

Portland, Maine



Yes. Life's good here.

Planning & Urban Development Department

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Jeff Levine, AICP, Director

Planning Division

Tuck O'Brien, Director

March 31, 2016

Brad Fries
Northland Enterprises, LLC
17 South Street, 3rd Floor
Portland, ME 04104

Andrew Johnston
FST, Inc.
778 Main Street, Suite 8
South Portland, ME 04106

Project Name: Century Tire Plaza
Address: 195 Kennebec Street, Portland, ME
Project ID: 2015-027
CBL: 34-C-9
Applicant: Northland Enterprises, LLC
Planner: Nell Donaldson

Dear Mr. Fries:

As you are aware, the City of Portland Planning Division has agreed to issue a temporary Certificate of Occupancy for the Chipotle at 195 Kennebec Street prior to the construction of the proposed sidewalk along the Kennebec Street frontage of the site. This temporary Certificate of Occupancy is conditioned upon the construction of this sidewalk, in accordance with the city's Technical Manual, by **May 13, 2016**. In the event that the sidewalk has not been completed by **May 13, 2016**, the City of Portland retains the right to construct the sidewalk and recover the cost through the posted performance guarantee (*See Section 14-530(b)5.c. Non-compliance*).

Note that final sidewalk plans, responding to comments from the city addressed to Fay, Spofford, and Thorndike via email on March 29, 2016 and attached here, should be provided to the city for review prior to sidewalk construction.

If you have any further question, please contact Nell Donaldson at 874-8723.

Sincerely,

Jeff Levine

Attachments

1. Sidewalk design comments, email to Andrew Johnston, FST, 3/29/16.



Helen Donaldson <hcd@portlandmaine.gov>

Century Tire

Helen Donaldson <hcd@portlandmaine.gov>
To: "Johnston, Andrew" <Andrew.Johnston@stantec.com>

Tue, Mar 29, 2016 at 8:54 AM

Andrew,

I realized I never circled back on comments on the sidewalk plan for Kennebec. I did get comments from Bruce Hyman. These are below.

The only other comment is that I believe the crosswalk marking on Kennebec doesn't meet the Technical Manual spec. (See Figure I-22, or even the approved site plan, for the preferred design).

Let me know if you have questions on this, Andrew. Otherwise, you may want to touch base with Josh about the wisdom of providing revised plans now. They may want to wait pending the concrete discussion?

Nell

----- Forwarded message -----

From: **Bruce Hyman** <bhyman@portlandmaine.gov>

Date: Thu, Mar 24, 2016 at 1:12 PM

Subject: Re: Century Tire

To: Helen Donaldson <hcd@portlandmaine.gov>

Cc: Thomas Errico <thomas.errico@tylin.com>, David Margolis-Pineo <dmp@portlandmaine.gov>

Other than the detectable warning panel needs to be shown (and built) to extend the full width of the ramp on the north side of the crosswalk at Brattle(? - the project side), it seems acceptable. If the curb ramp is 6' wide, the panel needs to be ~6' wide, etc, per ADA.

Bruce

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