

NOTES

- (1) IRRAWING: ARE REFERENCED TO MAGNETIC NORTH 1990.
- (2) ALL ANGLE REFERENCES ARE TO THE CUMBERLAND COUNTY PLATING OF 1818.
- (3) ALL ROAD IS FOUR FEET (86 11.1) WIDE. LOCATION IS SHOWN ON NEW HIGHWAY MAP LINE SHOWN ON REFERENCED MAINE DEPARTMENT OF TRANSPORTATION PLAN.
- (4) A 30' UNDISTURBED VEGETATION BUFFER WILL BE MAINTAINED AROUND THE PERIMETER OF THE DEVELOPMENT PER GRAY'S CLUSTER UNLAWFUL.
- (5) GRANITE MONUMENTS WILL BE SET AT STREET INTERSECTIONS AND POINTS OF CURVATURE. IRON PINS WILL BE SET AT THE PROPERTY CORNERS.
- (6) A 30' UNDISTURBED VEGETATION BUFFER WILL BE MAINTAINED BETWEEN D.E.P. REGULATED WETLANDS AND DEVELOPMENT WINDINGS.
- (7) WETLAND AREAS WILL REMAIN UNDISTURBED UNLESS PRIOR APPROVALS AND/OR PERMITS ARE OBTAINED FROM THE PROPER LOCAL, STATE, AND FEDERAL AUTHORITIES.
- (8) DENSITY AND OPEN SPACE CALCULATIONS WERE BASED ON THE DEVELOPMENT OF PHASE I AND II. THE ENTIRE OPEN SPACE FOR PHASE I AND II WAS DEDICATED DURING PHASE I WITH THE UNDERSTANDING THAT WHEN PHASE 2 IS CONSTRUCTED NO FURTHER INDICATION OF OPEN SPACE WILL BE REQUIRED.
- (9) CLEARING ON LOTS 45, 46, 52-67, and 79 SHALL BE LIMITED TO 10,000 S.F. BUFFERS SHALL FOLLOW THE NO DISTURBANCE STANDARD AS DESCRIBED IN SECTION 18, BUFFERS OF THE SITE. LOCATION OF DEVELOPMENT APPLICATION FOR THIS PROJECT OR IN THE HOME OWNERS ASSOCIATION COVENANTS AND RESTRICTIONS FOR THIS PROJECT.

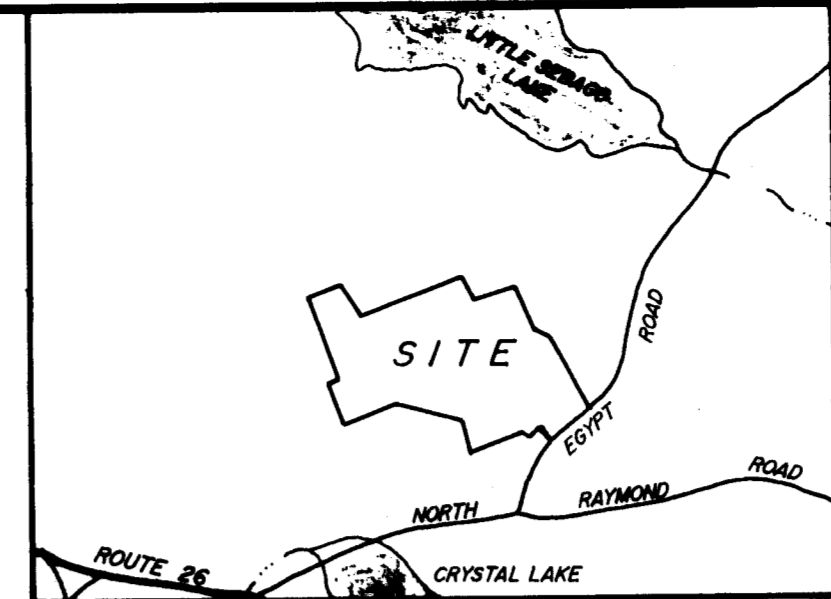
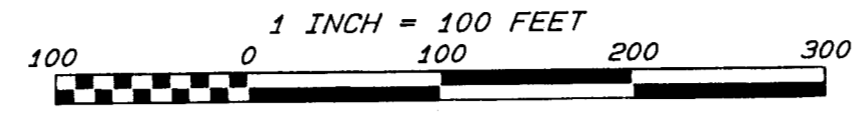
CURVE TABLE

