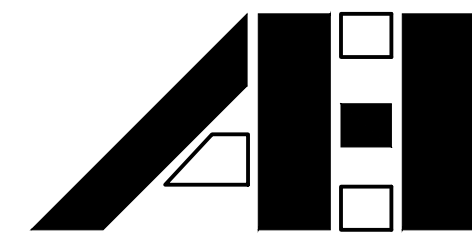


LAKESTAR SUBDIVISION

PHASE II

533 ROUTE 135, MONMOUTH

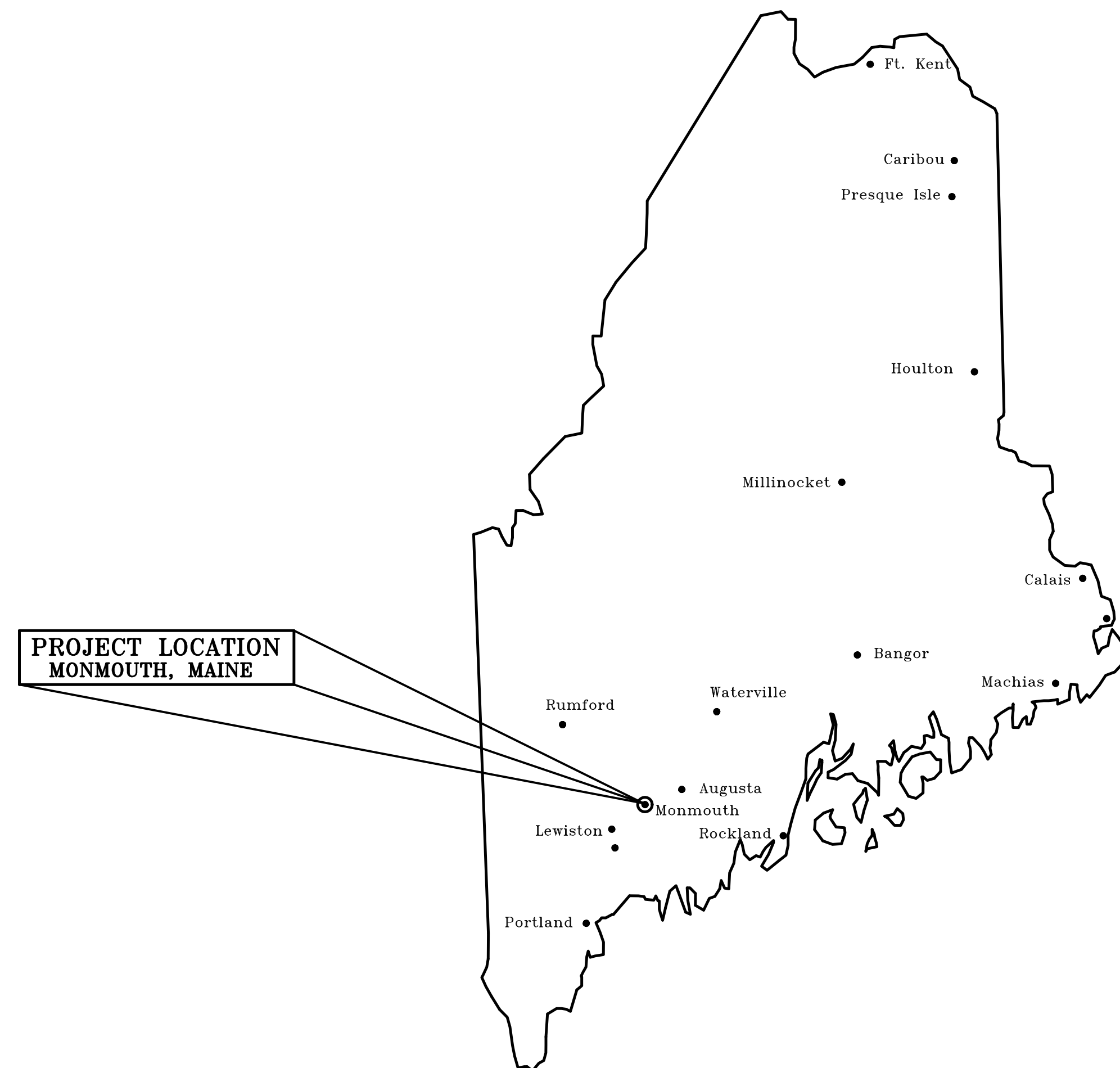


A. E. HODSDON
CONSULTING ENGINEERS
WATERVILLE, MAINE

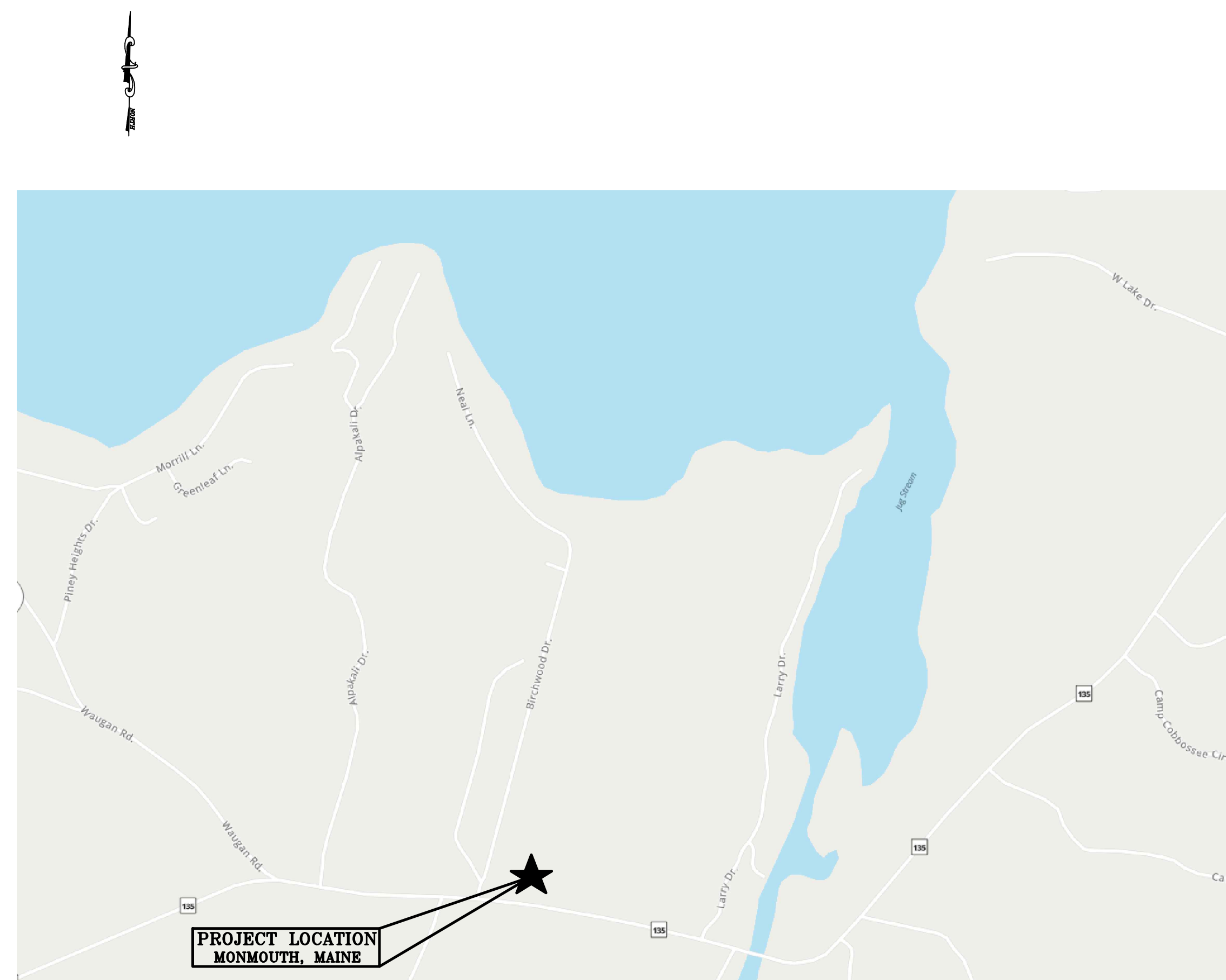
DRAWING INDEX

DRAWING TITLE	SHEET NUMBERS
COVER SHEET	C0.1
SUBDIVISION PLAN	C0.2
EROSION CONTROL & GENERAL NOTES PLAN	C1.0
EXISTING CONDITIONS AND DEMO PLAN	C1.0
SITE PLAN	C2.0
GRADING AND UTILITY PLAN	C3.0
GRADING AND UTILITY PLAN	C3.1
GRADING AND UTILITY PLAN	C3.2
PROFILE SHEET	C4.0
PROFILE SHEET	C4.1
PROFILE SHEET	C4.2
SITE DETAILS	C5.0

PROJECT LOCATION



SITE LOCATION PLAN



STATUS

NO.	DESCRIPTION	DATE
01	PHASE II SUBDIVISION AMENDMENT	01-07-2026
02	SUBMIT TO TOWN	02-09-2026
03	REVISED LAYOUT	02-20-2026

NOW OR FORMERLY
JANET B. BROOKS
VOLUME 8542 PAGE 61
LOT 1
PLAN FILE D-78122

NOW OR FORMERLY
FORTIN HOME CONSTRUCTION
VOLUME 7404 PAGE 32
LOT 2
PLAN FILE D-78122

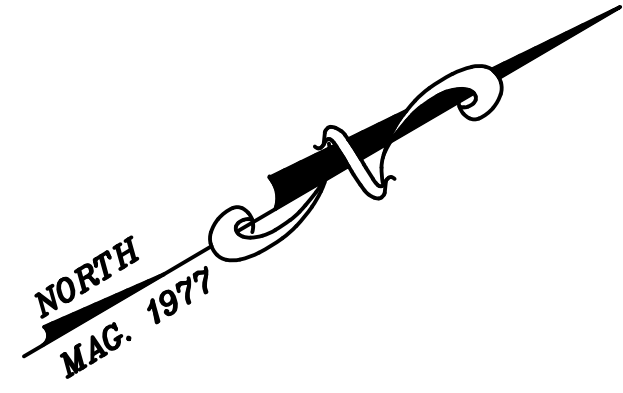
NOW OR FORMERLY
FORTIN HOME CONSTRUCTION
VOLUME 7404 PAGE 32
LOT 3
PLAN FILE D-78122

NOW OR FORMERLY
GERALD S. LETOURNEAU
VOLUME 8589 PAGE 221
LOT 4
PLAN FILE D-78122

NOW OR FORMERLY
LAWRENCE CYR
VOLUME 2113 PAGE 33
SEE PLAN RECORDED IN PLAN
FILE E-78070

BASIS OF BEARINGS
MAGNETIC NORTH 1977
ORIENTED TO THE BEARINGS SHOWN ON
PLAN IN PLAN FILE D-78-122

- SITE INFORMATION**
1. RECORD OWNER: LAKESTAR, LLC
 2. TAX MAP 36, LOT 83
 3. ZONE = RESOURCE PROTECTION, RURAL, SHORELAND RESIDENTIAL
 4. MIN. LOT SIZE = 40,000 S.F. / PER UNIT
 5. MIN. LOT ROAD FRONTAGE = 200' / 150'
 6. MIN. LAKE FRONTAGE = 200' AT THE 100' SETBACK
 7. FRONT BUILDING SETBACK = 50'
 8. SIDE AND REAR BUILDING SETBACK = 20'
 9. MAXIMUM BUILDING HEIGHT = 20'
 10. BASE FLOOD ELEVATION = 172.0'
 11. 100 YEAR FLOOD ELEVATION = 173.0'



Line Table

Line #	Length	Direction
L1	29.58	N00° 00' 13"W
L2	50.00	S89° 59' 47"W
L3	40.26	N74° 58' 35"W
L4	29.58	N00° 00' 13"W
L6	50.00	N14° 07' 31"W
L9	50.50	N02° 11' 31"W
L10	50.00	S67° 48' 29"W
L11	50.50	N02° 11' 31"W
L12	86.51	N15° 01' 25"E
L13	13.49	N15° 01' 25"E
L14	42.09	S74° 58' 35"E
L15	42.09	S74° 58' 35"E
L16	40.35	N12° 57' 37"E
L17	67.03	N72° 02' 23"W
L24	50.50	N02° 11' 31"W
L27	14.81	S74° 58' 35"E
L28	67.09	S74° 58' 35"E

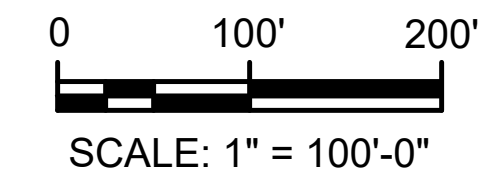
Curve Table

Curve #	Length	Radius	Delta
C1	34.70	25.00	079.52
C2	34.70	25.00	079.52
C3	62.28	325.00	010.98
C5	39.27	25.00	090.00
C7	39.27	25.00	090.00
C8	39.27	25.00	090.00
C9	131.96	225.00	033.60
C10	102.64	175.00	033.60
C11	353.88	375.00	054.07
C12	125.95	325.00	022.20
C13	530.74	325.00	093.57
C14	152.04	375.00	023.23
C15	208.49	375.00	031.85

Curve Table

Curve #	Length	Radius	Delta
C16	43.30	375.00	006.62
C17	109.30	250.00	025.05
C18	61.30	300.00	011.71
C19	39.27	25.00	090.00
C20	33.45	25.00	076.66
C22	129.09	200.00	036.98
C23	54.04	250.00	012.39
C28	117.30	200.00	033.60
C29	707.20	350.00	115.77
C30	25.03	275.00	005.22
C31	95.19	275.00	019.83
C32	145.23	225.00	036.98

LOT NUMBERS FROM PLANS OF ANNABESSACOOK LAKE SHORES INC.
RECORDED IN
PLAN BOOK 30 PAGE 40
PLAN BOOK 30 PAGE 41
PLAN BOOK 30 PAGE 42
PLAN BOOK 40 PAGE 65



LEGEND

EXISTING	PROPOSED
	100 CONTOUR
	PROPERTY LINE
	TEST PIT/ BORING
	TREE/SHRUB LINE
	WETLANDS
	EDGE OF PAVEMENT
	CURB LINE
	EDGE OF GRAVEL
	BUILDING

APPROVED BY THE TOWN OF MONMOUTH PLANNING BOARD

DATE: _____

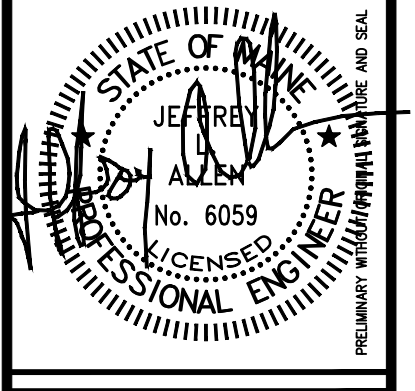
CHAIR: _____

AEHodson
CONSULTING ENGINEERS

10 Common Street Waterville, Maine 04901
(207) 873-5164

REV.	APP'D	DATE	STATUS
1	JLA	10-30-2025	ADDED ROAD SIDE BUFFERS
2	JLA	01-07-2026	PHASE II SUBDIVISION AMENDMENT
3	JLA	01-23-2026	REVISED BUFFERS
4	JLA	02-09-2026	SUBMIT TO TOWN
5	JLA	02-12-2026	REVISED ROAD WIDTH
6	JLA	02-20-2026	REVISED LAYOUT

THIS PLAN SHALL NOT BE MOVED WITHOUT WRITTEN PERMISSION FROM A.E.H. HODSON CONSULTING ENGINEERS. ANY ALTERATIONS AUTHORIZED OR OTHERWISE SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO A.E.H. HODSON CONSULTING ENGINEERS.



