE

NO.	DESCRIPTION	DATE
C	FINAL APPROVAL REVISIONS	10/06/25
B	FINAL PLAN SUBMISSION	07/08/25
A	PRELIMINARY COMPLETENESS REVISIONS	10/22/24
NO.	DESCRIPTION	DATE
	REVISIONS	

TAX MAP 139, LOT 6



SITE DETAILS
MIA LANE MULTIFAMILY CONDOMINIUM
88 BURNT MILL ROAD, WELLS, MAINE

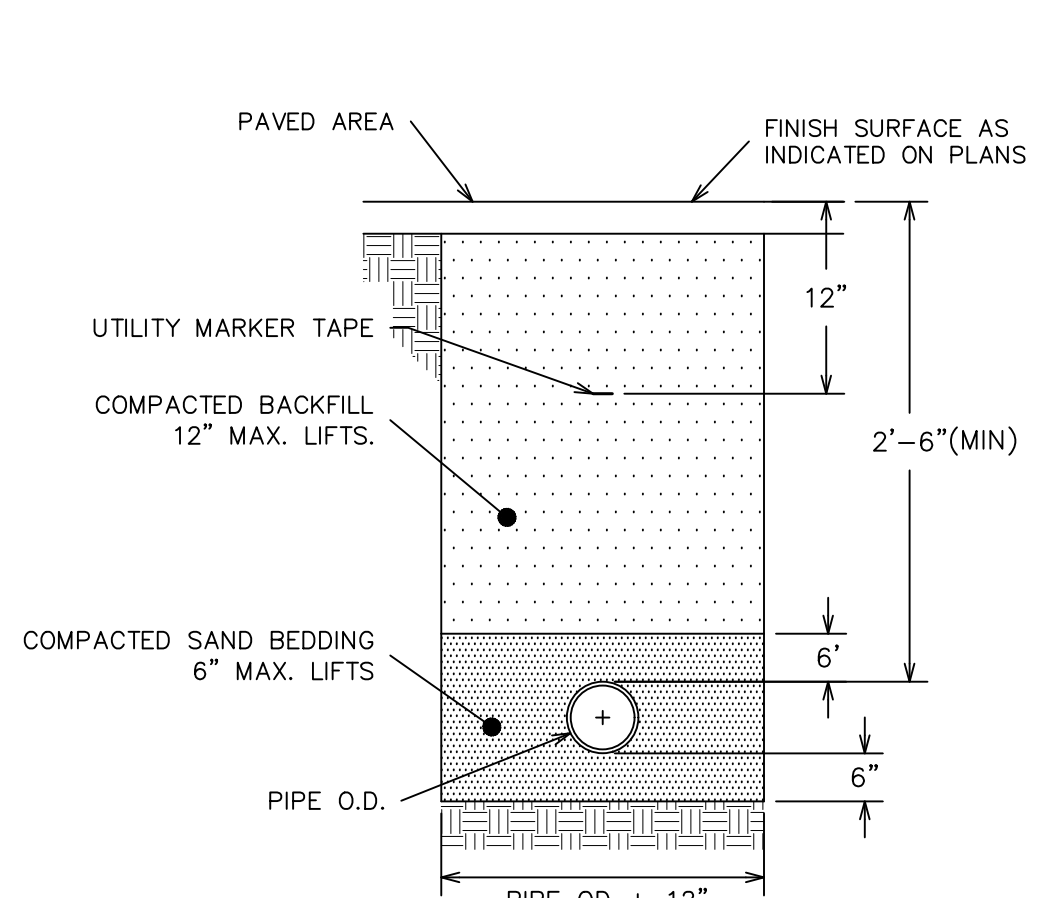
FOR: GILCREST DEVELOPMENT, INC.
OWNER & APPLICANT KEVIN HILL, 2A TANDEM DRIVE
WESTMINSTER, MA 01473

ATTAR ENGINEERING, INC.
CIVIL ♦ STRUCTURAL ♦ MARINE ♦ SURVEYING
1284 STATE ROAD - ELIOT, MAINE 03903
PHONE: (207)439-6023 FAX: (207)439-2128

