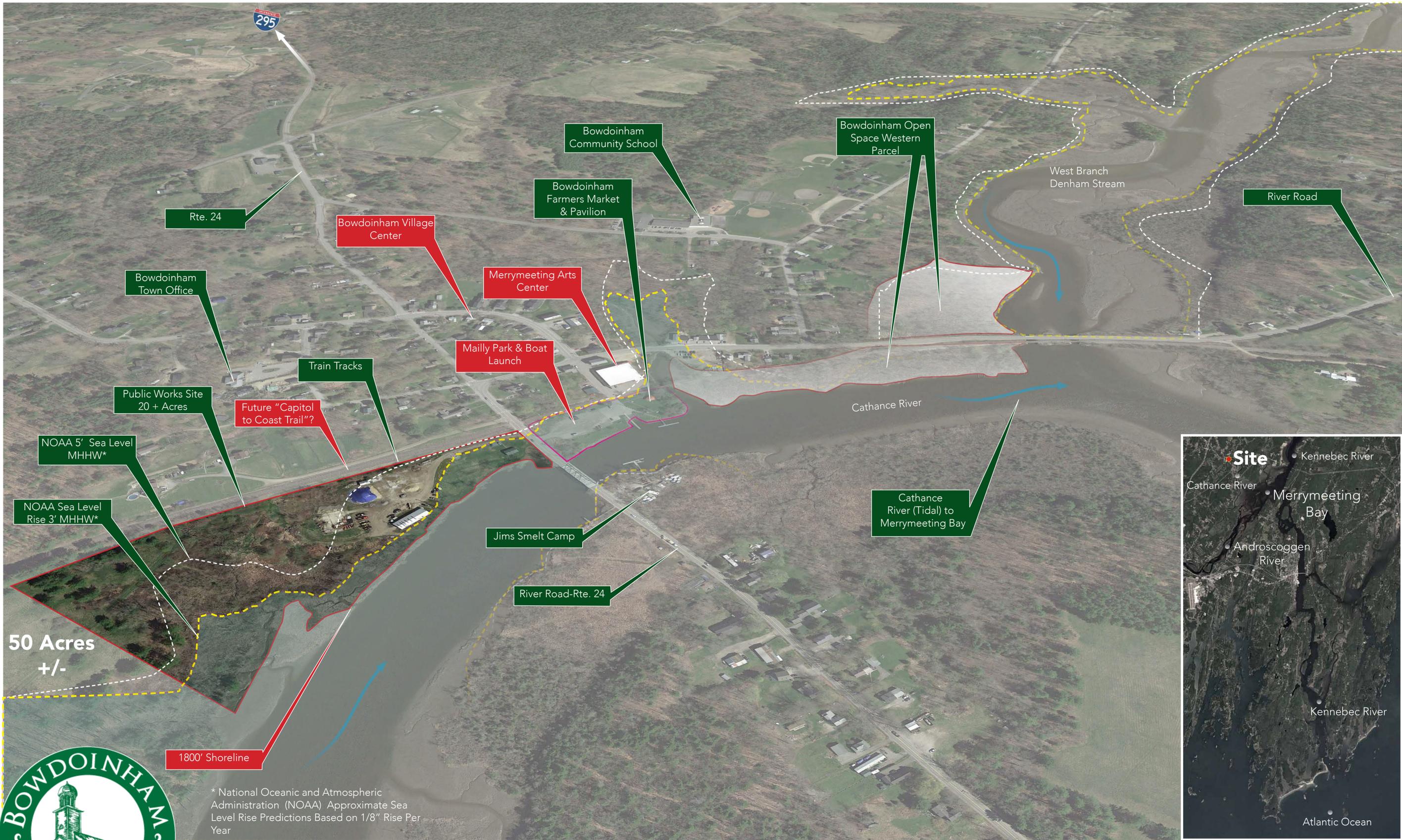


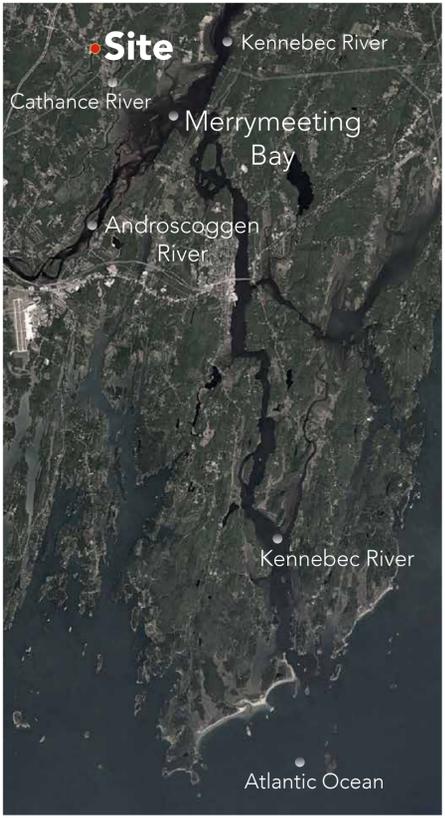
Master Site Plan for Redevelopment of Public Works Property

