

STATE OF MAINE
DEPARTMENT OF ENVIRONMENTAL PROTECTION
BUREAU OF LAND QUALITY CONTROL
AUGUSTA, MAINE 04330
TEL. 289-3762

CDC



APPLICATION FOR PROJECT APPROVAL
UNDER THE SITE LOCATION OF DEVELOPMENT LAW
(38 M.R.S.A. § 481-488)

PLEASE TYPE OR PRINT

Name of Applicant: CDC Inc. (Avit Dostie, Pres.)

Address: 150 Mt. Vernon Avenue, Augusta, Maine

Tel. No. 622-5919

Location of Activity: Burns Road

Name of Project: CDC Subdivision

Municipality or Township: Augusta

County: Kennebec

Type of Project: 26 - SINGLE FAMILY HOUSING LOTS - (18 acres)

1 - Lot for Agricultural uses (12 acres)

(FOR OFFICE USE ONLY)

Application No. _____

Date Application Complete and Submitted: _____

Date of Hearing, if any: _____

Disposition:

Approval

Approval with Conditions

Denial

Date of Final Action: _____

Other: _____

Instructions

SITE LOCATION APPLICATION

1. Fill out the application completely.
2. Obtain the appropriate U.S.G.S. topographic map (available at sporting goods stores, book stores, hardware stores, stationery stores, etc.); indicate the location of your project on it, and attach it to the application.
3. Publish the public NOTICE once in a newspaper circulated in the area where the project is located. (A form is provided for this and is attached to this application.)
4. Send a copy of the NOTICE form attached to this application to the owners of property abutting the land upon which the project is located. Their names and addresses can be obtained from town tax maps or local public officials.
5. Send a copy of the NOTICE form attached to this application to the municipal officers and the Municipal Planning Board.
6. Send a duplicate of the application to the Municipal Office, or if the project is located in an unorganized town send the duplicate to the office of the County Commissioners.
7. No fee is required.
8. Attach a medium intensity soil survey map of the area affected (available from the Soil Conservation Service office in your area which is listed in the yellow pages of the telephone directory under United States Government; Soil Conservation Service) or the results of an on site soils investigation, including a soils map superimposed on the site plan.
9. Attach a statement as to how you plan to finance the project. If the costs to the applicant involve more than normal legal fees and surveying (such as might be involved in a subdivision with no interior roads, that is, all lots have frontage on a public road) then a statement from a bank or other reliable source is required.
10. Send the application along with (1) topographic map, (2) newspaper clipping of the public notice, and (3) nine copies of the site plan to the Department of Environmental Protection, Bureau of Land Quality Control, State House, Augusta, Maine 04330. If any item is missing the application will be returned.

NOTE

If the soils map (referred to in item #8 above) is larger than 8 1/2" x 11" and is not superimposed on the site plan be sure to include 9 copies of it also.

Be sure to send your application in well in advance of the date on which you plan to start the project. Processing may require 30 days.

1. State below the project applicant's name, the address and telephone number of his principal place of business, and the name of the principal officer or partner if the applicant is a company.

CDC Inc. (Avit Dostie, Pres.)

150 Mt. Vernon Avenue

Augusta, Maine

tel. 622-5919

2. If the applicant is not the landowner, state below the landowner's name and the address and telephone number of his principal place of business.

3. State below the estimated total cost of the project, as proposed in this application, and itemize major categories, including estimated costs of activities to be devoted to minimizing or preventing adverse effects on the surrounding environment during construction and/or operation of this project.

	Total	Balance
Planning & Layout	\$4100.00	0
Roadway Embankments	3950.00	0
Roadway Base & Paving	10513.75	0
Total		0

4. State whether the financial capability to carry out the construction and operation of the proposed project is assured beyond a reasonable doubt. Submit statement, letter from bank or financial institution or other data as proof of financial capability.

CHECK ONE: YES NO

5. State below the objectives of the project as proposed, including, as appropriate, number of lots, size of processing plant, floor space of building and structures, parking lots, etc.

26 - Lots for single Family Housing (18 acres +)

1 - Lot for Agricultural uses (12 acres +)

- 6. If the project is an expansion of an existing project or facilities or is part of a larger project or plan, submit a brief summary of all pertinent aspects of the existing facilities and/or the larger project.

CDC Subdivision originally consisted of 26 lots for single family housing, containing a total of 18.23 acres approved by the Augusta Planning Board. - Unit 2 - would consist of the sale of one area 12.05 acres + for agricultural uses.

- 7. Submit 9 copies of site plans drawn to scale and delineating the following information:
 - a. Location, function, and ground area of all structures and facilities.
 - b. Location and ground area or length of all roads and parking lots.
 - c. The nature and extent of any site work such as filling, grading, drainage, dredging, etc.
 - d. The nature and extent of any proposed construction or facilities related to the project.

8. State approximate date for commencement of project. May, 1973

9. State approximate date for completion of project. July, 1975

- 10. State below the project's specific address within the community or minor civil division.

CDC Subdivision - Burns Road

- 11. State below the route number of the nearest public highway, or the name of the nearest street to be used as the major access to the project.

Burns Road

- 12. Submit the appropriate U.S.G.S. topographic map which includes the project site. Indicate on the map:

- a. Location of boundaries of the project as proposed.
- b. Location of boundaries of all property involved in a larger project or plan, if any.

13. Number of acres owned; leased, or rented 48 acres +

14. Number of acres under option or similar arrangement _____

15. Number of acres included in this project 28 acres +

- 16. State where the deed or option is recorded, owner of record, and the book and page numbers.

Kennebec County Registry of Deeds, Book 1576, Pg. 762

17. Attach a brief summary of any deed restrictions or conditions binding on the present owner and any unrecorded deeds or agreements with other parties, which affect the project or use of the land covered by the application.

18. State whether the municipality in which the proposed site is located has zoning or other development ordinances.

CHECK ONE: YES X NO

19. If the proposed site abuts a body of water, state below the name of the body, the length and nature of shoreline, and the classification of the water.

Spring Brook; Length Approx.

Classification B-1

20. State below the existing use of the proposed site.

Housing development - within the boundaries of the present
Subdivision - Remainder of land - not being utilized.

21. State below the estimated average and peak number of vehicles per day anticipated on or using the site.

TYPE	PART OF DAY	AVERAGE NO.	PEAK NO.
E.G. Auto	10 a.m. to 10 p.m.	100	160
Auto	7 a.m. to 7 p.m.	25	50

22. State below the manner in which police and fire service requirements of the proposed project will be provided.

Augusta Police Dept.,

Augusta Fire Dept.

23. Describe below any adverse effects that the proposed project may have on the surrounding environment during construction or operation, and steps to be taken to minimize them.

Soil erosion during roadway construction and grading of
individual house lots.

Loaming & seeding of disturbed areas to minimize erosion.

24. List below all environmental or land use licenses, permits, or authorizations which are, or may be, required from any governmental agency, including all pertinent conditions or requirements imposed. Indicate those now held with an asterisk (*). The following are examples of permits which might be required: (1) Building permit, (2) Plumbing permit, (3) Municipal subdivision approval, (4) Zoning variance, and (5) Highway Entrance permit, etc.

Building Permits (individual Lots), Plumbing permit

* Municipal Subdivision approval

25. State whether there are, or will be, any unstable soil conditions susceptible to erosion on the proposed site.

CHECK ONE: YES NO

If YES, attach a brief description of the site's problems and any control measures planned to limit the problem. See Page 6A

26. Describe the general cover characteristics of the proposed site in percentage of the total areas involved, comparing the existing situation with that anticipated on completion of the project.

