

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM
DRC Copy**

2004-0232

Application I. D. Number

11/17/2004

Application Date

Lot 2 Heritage Court

Project Name/Description

Stroudwater Farms Assoc

Applicant

91 Johnson Rd , Falmouth , ME 04105

Applicant's Mailing Address

Heritage Ct , Portland, Maine

Address of Proposed Site

218 D032001

Assessor's Reference: Chart-Block-Lot

Consultant/Agent

Agent Ph: _____ **Agent Fax:** _____

Applicant or Agent Daytime Telephone, Fax

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential Office Retail

Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

Proposed Building square Feet or # of Units _____ Acreage of Site _____ Zoning _____

Check Review Required:

Site Plan (major/minor) Subdivision # of lots _____ PAD Review 14-403 Streets Review

Flood Hazard Shoreland Historic Preservation DEP Local Certification

Zoning Conditional Use (ZBA/PB) Zoning Variance Other _____

Fees Paid: Site Plan **\$50.00** Subdivision _____ Engineer Review **\$250.00** Date **11/17/2004**

DRC Approval Status:

Reviewer **Jay Reynolds**

Approved Approved w/Conditions See Attached Denied

Approval Date **12/22/2004** Approval Expiration **12/22/2005** Extension to _____ Additional Sheets Attached

Condition Compliance **Jay Reynolds** **12/22/2004** signature date

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

<input type="checkbox"/> Performance Guarantee Accepted	_____	_____	_____
	date	amount	expiration date
<input type="checkbox"/> Inspection Fee Paid	_____	_____	
	date	amount	
<input type="checkbox"/> Building Permit Issue	_____		
	date		
<input type="checkbox"/> Performance Guarantee Reduced	_____	_____	_____
	date	remaining balance	signature
<input type="checkbox"/> Temporary Certificate of Occupancy	_____	<input type="checkbox"/> Conditions (See Attached)	_____
	date		expiration date
<input type="checkbox"/> Final Inspection	_____	_____	
	date	signature	
<input type="checkbox"/> Certificate Of Occupancy	_____		
	date		
<input type="checkbox"/> Performance Guarantee Released	_____	_____	
	date	signature	
<input type="checkbox"/> Defect Guarantee Submitted	_____	_____	_____
	submitted date	amount	expiration date
<input type="checkbox"/> Defect Guarantee Released	_____	_____	
	date	signature	

CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM
ADDENDUM

2004-0232
Application I. D. Number
11/17/2004
Application Date
Lot 2 Heritage Court
Project Name/Description

Stroudwater Farms Assoc
Applicant
91 Johnson Rd , Falmouth , ME 04105
Applicant's Mailing Address

Consultant/Agent
Agent Ph: Agent Fax:
Applicant or Agent Daytime Telephone, Fax

Heritage Ct , Portland, Maine
Address of Proposed Site
218 D032001
Assessor's Reference: Chart-Block-Lot

Approval Conditions of DRC

- 1 Buffer zone shall remain in its natural condition; Foundation drain shall not be installed within the existing buffer zone.
- 2 Final landscaped buffer solution to be worked out at an on-site meeting with Deb Andrews and Jay Reynolds upon completion of house construction.
- 3 All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy.
- 4 Your new street address HAS NOT BEEN ASSIGNED TO DATE, HOWEVER, the number must be displayed on the street frontage of your house prior to issuance of a Certificate of Occupancy.
- 5 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.
- 6 A sewer permit is required for you project. Please contact Carol Merritt at 874-8300, ext . 8822. The Wastewater and Drainage section of Public Works must be notified five (5) working days prior to sewer connection to schedule an inspector for your site.