SUBDIVISION PLAN

OF
LAKESTAR SUBDIVISION: PHASE II

FOR
LAKESTAR, LLC
160 FAIRFIELD WOODS ROAD #27
FAIRFIELD, CONNECTICUT

DRAWN: JLA
CHECKED: JLA

SCALE: AS NOTED
DATE: 08-06-2025

C0.1

PROJECT#: 210-22

Erosion and Sediment Control Notes

- CONTRACTOR SHALL FOLLOW AND INSTALL EROSION CONTROL MEASURES PER MAINE EROSION AND SEDIMENT CONTROL BEST MANAGEMENT PRACTICES (BMP'S) MANUAL (DEPARTMENT OF ENVIRONMENTAL PROTECTION, LATEST EDITION).
- SEDIMENT BARRIERS: PRIOR TO CONSTRUCTION, PROPERLY INSTALL SEDIMENT BARRIERS AT THE DOWN-GRADIENT EDGE OF ANY AREA TO BE DISTURBED AND ADJACENT TO ANY DRAINAGE CHANNELS WITHIN THE DISTURBED AREA.
- WHENEVER PRACTICABLE, NO DISTURBANCE ACTIVITIES SHOULD TAKE PLACE WITHIN 50 FEET OF ANY PROTECTED NATURAL RESOURCE. IF DISTURBANCE ACTIVITIES TAKE PLACE BETWEEN 30 FEET AND 50 FEET OF ANY PROTECTED NATURAL RESOURCE, AND STORMWATER DISCHARGES THROUGH THE DISTURBED AREAS TOWARD THE PROTECTED NATURAL RESOURCE, PERIMETER EROSION CONTROLS MUST BE DOUBLED. IF DISTURBANCE ACTIVITIES TAKE PLACE LESS THAN 30 FEET FROM ANY PROTECTED NATURAL RESOURCE, AND STORMWATER DISCHARGES THROUGH THE DISTURBED AREAS TOWARD THE PROTECTED NATURAL RESOURCE, PERIMETER EROSION CONTROLS MUST BE DOUBLED AND DISTURBED AREAS MUST BE TEMPORARILY OR PERMANENTLY STABILIZED WITHIN 7 DAYS.
- ALL DISTURBED AREAS SHALL BE STABILIZED OR PROVIDED WITH TEMPORARY EROSION CONTROL WITHIN 14-DAYS OF DISTURBANCE.
- ALL DISTURBED AREAS THAT DO NOT RECEIVE FINAL SEEDING BY SEPTEMBER 15TH SHALL RECEIVE A WINTER RYE SEEDING AT THE RATE OF 3 LBS. PER 1,000 SQ. FT. AND A HEAVY LAYER (4") OF HAY OR STRAW MULCH. ALL DISTURBED AREAS SHALL BE STABILIZED WITH 7-DAYS OF DISTURBANCE.
- INSTALL SILT FENCE AND OTHER EROSION CONTROL MEASURES AS SHOWN ON THE DRAWINGS AND AT THE LIMIT OF CLEARING FOR ALL SITE WORK AND ABOVE ALL WATER COURSES TO PROTECT AGAINST EROSION AND SEDIMENTATION FROM CONSTRUCTION. INSTALL ALONG CONTOUR WITH GUIDELINES PROVIDED IN LATEST EDITION OF MDEP BMP MANUAL AND IN ACCORDANCE WITH DETAILS. MAINTAIN MEASURES UNTIL DISTURBED AREAS HAVE BEEN STABILIZED WITH VEGETATION OR PAVEMENT.
- DISCHARGE OF ANY DE-WATERING ACTIVITIES SHALL BE DIRECTED TOWARDS A STABILIZED AREA. FLOW CONCENTRATION, EROSION AND VISIBLE DISCHARGES OFF SITE OR INTO SURFACE WATERS SHALL BE AVOIDED.
- TEMPORARY EROSION CONTROL SHALL INCLUDE EROSION CONTROL BLANKETS OR MULCH. APPLY HAY OR STRAW MULCH AT A RATE OF 2 SQUARE BALES PER 1,000 SQ. FT. TO FORM A CONTINUOUS COVER OVER BARE SOIL. MAINTAIN MULCH COVER BY WETTING OR PLACING NETTING OVER MULCH. THE AREAS MAY ALSO BE HYDROSEEDED.
- PERMANENT STABILIZATION. IF THE AREA WILL NOT BE WORKED FOR MORE THAN ONE YEAR OR HAS BEEN BROUGHT TO FINAL GRADE, THEN PERMANENTLY STABILIZE THE AREA WITHIN 7 DAYS BY HYDROSEEDING OR PLANTING VEGETATION, SEEDING, SOD, OR THROUGH THE USE OF PERMANENT MULCH, OR RIPRAP, OR ROAD SUB-BASE. IF USING VEGETATION FOR STABILIZATION, SELECT THE PROPER VEGETATION FOR THE LIGHT, MOISTURE, AND SOIL CONDITIONS; AMEND AREAS OF DISTURBED SUBSOILS WITH TOPSOIL, COMPOST, OR FERTILIZERS; PROTECT SEEDED AREAS WITH MULCH OR, IF NECESSARY, EROSION CONTROL BLANKETS AND SCHEDULE PLANTING AND SEEDING SO TO AVOID DIE-OFF FROM SUMMER DROUGHT AND FALL FROSTS. NEWLY SEEDED AREAS MUST BE PROTECTED FROM VEHICLE TRAFFIC, EXCESSIVE PEDESTRIAN TRAFFIC, AND CONCENTRATED RUNOFF UNTIL THE VEGETATION IS WELL-ESTABLISHED WITH 90% COVER BY HEALTHY VEGETATION. IF NECESSARY, AREAS MUST BE REWORKED AND RESTABILIZED IF GERMINATION IS SPARSE, PLANT COVERAGE IS SPOTTY, OR TOPSOIL EROSION IS EVIDENT.
 - SEEDED AREAS. FOR SEEDED AREAS, PERMANENT STABILIZATION MEANS A 90% COVER OF THE DISTURBED AREA WITH MATURE, HEALTHY PLANTS WITH NO EVIDENCE OF WASHING OR RILLING OF THE TOPSOIL.
 - PERMANENT MULCH. FOR MULCHED AREAS, PERMANENT MULCHING MEANS TOTAL COVERAGE OF THE EXPOSED AREA WITH AN APPROVED MULCH MATERIAL. EROSION CONTROL MIX MAY BE USED AS MULCH FOR PERMANENT STABILIZATION ACCORDING TO THE APPROVED APPLICATION RATES AND LIMITATIONS.
 - RIPRAP. FOR AREAS STABILIZED WITH RIPRAP. PERMANENT STABILIZATION MEANS THAT SLOPES STABILIZED WITH RIPRAP HAVE AN APPROPRIATE BACKING OF A WELL-GRADED GRAVEL OR APPROVED GEOTEXTILE TO PREVENT SOIL MOVEMENT FROM BEHIND THE RIPRAP. STONE MUST BE SIZED APPROPRIATELY. IT IS RECOMMENDED THAT ANGULAR STONE BE USED.
 - DITCHES, CHANNELS, AND SWALES. FOR OPEN CHANNELS, PERMANENT STABILIZATION MEANS THE CHANNEL IS STABILIZED WITH A 90% COVER OF HEALTHY VEGETATION WITH A WELL-GRADED RIPRAP LINING, TURF REINFORCEMENT MAT, OR WITH ANOTHER NON-EROSIVE LINING SUCH AS CONCRETE OR ASPHALT PAVEMENT. THERE MUST BE NO EVIDENCE OF SLUMPING OF THE CHANNEL LINING, UNDERCUTTING OF THE CHANNEL BANKS, OR DOWN-CUTTING OF THE CHANNEL.
- WINTER CONSTRUCTION IS CONSTRUCTION ACTIVITY PERFORMED DURING THE PERIOD FROM NOVEMBER 1 THROUGH APRIL 15. IF DISTURBED AREAS ARE NOT STABILIZED WITH PERMANENT MEASURES BY NOVEMBER 1 OR NEW SOIL DISTURBANCE OCCURS AFTER NOVEMBER 1, BUT BEFORE APRIL 15, THEN THESE AREAS MUST BE PROTECTED AND RUNOFF FROM THEM MUST BE CONTROLLED BY ADDITIONAL MEASURES AND RESTRICTIONS.
 - SITE STABILIZATION: FOR WINTER STABILIZATION, HAY MULCH IS APPLIED AT TWICE THE STANDARD TEMPORARY STABILIZATION RATE. AT THE END OF EACH CONSTRUCTION DAY, AREAS THAT HAVE BEEN BROUGHT TO FINAL GRADE MUST BE STABILIZED. MULCH MAY NOT BE SPREAD ON TOP OF SNOW.
 - SEDIMENT BARRIERS: ALL AREAS WITHIN 75 FEET OF A PROTECTED NATURAL RESOURCE MUST BE PROTECTED WITH A DOUBLE ROW OF SEDIMENT BARRIERS.
 - DITCH: ALL VEGETATED DITCH LINES THAT HAVE NOT BEEN STABILIZED BY NOVEMBER 1, OR WILL BE WORKED DURING THE WINTER CONSTRUCTION PERIOD, MUST BE STABILIZED WITH AN APPROPRIATE STONE LINING BACKED BY AN APPROPRIATE GRAVEL BED OR GEOTEXTILE.
 - SLOPES. MULCH NETTING MUST BE USED TO ANCHOR MULCH ON ALL SLOPES GREATER THAN 8% UNLESS EROSION CONTROL BLANKETS OR EROSION CONTROL MIX IS BEING USED.
- ALL DISTURBED AREAS TO BE RE-VEGETATED SHALL RECEIVE 4" OF LOAM. THE LOAM SHALL BE SEEDED, FERTILIZED* AND MULCHED AT THE RATES SHOWN IN THE NOTES.
- ALL EROSION CONTROL DEVICES SHALL REMAIN IN PLACE AND BE MAINTAINED UNTIL GRASS HAS BECOME 90% ESTABLISHED.
- ADDITIONAL EROSION CONTROL MAY BE REQUIRED BY THE MUNICIPALITY AND/OR THE MAINE DEP TO STOP SEDIMENT FROM LEAVING THE SITE. ANY ADDITIONAL EROSION CONTROL REQUIRED WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- INSPECT THESE AREAS AT LEAST ONCE A WEEK AS WELL AS BEFORE AND WITHIN 24 HOURS AFTER A STORM EVENT (RAINFALL), AND PRIOR TO COMPLETING PERMANENT STABILIZATION MEASURES. IF BEST MANAGEMENT PRACTICES (BMP'S) NEEDED TO BE REPAIRED, THE REPAIR WORK SHOULD BE INITIATED UPON DISCOVERY OF THE PROBLEM BUT NO LATER THAN THE END OF THE NEXT WORKDAY. IF ADDITIONAL BMP'S OR SIGNIFICANT REPAIR OF BMP'S ARE NECESSARY, IMPLEMENTATION MUST BE COMPLETED WITHIN 7 CALENDAR DAYS AND PRIOR TO ANY STORM EVENT (RAINFALL). ALL MEASURES MUST BE MAINTAINED IN EFFECTIVE OPERATING CONDITION UNTIL AREAS ARE PERMANENTLY STABILIZED.
- THE CONTRACTOR SHALL REPAIR AND RE-SEED ALL ERODED AREAS WITHIN 1-YEAR OF THE DATE OF SUBSTANTIAL COMPLETION OF THE WORK. REPAIR WORK SHALL BE COMPLETED WITHIN 14-DAYS OF NOTIFICATION.
- REMOVAL OF TEMPORARY MEASURES. *REMOVE ANY TEMPORARY CONTROL MEASURES, SUCH AS SILT FENCE, WITHIN 30 DAYS AFTER PERMANENT STABILIZATION IS ATTAINED. REMOVE ANY ACCUMULATED SEDIMENTS AND STABILIZE.

STABILIZATION NOTES:

- ALL TREES, BRUSH, STUMPS, OBSTRUCTIONS AND OTHER OBJECTIONABLE MATERIAL SHALL BE REMOVED AND DISPOSED OF.
- THE SITE SHALL BE EXCAVATED OR SHAPED TO LINE, GRADE, AND CROSS SECTION AS REQUIRED TO MEET THE CRITERIA SPECIFIED HEREIN.
- FILLS SHALL BE COMPACTED AS NEEDED TO PREVENT UNEQUAL SETTLEMENT THAT WOULD CAUSE DAMAGE.
- ALL EARTH REMOVED AND NOT NEEDED IN CONSTRUCTION SHALL BE SPREAD OR DISPOSED OF SO THAT IT WILL NOT INTERFERE WITH THE FUNCTIONING OF THE WATERWAY.
- TEMPORARY STABILIZATION. WITHIN 7 DAYS OF THE CESSATION OF CONSTRUCTION ACTIVITIES IN AN AREA THAT WILL NOT BE WORKED FOR MORE THAN 7 DAYS, STABILIZE ANY EXPOSED SOIL WITH MULCH, OR OTHER NON-ERODIBLE COVER. STABILIZE AREAS WITHIN 75 FEET OF A WETLAND OR WATERBODY WITHIN 48 HOURS OF THE INITIAL DISTURBANCE OF THE SOIL OR PRIOR TO ANY STORM EVENT, WHICHEVER COMES FIRST.†
- CONSTRUCTION OPERATIONS SHALL BE CARRIED OUT IN SUCH A MANNER THAT EROSION AND AIR AND WATER POLLUTION WILL BE MINIMIZED. STATE AND LOCAL LAWS WILL BE COMPLIED WITH.
- STABILIZATION SHALL BE DONE ACCORDING TO THE APPROPRIATE STANDARD AND SPECIFICATIONS FOR VEGETATIVE PRACTICES.

ALL DISTURBED AREAS TO BE REVEGETATED AS FOLLOWS:

HAY MULCH	2 BALES/1000 SQ. FT
GROUND LIMESTONE	138 LB./1000 SQ. FT.
FERTILIZER 10-20-20	18.4 LB./1000 SQ. FT.

SEED MIX	
CREeping RED FESCUE	0.46 LB./1000 SQ. FT.
RED TOP	0.05 LB./1000 SQ. FT.
TALL FESCUE	0.46 LB./1000 SQ. FT.

SEED MUST BE PACKAGED LABELED FOR USE IN THE CURRENT YEAR. PROVIDE COPY OF LABEL TO OWNER AND OR ENGINEER.

EMBANKMENT SEEDING MIXTURE		
SPECIES	VARIETIES	LB. PER ACRE
FLATPEA	LATHCO	10.0
PERENNIAL PEA	LANCER	2.0
CROWN VETCH	PENNGIFT, CHEMUG	10.0
TALL FESCUE	KY-31, REBEL, KEN-HI	10.0

* FERTILIZER SHALL NOT BE APPLIED IN LAKE WATERSHEDS OR UPSTREAM OF SENSITIVE STREAMS. CONFIRM USE WITH OWNER AND OR ENGINEER.

