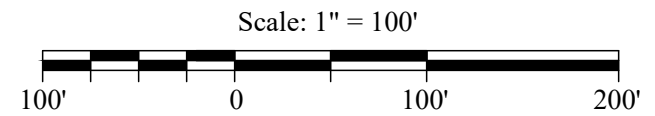


- NOTES:**
- OWNERS:
    - DUTCH ELM GOLF COURSE, INC.  
TAX MAP 9, LOT 3  
5 BRIMSTONE ROAD  
ARUNDEL, MAINE 04046
    - MICHAEL THOMAS  
TAX MAP 17, LOT 14-14  
189 CLEARVIEW DRIVE  
ARUNDEL, MAINE 04046
  - SURVEYOR: ROBERT C. LIBBY, JR., PLS #2190  
BH2M  
380B MAIN STREET  
GORHAM, MAINE 04038
  - WETLANDS/VERNAL POOLS  
HIGH INTENSITY SOILS: MARK HAMPTON  
MARK HAMPTON ASSOCIATES, INC.  
PORTLAND, MAINE 01014
  - DEED REFERENCE: BK. 7087, PG. 38 (TAX MAP 9, LOT 3)  
BK. 17271, PG. 109 (TAX MAP 17, LOT 14-14)
  - TAX MAP REFERENCE: MAP 9, LOT 3  
MAP 17, LOT 14-14
  - TOTAL AREA: 1,198,670 S.F. (27.518 ACRES)
  - ZONING: URBAN RES., RURAL CONS. RES. PRO.
  - PLAN REFERENCES:
    - PLAN SHOWING CLEAR VIEW ESTATES, SECTION #3, A SUBDIVISION BY MARCEL DUBOIS, DATED 1981, BY DOW & COULOMBE, INC. AND RECORDED IN THE YORK COUNTY REGISTRY OF DEEDS, PLAN BOOK 112, PAGE 40.
    - STANDARD BOUNDARY SURVEY PLAN FOR DUTCH ELM GOLF COURSE, INC., DATED APRIL 2021, BY BH2M, JOB NUMBER 20236.
  - NITRATE ANALYSIS: MARK CENCI  
MARK CENCI GEOLOGIC INC.  
YARMOUTH, ME

SOILS LEGEND	
SYMBOL	DESCRIPTION
---	SOIL BOUNDARY LINES
.....	LIMIT OF WETLANDS
MWD	MODERATELY WELL DRAINED
PD	POORLY DRAINED
SS	H.I. SOILS TEST PIT
SLOPE DESIGNATION	
A	0 - 3%
B	3 - 8%
C	8 - 20%
LEGEND	
SYMBOL	DESCRIPTION
□	TEST PITS
□ SMF/GMF/CMF	STONE/GRANITE/CONCRETE MONUMENT FOUND
○ CRF-1	CAPPED IRON ROD FOUND (PLS#2190)
○ IRF/IRF	IRON PIPE/IRON ROD FOUND
○ CRF	CAPPED IRON ROD FOUND
○	5/8" IRON ROD W/ CAP TO BE SET
○	UTILITY POLE
○	DECIDUOUS TREE
○	CONIFEROUS TREE
---	EDGE OF PAVEMENT
---	PROPERTY LINE
---	ABOVE GROUND/BELOW GROUND
---	NOW OR FORMERLY
---	ABUTTER PROPERTY LINE
---	CONTOUR
---	EASEMENT
---	OVERHEAD ELECTRIC LINES

**LINE/CURVE DATA**

L1	- S70°02'17"E, 141.16'
L2	- S77°29'35"E, 147.80'
L3	- S75°36'32"E, 148.80'
L4	- S36°18'08"W, 181.12'
L5	- S71°49'26"E, 81.64'
L6	- S14°25'06"E, 27.62'
L7	- S55°11'38"E, 60.13'
L8	- N86°42'07"E, 52.57'
L9	- S60°50'48"E, 53.32'
L10	- N78°20'58"E, 111.87'
L11	- N56°41'12"E, 123.10'
L12	- N43°13'52"E, 51.38'
L13	- N74°04'55"E, 88.65'
L14	- N66°04'53"E, 66.40'
L15	- N74°13'06"E, 40.56'
L16	- N05°09'23"W, 70.67'
L17	- N46°31'28"E, 55.65'
L18	- N27°51'15"E, 74.56'
L19	- N59°30'19"E, 69.34'
L20	- N71°31'00"E, 57.96'
L21	- S42°32'10"E, 52.97'
L22	- N63°54'41"E, 66.98'
L23	- N17°15'27"E, 157.38'
L24	- N60°08'49"E, 91.15'
L25	- S55°36'22"E, 27.88'
L26	- N64°40'52"E, 52.28'
L27	- S55°34'14"E, 33.62'
L28	- N49°54'59"E, 36.58'
L29	- N35°20'42"W, 46.48'
L30	- N20°36'55"W, 158.51'
L31	- S43°38'34"E, 200.22'
L32	- S48°23'29"W, 138.58'
L33	- S44°20'13"W, 72.13'
L34	- S45°33'53"W, 160.26'
L35	- S38°03'57"W, 59.54'
L36	- S42°37'00"W, 216.90'
L37	- S44°09'27"W, 137.28'
L38	- S38°52'51"W, 255.31'



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

STATE OF MAINE  
ROBERT C. LIBBY, JR.  
PLS #2190

NO.	DATE	REVISION DESCRIPTION
1	10/27/23	Submitted to Town - Subdivision & Amended Subdivision

**BH2M**  
Barry, Huff, McDonald, Milfigan Inc.  
Engineers, Surveyors  
380B Main Street  
Gorham, Maine 04038  
Tel: (207) 839-2771  
Fax: (207) 839-8250

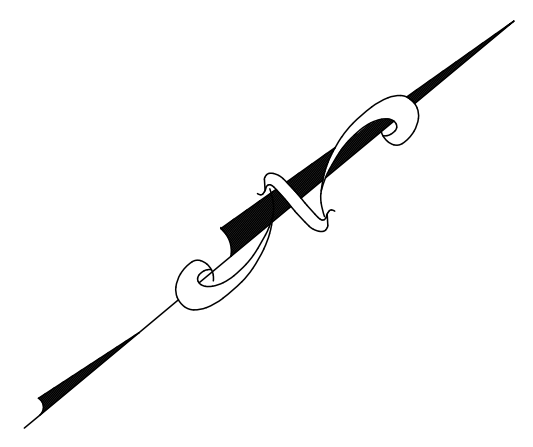
FOR  
MICHAEL THOMAS  
189 CLEARVIEW DRIVE  
ARUNDEL, MAINE 04046

**STANDARD BOUNDARY SURVEY**  
LAND OF  
MICHAEL THOMAS  
189 CLEARVIEW DRIVE  
ARUNDEL, MAINE

DESIGNED	DATE
Survey	Nov. 2022
DRAWN	SCALE
W. Pelkey	1" = 100'
CHECKED	JOB. NO.
R. Libby Jr.	22237

SHEET  
2

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**STORMDRAIN STRUCTURES**

CB#1	RIM 101.40
	INV. OUT 98.20
CB#2	RIM 101.40
	INV. IN 98.10
	INV. OUT 98.00
FI#1	RIM 100.60
	INV. IN 97.63
	INV. OUT 97.63

