

**PERMIT # 1401 CITY OF Portland BUILDING PERMIT APPLICATION**

MAP # \_\_\_\_\_ LOT# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Army Corp Engineers

Address: \_\_\_\_\_

LOCATION OF CONSTRUCTION Peaks Island - Army Pier

CONTRACTOR: Frank Woodworth SUBCONTRACTORS: \_\_\_\_\_

ADDRESS: P.O. Box 95, Pittsfield, 04967 487-5284

Est. Construction Cost: 74,000 Type of Use: Pier

Past Use: \_\_\_\_\_

Building Dimensions: L \_\_\_\_\_ W \_\_\_\_\_ Sq. Ft. \_\_\_\_\_ # Stories \_\_\_\_\_ Lot Size \_\_\_\_\_

If Proposed Use: Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Apartment \_\_\_\_\_

Conversion Explain: to demolish

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE

Residential Buildings Only: # Of Dwelling Units \_\_\_\_\_ # Of New Dwelling Units \_\_\_\_\_

Foundation:

1. Type of Soil: \_\_\_\_\_
2. Set Backs - Front \_\_\_\_\_ Side(s) \_\_\_\_\_
3. Footings Size: \_\_\_\_\_
4. Foundation Size: \_\_\_\_\_
5. Other \_\_\_\_\_

Floors:

1. Sills Size: \_\_\_\_\_ Sills must be anchored.
2. Girder Size: \_\_\_\_\_
3. Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_
4. Joists Size: \_\_\_\_\_ Spacing 16" O.C.
5. Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_
6. Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_
7. Other Material: \_\_\_\_\_

Exterior Walls:

1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
2. No. windows \_\_\_\_\_
3. No. Doors \_\_\_\_\_
4. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
5. Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_
6. Corner Posts Size \_\_\_\_\_
7. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
8. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
9. Siding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_
10. Masonry Materials \_\_\_\_\_
11. Metal Materials \_\_\_\_\_

Interior Walls:

1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
2. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
3. Wall Covering Type \_\_\_\_\_
4. Fire Wall if required \_\_\_\_\_
5. Other Materials \_\_\_\_\_

For Official Use Only	
Date: <u>10/27/87</u>	Subdivision: Yes / No _____
Insults Fire Limits _____	Name _____
Bldg Code _____	Block _____
Time Limit _____	Permit Expiration _____
Estimated Cost: <u>74,000</u>	Ownership: Public _____ Private _____
Value Structure _____	
Fee: <u>\$390.00</u>	

Ceiling:

1. Ceiling Joists Size: \_\_\_\_\_
2. Ceiling Strapping Size: \_\_\_\_\_ Spacing \_\_\_\_\_
3. Type Ceiling: \_\_\_\_\_
4. Insulation Type: \_\_\_\_\_ Size \_\_\_\_\_
5. Ceiling Height: \_\_\_\_\_

Roof:

1. Truss or Rafter Size: \_\_\_\_\_ S<sub>100</sub> \_\_\_\_\_
2. Sheathing Type: \_\_\_\_\_ Size \_\_\_\_\_
3. Roof Covering Type: \_\_\_\_\_
4. Other \_\_\_\_\_

Chimneys:

Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_

Heating:

Type of Heat: \_\_\_\_\_

Electrical:

Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_

Plumbing:

1. Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_
2. No. of Tubs or Showers \_\_\_\_\_
3. No. of Flushes \_\_\_\_\_
4. No. of Lavatories \_\_\_\_\_
5. No. of Other Fixtures \_\_\_\_\_

Swimming Pools:

1. Type: \_\_\_\_\_
2. Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_
3. Must conform to National Electrical Code and State Law.

Zoning:

District \_\_\_\_\_ Street Frontage Req. \_\_\_\_\_ Provided \_\_\_\_\_ Side \_\_\_\_\_

Review Required: Required Setbacks: Front \_\_\_\_\_ Back \_\_\_\_\_ Side \_\_\_\_\_

Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_

Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_

Conditional Use: \_\_\_\_\_ Variance \_\_\_\_\_ Site Plan \_\_\_\_\_ Subdivision \_\_\_\_\_

Other (Explain) \_\_\_\_\_ Special Exception \_\_\_\_\_

Date Approved \_\_\_\_\_

Permit Received By Kendi Cote

Signature of Applicant \_\_\_\_\_ Date \_\_\_\_\_

Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

PERMIT ISSUED

OCT 28 1987

CITY OF PORTLAND

171 Mrs. Addator

PERMIT # 001596 CITY OF Portland BUILDING PERMIT APPLICATION

MAP # \_\_\_\_\_ LOT# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: City of Portland

Address: 389 Congress Street

LOCATION OF CONSTRUCTION Peaks Island, Island Ave. & Welch St.

CONTRACTOR: General Marine SUBCONTRACTORS: \_\_\_\_\_

ADDRESS: 446 Commercial Street 772-5354

Est. Construction Cost: 60,000 Type of Use: pier

Past Use: \_\_\_\_\_

Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Sq. Ft. \_\_\_\_\_ # Stories \_\_\_\_\_ Lot Size \_\_\_\_\_

Is Proposed Use \_\_\_\_\_ Seasonal \_\_\_\_\_ Condominium \_\_\_\_\_ Apartment \_\_\_\_\_

Conversion Explain to rebuild an existing pier

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE

Residential Buildings Only:

# Of Dwelling Units \_\_\_\_\_ # Of New Dwelling Units \_\_\_\_\_

Foundation:

1. Type of Soil: \_\_\_\_\_
2. Set Backs - Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_
3. Footings Size: \_\_\_\_\_
4. Foundation Size: \_\_\_\_\_
5. Other \_\_\_\_\_

Floor:

1. Sills Size: \_\_\_\_\_ Sills must be anchored.
2. Girder Size: \_\_\_\_\_
3. Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_
4. Joists Size: \_\_\_\_\_ Spacing 16" O.C.
5. Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_
6. Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_
7. Other Material: \_\_\_\_\_

Exterior Walls:

1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
2. No. windows \_\_\_\_\_
3. No. Doors \_\_\_\_\_
4. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
5. Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_
6. Corner Posts Size \_\_\_\_\_
7. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
8. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
9. Siding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_
10. Masonry Materials \_\_\_\_\_
11. Metal Materials \_\_\_\_\_

Interior Walls:

1. Studding Size \_\_\_\_\_ Spacing \_\_\_\_\_
2. Header Sizes \_\_\_\_\_ Span(s) \_\_\_\_\_
3. Wall Covering Type \_\_\_\_\_
4. Fire Wall If required \_\_\_\_\_
5. Other Materials \_\_\_\_\_

For Official Use Only	
Date: <u>11/17/87</u>	Division: Yes / No _____
Inside Fire Limits _____	Name _____
Slab Code _____	Lot _____
Time Limit _____	Block _____
Estimated Cost: <u>60,000</u>	Permit Expiration _____
Value/Structure _____	Ownership _____
Fee: <u>320.00</u>	Public _____ Private _____

Ceiling:

1. Ceiling Joists Size: \_\_\_\_\_
2. Ceiling Strapping Size \_\_\_\_\_ Spacing \_\_\_\_\_
3. Type Ceilings: \_\_\_\_\_
4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
5. Ceiling Height: \_\_\_\_\_

Roof:

1. Truss or Rafter Size \_\_\_\_\_ Span \_\_\_\_\_
2. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
3. Roof Covering Type \_\_\_\_\_
4. Other \_\_\_\_\_

Chimneys:

Type \_\_\_\_\_ Number of Fire Places \_\_\_\_\_

Heating:

Type of Heat: \_\_\_\_\_

Electrical:

Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_

Plumbing:

1. Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_
2. No. of Tubs or Showers: \_\_\_\_\_
3. No. of Flushes \_\_\_\_\_
4. No. of Lavatories \_\_\_\_\_
5. No. of Other Fixtures \_\_\_\_\_

Swimming Pools:

1. Type: \_\_\_\_\_
2. Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_
3. Must conform to National Electrical Code and State Law.

