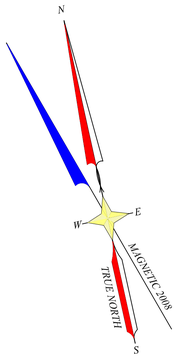
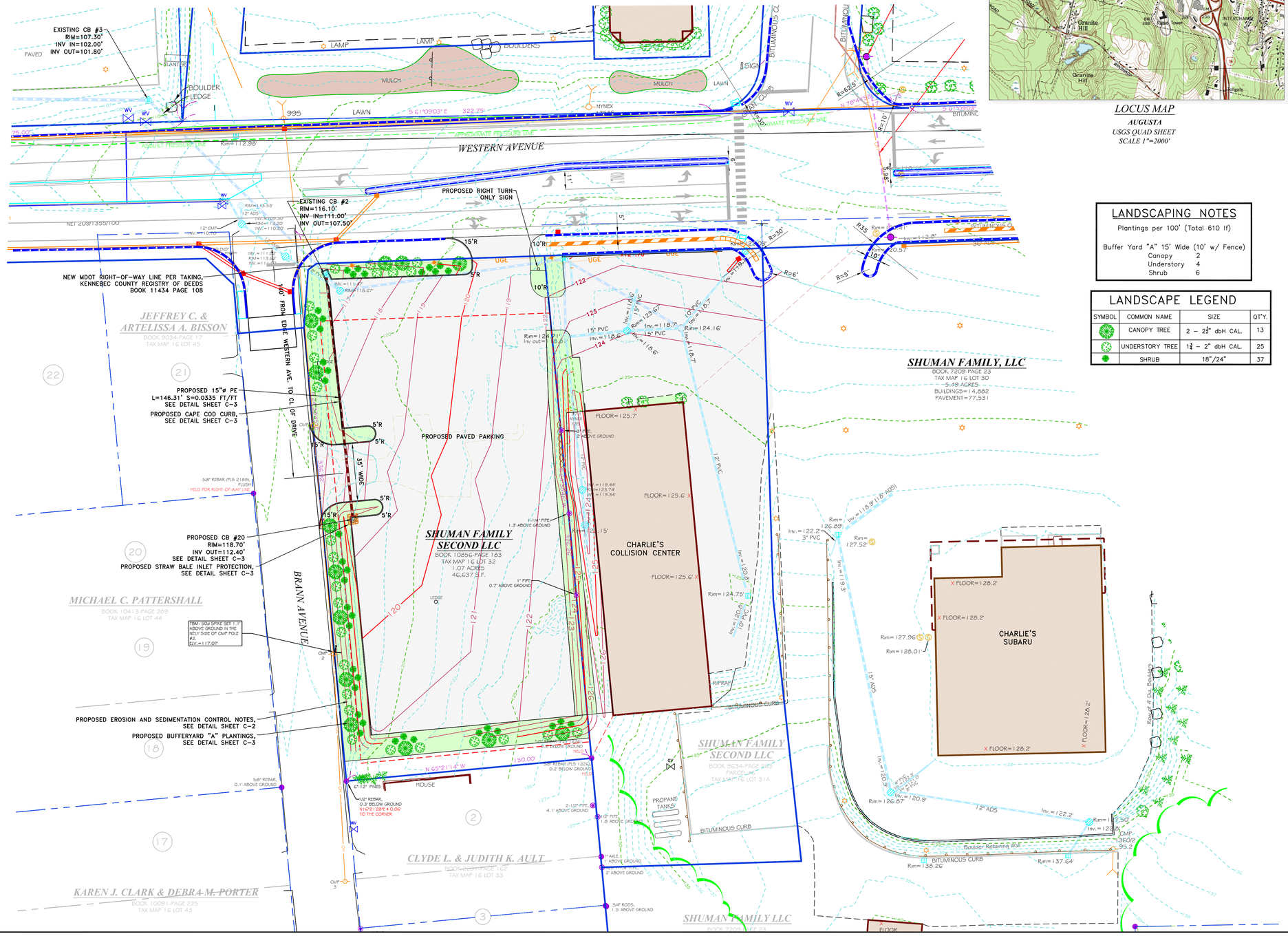


