



February 10, 2026

Laurie Bachelder
190 Route 1, Box 11
Falmouth, ME
04105

Re: Monty Way, WI
Ability to Serve with PWD Water

Dear Ms. Bachelder :

The Portland Water District has received your request for an Ability to Serve Determination for the noted site submitted on December 4, 2025. Based on the information provided per plans dated February 2, 2026, we can confirm that the District will be able to serve the proposed project as further described in this letter. **Please note that this letter constitutes approval of the water system as currently designed and is valid for eighteen (18) months after the date of issue. Any changes affecting the approved water system will require further review and approval by PWD and may result in additional administrative fees.**

Conditions of Service

The following conditions of service apply:

- A new 4-inch ductile iron water main extension is required from the end of the existing 4" main at the intersection of Meredith Drive and Monty Way, to a point equal to the last building to be served on the property. 5 new 1-inch domestic water services with 5/8-inch meters may be installed from the water main extension to each building to be served.
- An approved nontestable dual check backflow prevention device must be installed on each service line directly after the meter prior to service activation. Please refer to the PWD website for more information on cross-connection control policies.
- The Portland Water District does not have record of any other existing infrastructure in public roads and recommends a survey and test pitting be performed by the development team prior to construction. Any conflicts that arise during construction are at the risk of the developer and may result in job shutdown until new plans are submitted by the developer and reviewed and approved by PWD.
- The water main in Meredith Drive was installed by a private contractor in 2016 as part of a main extension. This work was performed less than ten years ago, and therefore the District is required to collect a customer contribution fee. This requirement is outlined in the District's Chapter 65: Water Main Extension and Service Line Rule, which is mandated by the Maine Public Utilities Commission. This requires that an applicant for new service contribute their proportionate share of an existing main extension during the period of ten years following connection of the first customer. The contribution amount is calculated as

the customers proportionate share of the length, divided by the number of customers that are served by the main extension. The contribution fee for your project will be \$6,069.10 (see calculation attached).

Prior to construction, the owner or contractor will need to complete a Main Extension Initiation form and pay all necessary fees.

Existing Site Service

According to District records, the project site does not currently have existing water service.

Water System Characteristics

According to District records, there is an 4-inch diameter ductile iron water main in Meredith Drive and a public fire hydrant located approximately 135 feet from the site. The estimated static pressure in the area is 103 psi.

Public Fire Protection

The installation of new public hydrants to be accepted into the District water system will most likely not be required. It is your responsibility to contact the Town of Windham Fire Department to ensure that this project is adequately served by existing and/or proposed hydrants.

Domestic Water Needs

The data noted above indicates there should be adequate pressure and volume of water to serve the domestic water needs of your proposed project. Based on the high water pressure in this area, we recommend that you consider the installation of pressure reducing devices that comply with state plumbing codes.

Private Fire Protection Water Needs

You have indicated that this project will not require water service to provide private fire protection to the site.

Should you disagree with this determination, you may request a review by the District's Internal Review Team. Your request for review must be in writing and state the reason for your disagreement with the determination. The request must be sent to MEANS@PWD.org or mailed to 225 Douglass Street, Portland Maine, 04104 c/o MEANS. The Internal Review Team will undertake review as requested within 2 weeks of receipt of a request for review.

If the District can be of further assistance in this matter, please let us know.

Sincerely,
Portland Water District



Robert A. Bartels, P.E.
Senior Project Engineer

Portland Water District

Main Extension - Contribution Fee Calculation Form

PROJECT INFORMATION			
Project Contact:	Laurie Bachelder 190 Route 1, Box 11 Falmouth, ME 04105	Request Date:	1/2/2026
		Project Location:	Monty Way
		New units:	5
ORIGINAL MAIN EXTENSION INFORMATION			
Original Depositor:	Dana Lampron 129 Westerlea Way Standish, ME 04084	Agreement #:	TBD
Description:	Main extention in Main Street.	Division:	WI
		Cost of Main:	\$188,305.82
		Length (feet):	2858
		Cost per foot:	\$65.89
		Depositor units:	26
FIRST ADDITIONAL SERVICE CONNECTION			
Additional Service #1:	39 Barnes Road	<u>Contribution Fee 1</u>	
Distance to Center of Lot:	160 feet	<u>\$390.44</u>	
Total New Depositor Units:	27 Units	(total, to Original Depositor)	
SECOND ADDITIONAL SERVICE CONNECTION			
Additional Service #2:	Monty Way	<u>Contribution Fee 2</u>	
Distance to Center of Lot:	2758 feet	<u>\$5,678.66</u>	
Total New Depositor Units:	32 Units	(Total)	
		<u>\$4,791.37</u>	
		(to original Depositor [6/7])	
		<u>\$177.46</u>	
		(to first additional Depositor [1/7])	
GRAND TOTAL			
		Contribution Fee 1	\$390.44
		Contribution Fee 2	\$5,678.66
		Total:	<u>\$6,069.10</u>

MEANS: 207-774-5961 x3199