Zoning:

District \_\_\_\_\_ Street Frontage Req. \_\_\_\_\_ Provided \_\_\_\_\_

Review Required:

Required Setbacks: Front \_\_\_\_\_ Back \_\_\_\_\_ Side \_\_\_\_\_ Side \_\_\_\_\_

Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_

Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_

Conditional Use: \_\_\_\_\_ Variance \_\_\_\_\_ Site Plan \_\_\_\_\_ Subdivision \_\_\_\_\_

Shore and Floodplain Mgmt. \_\_\_\_\_ Special Exception \_\_\_\_\_

Other (Explain) \_\_\_\_\_

Date Approved \_\_\_\_\_

Permit Received By Karen Cote

Signature of Applicant \_\_\_\_\_ Date 11-17-87

Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

PLOT PLAN

N



FEES (Breakdown From Front)

Base Fee \$ \_\_\_\_\_  
Subdivision Fee \$ \_\_\_\_\_  
Site Plan Review Fee \$ \_\_\_\_\_  
Other Fees \$ \_\_\_\_\_  
(Explain) \_\_\_\_\_  
Late Fee \$ \_\_\_\_\_

Inspection Record

Type	Date
<i>Compliance - checked</i>	<i>2 / 10 / 28</i>
_____	_____
_____	_____
_____	_____
_____	_____

COMMENTS

*5-29-89-014* *29*

Signature of Applicant \_\_\_\_\_

Date \_\_\_\_\_

CITY OF PORTLAND, MAINE

383 CONGRESS STREET  
PORTLAND, MAINE 04101  
(207) 775-5451



DEPARTMENT OF PLANNING & URBAN DEVELOPMENT

P. SAMUEL HOFFSES, CHIEF  
INSPECTION SERVICES DIVISION

December 10, 1987

Richard Knowland, City Planner  
City of Portland  
Room 211  
Portland, Maine 04101

Re: Island /Welch Street, Peaks Island

Dear Rick,

Your application to rebuild on existing pier has been reviewed and a permit is herewith issued subject to the following requirements:

SITE PLAN REQUIREMENTS:

Planning - approved - Alex Jaegerman.

Inspection Services - approved - P. Samuel Hoffses.

Parks & Public Works - Approved with condition:

1. New dock shall be at elevation 15.23 (MLW = 0.0) or higher. Robert Roy. 12/7/87

Fire Dept. - approved - F.F. John R. Dobkowski.

BUILDING CODE REQUIREMENTS:

1. Guards shall be located along open-sided walking surfaces.
2. The height of guards shall be at least 42 inches, measured vertically above the leading edge of walking surface.
3. Open guards shall have intermediate rails, balusters or other construction such that a sphere with a diameter of 6 inches cannot pass through any opening.
4. Guardrail system shall be designed and constructed for a concentrated load of 300 pounds applied at any point and in any direction along the top railing members.

RECOMMENDED CHANGES:

1. Lighting should be provided along pier and at end of pier.
2. A camel should be provided along pier for boats to lay on side of (camel used to protect piles).

If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,

  
P. Samuel Hoffses  
Chief, Inspection Services

PSH/jmr

**CITY OF PORTLAND, MAINE**

**SITE PLAN REVIEW**

Shoreland Regulations Review Processing Form  
City of Portland

November 17, 1987  
Date

Applicant \_\_\_\_\_

389 Congress Street

Island Avenue & Welch Street

Mailing Address \_\_\_\_\_

Address of Proposed Site

Proposed Use of Site \_\_\_\_\_

Site Identifier(s) from Assessors Maps

Acreage of Site / Ground Floor Coverage \_\_\_\_\_

Zoning of Proposed Site

Site Location Review (DEP) Required: ( ) Yes ( ) No

Proposed Number of Floors \_\_\_\_\_

Board of Appeals Action Required: ( ) Yes ( ) No

Total Floor Area \_\_\_\_\_

Planning Board Action Required: ( ) Yes ( ) No

Other Comments: \_\_\_\_\_

Date Dept. Review Due. \_\_\_\_\_

**PLANNING DEPARTMENT REVIEW**

Shoreland/Floodplain

(Date Received) \_\_\_\_\_

- Major Development -- Requires Planning Board Approval: Review Initiated
- Minor Development -- Staff Review Below

	LOADING AREA	PARKING	CIRCULATION PATTERN	ACCESS	PEDESTRIAN WALKWAYS	SCREENING	LANDSCAPING	SPACE & BULK OF STRUCTURES	LIGHTING	CONFLICT WITH CITY PROJECTS	FINANCIAL CAPACITY	CHANGE IN SITE PLAN
APPROVED	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
APPROVED CONDITIONALLY												
DISAPPROVED												

CONDITIONS SPECIFIED BELOW

REASONS SPECIFIED BELOW

REASONS: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

(Attach Separate Sheet if Necessary)

*Alex Jaeger*

SIGNATURE OF REVIEWING STAFF/DATE

PLANNING DEPARTMENT COPY

**CITY OF PORTLAND, MAINE  
SITE PLAN REVIEW**

Shoreland Regulations Review Processing Form

Applicant City of Portland Date November 17, 1987

Mailing Address 389 Congress Street Address of Proposed Site Island Avenue & Welch Street

Proposed Use of Site pier Site Identifier(s) from Assessors Maps \_\_\_\_\_

Acreage of Site / Ground Floor Coverage \_\_\_\_\_ Zoning of Proposed Site \_\_\_\_\_

Site Location Review (DEP) Required: ( ) Yes ( ) No Proposed Number of Floors \_\_\_\_\_

Board of Appeals Action Required: ( ) Yes ( ) No Total Floor Area \_\_\_\_\_

Planning Board Action Required: ( ) Yes ( ) No

Other Comments: \_\_\_\_\_

Date Dept. Review Due: \_\_\_\_\_

**BUILDING DEPARTMENT SITE PLAN REVIEW**  
(Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
- Requires Board of Appeals Action
  - Requires Planning Board/City Council Action

Explanation \_\_\_\_\_

- Use complies with Zoning Ordinance — Staff Review Below

Zoning: **SPACE & BULK,**  
as applicable

	DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT. SETBACK AREA (SEC. 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS	
COMPLIES																			
COMPLIES CONDITIONALLY																			CONDITIONS SPECIFIED BELOW
DOES NOT COMPLY																			REASONS SPECIFIED BELOW

REASONS: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

*[Signature]*  
SIGNATURE OF REVIEWING STAFF/DATE

BUILDING DEPARTMENT—ORIGINAL



CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Shoreland Regulations Review Processing Form

City of Portland

November 17, 1987

Applicant City of Portland Date November 17, 1987

Mailing Address 329 Congress Street Address of Proposed Site Island Avenue & Welch Street

Proposed Use of Site nicr Site Identifier(s) from Assessors Maps \_\_\_\_\_

Acreage of Site / Ground Floor Coverage \_\_\_\_\_ Zoning of Proposed Site \_\_\_\_\_

Site Location Review (DEP) Required: ( ) Yes (  ) No Proposed Number of Floors \_\_\_\_\_

Board of Appeals Action Required: ( ) Yes (  ) No Total Floor Area \_\_\_\_\_

Planning Board Action Required: ( ) Yes (  ) No

Other Comments: Shoreland/Flood Hazard Review

Date Dept. Review Due: \_\_\_\_\_

PUBLIC WORKS DEPARTMENT REVIEW

(Date Received) \_\_\_\_\_

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER	
APPROVED		<input checked="" type="checkbox"/>														<input checked="" type="checkbox"/>
APPROVED CONDITIONALLY																CONDITIONS SPECIFIED BELOW
DISAPPROVED																REASONS SPECIFIED BELOW

REASONS: New deck shall be at elev. 15.23 (MLW=0.0) or higher

(Attach Separate Sheet if Necessary)