COVER	PERCENTAGE EXISTING	PERCENTAGE PROPOSED
Wooded	25	20
Open	50	63
Scrub	23	15
Exposed Bedrock		
Wetland	2	2
Open Water		

27. State below, in general terms the surface drainage characteristics of the proposed site, including on-site streams, swales, etc. and into what body of water they drain.

Roadway drainage systems will carry surface run-off
to natural drainage channels.

28. State whether any portion of the site is subject to flooding or ponding at any time of the year.

CHECK ONE: YES NO

If YES, state below the nature and extent of such flooding and/or ponding.

Minor flooding of Spring Brook during Spring run-off periods.

Area affected will not be developed.

29. Submit a map of the project site delineating the general soil types based on a medium intensity standard soil survey such as provided by the Soil Conservation Service. Attach supporting data relating to soil properties, suitability for the development proposed, and steps to be taken to overcome any limitations. Include data on bedrock geology if appropriate for project proposed.

30. Attach a copy of any deed covenants or restrictions to be imposed on prospective purchases and/or occupants by the applicant. See Page 6B

31. State how water is to be supplied to the site.

CHECK ONE: Individual wells.
 Central well(s) with distribution lines.
 Off-site utility company or public agency.
 Other.

During the construction of roadway embankments, the side slopes will be susceptible to erosion, however, grading and seeding to produce vegetation growth should minimize erosion.

House lots requiring regrading will also have some soils susceptible to erosion, however, loaming and seeding of the areas will reduce the amount of erosion once the grass has taken hold.

Deed Restrictions

- 1) Said premises shall be used for one family residential purposes only for a residence to cost at least \$15,000 based on 1972 prices, and no house trailers or mobile homes will be located thereon.
- 2) As part of the consideration hereof, it is agreed that grantees shall employ the grantor to do any excavation for the cellar, providing septic tank facilities, and grade and loam the lot, said work to be done by the grantor at a reasonable cost.

32. If water is to be supplied by a method other than individual wells, state the name and address of the person or agency responsible for the quality and maintenance of such supply and the installation schedule. Provide a letter assuring that proper service is, or will be, available.

33. If the water supply is to come from a well(s) attach a brief description of any data establishing that a sufficient quantity and quality of water is available for the estimated needs.

Existing wells have sufficient Quality & Quantity.

34. State how sewage is to be disposed of.

- CHECK ONE: Individual septic tanks.
 Individual mechanical system.
 Central on-site disposal with collection lines.
 Off-site utility company or public agency.
 Other.

35. If sewage disposal is to be provided by a method other than individual septic tanks, state the name and address of the person or agency responsible for the maintenance of such system and the installation schedule. Provide a letter assuring that proper service is, or will be, available.

36. If the proposed project will discharge any waste, refuse, or effluent from any commercial or industrial processing, or any sewage effluent into any stream, river, pond, lake, or body of water, including tidal waters, provide the following information.

BODY OF WATER	TYPE OF EFFLUENT	QUANTITY (Gal/Day)

37. State whether a waste discharge license has been applied for and/or obtained from the Department of Environmental Protection.

CHECK ONE: YES NO

38. State below the volume and nature of all solid waste products (rubbish, garbage, etc.) to result from the proposed project and indicate method of collection and location of ultimate disposal.

Approximate volume = 1050 gal/wk (rubbish & garbage)

Collection and disposal by the City of Augusta.

39. State below the present condition of the public access routes to the proposed project, including the type, condition, and width of road surface and number of travel lanes.

Burns Road - 2 travel lanes 16 Bitumeneous Pavement,
Gravel shoulders. Road condition is fair.

40. State below the nature of the circulation and parking system within the proposed project, including the type and width of road surface, length of roads, number of lanes, parking areas and capacity, the dedicated width if right-of-way, and the estimated completion schedule.

Proposed Roadway - 45' Bitumeneous pavement and/or Asphalt
Surface Treatment 5' sidewalk, Parking permitted on one side,
Right-of-way, 50 feet wide, total length of roadways approx.
2180 linear feet to be completed, July, 1975.

41. State below whether the roads within the proposed site have been, or will be, dedicated to a public agency responsible for maintainance.

CHECK ONE: YES NO

If YES, submit letter from the public agency stating the terms and conditions of its acceptance of such roads.

42. If the roads within the proposed development will not be accepted by a public agency, state below the method by which they will be maintained and the name of the person or firm responsible for such maintenance.

43. State below whether the proposed development will require the installation of advertising signs, display lighting, or any similar device which might have an impact on the surrounding environment.

CHECK ONE: YES NO

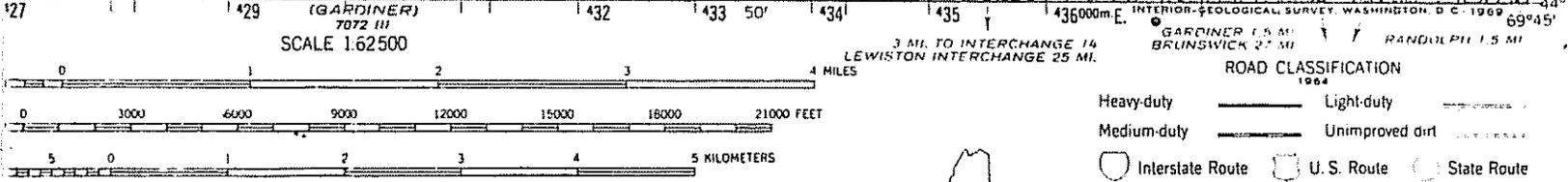
If YES, submit a brief description of such signs and/or lighting, and any measures which will be taken to reduce their impact on the surrounding environment.

44. Attach to this application 9 copies of the site plan.

45. By signing this application the endorser certifies that he has (1) published the public notice once in a newspaper circulated in the area where the project is located, (2) sent a copy of the notice form to the owners of property abutting the land upon which the project is located, (3) sent a copy of the public notice form to the chief municipal officer and chairman of the municipal planning board, and (4) filed a duplicate of this application in the municipal office or if the project is located in an unorganized town the duplicate has been filed with the Office of County Commissioners.

NAME:

Paul Westrup, Sr.



CONTOUR INTERVAL 20 FEET
 DATUM IS MEAN SEA LEVEL
 SOUNDINGS IN FEET—DATUM IS MEAN LOW WATER
 DASHED LINE SHOWS REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
 THE MEAN RANGE OF TIDE IS APPROXIMATELY 4 FEET



AUGUSTA, ME.
 1:62,500

State: Maine

Date: April 1969

Soil: Cut and Fill Land

TENTATIVE - Not coordinated and for limited local use only.

Map Symbol: 9MS

This miscellaneous land type consists of areas in which soil materials have been cut away (excavated) and designated as cut land and dumped into a depression adjacent to the cut land and is designated as fill land. The fill materials may be comprised of sands, silts, clays, gravels, stones and boulders. The cut land exposes the subsoil and substratum and in places bedrock. Slopes are variable. All information relative to physical and chemical properties and all interpretations for various land uses must be done by on-site investigation.

Engineering interpretations are determined by on-site investigation.

Suitability for topsoil, sand and gravel, and roadfill are determined by on-site investigation.

SOIL LIMITATIONS FOR COMMUNITY PLANNING

USE	Slope	Limitation	Major Factors Affecting Use
Septic Sewage Disposal			On-site investigation.
Lagoon Sewage Disposal			On-site investigation.
Dumps and Junk Yards			On-site investigation.
Sanitary Land Fill			On-site investigation.
Earth Covered Fallout Shelters			On-site investigation.
House Bldg. with Septic Sewage Disposal (includes basement)			On-site investigation.
House Bldg. with Public Sewage Disposal (includes basement)			On-site investigation.
Pipe & Sewer Lines - Const. & Maintenance			On-site investigation.
Cemeteries			On-site investigation.
Excavations			On-site investigation.