INSPECTION AND MAINTENANCE PLAN FOR STORMWATER MANAGEMENT STRUCTURES (BMP'S)		
	INSPECTION SCHEDULE	CORRECTIVE ACTIONS
VEGETATED AREAS	ANNUALLY EARLY SPRING AND AFTER HEAVY RAINS.	INSPECT ALL SLOPES AND EMBANKMENTS AND REPLANT AREAS OF BARE SOIL OR WITH SPARSE GROWTH. ARMOR RILL EROSION AREAS WITH RIPRAP OR DIVERT THE RUNOFF TO A STABLE AREA. INSPECT AND REPAIR DOWN-SLOPE OF ALL SPREADERS AND TURN-OUTS FOR EROSION. MOW VEGETATION AS SPECIFIED FOR THE AREA.
DITCHES, SWALES AND OPEN STORMWATER CHANNELS	ANNUALLY SPRING AND LATE FALL AND AFTER HEAVY RAINS.	REMOVE OBSTRUCTIONS, SEDIMENTS OR DEBRIS FROM DITCHES, SWALES AND OTHER OPEN CHANNELS. REPAIR ANY EROSION OF THE DITCH LINING. MOW VEGETATED DITCHES. REMOVE WOODY VEGETATION GROWING THROUGH RIPRAP. REPAIR ANY SLUMPING SIDE SLOPES. REPAIR RIPRAP WHERE UNDERLYING FILTER FABRIC OR GRAVEL IS SHOWING OR IF STONES HAVE DISLodge.
CULVERTS	SPRING AND LATE FALL AND AFTER HEAVY RAINS.	REMOVE ACCUMULATED SEDIMENTS AND DEBRIS AT THE INLET, OUTLET, OR WITHIN THE CONDUIT. REMOVE ANY OBSTRUCTION TO FLOW. REPAIR ANY EROSION DAMAGE AT THE CULVERT'S INLET AND OUTLET.
CATCH BASINS	ANNUALLY IN THE SPRING.	REMOVE SEDIMENTS AND DEBRIS FROM THE BOTTOM OF THE BASIN AND INLET GRATES. REMOVE FLOATING DEBRIS AND OILS (USING OIL ABSORPTIVE PADS) FROM ANY TRAP.
ROADWAYS AND PARKING AREAS	ANNUALLY IN THE SPRING OR AS NEEDED.	CLEAR AND REMOVE ACCUMULATED WINTER SAND IN PARKING LOTS AND ALONG ROADWAYS. SWEEP PAVEMENT TO REMOVE SEDIMENT. GRADE ROAD SHOULDERS AND REMOVE ACCUMULATED WINTER SAND. GRADE GRAVEL ROADS AND GRAVEL SHOULDERS. CLEAN OUT THE SEDIMENT WITHIN WATER BARS OR OPEN-TOP CULVERTS. ENSURE THAT STORMWATER RUNOFF IS NOT IMPEDED BY FALSE DITCHES OF SEDIMENT IN THE SHOULDER.
RESOURCE AND TREATMENT BUFFERS	ANNUALLY IN THE SPRING.	INSPECT BUFFERS FOR EVIDENCE OF EROSION, CONCENTRATED FLOW, OR ENCROACHMENT BY DEVELOPMENT. MANAGE THE BUFFER'S VEGETATION WITH THE REQUIREMENTS IN ANY DEED RESTRICTIONS. REPAIR ANY SIGN OF EROSION WITHIN A BUFFER. INSPECT AND REPAIR DOWN-SLOPE OF ALL SPREADERS AND TURN-OUTS FOR EROSION. INSTALL MORE LEVEL SPREADERS, OR DITCH TURN-OUTS IF NEEDED FOR A BETTER DISTRIBUTION OF FLOW. CLEAN OUT ANY ACCUMULATION OF SEDIMENT WITHIN THE SPREADER BAYS OR TURNOUT POOLS. MOW NON-WOODED BUFFERS NO SHORTER THAN SIX INCHES AND LESS THAN THREE TIMES PER YEAR.

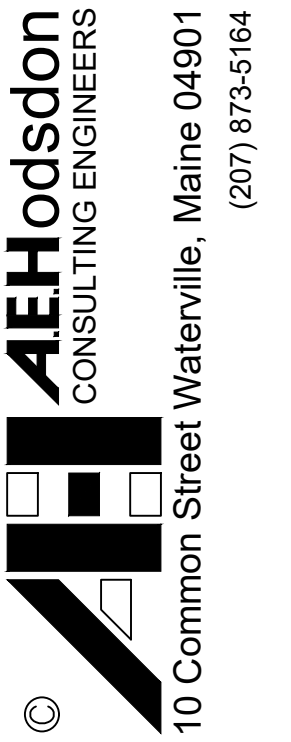
General Site Notes

- EXISTING UTILITIES: EXISTING UTILITIES HAVE BEEN IDENTIFIED FROM FIELD SURVEYS AND EXISTING RECORDS. THE ENGINEER AND OWNER MAKE NO GUARANTEE OF THE ACCURACY OF THE LOCATIONS AS SHOWN ON THE PLANS. IN ADDITION, UTILITIES THAT EXIST MAY NOT BE SHOWN ON THE PLANS. INDIVIDUAL WATER OR SEWER SERVICES ARE GENERALLY NOT SHOWN ON THE PLANS. THE CONTRACTOR IS RESPONSIBLE FOR THE INTEGRITY OF ALL EXISTING UTILITIES INCLUDING INDIVIDUAL SERVICES WHETHER OR NOT THEY ARE SHOWN CORRECTLY OR SHOWN AT ALL ON THE PLANS. CONTRACTOR IS RESPONSIBLE FOR FOLLOWING ALL DIG-SAFE PROCEDURES AND CONTACTING NON DIG-SAFE UTILITIES TO MARK THEIR UNDERGROUND UTILITIES BEFORE CONSTRUCTION BEGINS. REPAIR OF DAMAGED UTILITIES SHALL BE AT THE CONTRACTOR'S EXPENSE. NO DAMAGED UTILITIES SHALL BE BACKFILLED UNTIL THE OWNER'S REPRESENTATIVE INSPECTS AND APPROVES THE REPAIR.
- TEMPORARY EROSION CONTROL SHALL BE INSTALLED BEFORE CONSTRUCTION BEGINS.
- TEST PITS SHALL BE COMPLETED BEFORE CONSTRUCTION BEGINS.
- NO TRENCH SHALL BE LEFT OPEN OVERNIGHT. IF TRENCH IS NOT BACKFILLED, SECURE WITH CONCRETE BARRIERS AND STEEL PLATE OVER TRENCH.
- CONTRACTOR SHALL COORDINATE WITH ELECTRICAL UTILITY FOR HOLDING UTILITY POLES AS NEEDED. COST FOR THIS WORK WILL BE PAID BY THE CONTRACTOR.
- CONTRACTOR SHALL KEEP DAILY FIELD NOTES AND ACCURATE SWING TIES TO ALL EXISTING AND NEW UTILITIES INCLUDING APPARENTLY ABANDONED UTILITIES. THIS INFORMATION SHALL BE FURNISHED TO THE OWNER/ENGINEER ON A WEEKLY BASIS AND PRIOR TO PROJECT COMPLETION.
- WATER/SEWER SERVICE SHALL BE MAINTAINED TO CUSTOMERS AT ALL TIMES. NO ADDITIONAL CHARGES WILL BE PAID FOR TEMPORARY SERVICES NEEDED.
- THE CONTRACTOR SHALL FOLLOW OSHA SAFETY REQUIREMENTS AT ALL TIMES WHILE COMPLETING CONSTRUCTION WORK.
- TRAFFIC CONTROL SHALL BE IN ACCORDANCE WITH MUTCD RECOMMENDATIONS, LATEST REVISION AND STATE AND LOCAL LAWS.
- LOAM MUST BE ROLLED AND OF UNIFORM GRADE BEFORE SEEDING AND MULCHING.
- ALL STORM DRAIN PIPE SHALL BE PERFORATED AT THE 5 O'CLOCK AND 7 O'CLOCK POSITIONS AND INSTALLED HOLES DOWN UNLESS OTHERWISE NOTED.
- ALL PAVEMENT SHALL BE CUT UNIFORMLY PRIOR TO EXCAVATION.

Housekeeping Notes

- SPILL PREVENTION. CONTROLS MUST BE USED TO PREVENT POLLUTANTS FROM CONSTRUCTION AND WASTE MATERIALS STORED ON SITE TO ENTER STORMWATER, WHICH INCLUDES STORAGE PRACTICES TO MINIMIZE EXPOSURE OF THE MATERIALS TO STORMWATER. THE SITE CONTRACTOR OR OPERATOR MUST DEVELOP, AND IMPLEMENT AS NECESSARY, APPROPRIATE SPILL PREVENTION, CONTAINMENT, AND RESPONSE PLANNING MEASURES.

ANY SPILL OR RELEASE OF TOXIC OR HAZARDOUS SUBSTANCES MUST BE REPORTED TO THE DEPARTMENT OF ENVIRONMENTAL PROTECTION (DEP). FOR OIL SPILLS, CALL 1-800-482-0777 WHICH IS AVAILABLE 24 HOURS A DAY. FOR SPILLS OF TOXIC OR HAZARDOUS MATERIAL, CALL 1-800-452-4664 WHICH IS AVAILABLE 24 HOURS A DAY. FOR MORE INFORMATION, VISIT THE DEP'S WEBSITE AT : [HTTP://WWW.MAINE.GOV/DEP/SPILLS/EMERGSPILLRESP/](http://www.maine.gov/dep/spills/emergresp/)
- GROUNDWATER PROTECTION. DURING CONSTRUCTION, LIQUID PETROLEUM PRODUCTS AND OTHER HAZARDOUS MATERIALS WITH THE POTENTIAL TO CONTAMINATE GROUNDWATER MAY NOT BE STORED OR HANDLED IN AREAS OF THE SITE DRAINING TO AN INFILTRATION AREA. AN "INFILTRATION AREA" IS ANY AREA OF THE SITE THAT BY DESIGN OR AS A RESULT OF SOILS, TOPOGRAPHY AND OTHER RELEVANT FACTORS ACCUMULATES RUNOFF THAT INFILTRATES INTO THE SOIL. DIKES, BERMS, SLUMPS, AND OTHER FORMS OF SECONDARY CONTAINMENT THAT PREVENT DISCHARGE TO GROUNDWATER MAY BE USED TO ISOLATE PORTIONS OF THE SITE FOR THE PURPOSES OF STORAGE AND HANDLING OF THESE MATERIALS. ANY PROJECT PROPOSING INFILTRATION OF STORMWATER MUST PROVIDE ADEQUATE PRE-TREATMENT OF STORMWATER PRIOR TO DISCHARGE OF STORMWATER TO THE INFILTRATION AREA, OR PROVIDE FOR TREATMENT WITHIN THE INFILTRATION AREA, IN ORDER TO PREVENT THE ACCUMULATION OF FINES, REDUCTION IN INFILTRATION RATE, AND CONSEQUENT FLOODING AND DESTABILIZATION.
- FUGITIVE SEDIMENT AND DUST. ACTIONS MUST BE TAKEN TO ENSURE THAT ACTIVITIES DO NOT RESULT IN NOTICEABLE EROSION OF SOILS OR FUGITIVE DUST EMISSIONS DURING OR AFTER CONSTRUCTION. OIL MAY NOT BE USED FOR DUST CONTROL, BUT OTHER WATER ADDITIVES MAY BE CONSIDERED AS NEEDED. A STABILIZED CONSTRUCTION ENTRANCE (SCE) SHOULD BE INCLUDED TO MINIMIZE TRACKING OF MUD AND SEDIMENT. IF OFF-SITE TRACKING OCCURS, PUBLIC ROADS SHOULD BE SWEEP IMMEDIATELY AND NO LESS THAN ONCE A WEEK AND PRIOR TO SIGNIFICANT STORM EVENTS. OPERATIONS DURING DRY MONTHS, THAT EXPERIENCE FUGITIVE DUST PROBLEMS, SHOULD WET DOWN UNPAVED ACCESS ROADS ONCE A WEEK OR MORE FREQUENTLY AS NEEDED WITH A WATER ADDITIVE TO SUPPRESS FUGITIVE SEDIMENT AND DUST.
- DEBRIS AND OTHER MATERIALS. MINIMIZE THE EXPOSURE OF CONSTRUCTION DEBRIS, BUILDING AND LANDSCAPING MATERIALS, TRASH, FERTILIZERS, PESTICIDES, HERBICIDES, DETERGENTS, SANITARY WASTE AND OTHER MATERIALS TO PRECIPITATION AND STORMWATER RUNOFF.
- EXCAVATION DE-WATERING. EXCAVATION DE-WATERING IS THE REMOVAL OF WATER FROM TRENCHES, FOUNDATIONS, PONDS, AND OTHER AREAS WITHIN THE CONSTRUCTION AREA THAT RETAIN WATER AFTER EXCAVATION. THE COLLECTED WATER REMOVED FROM THE PONDED AREA, MUST BE SPREAD THROUGH NATURAL WOODED BUFFERS OR REMOVED TO AREAS THAT ARE SPECIFICALLY DESIGNED TO COLLECT THE MAXIMUM AMOUNT OF SEDIMENT POSSIBLE, LIKE A SEDIMENTATION BASIN. AVOID ALLOWING THE WATER TO FLOW OVER DISTURBED AREAS OF THE SITE.
- AUTHORIZED NON-STORMWATER DISCHARGES. IDENTIFY AND PREVENT CONTAMINATION BY NON-STORMWATER DISCHARGES. WHERE ALLOWED NON-STORMWATER DISCHARGES EXIST, THEY MUST BE IDENTIFIED AND STEPS SHOULD BE TAKEN TO ENSURE THE IMPLEMENTATION OF APPROPRIATE POLLUTION PREVENTION MEASURES FOR THE NON-STORMWATER COMPONENT(S) OF THE DISCHARGE. AUTHORIZED NON-STORMWATER DISCHARGES ARE:
 - DISCHARGES FROM FIREFIGHTING ACTIVITY;
 - FIRE HYDRANT FLUSHINGS;
 - VEHICLE WASHWATER IF DETERGENTS ARE NOT USED AND WASHING IS LIMITED TO THE EXTERIOR OF VEHICLES;
 - DUST CONTROL RUNOFF;
 - ROUTINE EXTERNAL BUILDING WASHDOWN, NOT INCLUDING SURFACE PAINT REMOVAL, THAT DOES NOT INVOLVE DETERGENTS;
 - PAVEMENT WASHWATER (WHERE SPILLS/LEAKS OF TOXIC OR HAZARDOUS MATERIALS HAVE NOT OCCURRED, UNLESS ALL SPILLED MATERIAL HAD BEEN REMOVED) IF DETERGENTS ARE NOT USED;
 - UNCONTAMINATED AIR CONDITIONING OR COMPRESSOR CONDENSATE;
 - UNCONTAMINATED GROUNDWATER OR SPRING WATER;
 - FOUNDATION OR FOOTER DRAIN-WATER WHERE FLOWS ARE NOT CONTAMINATED;
 - UNCONTAMINATED EXCAVATION DEWATERING; AND
 - POTABLE WATER SOURCES INCLUDING WATERLINE FLUSHINGS.
- UNAUTHORIZED NON-STORMWATER DISCHARGES. THE CONTRACTOR MAY NOT ALLOW DISCHARGES OF THE FOLLOWING:
 - WASTEWATER FROM THE WASHOUT OR CLEANOUT OF CONCRETE, STUCCO, PAINT, FORM RELEASE OILS, CURING COMPOUNDS OR OTHER CONSTRUCTION MATERIALS;
 - FUELS, OILS OR OTHER POLLUTANTS USED IN VEHICLE AND EQUIPMENT OPERATION AND MAINTENANCE;
 - SOAPS, SOLVENTS, OR DETERGENTS USED IN VEHICLE AND EQUIPMENT WASHING; AND
 - TOXIC OR HAZARDOUS SUBSTANCES FROM A SPILL OR OTHER RELEASE.