CURVE	ARC LENGTH	DELTA	RADIUS	TANGENT
C1	30.68	03°-36'-00"	520.00	16.34
C2	30.68	03°-36'-00"	520.00	16.34
C3	30.68	03°-36'-00"	520.00	16.34
C4	30.68	03°-36'-00"	520.00	16.34
C5	30.68	03°-36'-00"	520.00	16.34
C6	30.68	03°-36'-00"	520.00	16.34
C7	30.68	03°-36'-00"	520.00	16.34
C8	30.68	03°-36'-00"	520.00	16.34
C9	30.68	03°-36'-00"	520.00	16.34
C10	30.68	03°-36'-00"	520.00	16.34
C11	30.68	03°-36'-00"	520.00	16.34
C12	30.68	03°-36'-00"	520.00	16.34
C13	30.68	03°-36'-00"	520.00	16.34
C14	30.68	03°-36'-00"	520.00	16.34

BEARING TABLE

LINE	DISTANCE	BEARING
L1	30.00	S 11°-30'-00" E
L2	30.00	N 33°-00'-00" W
L3	20.00	N 55°-00'-00" W
L4	20.00	S 33°-00'-00" E
L5	20.00	S 55°-00'-00" E
L6	16.64	N 07°-52'-37" E
L7	318.70	N 27°-47'-04" E
L8	233.45	N 26°-23'-35" E
L9	107.84	N 43°-51'-02" E
L10	273.15	N 55°-03'-28" E
L11	92.85	S 88°-04'-15" E
L12	170.35	S 83°-39'-50" E
L13	168.43	N 83°-39'-50" W
L14	61.90	N 88°-04'-15" W
L15	260.21	S 56°-09'-28" W
L16	100.00	S 43°-51'-02" W
L17	303.50	S 27°-47'-04" W
L18	16.64	N 07°-52'-37" W
L19	16.64	N 07°-52'-37" W