SOIL LIMITATIONS FOR RECREATION DEVELOPMENT			
Use	Slope	Limitation	Major Factors Affecting Use
Wilderness Tent Sites			On-site investigation.
Tenting & Picnic Areas (Intensive)			On-site investigation.
Trailer Park Sites			On-site investigation.
Camp & Cottage Sites			On-site investigation.
Playing Fields			On-site investigation.
Shooting Ranges			On-site investigation.
Golf Courses			On-site investigation.
Ski Slopes			On-site investigation.
SOIL LIMITATIONS FOR FARMING			
Use	Slope	Limitation	Major Factors Affecting Use
Cultivated Crops: Corn, peas, oats			On-site investigation.
Potatoes			On-site investigation.
Sugar Beets			On-site investigation.
Group I-Forage Alfalfa-Brome			On-site investigation.
Group II-Forage Red Clover-Timothy			On-site investigation.
Orchards - Apples			On-site investigation.
Land Use Capability			Determined by on-site investigation.
SOIL LIMITATIONS FOR WILDLIFE HABITAT			
Use	Slope	Limitation	Major Factors Affecting Use
Openland Wildlife			On-site investigation.
Woodland Wildlife			On-site investigation.
Wetland Wildlife			On-site investigation.
SOIL LIMITATIONS FOR SELECTED FARM AND NON-FARM USES			
Use	Slope	Limitation	Major Factors Affecting Use
Highway Location			On-site investigation.
Pond Reservoir Area			On-site investigation.
Pond Embankment			On-site investigation.
Agricultural Drainage			On-site investigation.
Terraces & Diversions			On-site investigation.
Waterways			On-site investigation.
Irrigation			On-site investigation.
Corrosivity			On-site investigation.

State: Maine

Date: August 1971

Soil: Windsor loamy sand

SUBJECT TO UPDATING

Map Symbol: 51

These are deep, excessively drained sandy soils developed on nearly level to sloping glacial outwash terraces. Slopes range from 2 to 30 percent but most Windsor soils are on < 10 percent slopes. Cultivated areas have about 8 inches of dark brown loamy sand surface underlain by a brownish loamy sand or sand subsoil. The substratum to 10 feet or more is loose sand. Gravel may be present below 40 inch depth. Bedrock is commonly greater than 10 feet but in some areas a clay layer may be present at 5 to 7 feet. Seasonal high water is below 5 feet. Water holding capacity is low to very low. Natural fertility is very low. Permeability is rapid to very rapid. Soil reaction ranges from very strongly to strongly acid. Susceptibility to frost is low. Stability is poor in deep cuts and trench faces will slough. Windsor soils are non-sticky and non-plastic and easily workable under most conditions. Steep slopes are erodible. Grading is poor. Most Windsor soils have a unified classification of SM in the surface and SP or SM in the subsoil and substratum.

ENGINEERING INTERPRETATIONS

Estimated Chemical and Physical Properties

General Soil Profile (Inches)	Classification			% Coarse Fragments >3"	% of Material Passing			Permeability Inches per hr.	Available Water Capacity	Soil Reaction (pH)	Shrink Swell Potential
	USDA Texture	Unified	AASHO		#4	#10	#200				
0-10	loamy sand	SM	A-2	0	95-100	90-100	20-30	>6.3	.08-.15	4.5-5.5	Low
10-20	loamy sand	SM	A-2	0	95-100	90-100	0-30	>6.3	0.02-.13	4.5-5.5	Low
20-40+	sand	SP-SM	A-3	0	90-100	85-100	0-20	>6.3	.01-.08	4.5-5.5	Low
		SP, SM	A-2								
		SP-SM;	A-3								

Suitability as a source of topsoil is poor; suitability as a source of sand is good but is poor for gravel; suitability as a source for roadfill is fair.

SOIL LIMITATIONS FOR COMMUNITY PLANNING

Use	Slope	Limitation	Major Factors Affecting Use
Septic Sewage Disposal	A,B,C	Moderate	Very rapid permeability; possible groundwater contamination. Slope; very rapid permeability; possible groundwater contamination.
	D,E	Severe	
Lagoon Sewage Disposal	A,B, C,D,E	Very Severe	Very permeable loose sandy substrata; compacts poorly
Dumps and Junk Yards	A,B	Very Severe	Very rapid permeability; possible groundwater contamination. Slope; very rapid permeability; groundwater contamination.
	C,D,E	Very Severe	
Sanitary Land Fill	A,B	Very Severe	Very rapid permeability; possible groundwater contamination. Very rapid permeability; slope; possible groundwater contamination.
	C,D,E	Very Severe	
Earth Covered Fallout Shelters	All	Slight	
House Bldg. with Septic Sewage Disposal (includes basement)	A,B,C	Moderate	Very rapid permeability; possible groundwater contamination. Slope; very rapid permeability; possible groundwater contamination.
	D,E	Severe	
House Bldg. with Public Sewage Disposal (includes basement)	A,B,C	Slight	Slope; erodibility
	D,E	Severe	
Pipe & Sewer Lines - Const. & Maintenance	A,B,C	Severe	Unstable substrata; sloughing. Unstable substrata; sloughing slope.
	D,E	Severe	
Cemeteries	A,B,C	Moderate	Droughty; loose sandy surface. Slope; droughty; loose sandy surface.
	D,E	Severe	
Excavations	A,B,C	Severe	Unstable substrata; sloughing
	D,E	Very Severe	

UNITED STATES DEPARTMENT OF AGRICULTURE, SOIL CONSERVATION SERVICE, in cooperation with MAINE AGRICULTURAL EXPERIMENT STATION, UNIVERSITY OF MAINE and MAINE SOIL AND WATER CONSERVATION COMMISSION--National Cooperative Soil Survey - USA

SOIL LIMITATIONS FOR RECREATION DEVELOPMENT

Use	Slope	Limitation	Major Factors Affecting Use
Wilderness Tent Sites	A,B	Slight	Slope.
	C,D,E	Very Severe	
Tenting & Picnic Areas (Intensive)	A,B	Moderate	Loose sandy surface; very rapid permeability; possible groundwater contamination. Slope; erodibility; droughtiness.
	C,D,E	Severe	
Trailer Park Sites	A,B	Moderate	Loose sandy surface; rapid permeability; possible groundwater contamination. Slope; erodibility; droughtiness.
	C,D,E	Severe	
Camp & Cottage Sites	A,B	Moderate	Loose sandy surface; possible groundwater contamination. Slope; erodibility; possible groundwater contamination.
	C,D,E	Severe	
Playing Fields	A,B	Severe	Loose sandy surface; subject to windblow; droughty.
Shooting Ranges	C,D,E	Very Severe	Slope; loose sandy surface; erodibility.
Golf Courses	A,B,C	Severe	Loose sandy surface; droughtiness. Slope; erodibility; droughtiness.
	D,E	Very Severe	
Ski Slopes	A,B	Very Severe	Lacks sufficient slope.
	C,D,E	Very Severe	Short slopes.