*[Handwritten Signature]*  
 SIGNATURE OF REVIEWING STAFF/DATE

PUBLIC WORKS DEPARTMENT COPY

**CITY OF PORTLAND, MAINE  
SITE PLAN REVIEW**

Shoreland Regulations Review Processing Form

Applicant: City of Portland Date: November 17, 1987  
389 Congress Street  
 Mailing Address: Island Avenue & Welch Street  
nicr Address of Proposed Site  
 Proposed Use of Site: \_\_\_\_\_ Site Identifier(s) from Assessors Maps  
 Acreage of Site / Ground Floor Coverage: \_\_\_\_\_ Zoning of Proposed Site  
 Site Location Review (DEP) Required: ( ) Yes ( ) No Proposed Number of Floors \_\_\_\_\_  
 Board of Appeals Action Required: ( ) Yes ( ) No Total Floor Area \_\_\_\_\_  
 Planning Board Action Required: ( ) Yes ( ) No  
 Other Comments: \_\_\_\_\_  
 Date Dept. Review Due: \_\_\_\_\_

**FIRE DEPARTMENT REVIEW**

11/17/87  
(Date Received)

	ACCESS TO SITE	ACCESS TO STRUCTURES	SUFFICIENT VEHICLE TURNING ROOM	SAFETY HAZARDS	HYDRANTS	SIAMASE CONNECTIONS	SUFFICIENCY OF WATER SUPPLY	OTHER	
APPROVED									
APPROVED CONDITIONALLY									CONDITIONS SPECIFIED BELOW
DISAPPROVED									REASONS SPECIFIED BELOW

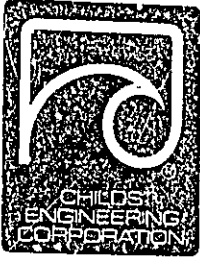
REASONS: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

(Attach Separate Sheet if Necessary)

*[Handwritten Signature]*  
 \_\_\_\_\_  
 SIGNATURE OF REVIEWING STAFF/DATE

FIRE DEPARTMENT COPY





**CHILDS ENGINEERING CORPORATION**

BOX 333 MEDFELD, MASSACHUSETTS 02052 617/359-8945 CABLE CHILDS

Kenneth M. Childs, Jr., P.E., President  
David L. Porter, P.E., Vice President  
Ronald R. Bourne, P.E., Vice President

November 24, 1987

Mr. Rick Knowland  
City of Portland Planning Dept.  
Portland City Hall  
55 Portland Street  
Portland, ME 04101

Re: Army Pier - Peak's Island

Dear Rick:

As requested, Childs Engineering Corporation has reviewed the subject of the proposed Army Pier Deck elevation relative to FEMA 100-year flood levels. The current FIRM Maps indicate the area of Peak's Island where the so-called engineer's wharf (Army Pier) is located has a 100-year flood level of +9 feet above NGVD. From discussions with Mr. John Swan of Owen Haskill it was determined that the local correction factor for NGVD is approximately 4.23 feet above mean low water. With relation to our plan and the selected mean low water datum, the 100-year flood plain would therefore be at elevation +13.23 feet while we have recommended the design deck elevation of +15 feet. Therefore, the finished deck elevation of the proposed new pier will be approximately 1.77 feet above the 100-year flood level.

Should you have any questions, please contact our office.

Respectfully submitted,

CHILDS ENGINEERING CORPORATION

David L. Porter

DLP/al

Copy to: H.W.

P.S. For 2' clear over 100 yr flood  
new dock should be at +15.23  
(MLW + c.o.).

OLD ARMY PIER PROJECT

The City of Portland proposes to rebuild a portion of the Old Army Pier on Peaks Island. The pier will be used for public recreation and open space purposes including the transient tie-up of boats. The pier will be rebuilt within the footprint of the existing pier and will be reduced in size to 7 feet by 353 feet. The pier is intended for pedestrian use only with no automobiles permitted. Attached are the plans for the project (Attachment 1).

Below is a response to the review criteria relating to Flood Plain Management Regulations and Shoreland Regulations.

**RECEIVED**

NOV 17 1987

DEPT. OF BUILDING INSPECTIONS  
CITY OF PORTLAND

I. Response to Flood Plain Management Regulations

Section 14-450.6(2) Submission

- (c) i. City of Portland, City Hall, 389 Congress Street  
Portland, ME 04101.
- ii. Welch Street and Island Avenue, See Attachment (2).
- iii. See Attachment (1).
- iv. Proposed project will be used as a public pier with transient tie-up of boats.
- v. No waste water disposal system is proposed.
- (d) i. No utility lines are proposed. (SEE ATTACHMENT 3)
- ii. Elevation 15.
- iii. Elevation 9.
- iv. Not applicable.
- v. See Attachment (1).
- vi. No watercourse will be altered or relocated.
- vii. See Attachment (4) for local, state and federal permits.

Section 14-450.8 Standards

1. In areas of special flood hazard, except as otherwise provided in coastal high hazard areas or floodways, all development shall meet the following applicable standards.
- a. All development shall be constructed and maintained in such a manner that no reduction occurs in the flood carrying capacity of any water course;
- The project replaces an existing pier and will be smaller in size than the original pier.
- b. Any development in a special flood hazard area must be reasonably safe from flooding, and, in order to minimize flood damage, construction methods and practices shall meet the following standards:

- i. Structures shall be designed or modified and anchored to prevent flotation, collapse, or lateral movement of the structure;
- ii. Construction material and utility equipment shall be resistant to flood damage;

The proposed improvements have been designed to be resistant to flood damage;

- iii. Adequate site drainage consistent with the need to minimize or eliminate infiltration of flood waters into the system, and to avoid impairment of these systems;
- iv. All new and replacement water supply systems and on-site water disposal systems shall be designed and located to minimize or eliminate infiltration of flood waters into the system, and to avoid impairment of these systems;

Not applicable;

- v. Electrical, heating, ventilation, plumbing, and air-conditioning equipment and other service facilities shall be designed and/or located so as to prevent water from entering or accumulating within the components during conditions of flooding; and

Not applicable.

- vi. Plans for development or substantial improvement of a structure, shall be certified by a professional engineer registered in the state as meeting the standards of this subsection.

The proposed improvements meet the standards of this subsection.



*Howard W. Wohltjen*

## II. Response to Shoreland Regulations

### Section 14-446

#### 1. Beach Construction.

The replacement of the pier will not involve construction of a beach. Applicable permit has been obtained by the DEP.

#### 2. Tree Clearance and Other Landscaping.

No trees or landscaping will be cut or cleared in this project.



3. Erosion and Sedimentation Control.

Site alterations, if any, are very limited. Project involves reconstruction of an existing pier. Any site alterations will be accomplished in conformance with the erosion prevention provisions of the "Environmental Quality Handbook Erosion and Sediment Control.

4. Piers, docks, wharves, causeways, marinas, bridges over twenty (20) foot in length and uses projecting into water bodies.

- a. The pier is located within the footprint of an existing pier thus minimizing the disruption of developed beach areas and minimizing significant adverse effects on fisheries.
- b. The pier is no longer in dimensions than necessary to carry on the proposed activity and is consistent with existing conditions, use and character of the immediate area.

5. Road Construction.

Road construction is not proposed.

