



Town of Bowdoinham

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William D. Giroux, Town Manager

Marge Schmuckal, Zoning Administrator
City of Portland
389 Congress Street
Portland, Maine
04101

RE: 85-M-12 Alderbrook Rd, PI

Dear Marge,

This letter is in reference to the gravel pit on Peaks Island owned by Catherine Plante. Apparently there has been some question regarding the use of the property as a gravel pit. This letter is an attempt to provide some background information to assist you in the administration of your duties as they pertain to this property.

As you know, I was the Zoning Administrator for the City of Portland from January 1989 to December of 1994. During that time, neighbors in the vicinity of the gravel pit voiced concern over the use of this property as a gravel pit. The issue arose during the construction of the new sewage treatment facility near the Ferry Terminal on Peaks Island. The site was being used to store materials as part of that construction project. Several neighbors complained that the level of activity was increasing on the site and that the use was not allowed in that zone.

At that time I researched the files at City Hall and spoke to some longtime residents of the island to determine the legal use of the property. It became apparent to me that the property had been used by Lionel Plante and others as a gravel pit since before the adoption of zoning on the island and therefore it was "grandfathered" for that use. The level of use had varied over the years most likely dependant on the amount of construction taking place in any given time period. However, based on the information I was able to gather at that time, it had always been a gravel pit.

I do seem to recall writing a letter of my determination at that time but it apparently is not on file at City Hall. There would be no permit on file because I considered the use as "grandfathered" and therefore there was no need for a permit.

I hope this letter is of assistance to you. Please let me know if I may be of further assistance.

Sincerely,

William D. Giroux
Town Manager, Bowdoinham

received
12/3/01