SOIL LIMITATIONS FOR FARMING

Use	Slope	Limitation	Major Factors Affecting Use
Cultivated Crops: Corn, peas, oats	A,B,C	Severe	Very low moisture; very low fertility; loose sandy surface. Slope; erodibility; very low moisture.
	D,E	Very Severe	
Potatoes	A,B,C	Very Severe	Very low moisture; very low fertility; loose sandy surface. Slope; erodibility; very low moisture.
	D,E	Very Severe	
Sugar Beets	A,B,C	Very Severe	Very low moisture; very low fertility; loose sandy surface. Slope; very low moisture; erodibility.
	D,E	Very Severe	
Group I-Forage Alfalfa-Brome	A,B,C	Severe	Very low moisture; very low fertility; loose sandy surface. Slope; erodibility; very low moisture.
	D,E	Very Severe	
Group II-Forage Red Clover-Timothy	A,B,C	Severe	Very low moisture; very low fertility; loose sandy surface. Slope; very low moisture; erodibility.
	D,E	Very Severe	
Orchards-Apples	All	Very Severe	Undesirable topographic location; very low moisture.
Land Use Capability	A,B	IIIs	Droughtiness.
	C	IVs	Slope; droughtiness; erodibility.
	D	VIs	Slope; droughtiness; erodibility.
	E	VIIs	Slope; droughtiness; erodibility.

SOIL LIMITATIONS FOR WILDLIFE HABITAT

Use	Slope	Limitation	Major Factors Affecting Use
Openland Wildlife	A,B,C	Severe	Low pH; loose sandy surface; very low fertility. Slope; low pH; loose sandy surface.
	D,E	Very Severe	
Woodland Wildlife	A,B,C	Severe	Droughty; low fertility. Steep slopes; low fertility; droughty.
	D,E	Severe	
Wetland Wildlife	All	Very Severe	Excessively drained-not adaptable to wetland plants.

SOIL LIMITATIONS FOR SELECTED FARM AND NON-FARM USES

Use	Slope	Limitation	Major Factors Affecting Use
Highway Location	A,B	Moderate	Poorly graded; poor compaction properties. Steep slopes; erodibility; moderate bearing ratio.
	C,D,E	Severe	
Pond Reservoir Area	All	Very Severe	Rapidly permeable loose sandy substrata; pervious when compacted.
Pond Embankment	All	Very Severe	Poorly graded sands; poor compaction properties.
Agric. Drainage	All		Excessively drained; practice not applicable.
Terraces & Diversions	A,B	Very Severe	Very rapid permeability; very droughty; loose sands. Slope; erodibility; very droughty; very rapid permeability.
	C,D,E	Very Severe	
Waterways	A,B	Very Severe	Very rapid permeability; low moisture; loose sands. Slope; erodibility; very rapid permeability; loose sands.
	C,D,E	Very Severe	
Irrigation	A,B,C	Severe	Very low moisture holding; very frequent irrigation necessary. Steep slopes; erodibility; very low moisture.
	D,E	Very Severe	
Corrosivity			High for concrete; very low for steel.

State: Maine

Date: August 1971

Soil: Scantic silt loam

SUBJECT TO UPDATING

Map Symbol: 66

These soils are deep, poorly drained silt loams over very firm marine and lacustrine deposits of silts and clays. These soils occur in small depressions on nearly level to gently undulating lowlands of the coastal and inland waterways. The Scantic soils generally contain no coarse fragments greater than 2mm. They have a grayish brown silty surface layer that is underlain by a silty clay loam or silty clay subsoil. Below the subsoil is a very firm silt and clay substratum. Depth to bedrock is more than 40 inches. Seasonal high water is about 1 foot or less below the surface for 9 months each year. Slopes range from 0-8%. Permeability of the subsoil and substratum is slow to very slow. The soil reaction ranges from strongly to medium acid, but is usually neutral at depths of three feet and below. Natural fertility is low. Moisture for plants is very high to excessive. Susceptibility to frost is severe. Compressibility is slight. Shear strength is low. Workability is poor. The soil, subsoil, and substratum is highly sticky and plastic especially when wet. It ranges from organic silts and clay (OL, OH) in the surface to silts and clays (CL, MH, CH) in the subsoil and substratum.

ENGINEERING INTERPRETATIONS

Estimated Chemical and Physical Properties

General Soil Profile (Inches)	Classification			% Coarse Fragments > 3"	% of Material Passing			Permeability	Available Water Capacity	Soil Reaction (pH)	Shrink Swell Potential
	USDA Texture	Unified	AASHTO		#4	#10	#200				
0-15	silt loam	OL, OH, ML, MH, CL	A-4, A-6, A-7	0	100	100	80-100	0.63 2.0	.14-.30	5.1-6.0	Low
15-30	silty clay	MH, CL, CH	A-7	0	100	100	90-100	0.20	.11-.18	5.5-6.5	Low to Moderate
30-40+	silty clay, clay	CL, MH	A-7	0	100	100	90-100	0.20	.09-.18	5.5-7.0	Low to Moderate

Suitability as a source of roadfill is poor; the material is not suitable as a source of sand and gravel; the material is not suitable as a source of roadfill.

SOIL LIMITATIONS FOR COMMUNITY PLANNING

Use	Slope	Limitation	Major Factors Affecting Use
Septic Sewage Disposal	A, B	Very Severe	High water table; very slow permeability.
Lagoon Sewage Disposal	A, B	Slight Moderate	Steepness of slope.
Dumps and Junk Yards	A, B	Severe	High water table; excess wetness; surface stream pollution; poor trafficability.
Sanitary Land Fill	A, B	Very Severe	High water table; excess wetness; surface stream pollution; poor trafficability and workability.
Earth Covered Fallout Shelters	A, B	Very Severe	High water table; excess wetness; difficult to drain; high frost susceptibility; low bearing ratio.
House Bldg. with Septic Sewage Disposal (includes basement)	A, B	Very Severe	High water table; excess wetness; very slow permeability; high frost susceptibility; low shear strength and bearing ratio.
House Bldg. with Public Sewage Disposal (includes basement)	A, B	Severe	High water table; excess wetness; high frost susceptibility; low shear strength and bearing ratio.
Pipe & Sewer Lines - Const. & Maintenance	A, B	Severe	High water table; heavy clay substratum; low shear strength; low bearing ratio.
Cemeteries	A, B	Severe	High water table; heavy clay substratum; seasonal wetness.
Excavations	A, B	Very Severe	High water table; sticky and plastic substratum.