10 Common Street Waterville, Maine 04901
(207) 873-5164

REVISED LAYOUT	02-20-2026	J/LA
REVISED ROAD WIDTH	02-12-2026	J/LA
SUBMIT TO TOWN	02-09-2026	J/LA
REVISED BUFFERS	01-23-2026	J/LA
PHASE II SUBDIVISION AMENDMENT	01-07-2026	J/LA
ADDED ROAD SIDE BUFFERS	10-30-2025	J/LA
STATUS:	DATE:	REV./APPD

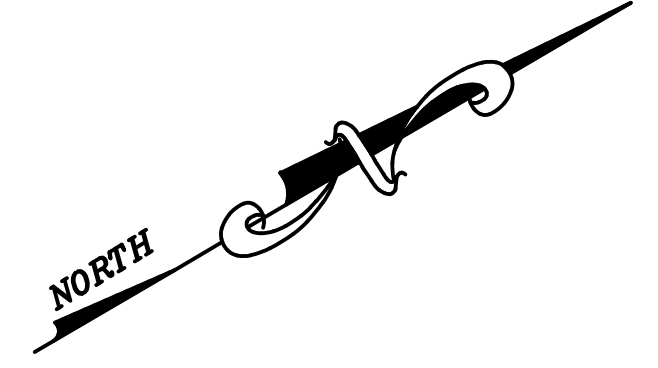
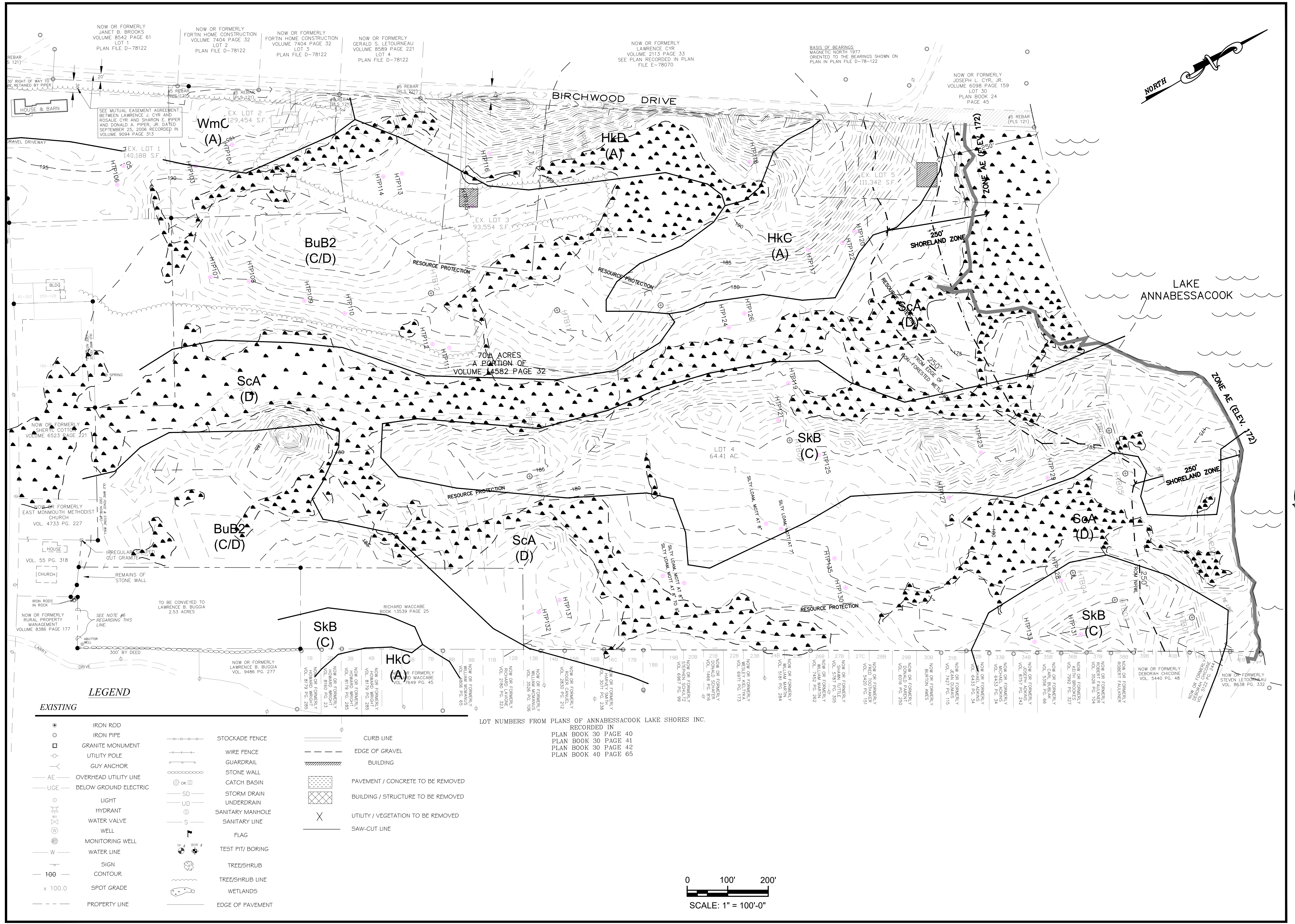


EROSION CONTROL & GENERAL NOTES PLAN
OF:
LAKESTAR SUBDIVISION: PHASE II
533 ROUTE 135
MONMOUTH, MAINE
FOR:
LAKESTAR, LLC
160 FAIRFIELD WOODS ROAD #27
FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	J/LA
SCALE	DATE
AS NOTED	08-06-2025

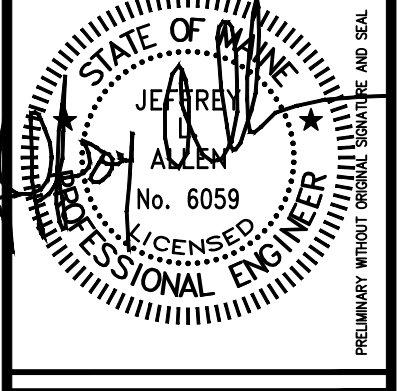
C0.2

PROJECT#: 210-22



REV.	APP'D	DATE	STATUS
6	JLA	02-20-2026	REVISED LAYOUT
5	JLA	02-12-2026	REVISED ROAD WIDTH
4	JLA	02-09-2026	SUBMIT TO TOWN
3	JLA	01-23-2026	REVISED BUFFERS
2	JLA	01-07-2026	PHASE II SUBDIVISION AMENDMENT
1	JLA	10-30-2025	ADDED ROAD SIDE BUFFERS

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EXISTING CONDITIONS AND DEMO PLAN
OF
LAKESTAR SUBDIVISION: PHASE II
533 ROUTE 135
MONMOUTH, MAINE
FOR
LAKESTAR, LLC
160 FAIRFIELD WOODS ROAD #27
FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025

C1.0
PROJECT#: 210-22

NOW OR FORMERLY JANET B. BROOKS VOLUME 8542 PAGE 61 LOT 1 PLAN FILE D-78122

NOW OR FORMERLY FORTIN HOME CONSTRUCTION VOLUME 7404 PAGE 32 LOT 2 PLAN FILE D-78122

NOW OR FORMERLY FORTIN HOME CONSTRUCTION VOLUME 7404 PAGE 32 LOT 3 PLAN FILE D-78122

NOW OR FORMERLY GERALD S. LETOURNEAU VOLUME 8589 PAGE 221 LOT 4 PLAN FILE D-78122

NOW OR FORMERLY LAWRENCE CYR VOLUME 2113 PAGE 33 SEE PLAN RECORDED IN PLAN FILE E-78070

BASIS OF BEARINGS
MAGNETIC NORTH 1977
ORIENTED TO THE BEARINGS SHOWN ON PLAN IN PLAN FILE D-78-122

NOW OR FORMERLY JOSEPH L. CYR, JR. VOLUME 6098 PAGE 159 LOT 30 PLAN BOOK 24 PAGE 45

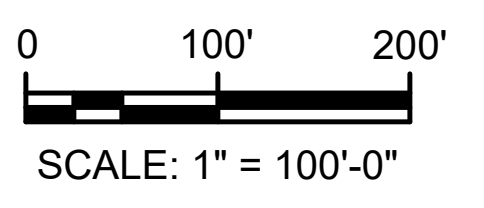
SEE MUTUAL EASEMENT AGREEMENT BETWEEN LAWRENCE J. CYR AND ROSALEE CYR AND SHARON E. PIPER AND DONALD A. PIPER, JR. DATED SEPTEMBER 25, 2006 RECORDED IN VOLUME 9094 PAGE 312

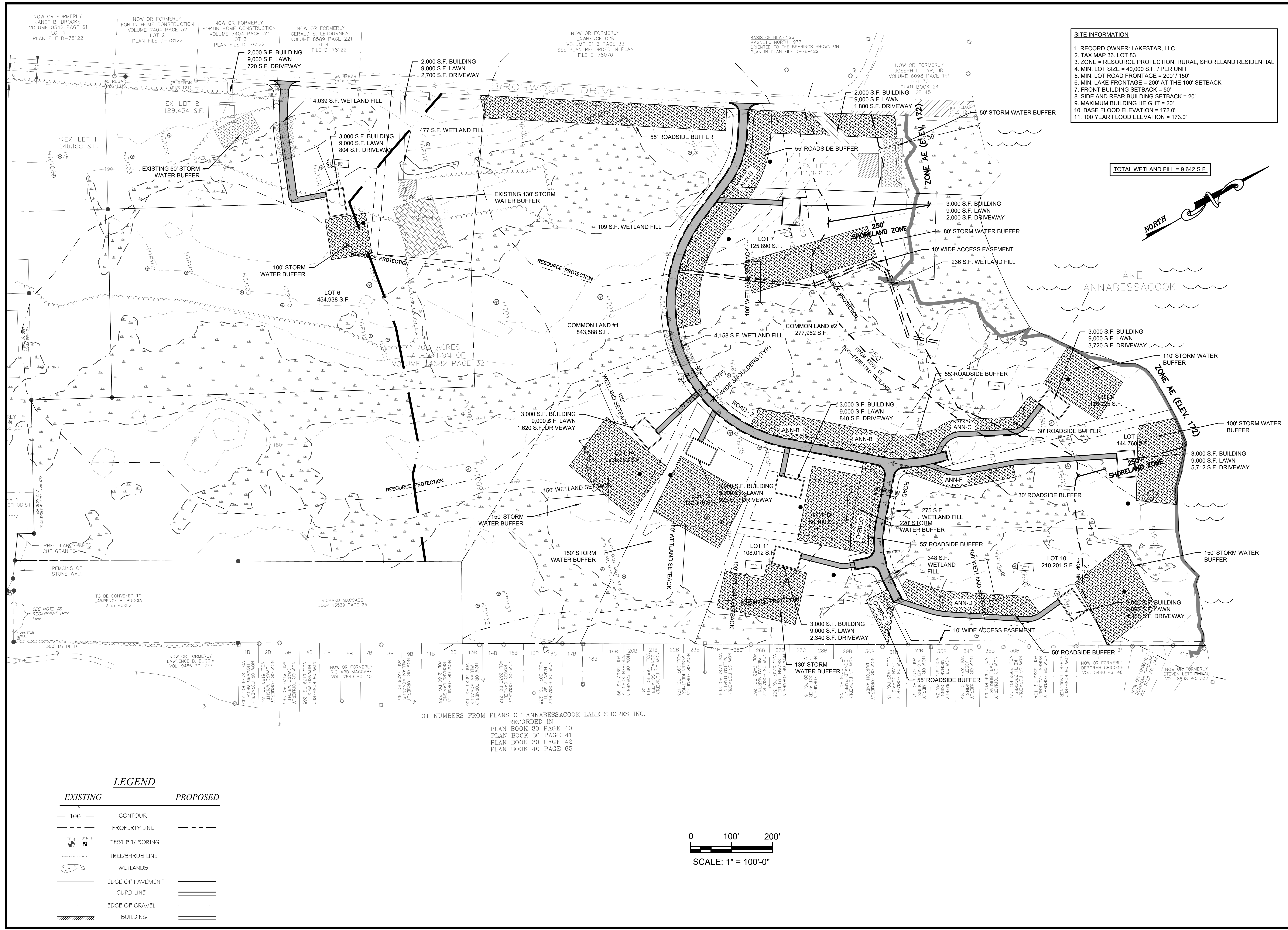
70+ ACRES A PORTION OF VOLUME 14582 PAGE 32

LEGEND

●	IRON ROD	—○—	STOCKADE FENCE	—	CURB LINE
○	IRON PIPE	—○—	WIRE FENCE	—	EDGE OF GRAVEL
□	GRANITE MONUMENT	—○—	GUARDRAIL	—	BUILDING
○	UTILITY POLE	—○—	STONE WALL	—	PAVEMENT / CONCRETE TO BE REMOVED
○	GUY ANCHOR	—○—	CATCH BASIN	—	BUILDING / STRUCTURE TO BE REMOVED
AE	OVERHEAD UTILITY LINE	—○—	STORM DRAIN	—	UTILITY / VEGETATION TO BE REMOVED
UG	BELOW GROUND ELECTRIC	—○—	UNDERDRAIN	—	SAW-CUT LINE
○	LIGHT	—○—	SANITARY MANHOLE		
○	HYDRANT	—○—	SANITARY LINE		
○	WATER VALVE	—○—	FLAG		
○	WELL	—○—	TEST PIT / BORING		
○	MONITORING WELL	—○—	TREE/SHRUB		
—	WATER LINE	—○—	TREE/SHRUB LINE		
—	SIGN	—○—	WETLANDS		
—	100' CONTOUR	—○—	EDGE OF PAVEMENT		
—	x 100.0 SPOT GRADE				
---	PROPERTY LINE				

LOT NUMBERS FROM PLANS OF ANNABESSACOOK LAKE SHORES INC. RECORDED IN PLAN BOOK 30 PAGE 40, PLAN BOOK 30 PAGE 41, PLAN BOOK 30 PAGE 42, PLAN BOOK 40 PAGE 65

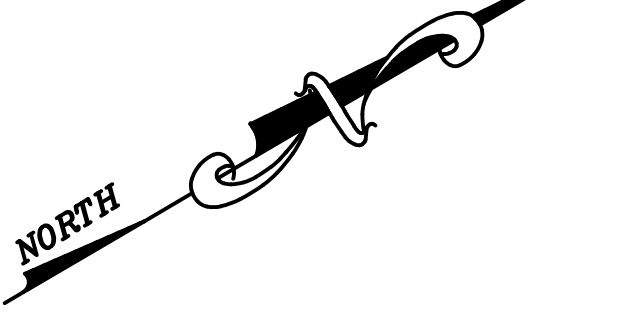




SITE INFORMATION

1. RECORD OWNER: LAKESTAR, LLC
2. TAX MAP 36, LOT 83
3. ZONE = RESOURCE PROTECTION, RURAL, SHORELAND RESIDENTIAL
4. MIN. LOT SIZE = 40,000 S.F. / PER UNIT
5. MIN. LOT ROAD FRONTAGE = 200' / 150'
6. MIN. LAKE FRONTAGE = 200' AT THE 100' SETBACK
7. FRONT BUILDING SETBACK = 50'
8. SIDE AND REAR BUILDING SETBACK = 20'
9. MAXIMUM BUILDING HEIGHT = 20'
10. BASE FLOOD ELEVATION = 172.0'
11. 100 YEAR FLOOD ELEVATION = 173.0'

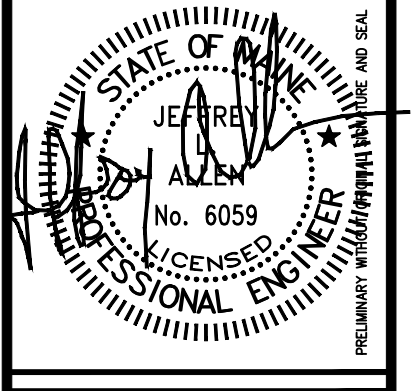
TOTAL WETLAND FILL = 9,642 S.F.



