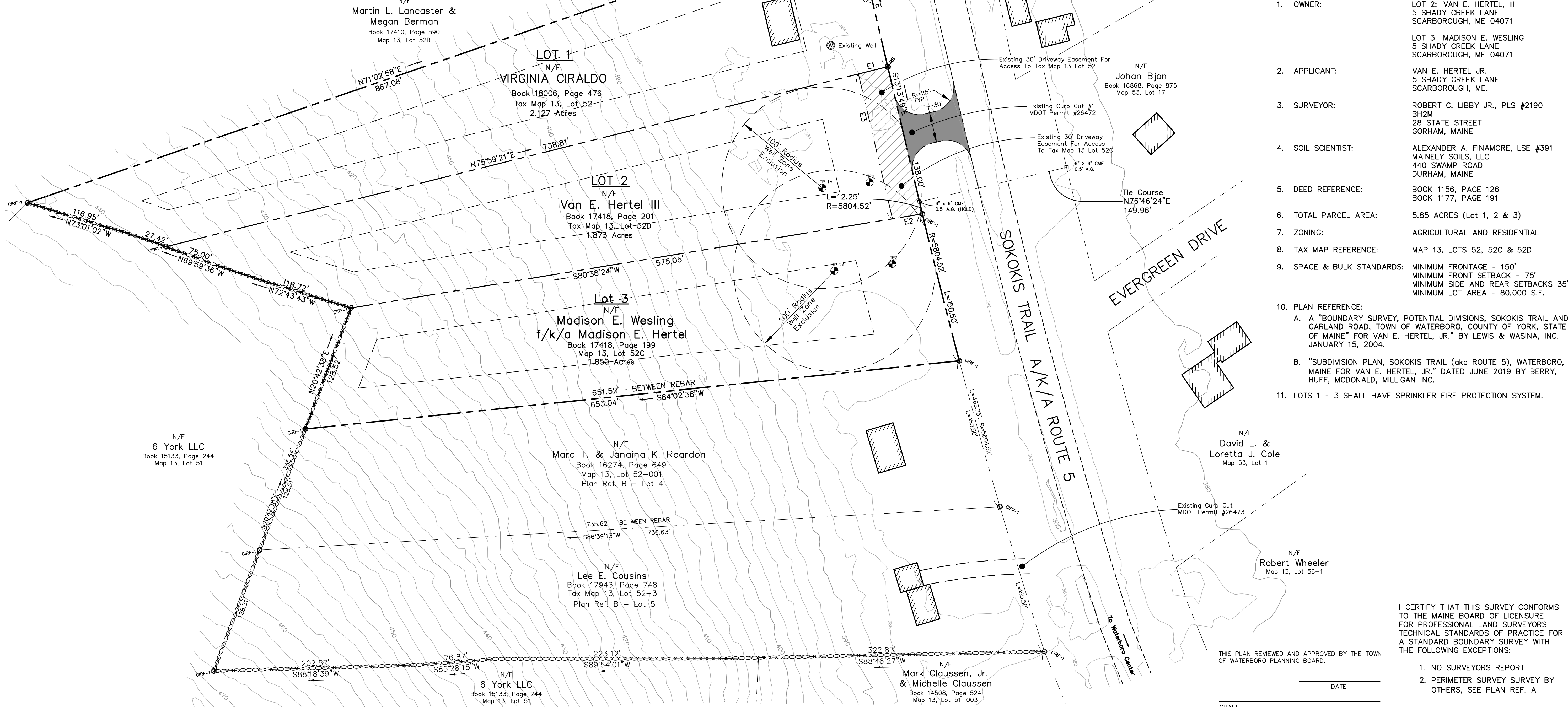


**LOCATION MAP**  
SCALE: 1" = 2 MILES

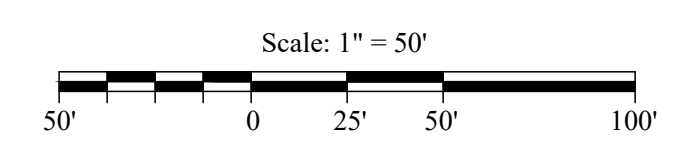
NO.	DATE	REVISION DESCRIPTION
1	1/8/20	Submitted to Town Planner
2	3/11/20	Revised per Planning Board Review
3	3/25/20	Revised per Fire Department
4	5/19/20	Revised per Planning Board Review

