



14 Gabriel Drive
Augusta, ME 04330

207.620.3800 PHONE
207.621.8226 FAX

www.TRCSolutions.com

September 1, 2016

Shukria Wiar, Planner
City of Portland
389 Congress Street, 4th Floor
Portland, ME 04101

Re: Administrative Review Application for the Central Maine Power Co, Inc. Bishop Street Substation, Portland, Maine

Dear Shukria:

Enclosed is the Administrative Review application form, fee, and site plan for the alteration of the driveway on Bishop Street. CMP is in the process of adding electrical components to the substation and needs to alter its secondary access into the substation from Bishop Street.

Currently, CMP has a secondary access from the northeast corner of the substation, but the addition of electrical components will eliminate access to the northwest corner. In order to provide safe and convenient access, CMP proposes to add an access in the northwest corner of the substation onto Bishop Street. CMP will also remove the driveway and curb-cut for the existing secondary access. CMP will add a granite curb, and remove asphalt and crushed rock being replaced with loam and seeded.

According to the City's instructions I need an application number in order to submit the fee. The check for \$50 is ready and will be sent via FedEx once I have that number. Thanks you for your assistance with the application. Please contact me at 620-3844 with any questions or comments and I will provide you with any additional information needed.

Sincerely,

A handwritten signature in black ink, appearing to read "Mark W. Christopher".

Mark W. Christopher, MS, CWB
Project Manager

cc: Chad Kennie, Adam Marquis, TRC File 219820
Enclosures



21 Griffin Road North
Windsor, CT 06095

Citizens Bank
CONNECTICUT
51-7011/2111

1086775

CHECK DATE


August 16, 2016

PAY Fifty and 00/100 Dollars

AMOUNT

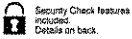
TO City of Portland Maine
389 Congress Street
Portland, ME 04101

50.00

By  MP

VOID AFTER 90 DAYS

AUTHORIZED SIGNATURE



⑈ 1086775⑈ ⑆ 211170114⑆ 2232037104⑈



21 Griffin Road North
Windsor, CT 06095

EMILY BUSINESS FORMS 800 392 6018 VISION

1086775

Check Date: 8/16/2016

Invoice Number	Date	Voucher	Amount	Discounts	Previous Pay	Net Amount
ADMIN AUTH APP AU16	8/15/2016	007754815106	50.00			50.00
City of Portland Maine		TOTAL	50.00			50.00
Citizen Bank - Disbursement 2		108259				



Jeff Levine, AICP, Director
 Planning & Urban Development Department

Electronic Signature and Fee Payment Confirmation

Notice: Your electronic signature is considered a legal signature per state law.

By digitally signing the attached document(s), you are signifying your understanding this is a legal document and your electronic signature is considered a **legal signature** per Maine state law. You are also signifying your intent on paying your fees by the opportunities below.

I, the undersigned, intend and acknowledge that no Site Plan or Historic Preservation Applications can be reviewed until payment of appropriate application fees are **paid in full** to the Inspections Office, City of Portland Maine by method noted below:

- Within 24-48 hours, once my complete application and corresponding paperwork has been electronically delivered, I intend to **call the Inspections Office** at 207-874-8703 and speak to an administrative representative and provide a credit/debit card over the phone.
- Within 24-48 hours, once my application and corresponding paperwork has been electronically delivered, I intend to **call the Inspections Office** at 207-874-8703 and speak to an administrative representative and provide a credit/debit card over the phone.
- I intend to deliver a payment method through the U.S. Postal Service mail once my application paperwork has been electronically delivered.

Applicant Signature: _____

September 1, 2016

Date:

I have provided digital copies and sent them on: _____

September 1, 2016

Date:

NOTE: All electronic paperwork must be delivered to buildinginspections@portlandmaine.gov or by physical means i.e. a thumb drive or CD to the Inspections Office, City Hall, 3rd Floor, Room 315.



Administrative Authorization Application Portland, Maine

Planning and Urban Development Department, Planning Division

PROJECT NAME: Central Maine Power Company, Inc. Bishop Street Substation

PROJECT ADDRESS: 116 Bishop Street **CHART/BLOCK/LOT:** 293-C-16

APPLICATION FEE: \$50 (\$50.00)

PROJECT DESCRIPTION: (Please Attach Sketch/Plan of the Proposal/Development)

OWNER/APPLICANT

Name: Central Maine Power Co., Inc.
Address: 83 Edison Dr.
Augusta, ME 04336
Work#: 621-6568
Cell#: 632-8527
Fax#: 6216595
Home #: _____
E-mail: chad.kennie@cmpco.com

CONSULTANT/AGENT

Name: Mark Christopher TRC Engineers
Address: 14 Gabriel Dr
Augusta, ME 04330
Work#: 620-3844
Cell#: 441-4225
Fax#: 621-8226
Home #: _____
E-mail: mchristopher@trcsolutions.com

Criteria for an Administrative Authorization:

(see section 14-523(4) on the next page)

Applicant's Assessment

Y(yes), N(no), N/A

- | | |
|---|------------|
| a) Is the proposal within existing structures? | <u>Yes</u> |
| b) Are there any new buildings, additions, or demolitions? | <u>Yes</u> |
| c) Is the footprint increase less than 500 sq. ft.? | <u>Yes</u> |
| d) Are there any new curb cuts, driveways or parking areas? | <u>Yes</u> |
| e) Are the curbs and sidewalks in sound condition? | <u>Yes</u> |
| f) Do the curbs and sidewalks comply with ADA? | <u>Yes</u> |
| g) Is there any additional parking? | <u>No</u> |
| h) Is there an increase in traffic? | <u>No</u> |
| i) Are there any known stormwater problems? | <u>No</u> |
| j) Does sufficient property screening exist? | <u>Yes</u> |
| k) Are there adequate utilities? | <u>Yes</u> |
| l) Are there any zoning violations? | <u>No</u> |
| m) Is an emergency generator located to minimize noise? | <u>N/A</u> |
| n) Are there any noise, vibration, glare, fumes or other impacts? | <u>No</u> |

Signature of Applicant:	Date: August @, 2016
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IMPORTANT NOTICE TO APPLICANT: The granting of an Administrative Authorization to exempt a development from site plan review does not exempt this proposal from other required approvals or permits, nor is it an authorization for construction. You should first check with the Building Inspections Office, Room 315, City Hall (207)874-8703, to determine what other City permits, such as a building permit, will be required.

