

MAIN-LAND
DEVELOPMENT
CONSULTANTS, INC.

69 MAIN ST. LIVERMORE FALLS, MAINE
367 US ROUTE 1 FALMOUTH, MAINE
PH: (207) 897-6752 FAX: (207) 897-5404
WWW.MAIN-LANDDC.COM

PROJECT
NAPLES DOLLAR GENERAL

ROUTE 302
NAPLES, MAINE 04055

OWNER OF RECORD
DPC, LLC

PO BOX 177,
NAPLES, MAINE 04055

MADE FOR
DANIEL CRAFFEY

PO BOX 177
NAPLES, MAINE 04055

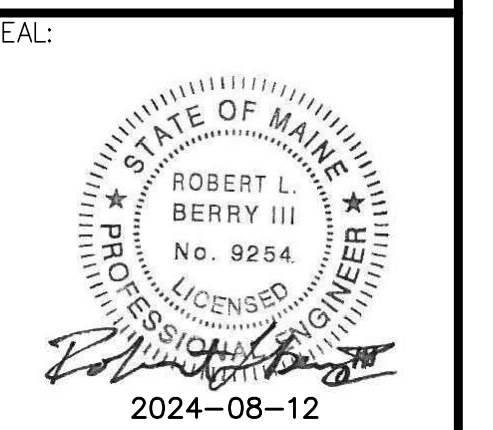
DRAWING SCALE:
40 0 20 40
(IN FEET)
1 INCH = 40 FT

SUBMISSION NOTES:
SUBMISSION 1: 2024-05-06 TLB FOR REVIEW.
SUBMISSION 2: 2024-05-15 TLB FOR PERMITTING.
SUBMISSION 3: 2024-06-06 TLB FOR PERMITTING, REVISED PER TOWN COMMENTS.
SUBMISSION 4: 2024-07-03 TLB FOR PERMITTING, REVISED PER PLANNING BOARD COMMENTS.
SUBMISSION 5: 2024-08-12 TLB FOR PERMITTING, REVISED PER PLANNING BOARD COMMENTS.

PROJ. MGR: RLB
DRAWN BY: TLB
CHECKED BY: RLB
SUBMISSION NO. 5
SURVEY DATE: 2024-02-12
SUBMISSION DATE: 2024-08-12
SUBMITTED FOR: PERMITTING

