

Department of Planning & Development
Lee D. Urban, Director



CITY OF PORTLAND

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February 26, 2004

Christopher Ballard, Inc.
7 Terra Way
Falmouth, ME 04105

436-A-12,14,15

RE: Yale Street Subdivision, Lots 2, 4, and 5

Dear Mr. Ballard,

After meeting on site to look at the buildout of lots 2 and 5 of the Yale Street Subdivision, it was noticed that the buildout does not match the approved site plans. As discussed, the daylight basement features on lots 2 and 5 are not indicated on the site plan. As a result, the approved grading plans are not being constructed as proposed.

At this time, the City requests that you apply for a minor site plan amendment to the Yale Street Subdivision plan. In particular, this amendment should show new/proposed topography and a revision to sheet #9 (grading and drainage) is requested. Also, we had met previously to discuss the swale behind the lots and the effort to conserve some of the existing trees. Tree preservation may make it difficult, or perhaps impossible, to construct the swale. Please address this within your amendment.

Currently lot 4's building permit application shows the same, building plans that do not match the grading/site plan. As I understand, you will be re-submitting to address this lot as well.

Sincerely,

Jay Reynolds
Development Review Coordinator

CC: Alexander Jaegerman, Planning Division Director
Sarah Hopkins, Development Review Services Manager
Todd Merkle, Public Works Department
Mike Nugent, Inspection Services Manager
Marge Schmuckal, Zoning Administrator