PROVISION OF PORTLAND CITY CODE
14-523 (SITE PLAN ORDINANCE)
RE: Administrative Authorization

Sec. 14-523 (b). Applicability

No person shall undertake any development identified in Section 14-523 without obtaining a site plan improvement permit under this article.

(c) Administrative Authorization. Administrative Authorization means the Planning Authority may grant administrative authorization to exempt a development proposal from complete or partial site plan review that meets the standards below, as demonstrated by the applicant.

1. The proposed development will be located within existing structures, and there will be no new buildings, demolitions, or building additions other than those permitted by subsection b of this section;
2. Any building addition shall have a new building footprint expansion of less than five hundred (500) square feet;
3. The proposed site plan does not add any new curb cuts, driveways, or parking areas; the existing site has no more than one (1) curb cut and will not disrupt the circulation flows and parking on-site; and there will be no drive-through services provided;
4. The curbs and sidewalks adjacent to the lot are complete and in sound condition, as determined by the public works authority, with granite curb with at least four (4) inch reveal, and sidewalks are in good repair with uniform material and level surface and meet accessibility requirements of the Americans with Disabilities Act;
5. The use does not require additional or reduce existing parking, either on or off the site, and the project does not significantly increase traffic generation;
6. There are no known stormwater impacts from the proposed use or any existing deficient conditions of stormwater management on the site;
7. There are no evident deficiencies in existing screening from adjoining properties; and
8. Existing utility connections are adequate to serve the proposed development and there will be no disturbance to or improvements within the public right-of-way.
9. There are no current zoning violations;
10. Any emergency generators are to be located to minimize noise impacts to adjoining properties and documentation that routine testing of the generators occur on weekdays between the hours of 9 a.m. to 5 p.m. Documentation pertaining to the noise impacts of the emergency generator shall be submitted; and
11. There is no anticipated noise, vibration, glare, fumes or other foreseeable impacts associated with the project.

Filing the Application. An applicant seeking an administrative authorization under this subsection shall submit an administrative authorization application for review, detailing the site plan with dimensions of proposed improvements and distances from all property lines, and stating that the proposal meets all of the provisions in standards 1-11 of Section 14-423 (b)1. **The application must be accompanied by an application fee of \$50.**

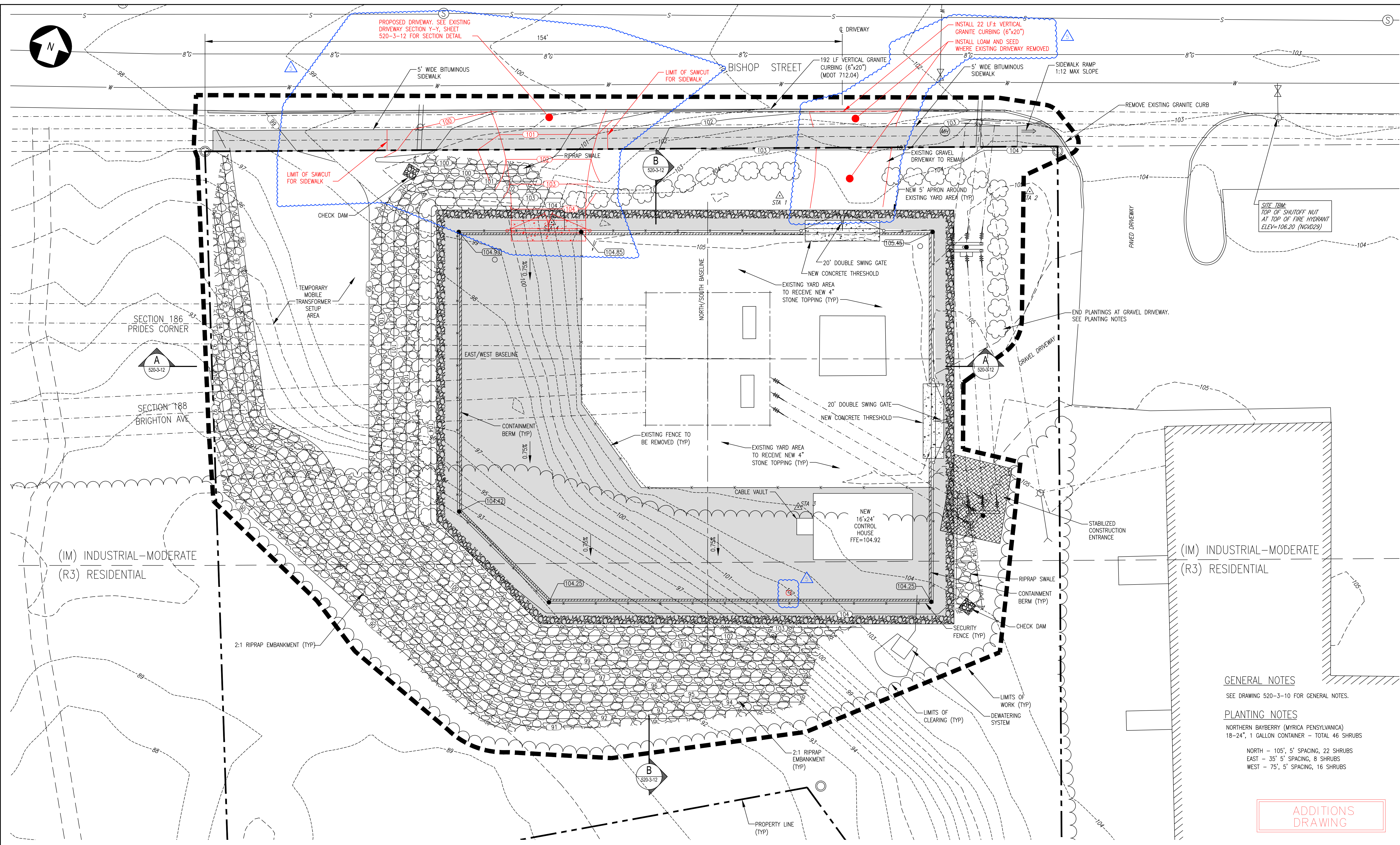
Review. Upon receipt of such a complete application, the Planning Authority will process it and render a written decision of approval, approval with conditions or denial, with all associated findings.