REV.	DATE	DESCRIPTION
1	10-30-2025	ADDED ROAD SIDE BUFFERS
2	01-07-2026	PHASE II SUBDIVISION AMENDMENT
3	02-09-2026	REVISED BUFFERS
4	02-12-2026	SUBMIT TO TOWN
5	02-12-2026	REVISED ROAD WIDTH
6	02-20-2026	REVISED LAYOUT

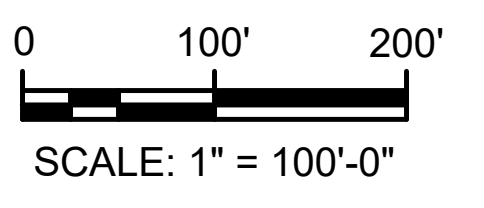
STATUS: APPROVED
DATE: 10-30-2025

THIS PLAN SHALL NOT BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT PERMISSION FROM A.E.H. HODSON CONSULTING ENGINEERS. ANY ALTERATIONS, AUTHORIZED OR OTHERWISE, SHALL BE AT THE USER'S SOLE RISK AND WITHOUT LIABILITY TO A.E.H. HODSON CONSULTING ENGINEERS.



LEGEND

EXISTING	PROPOSED
100	CONTOUR
---	PROPERTY LINE
⊕	TEST PIT / BORING
~	TREE/SHRUB LINE
W	WETLANDS
—	EDGE OF PAVEMENT
—	CURB LINE
---	EDGE OF GRAVEL
	BUILDING

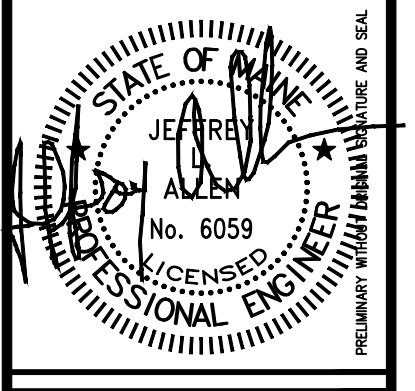


LOT NUMBERS FROM PLANS OF ANNABESSACOOK LAKE SHORES INC.
RECORDED IN
PLAN BOOK 30 PAGE 40
PLAN BOOK 30 PAGE 41
PLAN BOOK 30 PAGE 42
PLAN BOOK 40 PAGE 65



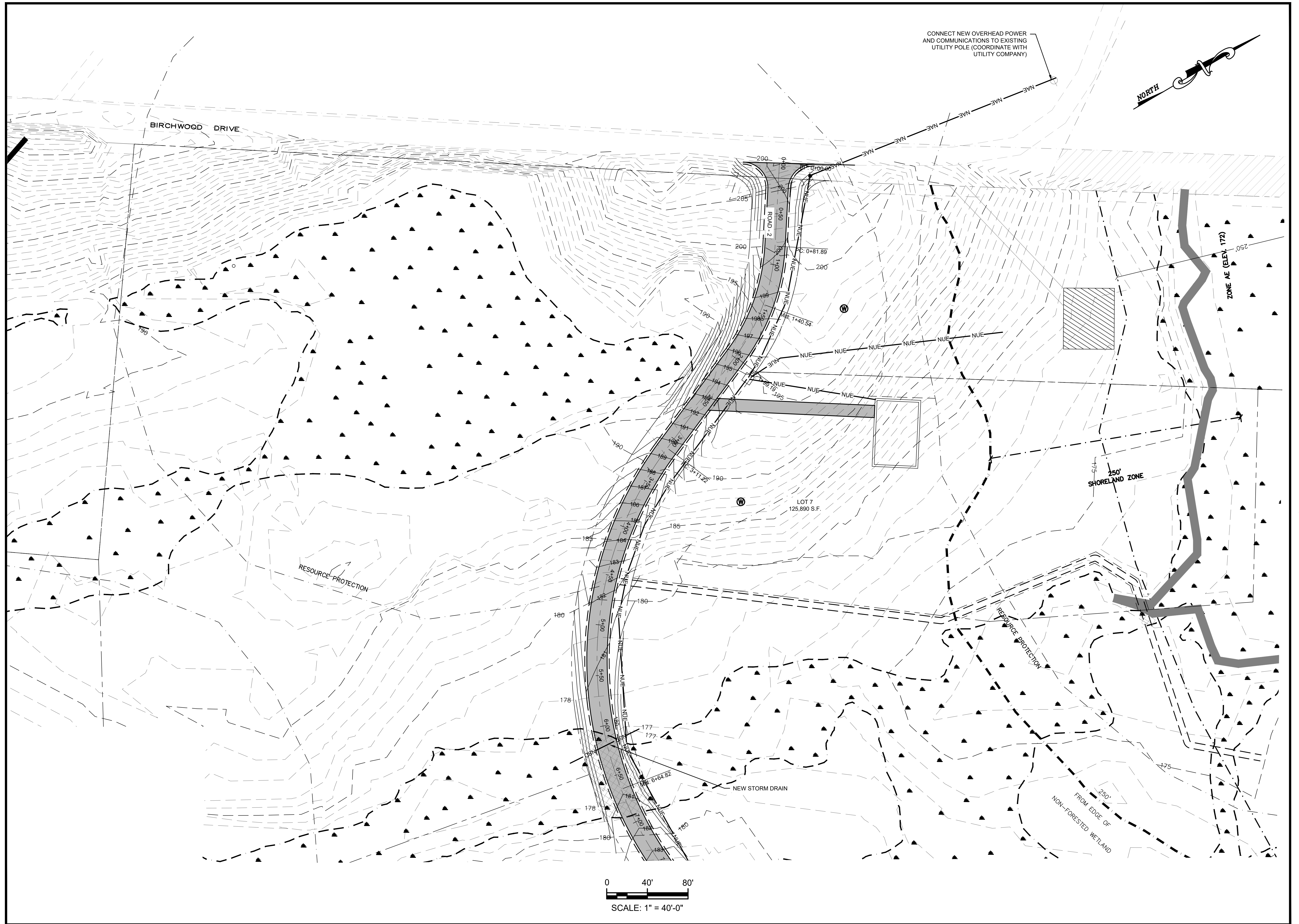
REV.	APPD	DATE	STATUS
6	JLA	02-20-2026	REVISED LAYOUT
5	JLA	02-12-2026	REVISED ROAD WIDTH
4	JLA	02-09-2026	SUBMIT TO TOWN
3	JLA	01-23-2026	REVISED BUFFERS
2	JLA	01-07-2026	PHASE II SUBDIVISION AMENDMENT
1	JLA	10-30-2025	ADDED ROAD SIDE BUFFERS

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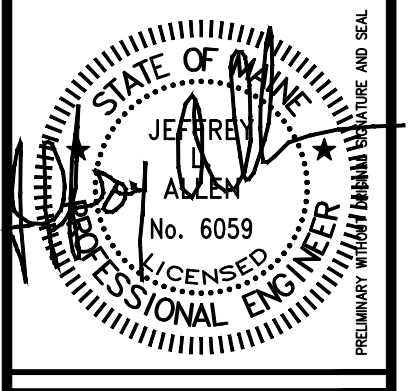
GRADING AND UTILITY PLAN
OF
LAKESTAR SUBDIVISION: PHASE II
533 ROUTE 135
MONMOUTH, MAINE
FOR:
LAKESTAR, LLC
160 FAIRFIELD WOODS ROAD #27
FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025



REV. / APP'D	DATE	STATUS
6 JLA	02-20-2026	REVISED LAYOUT
5 JLA	02-12-2026	REVISED ROAD WIDTH
4 JLA	02-09-2026	SUBMIT TO TOWN
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2 JLA	01-07-2026	PHASE II SUBDIVISION AMENDMENT
1 JLA	10-30-2025	ADDED ROAD SIDE BUFFERS

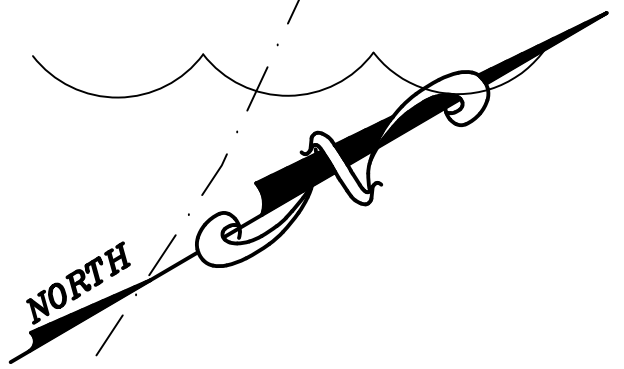
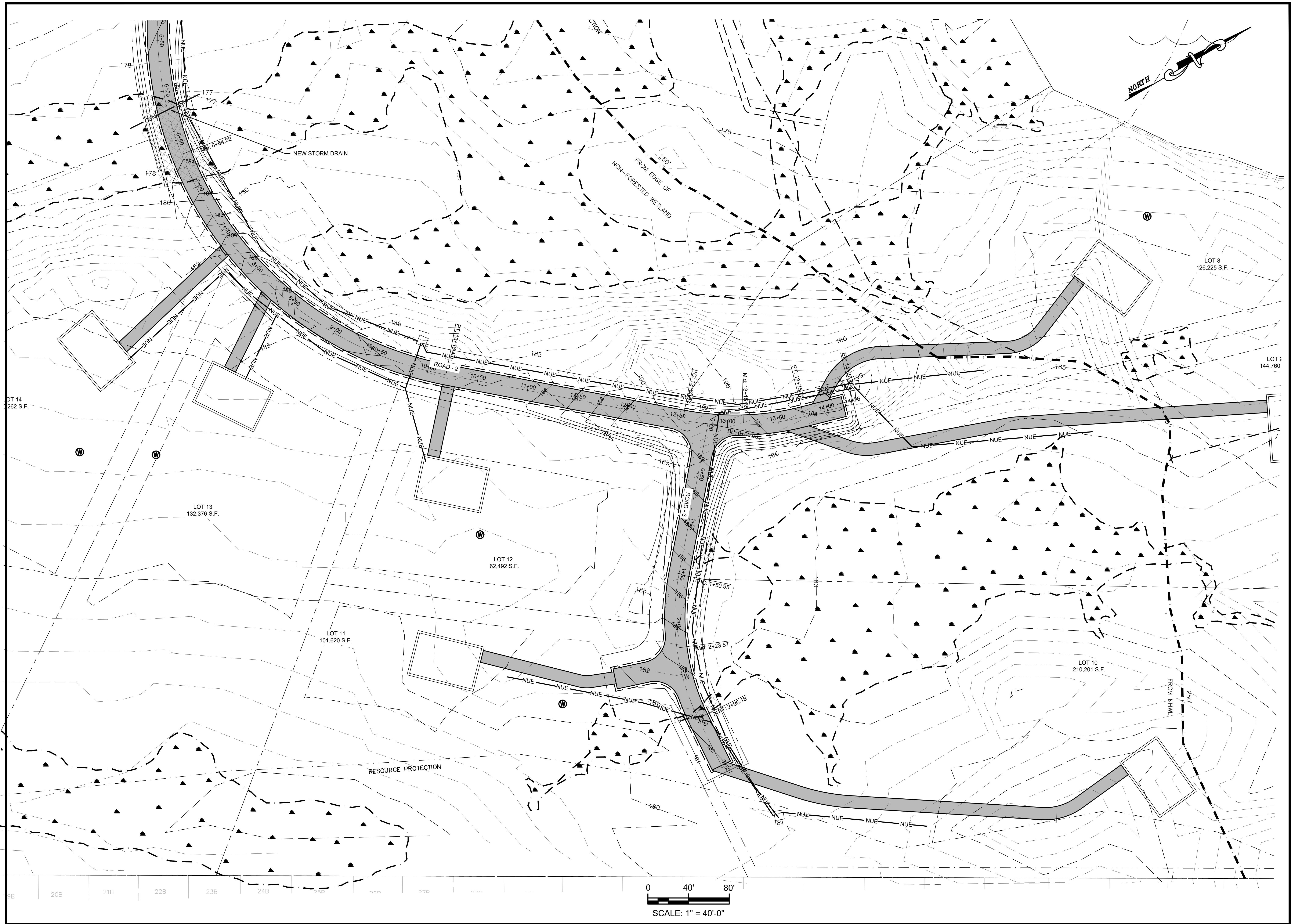
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GRADING AND UTILITY PLAN
OF
LAKESTAR SUBDIVISION: PHASE II
533 ROUTE 135
MONMOUTH, MAINE
FOR:
LAKESTAR, LLC
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FAIRFIELD, CONNECTICUT

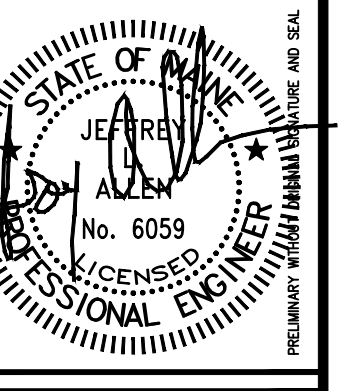
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PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025

C3.1
PROJECT#: 210-22



REV.	DATE	STATUS
6	JLA 02-20-2026	REVISED LAYOUT
5	JLA 02-12-2026	REVISED ROAD WIDTH
4	JLA 02-09-2026	SUBMIT TO TOWN
3	JLA 01-23-2026	REVISED BUFFERS
2	JLA 01-07-2026	PHASE II SUBDIVISION AMENDMENT
1	JLA 10-30-2025	ADDED ROAD SIDE BUFFERS