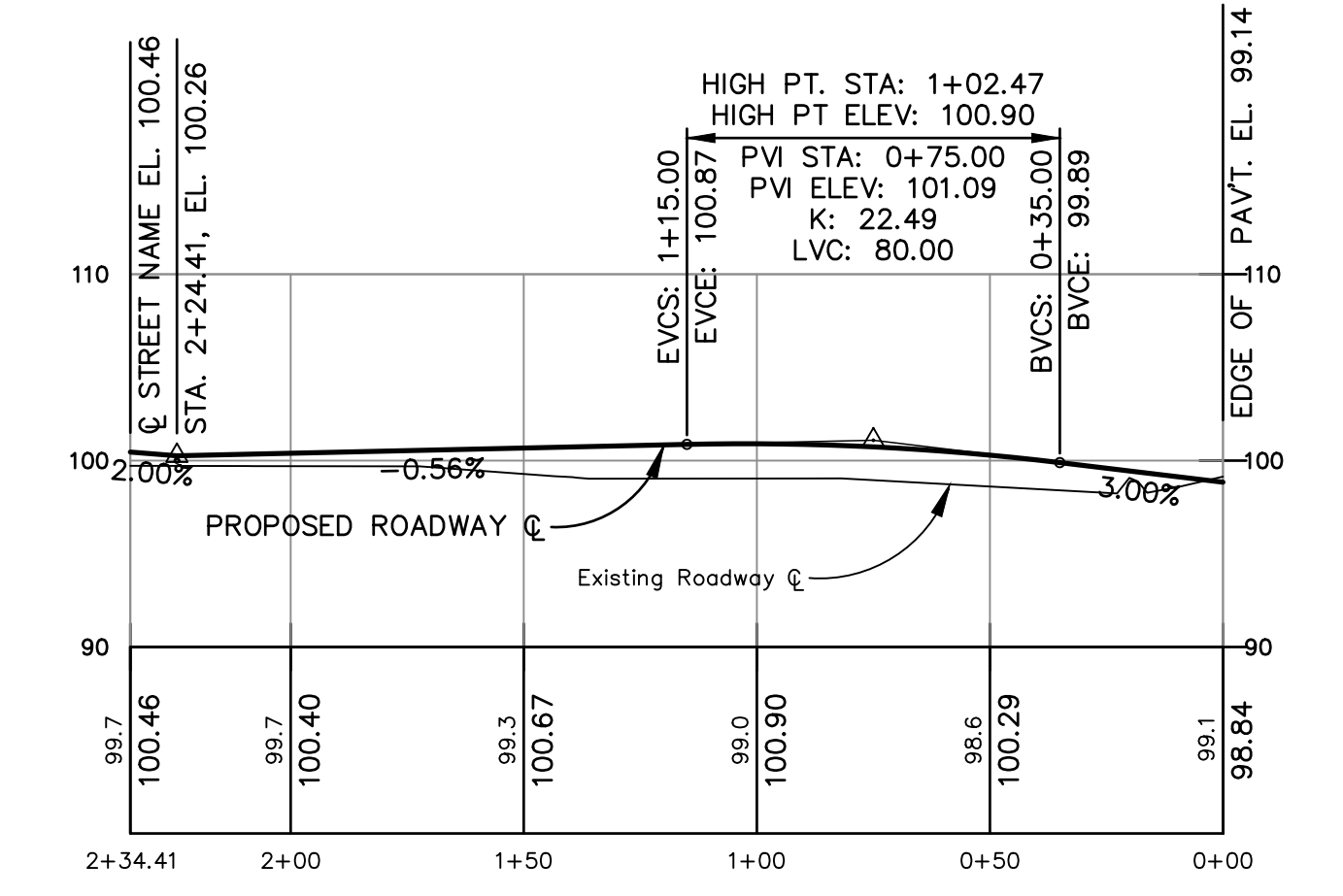
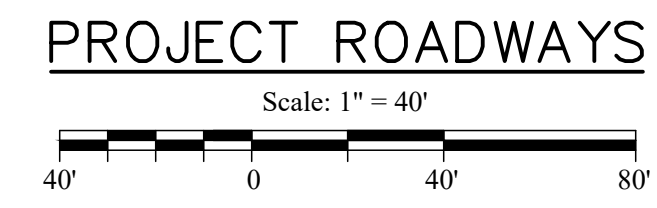
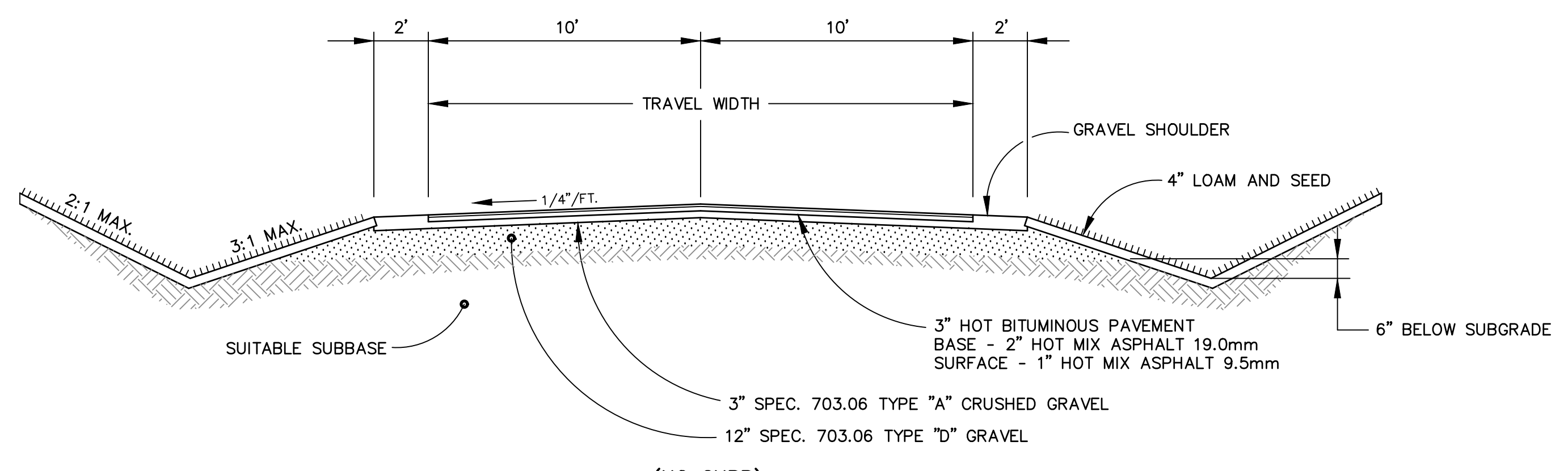
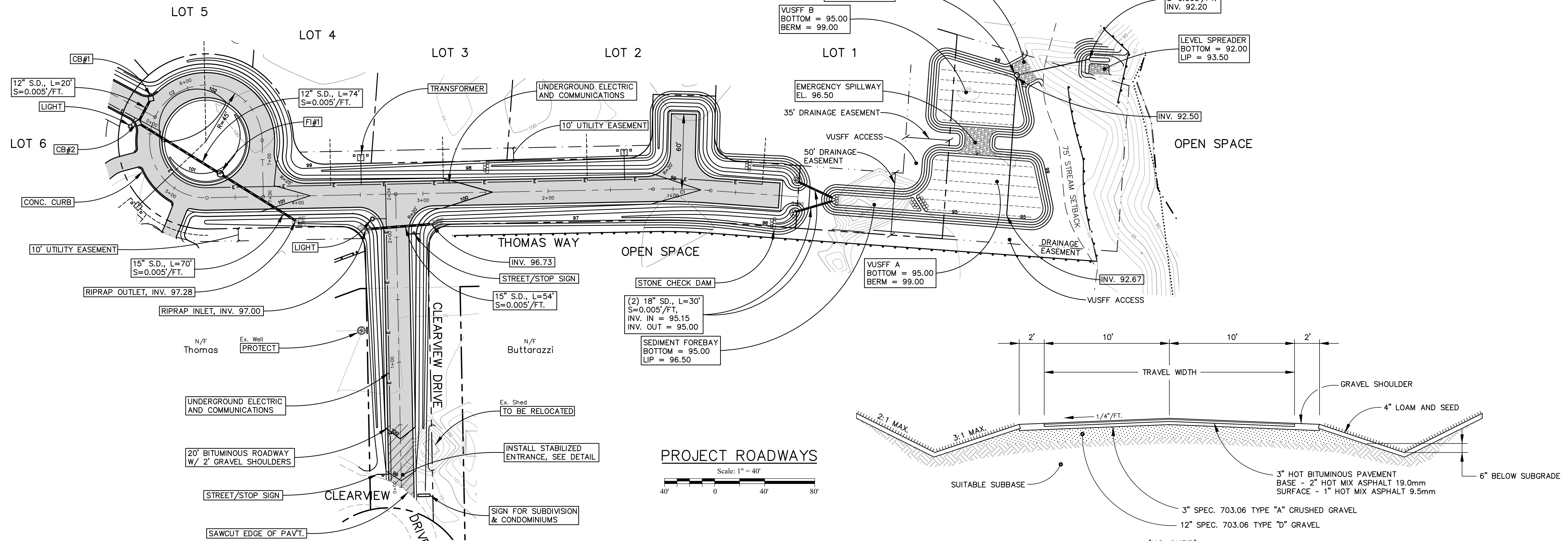
**Q CURVE DATA**

CURVE #1	R=500.00'
	L=46.05'
	T=23.04'
	Ch=46.03'
	PC=0+69.93
	PT=1+15.98
CURVE #2	R=45.00'
	L=21.06'
	PC=4+72.52
	PT=6+84.57

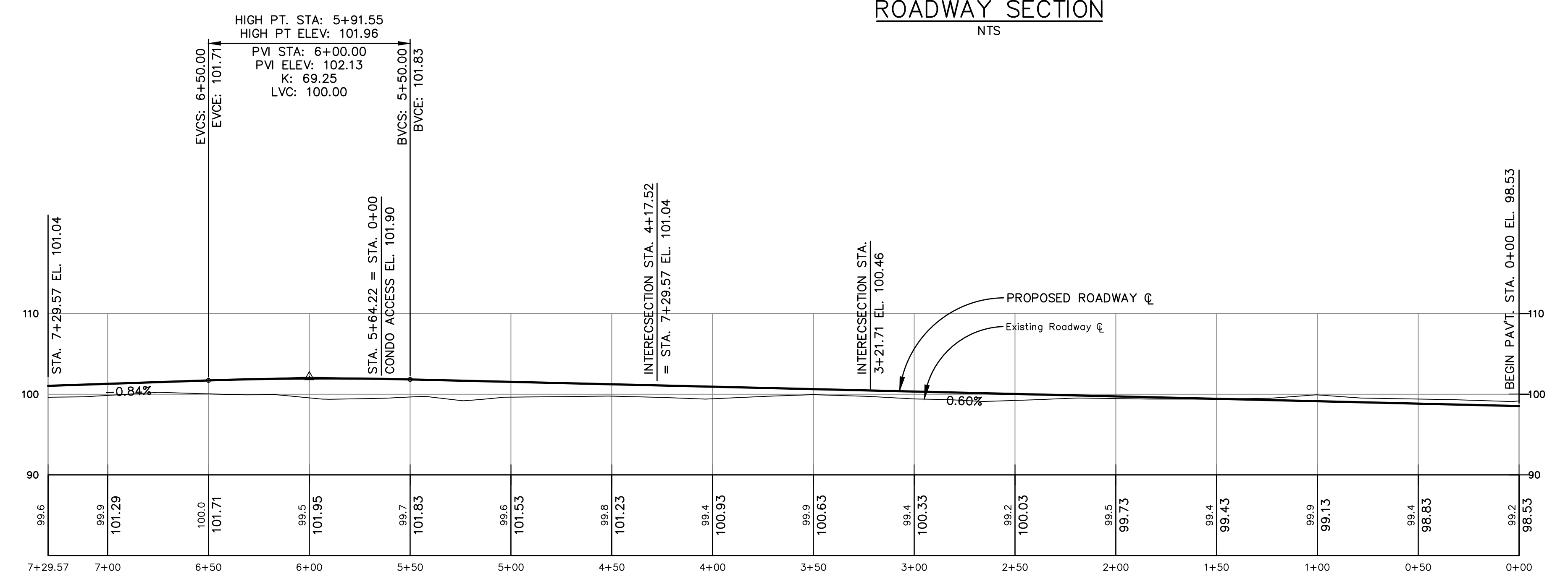
**LEGEND**

	UNDERGROUND ELECTRIC
	STORM DRAIN
	PRESSURE SEWER
	SILT FENCE
	EXISTING CONTOUR
	PROPOSED CONTOUR
	TRANSFORMER PAD
	UTILITY POLE
	FIELD INLET
	CATCH BASIN

- NOTES:**
1. INSTALL STABILIZED CONSTRUCTION ENTRANCE PRIOR TO CONSTRUCTION. SEE DETAIL.
  2. INSTALL LOWPOINT SEDIMENT CONTROL BARRIERS AT ALL CATCH BASIN LOCATIONS. SEE DETAIL.
  3. INSTALL CONCRETE CURB AS SHOWN ALONG LOT 6 ENTRANCE AND CUL-DE-SAC.
  4. SAWCUT EXISTING PAVEMENT AT PROJECT ENTRANCE AND WATER TRENCH. SEE DETAIL.