LEGEND

- IRON ROD FOUND
- IRON PIPE FOUND
- UTILITY POLE
- GUY ANCHOR
- OVERHEAD UTILITY LINE
- BELOW GROUND ELECTRIC
- LIGHT ON CONCRETE BASE
- LIGHT
- HYDRANT
- WATER VALVE
- UNDERGROUND WATER LINE
- SIGN
- EXISTING CONTOUR
- PROPOSED CONTOUR
- SURVEYED LINE
- STOCKADE FENCE
- WIRE FENCE
- GUARDRAIL
- STONE WALL
- CATCH BASIN
- STORM PIPE
- SANITARY MANHOLE
- SANITARY LINE
- SETBACK
- CONIFEROUS TREE
- DECIDUOUS TREE
- VEGETATION
- M.D.O.T. RETAINING WALL (DESIGN)
- M.D.O.T. EDGE OF PAVEMENT (DESIGN)
- M.D.O.T. CATCH BASIN (DESIGN)
- M.D.O.T. STORMWATER PIPE (DESIGN)



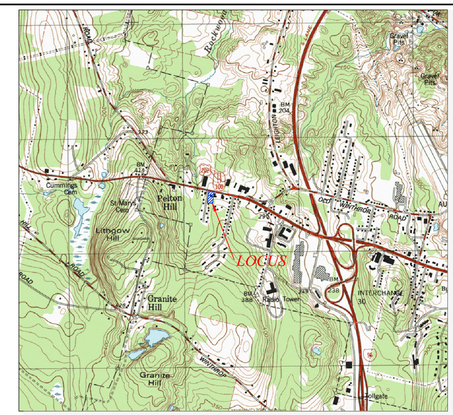
GENERAL SITE INFORMATION:

1. OWNER: SHUMAN FAMILY SECOND LLC
2. ZONE: REGIONAL BUSINESS DISTRICT (CC)
3. MAP #16 LOT 32
4. DEED: BOOK 10856 PAGE 183
5. LOT SIZE: 46,637 SF
6. EXISTING IMPERVIOUS COVERAGE: 9,060 SF
7. PROPOSED IMPERVIOUS COVERAGE
   80% MAX ALLOWED: 37,310 SF
   ACTUAL NEW IMPERVIOUS: 36,205 SF
8. DISTURBED AREA = 42,392 SF
9. PARKING SPACES REQUIRED:
   0 SPACES (NO BUILDING)

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.



LOCUS MAP
AUGUSTA
USGS QUAD SHEET
SCALE 1"=2000'

LANDSCAPING NOTES

Plantings per 100' (Total 610 lf)

Buffer Yard "A" 15' Wide (10' w/ Fence)

Canopy	2
Understory	4
Shrub	6

LANDSCAPE LEGEND

SYMBOL	COMMON NAME	SIZE	QT'Y.
	CANOPY TREE	2 – 2½" dbH CAL.	13
	UNDERSTORY TREE	1½ – 2" dbH CAL.	25
	SHRUB	18"/24"	37

STATE OF MAINE
JAMES E. COFFIN
8500
LICENSED PROFESSIONAL ENGINEER

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E.S.COFFIN
SURVEYING
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E.S. COFFIN ENGINEERING & SURVEYING, INC.
432 Cony Road P.O. Box 4687 Augusta, Maine 04330
Ph. (207) 623-9475 Fax (207) 623-9016 Toll Free 1-800-244-9475

NO.	REVISIONS	DATE
2	ADD RIGHT TURN ONLY SIGN.	03/06/15
1	ADD GRASS STRIP & EDIT AREAS	2/12/15

SHEET TITLE: **PROPOSED SITE PLAN**

SCALE: 1 INCH=30 FEET

DRAWN BY: TGH
CHECKED BY: JEC

DATE: FEBRUARY 6, 2015

CLIENT/PROJECT:
SHUMAN FAMILY SECOND LLC
CHARLIE'S SUBARU VEHICLE DISPLAY EXPANSION

LOCATION: 480 WESTERN AVENUE
TOWN: AUGUSTA
COUNTY: KENNEBEC
STATE: MAINE

PROJ. NO. 2011-234

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