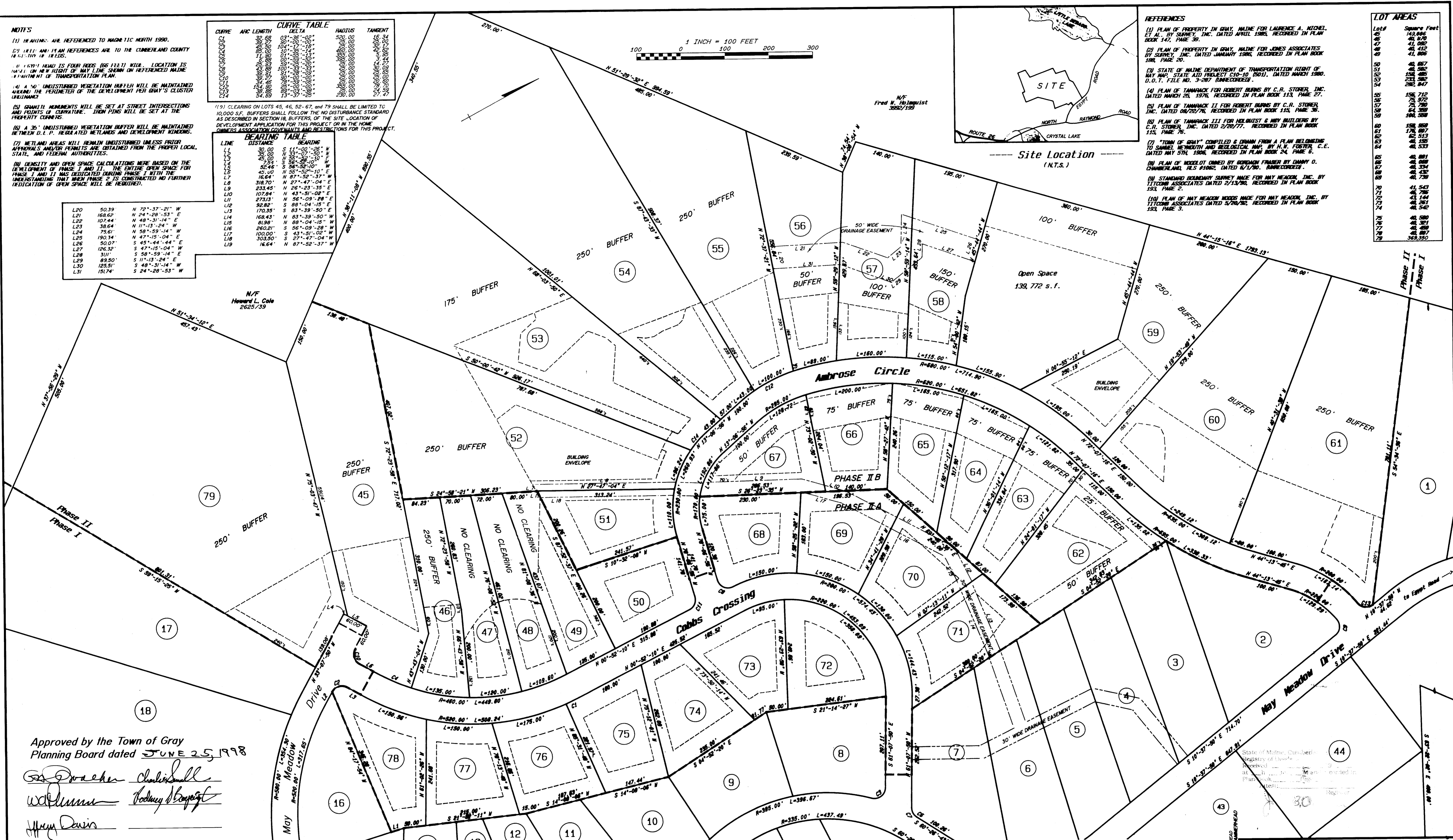
L20	50.39	N 72°-37'-21" W
L21	168.69	N 24°-28'-53" E
L22	107.44	N 48°-31'-14" E
L23	38.64	N 11°-13'-24" W
L24	75.61	N 58°-59'-14" W
L25	190.34	N 47°-15'-04" E
L26	50.07	S 45°-44'-44" E
L27	126.32	S 47°-15'-04" W
L28	311.1	S 58°-59'-14" E
L29	89.50	S 11°-13'-24" E
L30	125.51	S 48°-31'-14" W
L31	151.74	S 24°-28'-53" W



