

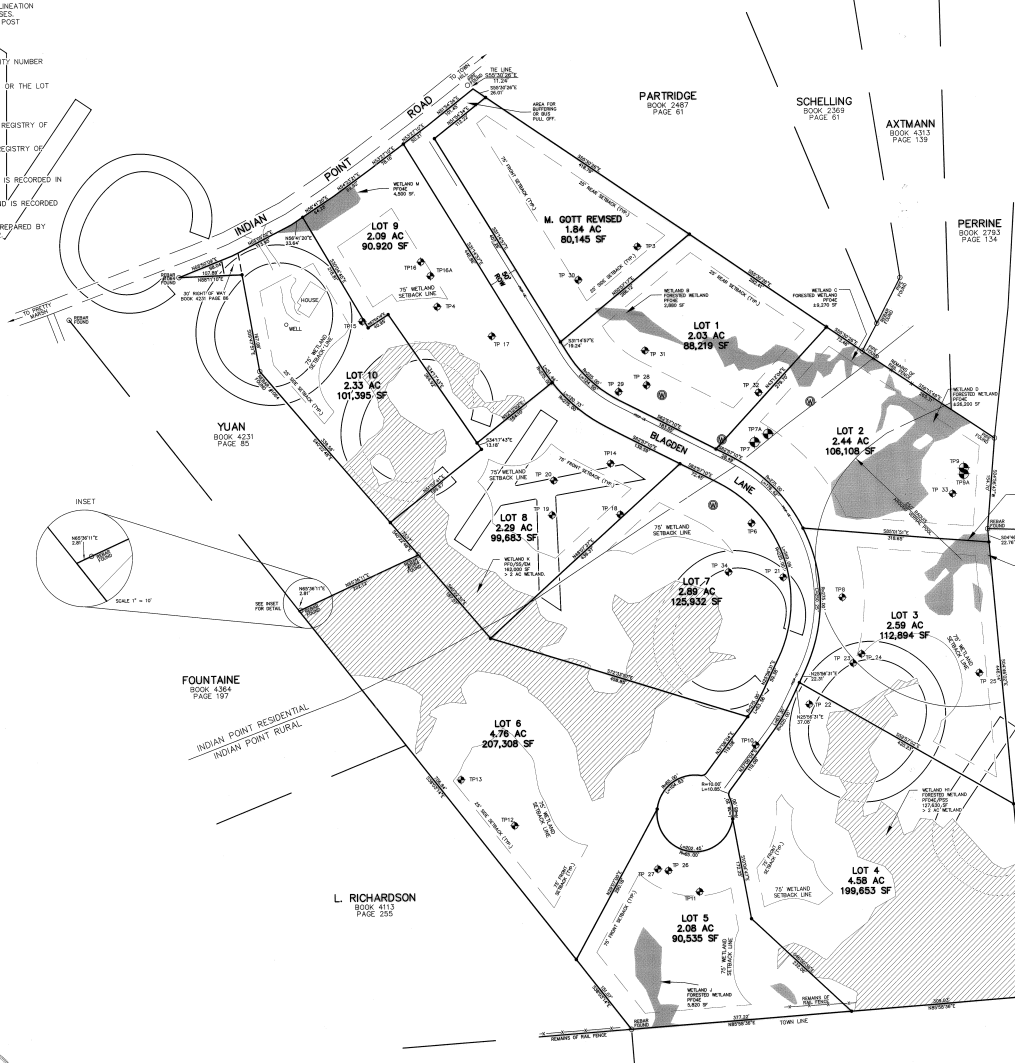
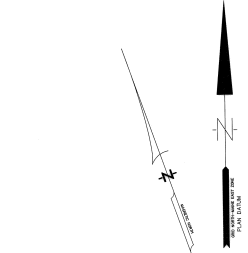
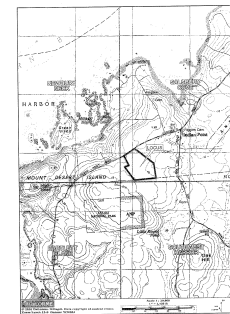
NOTES