Public Meeting 2
Meeting Date: November 7, 2018



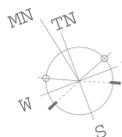


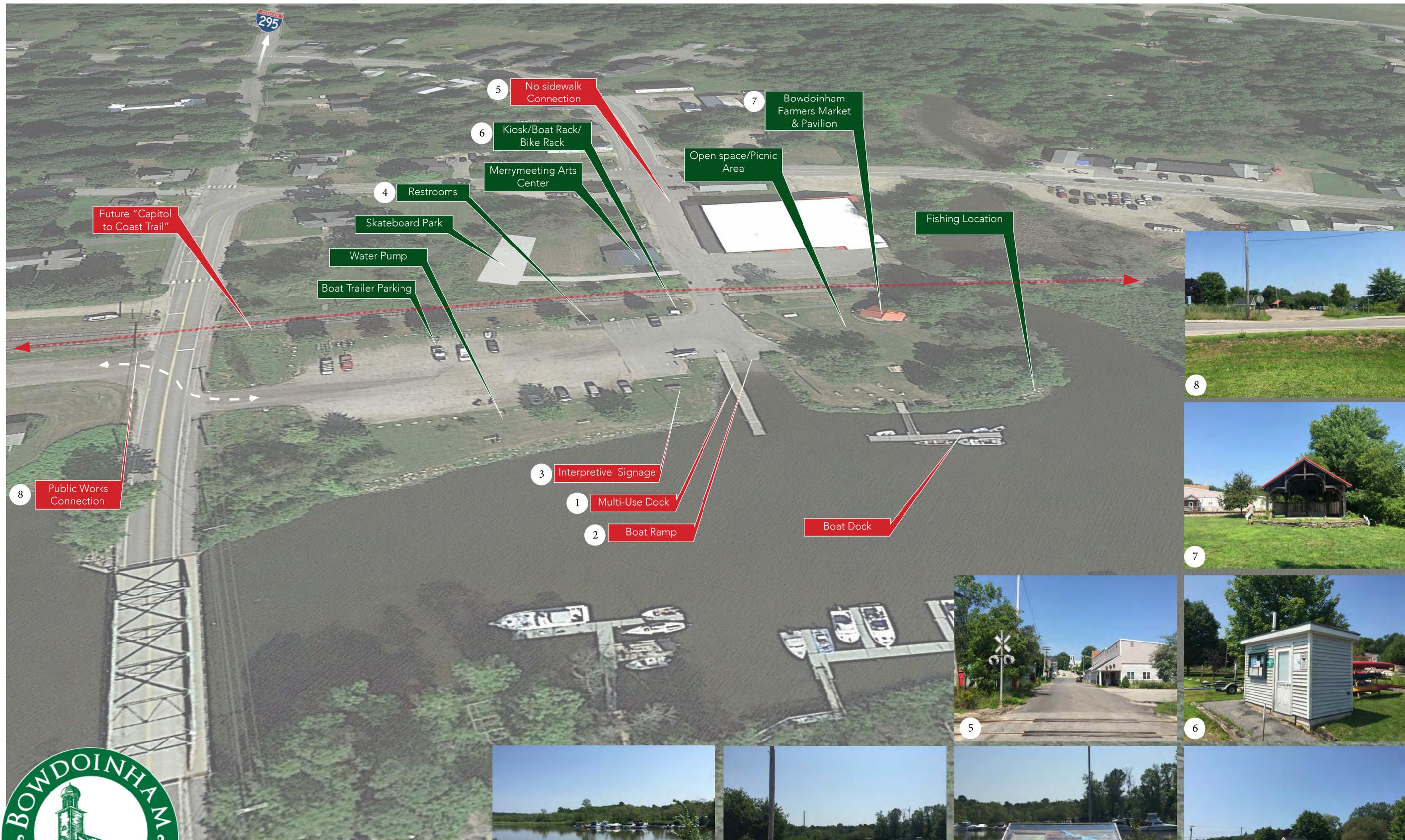
* National Oceanic and Atmospheric Administration (NOAA) Approximate Sea Level Rise Predictions Based on 1/8" Rise Per Year

