

## Building Site Development

### General

Soil properties influence development of building sites, including the selection of the site, the design of the structure, construction, performance after construction, and maintenance. Soil limitation ratings of slight, moderate, and severe are given for shallow excavations, dwellings with and without basements, small commercial buildings, local roads and streets, and lawns, landscaping, and golf fairways.

### Shallow Excavations

Shallow excavations are trenches or holes dug in the soil to a maximum depth of 5 or 6 feet. They are used for pipelines, sewerlines, telephone and power transmission lines, basements, open ditches, and cemeteries. The excavations are most commonly made by trenching machines or backhoes. The ratings are based on the soil properties that influence ease of digging and resistance to sloughing.

### Dwellings With or Without Basements

These are single-family houses of three stories or less. The foundation is assumed to be spread footings of reinforced concrete built on undisturbed soil at a depth of 2 feet or the depth of maximum frost penetration, whichever is deeper, for houses without basements, or at a depth of 7 feet if a basement is constructed. The ratings are based on properties affecting soil strength and settlement under a load, and those that affect excavation and construction costs.

### Small Commercial Buildings

Limitation ratings are given for undisturbed soil on which small commercial buildings of less than three stories without basements are built. The foundation is assumed to be spread footings of reinforced concrete at a depth of 2 feet or the depth of maximum frost penetration, whichever is deeper.

### Local Roads and Streets

Limitation ratings are given for the use of soils for construction of improved local roads and streets that have all-weather surfacing, commonly of asphalt, gravel with binder in it, or concrete, and that are expected to carry automobile traffic all year. These roads and streets are graded to shed water, and conventional drainage measures are provided. With the probable exception of the hard surface, roads and streets are built mainly from the soil at hand.

### Lawns, Landscaping, and Golf Fairways

The soils are rated for their use in establishing and maintaining turf for lawns and golf fairways and ornamental trees and shrubs for residential type landscaping. The ratings are based on the use of soil material at the location with some land smoothing. Irrigation may or may not be needed and is not a criterion in rating. Traps, tees, roughs, and greens are not considered as part of the golf fairway. The properties considered are those that affect plant growth and trafficability after vegetation is established.

See the National Soil Survey Handbook, Part 620, for criteria used in rating specific uses.

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| <b>Soil name<br/>and map<br/>symbol</b> | <b>Shallow<br/>Excavations</b> | <b>Dwellings<br/>without<br/>Basememts</b> | <b>Dwellings<br/>with<br/>Basements</b> | <b>Small<br/>Commercial<br/>Buildings</b> | <b>Local<br/>Roads</b>           | <b>Lawns and<br/>Landscaping</b>     |
|---|--------------------------------|--|---|---|----------------------------------|--------------------------------------|
| <b>CgA</b><br>CARIBOU                   | Slight:                        | Slight:                                    | Slight:                                 | Slight:                                   | Moderate: frost<br>action        | Moderate: small<br>stones            |
| <b>CgB</b><br>CARIBOU                   | Slight:                        | Slight:                                    | Slight:                                 | Moderate: slope                           | Moderate: frost<br>action        | Moderate: small<br>stones            |
| <b>CgC</b><br>CARIBOU                   | Moderate: slope                | Moderate: slope                            | Moderate: slope                         | Severe: slope                             | Moderate: frost<br>action, slope | Moderate:<br>slope, small<br>stones  |
| <b>CgD</b><br>CARIBOU                   | Severe: slope                  | Severe: slope                              | Severe: slope                           | Severe: slope                             | Severe: slope                    | Severe: slope                        |
| <b>CgE</b><br>CARIBOU                   | Severe: slope                  | Severe: slope                              | Severe: slope                           | Severe: slope                             | Severe: slope                    | Severe: slope                        |
| <b>CnA</b><br>COLTON                    | Severe:<br>cutbanks cave       | Slight:                                    | Slight:                                 | Slight:                                   | Slight:                          | Severe:<br>droughty                  |
| <b>CnB</b><br>COLTON                    | Severe:<br>cutbanks cave       | Slight:                                    | Slight:                                 | Moderate: slope                           | Slight:                          | Severe:<br>droughty, small<br>stones |