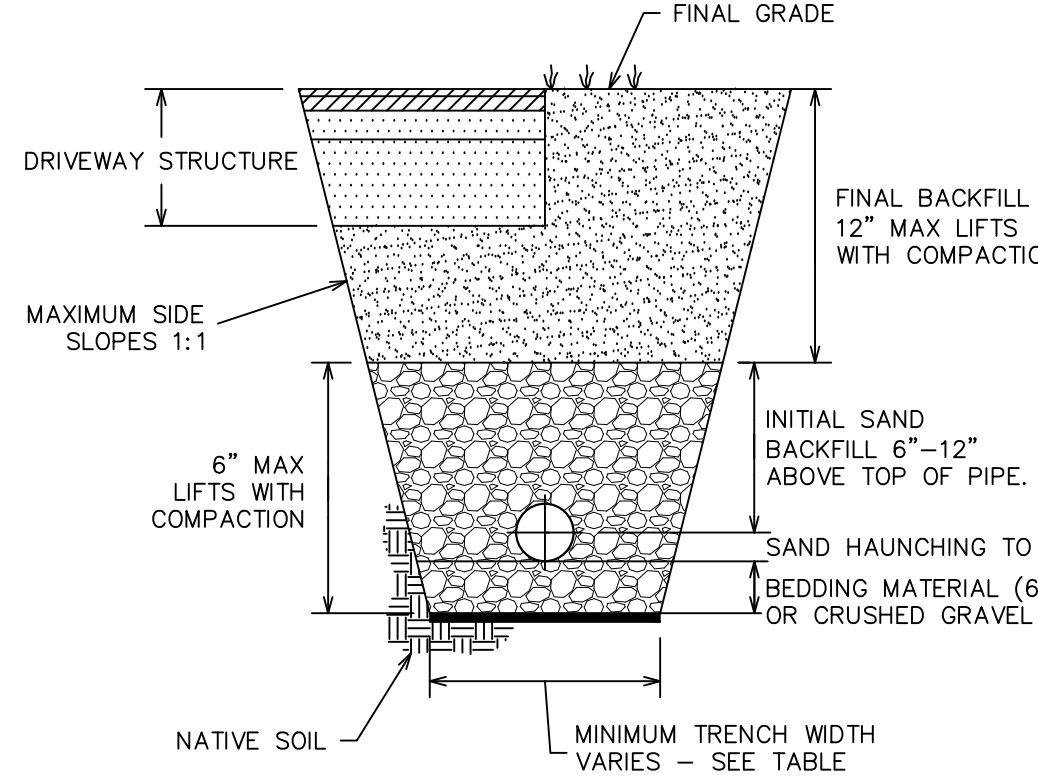
SCALE: AS NOTED
DATE: 12/04/23
JOB NO: C336-22

APPROVED BY: [Signature]
FILE: 88 BURNT MILL BASE.DWG

DRAWN BY: MJS
REVISION DATE: C : 10/06/25
SHEET: 4

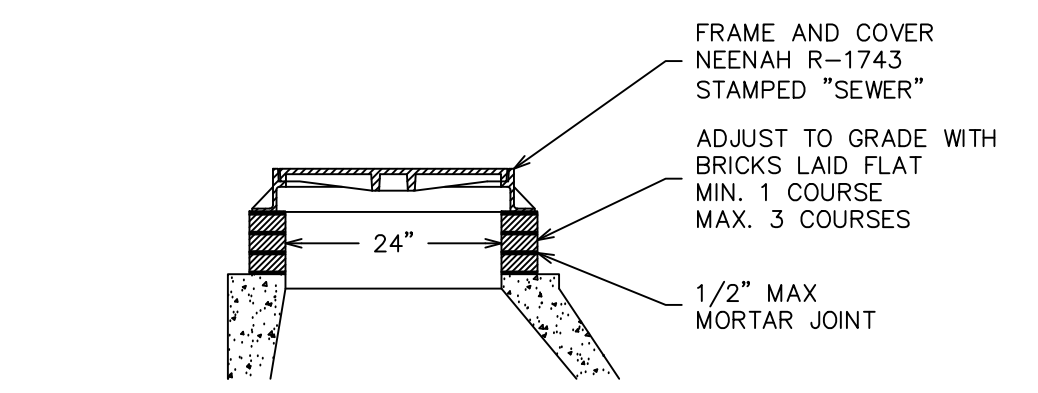


UTILITY CONDUIT TRENCH DETAIL (NTS)