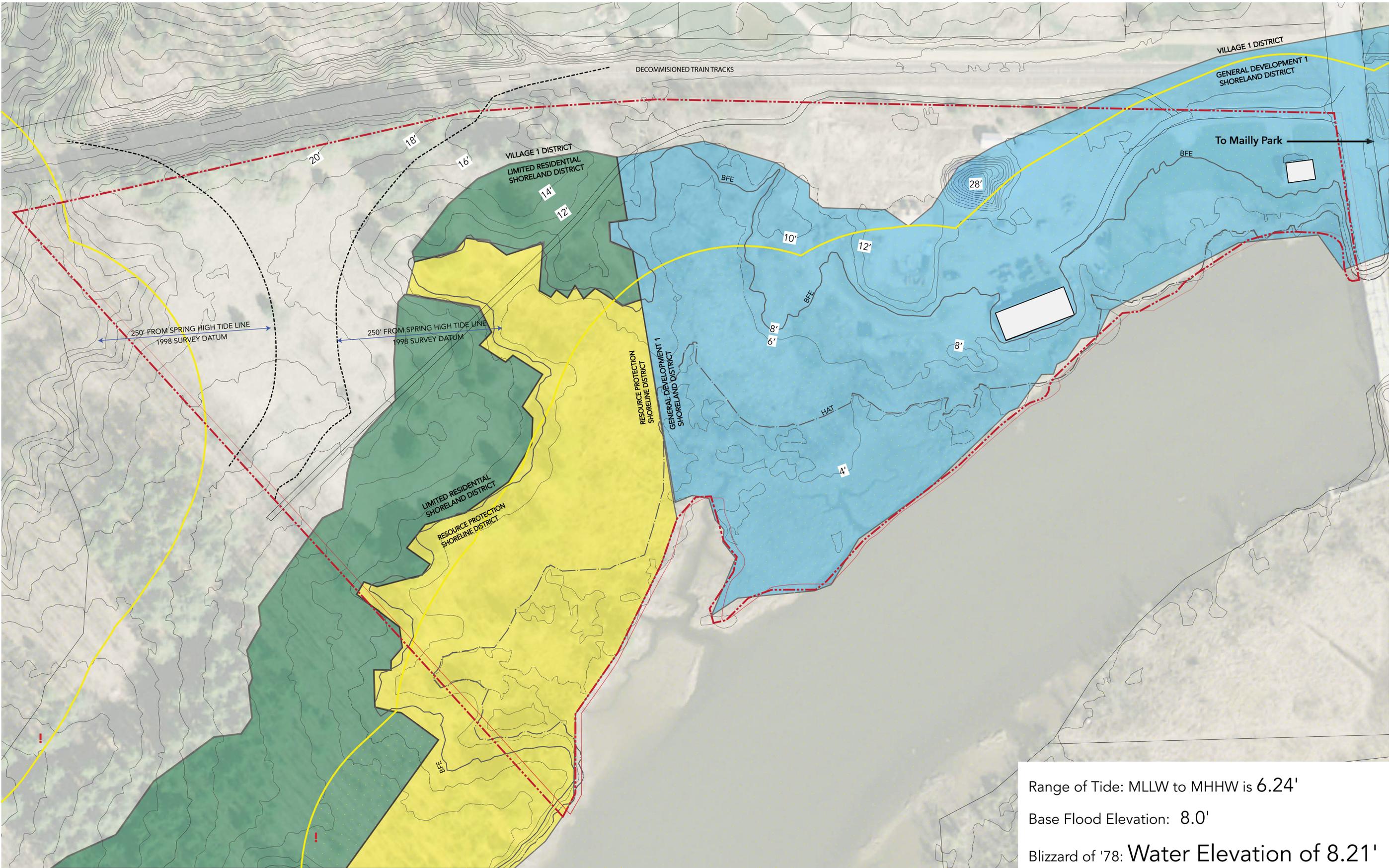


SITE CONTEXT

Bowdoinham Master Site Plan for Redevelopment of Public Works Property
Bowdoinham, ME