- REFERENCES**
- (1) PLAN OF PROPERTY IN GRAY, MAINE FOR LAURENCE A. MICHEL, ET AL BY SURVEY, INC. DATED APRIL 1986, RECORDED IN PLAN BOOK 147, PAGE 30.
 - (2) PLAN OF PROPERTY IN GRAY, MAINE FOR JONES ASSOCIATES BY SURVEY, INC. DATED JANUARY 1986, RECORDED IN PLAN BOOK 188, PAGE 20.
 - (3) STATE OF MAINE DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP, STATE AID PROJECT C10-10, (2011), DATED MARCH 1980, D.O.T. FILE NO. 3-287 (UNRECORDED).
 - (4) PLAN OF TAMMACK FOR ROBERT BURRS BY C.R. STORER, INC. DATED MARCH 25, 1976, RECORDED IN PLAN BOOK 113, PAGE 27.
 - (5) PLAN OF TAMMACK II FOR ROBERT BURRS BY C.R. STORER, INC. DATED 08/22/76, RECORDED IN PLAN BOOK 115, PAGE 36.
 - (6) PLAN OF TAMMACK III FOR HELMUT & BOY BUILDERS BY C.R. STORER, INC. DATED 2/28/77, RECORDED IN PLAN BOOK 115, PAGE 76.
 - (7) "TOWN OF GRAY" COMPILATION & DRAINAGE FROM A PLAN BELONGING TO SAMUEL NEWBOTH AND GEOLOGICAL MAP, BY H.V. FOSTER, C.E. DATED MAY 5TH, 1906, RECORDED IN PLAN BOOK 24, PAGE 6.
 - (8) PLAN OF MOXODLOT OWNED BY GORDON FRASER BY DANNY O. CHAMBERLAND, P.L.S #1062, DATED 6/1/90, UNRECORDED.
 - (9) STANDARD BOUNDARY SURVEY MADE FOR MAY MEADOW, INC. BY TITCOMB ASSOCIATES DATED 2/13/90, RECORDED IN PLAN BOOK 193, PAGE 2.
 - (10) PLAN OF MAY MEADOW WOODS MADE FOR MAY MEADOW, INC. BY TITCOMB ASSOCIATES DATED 5/29/92, RECORDED IN PLAN BOOK 193, PAGE 3.

LOT AREAS

Lot#	Square Feet
45	145,000
46	40,870
47	41,000
48	41,000
49	41,000
50	40,867
51	40,580
52	158,480
53	232,580
54	282,847
55	156,712
56	75,572
57	75,780
58	64,380
59	190,580
60	158,880
61	176,897
62	62,513
63	40,158
64	40,533
65	40,881
66	40,880
67	40,334
68	40,432
69	40,730
70	41,543
71	40,786
72	41,144
73	40,261
74	40,542
75	40,580
76	40,432
77	40,432
78	40,542
79	363,350



Approved by the Town of Gray Planning Board dated JUNE 25, 1998

John B. O'Brien
John B. O'Brien
John B. O'Brien

NOTE: This plan amends the previous plan approved on 4/11/96 by modifying Lots 45 & 79 and the terminus of May Meadow Drive.

State of Maine, Cumberland as Registry of Deeds
 Received July 1, 1998
 at 4:02 PM and recorded in Plan Book 198 Page 204

Attest:
John B. O'Brien Registrar

Approved by the Town of Gray Planning Board dated 4-11-96

John B. O'Brien
John B. O'Brien

OWNERS OF RECORD

May Meadow Inc.	4486/031
(aka Jones Associates)	4673/323
	4728/251
	7044/077
	7122/066
	8065/229
	9651/059

ZONE

RRA - Cluster Ordinance

Minimum Lot Size: 40,000 square feet
 Minimum Frontage: 100 feet
 Setbacks: Front and Rear: 45 feet
 Side: 23 feet

AREA

Lots (Phase I)	3,117,514 s.f.	71.6 acres
Lots (Phase II)	2,979,275 s.f.	68.4 acres
Road (Phase I)	286,480 s.f.	6.6 acres
Road (Phase II)	215,841 s.f.	5.0 acres
Open	3,948,408 s.f.	90.6 acres
Total	10,557,526 s.f. / 242.4 acres	

This survey conforms to the current standards of the Maine State Board of Licensure for Land Surveyors for Category I, Condition II, except as noted:

Exceptions:
 (1)
 (2)
 (3)
David E. Titcomb P.L.S. 1273

MAY MEADOW WOODS Phase II
 Egypt Road Gray, Maine

made for **May Meadow Inc.**

Job 90104 Book 462 File 5822 Disc 300
 February 22, 1995

TITCOMB ASSOCIATES
 LAND SURVEYORS / LAND PLANNERS
 80 Portland North Business Park, Falmouth, Maine