



Tuck O'Brien  
City Planning Director, Planning Division

March 6, 2017

Jonah DeWaters  
Oak Point Associates  
231 Main Street  
Biddeford, ME 04005

Project Name: Request for approval to advance site preparation for Hall Elementary School  
Project #: #2016-199  
Address: Orono Street  
CBL: 275 C048 001  
Applicants: City of Portland. Hall Elementary School  
Planner: Shukria Wiar

Dear Mr. DeWaters:

Thank you for your email dated February 21, 2017 (copy attached) requesting approval to undertake advance site preparation prior to the receipt of site plan approval and a building permit. This relates to the proposals for a new elementary school with a building footprint of 64,000 SF.

As provided in Section 14-532, this letter serves as the written permission from the Planning Authority to commence site preparation work on this project prior to the issuance of a site plan approval and a building permit. The permitted advance site work is limited to the removal of trees, stumping, grinding, and perimeter erosion control subject to the following conditions being met prior to the commencement of any work on site (including tree cutting):

1. Prior to the start of this approved advance work, a pre-construction meeting shall be held at the project site with the contractor, the City's Development Review Coordinator (DRC), and the City Arborist to review the construction schedule, erosion and sedimentation controls, and other critical aspects of the site work. It shall be the contractor's responsibility to arrange a mutually agreeable time for the pre-construction meeting.
2. The extent of tree clearance shall be marked on the ground and must be consistent with the Tree Preservation Plan dated 02.17.2017, which shall be confirmed by the DRC and City Arborist at the pre-construction site meeting.
3. Tree thinning by Southern Maine Forestry (as overseen by Jeff Tarling, City Arborist) over the remainder of the site is allowed, subject to prior flagging of significant trees, including those shown on the Tree Preservation Plan dated 02.17.2017; and
4. Associated erosion control measures shall be taken, including- as far as possible- the use of the proposed roads as routes for tree removal vehicles and tree dragging to minimize disturbance to the areas of the site that will remain forested and undisturbed.

Please note that this letter does not include permission for any other tree removal (beyond the tree thinning for forest management purposes as included in 2 above) within the site at this time.

Please also be advised that you must obtain any permits that may be required from the Department of Public Services for the temporary closing of any sidewalks and any work within the ROW.

Please contact Philip DiPierro, Development Review Coordinator at 874-8632 regarding the preconstruction meeting. If you have any further questions, please contact Shukria Wiar at 756-8083 or email at shukriaw@portlandmaine.gov .

Sincerely,



Stuart G. O'Brien  
City Planning Director

Attachments:

1. Email requesting approval to advance work dated February 21, 2017
2. Tree Preservation Plan dated 02.17.2017

**Electronic Distribution:**

cc:

Jeff Levine, AICP, Director of Planning and Urban Development  
Barbara Barhydt, Development Review Services Manager  
Shukria Wiar, Planner  
Philip DiPierro, Development Review Coordinator, Planning  
Mike Russell, Director of Permitting and Inspections  
Ann Machado, Zoning Administrator, Inspections Division  
Jonathan Rioux, Inspections Division Deputy Director  
Jeanie Bourke, Plan Reviewer/CEO, Inspections Division  
Chris Branch, Director of Public Works  
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Greg Vining, Associate Engineer, Public Works  
Michelle Sweeney, Associate Engineer, Public Works  
John Low, Associate Engineer, Public Works  
Rhonda Zazzara, Field Inspection Coordinator, Public Works  
Jeff Tarling, City Arborist, Public Works  
Jeremiah Bartlett, Public Works  
Keith Gautreau, Fire Department  
Victoria Morales, Corporation Counsel  
Thomas Errico, P.E., TY Lin Associates  
Lauren Swett, P.E., Woodard and Curran  
Rick Blackburn, Assessor's Department  
Approval Letter File