SOIL LIMITATIONS FOR RECREATION DEVELOPMENT			
Use	Slope	Limitation	Major Factors Affecting Use
Wilderness Tent Sites	A,B	Very Severe	High water table; slow surface runoff; excess seasonal wetness.
Tenting & Picnic Areas (Intensive)	A,B	Very Severe	High water table; slow surface runoff; very slow permeability; excess wetness.
Trailer Park Sites	A,B	Very Severe	High water table; slow surface runoff; very slow permeability; high road maintenance; excess wetness.
Camp & Cottage Sites	A,B	Very Severe	High water table; slow surface runoff; very slow permeability; excess wetness.
Playing Fields	A,B	Very Severe	Excess wetness; slow surface runoff; poor workability
Shooting Ranges	A,B	Very Severe	Excess wetness; slow surface runoff; poor workability
Golf Courses	A,B	Very Severe	Excess wetness; slow surface runoff; poor workability
Ski Slopes	A,B	Very Severe	Lacks sufficient slope.
SOIL LIMITATIONS FOR FARMING			
Use	Slope	Limitation	Major Factors Affecting Use
Cultivated Crops: Corn, peas, oats	A,B	Severe	High water table; slow surface runoff; excess wetness poor workability.
Potatoes	A,B	Very Severe	High water table; slow surface runoff; excess wetness; poor workability.
Sugar Beets	A,B	Very Severe	High water table; shallow rooting zone; slow surface runoff; excess wetness; poor workability.
Group I-Forage Alfalfa-Brome	A,B	Very Severe	High water table; shallow rooting zone; slow surface runoff; excess wetness; poor workability.
Group II-Forage Red Clover-Timothy	A,B	Severe	High water table; slow surface runoff; excess wetness; poor workability.
Orchards-Apples	A,B	Very Severe	High water table; shallow rooting zone; poor air drainage.
Land Use Capability	A,B		Wetness.
SOIL LIMITATIONS FOR WILDLIFE HABITAT			
Use	Slope	Limitation	Major Factors Affecting Use
Openland Wildlife	A,B	Moderate	Excess wetness; management difficult.
Woodland Wildlife	A,B	Slight	
Wetland Wildlife	A,B	Slight	
SOIL LIMITATIONS FOR SELECTED FARM AND NON-FARM USES			
Use	Slope	Limitation	Major Factors Affecting Use
Highway Location	A,B	Severe	High water table; excess wetness; high frost susceptibility; low shear strength; low bearing ratio.
Pond Reservoir Area	A,B	Slight	
Pond Embankment	A,B	Moderate	High silt content-moderate compaction properties; erodible on steep slopes.
Agricultural Drainage	A,B	Very Severe	Heavy clay subsoil; very slow permeability; lateral water movement.
Terraces & Diversions	A,B	Moderate	Sticky and plastic substratum; construction difficult
Waterways	A,B	Moderate	Sticky and plastic substratum; construction difficult
Irrigation	A,B	Very Severe	Excess wetness most of year; slow infiltration.
Corrosivity			Moderate for concrete; high for steel.
<p>UNITED STATES DEPARTMENT OF AGRICULTURE, SOIL CONSERVATION SERVICE, in cooperation with MAINE AGRICULTURAL EXPERIMENT STATION, UNIVERSITY OF MAINE and MAINE SOIL AND WATER CONSERVATION COMMISSION-- National Cooperative Soil Survey - USA</p>			

State: Maine

Date: May 1972

Soil: Hartland very fine sandy loam

SUBJECT TO UPDATING

Map Symbol: 68

These are deep well drained very fine sandy and silty soils formed in windblown or lakelaid deposits on the sides and floors of stream valleys. Slopes range from 2 to 60% but most areas of these soils lie on slopes of 8 to 25%. These Hartland soils have a brownish very fine sandy loam surface layer and brownish or olive colored very fine sandy and silty subsoil and substratum to depth greater than 40 inches. The substratum typically has thin bands of silts and very fine sands. These soils are nearly free of stones or stone fragments. Depth to bedrock is greater than 40 inches. Depth to seasonal high water is more than 5 feet. Moisture holding for plants is very high. Permeability in the solum is moderate and moderately slow below. Acidity ranges from strongly acid to neutral. Erodibility is high. Natural fertility is low to moderate but these soils respond well to fertilization. Susceptibility to frost is severe. They are easy to work and they dry quickly after rains. Cut banks are unstable and ditches are susceptible to piping. The unified classification is ML and ML-CL.

ENGINEERING INTERPRETATIONS

General Soil Profile (Inches)	Estimated Chemical and Physical Properties										
	Classification			% Coarse Fragments > 3"	% of Material Passing			Permeability Inches per Hr.	Available Water Capacity in./in.	Soil Reaction (pH)	Shrink Swell Potential
	USDA Texture	Unified	AASHO		#4	#10	#200				
0-6	very fine sandy loam	ML ML-CL	A-4	0	100	100	70-95	0.63-2.0	.12-.30	5.1-7.3	Low
6-19	very fine sandy loam, silt loam	ML ML-CL	A-4	0	100	100	65-95	0.63-2.0	.10-.26	5.1-7.3	Low
19-48	silt loam & very fine sandy loam	ML ML-CL	A-4	0	100	100	55-90	.20-.63	.10-.26	5.1-7.3	Low

Suitability as a source of topsoil is good; not suitable as a source of sand and gravel; suitability as a source of roadfill is poor.

SOIL LIMITATIONS FOR COMMUNITY PLANNING

Use	Slope	Limitation	Major Factors Affecting Use
Septic Sewage Disposal	A,B,C D,E	Severe	Slow to moderate (variable) permeability.
Lagoon Sewage Disposal	A,B C,D,E	Severe	Slope; septic seepage.
Dumps and Junk Yards	A,B,C D,E	Very Severe	Variable permeability; piping.
Sanitary Land Fill	A,B,C D,E	Slight Severe	Steepness of slope; erodibility; stream contamination.
Earth Covered Fallout Shelters	All	Slight	Steepness of slope.
House Bldg. with Septic Sewage Disposal (includes basement)	A,B,C D,E	Severe Severe	Slow to moderate (variable) permeability. Slope; erodibility; septic seepage.
House Bldg. with Public Sewage Disposal (includes basement)	A,B C D,E	Slight Moderate Severe	Slope; erodibility. Slope; erodibility.
Pipe & Sewer Line - Const. & Maintenance	A,B C,D,E	Moderate Severe	Piping; trench walls moderately stable.
Cemeteries	A,B,C D,E	Slight Severe	Steepness of slope; piping; moderate stability.
Excavations	A,B,C D,E	Slight Severe	Steepness of slope; erodibility.
			Steepness of slope; moderate stability.

SOIL LIMITATIONS FOR RECREATION DEVELOPMENT			
Use	Slope	Limitation	Major Factors Affecting Use
Wilderness Tent Sites	A,B C,D,E	Slight Severe	Steepness of slope.
Tenting & Picnic Areas (Intensive)	A,B C,D,E	Slight Severe	Steepness of slope; erodibility.
Trailer Park Sites	A,B C,D,E	Slight Severe	Steepness of slope; erodibility.
Camp & Cottage Sites	A,B,C D,E	Slight Severe	Steepness of slope; erodibility.
Playing Fields	A,B	Slight	
Shooting Ranges	C,D,E	Severe	Steepness of slope; erodibility.
Golf Courses	A,B,C D,E	Slight Severe	Steepness of slope; erodibility.
Ski Slopes	A,B C,D,E	Very Severe Moderate	Lack of slope. Short slopes; erodibility.
SOIL LIMITATIONS FOR FARMING			
Use	Slope	Limitation	Major Factors Affecting Use
Cultivated Crops: Corn, peas, oats	A,B C D,E	Slight Moderate Severe	Erodibility. Steepness of slope; erodibility.
Potatoes	A,B C,D,E	Slight Severe	Steepness of slope; erodibility.
Sugar Beets	A,B C,D,E	Slight Severe	Steepness of slope; erodibility.
Group I-Forage Alfalfa-Brome	A,B,C D,E	Slight Severe	Steepness of slope; erodibility.
Group II-Forage Red Clover-Timothy	A,B,C D,E	Slight Severe	Steepness of slope; erodibility.
Orchards-Apples	All	Severe	Topographic location-inadequate air drainage.
Land Use Capability	A B C D E	I IIe IIIe IVe VIe	Erosion principal limitation.
SOIL LIMITATIONS FOR WILDLIFE HABITAT			
Use	Slope	Limitation	Major Factors Affecting Use
Openland Wildlife	A,B,C D,E	Moderate Severe	Medium to strongly acid. Steepness of slope.
Woodland Wildlife	A,B,C D,E	Slight Severe	Steepness of slope.
Wetland Wildlife	All	Severe	Not suitable to wetland vegetation.
SOIL LIMITATIONS FOR SELECTED FARM AND NON-FARM USES			
Use	Slope	Limitation	Major Factors Affecting Use
Highway Location	A,B,C D,E	Moderate Severe	Highly susceptible to frost; low bearing ratio. High erodibility; low bearing ratio; frost.
Pond Reservoir Area	A,B C,D,E	Moderate Severe	Variable permeability in substratum; piping. Slope; erodibility.
Pond Embankment	All	Moderate	High erodibility; moderate compactibility; subject to piping.
Agric. Drainage	All		Not applicable.
Terraces & Diversion	A,B,C D,E	Slight Severe	Steepness of slope; erodibility.
Waterways	A,B,C D,E	Moderate Severe	Highly erodible. Steepness of slope; highly erodible.
Irrigation	A,B C D,E	Slight Moderate Severe	Erodibility. Steepness of slope; erodibility.
Corrosivity			Moderate for steel and concrete.
UNITED STATES DEPARTMENT OF AGRICULTURE, SOIL CONSERVATION SERVICE, in cooperation with MAINE AGRICULTURAL EXPERIMENT STATION, UNIVERSITY OF MAINE and MAINE SOIL AND WATER CONSERVATION COMMISSION -- National Cooperative Soil Survey - USA			