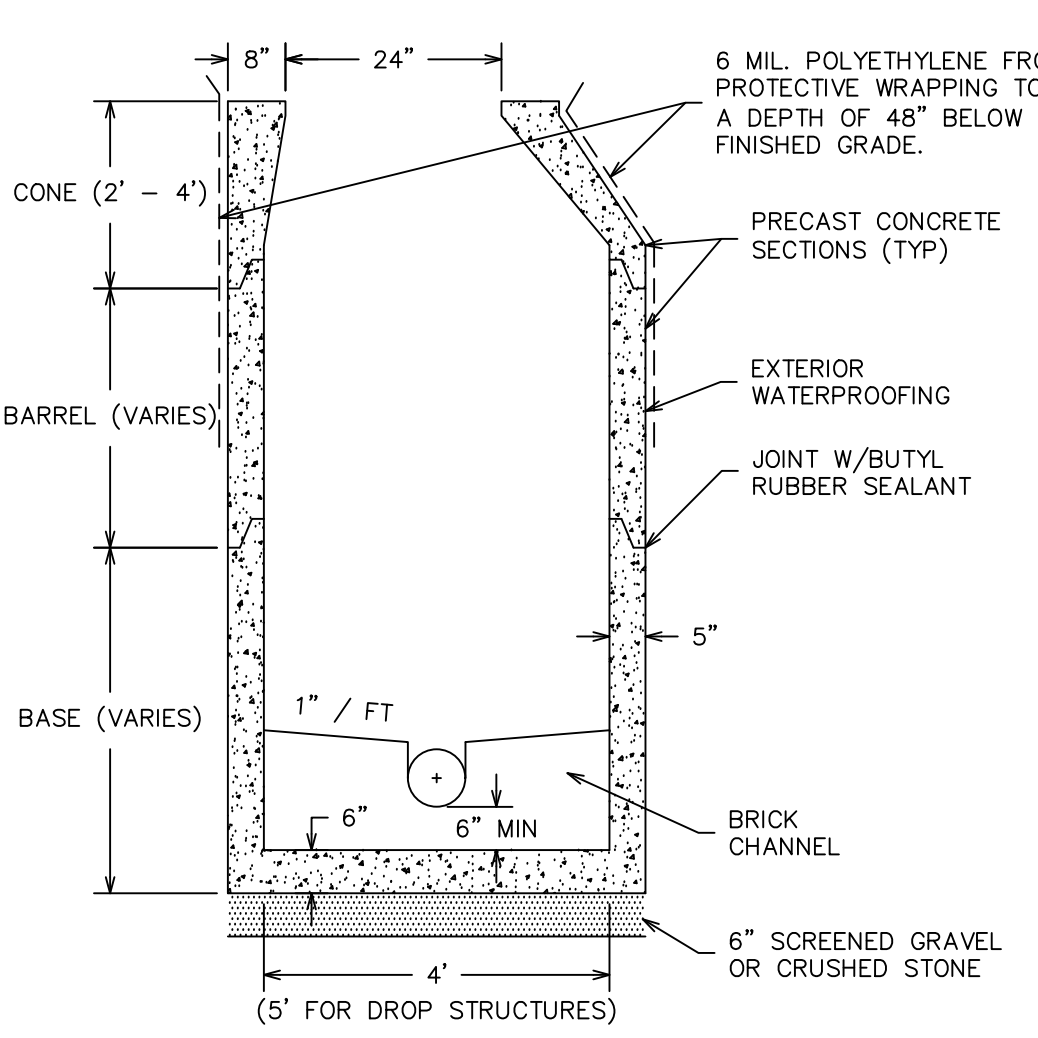


HDPE CULVERT TRENCH DETAIL (NTS)

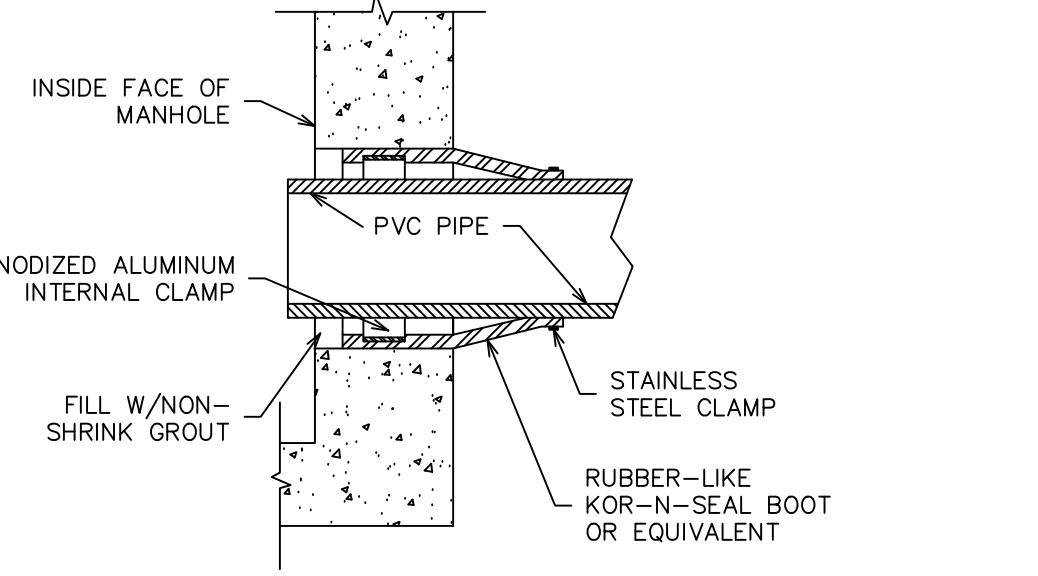
NOMINAL DIAMETER (IN)	MIN. TRENCH WIDTH (IN)
4	21
6	23
8	25
10	25
12	31
15	34
18	39
24	48
30	66
36	78
42	83
48	89
60	102



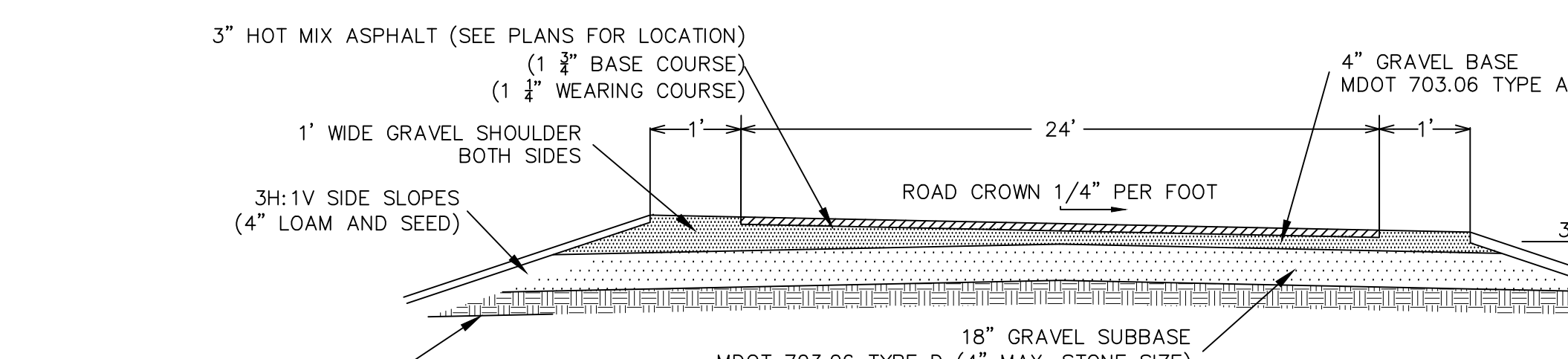
STANDARD COVER AND FRAME (SCALE: NTS)