6. Structures.

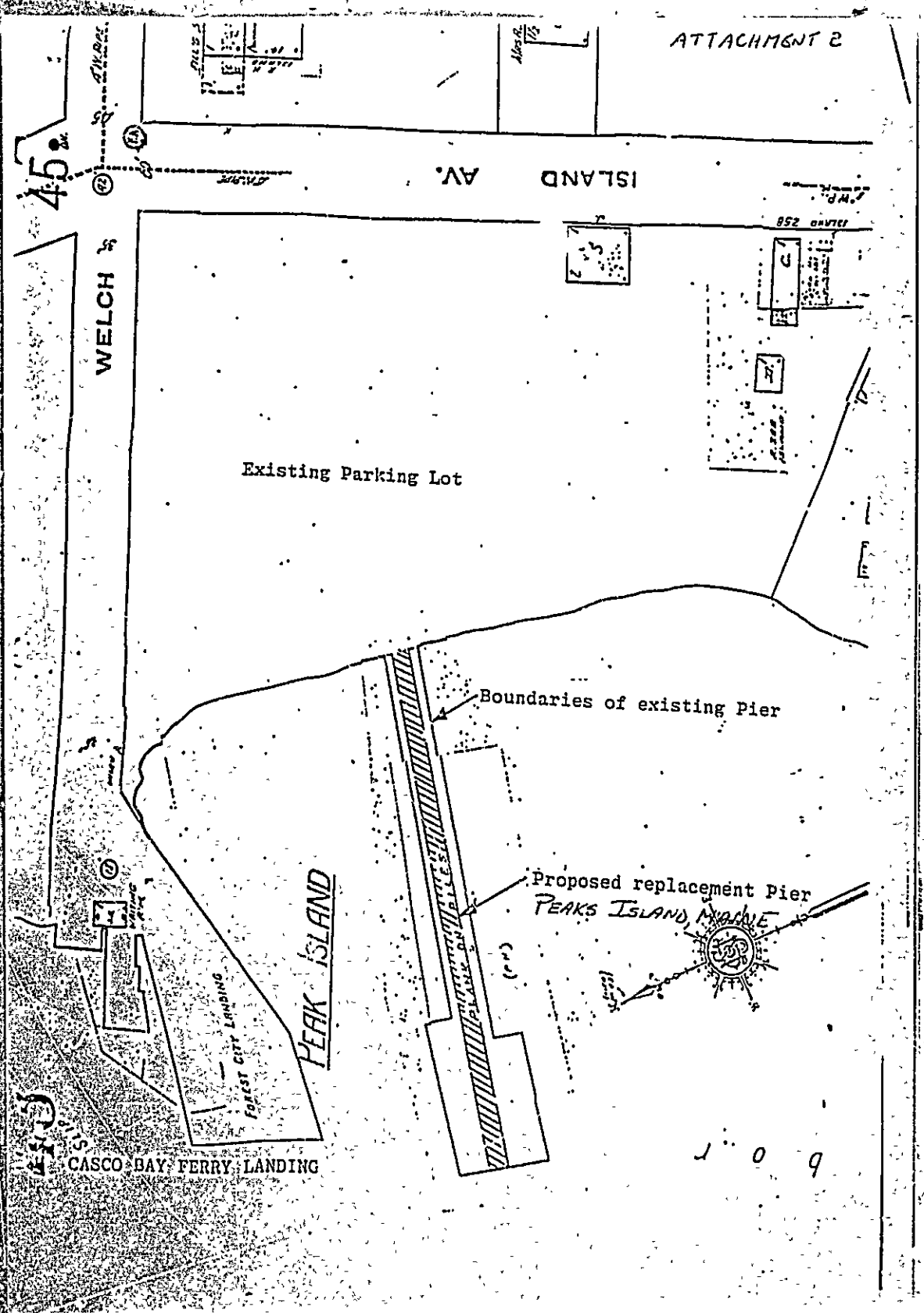
The first floor elevation of the proposed pier is located a minimum two (2) feet above the elevation of the 100 year flood level.

7. Water Quality Protection.

Water quality protection concerns are addressed.

8. General Site Plan Features.

- a. Meets standards 1 to 7 above.
- b. The project will not result in damage to spawning grounds, fish, aquatic life, bird and other wildlife habitat. The project is limited within the footprint of the existing pier limiting such impacts.
- c. The project will conserve visual points of access to waters as viewed from public facilities. Existing visual access from the site is enhanced.
- d. The project will conserve actual points of public access to waters. The project enhances public access to the water.
- e. The project will conserve natural beauty. The project involves replacing a derelict and unsightly pier with a newly constructed pier.



Existing Parking Lot

Boundaries of existing Pier

Proposed replacement Pier  
PEAKS ISLAND, MAINE

PEAKS ISLAND

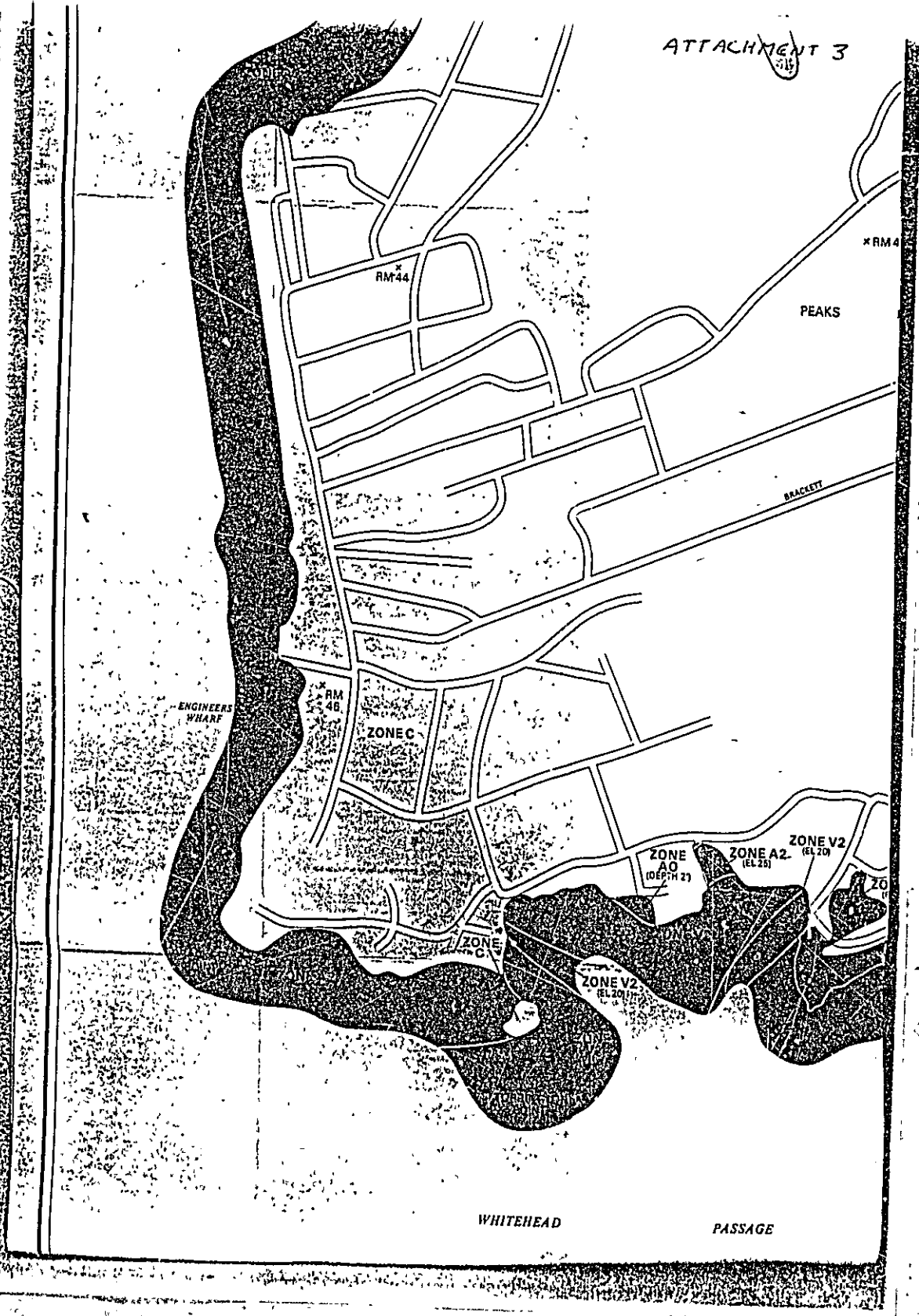
FOREST CITY LANDING

CASCO BAY FERRY LANDING

109



ATTACHMENT 3



Board of Harbor Commissioners for the Harbor of Portland

PERMIT

To CITY OF PORTLAND  
55 Portland Street  
Portland, ME 04101

The undersigned, Board of Harbor Commissioners for the Harbor of Portland, having carefully considered your application, dated the Thirty-First day of August 19 87, for a permit authorizing to rebuild a portion of the old "Army Pier" located at Welch Street, Peaks Island, for public use.