City of Augusta, Maine

ENGINEERING DEPARTMENT

OLIVER G. COULLING
City Engineer

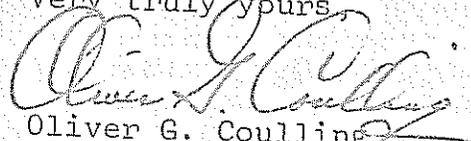
September 4, 1974

Mr. Avit Dostie
C. D. C. Inc.
150 Mt. Vernon Avenue
Augusta, Maine 04330

Dear Mr. Dostie:

In answer to your question relative to item #41 page 8 site selection application, the City of Augusta has a policy of accepting roads within the City of Augusta provided the developer meets all terms and conditions of the City Statues.

Very truly yours,


Oliver G. Coulling
City Engineer

Legal Adv

Legal Notices



Legal Advertisement

NOTICE TO CONTRACTORS

Sealed proposals, addressed to the State Department of Transportation, Augusta, Maine, and endorsed on the outside of the wrapper "Proposal for building a section of State Highway in the town of FAIRFIELD" will be received by the Department at its office in Augusta, Maine until 10:30 o'clock A.M. (prevailing time) on December 31, 1974 and at that time and place publicly opened and read.

Project Description: A Hot Bituminous Paved Highway, Maine Federal Aid Emergency Relief Project No. ER-0231(20), town of Fairfield, county of Somerset.

Location: Begins at Sta. 69+00 on State Highway 33 (Rte. U.S. 201) in the town of Fairfield 0.709 mile southerly from the Fairfield - Skowhegan town line and extends northerly a distance of 0.195 mile.

Outline of Work: The work consists of grading, drainage, aggregate subbase, hot bituminous paving and other incidental work.

All work shall be governed by the specifications entitled, "State of Maine, State Highway Commission, Standard Specifications, Revision of June 1968". Standard Specifications may be obtained upon payment of Two Dollars (\$2.00) each at the Department Accounting office in person, or Four Dollars (\$4.00) each by mail.

Plans, specifications and proposal forms may be seen at the office of the State Department of Transportation, Augusta, Maine. Plans and Proposal Books are available upon payment in advance of \$0.00 for each set of full size plans or half size plans and \$2.00 for each Proposal Book. Single plan sheets may be purchased at a rate of \$0.35 each, minimum charge \$1.00. No return will be required or refund made for the return of either plans or proposal books.

Each proposal must be made upon blank forms provided by the Department, and must be accompanied by an official bank check, cashier's check, certified check, certificate of deposit, or United States Postal Money Order in the amount of Two Thousand Dollars (\$2,000.00) as specified in the proposal, payable to the Treasurer of the State of Maine, as a guarantee that the bidder will contract for the work if it is awarded to him.

The State Department of Transportation, in accordance with Title VI of the Civil Rights Act of 1964, 78 Stat. 42, 42 U.S.C. 2000d to 2000d-4 and Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Nondiscrimination in Federally-assisted programs of the Department of Transportation issued pursuant to such Act, hereby notifies all bidders that it will affirmatively insure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

A Contract Performance Surety Bond and a Contract Payment Surety Bond, each in the amount of one hundred percent (100%) of the contract price will be required of the successful bidder, for the prompt and faithful performance and completion of the work to be done under the contract and for the payment in full of all labor and material used or required in connection with the work set forth by the contract.

The right is hereby reserved to reject any or all proposals.

RICHARD A. LUETTICH
DEPUTY COMMISSIONER
Augusta, Maine
November 26, 1974.

(Seal)

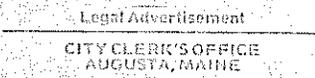
Legal Advertisement

Sealed proposals for furnishing all qualified personnel, facilities, materials and services for a Statewide Alcohol and Drug Abuse Information System will be received in triplicate until 10 a.m., local time at the Bureau of Purchases, Room 309, State Office Building, Augusta, Maine 04330 for opening on Friday, December 13, 1974. Proposal materials may be obtained from:

Mal Tremper
Office of Alcoholism and Drug Abuse Prevention (OADAP)
32 Winthrop Street
Augusta, Maine 04330
207-289-2141

The proposal will be publically opened and made available for inspection at the time and place specified above. The State of Maine reserves the right to reject any or all proposals submitted in response to the request for Proposal.

Legal Notices



Legal Advertisement

CITY CLERK'S OFFICE AUGUSTA, MAINE

The Municipal Officers will hold a public hearing on the application of Howard Johnson Company, 40 Western Avenue, Augusta, for a Spirituous and Vinous and Malt Liquor License on December 16, 1974 at 7:30 p.m., Council Room, City Hall.

This hearing is in compliance with Section 232 of Title 20 of the Revised Statutes of Maine, as amended.

Attest: Paul G. Poulin
City Clerk

Legal Advertisement

Sealed proposals for furnishing all qualified personnel, facilities, materials and services for Drug Abuse State Training Support System will be received in triplicate until 10:00 a.m. local time at the Bureau of Purchases, Room 309, State Office Building, Augusta, Maine 04330 for opening on December 5, 1974. Proposal materials may be obtained from:

Christine Giannopoulos
OADAP
32 Winthrop Street
Augusta, Maine 04330
207-289-2141

The proposals will be publically opened and made available for inspection at the time and place specified above. The State of Maine reserves the right to reject any or all proposals submitted in response to the Request for Proposal.

Legal Advertisement

NOTICE OF PUBLIC HEARING BANKING STUDY ADVISORY COMMITTEE

Please take notice that the Banking Study Advisory Committee appointed by Governor Curtis will hold a public hearing on its Report to the Governor issued in August 1974. The hearing will be held Monday Dec. 9th, at 7:00 p.m. in Room 122, State Office Building, Augusta, Maine. The hearing will provide the public with an opportunity to present their views to the Committee on the 51 recommendations contained in the Report which are designed to improve the structure, operation, and regulation of financial institutions in Maine.

Copies of the Report of the Governor's Banking Study Advisory Committee are available upon request at the Bureau of Banks and Banking, State Office Annex, Augusta, Maine 04330.

Robert S. Mitchell, Chairman
Banking Study Advisory Committee

Legal Advertisement

CITY CLERK'S OFFICE HALLOWELL, MAINE

The Municipal Officers will hold a public hearing on the application of Marcel D. Bonneau and Marcel R. Moran d/b/a Freddie's Inc. for a Malt Liquor License on Tuesday, December 3, 1974 at 7:30 p.m. Council Room, City Hall.

This hearing is in compliance with section 232 of Title 20 of the Revised Statutes of Maine, as amended.

Attest: Margaret T. Mosher
City Clerk

Legal Advertisement

Town Clerk's Office Winthrop, Maine

Hearing will be held in Council Room of the Town Office, December 2, 1974 at 8:00 P.M. on application of American Legion Post No. 49 for Club Spirituous & Vinous and Malt Liquor License and Amusement Permit. This hearing is in compliance with Section 232 of Title 20, MRSA as amended.