ENTIRE PARCEL OF LAND CONTAINS 31.91 ACRES.
 SUBDIVISION (PORTION BEING DEVELOPED) CONSISTS OF 10 NUMBERED LOTS CONTAINING A TOTAL OF 30.07 ACRES.
 OWNER/DEVELOPER: TIMOTHY GOTT, 110 BASS HARBOR ROAD, SOUTHWEST HARBOR, MAINE 04879
 TAX MAP REFERENCE: MAP 241 LOTS 8 & 9
 LAND USE DISTRICT/ZONING: INDIAN POINT RESIDENTIAL/INDIAN POINT RURAL
 RIGHT OF WAY WIDTH FOR INDIAN POINT ROAD ASSUMED TO BE 60'.
 WETLAND DELINEATION PERFORMED BY CES, INC.
 WETLANDS SHOWN HEREON WERE DELINEATED IN GENERAL ACCORDANCE WITH 1987 CORPS OF ENGINEERS WETLAND DELINEATION MANUAL AND BASED ON A FIELD SURVEY PERFORMED BY CES, INC. IN APRIL AND JUNE, 2008 FOR PLANNING PURPOSES. WETLAND BOUNDARIES WERE LOCATED WITH A TRIMBLE 5600 SUBMETER GPS WITH SUBMETER ACCURACY AFTER POST PROCESSING AS STATED BY MANUFACTURER.
 SOILS TESTS PERFORMED BY S.W. COLE ENGINEERING/INC.
 FLOOD PLAIN DESIGNATION, ZONE "X" SHOWN ON THE FLOOD INSURANCE RATE MAP OF BAR HARBOR, MAINE, COMMUNITY NUMBER 33064 0018 IS DATED MAY 2, 1991.
 ALL STREETS/ROADS IN THIS SUBDIVISION SHALL REMAIN PRIVATE STREETS/ROADS TO BE MAINTAINED BY THE DEVELOPER OR THE LOT OWNERS AND SHALL NOT BE ACCEPTED OR MAINTAINED BY THE TOWN.
 DEED REFERENCES:
 BARBARA FENDERSON TO TIMOTHY H. GOTT, DATED DECEMBER 27, 2005 AND IS RECORDED IN THE HANCOCK COUNTY REGISTRY OF DEEDS IN BOOK 4386 PAGE 37.
 DALE M. RICHARDSON TO TIMOTHY H. GOTT, DATED OCTOBER 29, 2003 AND IS RECORDED IN THE HANCOCK COUNTY REGISTRY OF DEEDS IN BOOK 3774 PAGE 54.
 PLAN REFERENCE:
 PLAN SHOWING PROPERTY FOR CHARLES RICHARDSON JR., PREPARED BY ROBERT RAYNES, DATED OCTOBER 1979 AND IS RECORDED IN THE HANCOCK COUNTY REGISTRY OF DEEDS IN PLANSUBJ. 14 PAGE 100.
 PLAN OF STANDARD BOUNDARY SURVEY FOR LANDS, PREPARED BY FUSCA AND DAY, DATED DECEMBER 17, 1997, AND IS RECORDED IN THE HANCOCK COUNTY REGISTRY OF DEEDS IN PLANFILE 28-107.
 PLAN SHOWING FINAL SUBDIVISION PLAN OF WHISPERING BROOK SUBDIVISION, OAK HILL ROAD, BAR HARBOR, MAINE, PREPARED BY C.E.S., DATED NOVEMBER 9, 2004 AND RECORDED IN THE HANCOCK COUNTY REGISTRY OF DEEDS IN PLANFILE 33-162.