1) Add L.S. to Unincorporated Area Per HP Recommendation

2) All PD out of Unincorporated Zone

CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM

2004-0232

Application I. D. Number

11/17/2004

Application Date

Lot 2 Heritage Court

Project Name/Description

Stroudwater Farms Assoc

Applicant

91 Johnson Rd , Falmouth , ME 04105

Applicant's Mailing Address

DRC Copy
Rec'd
12-20-04

Heritage Ct , Portland, Maine

Address of Proposed Site

218 D032001

Assessor's Reference: Chart-Block-Lot

Consultant/Agent

Agent Ph: Agent Fax:

Applicant or Agent Daytime Telephone, Fax

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential Office Retail

Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

Proposed Building square Feet or # of Units _____ Acreage of Site _____ Zoning _____

Check Review Required:

Site Plan (major/minor) Subdivision # of lots _____ PAD Review 14-403 Streets Review

Flood Hazard Shoreland Historic Preservation DEP Local Certification

Zoning Conditional Use (ZBA/PB) Zoning Variance Other _____

Fees Paid: Site Pla \$50.00 Subdivision _____ Engineer Review \$250.00 Date 11/17/2004

DRC Approval Status:

Reviewer _____

Approved Approved w/Conditions See Attached Denied

Approval Date _____ Approval Expiration _____ Extension to _____ Additional Sheets Attached

Condition Compliance _____ signature _____ date _____

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

Performance Guarantee Accepted _____ date _____ amount _____ expiration date _____

Inspection Fee Paid _____ date _____ amount _____

Building Permit Issue _____ date _____

Performance Guarantee Reduced _____ date _____ remaining balance _____ signature _____

Temporary Certificate of Occupancy _____ date Conditions (See Attached) _____ expiration date _____

Final Inspection _____ date _____ signature _____

Certificate Of Occupancy _____ date _____

Performance Guarantee Released _____ date _____ signature _____

Defect Guarantee Submitted _____ submitted date _____ amount _____ expiration date _____

Defect Guarantee Released _____ date _____ signature _____

SF = 9,024.77
Sump to Sewer Not Allowed
Visit for PPE + drainage
New PL ok, merge?

Combined OK - 2nd Linc to PL - Eric?
CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM

Robinson Keith S Kw Vet
Applicant
18 Ninth St, Portland, ME 04103
Applicant's Mailing Address

Consultant/Agent
Agent Ph: _____ Agent Fax: _____
Applicant or Agent Daytime Telephone, Fax

Proposed Development (check all that apply):
 New Building Building Addition Change Of Use Residential Office Retail
 Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

1352 sq ft
Proposed Building square Feet or # of Units
Acreage of Site _____ Zoning _____

Check Review Required:
 Site Plan (major/minor) Subdivision # of lots _____ PAD Review 14-403 Streets Review
 Flood Hazard Shoreland Historic Preservation DEP Local Certification
 Zoning Conditional Use (ZBA/PB) Zoning Variance Other _____

Fees Paid: Site Plan _____ Subdivision _____ Engineer Review _____ Date _____

DRC Approval Status:
 Approved Approved w/Conditions See Attached Denied
Reviewer Jay Reynolds

Approval Date 7-15-05 Approval Expiration _____ Extension to _____ Additional Sheets Attached
 Condition Compliance Jay Reynolds signature 7-15-05 date

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

<input checked="" type="checkbox"/> Performance Guarantee Accepted	_____ date	_____ amount	_____ expiration date
<input checked="" type="checkbox"/> Inspection Fee Paid	_____ date	_____ amount	
<input type="checkbox"/> Building Permit Issue	_____ date		
<input checked="" type="checkbox"/> Performance Guarantee Reduced	_____ date	_____ remaining balance	_____ signature
<input type="checkbox"/> Temporary Certificate of Occupancy	_____ date	<input type="checkbox"/> Conditions (See Attached)	_____ expiration date
<input type="checkbox"/> Final Inspection	_____ date	_____ signature	
<input type="checkbox"/> Certificate Of Occupancy	_____ date		
<input checked="" type="checkbox"/> Performance Guarantee Released	_____ date	_____ signature	
<input checked="" type="checkbox"/> Defect Guarantee Submitted	_____ submitted date	_____ amount	_____ expiration date
<input checked="" type="checkbox"/> Defect Guarantee Released	_____ date	_____ signature	

Called Steve Brad 7-8
*8x12

Jay Reynolds

#10

18-18 Ninth St, Portland, Maine
Address of Proposed Site
338 D004001
Assessor's Reference: Chart-Block-Lot

2004-0138
Application I. D. Number
6/30/2004
Application Date
Single Family Home
Project Name/Description

Steve Brad's To Revise 7-14

Jay Reynolds



CITY OF PORTLAND, MAINE
Department of Public Works
Street Numbering Notice

7/7 2004

Keith Robinson

18 Ninth St.

Portland, Me. 04103

You are hereby notified that the legal STREET NUMBER of your New
building on Ninth St. is —

STREET NUMBER

LOT NUMBER

10

38

City ordinances direct the Director of Public Works to assign street numbers to all buildings and lots on all public streets in the City of Portland. The City Council may order any public street to be renumbered whenever they determine that the public convenience so requires. The ordinances require that the above number be plainly displayed on the building to which it has been assigned so as to be visible at all times, and the ordinances also provide a penalty for non-compliance.