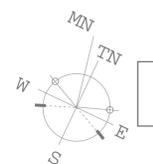


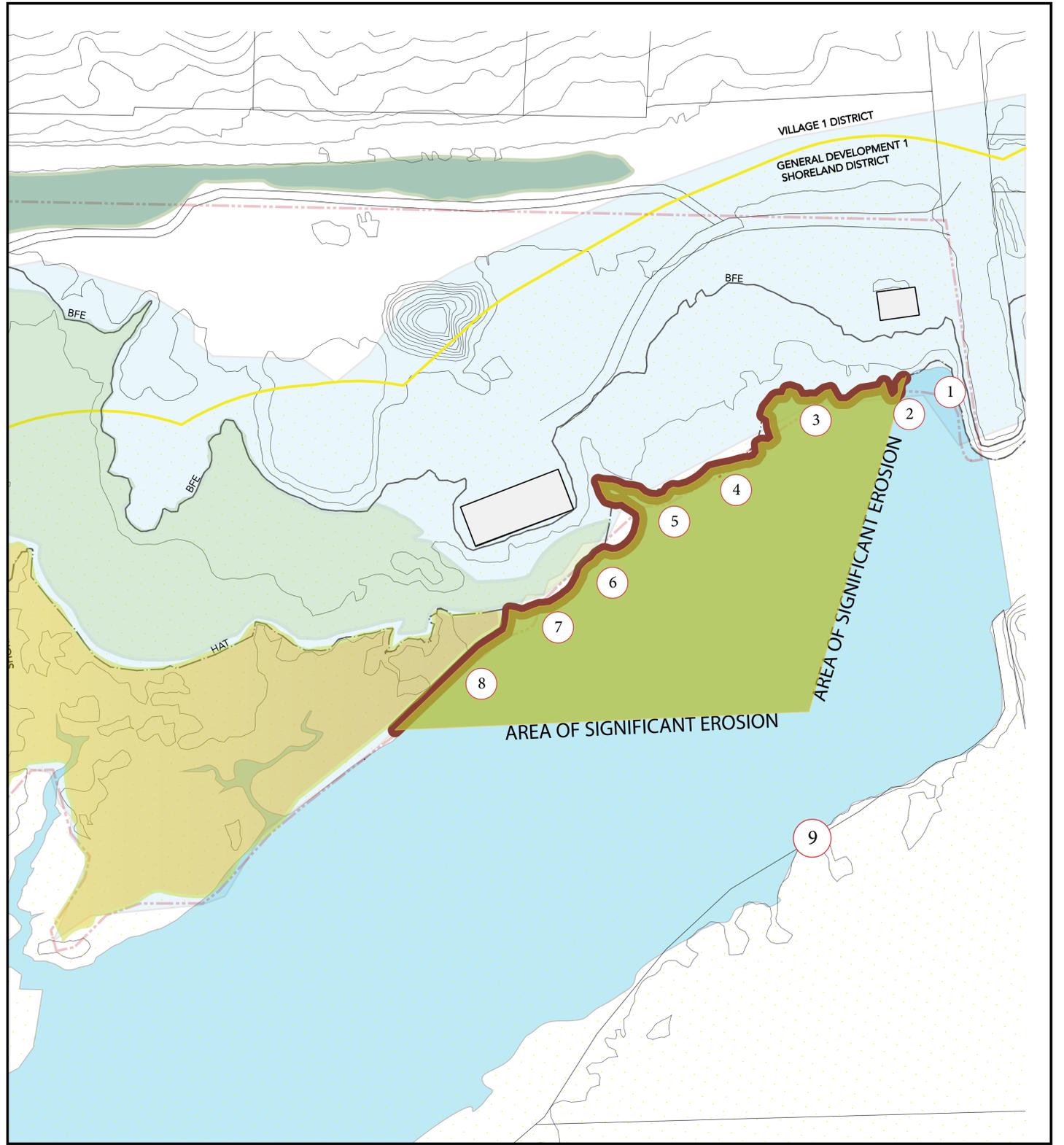


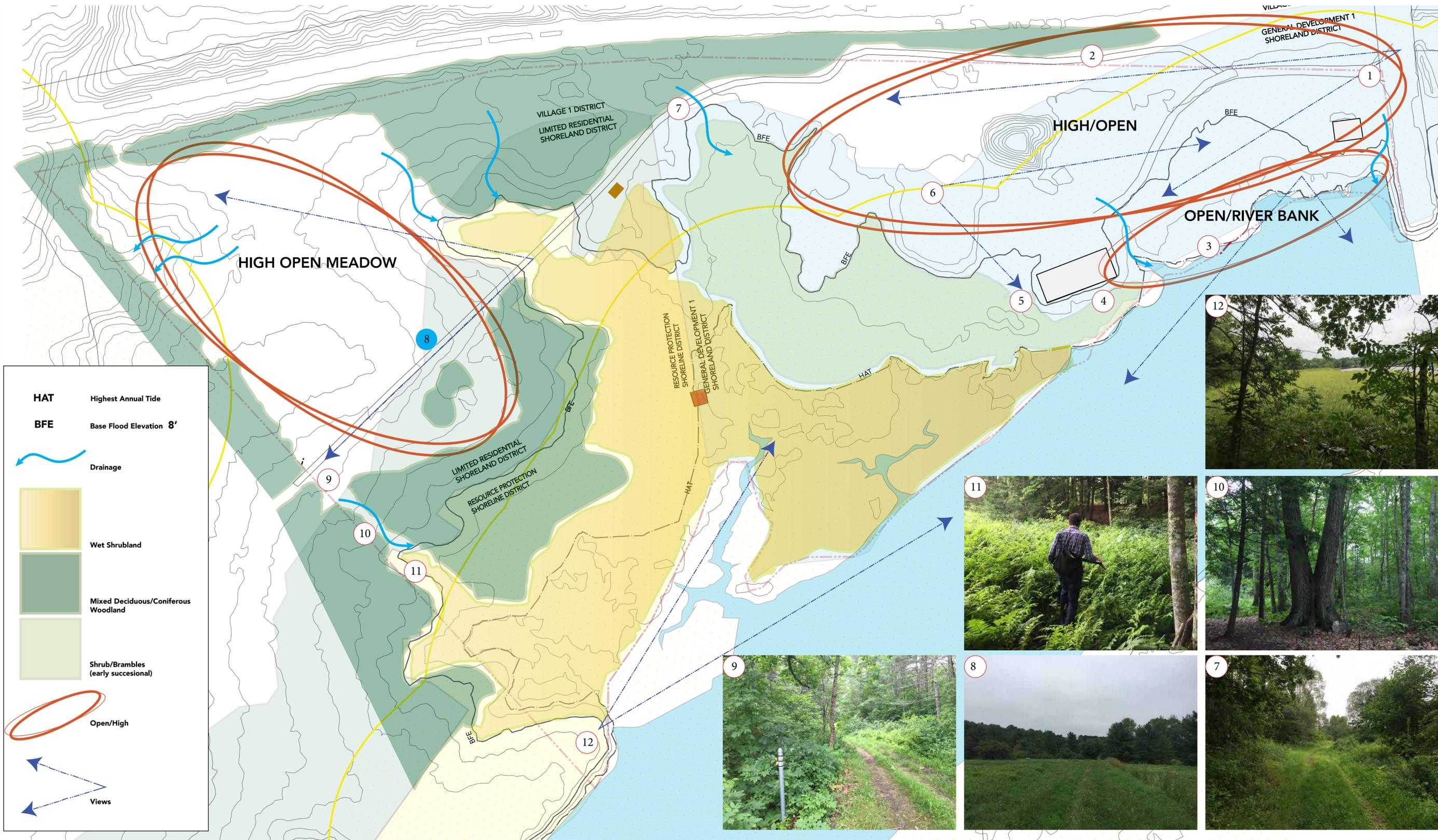
Range of Tide: MLLW to MHHW is 6.24'
 Base Flood Elevation: 8.0'
 Blizzard of '78: Water Elevation of 8.21'

LEGEND

- PARCEL BOUNDARIES
- TAX MAP/LOT LISTING
- MAJOR ELEVATION CONTOURS
- MINOR ELEVATION CONTOURS
- INLAND WADING WATERFOWL HABITAT
- BFE BASE FLOOD ELEVATION
- HAT HIGHEST ANNUAL TIDE







HAT Highest Annual Tide
BFE Base Flood Elevation 8'

Drainage

Wet Shrubland

Mixed Deciduous/Coniferous Woodland

Shrub/Brambles (early successional)

Open/High

Views



VEGETATION & VIEWSHEDS

Bowdoinham Master Site Plan for Redevelopment of Public Works Property
 Bowdoinham, ME

