



Planning & Urban Development Department
Jeffrey Levine, Director

Planning Division
Alexander Jaegerman, Director

June 11, 2014

Tom Saucier, PE President
Site Design Associates
23 Whitney Way
Topsham, ME 04086

Kevin Moore
CN Brown Co.
PO Box 200
South Paris, ME 04281

Project Name: C.N. Brown Company Gas Station Site Improvements
Project ID: 2014-021
Address: 194 Auburn Street **CBL:** 374 A 030001
Applicant: C.N. Brown Company
Planner: Jean Fraser

Dear Mr. Saucier and Mr. Moore

On April 10, 2014, the Portland Planning Authority approved with conditions the proposal for the conditional rezoning of the gas station at 194 Auburn Street. As provided in Section 14-532, this letter serves as the written permission from the Planning Authority to commence site work prior to issuance of the Building Permit. The commencement of site work is limited to the extent of work outlined in your e-mail dated June 11, 2014 (attached) and listed below:

1. Commencement of the site work associated with the approved site plan.

All of the above work shall be done in accordance with the approved plans. Please be advised that you must obtain a demolition permit from the City's Inspection Division prior to commencing any demolition and obtain any permits that may be required from Public Services for the disconnecting and capping any sewer and stormwater lines, temporary closing of any sidewalks and any temporary loss of on-street parking.

The approval to proceed with the site work is based on the submitted request of Tom Saucier of Site Design Associates dated June 11, 2014 and the approved site plan. If you need to make any modifications to the approved site plan, you must submit a revised site plan for staff review and approval.

Please contact Philip DiPierro, Development Review Coordinator at 874-8632 if you have any questions.

Sincerely,



Alexander Jaegerman
Planning Division Director

Electronic Distribution

Jeff Levine, Director of Planning and Urban Development Department

Barbara Barhydt, Development Review Services Manager, Planning

Jean Fraser, Planner

Philip DiPierro, Development Review Coordinator, Planning

Marge Schmuckal, Zoning Administrator, Inspections Division

Rhonda Zazzara, Public Services

Tammy Munson, Director, Inspections Division

Lannie Dobson, Administration, Inspections Division

Approval Letter File

Attachments:

1. Tom Saucier, Site Design Associates, June 11, 2014

>>> "Tom Saucier" <tsaucier@sitedesignassociates.biz> 6/11/2014 3:48 PM >>>
Hello Phil and Alex

Per Phil's suggestion we are writing to request permission to commence site work on the subject site, prior to receiving the building permit for the interior and exterior building renovations.

The scope of work would consist of the work shown on the final approved plans provided to the planning department, which we reviewed with you at a preconstruction conference last week. It is our understanding that from a site work perspective, all conditions have been met, the Letter of Credit is in place, and the inspection fee has been paid.

We are making this request because C.N. Brown Co.'s lease for heating oil office space in South Portland is nearing its expiration, and time is of the essence.

Thanks to you and Alex for your consideration,
tom

Tom Saucier, P.E.
Site Design Associates
23 Whitney Way
Topsham, Maine 04086

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