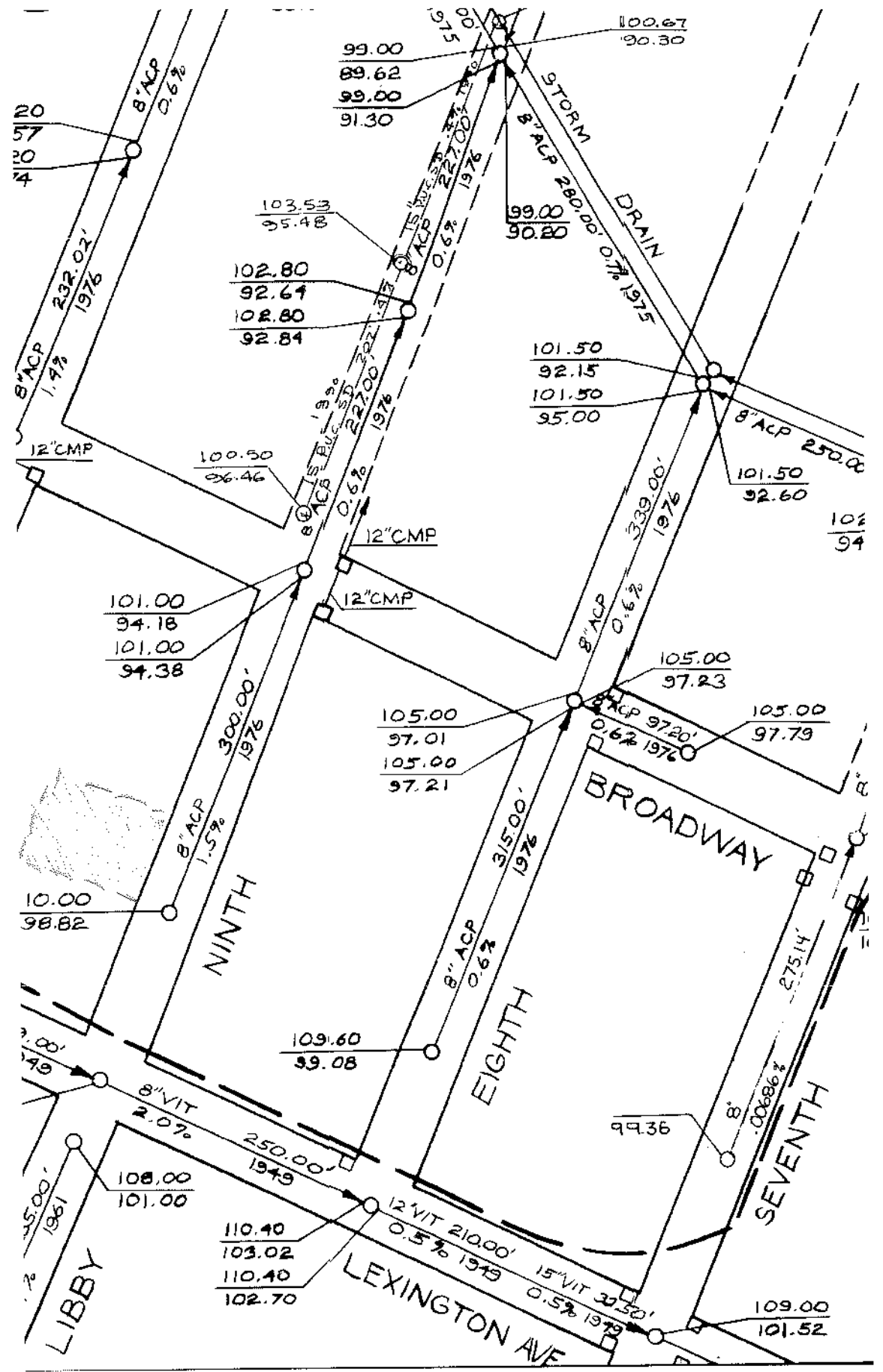
James M. Robbins
Archivist Public Works



Sheet 340-A

No 338

Sheet 339-A



OWNER/BUILDER:
EAST COAST DEVELOPMENT
P.O. BOX 3561
PORTLAND, MAINE 04101

ENGINEER: PINKHAM & GREER
CONSULTING ENGINEERS
FALMOUTH, MAINE

TOPOGRAPHY & BOUNDARY:
OWEN HASKELL ASSOC.
PORTLAND, MAINE

LEGEND

- LOT LINES
- - - BUILDING SETBACK
- - - EXISTING CONTOUR
- - - PROPOSED CONTOUR
- 100 SPOT GRADE
- x 100.5
- WETLAND BOUNDARY
- SHORELAND ZONE LIMIT
- EASEMENT
- BUFFER LINE
- FLOOD HAZARD LINE
- STREAM
- EDGE OF PAVEMENT
- VERTICAL GRANITE CURB
- SLOPED BITUMINOUS CURB
- 18" SANITARY SEWER
- 8" SANITARY SEWER & MANHOLE
- STORMDRAIN & MANHOLE CATCH BASIN
- 8" WATER LINE
- HYDRANT
- UNDERDRAIN
- FOUNDATION DRAIN
- SEWER HOUSE SERVICE
- WATER HOUSE SERVICE
- BOUND FOUND
- IRON PIPE FOUND
- GRANITE MONUMENT SET
- 5/8" IRON PIPE SET
- PATH OF SURFACE DRAINAGE
- SILT FENCE
- NATURAL CONDITION
- BUFFER ZONE

CONNECT UTILITIES TO EXISTING STUBS, FIELD LOCATE.

NOTES:

1. THIS PLAN IS FOR LOT 2 ONLY. GRADING OR GENERAL DRAINAGE SHOWN FOR ADJACENT ROAD OR LOTS IS FOR INFORMATION ONLY AND MAY NOT REPRESENT ACTUAL FIELD CONDITIONS.
2. DEVELOPMENT WITHIN THE HISTORIC DISTRICT IS SUBJECT TO REVIEW BY THE CITY OF PORTLAND HISTORIC PRESERVATION COMMITTEE.
3. FOUNDATIONS TO BE LAID OUT BY A PROFESSIONAL SURVEYOR