Having given public notice of pendency of said application as required by law, and thereon designated Thursday the Seventeenth day of September 19 87 Five o'clock in the afternoon prevailing time, as the time when they would meet at Portland City Hall and examine the same, and hear all parties interested; and having met at the time and place mentioned and examined the location of said proposed project.

and heard all parties interested, issue to you this permit authorizing you to proceed under all applicable local and federal regulations hereinafter stated and to maintain the same within the limits mentioned, namely:  
as above, and as attached plans.

Nothing in this permit shall be construed to justify or authorize any invasion to the private rights of others. Moreover, nothing in this permit shall limit or modify the authority of the Board of Harbor Commissioners for the Harbor of Portland within their applicable statute. Arrested copy submitted to U.S. Army Corps of Engineers, DEP, City of Portland and So. Portland & Port Development Committee.

The work authorized by this permit to be completed on or before the Seventeenth day of September 19 88

In Witness Whereof the members of said Board have hereunto set their hands, and affixed the corporate seal of said Board this Seventeenth day of September 19 87

*[Handwritten signatures]*

Board of Harbor Commissioners  
for the Harbor of Portland

A True Attest Copy:



REGULATORY BRANCH  
NEDOD-R-13

REPLY TO  
ATTENTION OF

DEPARTMENT OF THE ARMY

NEW ENGLAND DIVISION, CORPS OF ENGINEERS  
424 TRAPLO ROAD  
WALTHAM, MASSACHUSETTS 02154

May 4, 1987

City of Portland  
ATTN: Richard Knowland  
389 Congress St.  
Portland, Maine 04101

Dear Mr. Knowland:

This is in reference to your letter dated April 14, 1987 requesting a determination as to the need for a Department of the Army permit to repair and rehabilitate an existing 302'x24' pile and timber pier with a 51'x76' pile supported deck at its western end in Casco Bay off Peaks Island, Maine. The repair of the pier will reduce the size of the structure to 337'x7', with a 16'x27' deck located at its western end as shown on the attached plans entitled "Proposed Replacement Pier, Peaks Island, Maine" in 3 sheets undated.

That work is permitted under Title 33 Code of Federal Regulations, Part 330.5(a)(3) as published in the 12 November 1986 Federal Register and does not require submission of an application or further processing. All work is subject to the attached conditions.

You must still obtain any other necessary Federal, State, or local permits before beginning work.

Should you have any questions, please contact Jay Clement at 207-622-8246 at our Augusta, Maine Project Office.

Sincerely,

*Raymond Francisco*

Raymond Francisco  
Section Chief  
Regulatory Branch  
Operations Division

Enclosure

MAINE

NATIONWIDE PERMIT CONDITIONS

Activities permitted by the 22 July 1982 regulations, 33 CFR 330, without further processing, are subject to the following conditions before work may begin:

- (1) That any discharge of dredged or fill material will not occur in the proximity of a public water supply intake;
- (2) That any discharge of dredged or fill material will not occur in areas of concentrated shellfish production unless the discharge is directly related to a shellfish harvesting activity authorized by paragraph (a)(4) of this section.
- (3) That the activity will not jeopardize a threatened or endangered species as identified under the Endangered Species Act, or destroy or adversely modify the critical habitat of such species. In the case of Federal agencies, it is the agencies' responsibility to review its activities to determine if the action "may affect" any listed species or critical habitat. If so, the Federal agency must consult with the Fish and Wildlife Service and/or National Marine Fisheries Service.;
- (4) That the activity will not significantly disrupt the movement of those species of aquatic life indigenous to the waterbody (unless the primary purpose of the fill is to impound water);
- (5) That any discharge of dredged or fill material will consist of suitable material free from toxic pollutants (See Section 307 of Clean Water Act) in toxic amounts;
- (6) That any structure or fill authorized will be properly maintained;
- (7) That the activity will not occur in a component of the National Wild and Scenic River System; and
- (8) That the activity will not cause an unacceptable interference with navigation.
- (9) The following management practices should be followed, to the maximum extent practicable in the discharge of dredged or fill material in order to minimize the adverse effects on the aquatic environment:
  - (a) Discharges of dredged or fill material into waters of the United States shall be avoided or minimized through the use of other practical alternatives.
  - (b) Discharges in spawning areas during spawning seasons shall be avoided.
  - (c) Discharges shall not restrict or impede the movement of aquatic species indigenous to the waters or the passage of normal or expected high flows or cause the relocation of the water (unless the primary purpose of the fill is to impound waters).

(d) If the discharge creates an impoundment of water, adverse impacts on the aquatic system caused by the accelerated passage of water and/or the restriction of its flow, shall be minimized.

(e) Discharge in wetlands areas shall be avoided.

(f) Heavy equipment working in wetlands shall be placed on mats.

(g) Discharges into breeding areas for migratory waterfowl shall be avoided.

(h) All temporary fills shall be removed in their entirety.

A. The following Regional Conditions also apply.

1. Any Federal agency using these nationwide permits is not absolved of their obligations under Section 307 (c)(1) of the Coastal Zone Management Act.

2. Activities authorized shall be initiated only after the following state permits as required have been obtained under the Alteration to Coastal Wetlands Act pursuant to 38 M.S.R.A. Section 471 et. seq., Great Ponds Act Pursuant to 38 M.S.R.A. Section 386 et. seq., Site Location of Development Act pursuant to 36 M.S.R.A. Section 481 et. seq., Protection and Improvement of Waters Act pursuant to 38 M.S.R.A. Section 201 et. seq., from the Department of Environmental Protection; the Alteration of Rivers, Streams and Brooks Act pursuant to 12 M.S.R.A. Section 7776 et. seq., from the Department of Inland Fisheries and Wildlife; and local approvals pursuant to the Shoreland Zoning Ordinance.

3. That the activity must comply with state water quality standards pursuant to Chapter 3 of the Protection and Improvement of Waters Act Section 367.

4. The Commissioner, Department of Environmental Protection shall continue to issue Section 401 Water quality certification on a case by case basis.





STATE OF MAINE

# Department of Environmental Protection

21 Vocational Drive, South Portland, ME 04106

MAIN OFFICE: RAY BUILDING, HOSPITAL STREET, AUGUSTA  
MAIL ADDRESS: State House Station 17, Augusta, 04333

JOHN R. MCKERNAN, JR.  
GOVERNOR

DEAN C. MARRIOTT  
COMMISSIONER

November 2, 1987

Mr. Richard Knowland, Senior Planner  
City of Portland  
389 Congress Street  
Portland, Maine 04101

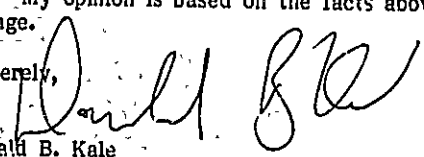
RE: Replacement of Old Army Pier on Peaks Island, Portland

Dear Mr. Knowland:

You have asked me whether or not the City must first obtain a permit from the Board under the Alteration of Coastal Wetlands Act, 38 M.R.S.A. Section 471 et seq., to rebuild the Old Army pier on Peaks Island. The project would involve removing existing piles and rebuilding a smaller pier within the footprint of the original. The rebuilt pier would be reduced to a size of 7 feet by 343 feet. No floats or fill are proposed.