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|---|------------------------------------|--|---|---|----------------------------------|--|
| <b>CnC</b><br>COLTON                    | Severe:<br>cutbanks cave           | Moderate: slope                            | Moderate: slope                         | Severe: slope                             | Moderate: slope                  | Severe:<br>droughty, small<br>stones           |
| <b>CnD</b><br>COLTON                    | Severe:<br>cutbanks cave,<br>slope | Severe: slope                              | Severe: slope                           | Severe: slope                             | Severe: slope                    | Severe:<br>droughty,<br>slope, small<br>stones |
| <b>CnE</b><br>COLTON                    | Severe:<br>cutbanks cave,<br>slope | Severe: slope                              | Severe: slope                           | Severe: slope                             | Severe: slope                    | Severe:<br>droughty,<br>slope, small<br>stones |
| <b>CoA</b><br>CONANT                    | Severe: wetness                    | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action          | Moderate:<br>wetness                           |
| <b>CoB</b><br>CONANT                    | Severe: wetness                    | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action          | Moderate:<br>wetness                           |
| <b>CoC</b><br>CONANT                    | Severe: wetness                    | Severe: wetness                            | Severe: wetness                         | Severe: slope,<br>wetness                 | Severe: frost<br>action          | Moderate:<br>wetness                           |
| <b>DaA</b><br>DAIGLE                    | Severe: wetness                    | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                |

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|---|--------------------------------|--|---|---|----------------------------------|--|
| <b>DaB</b><br>DAIGLE                    | Severe: wetness                | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                    |
| <b>DaC</b><br>DAIGLE                    | Severe: wetness                | Severe: wetness                            | Severe: wetness                         | Severe: slope,<br>wetness                 | Severe: frost<br>action, wetness | Severe: wetness                                    |
| <b>GP</b><br>PITS                       | Severe:<br>cutbanks cave       | Slight:                                    | Slight:                                 | Slight:                                   | Slight:                          | Severe:<br>droughty, small<br>stones, too<br>sandy |
| <b>Ha</b><br>HADLEY                     | Slight:                        | Severe:<br>flooding                        | Severe:<br>flooding                     | Severe:<br>flooding                       | Severe: frost<br>action          | Slight:  |
| <b>HoA</b><br>HOWLAND                   | Severe: wetness                | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                    |
| <b>HoB</b><br>HOWLAND                   | Severe: wetness                | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                    |
| <b>HoC</b><br>HOWLAND                   | Severe: wetness                | Severe: wetness                            | Severe: wetness                         | Severe: slope,<br>wetness                 | Severe: frost<br>action, wetness | Severe: wetness                                    |

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|---|--------------------------------------|--|---|---|---------------------------------------|--|
| <b>HvB</b><br>HOWLAND                   | Severe: wetness                      | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness      | Severe: wetness                                    |
| <b>HvC</b><br>HOWLAND                   | Severe: wetness                      | Severe: wetness                            | Severe: wetness                         | Severe: slope,<br>wetness                 | Severe: frost<br>action, wetness      | Severe: wetness                                    |
| <b>LnB</b><br>LINNEUS                   | Moderate: depth<br>to rock           | Slight:                                    | Moderate: depth<br>to rock              | Moderate: slope                           | Moderate: frost<br>action             | Moderate: depth<br>to rock, large<br>stones        |
| <b>LnC</b><br>LINNEUS                   | Moderate: depth<br>to rock, slope    | Moderate: slope                            | Moderate: depth<br>to rock, slope       | Severe: slope                             | Moderate: frost<br>action, slope      | Moderate: depth<br>to rock, large<br>stones, slope |
| <b>LnD</b><br>LINNEUS                   | Severe: slope                        | Severe: slope                              | Severe: slope                           | Severe: slope                             | Severe: slope                         | Severe: slope                                      |
| <b>MaA</b><br>MACHIAs                   | Severe:<br>cutbanks cave,<br>wetness | Moderate:<br>wetness                       | Severe: wetness                         | Moderate:<br>wetness                      | Moderate: frost<br>action,<br>wetness | Severe:<br>droughty                                |
| <b>MaB</b><br>MACHIAs                   | Severe:<br>cutbanks cave,<br>wetness | Moderate:<br>wetness                       | Severe: wetness                         | Moderate:<br>slope, wetness               | Moderate: frost<br>action,<br>wetness | Severe:<br>droughty                                |