**CLEARVIEW DRIVE PROFILE**  
 SCALE  
 VERTICAL: 1" = 10'  
 HORIZONTAL: 1" = 40'



**THOMAS WAY PROFILE**  
 SCALE  
 VERTICAL: 1" = 10'  
 HORIZONTAL: 1" = 40'

NO.	DATE	REVISION DESCRIPTION
1	10/23/23	Submitted to Town - Subdivision & Amended Subdivision



**BH2M**  
 Berry, Huff, McDonald, Milfigan Inc.  
 Engineers, Surveyors  
 380B Main Street  
 Gorham, Maine 04038  
 Tel. (207) 839-2771  
 www.bh2m.com

FOR  
 Michael Thomas  
 189 Clearview Drive  
 Arundel, Maine

**ROADWAY PROFILE**  
 CLEARVIEW DRIVE AND THOMAS WAY  
 CLEARVIEW DRIVE  
 ARUNDEL, MAINE

DESIGNED	DATE
W. Pelkey	Nov. 2022
DRAWN	SCALE
W. Pelkey	As Noted
CHECKED	JOB. NO.
A. Morrell	22237

SHEET  
**3**

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**STORMDRAIN STRUCTURES**

CB#1	RIM 101.40 INV. OUT 98.20
CB#2	RIM 101.40 INV. IN 98.10 INV. OUT 98.00
FI#1	RIM 100.60 INV. IN 97.63 INV. OUT 97.63
P1	12" S.D., L=20' S=0.005'/FT.
P2	36" S.D., L=50' S=0.010'/FT. IMBED 6"

**Q CURVE DATA**

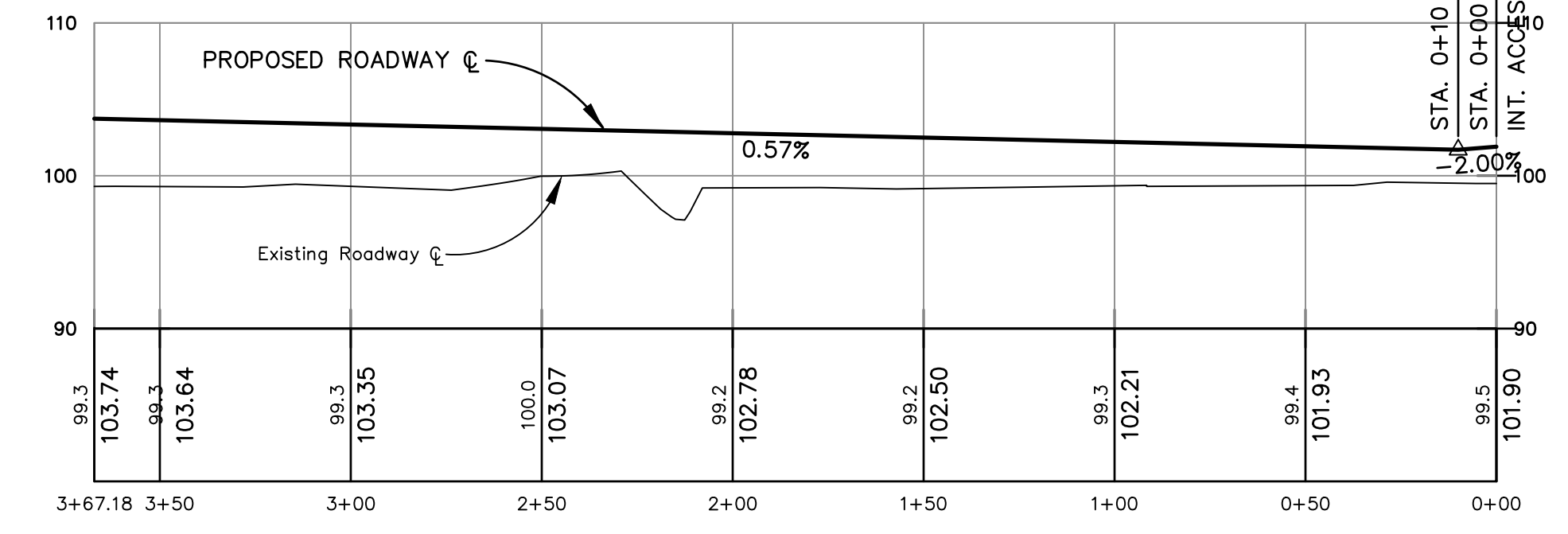
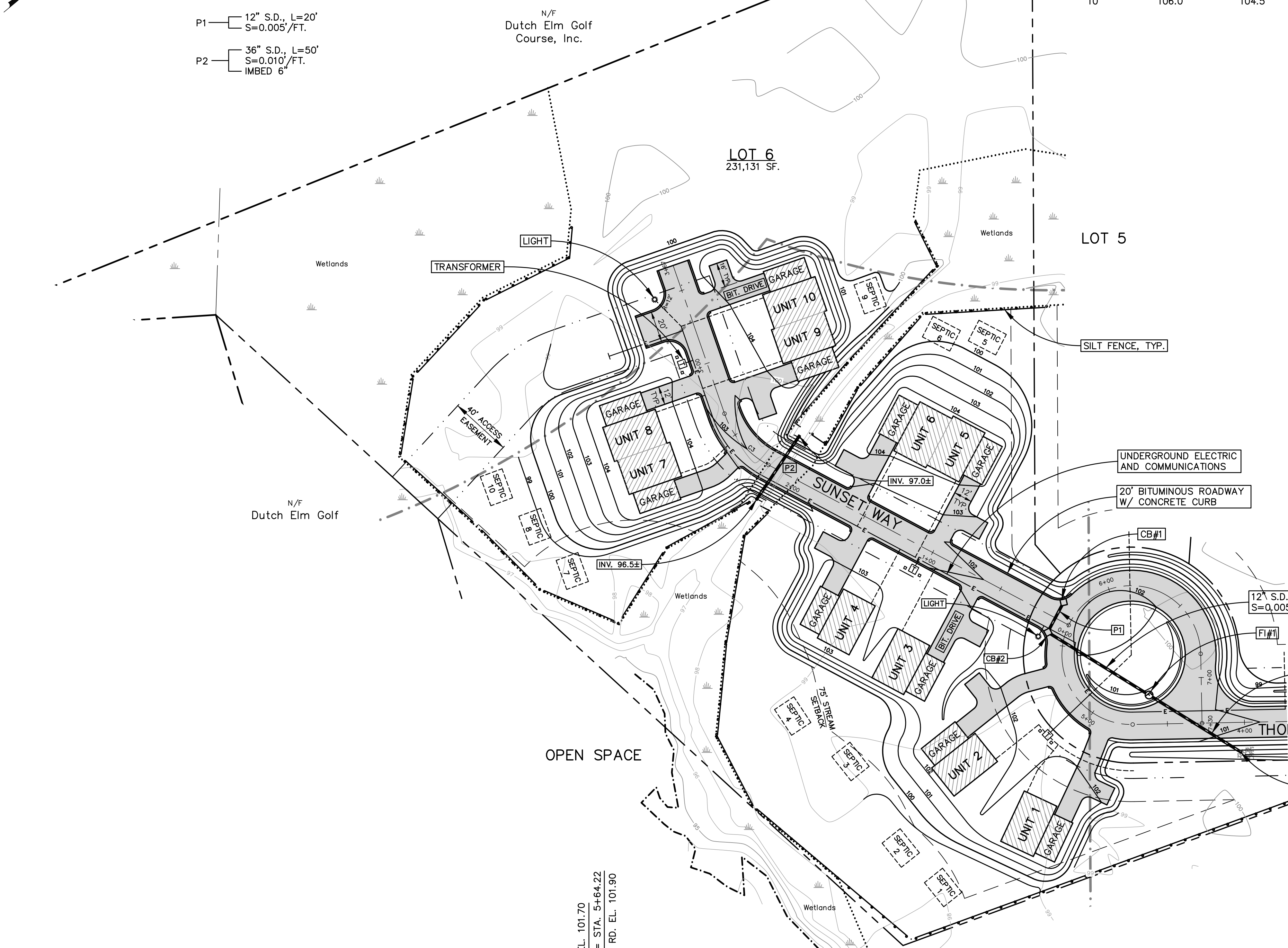
CURVE #1

R=500.00'
L=46.05'
T=23.04'
Ch=46.03'
PC=0+69.93
PT=1+15.98

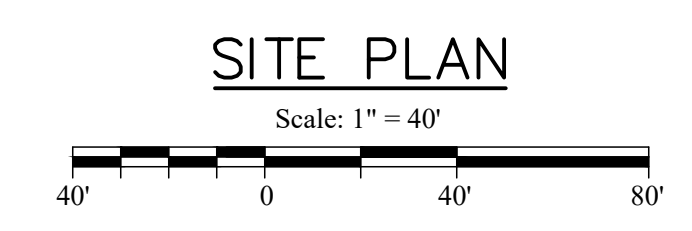
**FINISH FLOOR ELEVATIONS**

UNIT	FFF	HOUSE FFE	GARAGE SLAB
1	104.0	104.0	102.5
2	104.0	104.0	102.5
3	105.0	105.0	103.0
4	106.0	106.0	104.5
5	106.0	106.0	104.5
6	106.0	106.0	104.5
7	106.0	106.0	104.5
8	106.0	106.0	104.5
9	106.0	106.0	104.5
10	106.0	106.0	104.5

