

From: "Peter Biegel" <pbiegel@landdesignsolutions.com>
To: "'Jean Fraser'" <JF@portlandmaine.gov>
CC: "'Tim O'Donovan'" <ocpminc@maine.rr.com>
Date: 1/28/2013 12:46 PM
Subject: RE: Timetable RE: 1062 Ocean Avenue (Ledgewood Drive) Subdivision - Old BarnEstates
Attachments: Street Extension Sketch 012813.pdf

Hi Jean,

We very much appreciate the flexibility on the 2/5/13 submission date.

I have attached a quick sketch to help show the impacts of the street extension. The sketch makes the following points:

- The street would really need to stop approximately 10 feet prior to the property line for grading transition and stormwater conveyance purposes. This would make the extension approximately 53 feet.

- The additional impervious area (28x53) would be 1,484 s.f.

- Approximately 1,000 s.f. of the street extension would be within the 75 ft. MDEP stream jurisdiction.

- I think it is important to note that the maintenance access drive to the underdrain soil filter does NOT benefit from the street extension. The maintenance typically needed by the underdrain soil filter is minimal and part of a scheduled maintenance plan. It will not be plowed and is designed to appear as if it is part of the homeowner's lawn.

Thank you,

Peter

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