Based on the above it is my opinion that no permit is necessary prior to the proposal above. It is my feeling that the proposal meets the criteria of Chapter 341(1)(D) of rules exempting certain projects from review and is consistent with an interpretation of the law and rules provided to DEP staff from the Bureau Director. I have enclosed a copy of the statute and the Bureau Director's interpretation for your use. My opinion is based on the facts above and is subject to change if the facts change.

Sincerely,

  
Donald B. Kale  
Regional Director of Enforcement & Field Services  
Bureau of Land Quality Control

/mgb  
cc: David Dominie, Land Bureau, Augusta

REGIONAL OFFICES

• Portland •

• Bangor •

• Presque Isle •



Don



STATE OF MAINE

# Department of Environmental Protection

MAIN OFFICE, RAY BUILDING, 1 HOSPITAL STREET, AUGUSTA  
MAIL ADDRESS, State House Station 17, Augusta 04333

JOHN R. McKEARNAN, JR.  
GOVERNOR

DEAN C. MARCHETTI  
COMMISSIONER

## MEMORANDUM

TO: Land Bureau Staff

FROM: <sup>PMC</sup> Paula Clark, Director, Land Bureau

DATE: July 9, 1987

SUBJ: Exemptions under the Alteration of Coastal Wetlands Act.

\*\*\*\*\*

There has been some confusion regarding what repairs/replacements of structures are exempt under the Alteration of Coastal Wetlands Act and Chapter 341, Section 1(D) of the attendant regulations. This has led to situations in which enforcement staff have cited citizens for violations of the law, and upon receipt of the after-the-fact application, licensing staff have deemed the repairs/replacements exempt. The potential problem here is greater than the real problem at the moment.

Therefore, in order to ensure a consistent interpretation of what types of projects actually are exempt, the following policy shall serve as guidance.

- 1) Repair/replacement of structures in, or over a coastal wetland, necessitated by storm damage, are exempt from our review provided all the criteria under Chapter 341, Section 1(D) can be met.
- 2) Repair/replacement of structures in, or over a coastal wetland, due to general deterioration over time are exempt only if the project involves less than 1 cubic yard of material to be filled, deposited, dredged, moved or removed from the wetland (38 M.R.S.A. Section 478).

Under #2 above, we should not have to struggle with defining "minor repair" as used in the statute. Obviously, such exempted repairs can not result in a significantly different structure (see language of Chapter 341, Section 1(D)(3)).

This interpretation of the statute's and regulation's exemptions will mean that adding or placing pilings will be exempt if necessitated by storm damage. Under any other circumstance, these additions or replacements will be limited by the cubic yard statutory language.

PMC:MM/rme

• Portland •

REGIONAL OFFICES  
Bangor

• Presque Isle •

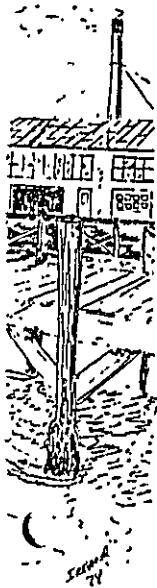


MAINE REVISED STATUTES ANNOTATED  
 TITLE 38  
 ARTICLE 5  
 ALTERATION OF COASTAL WETLANDS  
 1975, c. 595

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§ 471. Prohibitions

No person shall dredge or cause to be dredged, drain or cause to be drained, fill or cause to be filled or erect or cause to be erected a causeway, bridge, marina, wharf, dock or other permanent structure in, on or over any coastal wetland; or bulldoze, remove, add or displace sand, or build any permanent structure in, on or over any coastal sand dune without first obtaining a permit therefor from the Board of Environmental Protection or a municipality acting under the provisions of sections 473 and 474; nor shall any action be taken in violation of the conditions of such permit, once obtained.

1975, c. 595, § 3; 1979, c. 504, § 1

§ 472. Definition

As used in the alteration of coastal wetlands law, unless the context otherwise indicates, the following terms shall have the following meanings.

1. Coastal sand dunes. "Coastal sand dunes" are sand deposits within a marine beach system above high tide including, but not limited to, beach berms, frontal dune ridges, back dune areas and other sand areas deposited by wave or wind action. Coastal sand dunes may extend into the coastal wetlands.

2. Coastal wetlands. "Coastal wetlands" are all tidal and subtidal lands including all areas below any identifiable Jervis line left by tidal action, all areas with vegetation present that is tolerant of salt water and occurs primarily in a salt water habitat, and any swamp, marsh, bog, beach, flat or other contiguous lowland which is subject to tidal action or normal storm flowage at any time excepting periods of maximum storm activity. Coastal wetlands may include portions of coastal sand dunes.

1975, c. 595, § 3; 1979, c. 504, § 2.

§ 473. Permit granting authority

All permits shall be issued by the Board of Environmental Protection, except that a municipality may apply, on forms provided by the board, to the Board of Environmental Protection for authority to issue such permits. The board shall grant such authority if it finds that the municipality has:

1. Planning board. Established a planning board;
2. Adopted zoning ordinance. Adopted a zoning ordinance approved by the board and the Land Use Regulation Commission, pursuant to Title 12, Chapter 424;
3. Notice. Made provision by ordinance or regulation for prompt notice to the board and the public upon receipt of application and written notification to the applicant and the board of the issuance of or denial of a permit stating the reasons therefor; and
4. Application form. The application form shall be the same as that provided by the Board of Environmental Protection.

In the event that the board finds that a municipality has failed to satisfy one or more of the above listed criteria, it shall notify the municipality accordingly and make recommendations through which it may establish compliance. The municipality may then submit a modified application for approval.

If at any time the board determines that a municipality may be failing to exercise its permit granting authority in accordance with its approved procedures or the purposes of this Article as embodied in the standards set forth in section 474, it shall notify the municipality of the specific alleged deficiencies and shall order a public hearing, of which adequate public notice shall be given, to be held in the municipality to solicit public or official comment thereon. Following such hearing, if it finds such deficiencies, it may revoke the municipalities permit granting authority. The municipality may reapply for authority at any time.

1975, c. 595, § 3.

**Wetlands Permit.** If the applicant for the wetlands permit demonstrates, to the satisfaction of the board or municipality as appropriate, that the proposed activity will not unreasonably interfere with existing recreational and navigational uses; nor cause unreasonable soil erosion; nor unreasonably interfere with the natural flow of any waters; nor unreasonably harm wildlife or fish or estuarine or marine fisheries; nor lower the quality of any waters, the board or municipality shall grant the permit upon such terms as are necessary to insure that the proposed activity will comply with the foregoing standards.

Where municipalities that have been delegated the authority to issue permits under this Article, within 30 days after receipt of a completed application for a permit, the municipality shall either issue the permit or deny the permit setting forth the reasons therefor or order a hearing thereon within 30 days after the order for which hearing adequate public notice shall be given. Within 30 days after the hearing, the municipality shall either issue the permit or deny the permit setting forth the reasons therefor. In the event that a permit applied for is denied by the municipality, the applicant may request a hearing before the municipality with reasonable public notice.

The board shall issue no permit without notifying the municipality in which the proposed activity is to occur and considering any comments filed within a reasonable period by that municipality.

A permit issued by a municipality may be effective until 30 days subsequent to its issuance, but if by the board or municipality in less than 30 days then the effective date shall be the date of approval. A copy of the application for the permit and the permit issued by the municipality shall be sent to the board immediately upon its issuance by registered mail. The board shall review that permit and may approve, deny or modify it as it deems necessary. Failure of the board to act within 30 days after receipt of the permit by the municipality shall constitute its approval and the permit shall be effective on that date.

Where conditions prevent the board or municipality from evaluating a permit application, the board or municipality, upon notifying the applicant of that fact, may defer action on the application for a reasonable period. The applicant shall not during the period of deferral fill or dredge or cause to be dredged, drain or cause to be drained or otherwise alter the wetland.