Decision. If a full administrative authorization is granted, the application shall be approved without further review under this article, and no performance guarantee shall be required. In the event that the Planning Authority determines that standards a and b of Section 14-523 (b) (1) and at least four (4) of the remaining standards have been met, the Planning Authority shall review the site plan according to all applicable review standards of Section 14-526 that are affected by the standards in this subsection that have not been met. If an exemption or partial exemption from site plan review is not granted, the applicant must submit a site plan application that will undergo a full review by the Planning Board or Planning Authority according to the standards of Section 14-526.

NO.	REVISION	DATE	BY	CK	P. E.

ENGINEERING CONSULTANT - 1000 - ADDRESS
 SGC ENGINEERING, LLC
 300 N. BRIGHTON AVE.
 HALLOWELL, ME 04347

THIS DRAWING SHALL
 BE REVISED ON THE
 CADD SYSTEM ONLY

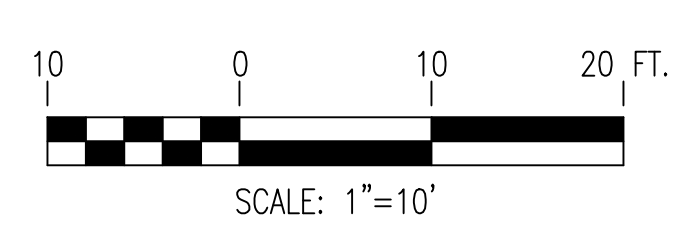


GENERAL NOTES
 SEE DRAWING 520-3-10 FOR GENERAL NOTES.

PLANTING NOTES
 NORTHERN BAYBERRY (MYRICA PENNSYLVANICA)
 18-24", 1 GALLON CONTAINER - TOTAL 46 SHRUBS

NORTH - 105', 5' SPACING, 22 SHRUBS
 EAST - 35' 5' SPACING, 8 SHRUBS
 WEST - 75', 5' SPACING, 16 SHRUBS

ADDITIONS
 DRAWING



This document and any attachments are considered:
BUSINESS CONFIDENTIAL
PROTECTED CRITICAL INFRASTRUCTURE INFORMATION

REFERENCE DRAWINGS	

NO.	REVISION	DATE	BY	CK	P. E. STAMPED BY	P. E. No.
5	ISSUED FOR CONSTRUCTION	08/15/16	SGC	SGC	TDD	11190
4	AS-BUILT DRAWING 2012 CONST	03/01/13	TRC	TRC	AJW	11173
3	AS-BUILT DRAWING 2012 CONST	06/04/12	TRC	TRC	DTB	6796
2	RE-IFC ISSUE FOR CONST 2011	12/09/11	TRC	TRC	DTB	6796
1	RE-IFC ISSUE FOR CONST 2011	10/27/11	TRC	TRC	DTB	6796
0	IFC ISSUE FOR CONST 2011	10/24/11	TRC	TRC	DTB	6796

Professional Engineer Seal

DESIGNED: SGC/TDD
 DRAWN: SGC/TDD
 CHECKED: SGC/TMH
 APPROVED: [Signature]

REVIEWED: [Signature]