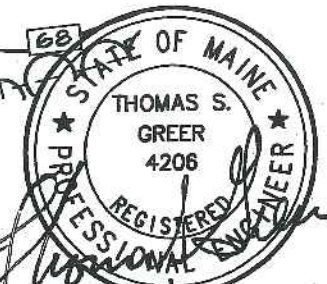
SITE PLAN LOT 2

RIVER'S EDGE
HERITAGE COURT

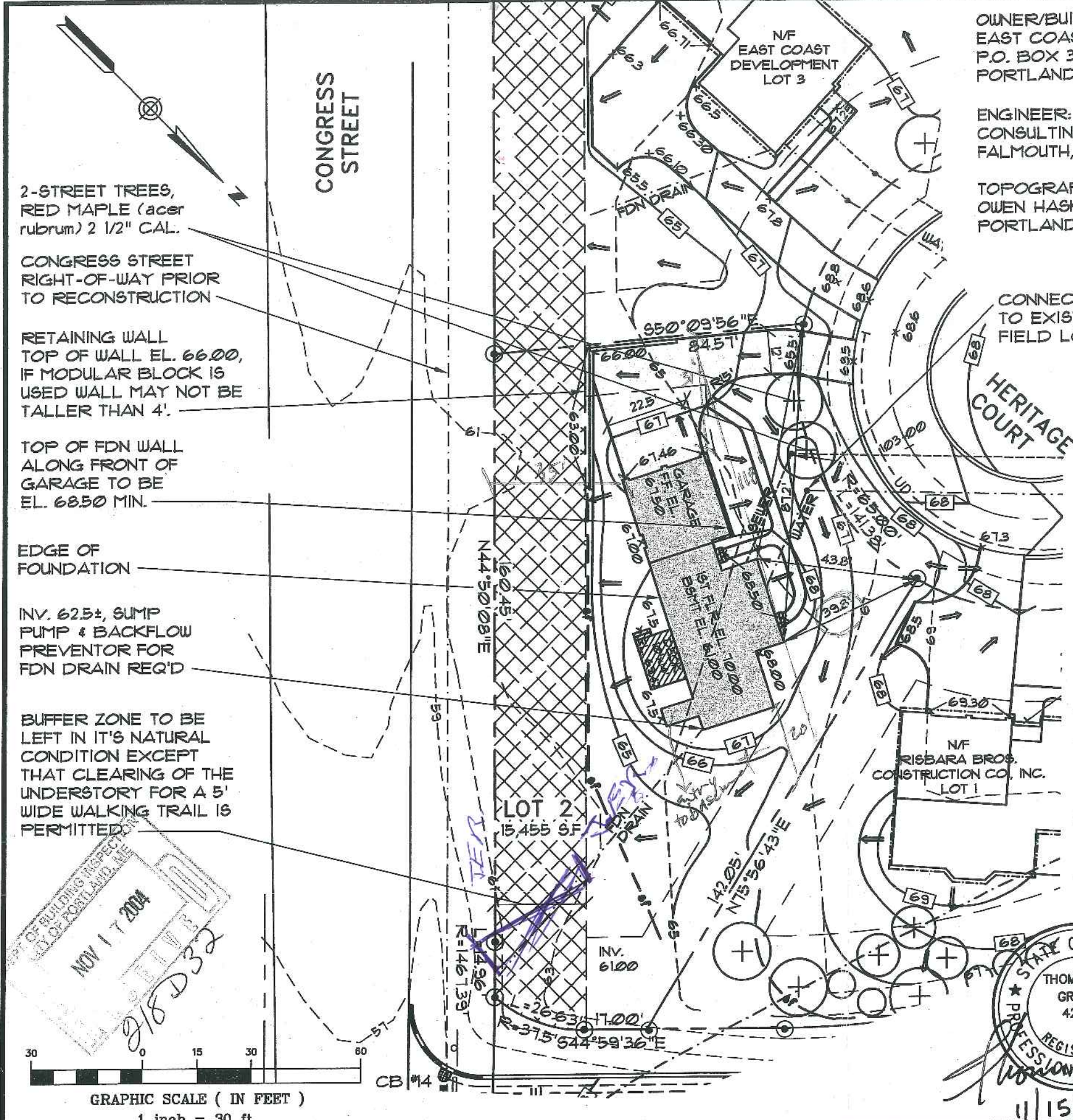
SCALE: 1"=30'
DATE: NOVEMBER 15, 2004
DESG BY: TSG
PROJECT: 02110

used for zoning

01



11/15/04



2-STREET TREES, RED MAPLE (*Acer rubrum*) 2 1/2" CAL.

CONGRESS STREET RIGHT-OF-WAY PRIOR TO RECONSTRUCTION

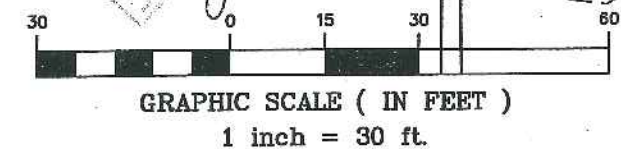
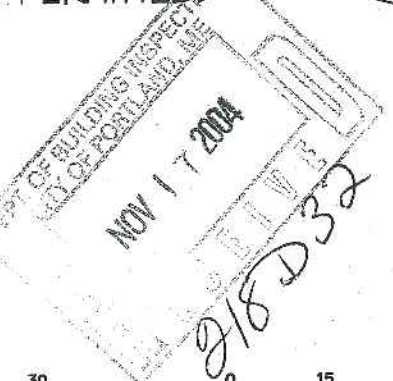
RETAINING WALL TOP OF WALL EL. 66.00, IF MODULAR BLOCK IS USED WALL MAY NOT BE TALLER THAN 4'.

TOP OF FDN WALL ALONG FRONT OF GARAGE TO BE EL. 68.50 MIN.