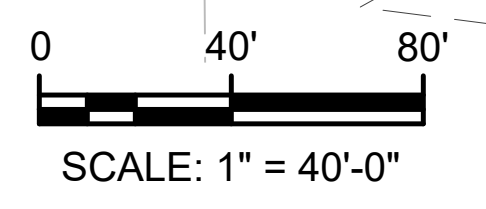
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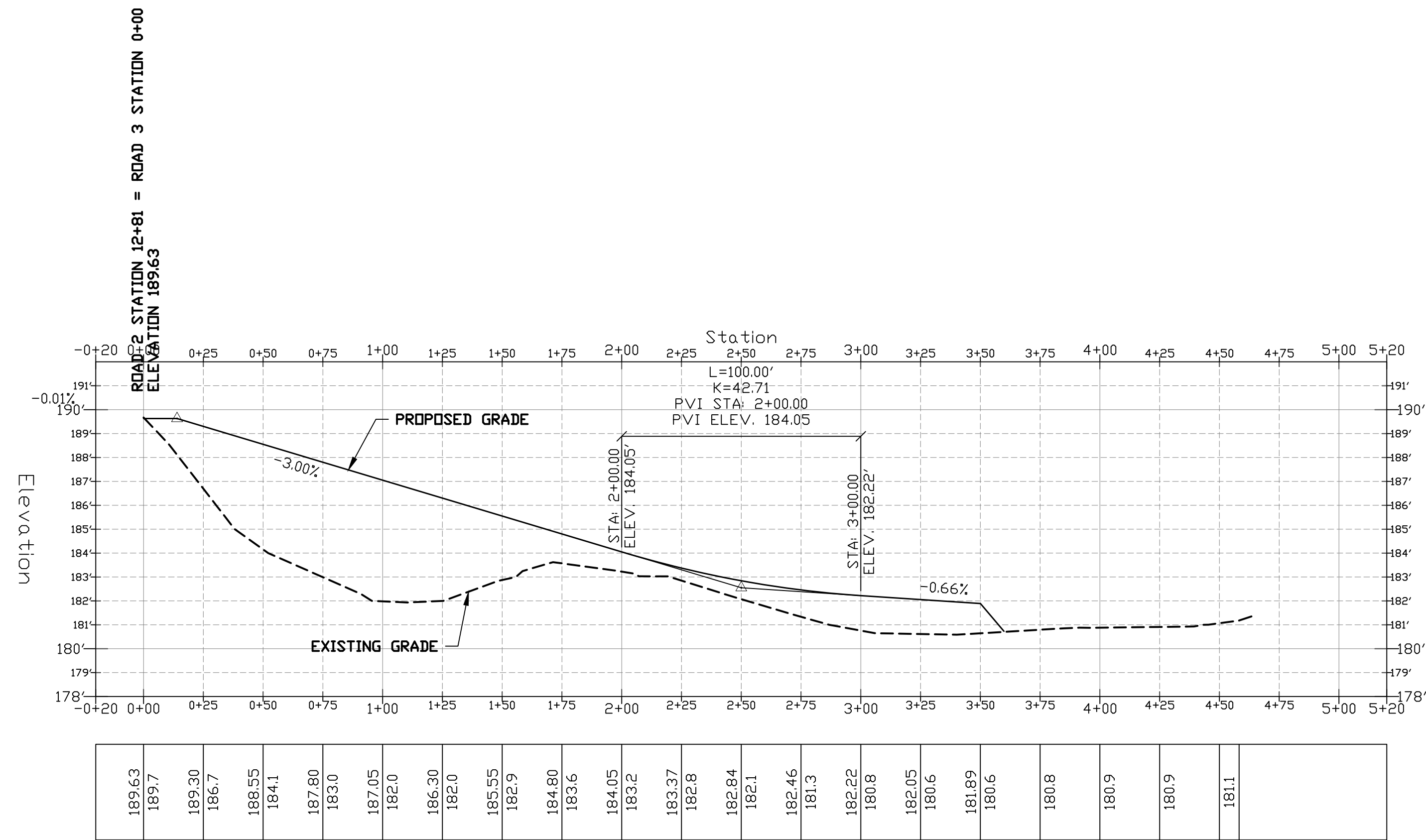


SITE LAYOUT PLAN
OF
LAKESTAR SUBDIVISION: PHASE II
533 ROUTE 135
MONMOUTH, MAINE
FOR:
LAKESTAR, LLC
160 FAIRFIELD WOODS ROAD #27
FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025

C3.2
PROJECT#: 210-22



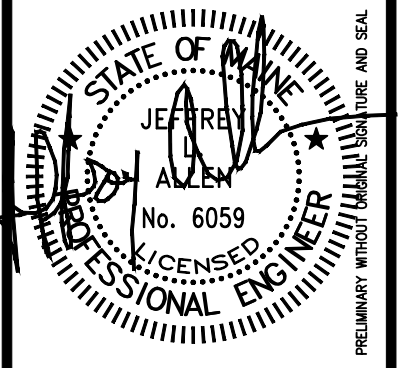


ROAD THREE PROFILE

PROFILE SCALE:
 1" = 40'-0" **HORZ.**
 1" = 4'-0" **VERT.**

6	JLA	02-20-2026	REVISED LAYOUT
5	JLA	02-12-2026	REVISED ROAD WIDTH
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1	JLA	10-30-2025	ADDED ROAD SIDE BUFFERS
	REV. / APP'D	DATE:	STATUS:

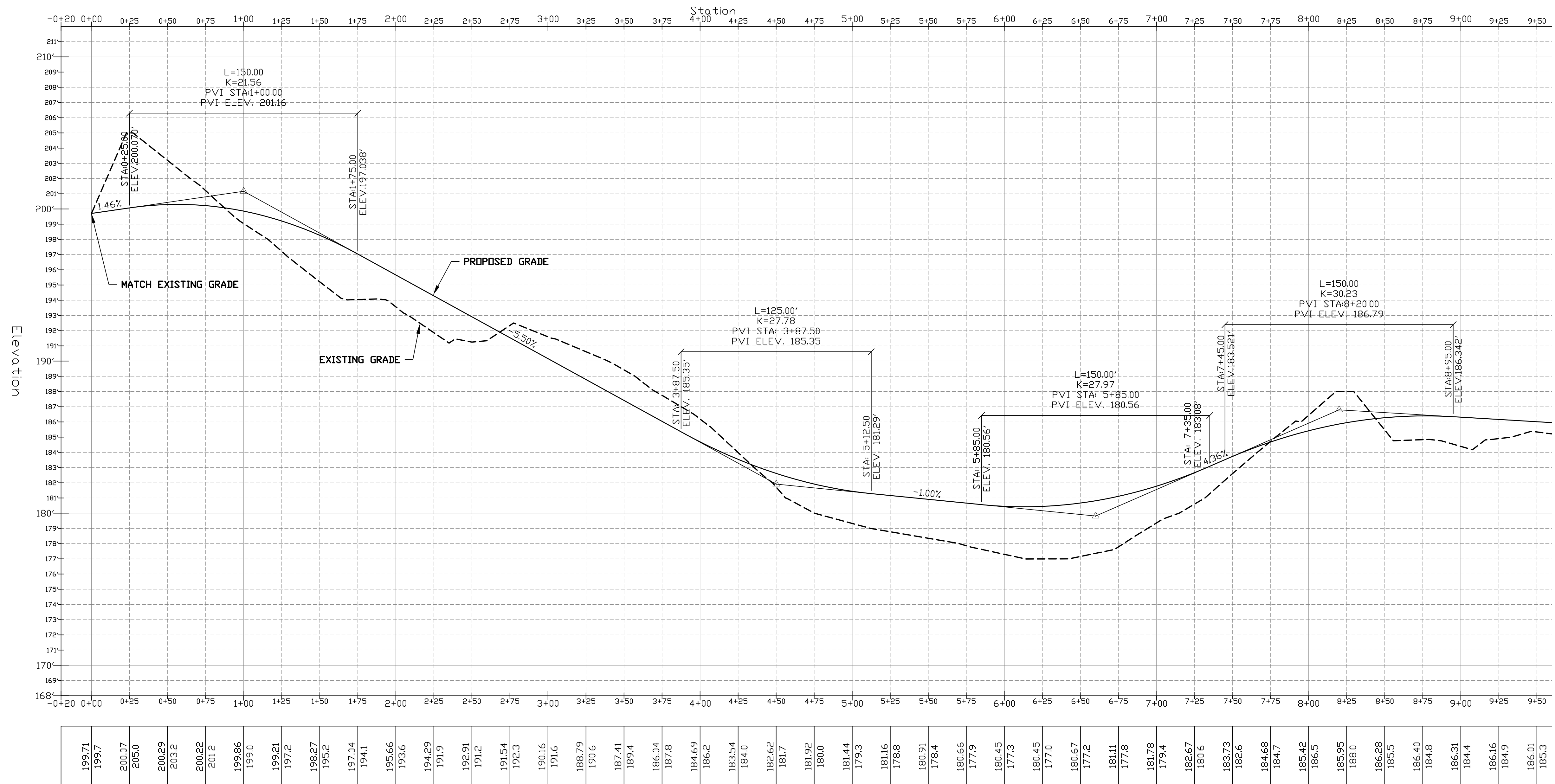
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PROFILE SHEET
 OF:
LAKESTAR SUBDIVISION: PHASE II
 533 ROUTE 135
 MONMOUTH, MAINE
 FOR:
LAKESTAR, LLC
 160 FAIRFIELD WOODS ROAD #27
 FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025

C4.0
 PROJECT#: 210-22

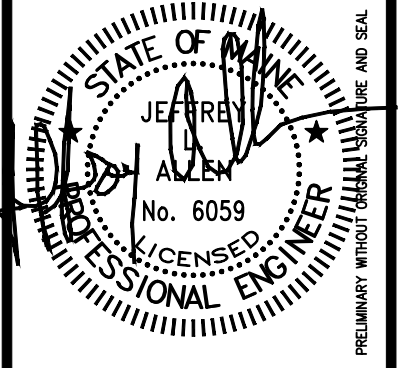


ROAD TWO PROFILE

PROFILE SCALE:
 1" = 40'-0" HORIZ.
 1" = 4'-0" VERT.

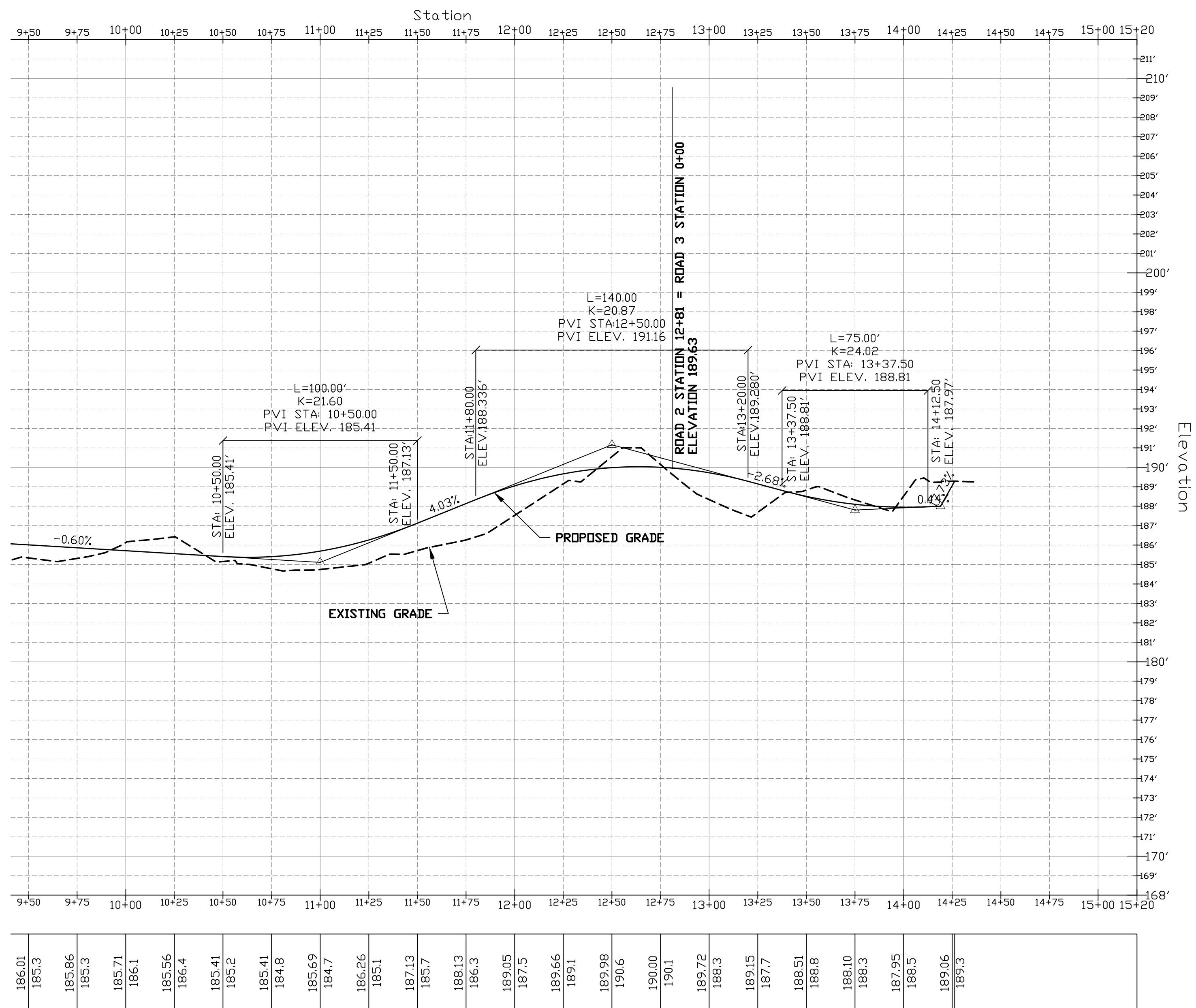
6	JLA	02-20-2026	REVISED LAYOUT
5	JLA	02-12-2026	REVISED ROAD WIDTH
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1	JLA	10-30-2025	ADDED ROAD SIDE BUFFERS
REV.	APPD	DATE:	STATUS:

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PROFILE SHEET
 OF: **LAKESTAR SUBDIVISION: PHASE II**
 533 ROUTE 135
 MONMOUTH, MAINE
 FOR: **LAKESTAR, LLC**
 160 FAIRFIELD WOODS ROAD #27
 FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025



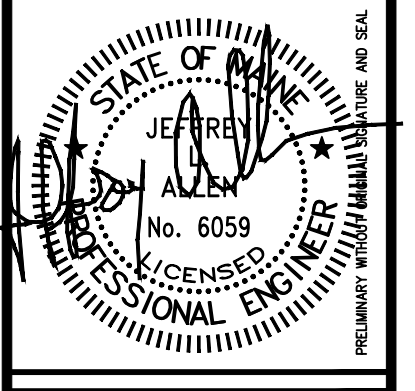
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187.95
188.5
189.06
189.3