SITE PLAN
 BISHOP ST. S/S

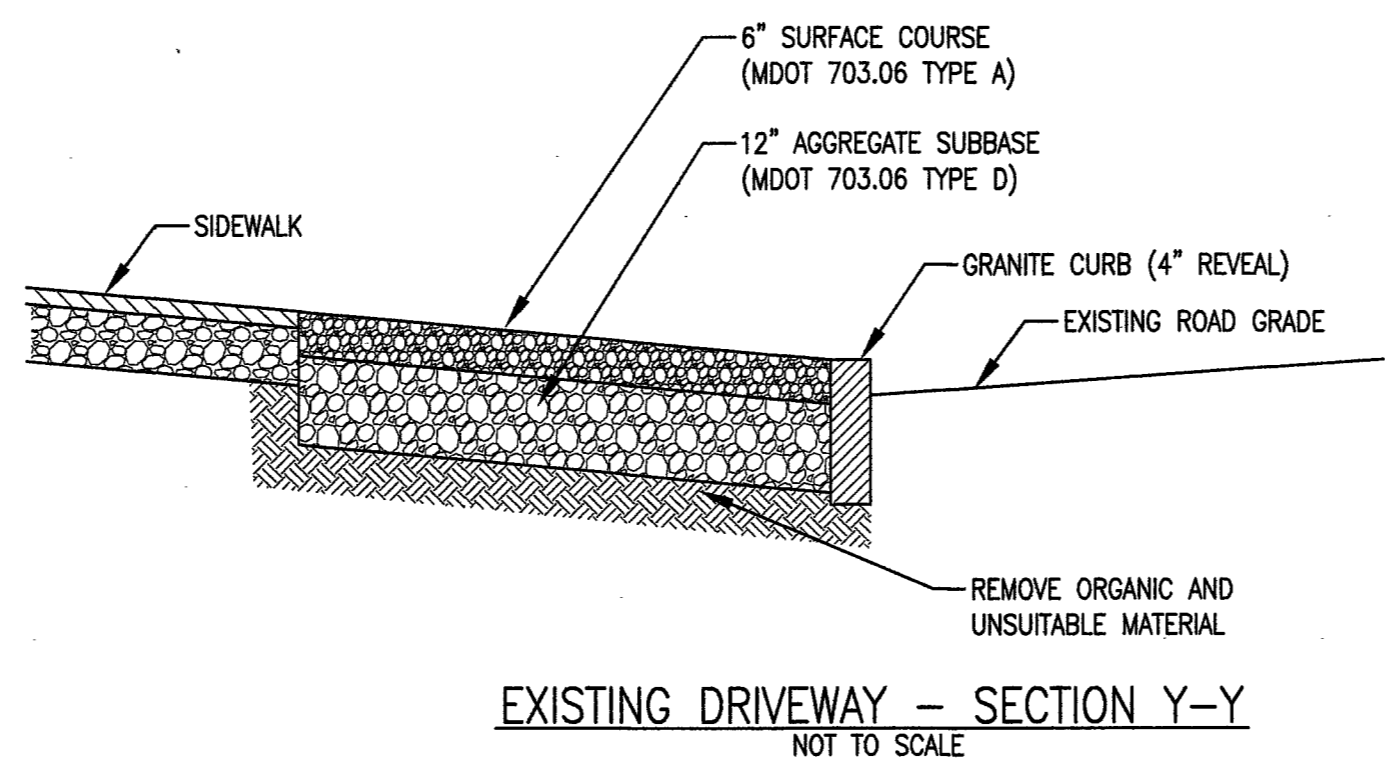
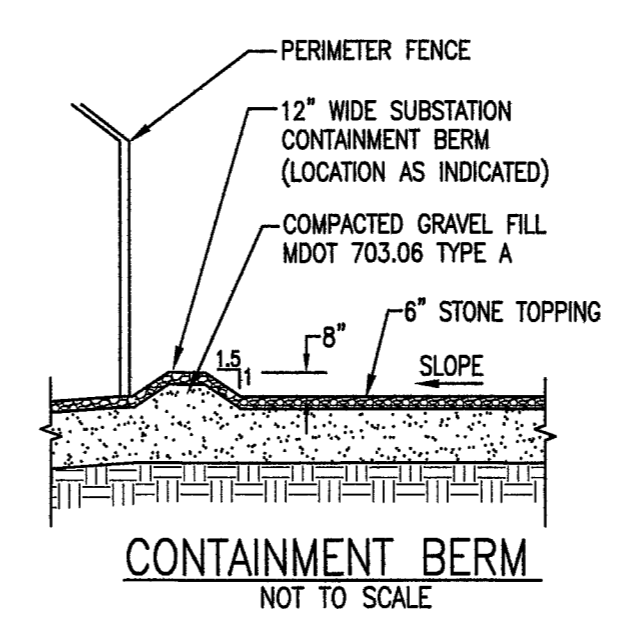