EDGE OF FOUNDATION

INV. 62.5±, SUMP PUMP & BACKFLOW PREVENTOR FOR FDN DRAIN REQ'D

BUFFER ZONE TO BE LEFT IN IT'S NATURAL CONDITION EXCEPT THAT CLEARING OF THE UNDERSTORY FOR A 5' WIDE WALKING TRAIL IS PERMITTED



CNO FILE: 0124 FILE SCALE: 1"=30'

Approval based on these plans

THIS PLAN AND SPECIFICATIONS HAVE NOT BEEN PREPARED BY A REGISTERED ARCHITECT OR ENGINEER. THE PRACTICE OF ARCHITECTURE OR ENGINEERING IS UNLAWFUL WITHOUT A LICENSE. THE ARCHITECT MAKES NO WARRANTY, REPRESENTATION OR GUARANTEE TO THE HOMEOWNER AS TO THE ACCURACY OF THE INFORMATION PROVIDED OR THE SUITABILITY OF THE INFORMATION FOR ANY PARTICULAR USE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND FOR VERIFYING THE ACTUAL CONDITIONS OF THE SITE PRIOR TO CONSTRUCTION.



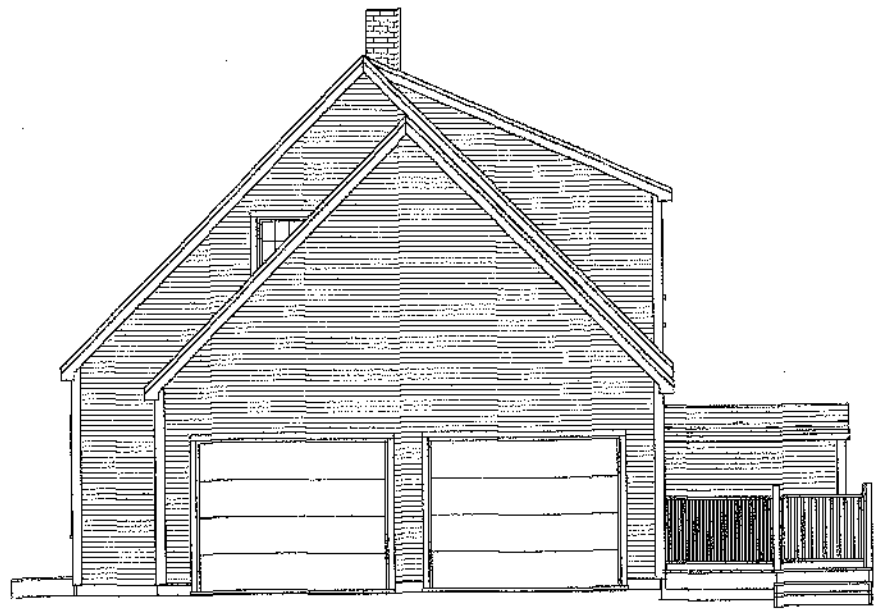
OWENS CORNING PRO 30
ESTATE GRAY
ROOF SHINGLES

FRONT ELEVATION

INSULATED GLASS
VINYL CLAD
1/2 SCREEN
B.F. RICH WINDOWS

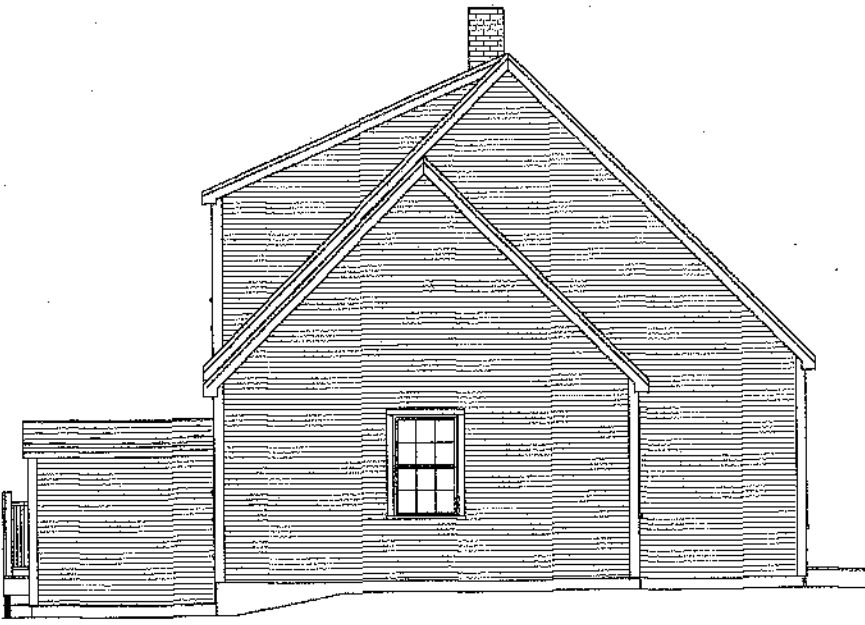
METAL INSULATED
DOORS

RESTORATION CLASSIC TRIPLE 3"
VINYL SIDING SMOOTH FINISH
GRANITE GRAY

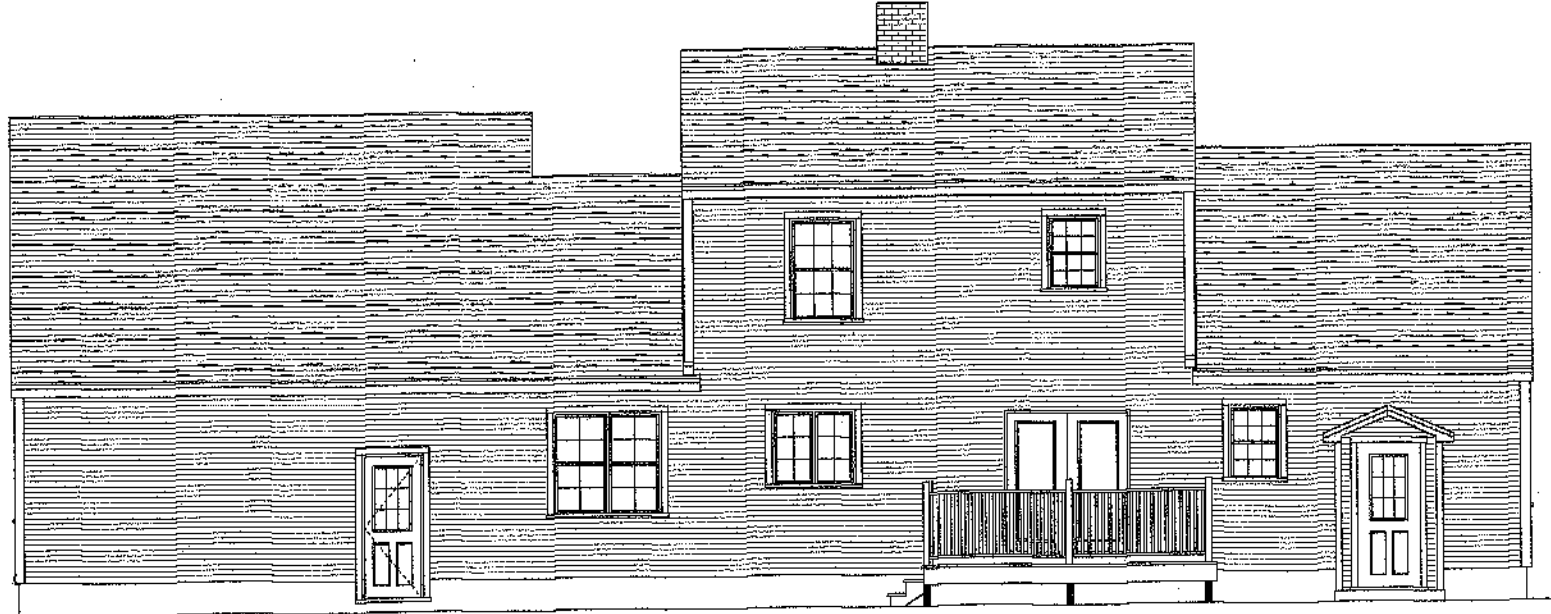


RIGHT ELEVATION

LOT 2
RIVERS
EDGE



LEFT ELEVATION



REAR ELEVATION

PROJECT NAME:

MARDIGAN
SPEC HOUSE

REVISIONS

DATE:

SCALE: AS NOTED

DRAWN

FILE

SHEET OF