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June 18, 2007
File: 04103

Ms. Ann Machado
CITY OF PORTLAND
389 Congress Street
Portland, ME 04101

336-F-25

RE: BRAINTREE STREET HOUSE LOT

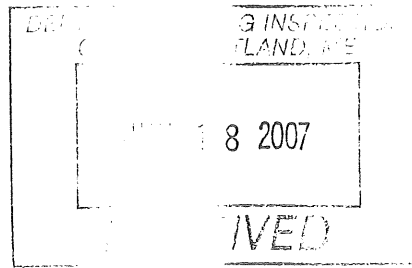
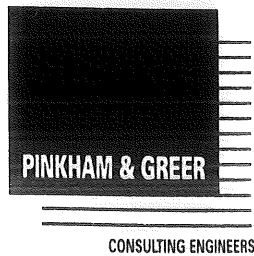
Dear Ann:

This letter is to notify you that Wayne Hinckley of Home Sweet Home Apartments, LLC, is withdrawing the application for two single family house lots (submitted to the City on December 18, 2006), and he is submitting a new building permit application for only one single family house.

As you recall, Mr. Hinckley has 21,000 square feet of land on seven existing lots of record at the end of Braintree Street. The prior applications submitted were for two single family house lots, with road and utility improvements to Braintree Street. Since the cost of improving Braintree Street to current City standards, along with installing approximately 450 feet of public sewer line ultimately proved to be too expensive for this project, Mr. Hinckley has chosen to pursue just one single family house at this time. He is creating a second 10,000 square foot lot for future use, which meets the R-2 zone standards for minimum lot size. There are no current development plans for this lot. If a house is to be built on Lot 2 at a later date, road, sewer, and water utility improvements will be need to be reviewed and approved by the City.

Enclosed is a document describing the limits of Braintree Street that the City has accepted as a public street. This information is also shown on the enclosed plan, and you will see that the proposed Lot 1 has 60 feet of frontage on the publicly-accepted portion of Braintree Street. Since only 50 feet of street frontage is required, we believe no other improvements to Braintree Street are required. The water main will be extended approximately 110 feet per Portland Water District regulations.

We have shown an onsite subsurface wastewater disposal system to service Lot 1. The lot is located more than 200 feet away from a public sewer line, so on site septic systems are allowed per City ordinance. An HHE-200 form is enclosed for approval.



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We would greatly appreciate you notifying Barbara Barhydt in Planning and Mike Farmer at the Public Works Department of this change. We look forward to issuance of the building permit for Lot 1. Thank you very much in advance for your consideration.

Sincerely,

PINKHAM & GREER

A handwritten signature in black ink that reads "Mark R. Bergeron".

Mark R. Bergeron, P.E.

MRB/s

Enclosures

C: Wayne Hinckley