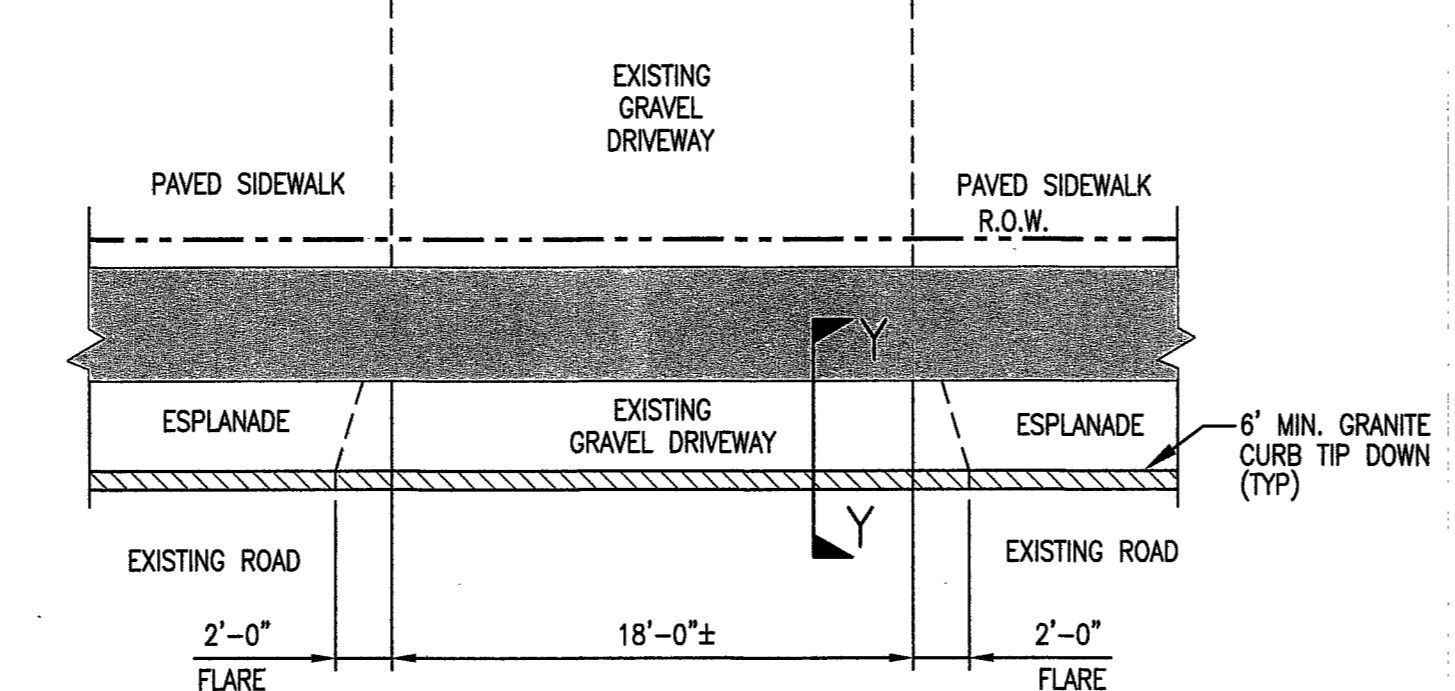
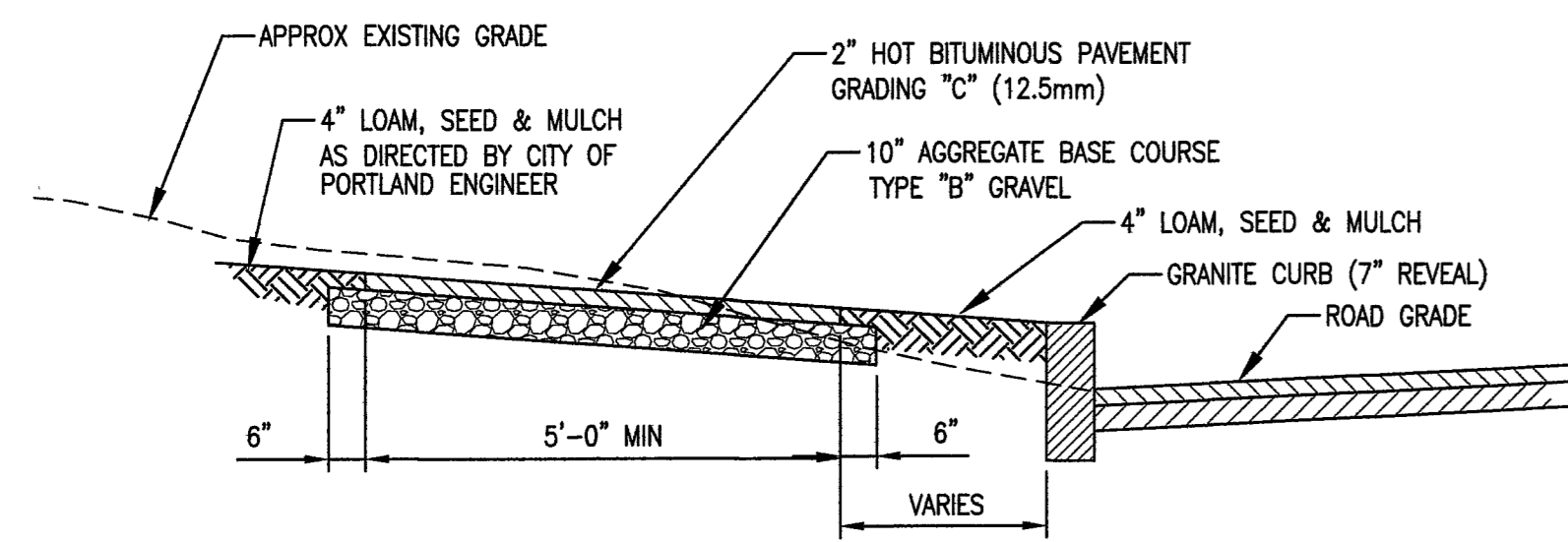
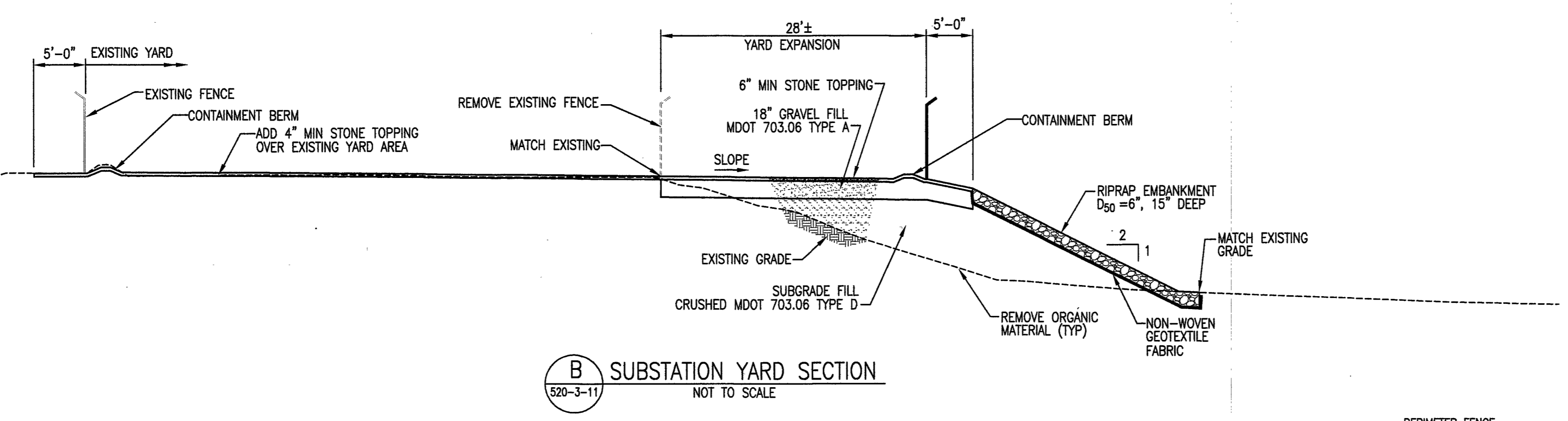