- NOTES:**
- OWNERS: DUTCH ELM GOLF COURSE, INC. TAX MAP 9, LOT 3 5 BRIMSTONE ROAD ARUNDEL, MAINE 04046  
MICHAEL THOMAS TAX MAP 17, LOT 14-14 189 CLEARVIEW DRIVE ARUNDEL, MAINE 04046
  - APPLICANT: MICHAEL THOMAS 189 CLEARVIEW DRIVE ARUNDEL, MAINE 04046
  - ENGINEER: ANDREW S. MORRELL, PE #13285 BH2M 3808 MAIN STREET GORHAM, MAINE 04038
  - SURVEYOR: ROBERT C. LIBBY, JR., PLS #2190 BH2M
  - DEED REFERENCE: BK. 7087 PG. 38 (TAX MAP 9, LOT 3) BK. 17271 PG. 109 (TAX MAP 17, LOT 14-14)
  - TAX MAP REFERENCE: MAP 9, LOT 3 MAP 17, LOT 14-14
  - TOTAL AREA: 1,198,670 S.F. (27.518 ACRES)
  - ZONING: URBAN RES., RURAL CONS., RES. PRO.
  - PROPOSED USE: 5 SINGLE FAMILY LOTS 10 UNIT CONDOMINIUM - LOT 6
  - MIN. STANDARDS: CONVENTIONAL
  - MIN. STANDARDS: CLUSTER
- PLAN REFERENCES:**
- PLAN SHOWING CLEAR VIEW ESTATES, SECTION #3, A SUBDIVISION BY MARCEL DUBOIS, DATED 1981, BY DOW & COULOMBE, INC. AND RECORDED IN THE YORK COUNTY REGISTRY OF DEEDS, PLAN BOOK 112, PAGE 40.
  - STANDARD BOUNDARY SURVEY PLAN FOR DUTCH ELM GOLF COURSE, INC., DATED APRIL 2021, BY BH2M, JOB NUMBER 20236.
- NET DENSITY CALCULATIONS:**
- |         |                   |                       |
|---------|-------------------|-----------------------|
| R4 ZONE | TOTAL AREA        | 586,158 S.F.          |
|         | LESS RIGHT OF WAY | 47,144 S.F.           |
|         | LESS WETLANDS     | 32,159 S.F.           |
|         | NET AREA          | 506,855 S.F.          |
|         |                   | = 11.6 DWELLING UNITS |
- R4 ZONE**
- |                   |                      |
|-------------------|----------------------|
| TOTAL AREA        | 612,512 S.F.         |
| LESS RIGHT OF WAY | 6,701 S.F.           |
| LESS WETLANDS     | 135,757 S.F.         |
| NET AREA          | 470,054 S.F.         |
|                   | = 3.6 DWELLING UNITS |
- TOTAL DWELLING UNITS ALLOWED - 15.2**
- OPEN SPACE REQUIREMENTS:**
- |   |                     |              |
|---|---------------------|--------------|
| R4 ZONE (CONVENTIONAL MINIMUM LOT SIZE VS. ACTUAL CLUSTER LOT SIZE) | OPEN SPACE REQUIRED | 72,782 S.F.  |
|   | GROSS O.S. PROVIDED | 292,201 S.F. |
|   | NET O.S. PROVIDED   | 254,496 S.F. |
- R4 ZONE (50% OF NET RESIDENTIAL AREA NET AREA ONLY)**
- |                     |              |
|---------------------|--------------|
| OPEN SPACE REQUIRED | 235,027 S.F. |
| GROSS O.S. PROVIDED | 112,613 S.F. |
| NET O.S. PROVIDED   | 56,469 S.F.  |
- OPEN SPACE TOTALS**
- |                         |              |
|-------------------------|--------------|
| OPEN SPACE REQUIRED     | 307,809 S.F. |
| GROSS O.S. PROVIDED     | 404,814 S.F. |
| NET OPEN SPACE PROVIDED | 310,165 S.F. |
- TRAFFIC ENGINEER:** THOMAS ERRICO, PE #6618 TY LIN INTERNATIONAL 12 NORTHBROOK DRIVE, BLDG A, SUITE 1 FALMOUTH, ME 04105
- NITRATE ANALYSIS:** MARK CENCI MARK CENCI GEOLOGIC INC. YARMOUTH, ME
- WETLANDS/VERNAL POOLS/HIGH INTENSITY SOILS:** MARK HAMPTON MARK HAMPTON ASSOCIATES PORTLAND, ME
- THE CLEARVIEW ESTATES SUBDIVISION WAS SUBJECT TO A SITE LOCATION OF DEVELOPMENT PERMIT FROM 1986 (#86-2978-31030). THIS PROJECT WILL BE SUBJECT TO AN AMENDMENT TO THIS PERMIT WITH THE MAINE DEP.**
- WETLAND IMPACTS:** IMPACT #1 - 1,150 SF. TOTAL 1,150 SF.
- THE BUILDING SHALL BE COMPLETELY SPRINKLER MEETING ALL REQUIREMENTS OF THE TOWNS SPRINKLER ORDINANCE. THE SPRINKLER PLANS SHALL BE SUBMITTED TO THE FIRE DEPARTMENT AND THE STATE FIRE MARSHAL'S OFFICE FOR REVIEW AND PERMITTING. THE PLANS SUBMITTED TO THE FIRE DEPARTMENT SHALL BE SUBMITTED AT LEAST TWO WEEKS PRIOR TO THE START OF THE INSTALLATION OF THE SYSTEM. SPRINKLER TEST PAPERS WILL BE REQUIRED TO BE SUBMITTED TO THE FIRE DEPARTMENT AT THE TIME AN OCCUPANCY PERMIT IS ISSUED.**



**SUNSET WAY PROFILE**  
SCALE  
VERTICAL: 1" = 10'  
HORIZONTAL: 1" = 40'



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

ROBERT C. LIBBY JR. PLS #2190

PLAN REVIEWED AND APPROVED BY THE TOWN OF ARUNDEL PLANNING BOARD.

DATE \_\_\_\_\_

CHAIR \_\_\_\_\_

NO.	DATE	DESCRIPTION
	10/27/23	Submitted to Town - Subdivision & Amended Subdivision

**BH2M**  
Berry, Huff, McDonald, Milfigan Inc.  
Engineers, Surveyors  
3808 Main Street  
Gorham, Maine 04038  
Tel. (207) 839-2771  
www.bh2m.com

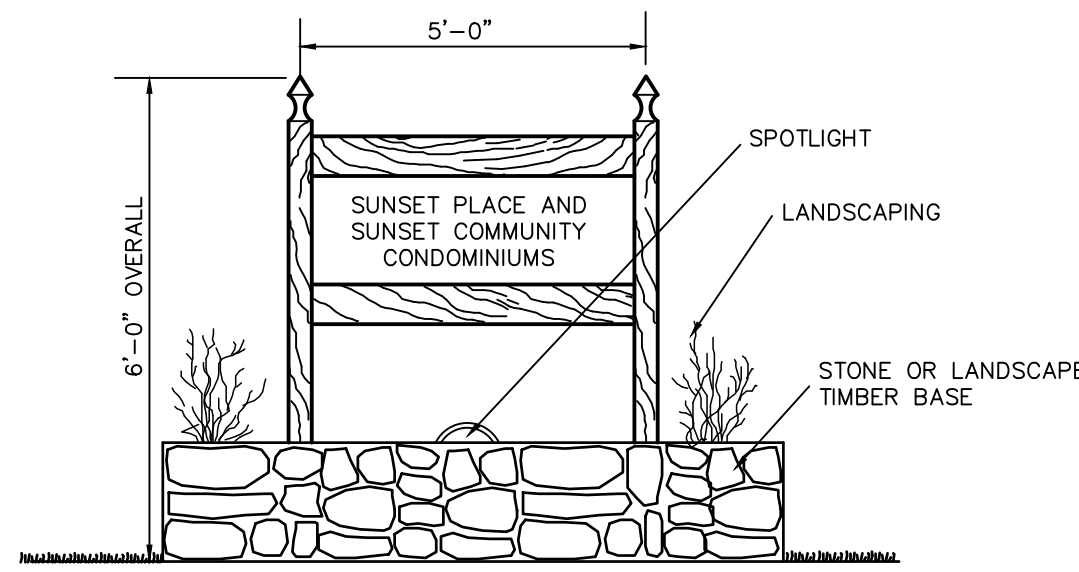
**SITE PLAN**  
LOT 6 - SUNSET COMMUNITY CONDOMINIUMS  
CLEARVIEW DRIVE  
ARUNDEL, MAINE

DESIGNED	DATE
W. Pelkey	Nov. 2022
DRAWN	SCALE
W. Pelkey	As Noted
CHECKED	JOB. NO.
A. Morrell	22237

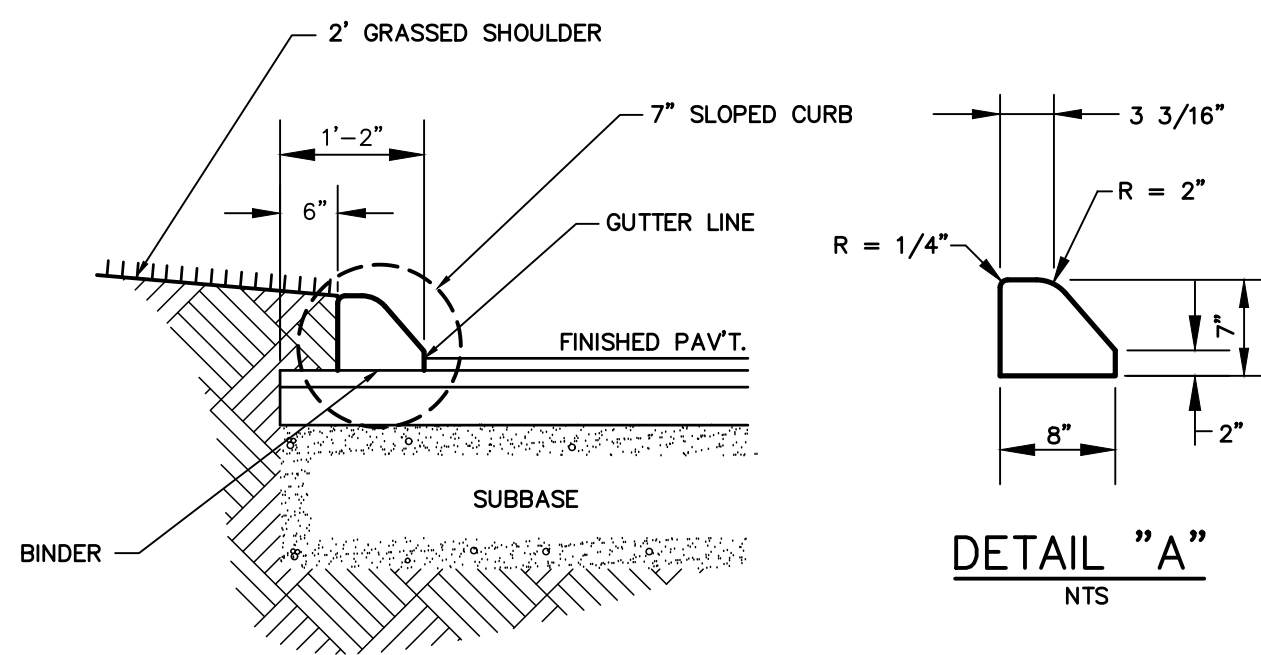
SHEET  
**4**

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G:\2022\22237\Lot 6 Site Plan.dwg



**SIGN DETAIL**  
N.T.S.



**DETAIL "A"**  
NTS

1 LB. FIBER MESH SHALL BE ADDED TO EVERY CUBIC YARD OF CONCRETE. THE CONCRETE WILL CONTAIN THE MAXIMUM AMOUNT OF WATER TO BE OF A CONSISTENCY THAT THE CONCRETE WILL MAINTAIN THE SHAPE OF THE CURB SECTION WITHOUT SUPPORT. THIS MIX ALSO MEETS THE READY MIX REQUIREMENTS OF ASTM C94 AND WILL MEET OR EXCEED 4,000 PSI IN 28 DAYS.

THE PAVEMENT SHALL BE THOROUGHLY CLEANED TO REMOVE DUST, DIRT AND OIL BEFORE APPROVED ADHESIVE IS APPLIED PER MANUFACTURERS SPECIFICATIONS.