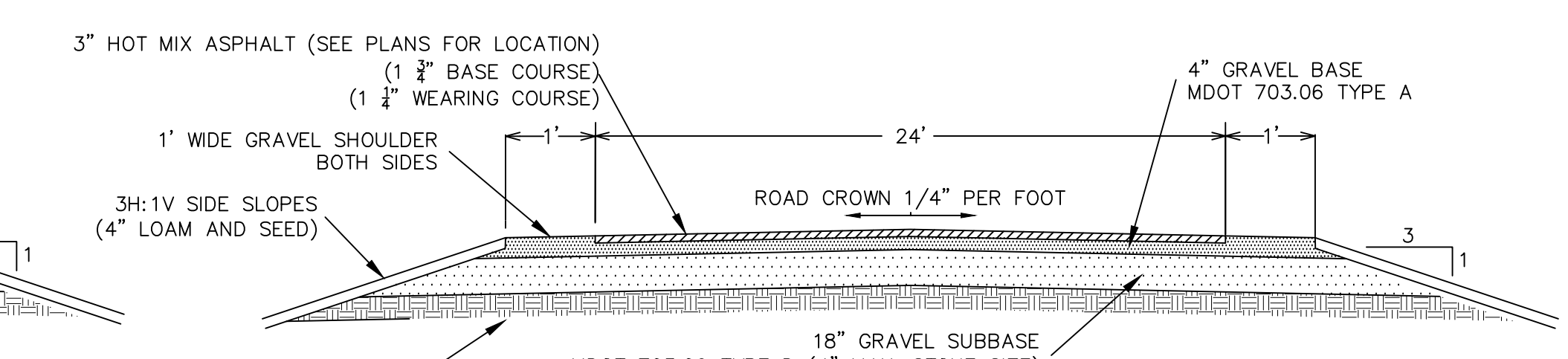
TYPICAL SANITARY MANHOLE (SCALE: NTS)



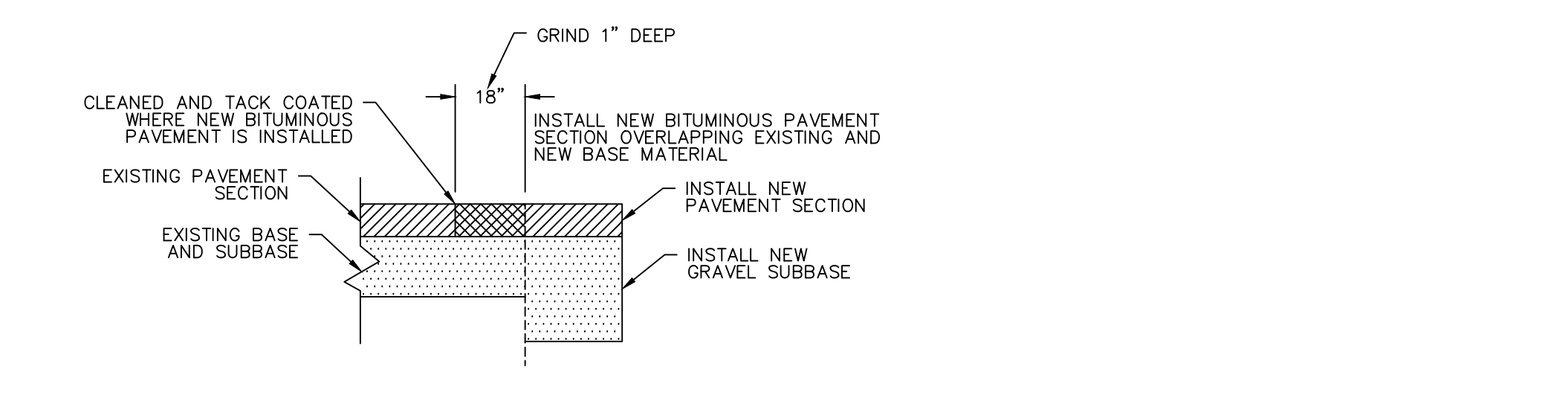
TYPICAL BOOT GASKET (SCALE: NTS)



