

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

2006-0046
Application I. D. Number

3/7/2006
Application Date
Oak Ridge Lot 18
Project Name/Description

Custom Built Homes

Applicant _____

27 Main Street, Portland, ME _____

Applicant's Mailing Address _____

Custom Built Homes _____

Consultant/Agent _____

Applicant Ph: (207) 892-1383 Agent Fax: _____

Applicant or Agent Daytime Telephone, Fax _____

93 - 93 Ruby Ln, Portland, Maine _____

Address of Proposed Site _____

341 H020001 _____

Assessor's Reference: Chart-Block-Lot _____

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

1408 sf _____ 9950 sf _____
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 3/7/2006

DRC Approval Status:

Reviewer Jay Reynolds

- Approved Approved w/Conditions See Attached Denied

Approval Date 3/24/2006 Approval Expiration 3/24/2007 Extension to _____ Additional Sheets Attached

Condition Compliance Jay Reynolds 3/24/2006
signature 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	_____	<input type="checkbox"/> Conditions (See Attached)	_____
	date		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	

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Jay Reynolds

AMENDMENT CHANGING GARAGE POSITION

Custom Built Homes

Applicant
27 Main Street, Portland, ME

Applicant's Mailing Address

Custom Built Homes

Consultant/Agent

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	date	signature	

*W/ret ex. (Tree Sale)
2 St. Trees.
Remove landscaping from Norcot
Add silt fence around CB
Add Backflow Preventer*

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PLANNING DEPARTMENT PROCESSING FORM

2006-0046
Application I. D. Number

DRC Copy

*Read
3-9*

3/7/2006

Application Date

Chk Rice, Lot # 18

Project Name/Description

Custom Built Homes

Applicant
*27 Main Street, Portland, ME
Windsor, ME 04092*

Custom Built Homes

Consultant/Agent
Applicant Ph: (207) 892-1383 *892-3149* Agent Fax:

93 - 93 Ruby Ln, Portland, Maine

Address of Proposed Site

341 H020001

Assessor's Reference: Chart-Block-Lot

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) _____

1408 sf

9950 sf

Letter Sent 3-14

Proposed Building square Feet or # of Units

Acreage of Site

Zoning

Check Review Required:

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**CITY OF PORTLAND, MAINE
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ADDENDUM**

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Project Name/Description

93 - 93 Ruby Ln, Portland, Maine

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341 H020001

Assessor's Reference: Chart-Block-Lot

Approval Conditions of DRC

- 1 All Site work (final grading, landscaping, loam and seed) must be completed prior to issuance of a certificate of occupancy.
- 2 IN ADDITION TO THE PRESERVED TREES, Two (2) City of Portland approved species and size trees must be planted on your street frontage prior to issuance of a Certificate of Occupancy.
- 3 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.
- 4 A sewer permit is required for your 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.
- 5 The Development Review Coordinator reserves the right to require additional lot grading or other drainage improvements as necessary due to field conditions.



PORTLAND, MAINE

Strengthening a Remarkable City. Building a Community for Life www.portlandmaine.gov

Planning and Development Department
Lee D. Urban, Director

Planning Division
Alexander Jaegerman, Director

Custom Built Homes
35 Main Street
Windham, Maine 04062

March 14, 2006

RE: Application for Lot #18, Oak Ridge Subdivision, Ruby Lane

Dear Applicant:

Upon review of the site plan, the City's Planning Division has the following comments:

1. Please add erosion control/silt fence to the site plan in the vicinity of the catch basin.
2. Please add a backflow preventer to the storm drain line (required).
3. Please label the two existing trees shown as 'to be preserved/saved'.
4. Please add 2 street trees (required for single family development, to be installed along the street frontage of the property) to your site plan.

Please resubmit 4 copies of the revised site plan to my attention.

Sincerely,

Jay Reynolds
Development Review Coordinator

cc: Sarah Hopkins, Development Review Services Manager