

**From:** Will Conway <wconway@sebagotechnics.com>  
**To:** Helen Donaldson <HCD@portlandmaine.gov>  
**CC:** 'Gordon Reger' <greger@regerholdings.com>, 'Demetri Dasco' <dasco@atlasboston.com>, "dmwarch@comcast.net" <dmwarch@comcast.net>  
**Date:** 10/8/2013 1:36 PM  
**Subject:** Seaport Parking/ CM Plan Responses

Nell,

The parking spaces will be assigned to the units prior to unit closings and once the units are sold and closed they will be attached to the units in perpetuity. I'm not sure if that will be through a deed, easement, license to use or other legal document. We have not yet determined if the spaces will be assigned by the developer or if we will let buyers select their spaces. In the current Bayhouse project, the unit buyers are allowed to select their space on a first come, first serve basis. Seaport will probably be done a little differently as it probably makes sense for parking spaces directly behind the townhouse rear entrances to be assigned to that unit.

All that being said, we have more than enough parking spaces for each unit to get at least one and they will be attached to the unit through legal document that will run with the unit.

As far as CM plan, we are not able to develop this until we have a contractor on board and we are not able to select a contractor until we have approval, so this is really a case of trying to put the cart before the horse, as the saying goes.

I hope this is helpful.

Thank you,

William T. Conway, RLA, LEED-AP  
Vice President, Landscape Architecture

<image001.png>

www.sebagotechnics.com  
An Employee Owned Company

Office: 207.200.2100  
Fax: 207.856.2206

This notice and disclaimer regards the transmittal and use of electronic files generated and forwarded by Sebago Technics, Inc. This message contains confidential information and is intended only for the individual named. If you are not the named addressee, you should not disseminate, distribute or copy this email. Please notify the sender immediately by email if you have received this email by mistake and delete this email from your system. Email transmission cannot be guaranteed to be secure or error-free, as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or contain viruses. The sender, therefore, does not accept liability for any errors or omissions in the contents of this message which arise as a result of email transmission. If verification is required, please request a hard-copy version. The information contained in these electronic files is privileged and confidential and is intended only for the use of the individual or entity stated in the address above. Any dissemination, distribution or copying of these electronic files is strictly prohibited. The recipient of the electronic file acknowledges and consents to the fact that the sender, Sebago Technics, Inc. makes no claim that electronic files are current, accurate or correct. Any use or reuse of the electronic file in any manner whatsoever is at the user's sole risk and the user agrees, to the fullest extent permitted by law, to hold Sebago Technics, Inc. harmless and to indemnify it from all claims, losses, damages, expenses and costs including all reasonable attorneys fees that may arise from its use or reuse.

From: Helen Donaldson [mailto:HCD@portlandmaine.gov]  
Sent: Tuesday, October 08, 2013 9:14 AM  
To: dmwarch@comcast.net<mailto:dmwarch@comcast.net>  
Cc: Will Conway  
Subject: Re: Seaport Lofts

David,

We will take a look as soon as possible and get your our comments. I'm hoping we can do this today or tomorrow.

Per our conversation from last week, I'm also hoping for something written with respect to the parking concerns (and perhaps, maybe too optimistically the construction management plan condition?) I'm not sure who exactly those would be coming from, but I think it's important to have a response on the record.

Let me know if I can facilitate in any way.

Nell

>>> "David White" <dmwarch@comcast.net<mailto:dmwarch@comcast.net>> 10/7/2013 2:00 PM >>>  
Helen,

I was already to send earlier, but Gordon had me make a change to the upper left corner of the building. Since we no longer have the dumpster in this area we squared off the building which creates a better corner unit.

I did include another canopy for Newbury Street which has more prominence given the area in which I have to work. I still want to keep the materials the same. I did not change the one on Hancock Street as I do not want to over emphasize that entrance.

I think I incorporated all the other items we discussed. I did show a grille at the "under balcony areas". These will serve as a placeholder for the final selection.

Let me know if there is anything else you need.

David M. White

David M. White, Architect  
54 Todd Farm Lane  
PO Box 817  
New London, NH 03257  
(603) 763-1335

[dmwarch@comcast.net](mailto:dmwarch@comcast.net)<<mailto:dmwarch@comcast.net>>

Notice: Under Maine law, documents - including e-mails - in the possession of public officials or city employees about government business may be classified as public records. There are very few exceptions. As a result, please be advised that what is written in an e-mail could be released to the public and/or the media if requested.