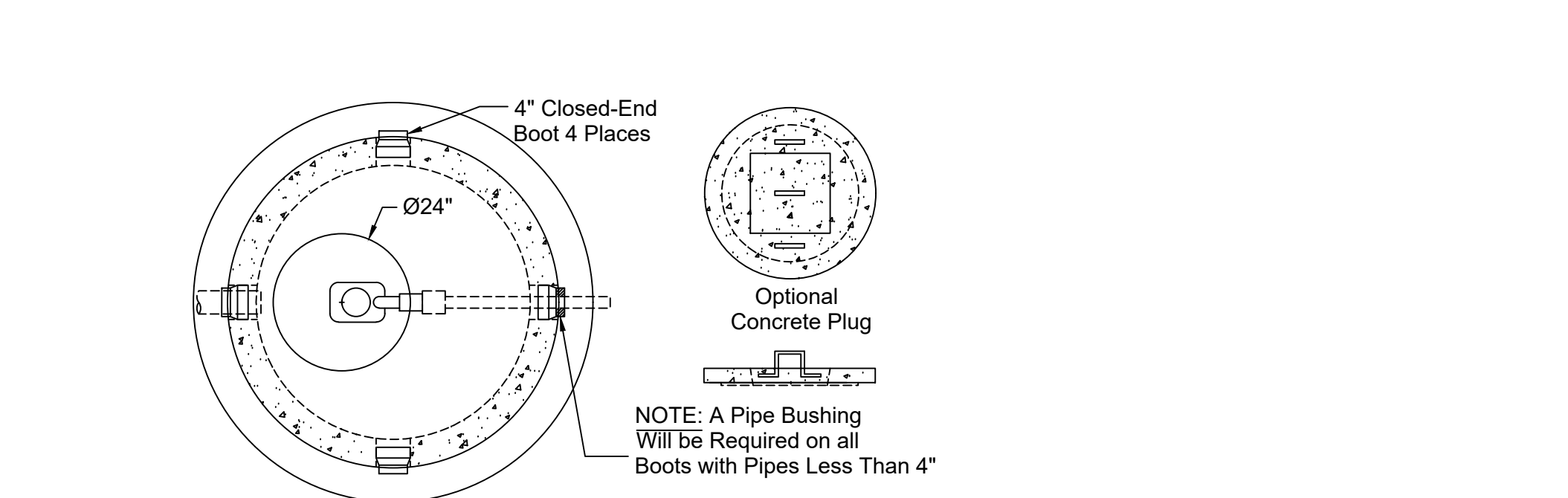
ROAD CROSS SECTION (DEVELOPMENT INTERIOR) (SCALE: NTS)



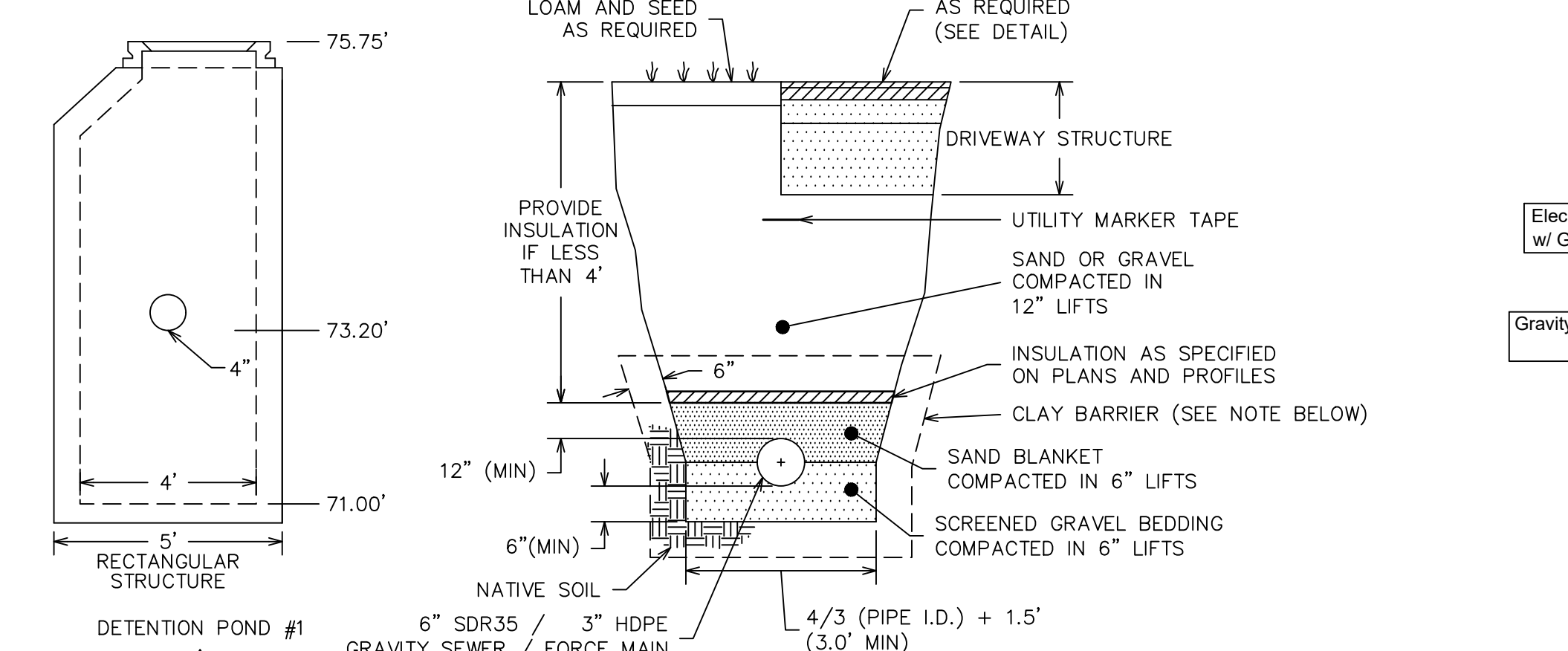
ROAD CROSS SECTION (WITH CROWN) (SCALE: NTS)