**Sand dunes permit.** If the applicant for a sand dunes permit demonstrates to the satisfaction of the board or municipality, as appropriate, that the proposed activity will not unreasonably interfere with existing recreational or wildlife uses; unreasonably interfere with the supply or movement of sand within or to the sand dune system; unreasonably increase the erosion hazard to the sand dune system; or cause an unreasonable flood hazard to be built in on or over any coastal sand dune or neighboring property, the board or municipality shall grant the permit upon such terms as are necessary to insure that the proposed activity will comply with the foregoing standards.

**Single permit.** In the event that a project affects both wetland areas and sand dunes, the board or municipality, as appropriate, shall grant a single permit upon such terms as are necessary to comply with the foregoing standards.

#### Penalties

Any violation of this chapter which takes place in coastal wetland or coastal sand dunes contrary to the provisions of a valid permit or without a permit having been issued, and without regard to whether the violation was witnessed as they were being carried out or whether the action was undertaken to avoid the intent of this subchapter or without knowledge of this subchapter. Any such filling, dredging, draining, depositing, altering or removal of materials shall constitute a violation if it was done or caused to be done by the owner of such coastal wetland or coastal sand dunes.

§ 1977, c.300, §28; 1983, c.566, §30.

Inland Fish and Game wardens, coastal wardens and all other law enforcement officers enumerated in Title 12, section 2003 shall enforce this subchapter.

§ 477. Repealed. 1977, c.300, § 29.

#### § 478. Exemptions

The Board of Environmental Protection may by rule or regulation exempt from this subchapter certain activities including, but not limited to, repairs and maintenance of existing structures or waive such procedural requirements as it deems not inconsistent with the purposes of this subchapter. Nothing in this subchapter shall prohibit the minor repair of existing permanent structures which would require less than a total of one cubic yard of material to be filled, deposited, dredged, moved or removed in any coastal wetland or normal maintenance or repair of presently existing ways, roads or railroad beds nor maintenance and repair of installations and facilities of any utility as defined in Title 23, section 255, abutting or crossing said coastal wetlands, provided no watercourse is substantially altered.

### ADMINISTRATIVE PROCEDURES

#### TITLE 38

#### CHAPTER 2

### DEPARTMENT OF ENVIRONMENTAL PROTECTION

#### §344. Processing of applications

1. **Acceptance and notification.** The Commission of Environmental Protection shall, within 10 working days of receipt of an application, determine whether the application is in a form acceptable for processing and shall notify the applicant of the official date on which the application was accepted or the reasons why the application was not accepted.

Notice shall be provided to the public for each application for a permit or license accepted by the commission. Comments shall be solicited from the public for each application in a manner prescribed by the board in the regulations.

A. For those applications delegated to the commissioner under subsection 2 which do not fall under the permit by rule provisions of subsection 7, the commissioner shall issue a draft permit or license and shall give reasonable notice to the applicant and to any other person who has notified the commissioner of his interest in the application before he takes final action on the application. The draft permit or license shall be made available to the applicant and to all interested persons at the Augusta office of the department at least 5 working days before the commissioner takes final action on the application.

B. For those applications not delegated to the commissioner under subsection 2, the commissioner shall provide a summary of the application to the board and all interested parties in a manner prescribed by the board in the regulations. At least 10 working days shall be provided for the receipt of comments on the application prior to the preparation of a draft permit or license. The commissioner shall prepare a draft permit or license and shall give reasonable notice to the applicant and to any other person who has notified the commissioner of his interest in the application of the date the board will act on the application. The draft permit or license shall be made available to the applicant and to all interested persons at the Augusta office of the department at least 15 working days before the board acts on the application.

All correspondence notifying the applicant of board or commissioner decisions shall be by certified mail, return receipt requested.  
1983, c.453, §1.

2. **Delegation Authority** is delegated to the Commissioner of Environmental Protection and the department staff to approve, approve with conditions or disapprove the following categories of applications:

A. All applications under section 393, pertaining to great pond permits;

Wetland Marsh and Transition Area between High Salt Marsh and Freshwater

<i>ex patula v. haistata</i>	Orach
<i>nackenzel</i>	Sedge
<i>icea</i>	Salt marsh sedge
<i>a</i>	Sedge
<i>lis spicata</i>	Spikegrass
<i>aris halophylla</i>	Spikerush
<i>maritima</i>	Sea milkwort
<i>gerardii</i>	Black grass
<i>cum scoticum</i>	Scotch lovage
<i>um carolinianum</i>	Sea lavender
<i>ili</i>	Sea lavender
<i>o juncoides</i>	Seaside plantain
<i>illa anserina</i>	Silverweed
<i>illa maritima</i>	Alkali grass
<i>verucula</i>	Goose grass
<i>nia bigelovii</i>	Glasswort
<i>paea</i>	Glasswort
<i>maritimus</i>	Salt marsh bullrush
<i>tosus v. atlanticus</i>	Bayonet grass
<i>o sempervirens</i>	Seaside goldenrod
<i>ia patens</i>	Salt meadow hay
<i>maritima</i>	Sea blite
<i>hirsuta maritima</i>	Arrow grass

† scientific names are taken from Gray's *Manual of Botany*, 3rd Edition.

TION

R 341 Exemptions and waivers under section 478 of the Alteration of Coastal Wetlands Law.

Activities Exempt from the permit Requirement

In addition to those activities specified under 38 M.R.S.A. § 478, the following activities are exempt from the requirement of the Coastal Wetlands Law.

- The construction and operation of fish weirs, provided proper practices with regard to navigational safety are followed. Fish weirs must be designed and constructed in a manner which allows water to flow through the weir and circulate normally.
- The placement and use of boat moorings below the mean low tide line provided proper practices with regard to navigational safety are followed. Such boat moorings shall include any type of bottom anchoring device to which is attached a line or chain, with a float on the surface, used only for mooring boats of less than sixty feet in length.
- The dumping of snow and attendant material from normal snow clean-ups directly into a tidal area in a manner which does not cause physical degradation of the wetlands area. This exemption shall terminate on June 30, 1984.
  - Normal snow clean-ups include the removal of snow from roads, parking areas or other travelled ways, but does not include the removal of snow known to be contaminated with solid waste, commercial or industrial wastes, or hazardous wastes.

D. The repair and/or replacement of structures in coastal wetlands areas provided that:

- The structures were in existence and in active use within the one-year period preceding their repair or replacement;
- The repair or replacement does not result in an encroachment into the wetland area greater than that of the previously existing structure;
- The repair or replacement does not result in a structure significantly different from that of the previously existing structure;
- All repairs will be completed within one year of the date of the occurrence of the damage, and
- All repair will be completed within 60 days of their commencement.

NOTE. 38 M.R.S.A. § 478 states in part: "Nothing in this subchapter shall prohibit the minor repair of existing permanent structures which would require less than a total of one cubic yard of material to be filled, deposited, dredged, moved or removed in any coastal wetland or normal maintenance or repair of pre-existing works, roads or railroad beds nor maintenance and repair of installations of facilities of any utility as defined in Title 23, section 255, abutting or crossing said coastal wetlands, provided no watercourse is substantially altered."

2 Activities for which procedural requirements may be waived

A. Sewage treatment procedural requirements:

1. The Board waives the procedural requirements, as authorized by 38 M.R.S.A. § 478, for the following activities:

- The deposit of treated sanitary sewage.
- The construction of a sewage outfall line from a single family residence where the property owner holds a valid sanitary wastewater discharge license, issued by the Board pursuant to 38 M.R.S.A. §§ 413 and 414A, meets the standards or best practical treatment pursuant to 38 M.R.S.A. § 414A, and has made adequate provision for the restoration of wetland areas altered during the construction of the outfall line.