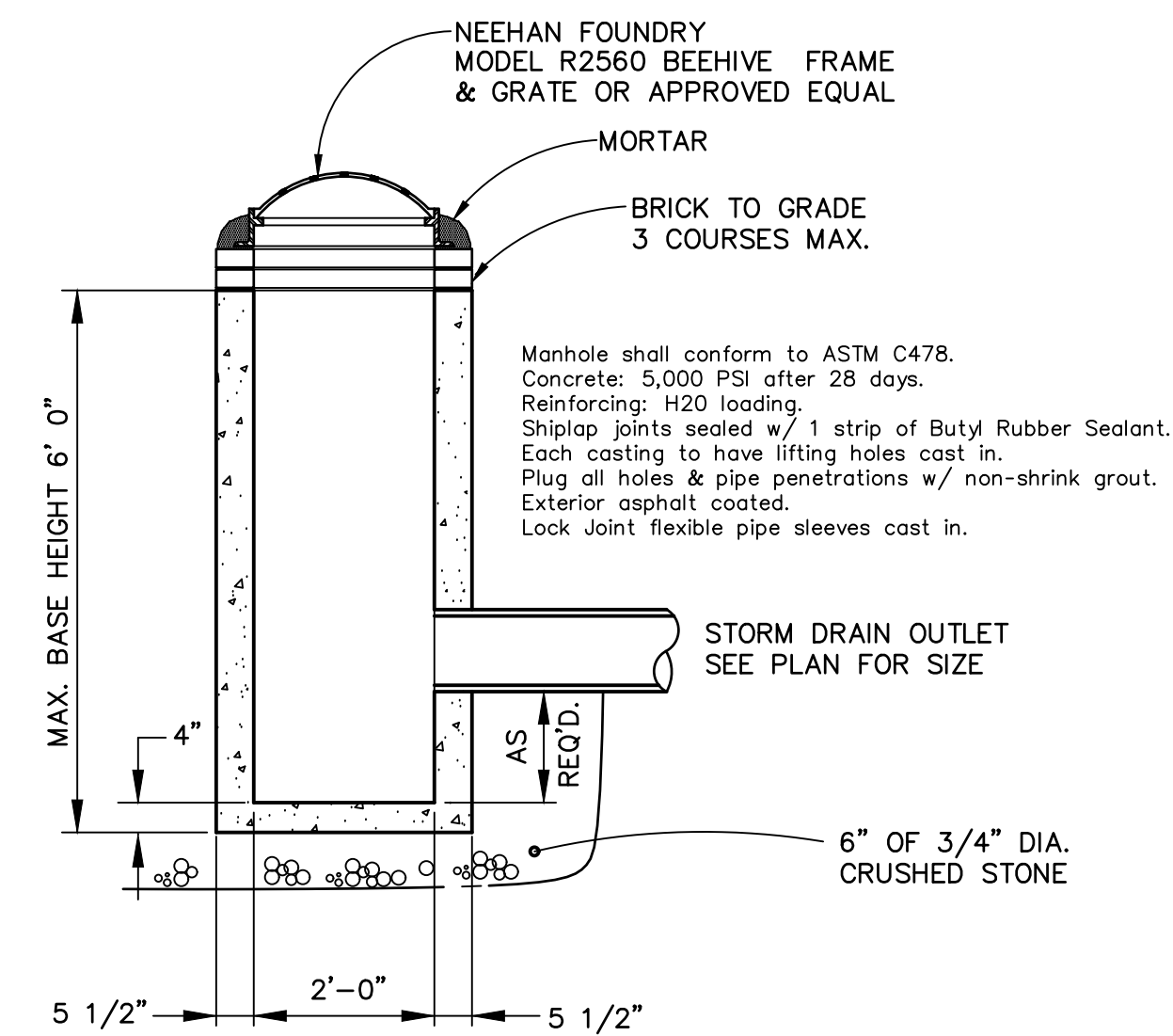
THE FIBER REINFORCED MIX SHALL BE FED INTO THE VIBRATING HOPPER WHERE IT IS COMPACTED INTO THE DESIRED MOLD PROFILE.

FRESHLY EXTRUDED CURB SHALL BE LIGHTLY TOUCHED UP WITH A STEEL HAND TROWEL. CONTROL JOINTS SHALL BE TOOLED AS SOON AS POSSIBLE AT 9' INTERVALS. ADDITIONAL CONTROL JOINTS ADDED ON RADIUS AS NECESSARY.

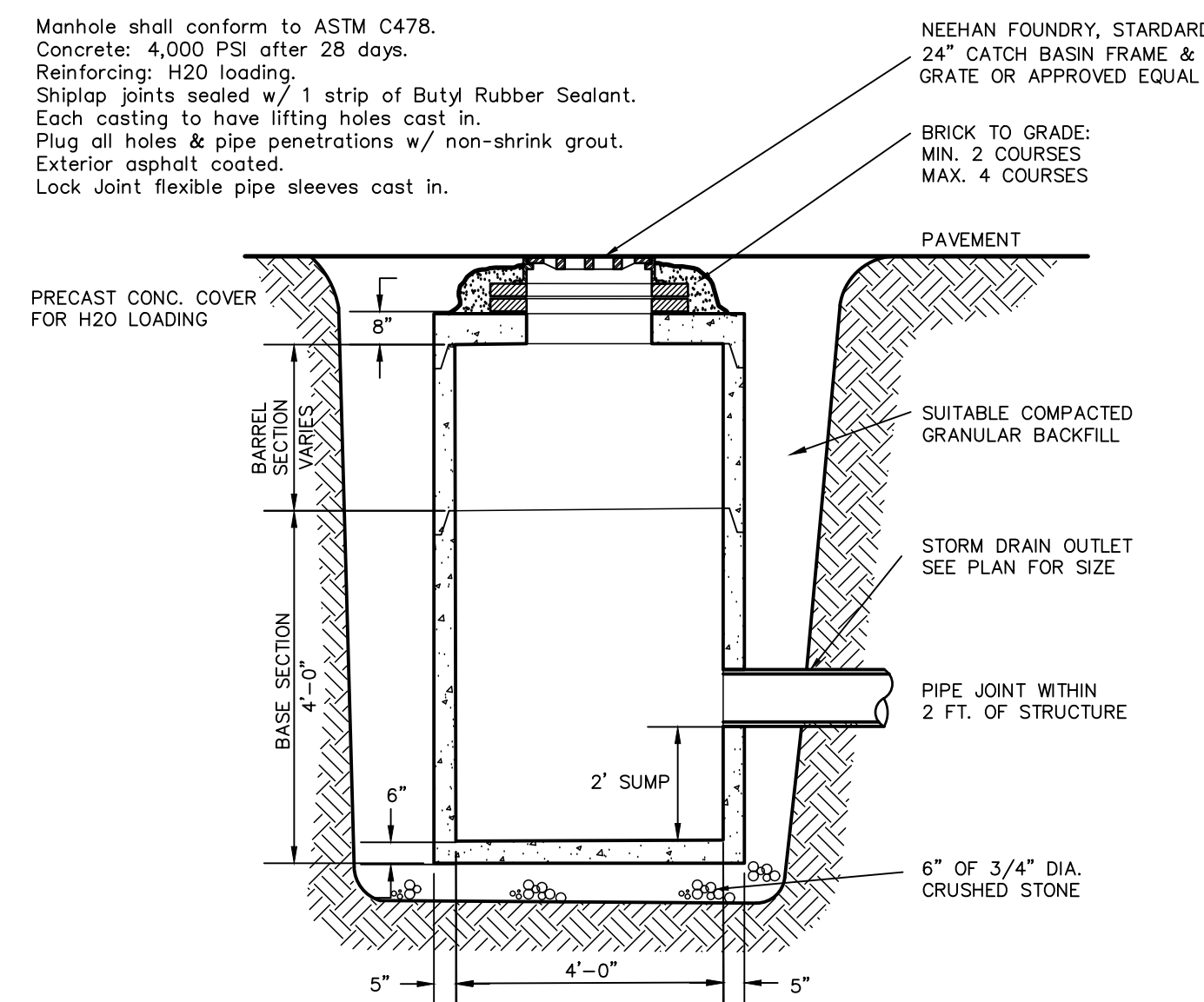
THE FINISHED CURB WILL BE COATED WITH AN APPROVED CURING COMPOUND.

FOLLOW MANUFACTURERS INSTALLATION INSTRUCTIONS AND TEMPERATURE RESTRICTIONS.

