



415 Cumberland

Jean Fraser <jf@portlandmaine.gov>
To: Christian Roadman <croadman@portlandmaine.gov>, "Hyman, Bruce" <bhyman@portlandmaine.gov>, Keith Gray <kgray@portlandmaine.gov>
Cc: "Errico, Thomas" <thomas.errico@tylin.com>

Thu, Mar 1, 2018 at 1:40 PM

fyi re your reviews

----- Forwarded message -----
From: **Lauren Swett** <lswett@woodardcurran.com>
Date: Thu, Mar 1, 2018 at 11:54 AM
Subject: 415 Cumberland
To: Jean Fraser <jf@portlandmaine.gov>

Hi Jean,

I took a look at the submission for 415 Cumberland from yesterday's meeting, to see if there is anything that would require a civil review.

They have already made their utility improvements, and they are waiting on confirmation of final ability to serve.

Site work is very minimal. They don't have a standard site plan, just a subdivision plat which calls out both existing and new proposed features and a landscaping plan. I do have a few questions:

- Street view identifies that there is a tree in the sidewalk on Cumberland Avenue. The plan doesn't show that it exists and/or is being removed.
- The existing ADA ramp at the corner is shown in sort of an odd way – the curb line should be drawn to show the location of the ramp tactile warning strip.
- The light pole shown on the subdivision plat is a traffic light pole with a mast arm. I'm not sure if the plat should identify that.
- The plat shows the ROW line on Cumberland crossing features out of the sidewalk (bottom step and the mulch planter areas). I'm assuming that is the existing condition, but I'm wondering if that needs to be addressed on the plat.
- At the southern corner of the building (plan northwest corner), they are showing a new walkway of pavers. This crosses the sidewalk, and I'm guessing that wouldn't be acceptable to the City.

Let me know if you have any questions.

Thanks,
Lauren

Lauren Swett, P.E.

Technical Manager
Woodard & Curran
41 Hutchins Drive
Portland, Maine 04102
Phone: (207)558-3763 (direct)
(207)219-3591 (cell)
(800)426-4262 (office)
Email: lswett@woodardcurran.com

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Jean Fraser, Planner
City of Portland
874 8728