ROAD TWO PROFILE

PROFILE SCALE:
 1" = 40'-0" **HORZ.**
 1" = 4'-0" **VERT.**

REV.	APPD.	DATE	STATUS
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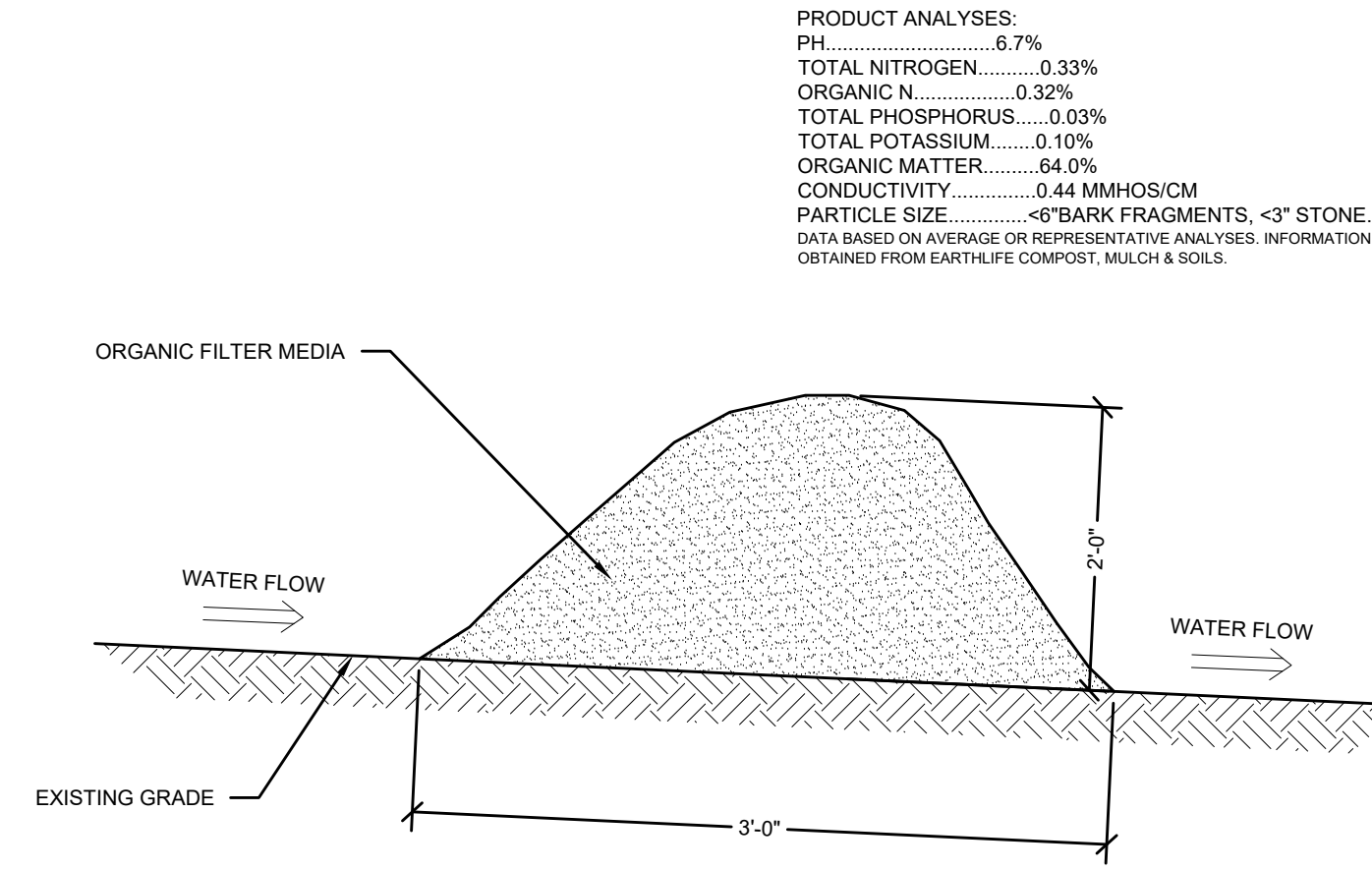
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PROFILE SHEET
 OF: **LAKESTAR SUBDIVISION: PHASE II**
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 MONMOUTH, MAINE
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 FAIRFIELD, CONNECTICUT

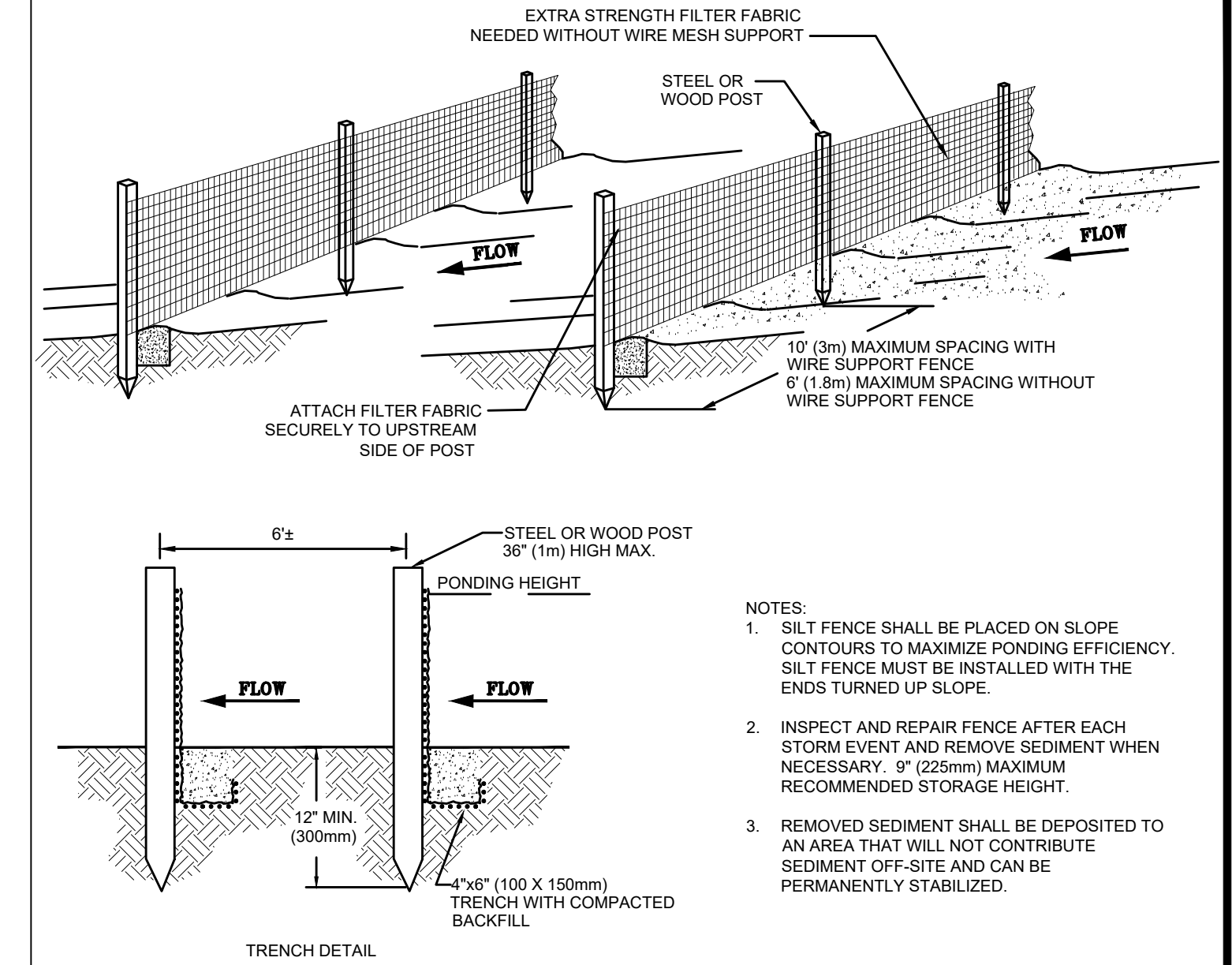
DRAWN	CHECKED
PLS	JLA
SCALE	DATE
AS NOTED	08-06-2025

C4.2
 PROJECT#: 210-22



EROSION CONTROL MIX BERM

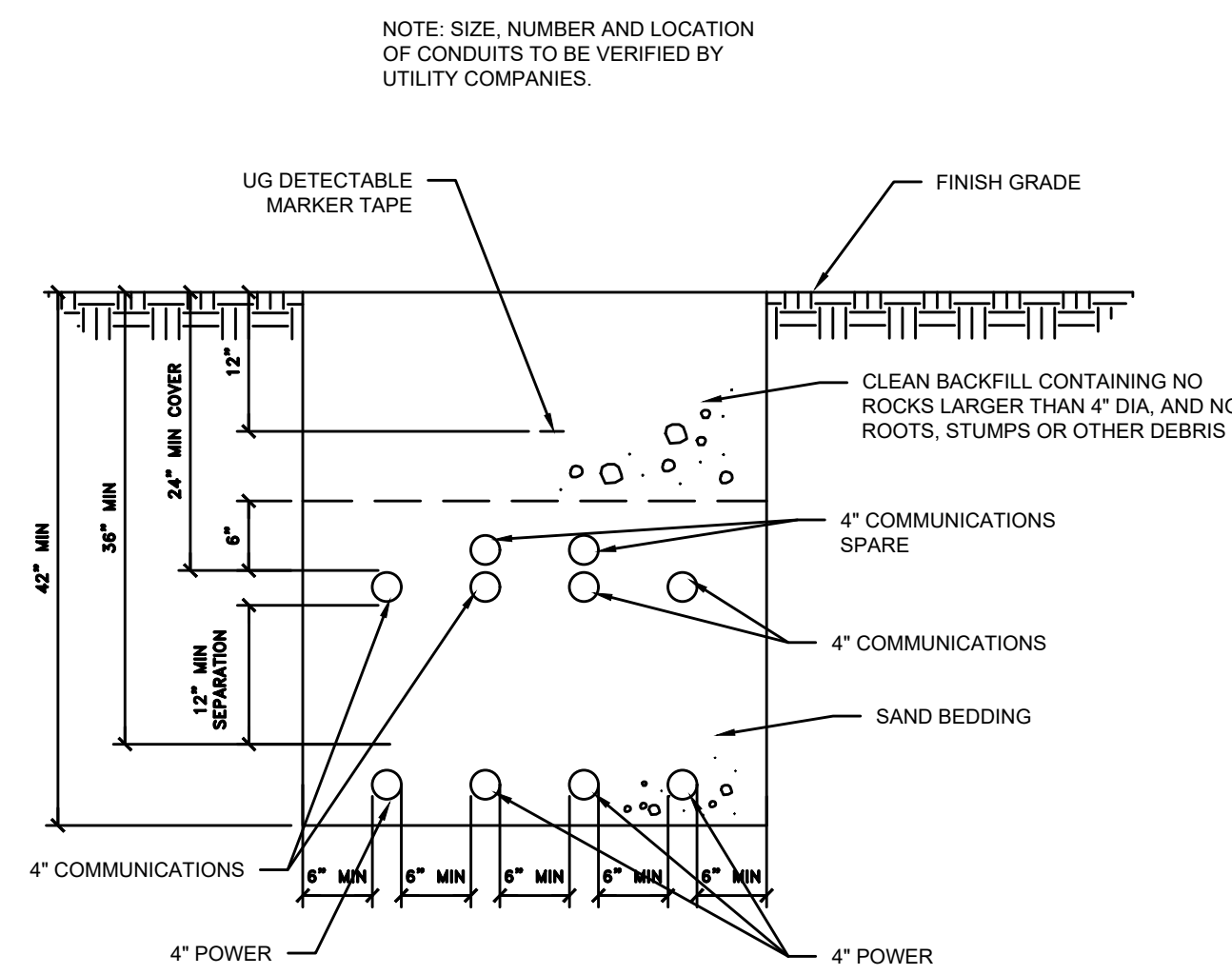
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SILT FENCE

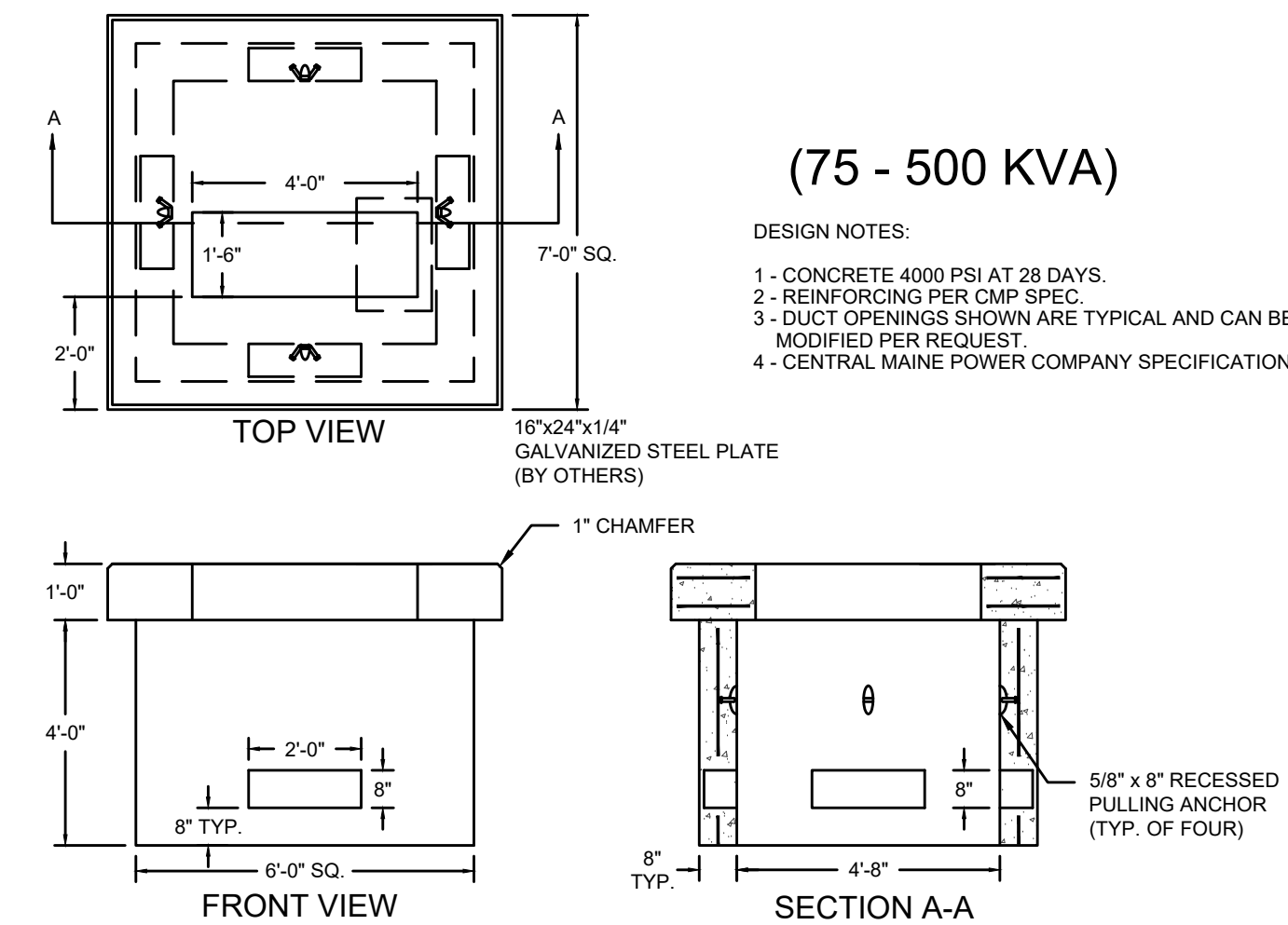
Not To Scale

- NOTES:
1. SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY. SILT FENCE MUST BE INSTALLED WITH THE ENDS TURNED UP SLOPE.
 2. INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY. 9" (225mm) MAXIMUM RECOMMENDED STORAGE HEIGHT.
 3. REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.



