

## 26: Public Safety and Fire Prevention (14-526(c))

- Address Crime Prevention through Environmental Design (CPTED) (Technical Manual, Section 3)

Natural Surveillance: The site design allows formal and non-formal natural surveillance increasing safety of users and deterring possible offenders. The physical features of the project design maximize visibility to allow for surveillance opportunities to and from the site.

The lighting of the site enables users to observe movement and activities on the site during the day and at night. The lighting plan addresses nighttime illumination of pedestrian ways. Reference is made to the Exterior Lighting (#33) containing site photometrics and light cut sheets. Mechanical surveillance systems may be installed as the discretion of the applicant and/or tenants.

Access Management: Site plans have been designed to provide visible pathways and the layout, features and signage will clearly guide pedestrians and vehicular traffic along safe paths.

Mechanical Access Control: Mechanical site access control systems are not proposed as part of the site development.

- Emergency vehicle access
  - 2.b. There is adequate access to the site for emergency vehicles. Please see the plan set.
- Address consistency with public safety standards (Technical Manual, Section 3)

The site design complies with the applicable sections of the Technical Design Manual in the following manner:

Fire Hydrant Standard: There is an existing fire hydrant at the northeasterly corner of the lot at Forest Avenue.

Site Access Standards: Fire Department vehicles can access two sides of each building as required and there are no dead end roads associated with the project. The lot is directly connected to Forest Avenue and Riverton Drive allowing multiple emergency vehicle access points.

Street Numbers: The assigned street numbers will be visible from the project signage on Forest Avenue and will also be placed on the building façades as required by the City of Portland.

- Submit a code summary referring NFPA 1 and all Fire Department standards (Technical Manual, Section 3)-Fire Checklist

Please see the attached Fire Department Checklist, this section.



**PORTLAND FIRE DEPARTMENT  
SITE REVIEW  
FIRE DEPARTMENT CHECKLIST**



A separate drawing[s] shall be provided as part of the site plan application for the Portland Fire Department's review.

1. Name, address, telephone number of applicant John Chau, 75 Arcadia St., Portland, ME 04103
- 2.
3. Name address, telephone number of architect Ryan Senatore Architecture, 207-747-5159, ryan@senatorearchitecture.com  
565 Congress Street, Suite 304, Portland, ME 04101
4. Proposed uses of any structures [NFPA and IBC classification]  
Retail IBC2015: M-Mercantile, NFPA101-Mercantile Class C (ea. space)
5. Convenience Store IBC2015=M-Mercantile, NFPA101-Mercantile Class B
6. Square footage of all structures [total and per story] (2) One-story buildings:  
7,800 SF +/- Mixed retail and 5,000 SF +/- Convenience Store  
with 4 Fueling Islands
7. Elevation of all structures Retail: 25'-8" Convenience Store: 25'-6"
8. Proposed fire protection of all structures
  - **As of September 16, 2010 all new construction of one and two family homes are required to be sprinkled in compliance with NFPA 13D. This is required by City Code. (NFPA 101 2009 ed.)**
9. Hydrant locations A hydrant is located at the northeasterly corner of the property at the Forest Avenue R.O.W.
10. Water main[s] size and location A 12" Water Main exists on the southerly side of Forest Avenue. Domestic and fire protection service will extend from the main as shown on the enclosed Grading and Utility Plan.
11. Access to all structures [min. 2 sides] Yes. See Site Plan.
12. A code summary shall be included referencing NFPA 1 and all fire department. Technical standards. To be provided by the project architect under separate cover.

Some structures may require Fire flows using annex H of NFPA 1