LEGEND

- DENOTES BOLT TO BE SET
- ⊕ DENOTES SOILS TEST PIT
- ⊙ DENOTES EXISTING TEST WELL

LOCATION MAP



NET LOT AREA CALCULATIONS

(AREA OF LOT LESS AREA OF REGULATED WETLAND)

LOT 1	88,919 SQ. FT.
LOT 2	106,108 SQ. FT.
LOT 3	112,894 SQ. FT.
LOT 4	189,653 SQ. FT.
LOT 5	109,921 SQ. FT.
LOT 6	103,263 SQ. FT.
LOT 7	125,832 SQ. FT.
LOT 8	106,621 SQ. FT.
LOT 9	95,960 SQ. FT.
LOT 10	107,300 SQ. FT.

ZONING TABLE

INDIAN POINT RESIDENTIAL	
MINIMUM LOT SIZE:	80,000 SQ. FT.
MINIMUM ROAD FRONTAGE & LOT WIDTH:	200 FT.
MINIMUM AREA PER FAMILY:	40,000 SQ. FT.
MINIMUM FRONT SETBACK:	75 FT.
MINIMUM SIDE SETBACK:	25 FT.
MINIMUM REAR SETBACK:	25 FT.
MAXIMUM LOT COVERAGE:	25%
MAXIMUM HEIGHT:	40 FT.
MINIMUM AREA PER FAMILY:	40,000 SQ. FT.
INDIAN POINT RURAL	
MINIMUM LOT SIZE:	80,000 SQ. FT.
MINIMUM ROAD FRONTAGE & LOT WIDTH:	200 FT.
MINIMUM AREA PER FAMILY:	40,000 SQ. FT.
MINIMUM FRONT SETBACK:	75 FT.
MINIMUM SIDE SETBACK:	25 FT.
MINIMUM REAR SETBACK:	25 FT.
MAXIMUM LOT COVERAGE:	25%
MAXIMUM HEIGHT:	40 FT.
MINIMUM AREA PER FAMILY:	40,000 SQ. FT.

SUBDIVISION DISCLAIMER NOTE

The information contained in the subdivision map is for the purpose of obtaining multi-lot approval of the subdivision project and is not intended as a complete statement of all information that may be meaningful or necessary for an individual purchaser of any given lot. Purchasers should not consider the subdivision map to be a substitute for due diligence and investigation on issues of importance to them. All information necessary to be current as of the date of the plan but could change at any time and is not intended to be or act as a permanent restriction on the subdivision. Development or regulated land use activities on any lot may require permits from local, state and federal permitting agencies.

We the members of the Bar Harbor Planning Board in accordance with Title 20A Section 4404, et. seq. certify that the criteria set forth in Section 4404 have been considered in connection with this subdivision and all criteria having been met, we approve this subdivision as shown on the map.

Stephen H. Salisbury Chairman
Timothy H. Gott
John A. Curtis

Date: 11/14/08

Herrick & Salisbury, Inc.
 LAND SURVEYORS
 130 OAK STREET, SUITE 1
 ELLSWORTH, MAINE 04803
 PHONE: 207-667-7370
 FAX: 207-667-7384
 www.herrickandsalisbury.com



SURVEY CERTIFICATION

This plan was prepared from information obtained by a conventional field survey conforming to the technical standards, as applicable, contained in Chapter 90, Part 2 of the rules of the Board of Licensure for Professional Land Surveyors. Exceptions: No report prepared, no descriptions prepared.

WHISPERING BROOK SUBDIVISION
 PLANFILE 33-162
 PEMETIC INVESTMENTS LLC
 BOOK: 3886
 PAGE: 225

HANCOCK CO. REGISTRY OF DEEDS
 RECEIVED 11/14/08
 AT 12:24 PM AND RECORDED
 INSTRUMENT NO. 2122
 FILE 3886 PAGE 225
 ATTEST
John A. Curtis
 REGISTER

SUBDIVISION PLAN OF:
BLAGDEN HIGHLANDS
 Indian Point Road (Hancock County) Bar Harbor, Maine

October 31, 2008 Scale: 1" = 100'
 Graphic Scale In Feet

OWNER:
 TIMOTHY H. GOTT
 110 BASS HARBOR ROAD
 SOUTHWEST HARBOR, MAINE 04879