Attest:
Virginia M. Southard
Town Clerk
Winthrop

Legal Advertisement

PUBLIC NOTICE AND NOTICE TO ABUTTING LAND OWNERS

Please take notice that C.D.C. Inc. of 150 Mount Vernon Avenue, Augusta, Maine has filed an application with the Department of Environmental Protection under the Site Location of Development Law (20 M.R.S.A. Sect. 451-459) to undertake certain activities in CDC Subdivision, Burns Road, Augusta.

The application will be filed with the Department within 10 days of the publication of this notice and will be available for public inspection at the Department's office in Augusta or at the municipal office in Augusta.

Public comments on the application may be filed with the Department no later than 14 days after filing of the application in the Department's offices.

Legal Notices



Legal Advertisement

NOTICE TO CONTRACTORS

Sealed proposals, addressed to the State Department of Transportation, Augusta, Maine, and endorsed on the outside of the wrapper "Proposal for building a section of State Highway in the towns of GORHAM and SCARBOROUGH", will be received by the Department at its office in Augusta, Maine until 10:30 o'clock A.M. (prevailing time) on December 17, 1974 and at that time and place publicly opened and read.

Project Description: A Hot Bituminous Paved Highway, Maine Federal Aid High Hazard Safety Project No. HHS-0100(10) and Maine State Project No. 120(507) Sections I and II, towns of Gorham and Scarborough, county of Cumberland.

Location: Project 120(507) Section I begins at Sta. 50+00 on State Highway 120 (Rte. 114) in the town of Gorham 0.539 mile westerly from the Gorham - Scarborough town line and extends easterly 0.564 mile to Sta. 60+00. Project HHS-0129(10) begins at Sta. 60+00 and extends easterly 0.185 mile to Sta. 60+50. Project 120(507) Section II begins at Sta. 50+00 and extends easterly 0.340 mile to Sta. 116+00.

Outline of Work: The work consists of grading, drainage, aggregate subbase, hot bituminous paving and other incidental work.

All work shall be governed by the specifications entitled, "State of Maine, State Highway Commission, Standard Specifications, Revision of June 1968". Standard Specifications may be obtained upon payment of Two Dollars (\$2.00) each at the Department Accounting office in person, or Four Dollars (\$4.00) each by mail.

Plans, specifications and proposal forms may be seen at the office of the State Department of Transportation, Augusta, Maine. Plans and Proposal Books are available upon payment in ad-

vance of \$10.00 for each set of full size plans or \$14.00 for each set of half size plans and \$2.00 for each Proposal Book. Single plan sheets may be purchased at the rate of \$0.35 each, minimum charge \$1.00. No return will be required or refund made for the return of either plans or proposal books.

Each proposal must be made upon blank forms provided by the Department, and must be accompanied by an official bank check, cashier's check, certified check, certificate of deposit, or United States Postal Money Order in the amount of Seven Thousand Five Hundred Dollars (\$7,500.00) as specified in the proposal, payable to the Treasurer of the State of Maine, as a guarantee that the bidder will contract for the work if it is awarded to him.

The State Department of Transportation, in accordance with Title VI of the Civil Rights Act of 1964, 78 Stat. 42, 42 U.S.C. 2000d to 2000d-4 and Title 49, Code of Federal Regulations, Department of Transportation, Subtitle A, Office of the Secretary, Part 21, Nondiscrimination in Federally-assisted programs of the Department of Transportation issued pursuant to such Act, hereby notifies all bidders that it will affirmatively insure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

A Contract Performance Surety Bond and a Contract Payment Surety Bond, each in the amount of one hundred percent (100%) of the contract price will be required of the successful bidder, for the prompt and faithful performance and completion of the work to be done under the contract and for the payment in full of all labor and material used or required in connection with the work set forth by the contract.

The right is hereby reserved to reject any or all proposals.

RICHARD A. LUETTICH
DEPUTY COMMISSIONER
Augusta, Maine
November 26, 1974

Legal Advertisement

STATE OF MAINE KENNEBEC CO.

NOTICE OF SHERIFF'S SALE

By virtue of execution dated September 16, 1974, issued on a judgment rendered by the Superior Court for the County of Kennebec and State of Maine on the eighth day of January, 1972, in favor of Carroll Marin and Nathan Genovese, both of New Britain in the County of Hartford and State of Connecticut against Alonzo W. Waterman formerly of New Britain in the County of Hartford and State of Connecticut for one thousand thirty-five dollars (\$1,035.00), debt or damage and seventeen dollars and seventy-three cents (\$17.73) costs of suit; I seize this eighteenth day of November, 1974 all the right, title and interest which the within named Alonzo W. Waterman had in and to all the following described real estate:

A certain lot or parcel of land with any buildings thereon situated in Roadfield, County of Kennebec and State of Maine, being Lot 120 in a Sub-Division, as shown on a Plan of Torsey Shores dated August 1, 1963 made by L. D. Pinkham, E., recorded in the Kennebec County Registry of Deeds in Book 26, Page 41.

Being a portion of the premises conveyed to J & S Development Corporation by Marcus Jordan by deed recorded in said registry in Book 1264, Page 279 who in turn secured title from Howard W. Cahill et al by deed recorded in Book 1268, Page 295.

There is also conveyed the right to install and maintain on or in other land of the J & S Development Corporation, or those claiming under it, at Torsey Shores such water pipes, pumps, electric wires and poles as will not unreasonably interfere with the enjoyment of the rights of the said J & S Development Corporation, and those claiming under it; and the right to joint use with the said J & S Development Corporation and those claiming under it of the private way as shown on a Plan of Torsey Shores and the private way to Thunder Castle Road, together with the right to repair, maintain or improve said private ways for the convenience of the said grantees and those claiming under them; and the right to joint use with the said J & S Development Corporation and those claiming under it of the private beach as shown on said Plan of Torsey Shores, for bathing and swimming and also for such landing of boats as will not unreasonably interfere with bathing and swimming at said beach by said J & S Development Corporation and those claiming under it.

This conveyance is subject to the right of Central Maine Power Company to erect and maintain a pole line across said premises and to the following reservations:

1. Reserving to the J & S Development Corporation and to those claiming under it, the right to install and maintain on or in the land conveyed by this instrument such water pipes, pumps, electric wires and poles as will not unreasonably interfere with the enjoyment of the rights of the said grantees, and those claiming under them.

2. Reserving to the J & S Development Corporation and to those claiming under it, the right of joint use with the said grantees of the private way as shown on said Plan of Torsey Shores and the private way to Thunder Castle Road, together with the right to repair, maintain or improve said private ways for the convenience of said J & S Development Corporation or those claiming under it.

3. Reserving to the J & S Development Corporation and to those claiming under it, the right of joint use with the said grantees of the private beach as shown on said Plan of Torsey Shores for bathing and swimming and also for such landing of boats as will not unreasonably interfere with bathing and swimming at said beach by said grantees and those claiming under them.

This conveyance is also subject to the following restrictions:

1. Neither the grantees herein, nor their heirs or assigns, shall place, cause to be placed, or maintain a house trailer, so-called, on said premises unless they also own a lot immediately adjoining these premises on either side thereof.

2. Any cottage or other structure constructed upon these premises by the grantees, their heirs, assigns or agents, must have permanent siding thereon within one year from the date of commencement of such construction.

3. Sanitation facilities on said premises shall be the sole responsibility of these grantees, their heirs and assigns, and shall comply with State Laws and Regulations and the requirements of the proper authorities of the Town of Roadfield.