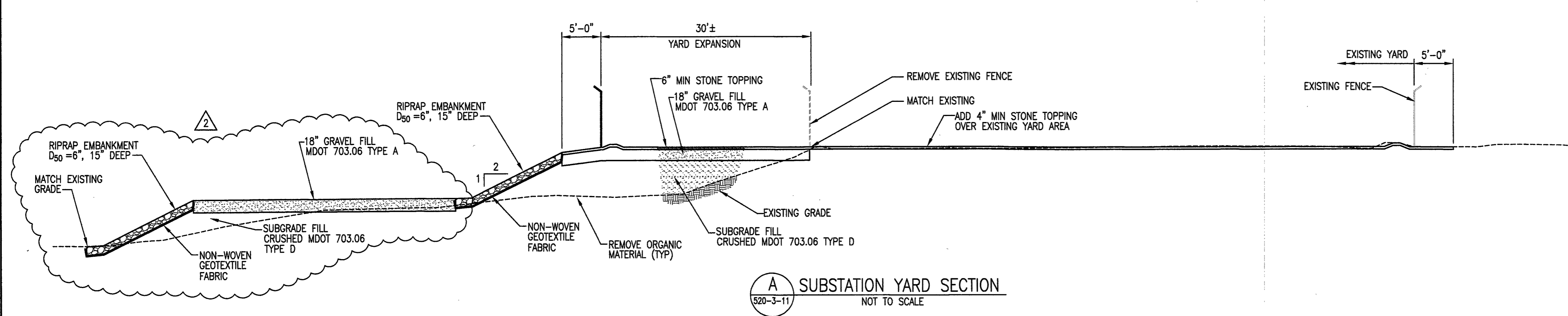
PORTLAND MAINE
 CENTRAL MAINE POWER COMPANY
 SYSTEM ENGINEERING
 DATE: 5/4/11
 SCALE: AS NOTED