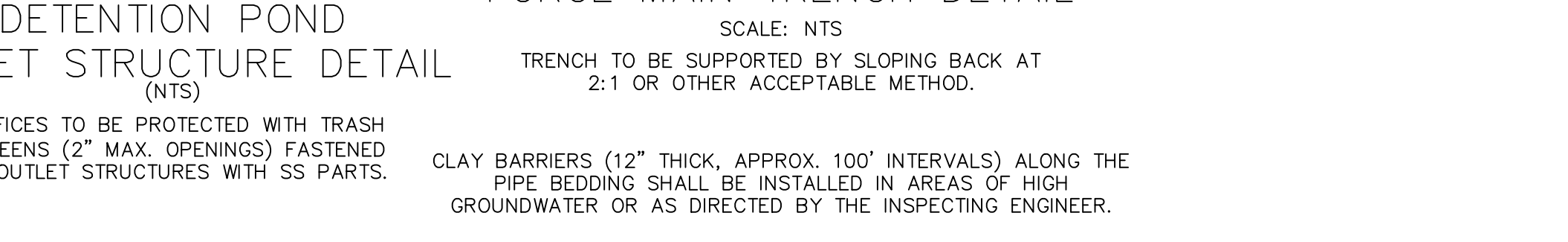
PAVEMENT JOINT CROSS SECTION (SCALE: NTS)



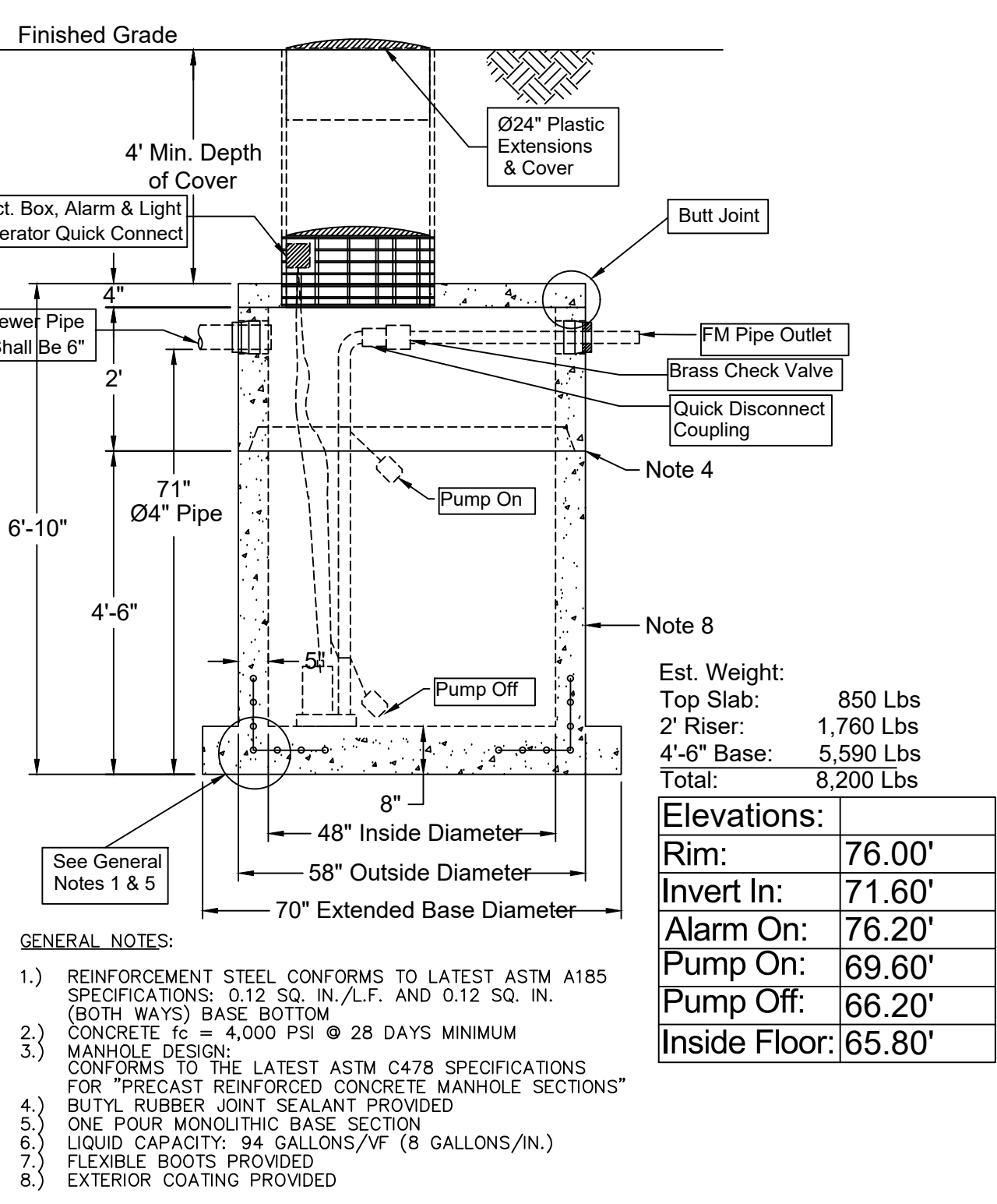
Optional Concrete Plug (SCALE: NTS)



SEWER PIPE TRENCH DETAIL FORCE MAIN TRENCH DETAIL (SCALE: NTS)



DETENTION POND #1 (NODE 9P) (SCALE: NTS)



PRIVATE SEWER PUMP STATION DETAIL (4" DIAMETER, 500 GALLON PUMP CHAMBER)

