

March 17, 2017

Ms. Barbara Barhydt
Planning and Development Department
City of Portland, Maine
389 Congress Street
Portland, Maine 04101-3509

**Subject: The Forefront at Thompson's Point
> 7,500 SF of Paving Area - Level II- New Site Plan Application**

Dear Barbara:

On behalf of Forefront Partners I, LP, we are pleased to provide the accompanying package of submission materials related to the proposed site work of common area infrastructure at The Forefront at Thompson's Point development. This submission package is intended to meet the City's Level II Site Plan Submission requirements as outlined in the Level II Final Site Plan Application procedures as well as Section 14-527 (f) of the Code of Ordinances.

The proposed interim improvements require a Level II Site Plan Submission Pursuant to Section 14-523 (e) 2. of the Land Use Code. The applicant is proposing the following:

1. The construction of 450 LF of roadway in support of the previously approved Sectional 2 Subdivision Plan. The improvements include approximately 18,565 SF/0.43 Ac. of redeveloped impervious area.

Forefront Partners I, LP is proposing the construction of 450 ft of roadway from the end of the previously approved Level III Site Plan associated with the Brick South- Event Center (Station 18+00 +/-) to a point in front of the Pavilion structure (AKA The Depot) (Sta 22+50+/-) terminating at the limits depicted on the approved Sectional 2 Subdivision Recording plat. Roadway construction will include common infrastructure such as:

- 12" Public water main extension,
- 8" Sanitary sewer main,
- Storm Drainage Conveyance Pipe,
- Stormwater quality treatment measures,
- Electrical/communication duct bank,
- Street lighting,
- Landscaping,
- Pedestrian sidewalks, and
- Driveway curb cuts for future development.

We feel the roadway extension will greatly enhance the circulation and access to existing activities at the tip of the peninsula ranging from winter time skating to summer time concert series.

As outlined in the Level II Site Plan submission requirements, you will find in the accompanying materials information such as a written narrative and detailed site plan drawings.

The Forefront at Thompson's Point development team appreciates your continued assistance on the development of this project.

If you have any questions regarding these materials, please contact this office.

Ms. Barbara Barhydt

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Sincerely,

PLACEMAKER PARTNERS, LLC

A handwritten signature in black ink, appearing to read 'Bo Kennedy', with a long horizontal flourish extending to the right.

Bo Kennedy, P.E.

Project Manager/Engineer

Attachments

c: Chris Thompson, Forefront Partners I, LP
Jed Troubh, Forefront Partners, I, LP

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