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|---|--------------------------------------|--|---|---|--|----------------------------------|
| <b>MaC</b><br>MACHIAS                   | Severe:<br>cutbanks cave,<br>wetness | Moderate:<br>slope, wetness                | Severe: wetness                         | Severe: slope                             | Moderate: frost<br>action, slope,<br>wetness       | Severe:<br>droughty              |
| <b>Md</b><br>MADE LAND                  | Limitation:<br>variable              | Limitation:<br>variable                    | Limitation:<br>variable                 | Limitation:<br>variable                   | Limitation:<br>variable                            | Limitation:<br>variable          |
| <b>MhB</b><br>MAPLETON                  | Severe: depth<br>to rock             | Moderate: depth<br>to rock                 | Severe: depth<br>to rock                | Moderate: depth<br>to rock, slope         | Moderate: depth<br>to rock, frost<br>action        | Severe: depth<br>to rock         |
| <b>MhC</b><br>MAPLETON                  | Severe: depth<br>to rock             | Moderate: depth<br>to rock, slope          | Severe: depth<br>to rock                | Severe: slope                             | Moderate: depth<br>to rock, frost<br>action, slope | Severe: depth<br>to rock         |
| <b>MhD</b><br>MAPLETON                  | Severe: depth<br>to rock, slope      | Severe: slope                              | Severe: depth<br>to rock, slope         | Severe: slope                             | Severe: slope                                      | Severe: depth<br>to rock, slope  |
| <b>MmC</b><br>MAPLETON                  | Severe: depth<br>to rock             | Moderate: depth<br>to rock                 | Severe: depth<br>to rock                | Moderate: depth<br>to rock, slope         | Moderate: depth<br>to rock, frost<br>action        | Severe: depth<br>to rock         |
| <b>MmD</b><br>MAPLETON                  | Severe: depth<br>to rock, slope      | Severe: slope                              | Severe: depth<br>to rock, slope         | Severe: slope                             | Severe: slope                                      | Severe: depth<br>to rock, slope  |

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|---|--------------------------------------|--|---|---|--|----------------------------------|
| <b>Mn</b><br>MIXED ALLUVIAL LAND PD     | Severe:<br>cutbanks cave,<br>wetness | Severe:<br>flooding,<br>wetness            | Severe:<br>flooding,<br>wetness         | Severe:<br>flooding,<br>wetness           | Severe:<br>flooding, frost<br>action,<br>wetness | Severe:<br>flooding,<br>wetness  |
| <b>Mn</b><br>MIXED ALLUVIAL LAND<br>VPD | Severe:<br>cutbanks cave,<br>ponding | Severe:<br>flooding,<br>ponding            | Severe:<br>flooding,<br>ponding         | Severe:<br>flooding,<br>ponding           | Severe:<br>flooding, frost<br>action,<br>ponding | Severe:<br>flooding,<br>ponding  |
| <b>MoA</b><br>MONARDA                   | Severe: wetness                      | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness                 | Severe: wetness                  |
| <b>MoA</b><br>BURNHAM                   | Severe: ponding                      | Severe: ponding                            | Severe: ponding                         | Severe: ponding                           | Severe: frost<br>action, ponding                 | Severe: excess<br>humus, ponding |
| <b>MoB</b><br>MONARDA                   | Severe: wetness                      | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness                 | Severe: wetness                  |
| <b>MoB</b><br>BURNHAM                   | Severe: ponding                      | Severe: ponding                            | Severe: ponding                         | Severe: ponding                           | Severe: frost<br>action, ponding                 | Severe: excess<br>humus, ponding |
| <b>MrB</b><br>MONARDA                   | Severe: wetness                      | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness                 | Severe: wetness                  |

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|---|----------------------------------|--|---|---|--|---|
| <b>MrB</b><br>BURNHAM                   | Severe: ponding                  | Severe: ponding                            | Severe: ponding                         | Severe: ponding                           | Severe: frost<br>action, ponding             | Severe: excess<br>humus, ponding                  |
| <b>Pa</b><br>PEAT                       | Severe: excess<br>humus, wetness | Severe: low<br>strength,<br>wetness        | Severe: low<br>strength,<br>wetness     | Severe: low<br>strength,<br>wetness       | Severe: frost<br>action, wetness             | Severe: excess<br>humus, wetness                  |
| <b>MUCK</b>                             | Severe: excess<br>humus, wetness | Severe: low<br>strength,<br>wetness        | Severe: wetness                         | Severe: low<br>strength,<br>wetness       | Severe: frost<br>action, wetness             | Severe: excess<br>humus, wetness                  |
| <b>PeA</b><br>PERHAM                    | Severe: wetness                  | Moderate:<br>wetness                       | Severe: wetness                         | Moderate:<br>wetness                      | Moderate: frost<br>action,<br>wetness        | Moderate: large<br>stones, small<br>stones        |
| <b>PeB</b><br>PERHAM                    | Severe: wetness                  | Moderate:<br>wetness                       | Severe: wetness                         | Moderate:<br>slope, wetness               | Moderate: frost<br>action,<br>wetness        | Moderate: large<br>stones, small<br>stones        |
| <b>PeC</b><br>PERHAM                    | Severe: wetness                  | Moderate:<br>slope, wetness                | Severe: wetness                         | Severe: slope                             | Moderate: frost<br>action, slope,<br>wetness | Moderate: large<br>stones, slope,<br>small stones |
| <b>PeD</b><br>PERHAM                    | Severe: slope,<br>wetness        | Severe: slope                              | Severe: slope,<br>wetness               | Severe: slope                             | Severe: slope                                | Severe: slope                                     |