2. The following procedural requirements shall replace those specified in 38 M.R.S.A. § 474 and in applicable regulations:

a. A person desiring to engage in wetlands activities described in Paragraph 1 shall, prior to engaging in the activity:

i. Write a letter to the Commissioner of the Department fully describing the proposed activity; or

ii. Submit a description of the proposed activity as part of a waste discharge license application pursuant to 38 M.R.S.A. § 413 *et seq.*

b. If a person receives a written response from the Department stating that the proposed activity falls within the activities described in Paragraph 1 above and the plans for undertaking the activity are acceptable to the Department, the proposed activity may be undertaken, subject to the Standard Conditions which accompany the granting of a permit.

c. If a person receives a response from the Department indicating that the proposed activity does not fall within the activities described in Paragraph 1 above or the plans for undertaking the activity are not acceptable to the Department, the normal application procedure specified by statute should be followed.

d. Any variation from the plans, proposals and supporting documents presented under Paragraph 1a is subject to review of and approval by the Board prior to implementation.

After public notice and public hearings held on June 14 and 15, 1979, the above regulations are hereby adopted the 8th day of August, 1979.

PERMIT # 00140 CITY OF Portland BUILDING PERMIT APPLICATION

MAP # \_\_\_\_\_ LOT# \_\_\_\_\_

Please fill out any part which applies to job. Proper plans must accompany form.

Owner: Army Corp Engineers

Address: \_\_\_\_\_

LOCATION OF CONSTRUCTION Peaks Island - Army Pier

CONTRACTOR: Frank Hoddworth SUBCONTRACTORS: \_\_\_\_\_

ADDRESS: P.O. Box 95, Pittsfield, 04967 487-5384

Est. Construction Cost: 74,000 Type of Use: Pier

Past Use: \_\_\_\_\_

Building Dimensions L \_\_\_\_\_ W \_\_\_\_\_ Sq. Ft. \_\_\_\_\_ # Stories \_\_\_\_\_ Lot Size \_\_\_\_\_

Is Proposed Use: \_\_\_\_\_ Seasonal \_\_\_\_\_ Con. Community \_\_\_\_\_ Apartment \_\_\_\_\_

Conversion - Explain to demolish

COMPLETE ONLY IF THE NUMBER OF UNITS WILL CHANGE

Residential Buildings Only:

# Of Dwelling Units \_\_\_\_\_ # Of New Dwelling Units \_\_\_\_\_

Foundation:

1. Type of Soil: \_\_\_\_\_
2. Set Backs: Front \_\_\_\_\_ Rear \_\_\_\_\_ Side(s) \_\_\_\_\_
3. Footings Size: \_\_\_\_\_
4. Foundation & c: \_\_\_\_\_
5. Other: \_\_\_\_\_

Floor:

1. Sills Size: \_\_\_\_\_ Sills must be anchored.
2. Girder Size: \_\_\_\_\_
3. Lally Column Spacing: \_\_\_\_\_ Size: \_\_\_\_\_
4. Joists Size: \_\_\_\_\_ Spacing 16" O.C.
5. Bridging Type: \_\_\_\_\_ Size: \_\_\_\_\_
6. Floor Sheathing Type: \_\_\_\_\_ Size: \_\_\_\_\_
7. Other Material: \_\_\_\_\_

Exterior Walls:

1. Studding Size: \_\_\_\_\_ Spacing \_\_\_\_\_
2. No. windows \_\_\_\_\_
3. No. Doors \_\_\_\_\_
4. Header Sizes \_\_\_\_\_ Spar(s) \_\_\_\_\_
5. Bracing: Yes \_\_\_\_\_ No \_\_\_\_\_
6. Corner Posts Size \_\_\_\_\_
7. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
8. Sheathing Type \_\_\_\_\_ Size \_\_\_\_\_
9. Siding Type \_\_\_\_\_ Weather Exposure \_\_\_\_\_
10. Masonry Materials \_\_\_\_\_
11. Metal Materials \_\_\_\_\_

Interior Walls:

1. Studding Size: \_\_\_\_\_ Spacing \_\_\_\_\_
2. Header Sizes \_\_\_\_\_ Spar(s) \_\_\_\_\_
3. Wall Covering Type \_\_\_\_\_
4. Fire Wall If required \_\_\_\_\_
5. Other Materials \_\_\_\_\_

For Official Use Only

Date: 10/27/87 Subdivision: Yes / No \_\_\_\_\_  
 Name: \_\_\_\_\_  
 Inside Front Limits: \_\_\_\_\_ Lot: \_\_\_\_\_  
 Blg Code: \_\_\_\_\_ Block: \_\_\_\_\_  
 Time Limit: 7:000 Permit Expiration: \_\_\_\_\_  
 Estimated Cost: \_\_\_\_\_ Ownership: \_\_\_\_\_ Public \_\_\_\_\_  
 Value/Structure: \_\_\_\_\_ Private \_\_\_\_\_  
 Fee: \$350.00

Ceiling:

1. Ceiling Joists Size: \_\_\_\_\_
2. Ceiling Strapping Size \_\_\_\_\_ Spacing PERMIT ISSUED
3. Type Ceiling: \_\_\_\_\_
4. Insulation Type \_\_\_\_\_ Size \_\_\_\_\_
5. Ceiling Height: \_\_\_\_\_ OCT 28 1987

Roof:

1. Truss or Rafta Size \_\_\_\_\_ Span \_\_\_\_\_
2. Sheathing Type \_\_\_\_\_ Size City of Portland
3. Roof Covering Type \_\_\_\_\_
4. Other: \_\_\_\_\_

Chimneys:

Type: \_\_\_\_\_ Number of Fire Places \_\_\_\_\_

Heating:

Type of Heat: \_\_\_\_\_

Electrical:

Service Entrance Size: \_\_\_\_\_ Smoke Detector Required Yes \_\_\_\_\_ No \_\_\_\_\_

Plumbing:

1. Approval of soil test if required Yes \_\_\_\_\_ No \_\_\_\_\_
2. No. of Tubs or Showers \_\_\_\_\_
3. No. of Flushes \_\_\_\_\_
4. No. of Lavatories \_\_\_\_\_
5. No. of Other Fixtures \_\_\_\_\_

Swimming Pools:

1. Type: \_\_\_\_\_
2. Pool Size: \_\_\_\_\_ x \_\_\_\_\_ Square Footage \_\_\_\_\_
3. Must conform to National Electrical Code and State Law.

Zoning:

District: \_\_\_\_\_ Street Frontage Req. \_\_\_\_\_ Provided \_\_\_\_\_  
 Required Setbacks: Front \_\_\_\_\_ Back \_\_\_\_\_ Side \_\_\_\_\_

Review Required:

Zoning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_  
 Planning Board Approval: Yes \_\_\_\_\_ No \_\_\_\_\_ Date: \_\_\_\_\_  
 Conditional Use: \_\_\_\_\_ Variance \_\_\_\_\_ Site Plan \_\_\_\_\_ Subdivision \_\_\_\_\_  
 Shore and Floodplain Mgmt: \_\_\_\_\_ Special Exception \_\_\_\_\_  
 Other: (Explain) \_\_\_\_\_  
 Date Approved: \_\_\_\_\_

Permit Received By Kandi Cete

Signature of Applicant \_\_\_\_\_ Date \_\_\_\_\_

Signature of CEO \_\_\_\_\_ Date \_\_\_\_\_

Inspection Dates \_\_\_\_\_

White-Tax Assesor

Yellow-GPCOG

White Tag-CEQ

© Copyright GPCOG 1987

*171 W. Adams*

PLOT PLAN

N  
▲

FEES (Breakdown From Front)

Base Fee \$ \_\_\_\_\_  
Subdivision Fee \$ \_\_\_\_\_  
Site Plan Review Fee \$ \_\_\_\_\_  
Other Fees \$ \_\_\_\_\_  
(Explain) \_\_\_\_\_  
Late Fee \$ \_\_\_\_\_

Type

Inspection Record

Date

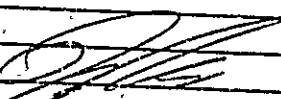
Type	Inspection Record	Date
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____
_____	_____	____/____/____

COMMENTS

5-19-89 - OK

CG

Signature of Applicant



Date