520-3-11
 REV 5

NO.	REVISION	DATE	BY	CK	P. E.

ENGINEERING CONSULTANT - LOGO - ADDRESS
TRC
 249 WESTERN AVENUE
 AUGUSTA, ME 04330
 PROJECT NO. 185211

THIS DRAWING SHALL
 BE REVISION ON THE
 CAD SYSTEM ONLY



SUBSTATION YARD SURFACE SPECIFICATIONS:
 18" GRAVEL FILL:
 A. AGGREGATE FOR GRAVEL FILL SHALL BE CRUSHED GRAVEL OF HARD DURABLE PARTICLES FREE FROM VEGETABLE MATTER, LUMPS OR BALLS OF CLAY AND OTHER DELETERIOUS SUBSTANCES. THE GRADATION OF THE PART THAT PASSES A 3" SIEVE SHALL MEET THE GRADING REQUIREMENTS OF THE FOLLOWING TABLE:

SIEVE DESIGNATION	PERCENTAGE BY WEIGHT PASSING SQUARE MESH SIEVE
3"	45-70
1 1/2"	30-55
No. 40	0-20
No. 200	0-5

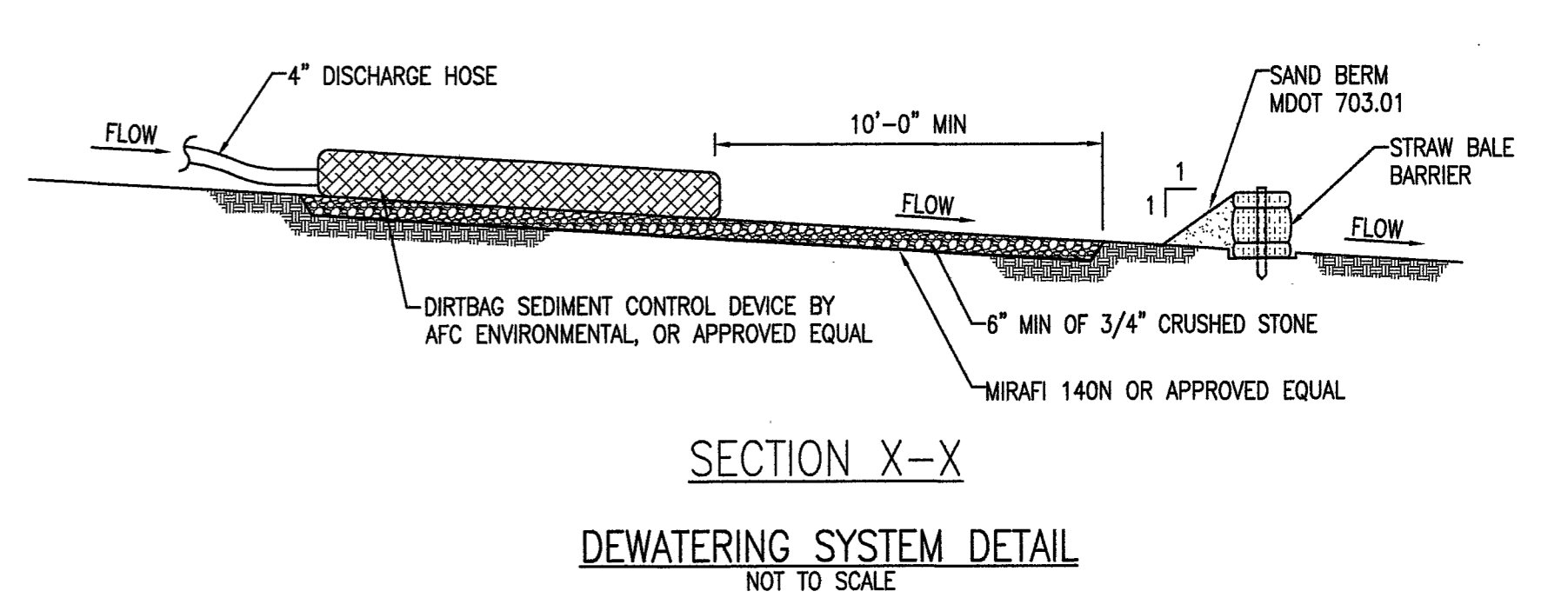
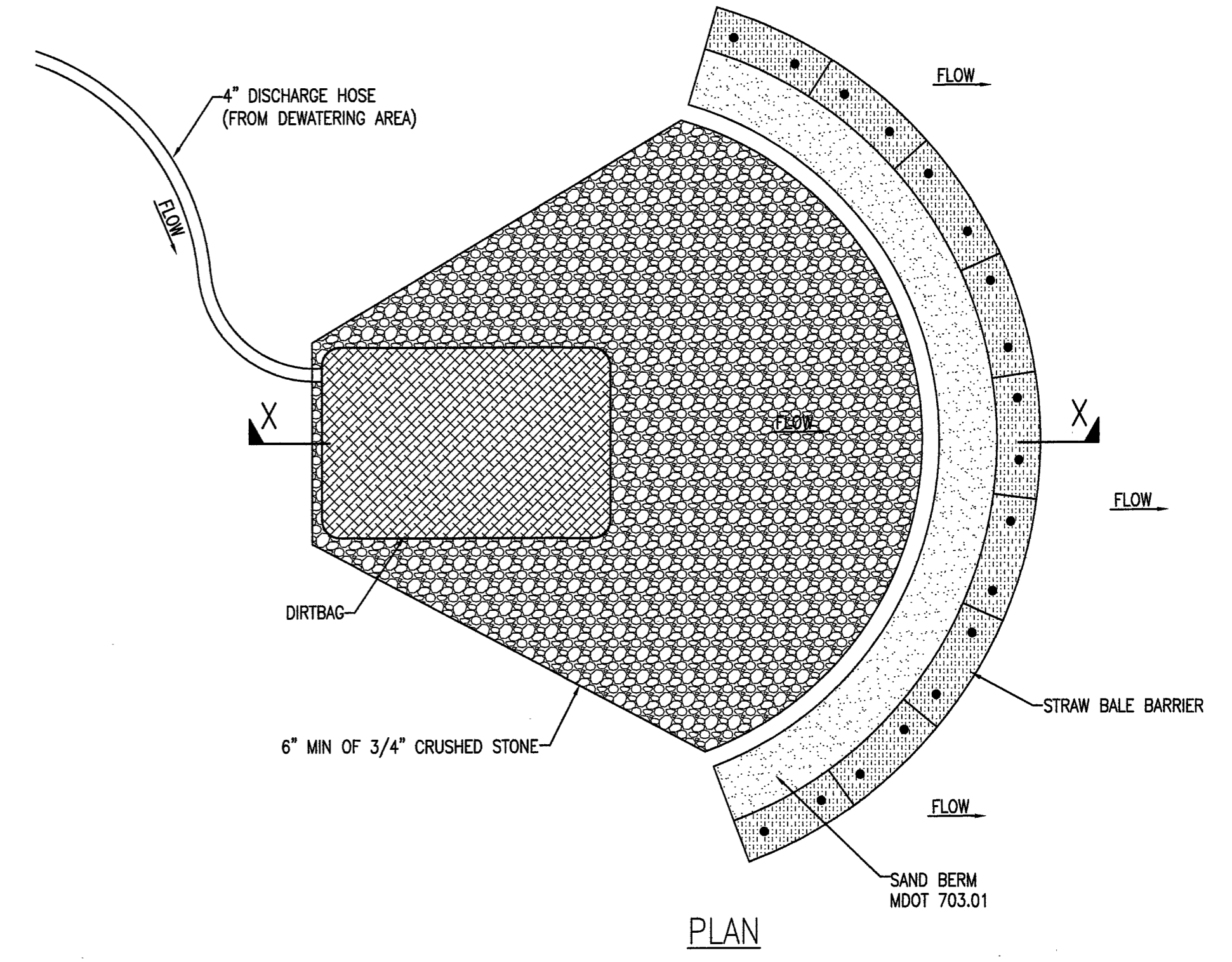
TYPE A AGGREGATE FOR GRAVEL FILL SHALL ONLY CONTAIN PARTICLES OF ROCK, WHICH WILL PASS THE 2" SQUARE MESH SIEVE.
 B. IT IS NOT ANTICIPATED THAT MATERIALS EXCAVATED FOR THE PROJECT WILL BE SUITABLE FOR USE AS GRAVEL FILL; THEREFORE, GRAVEL FILL WILL BE REQUIRED FROM OFF-SITE BORROW SOURCES.