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|---------------------------------|------------------------------|------------------------------------|---------------------------------|-----------------------------------|-------------------------------|---|
| <b>PgB</b><br>PLAISTED          | Moderate: dense layer        | Slight:                            | Slight:                         | Moderate: slope                   | Moderate: frost action        | Moderate: large stones, small stones        |
| <b>PgC</b><br>PLAISTED          | Moderate: dense layer, slope | Moderate: slope                    | Moderate: slope                 | Severe: slope                     | Moderate: frost action, slope | Moderate: large stones, small stones        |
| <b>PgD</b><br>PLAISTED          | Severe: slope                | Severe: slope                      | Severe: slope                   | Severe: slope                     | Severe: slope                 | Severe: slope                               |
| <b>PrB</b><br>PLAISTED          | Moderate: dense layer        | Slight:                            | Slight:                         | Moderate: slope                   | Moderate: frost action        | Moderate: large stones, small stones        |
| <b>PrC</b><br>PLAISTED          | Moderate: dense layer, slope | Moderate: slope                    | Moderate: slope                 | Severe: slope                     | Moderate: frost action, slope | Moderate: large stones, slope, small stones |
| <b>PrD</b><br>PLAISTED          | Severe: slope                | Severe: slope                      | Severe: slope                   | Severe: slope                     | Severe: slope                 | Severe: slope                               |
| <b>PrE</b><br>PLAISTED          | Severe: slope                | Severe: slope                      | Severe: slope                   | Severe: slope                     | Severe: slope                 | Severe: slope                               |

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|---|---------------------------------|--|---|---|----------------------------------|---|
| <b>PvB</b><br>PLAISTED                  | Moderate: dense<br>layer        | Slight:                                    | Slight:                                 | Moderate: slope                           | Moderate: frost<br>action        | Moderate: large<br>stones, small<br>stones        |
| <b>HOWLAND</b>                          | Severe: wetness                 | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                   |
| <b>PvC</b><br>PLAISTED                  | Moderate: dense<br>layer, slope | Moderate: slope                            | Moderate: slope                         | Severe: slope                             | Moderate: frost<br>action, slope | Moderate: large<br>stones, slope,<br>small stones |
| <b>HOWLAND</b>                          | Severe: wetness                 | Severe: wetness                            | Severe: wetness                         | Severe: slope,<br>wetness                 | Severe: frost<br>action, wetness | Severe: wetness                                   |
| <b>RaA</b><br>RED HOOK                  | Severe: wetness                 | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                   |
| <b>ATHERTON</b>                         | Severe: ponding                 | Severe: ponding                            | Severe: ponding                         | Severe: ponding                           | Severe: frost<br>action, ponding | Severe: ponding                                   |
| <b>RaB</b><br>RED HOOK                  | Severe: wetness                 | Severe: wetness                            | Severe: wetness                         | Severe: wetness                           | Severe: frost<br>action, wetness | Severe: wetness                                   |