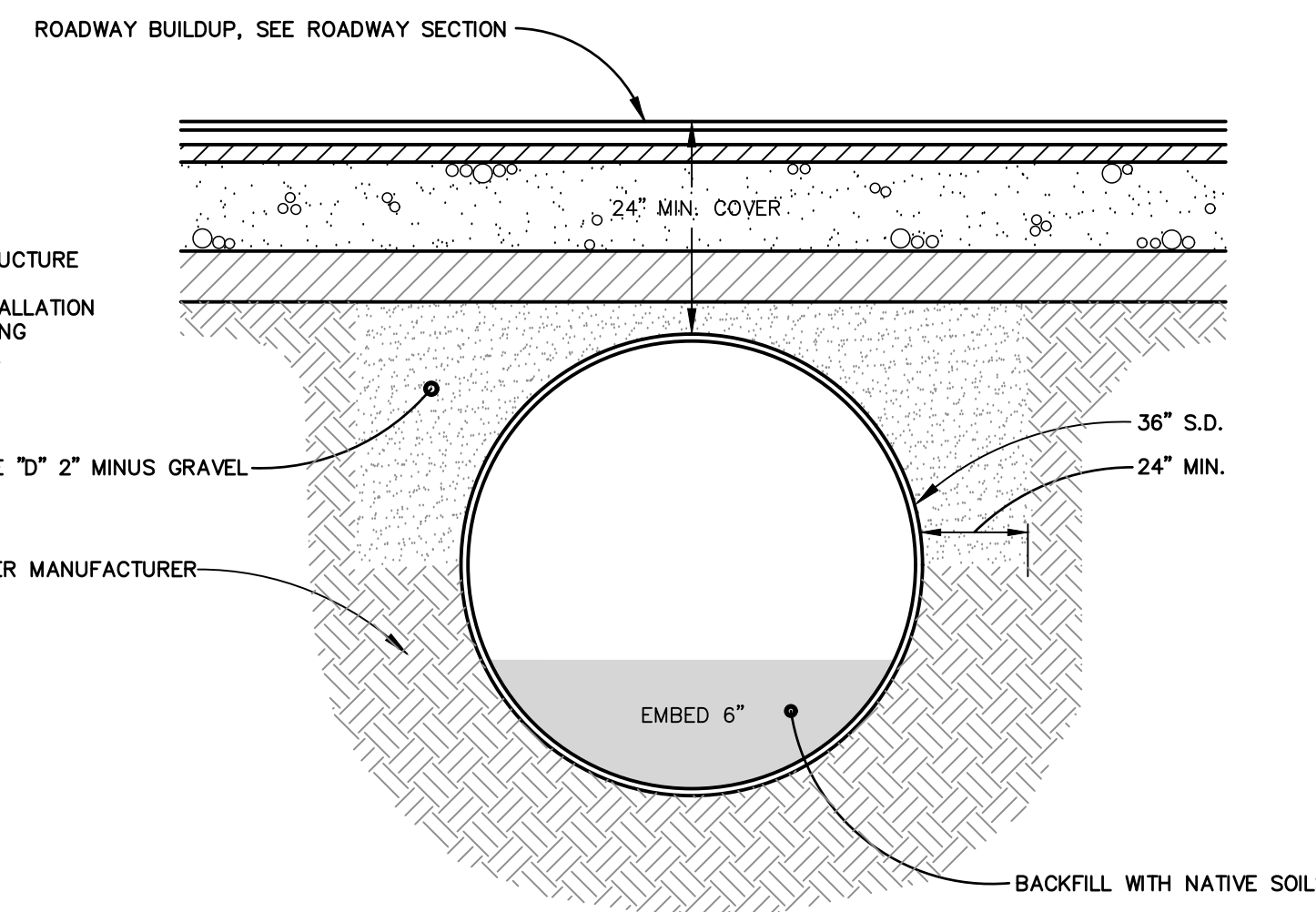
**EXTRUDED CONCRETE CURB**  
NTS



**PRECAST CONCRETE FIELD INLET DETAIL**  
N.T.S.

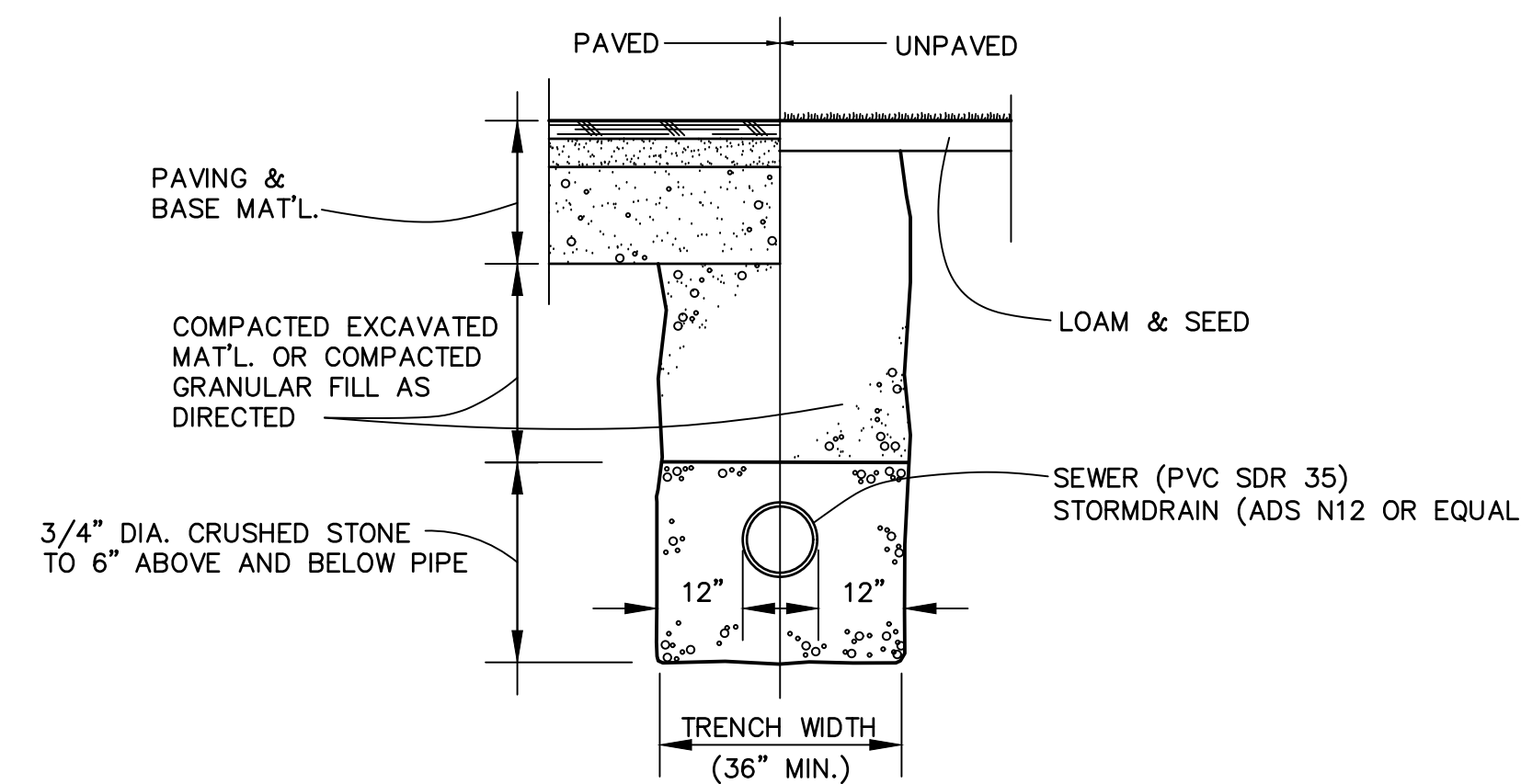


**PRECAST CONCRETE CATCH BASIN DETAIL**  
N.T.S.

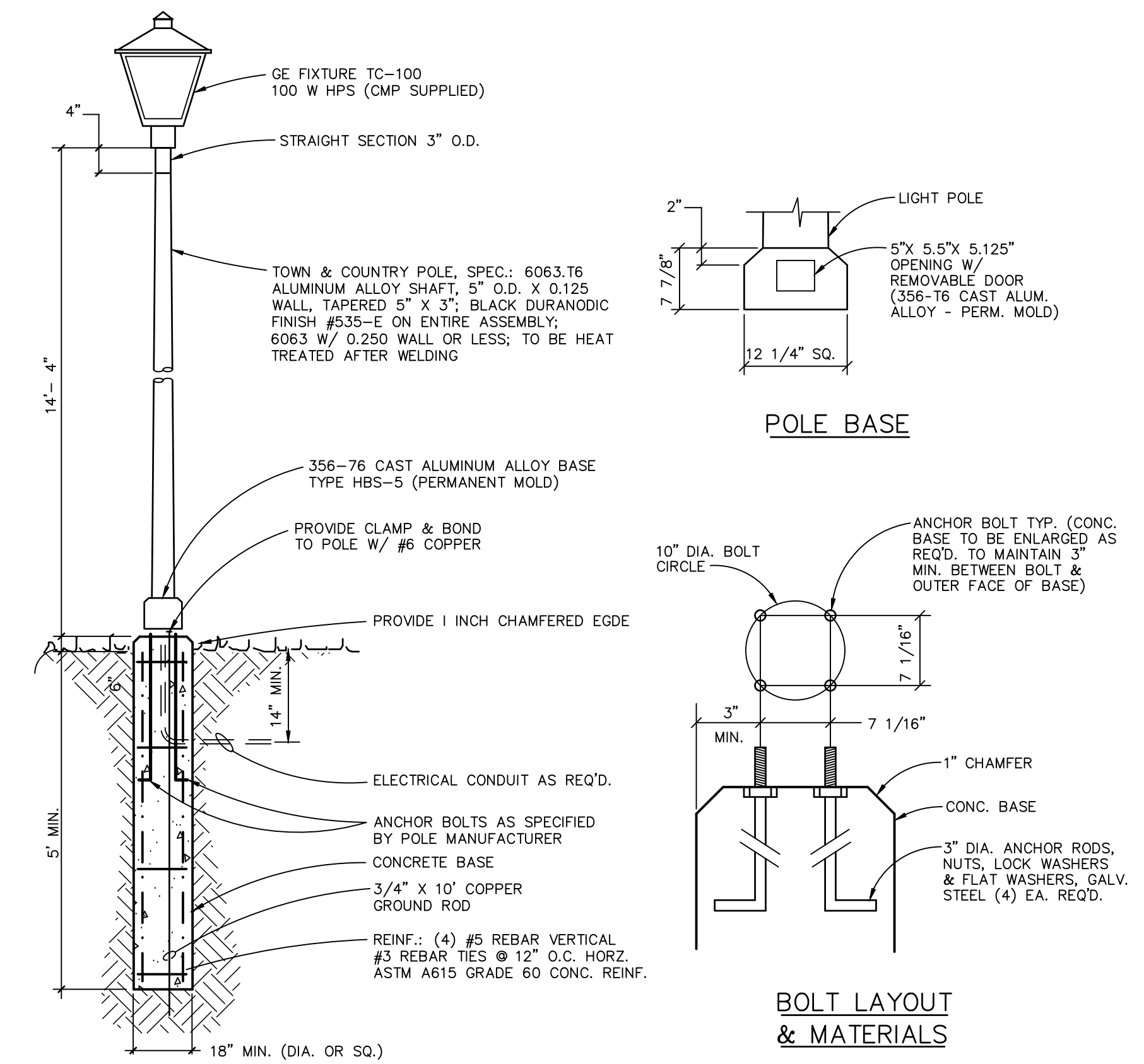


**STREAM CROSSING CULVERT**  
N.T.S.

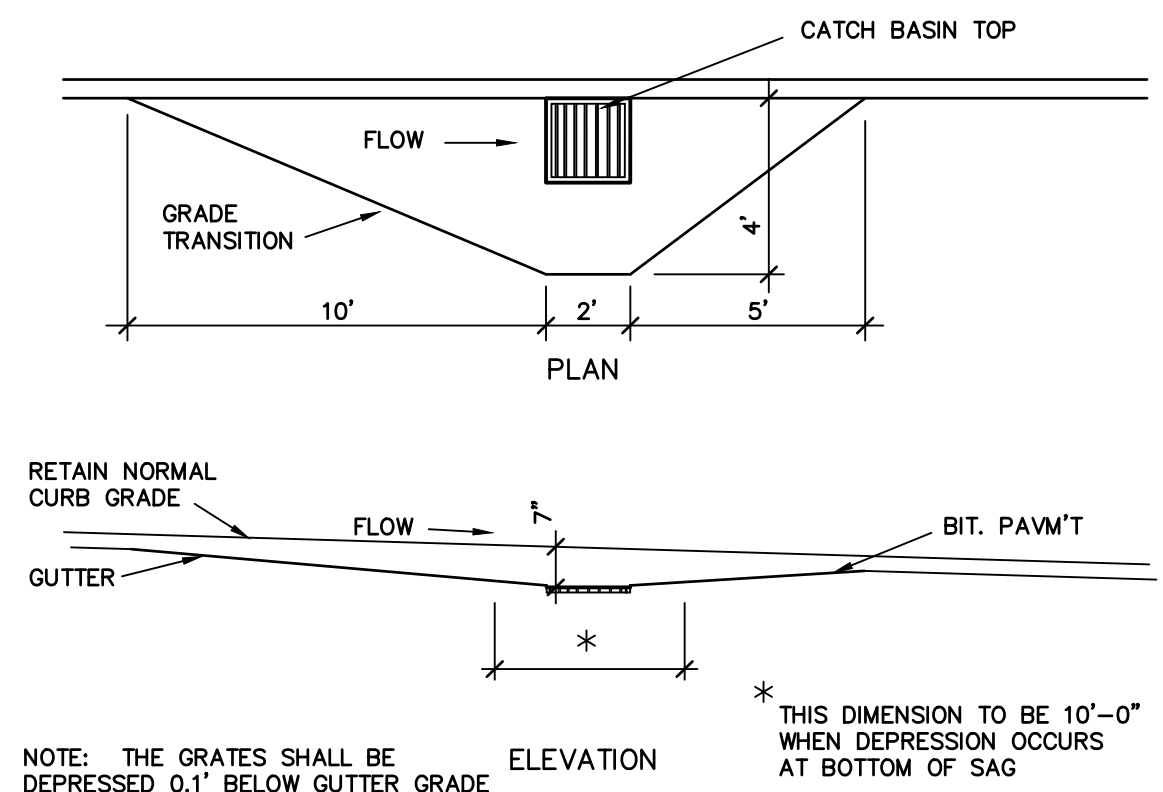
- NOTES:
- Trench width shown is payment width for rockexcavation & replacement of unsuitable material.
  - Do not mechanically compact directly over flexible pipe (e.g. PVC, Polyethylene)
  - Concrete pipe shall have sand bedding.



