

# MEMORANDUM

Dept: DRC

To: FILE  
From: Philip DiPierro  
Subject: Application ID: 2010-0020  
Date: 8/31/2010

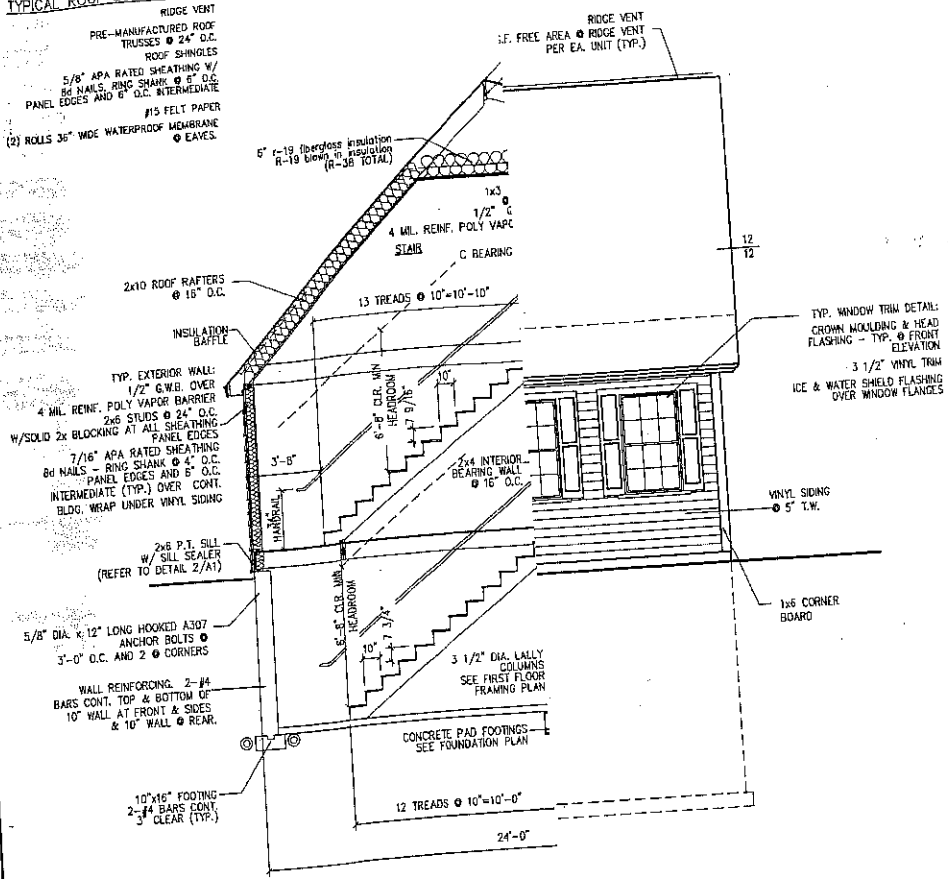
see conditions.

## Approval Conditions of DRC

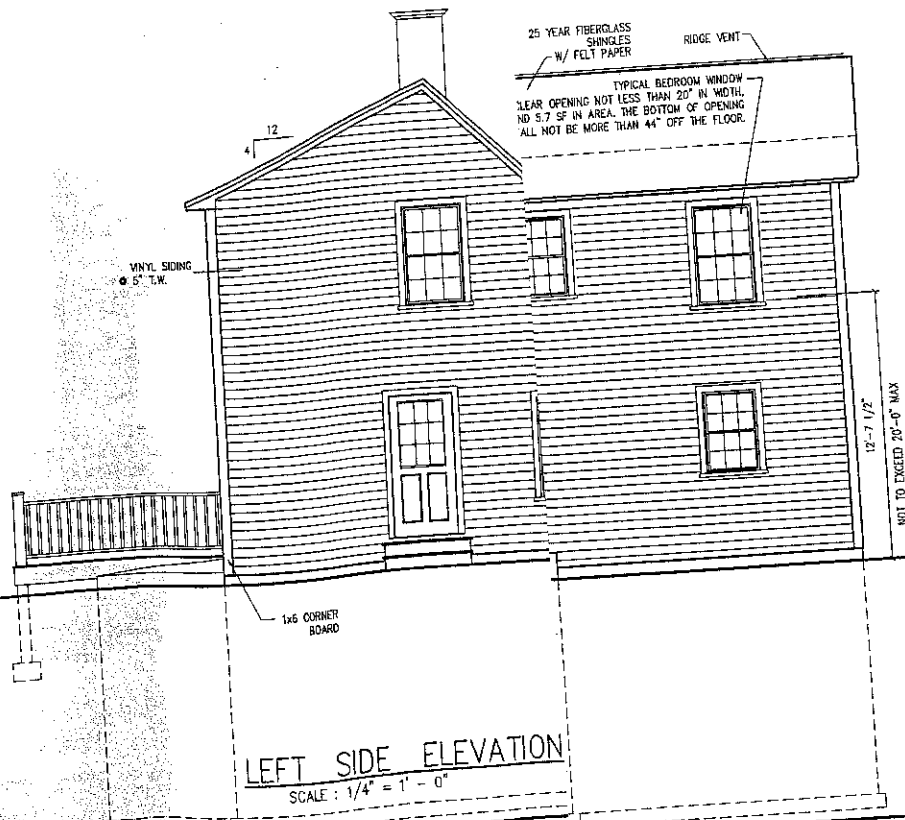
- 1 All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy.
- 2 Two (2) City of Portland approved species and size trees must be planted on your street frontage prior to issuance of a Certificate of Occupancy.
- 3 The Development Review Coordinator (874-8632) must be notified five (5) working days prior to date required for final site inspection. Please make allowances for completion of site plan requirements determined to be incomplete or defective during the inspection. This is essential as all site plan requirements must be completed and approved by the Development Review Coordinator prior to issuance of a Certificate of Occupancy. Please schedule any property closing with these requirements in mind.
- 4 All damage to sidewalk, curb, street, or public utilities shall be repaired to City of Portland standards prior to issuance of a certificate of occupancy.
- 5 A sewer permit is required for your project. Please contact Carol Merritt at 874-8300, ext . 8822. The Wastewater and Drainage section of Public Services must be notified five (5) working days prior to sewer connection to schedule an inspector for your site.
- 6 A street opening permit(s) is required for your site. Please contact Carol Merritt ay 874-8300, ext. 8822. (Only excavators licensed by the City of Portland are eligible.)
- 7 The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.
- 8 Erosion and Sedimentation control shall be established and inspected by the Development Review Coordinator prior to soil disturbance, and shall be done in accordance with Best Management Practices, Maine Department of Environmental Protection Technical and Design Standards and Guidelines. All Erosion and Sedimentation control measures must be inspected and maintained daily.
- 9 The foundation drain will be directed to the middle of the remaining vacant property at the rear of the site, so as not to have an impact on neighboring properties.
- .01 All utilites are to remain solely on the applicant's property unless easements from abuttors are obtained.