PUMP STATION TO BE OPERATED AND MAINTAINED BY THE CONDOMINIUM ASSOCIATION

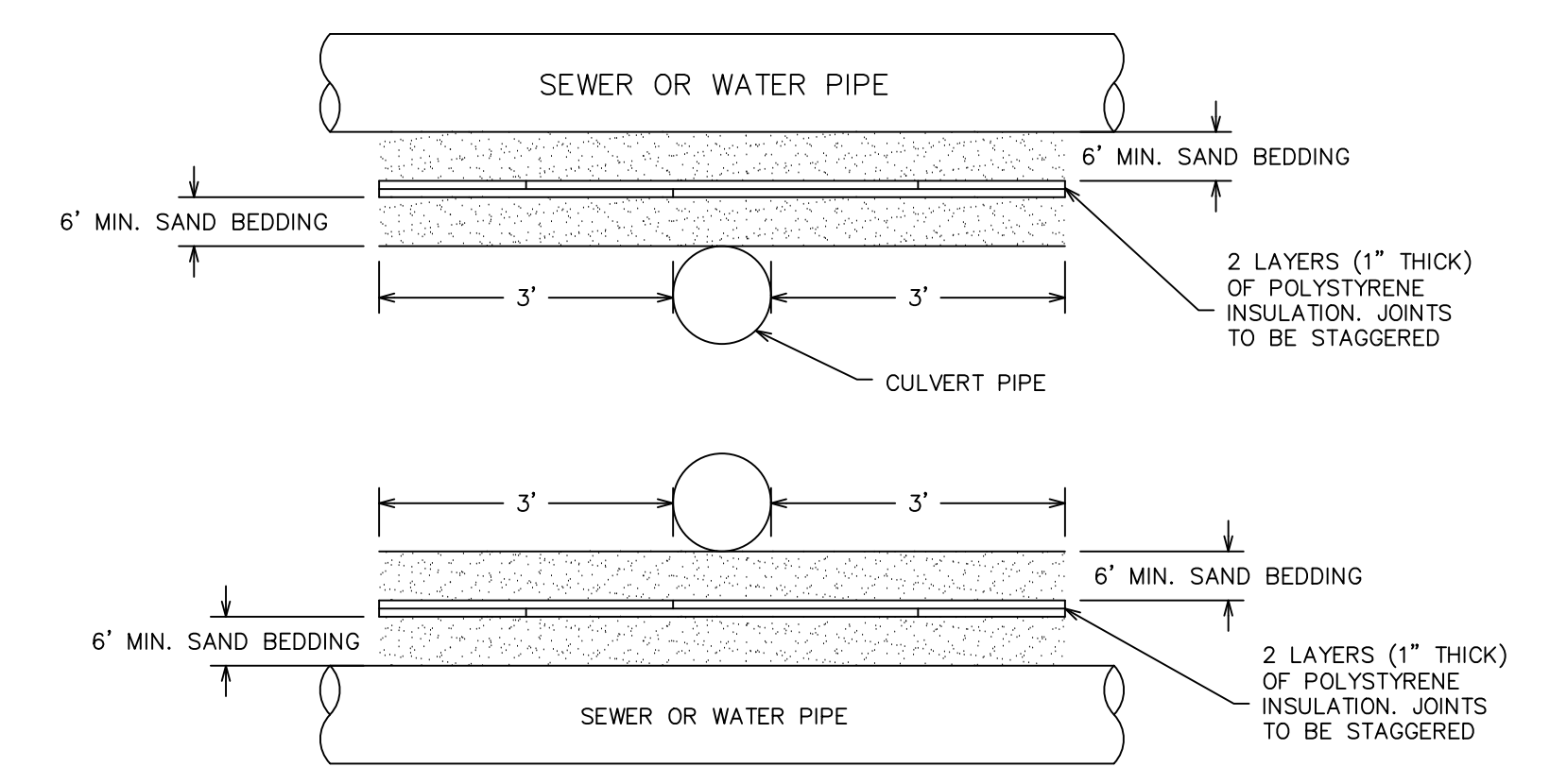
Est. Weight:

Top Slab:	850 Lbs
2' Riser:	1,760 Lbs
4'-6" Base:	5,590 Lbs
Total:	8,200 Lbs

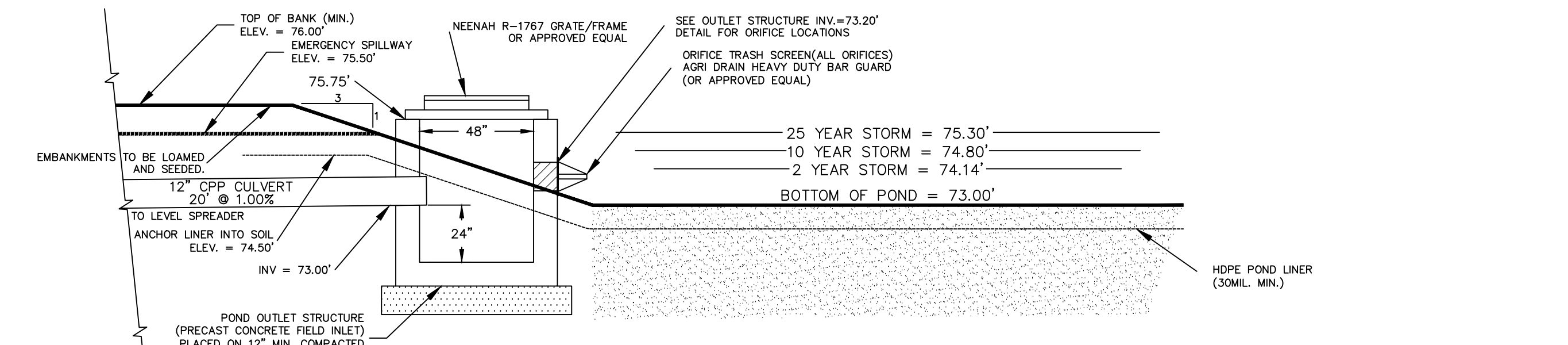
Elevations:

Rim:	76.00'
Invert In:	71.60'
Alarm On:	76.20'
Pump On:	69.60'
Pump Off:	66.20'
Inside Floor:	65.80'

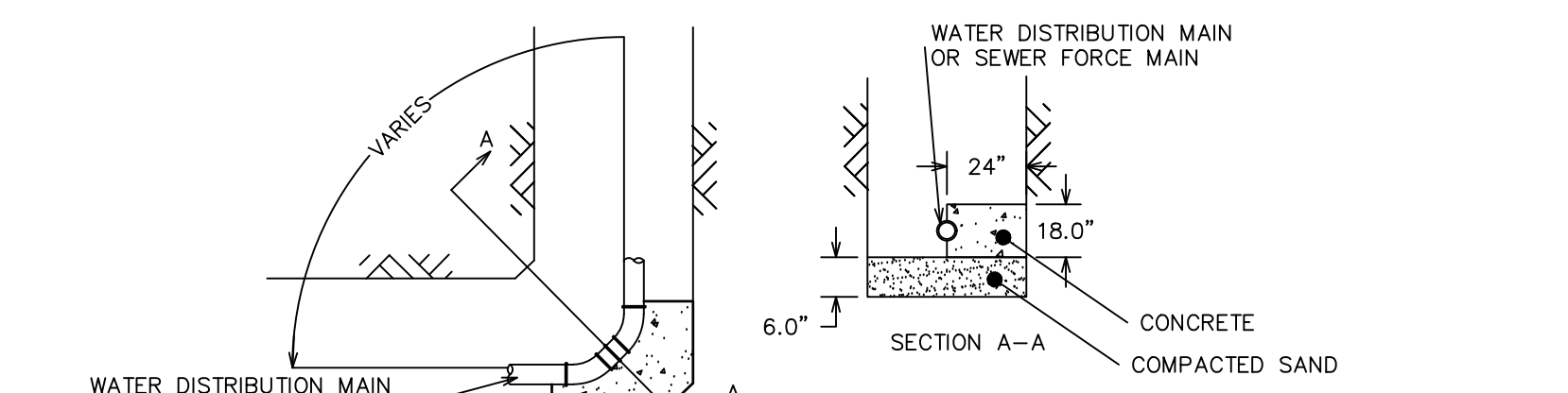
- GENERAL NOTES:
- 1.) REINFORCEMENT STEEL CONFORMS TO LATEST ASTM A185 SPECIFICATIONS: 0.12 SQ. IN./L.F. AND 0.12 SQ. IN. (BOTH WAYS) BASE BOTTOM
 - 2.) CONCRETE $f_c = 4,000$ PSI @ 28 DAYS MINIMUM
 - 3.) MANHOLE DESIGN: CONFORMS TO THE LATEST ASTM C478 SPECIFICATIONS FOR "PRECAST REINFORCED CONCRETE MANHOLE SECTIONS" BUTYL RUBBER JOINT SEALANT PROVIDED
 - 4.) ONE POUR MONOLITHIC BASE SECTION
 - 5.) LIQUID CAPACITY: 94 GALLONS/4" (8 GALLONS/IN.)
 - 6.) FLEXIBLE BOOTS PROVIDED
 - 7.) EXTERIOR COATING PROVIDED



CULVERT CROSSING (NTS)



DETENTION POND #1 (NODE 9P) (SCALE: NTS)



THRUST BLOCK DETAIL (NTS)

TAX MAP 139, LOT 6		SITE DETAILS MIA LANE MULTIFAMILY CONDOMINIUM 88 BURNT MILL ROAD, WELLS, MAINE	
FOR: GILCREST DEVELOPMENT, INC. OWNER & APPLICANT KEVIN HILL, 2A TANDEM DRIVE WESTMINSTER, MA 01473		FOR: ATTAR ENGINEERING, INC. CIVIL • STRUCTURAL • MARINE • SURVEYING 1284 STATE ROAD - ELIOT, MAINE 03903 PHONE: (207)439-6023 FAX: (207)439-2128	
SCALE: AS NOTED	APPROVED BY:	DRAWN BY: GMB	REVISION DATE: 03/04/26
DATE: 06/27/2023	FILE: 88 BURNT MILL BASE.DWG	JOB NO: C336-22	SHEET: 5

NO.	DESCRIPTION	DATE
F	TOWN ENGINEER & ATTORNEY REVISIONS	03/04/26
E	WELLS SANITARY DISTRICT REVISIONS	12/02/25
D	FINAL APPROVAL REVISIONS	10/06/25
C	FINAL COMPLETENESS REVISIONS	09/02/25
B	FINAL PLAN SUBMISSION	07/08/25
A	PRELIMINARY COMPLETENESS REVISIONS	10/22/24