**TRENCH DETAIL**  
NTS

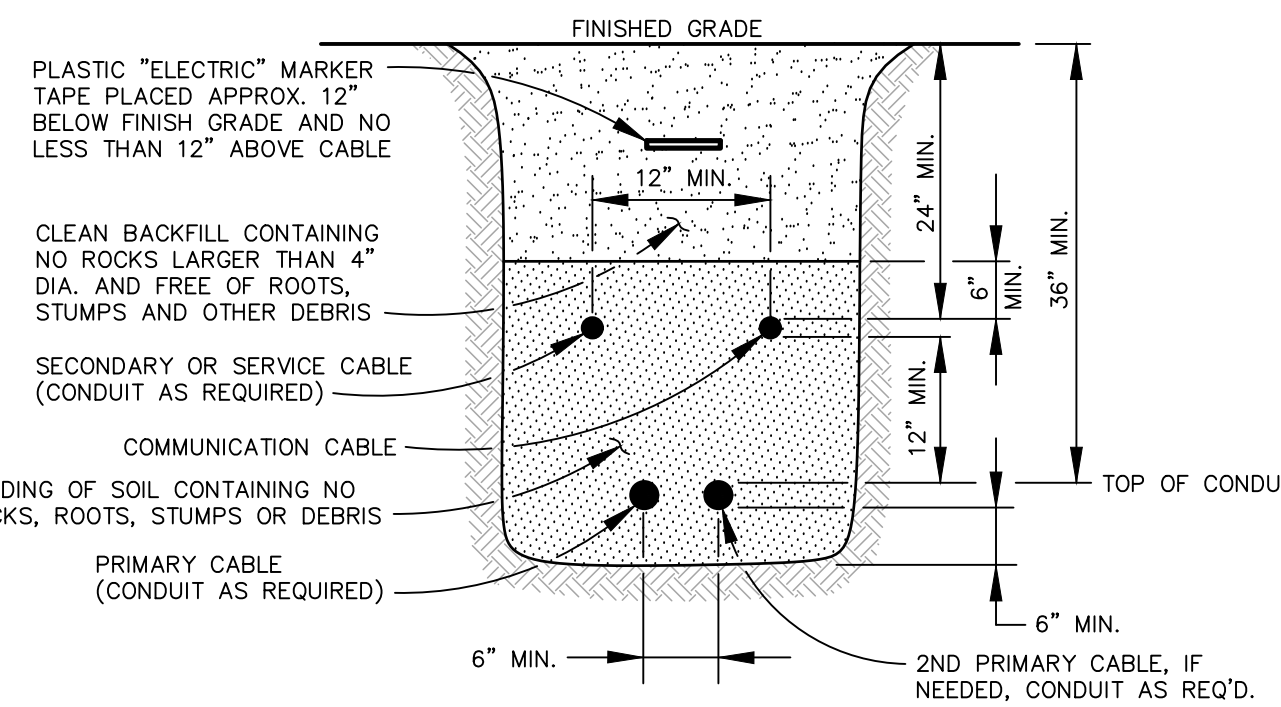


**LIGHT POLE DETAIL**  
N.T.S.



**GUTTER GRADE TRANSITION AT CURB @ CATCH BASIN**  
NTS

- NOTES:
- INSTALLATION SHOULD NOT ALLOW THE INTER-TWING OF CABLES.
- COMMUNICATION AND POWER CABLES SHALL HAVE NO LESS THAN 12" OF RADIAL SEPARATION.
- CONDUITS FOR POWER AND COMMUNICATION CABLES SHALL BE SPECIFIED BY APPROPRIATE UTILITY COMPANIES.
- SEE PLAN FOR SURFACE FINISH



**UNDERGROUND CABLE TRENCH**  
NTS

NO.	DATE	DESCRIPTION
1	10/27/23	Submitted to Town - Subdivision & Amended Subdivision



**BH2M**  
Berry, Huff, McDonald, Milligan Inc.  
Engineers, Surveyors  
380B Main Street  
Gorham, Maine 04038  
Tel. (207) 839-2771  
www.bh2m.com

FOR  
Michael Thomas  
189 Clearview Drive  
Arundel, Maine 04046

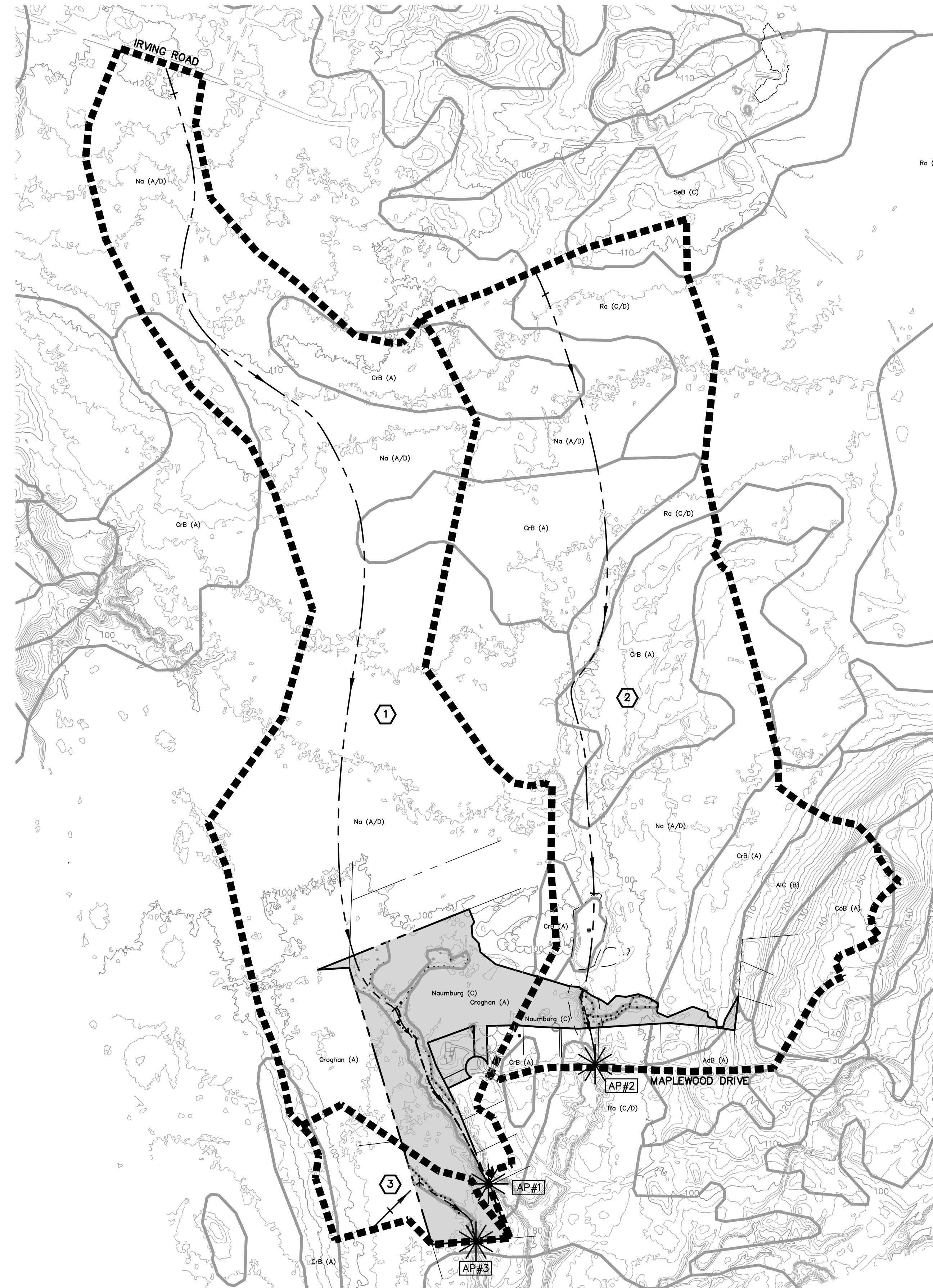
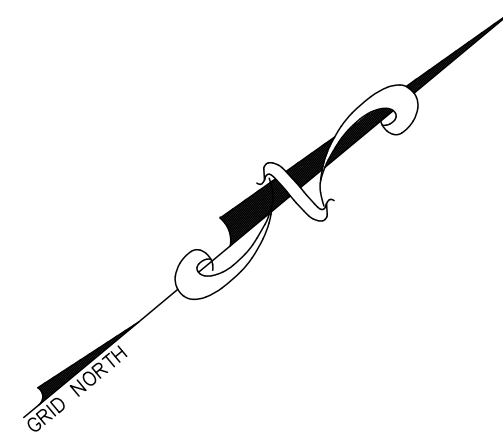
**DETAILS A**  
SUNSET PLACE SUBDIVISION  
AND SUNSET COMMUNITY  
CONDOMINIUMS  
CLEARVIEW DRIVE  
ARUNDEL, MAINE

DESIGNED	DATE
W. Pelkey	Nov. 2022
DRAWN	SCALE
W. Pelkey	As Noted
CHECKED	JOB. NO.
A. Fagan	22237

SHEET  
**5**

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NOTES:

1. BOUNDARY/TOPOGRAPHY: BH2M  
ROBERT C. LIBBY JR. PLS#2190  
380B MAIN STREET  
GORHAM, MAINE
2. SOILS MAPPING: OFFSITE:  
YORK COUNTY MEDIUM INTENSITY  
SOILS MAPS  
  
ONSITE:  
MARK HAMPTON ASSOCIATES  
CLASS B SOIL STUDY
3. TEST PITS: MARK HAMPTON ASSOCIATES  
PORTLAND, MAINE
4. SEE STORMWATER MANAGEMENT REPORT FOR ADDITIONAL INFORMATION.