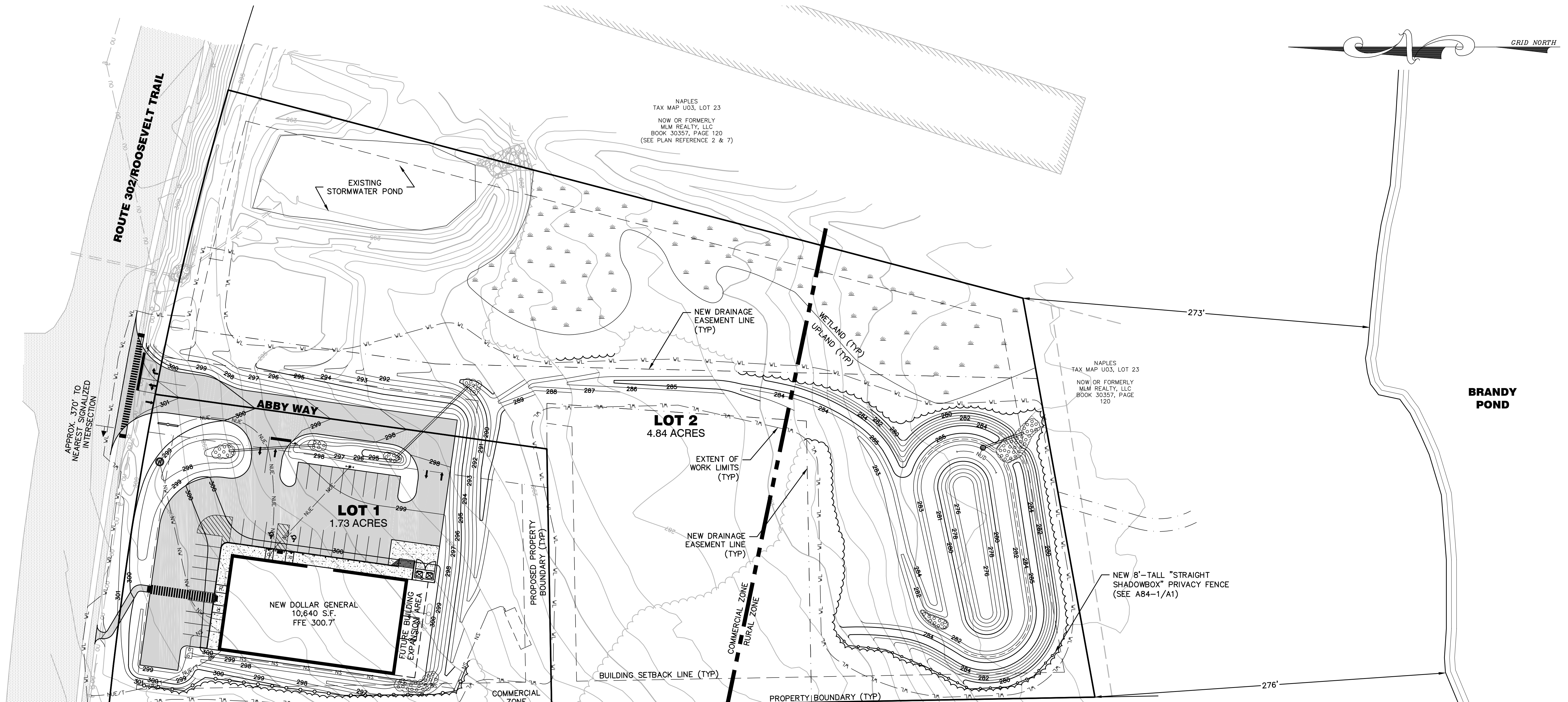
NOT FOR CONSTRUCTION

SITE OVERVIEW PLAN



ROBERT L. BERRY III ME PE #9254

DRAWING NO.
C2.0
MLDC NO. 24-034 2 OF 11



LEGEND

	PROPERTY BOUNDARY LINE
	ABUTTING BOUNDARY LINES
	DEED LINES (APPROX.)
	EASEMENT LINE
	PROPOSED PROPERTY SETBACK
	EXISTING MAJOR CONTOUR LINE
	EXISTING MINOR CONTOUR LINE
	PROPOSED MAJOR CONTOUR LINE
	PROPOSED MINOR CONTOUR LINE
	NEW CONCRETE CURB
	EXISTING EDGE OF GRAVEL
	EXISTING OVERHEAD UTILITY
	NEW WATER LINE
	NEW SEWER MAIN
	NEW UNDERGROUND ELECTRIC LINE
	NEW UNDERGROUND ELECTRIC & TELECOM LINE
	NEW FENCE
	EXISTING DRAINAGE CULVERT
	TEMPORARY SILTFENCE
	EXISTING TREELINE
	NEW TREELINE
	EXTENT OF WORK LIMITS
	NEW PAVED SURFACE
	NEW CONCRETE SLAB
	NEW STORMWATER POND
	TYPICAL WETLAND BOUNDARY
	NEW RIP-RAP
	NEW WELL
	EXISTING LIGHT
	UTILITY POLE
	FLOW ARROW
	CHECK DAM

APPROVED BY THE TOWN OF NAPLES,
MAINE PLANNING BOARD.
DATE: _____
CHAIRMAN: _____
CONDITIONS OF APPROVAL:

- NOTES**
1. LOCATION OF SEPTIC LEACHFIELDS & WELLS ON ABUTTING PROPERTIES IS APPROXIMATE AND BASED ON FIELD OBSERVATIONS BY MAIN-LAND.
 2. LOCATION AND DIMENSIONS OF BUILDINGS ON ABUTTING PROPERTIES IS APPROXIMATE AND BASED ON GOOGLE EARTH IMAGERY.
 3. ZONING BOUNDARIES SHOWN BASED ON TOWN OF NAPLES LAND USE MAP, DOWNLOADED FROM [HTTPS://WWW.TOWNOFNAPLES.ORG](https://www.townofnaples.org).
 4. BRANDY POND SHORELINE IS APPROXIMATE AND BASED ON GOOGLE EARTH IMAGERY.
 5. APPLICANT, OR ASSIGNED ENTITY, SHALL BE RESPONSIBLE FOR SITE MAINTENANCE, INCLUDING FENCES.

SETBACK & ZONING STANDARD SUMMARY

	CODE	PROPOSED LOT 1	PROPOSED LOT 2
LOT SIZE	0.92 ACRES	1.73 ACRES	4.84 ACRES
FRONT (ROAD) SETBACK	20 FT	80 FT	N/A
SIDE SETBACK	20 FT	25 FT	N/A
REAR SETBACK	20 FT	111 FT	N/A
PROVIDED PARKING	—	31 SPACES	N/A
ZONING		COMMERCIAL	COMMERCIAL/RURAL
ROAD FRONTAGE	100 FT	494 FT	246 FT