6" STONE TOPPING
 A. CRUSHED STONE TOPPING SHALL BE OBTAINED FROM ROCK OF UNIFORM QUALITY AND SHALL CONSIST OF CLEAN, ANGULAR FRAGMENTS OF QUARRIED ROCK FREE FROM SOFT DISINTEGRATED PIECES OR OTHER OBJECTIONABLE MATTER.
 B. THE STONE TOPPING SHALL MEET THE FOLLOWING BLEND REQUIREMENTS:

SIEVE DESIGNATION	BLEND RATIO
1 1/2"	50% by weight
3/4"	50% by weight

This document and any attachments are considered:
BUSINESS CONFIDENTIAL
PROTECTED CRITICAL INFRASTRUCTURE INFORMATION

REFERENCE DRAWINGS	



DEWATERING NOTES

1. THE CONTRACTOR SHALL INSTALL, MAINTAIN, AND OPERATE ALL CHANNELS, SUMPS, AND ALL OTHER TEMPORARY DIVERSION AND PROTECTIVE WORKS NEEDED TO DIVERT STREAM FLOW AND OTHER SURFACE WATER THROUGH OR AROUND THE CONSTRUCTION SITE. CONTROL OF SURFACE WATER SHALL BE CONTINUOUS DURING THE PERIOD THAT DAMAGE TO CONSTRUCTION WORK COULD OCCUR.
2. OPEN EXCAVATIONS SHALL BE DEWATERED AND KEPT FREE OF STANDING WATER AND MUDDY CONDITIONS AS NECESSARY FOR THE PROPER EXECUTION OF THE WORK. THE CONTRACTOR SHALL FURNISH, INSTALL, OPERATE, AND MAINTAIN ALL DRAINS, SUMPS AND ALL OTHER EQUIPMENT REQUIRED TO PROPERLY DEWATER THE SITE. DEWATERING SYSTEMS THAT CAUSE A LOSS OF SOIL FINES FROM THE FOUNDATION AREAS WILL NOT BE PERMITTED.
3. INSTALL DIVERSION DITCHES OR BERMS IF NECESSARY TO MINIMIZE THE AMOUNT OF CLEAN STORMWATER RUNOFF ALLOWED INTO THE EXCAVATED AREA.
4. REMOVAL OF WATER FROM THE CONSTRUCTION SITE SHALL BE ACCOMPLISHED SO THAT EROSION AND THE TRANSPORTING OF SEDIMENT AND OTHER POLLUTANTS ARE MINIMIZED.
5. DISCHARGE DEWATERING EFFLUENT TO AREAS AS INDICATED ON THE SITE GRADING PLAN. DISCHARGE SHALL BE IN SHEET FLOW.
6. DEWATERING IN PERIODS OF INTENSE, HEAVY RAIN, WHEN THE INFILTRATIVE CAPACITY OF THE SOIL IS EXCEEDED, SHALL BE AVOIDED.
7. FLOW TO THE SEDIMENT REMOVAL STRUCTURE MAY NOT EXCEED THE STRUCTURE'S CAPACITY TO SETTLE AND FILTER FLOW OR THE STRUCTURE'S VOLUME CAPACITY.
8. WHEN TEMPORARY WORKS ARE NO LONGER NEEDED, THE CONTRACTOR SHALL REMOVE AND RETURN THE AREA TO A CONDITION SIMILAR TO THAT WHICH EXISTED BEFORE CONSTRUCTION. AREAS WHERE TEMPORARY WORKS WERE LOCATED SHALL BE GRADED FOR SLIGHTLY APPEARANCE WITH NO OBSTRUCTION TO NATURAL SURFACE WATER FLOWS OR THE PROPER FUNCTIONING AND ACCESS TO THE WORKS OF IMPROVEMENT INSTALLED. THE CONTRACTOR SHALL EXERCISE EXTREME CARE DURING THE REMOVAL STAGES TO MINIMIZE THE LOSS OF SOIL SEDIMENT AND DEBRIS THAT WAS TRAPPED DURING CONSTRUCTION.

DEWATERING DETAIL NOTES:

1. DIRT BAG MATERIAL BASED ON PARTICLE SIZE IN DIRTY WATER, I.E. FOR COARSE PARTICLES A WOVEN MATERIAL; FOR SILTS/CLAYS A NON-WOVEN MATERIAL.
2. DO NOT OVER PRESSURIZE DIRT BAG OR USE BEYOND CAPACITY.
3. LOCATE DISCHARGE SITE AS INDICATED ON SITE GRADING PLAN.
4. DOWNGRADIENT RECEIVING AREA MUST BE WELL VEGETATED OR OTHERWISE STABLE FROM EROSION, E.G. FOREST FLOOR OR COARSE GRAVEL/STONE.
5. DISCHARGE NOT PERMITTED WITHIN 75' OF A STREAM OR WETLAND.

NO.	REVISION	DATE	BY	CK	P. E.	P. E.
2	RE-IFC ISSUE FOR CONST 2011	12/09/11	TRC	TRC	DTB	6796
1	RE-IFC ISSUE FOR CONST 2011	10/27/11	TRC	TRC	DTB	6796
0	IFC ISSUE FOR CONST 2011	10/24/11	TRC	TRC	DTB	6796

Professional Engineer Seal

DESIGNED		TRC/PGT	
DRAWN	TRC/CMH	CHECKED	TRC/DTB
APPROVED	TRC/DTB	APPROVED	TRC/DTB
REVIEWED	CENTRAL MAINE POWER COMPANY	DATE:	5/4/11
	SYSTEM ENGINEERING	SCALE:	AS NOTED

SECTIONS & DETAILS
 BISHOP ST. S/S
 PORTLAND MAINE
 520-3-12
 REV 2