- NOTES:**
- OWNER:  
LOT 1: VIRGINIA CIRALDO  
238 HILL STREET #2  
BIDDEFORD, ME 04005  
LOT 2: VAN E. HERTEL, III  
5 SHADY CREEK LANE  
SCARBOROUGH, ME 04071  
LOT 3: MADISON E. WESLING  
5 SHADY CREEK LANE  
SCARBOROUGH, ME 04071
  - APPLICANT:  
VAN E. HERTEL JR.  
5 SHADY CREEK LANE  
SCARBOROUGH, ME.
  - SURVEYOR:  
ROBERT C. LIBBY JR., PLS #2190  
BH2M  
28 STATE STREET  
GORHAM, MAINE
  - SOIL SCIENTIST:  
ALEXANDER A. FINAMORE, LSE #391  
MAINELY SOILS, LLC  
440 SWAMP ROAD  
DURHAM, MAINE
  - DEED REFERENCE:  
BOOK 1156, PAGE 126  
BOOK 1177, PAGE 191
  - TOTAL PARCEL AREA:  
5.85 ACRES (Lot 1, 2 & 3)
  - ZONING:  
AGRICULTURAL AND RESIDENTIAL
  - TAX MAP REFERENCE:  
MAP 13, LOTS 52, 52C & 52D
  - SPACE & BULK STANDARDS:  
MINIMUM FRONTAGE - 150'  
MINIMUM FRONT SETBACK - 75'  
MINIMUM SIDE AND REAR SETBACKS 35'  
MINIMUM LOT AREA - 80,000 S.F.
  - PLAN REFERENCE:  
A. A "BOUNDARY SURVEY, POTENTIAL DIVISIONS, SOKOKIS TRAIL AND GARLAND ROAD, TOWN OF WATERBORO, COUNTY OF YORK, STATE OF MAINE" FOR VAN E. HERTEL, JR. BY LEWIS & WASKA, INC. JANUARY 15, 2004.  
B. "SUBDIVISION PLAN, SOKOKIS TRAIL (aka ROUTE 5), WATERBORO, MAINE FOR VAN E. HERTEL, JR." DATED JUNE 2019 BY BERRY, HUFF, McDONALD, MILLIGAN INC.
  - LOTS 1 - 3 SHALL HAVE SPRINKLER FIRE PROTECTION SYSTEM.



**LEGEND**

SYMBOL	DESCRIPTION
□ GNF	GRANITE MONUMENT FOUND
● IRS	5/8" IRON ROD W/CAP TO BE SET
○ CRF-1	CAPPED IRON ROD FOUND (PLS #2114)
---	PROPERTY LINE
- - -	ADJACENT'S PROPERTY LINE
---	SETBACKS
---	EDGE OF PAVEMENT
---	EXISTING CONTOUR
---	STONE WALL
N/F	NOW OR FORMERLY



**EASEMENT DATA**

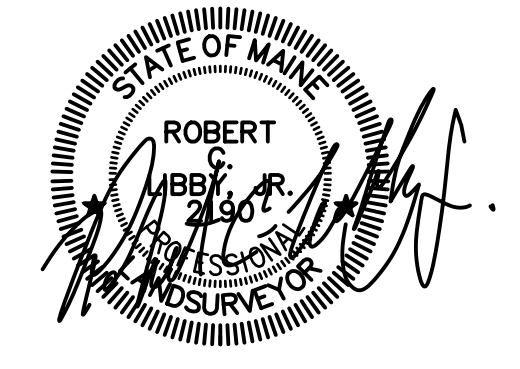
E1	N75°59'21"E	30.00'
E2	S80°38'24"W	30.08'
E3	S13°34'49"E	147.81'

THIS PLAN REVIEWED AND APPROVED BY THE TOWN OF WATERBORO PLANNING BOARD.

CHAIR \_\_\_\_\_ DATE \_\_\_\_\_

I CERTIFY THAT THIS SURVEY CONFORMS TO THE MAINE BOARD OF LICENSURE FOR PROFESSIONAL LAND SURVEYORS TECHNICAL STANDARDS OF PRACTICE FOR A STANDARD BOUNDARY SURVEY WITH THE FOLLOWING EXCEPTIONS:

- NO SURVEYORS REPORT
- PERIMETER SURVEY SURVEY BY OTHERS, SEE PLAN REF. A



**SUBDIVISION PLAN**

**STORER RIDGE**

Sokokis Trail (aka Route 5)  
Waterboro, ME

FOR  
Van E. Hertel, Jr.  
5 Shady Creek Lane  
Scarborough, ME

DESIGNED W. Thompson	DATE Oct. 2019
DRAWN Dept.	SCALE 1" = 50'
CHECKED R. Libby Jr.	JOB. NO. 19069

**BH2M**

Berry, Huff, McDonald, Milligan Inc.  
Engineers, Surveyors

28 State Street  
Gorham, Maine 04038  
Tel: (207) 839-2771  
Fax: (207) 839-8250

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