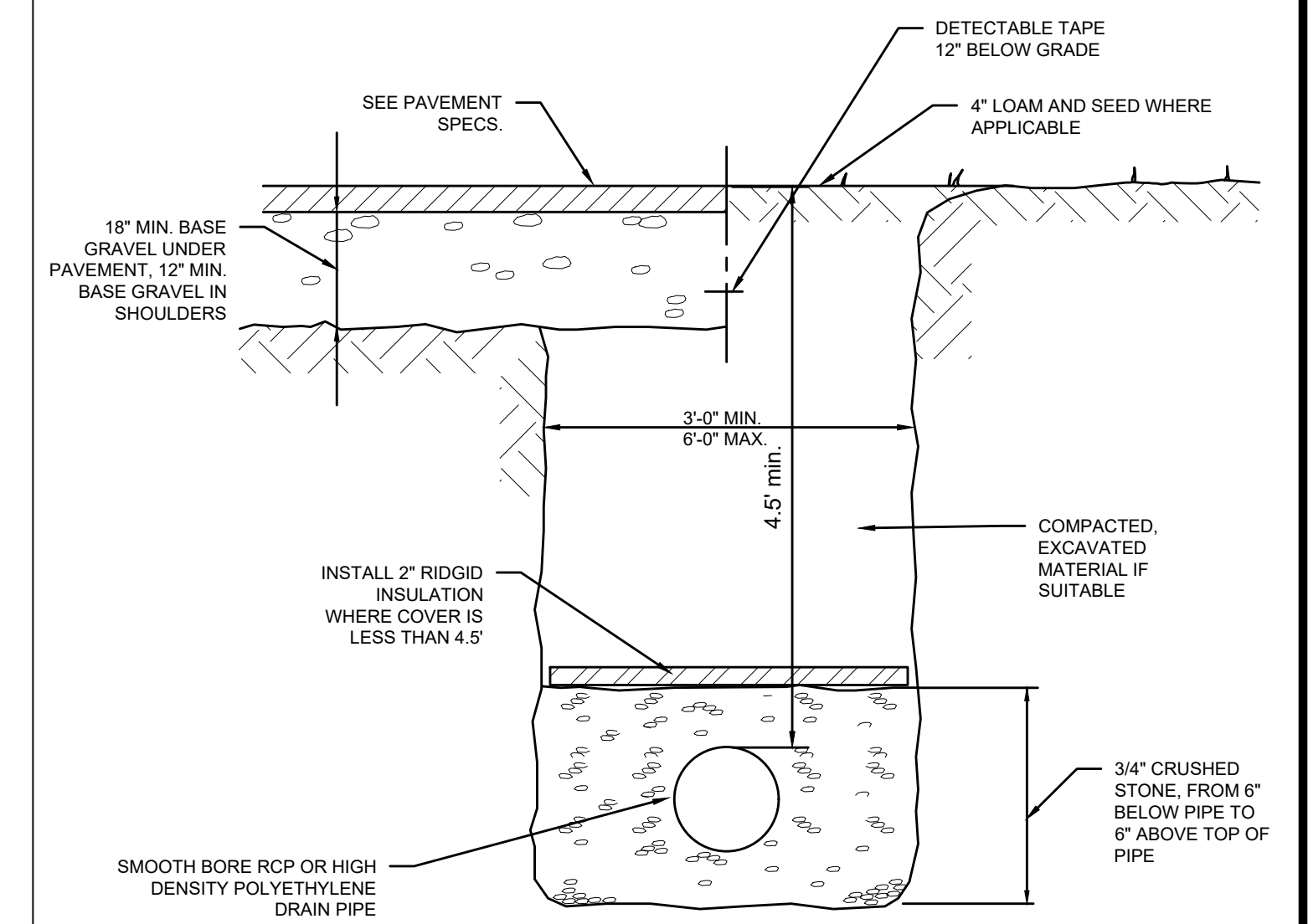
ELECTRICAL TRENCH DETAIL

NOT TO SCALE



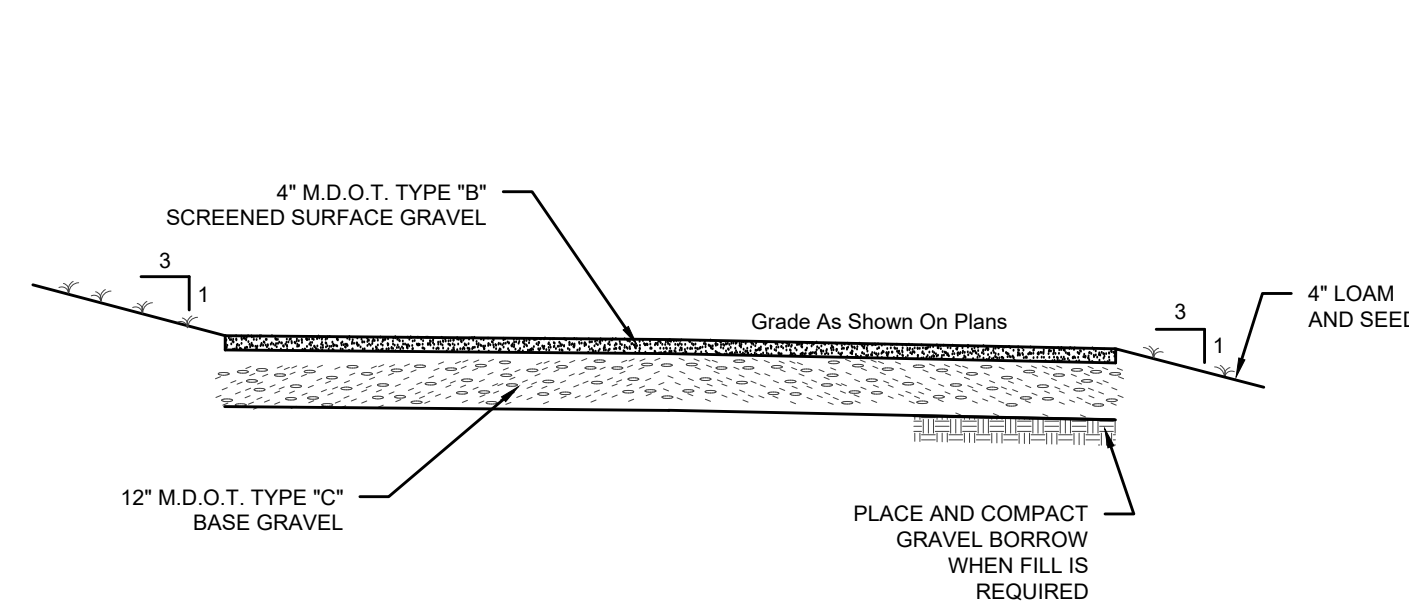
TRANSFORMER PAD

NOT TO SCALE



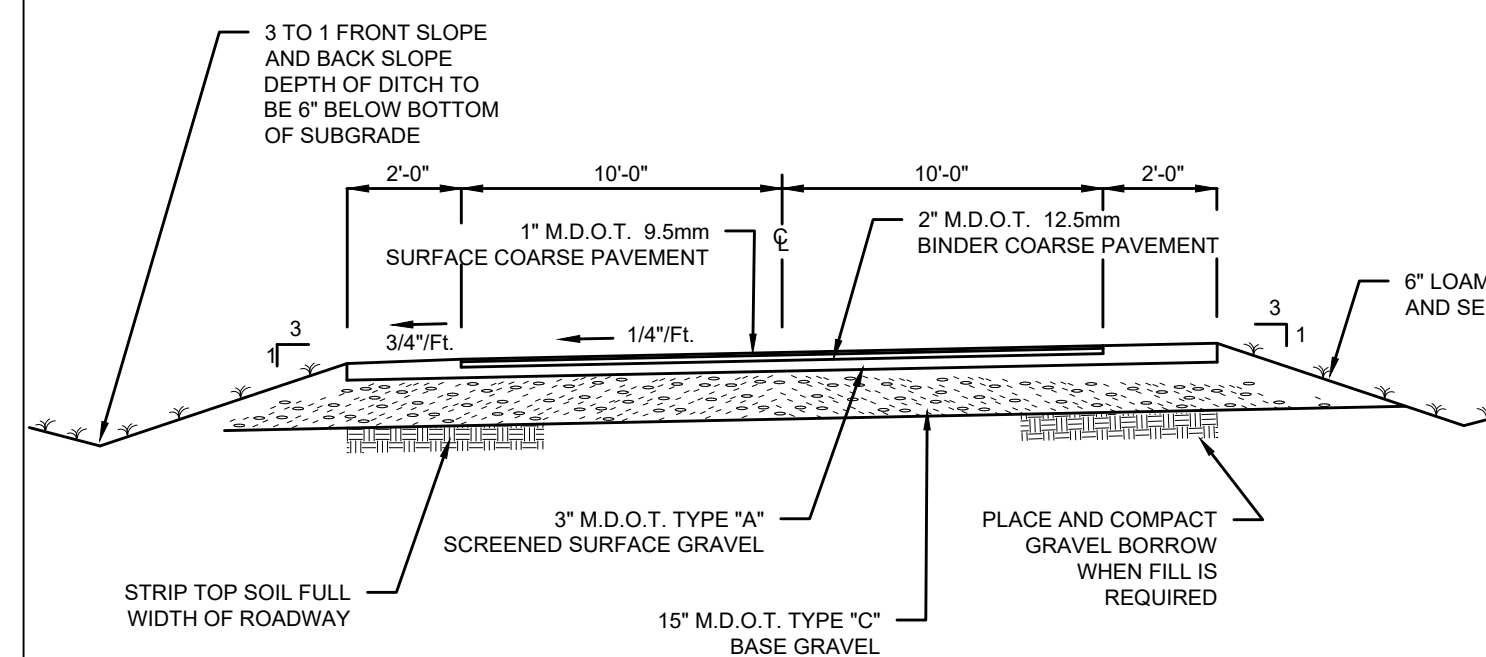
TYPICAL PIPE TRENCH

NOT TO SCALE



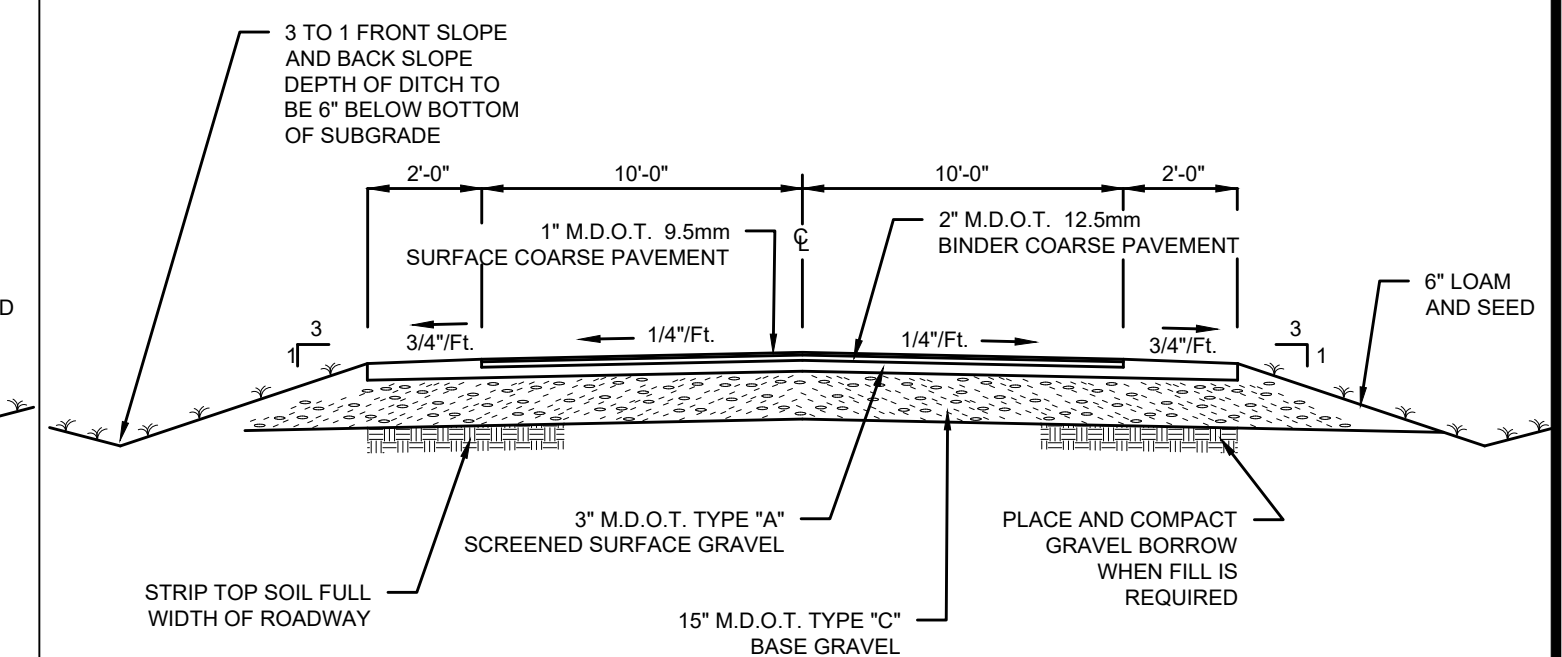
TYPICAL GRAVEL DRIVE

NOT TO SCALE



SUPER-ELEVATED TYPICAL PAVED ROAD SECTION

NOT TO SCALE

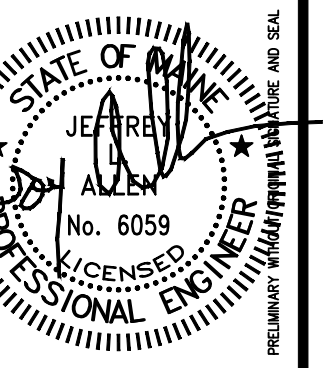


CROWNED TYPICAL PAVED ROAD SECTION

NOT TO SCALE

REV.	DATE	DESCRIPTION
6	02-20-2026	REVISED LAYOUT
5	02-12-2026	REVISED ROAD WIDTH
4	02-09-2026	SUBMIT TO TOWN
3	01-23-2026	REVISED BUFFERS
2	01-07-2026	PHASE II SUBDIVISION AMENDMENT
1	10-30-2025	ADDED ROAD SIDE BUFFERS

REV: / APPD DATE: / STATUS:
 THIS PLAN SHALL NOT BE MOVED OR ALTERED WITHOUT WRITTEN PERMISSION FROM A.E. HODSON CONSULTING ENGINEERS. ANY ALTERATIONS AUTHORIZED OR OTHERWISE SHALL BE AT THE USER'S RISK AND WITHOUT LIABILITY TO A.E. HODSON CONSULTING ENGINEERS.



SITE DETAILS
 OF: **LAKESTAR SUBDIVISION: PHASE II**
 533 ROUTE 135
 MONMOUTH, MAINE
 FOR: **LAKESTAR, LLC**
 160 FAIRFIELD WOODS ROAD #27
 FAIRFIELD, CONNECTICUT

DRAWN	CHECKED
PLS	JLS
SCALE	DATE
AS NOTED	08-06-2025