ANALYSIS POINT	PRE-DEVELOPMENT FLOWS		
	2 YR. STORM	10 YR. STORM	25 YR. STORM
AP-1 (SA-1)	0.00 CFS	0.01 CFS	1.91 CFS
AP-2 (SA-2)	0.00 CFS	3.42 CFS	10.93 CFS
AP-3 (SA-3)	0.00 CFS	0.01 CFS	0.19 CFS

ONSITE SOILS LEGEND

SYMBOL	DESCRIPTION
	SOIL BOUNDARY LINES
	LIMIT OF WETLANDS

SLOPE DESIGNATION

- A = 0 - 3%
- B = 3 - 8%
- C = 8 - 20%
- D = 20%+

HYDROLOGIC SOIL GROUP

SOIL	GROUP
CROCHAN	A
NAUMBURG	C

OFFSITE SOIL LEGEND

SYMBOL	DESCRIPTION
	SOIL BOUNDARY LINES
	LIMIT OF WETLANDS

SLOPE DESIGNATION

- A = 0 - 3%
- B = 3 - 8%
- C = 8 - 20%
- D = 20%+

HYDROLOGIC SOIL GROUP

SOIL	GROUP
AdB	A
AiC	B
CoB	A
CrB	A
Na	A/D *
Ra	C/D *
SeB	C
W	IMPERVIOUS

\* ASSUME D FOR WETLANDS

SOIL DESIGNATION

AdB(A)

HYDROLOGIC SOIL GROUP

HYDROLOGIC SOIL

SYMBOL	LEGEND	DESCRIPTION
--------	--------	-------------

	POND
	DRAINAGE SUB AREA
	REACH
	DRAINAGE AREA BOUNDARY
	TIME OF CONCENTRATION ROUTE
	LIMIT OF WETLANDS
	EXISTING CONTOUR
	PROPOSED CONTOUR

NO.	DATE	REVISION DESCRIPTION
1	10/27/23	Submitted to Town - Subdivision & Amended Subdivision



**BH2M**  
Berry, Huff, MacDonald, Milfigan Inc.  
Engineers, Surveyors  
380B Main Street  
Gorham, Maine 04038  
Tel. (207) 839-2771  
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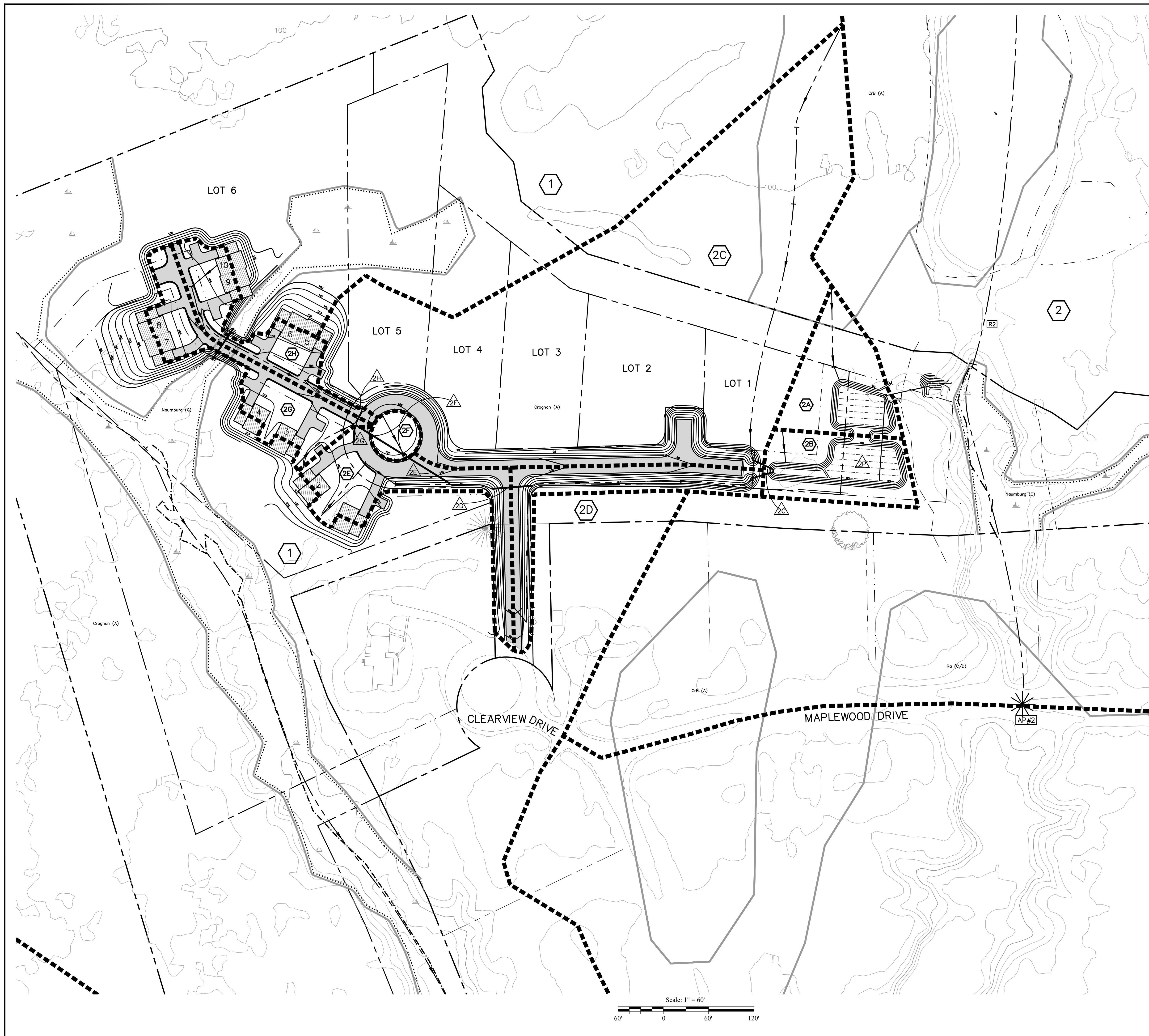
FOR  
Michael Thomas  
189 Clearview Drive  
Arundel, Maine 04046

PRE DEVELOPMENT  
WATERSHED  
SUNSET PLACE SUBDIVISION  
AND SUNSET COMMUNITY  
AND CONDOMINIUMS  
CLEARVIEW DRIVE  
ARUNDEL, MAINE

DESIGNED A. Fagan	DATE Nov. 2022
DRAWN A. Fagan	SCALE 1" = 400'
CHECKED A. Morrell	JOB. NO. 22237

SHEET  
**A**

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NOTES:

- BOUNDARY/TOPOGRAPHY: BH2M  
ROBERT C. LIBBY JR. PLS#2190  
380B MAIN STREET  
GORHAM, MAINE
- SOILS MAPPING: OFFSITE:  
YORK COUNTY MEDIUM INTENSITY  
SOILS MAPS  
  
ONSITE:  
MARK HAMPTON ASSOCIATES  
CLASS B SOIL STUDY
- TEST PITS: MARK HAMPTON ASSOCIATES  
PORTLAND, MAINE
- SEE STORMWATER MANAGEMENT REPORT FOR ADDITIONAL INFORMATION.
- THIS PLAN IS A BLOWN UP MODEL OF THE PREDEVELOPMENT WATERSHED - SEE SHEET A FOR ADDITIONAL INFORMATION.

ANALYSIS POINT	POST DEVELOPMENT FLOWS FLOW RATE = POST (PRE)					
	2 YR. STORM		10 YR. STORM		25 YR. STORM	
AP-1 (SA-1)	0.00	(0.00) CFS	0.10	(0.01) CFS	2.46	(1.91) CFS
AP-2 (SA-2)	0.15	(0.00) CFS	3.63	(3.42) CFS	11.12	(10.93) CFS
AP-3 (SA-3)	0.00	(0.00) CFS	0.01	(0.01) CFS	0.19	(0.19) CFS

AS ILLUSTRATED IN THE TABLE ABOVE, DEVELOPMENT OF THE PROPOSED PROJECT WILL CREATE A CONDITION WHERE PEAK FLOWS OF STORMWATER FOR THE PROJECT SITE EXCEED THE PEAK FLOWS OF A STORMWATER PRIOR TO UNDERSTANDING THE PROJECT AT ANALYSIS POINT 1 IN THE 10 AND 25 YEAR STORM EVENTS AND AT ANALYSIS POINT 2 IN ALL STORM EVENTS.

ONSITE SOILS LEGEND

SYMBOL	DESCRIPTION
—	SOIL BOUNDARY LINES
- - -	LIMIT OF WETLANDS
SLOPE DESIGNATION	
A	= 0 - 3%
B	= 3 - 8%
C	= 8 - 20%
D	= 20%+

HYDROLOGIC SOIL GROUP

SOIL	GROUP
CROGHAN	A
NAUMBURG	C

OFFSITE SOIL LEGEND

SYMBOL	DESCRIPTION
—	SOIL BOUNDARY LINES
- - -	LIMIT OF WETLANDS
SLOPE DESIGNATION	
A	= 0 - 3%
B	= 3 - 8%
C	= 8 - 20%
D	= 20%+

HYDROLOGIC SOIL GROUP

SOIL	GROUP
AdB	A
AiC	B
CoB	A
CrB	A
No	A/D*
Ro	C/D*
SeB	C
W	IMPERVIOUS

\* ASSUME D FOR WETLANDS

SOIL DESIGNATION

AdB(A)	SLOPE DESIGNATION
AdB	HYDROLOGIC SOIL GROUP
AdB	HYDROLOGIC SOIL

SYMBOL	LEGEND	DESCRIPTION
△	12	POND
⬡	12	DRAINAGE SUB AREA
⬢	R12	REACH
---		DRAINAGE AREA BOUNDARY
---		TIME OF CONCENTRATION ROUTE
---		LIMIT OF WETLANDS
---		EXISTING CONTOUR
---		PROPOSED CONTOUR

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FOR  
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POST DEVELOPMENT WATERSHED  
SUNSET PLACE SUBDIVISION AND SUNSET COMMUNITY AND CONDOMINIUMS  
CLEARVIEW DRIVE  
ARUNDEL, MAINE

DESIGNED A. Fagan	DATE Nov. 2022
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SHEET  
**B**

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