**TYPICAL ROOF CONSTRUCTION**

RIDGE VENT  
 PRE-MANUFACTURED ROOF TRUSSES @ 24" O.C.  
 ROOF SHINGLES  
 5/8" APA RATED SHEATHING W/ 8d NAILS - RING SHANK @ 6" O.C. PANEL EDGES AND 6" O.C. INTERMEDIATE  
 #15 FELT PAPER  
 (2) ROLLS 36" WIDE WATERPROOF MEMBRANE @ EAVES.



**SECTION 1**



**LEFT SIDE ELEVATION**  
 SCALE: 1/4" = 1' - 0"

24x32 CAPE

DRAWINGS THIS SHEET	ELEVATIONS / SECTION
	DATE 08/31/07

A2

**Philip DiPierro - Certificate of Occupancy/Final Scheduled. Property Addr: 250 HARVARD ST Parcel ID: 153A A018001 Dist: 4**

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**From:** Lannie Dobson  
**To:** C of O; nadams  
**Date:** 1/3/2011 1:00 PM  
**Subject:** Certificate of Occupancy/Final Scheduled. Property Addr: 250 HARVARD ST Parcel ID: 153A A018001 Dist: 4

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Date: 1/5/2011 Time: 6:00:00 AM

Note: 773-4988 linda Property Addr: 250 HARVARD ST Parcel ID: 153A A018001

Application Type: Prmt  
Application ID: 100955

Contact:  
Phone1: Phone2:

Owner Name: W & C LIMITED LIABILITY  
Owner Addr: PO BOX 10127  
PORTLAND, ME 04104

- Pave Apron
- Street tree
- Lawn & Seed
- Confirmation all property pins set

**Philip DiPierro - Harvard Street**

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**From:** "Jim Wolf" <jmw1@maine.rr.com>  
**To:** "Philip DiPierro" <PD@portlandmaine.gov>  
**Date:** 8/18/2010 11:55 AM  
**Subject:** Harvard Street

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Phil

Have you signed off on Harvard Street? Thanks  
Jim

James M. Wolf  
Diversified Properties, Inc.  
Post Office Box 10127  
Portland, Maine 04104  
1-207-773-4988  
1-207-773-6875 fax

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Memorandum  
Department of Planning and Development  
Planning Division

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TO: Inspections Department  
FROM: Philip DiPierro, Development Review Coordinator  
DATE: January 6, 2011  
RE: C. of O. for # 250 Harvard Street, Wolf Single Family  
(Id#2010-0020) (CBL 153A A 018001)

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After visiting the site, I have the following comments:

Site work incomplete:

1. Installation of 1 street tree to be located on the east side of the driveway,
2. Finish grading, loaming, seeding, and mulching of all disturbed areas,
3. Paving the driveway apron within the public right-of-way.

I anticipate this work can be completed by **June 1, 2011**.

At this time, **I recommend issuing a temporary Certificate of Occupancy.**

Cc: Inspection Services Manager  
File: Barbara Barhydt, Development Review Services Manager  
File: Urban Insight