Richardson & Associates, Landscape Architects | Middle St. Saco, ME 04072

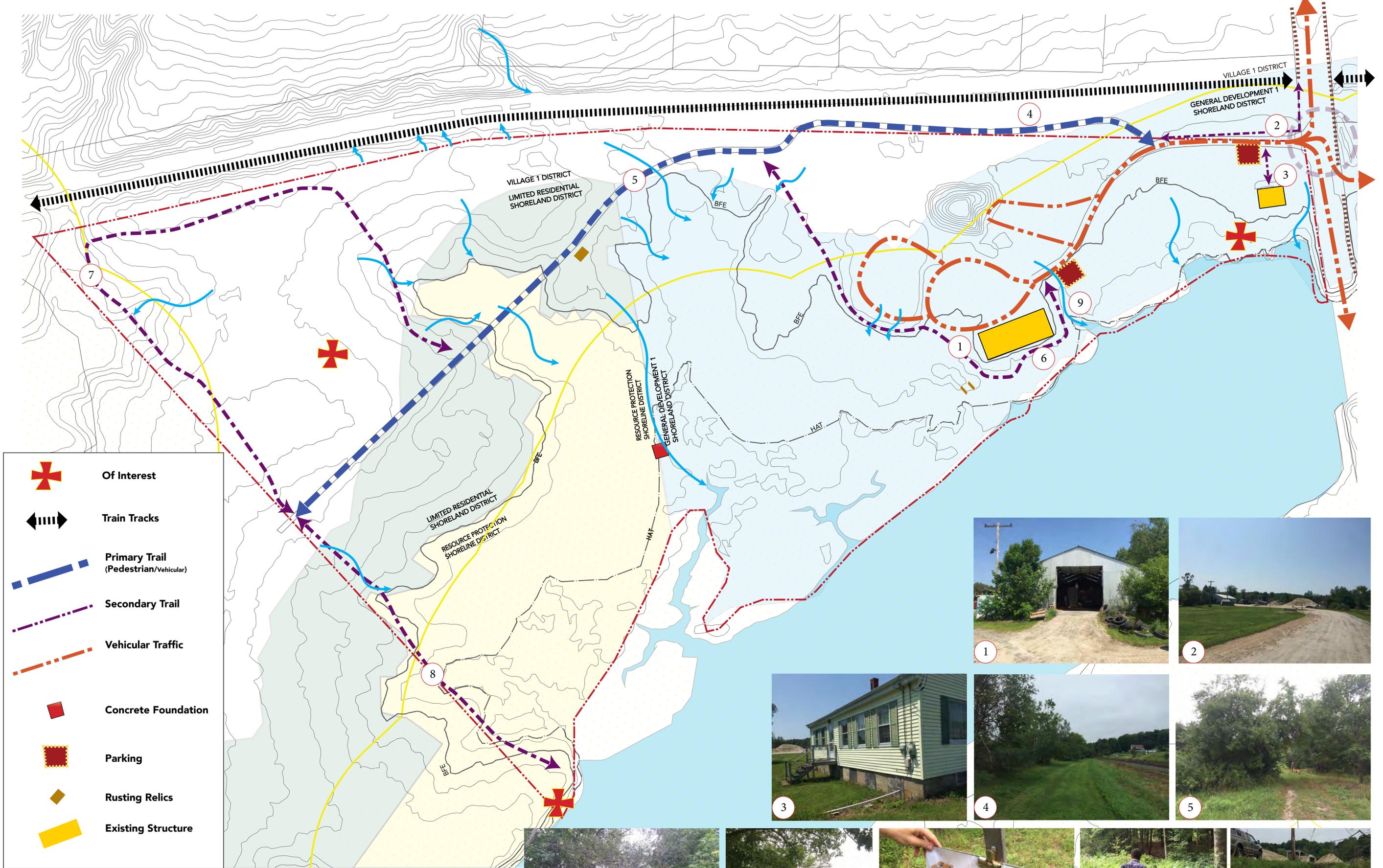


180°

120°

60°

0°



-  **Of Interest**
-  **Train Tracks**
-  **Primary Trail
(Pedestrian/Vehicular)**
-  **Secondary Trail**
-  **Vehicular Traffic**
-  **Concrete Foundation**
-  **Parking**
-  **Rusting Relics**
-  **Existing Structure**