Meaning and intending to convey the same premises as conveyed from the J & S Development Corporation to Thomas M. Franz by warranty deed of July 5, 1972, recorded in said registry in Book 1574, Page 665, and being the same premises conveyed to Alonzo W. Waterman, Carroll Marin and Nathan Genovese by deed of Thomas M. Franz dated October 30, 1970 and recorded in Kennebec County Registry of Deeds, Book 1574, page 669.

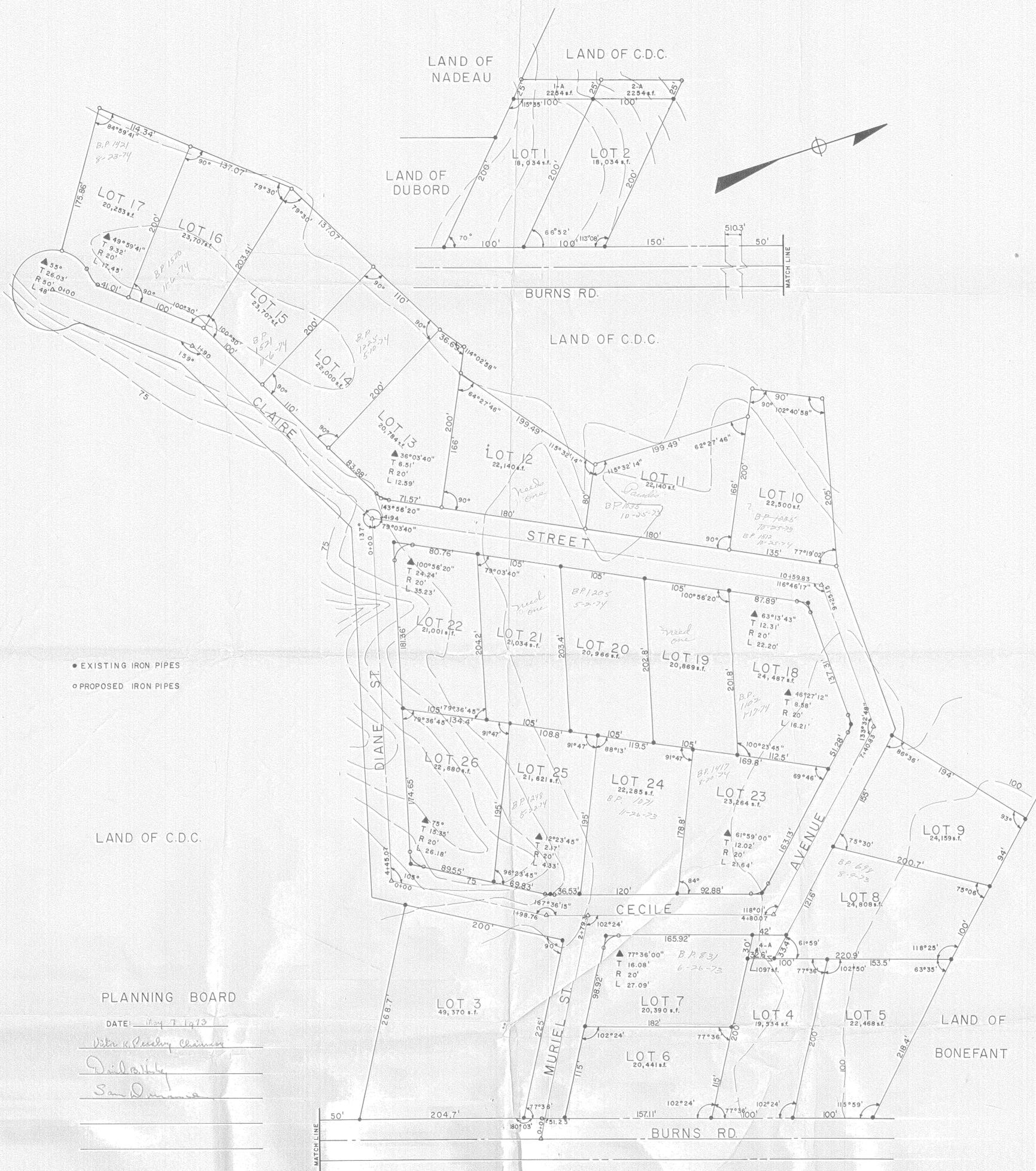
The above described real estate and all the right, title and interest which the said Alonzo W. Waterman has and had in and to the same, will be sold to the highest bidder at a public auction in the Kennebec County Sheriff's Office in Kennebec County on the eighteenth day of December, 1974 at one o'clock in the afternoon.

Richard W. Crow
Deputy Sheriff

Legal Advertisement

Legal Advertisement

AUCTION
Sat. evening, 7:00 P.M. Nov. 30. Searsport Lions Clubhouse



- EXISTING IRON PIPES
- PROPOSED IRON PIPES

LAND OF C.D.C.

PLANNING BOARD

DATE: May 7, 1973

Walter K. Peasey Chairman
Diana White
Sam D...



Herbert R. Doten

HERBERT R. DOTEN Consulting Engineer 128 STATE STREET AUGUSTA, MAINE			
C.D.C. SUBDIVISION BURNS ROAD AUGUSTA, MAINE			
DRAWN BY:	DATE:	SCALE:	PROJECT:
C.E.M.	5/7/73	1"=50'	72063-2

LOT NO.	OWNER	DEED PAGE
1	P. Dostie	1629-252
2	L. Benson	1748-297
3	J. Willhoite	1600-660
4	M. Morrins	1638-1
5	F. Martin	1639-257
6	A. Braint	1642-227
7	D. Clements	1681-1
8	L. Lapoint	1646-269
9	D. Paultin	1646-271
10	E. Lachance	1661-165
11	D. Parrotis	1683-326
12	R. Breton	1729-216
13	D. Parsons	1747-112
14	F. Glidden	1775-352
15	M. Daigle	Under Contract
16	R. Gagne	1742-264
17	J. Champagne	1710-242
18	R. Darveau	1744-207
19	J. Poirer Jr.	1749-294
20	L. Wallace Jr.	1744-213
21	A. Martin	1707-239
22	R. Lefevrier	1677-271
23	B. Dumont	1703-145
24	R. Austin	1746-230
25		Will not be developed



	AREA	BOARD APPROVAL
CDC SUBDIVISION (Lots 1-26)	13.735 acres	MAY 7, 1973
* CDC ADDITION (Lots 27 & 28)	1.341 acres	JUNE 10, 1974
CDC UNIT-2	12.087 acres	OCT 7, 1974
ROADWAY R/W AREAS	2.670 acres	
TOTAL	28.452 acres	

* Areas of Lots 27 & 28 are hereby made a part of CDC UNIT-2

- NOTES
1. CDC UNIT 2, to be developed for agricultural uses.
 2. CDC SUBDIVISION (Lots 1-26) Plan is recorded at the Kennebec County Registry of Deeds, Plan Book No. 44, Pages 32 & 32A.
 3. CDC SUBDIVISION ADDITION (Lots 27 & 28). Plan is recorded at the Kennebec County Registry of Deeds, Plan Book No. 46, Page 20.
 4. Lots 27 & 28 of CDC ADDITION are hereby made a part of CDC UNIT 2.

HARRIS R. LOTEY CONSULTING ENGINEER 228 State Street AUGUSTA, MAINE			
CDC SUBDIVISION BURNS ROAD, AUGUSTA, MAINE CDC FIG. 150 MT. VERNON, AVE.			
DRAWN BY L.M.T.	DATE 7-3-74	SCALE 1"=100'	PROJ. NO. 74-203