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|---|---------------------------------|--|---|---|----------------------------------|--|
| <b>RaB</b><br>ATHERTON                  | Severe: ponding                 | Severe: ponding                            | Severe: ponding                         | Severe: ponding                           | Severe: frost<br>action, ponding | Severe: ponding                                  |
| <b>SgA</b><br>STETSON                   | Severe:<br>cutbanks cave        | Slight:                                    | Slight:                                 | Slight:                                   | Slight:                          | Moderate:<br>droughty, small<br>stones           |
| <b>SgB</b><br>STETSON                   | Severe:<br>cutbanks cave        | Slight:                                    | Slight:                                 | Moderate: slope                           | Slight:                          | Moderate:<br>droughty, small<br>stones           |
| <b>ThB</b><br>THORNDIKE                 | Severe: depth<br>to rock        | Severe: depth<br>to rock                   | Severe: depth<br>to rock                | Severe: depth<br>to rock                  | Severe: depth<br>to rock         | Severe: depth<br>to rock, small<br>stones        |
| <b>ThC</b><br>THORNDIKE                 | Severe: depth<br>to rock        | Severe: depth<br>to rock                   | Severe: depth<br>to rock                | Severe: depth<br>to rock, slope           | Severe: depth<br>to rock         | Severe: depth<br>to rock, small<br>stones        |
| <b>ThD</b><br>THORNDIKE                 | Severe: depth<br>to rock, slope | Severe: depth<br>to rock, slope            | Severe: depth<br>to rock, slope         | Severe: depth<br>to rock, slope           | Severe: depth<br>to rock, slope  | Severe: depth<br>to rock, slope,<br>small stones |
| <b>ThE</b><br>THORNDIKE                 | Severe: depth<br>to rock, slope | Severe: depth<br>to rock, slope            | Severe: depth<br>to rock, slope         | Severe: depth<br>to rock, slope           | Severe: depth<br>to rock, slope  | Severe: depth<br>to rock, slope,<br>small stones |

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|---------------------------------|------------------------------|------------------------------------|---------------------------------|-----------------------------------|-------------------------------|--|
| <b>TkB</b><br>THORNDIKE         | Severe: depth to rock        | Severe: depth to rock              | Severe: depth to rock           | Severe: depth to rock             | Severe: depth to rock         | Severe: depth to rock, small stones        |
| <b>TkC</b><br>THORNDIKE         | Severe: depth to rock        | Severe: depth to rock              | Severe: depth to rock           | Severe: depth to rock, slope      | Severe: depth to rock         | Severe: depth to rock, small stones        |
| <b>TkD</b><br>THORNDIKE         | Severe: depth to rock, slope | Severe: depth to rock, slope       | Severe: depth to rock, slope    | Severe: depth to rock, slope      | Severe: depth to rock, slope  | Severe: depth to rock, slope, small stones |
| <b>TkE</b><br>THORNDIKE         | Severe: depth to rock, slope | Severe: depth to rock, slope       | Severe: depth to rock, slope    | Severe: depth to rock, slope      | Severe: depth to rock, slope  | Severe: depth to rock, slope, small stones |
| <b>TsB</b><br>THORNDIKE         | Severe: depth to rock        | Severe: depth to rock              | Severe: depth to rock           | Severe: depth to rock             | Severe: depth to rock         | Severe: depth to rock, small stones        |
| <b>HOWLAND</b>                  | Severe: wetness              | Severe: wetness                    | Severe: wetness                 | Severe: wetness                   | Severe: frost action, wetness | Severe: wetness                            |
| <b>TsC</b><br>THORNDIKE         | Severe: depth to rock        | Severe: depth to rock              | Severe: depth to rock           | Severe: depth to rock, slope      | Severe: depth to rock         | Severe: depth to rock, small stones        |

**BUILDING SITE DEVELOPMENT**

**Aroostook County Southern Part**

The information in this table indicates the dominant soil condition but does not eliminate the need for onsite investigation. Absence of an entry indicates that no rating is applicable.

| <b>Soil name<br/>and map<br/>symbol</b> | <b>Shallow<br/>Excavations</b>       | <b>Dwellings<br/>without<br/>Basememts</b> | <b>Dwellings<br/>with<br/>Basements</b> | <b>Small<br/>Commercial<br/>Buildings</b> | <b>Local<br/>Roads</b>               | <b>Lawns and<br/>Landscaping</b>  |
|---|--------------------------------------|--|---|---|--------------------------------------|-----------------------------------|
| <b>TsC</b><br><br>HOWLAND               | Severe: wetness                      | Severe: wetness                            | Severe: wetness                         | Severe: slope,<br>wetness                 | Severe: frost<br>action, wetness     | Severe: wetness                   |
| <b>Wn</b><br><br>WINOOSKI               | Severe:<br>cutbanks cave,<br>wetness | Severe:<br>flooding                        | Severe:<br>flooding,<br>wetness         | Severe:<br>flooding                       | Severe:<br>flooding, frost<br>action | Moderate:<br>flooding,<br>wetness |