What You've Told Us... So Far

Survey Trends

BOARDWALKS

DOG WALKING

ALTERNATE
CONCERT VENUE

DOCK

ACCESSIBLE
TRAILS

NATURE PLAY

RELAXING

SWIMMING

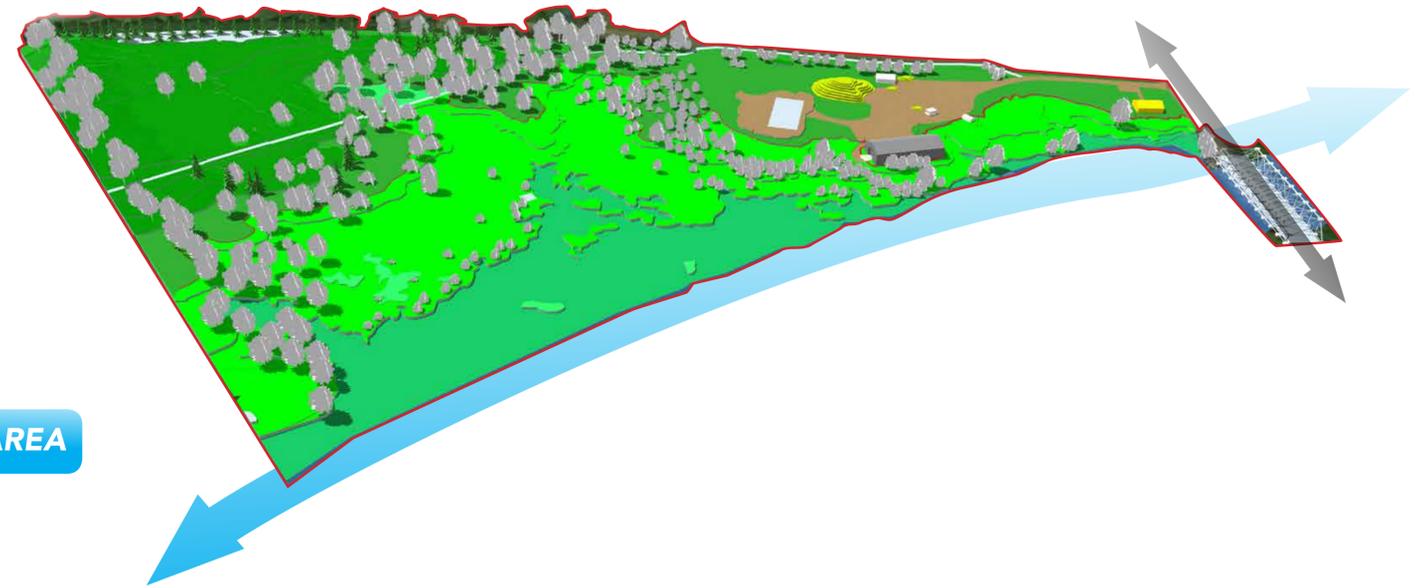
HAND-CARRY
BOAT ACCESS

FISHING

Art

Pub

PICNIC AREA



Uses you wanted to see at your **Waterfront Park**



BOARDWALK



NON-MOTORIZED BOAT ACCESS



DOG WALKING



NATURE PLAY



PICNIC AREA



SWIM ACCESS



DOCK



FISHING



PAVILION



OBSERVATION TOWER

CONCEPT 1

CONNECT TO EXISTING SIDEWALK SYSTEM



Richardson & Associates, Landscape Architects / 110 Main Street, Suite 400, Portland, ME 04101
 Original Issue Date: _____
 Issued for: **REVIEW**
 Revision Dates: _____

Scale: 1"=60' (original drawing size)
 Original Drawing Size: 24" x 36"



CONCEPT PLAN 1
 Public Works Site Redevelopment
 Town of Bowdoinham, ME

C1

CONCEPT 2



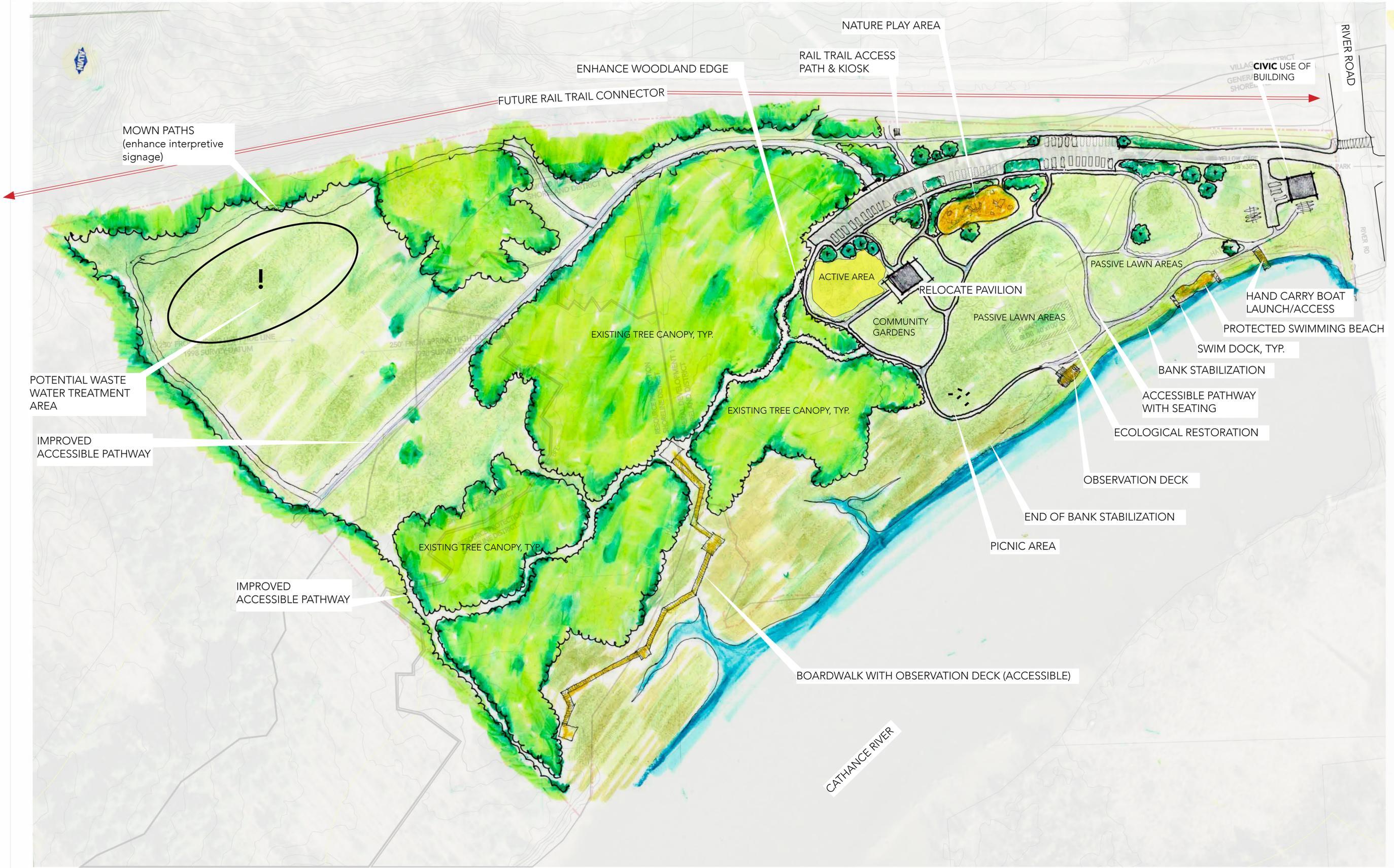
Richardson & Associates, Landscape Architects / 110 Middle Street, Portland, ME 04101
 Original Issue Date: _____
 Issued for: REVIEW
 Revision Dates: _____

Scale: 1"=60' (original drawing size)
 Original Drawing Size: 24" x 36"



CONCEPT PLAN 2
 Public Works Site Redevelopment
 Town of Bowdoinham, ME

CONCEPT 3



Richardson & Associates, Landscape Architects
 Original Issue Date: _____
 Issued for: REVIEW
 Revision Dates: _____

Scale: 1"=60' (original drawing size)
 Original Drawing Size: 24" x 36"



CONCEPT PLAN 3
 Public Works Site Redevelopment
 Town of Bowdoinham, ME

C3

BALLPARK COSTS

*Approximate Costs



HIGH \$400,000

LOW \$25,000

YELLOW CAPE- Restoration



HIGH \$600,000

LOW \$200,000

BANK STABILIZATION



HIGH \$80,000

LOW \$50,000

SWIM BEACH



HIGH \$200,000

LOW \$50,000

NATURAL PLAY AREA



HIGH \$400,000

LOW \$100,000

PAVILION



HIGH \$50,000

LOW \$25,000

OVERLOOK TOWERS



HIGH \$120,000

LOW \$80,000

RESTROOM



HIGH \$12.00

PER SQUARE FOOT

LOW \$5.00

ACCESSIBLE TRAILS



HIGH \$400.00

PER SQUARE FOOT

LOW \$75.00

BOARDWALK



HIGH \$35,000

LOW \$15,000

HAND-CARRY BOAT LAUNCH



HIGH \$15,000

LOW \$7,500

OBSERVATION DECK