



Robert Cloutier <bob@cloutierbuilding.com>

Fw: Permission summery email chain.

2 messages

Dallas Lane <Dallas.Lane@pngts.com>

Wed, Mar 11, 2026 at 11:58 AM

To: "Robert@cloutierbuilding.com" <Robert@cloutierbuilding.com>

**Dallas Lane**

Pipeline Technician



207.714.1273

Dallas.lane@pngts.com

pngts.com

From: Dallas Lane**Sent:** Tuesday, March 10, 2026 2:19:18 PM**To:** Robert@cloutierbuilding.com <Robert@cloutierbuilding.com>**Subject:** Permission summery email chain.

- The email chain discusses a proposed driveway turnaround on **Jules Drive in Windham, ME** that could affect PNGTS natural gas easement.
- **Sebago Technics** provided construction plans showing the turnaround footprint mostly outside the easement, with only minor grading within it, and confirmed there will be **no excavation or heavy equipment crossing the pipeline.**
- **PNGTS and Cornerstone Engineering** reviewed the plans and agreed there is **no major concern**, provided the contractor follows the submitted plan.
- The recommendation is to proceed with **monitoring/standby only**, with the pipeline clearly staked and no direct equipment access over it.
- Dallas Lane is assigned to stay on top of the work and coordinate if anything further is needed.

Dallas Lane

Pipeline Technician

067295

LL: ME-PNOTS.474.00

PORTLAND NATURAL GAS TRANSMISSION SYSTEM RIGHT-OF-WAY AGREEMENT

EASEMENT DEED

KNOW ALL BY THESE PRESENTS: that George L. Chamard and Jennifer L. Chamard of Windham, County of Cumberland, and State of Maine, and their successors, heirs, and assigns ("GRANTOR," whether one or more), for ten dollars (\$10) and other good and valuable consideration, the receipt of which is mutually agreed, grants to PORTLAND NATURAL GAS TRANSMISSION SYSTEM, a Maine Partnership, the mailing address of which is 300 Friberg Parkway, Westborough, Massachusetts 01581-5039, its successors and assigns, ("GRANTEE"), a right-of-way and easement for the purposes of preparing, laying, constructing, maintaining, operating, altering, improving, repairing, changing the size of, replacing and removing, and conforming with any state or federal requirements pertaining to; a pipeline and all related equipment and appurtenances thereto (including but not limited to meters, fittings, tie-overs, valves, pipeline communication systems, and cathodic protection equipment) for the transportation of natural or artificial gas under, over and across the tract or tracts of land ("Land") of GRANTOR, situated in the Town of Windham, County of Cumberland, State of Maine, and being more particularly bounded and described as follows:

All of that certain plot, piece or parcel of land described by deed dated 1/4/90, recorded 1/11/90, book 9051, page 289; being further identified as tax map 11 lot 49-B.

Said right-of-way and easement shall extend under, over and across the Land, shall be 50 feet in width, being 35 feet on the Northerly side and 15 feet on the Southerly side of the centerline of the pipeline as laid (the "Corridor").

GRANTOR hereby grants to GRANTEE a temporary right-of-way and easement extending 15 additional feet on the Northerly side and 10 additional feet on the Southerly side of the Corridor to allow for a temporary workspace contiguous to the Corridor when such is necessary for the purposes of preparing, laying and constructing said pipeline. Said temporary right-of-way and easement shall expire upon completion of the laying and construction of the pipeline or upon receipt of all necessary permits, approvals and notifications of compliance from the appropriate jurisdictional regulatory agencies with respect to the pipeline as laid, whichever is later.

GRANTOR reserves all oil, gas and minerals on and under the Land and the right to farm, graze and otherwise fully use and enjoy the Land, subject to the rights and privileges and authority herein granted, provided, however, that GRANTEE shall have the right hereafter to cut and keep clear all trees, brush, structures, dwellings, and other obstructions that may injure, endanger or interfere with the exercise of its rights and easements granted hereby.

GRANTEE shall have all privileges convenient for the full and exclusive use of the rights and easements herein granted, together with ingress and egress on foot and by vehicle, along the Corridor and temporary right-of-way and easement. GRANTOR agrees that no excavation, change of grade nor water impoundment will be made on and no trees, brush, structures, dwellings, or other obstructions will be placed or erected over, under or across the Corridor without prior written consent of the GRANTEE.

GRANTEE, by the acceptance hereof, agrees to pay for damages to crops, pasture, fences, timber, livestock and all other personal property which may arise from preparing, laying, constructing, maintaining, operating, altering, improving, repairing, changing the size of, replacing or removing said Line.

GRANTEE is hereby expressly given the right to sell, lease and assign these rights-of-way and easements, or any part thereof, or interest therein, and the same shall be divisible among two or more owners, as to any right or rights created hereunder, so that each assignee or owner, lessee or tenant shall have the full rights and privileges herein granted, to be owned and enjoyed either in common or severally.

PORTLAND NATURAL GAS TRANSMISSION SYSTEM
EXHIBIT A

INDEMNIFICATION

1. GRANTEE agrees that it will indemnify, hold harmless, and defend GRANTOR against damages, losses, claims, or liabilities incurred by GRANTOR which are directly caused by GRANTEE'S installation, operation, or maintenance of GRANTEE'S facilities upon the land described herein.

2. Said damages, losses, claims, or liabilities shall be settled or litigated and defended by GRANTEE in accordance with its best judgment and discretion.

RECEIVED
OFFICE OF DEEDS
1997 NOV -7 PM 3: 11
CUMBERLAND COUNTY
John B. O'Brien

Agent Initials: *JDE*
Grantor Initials: *GLC*
QIC

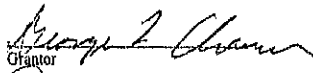

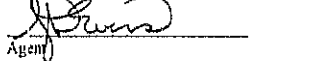
LL #ME-PNGTS-474.00

PORTLAND NATURAL GAS TRANSMISSION SYSTEM

ADDENDUM

Attached to and made a part of that certain Easement Deed by and between George L. Chamard and Jennifer L. Chamard, Grantor, and PORTLAND NATURAL GAS TRANSMISSION SYSTEM, Grantee, dated 8-2, 1997, covering that certain plot, piece or parcel of land as described by deed dated 1-4-90, recorded 1-11-90, at Book 9051 Page 289.

1. Grantee agrees that Grantor's asphalt driveway will be repaired if said driveway is damaged as a direct result of Grantee's construction activities. Grantee further agrees to seal Grantor's entire driveway upon completion of construction of said pipeline.
2. Grantee agrees that Grantor's stone wall on the above described premises shall be repaired or replaced if said stone wall is damaged as a direct result of Grantee's construction activities.
3. Should Grantee's construction, maintenance and/or operations of the pipeline on the above described premises damage Grantor's existing septic system/each field, Grantee agrees that it shall reimburse grantor for costs to repair or replace the said septic system/each field.
4. Grantee agrees during construction a temporary fence shall be placed along any unattended open trenches excavated by Grantee.
5. Grantee agrees that Grantor's survey pin(s) on the above described premises shall be replaced if said survey pin(s) is removed as a direct result of Grantee's construction activities.
6. Grantor and Grantee are to mutually agree on landscaping damages prior to construction of said pipeline; provided, however, that Grantor shall furnish Grantee with a cost estimate by a qualified landscaper of landscaping damages within the Grantee's permanent and temporary easements. Said cost estimate shall be based upon the fair market value of landscaping damages caused as a direct result of Grantee's construction activities.
7. Grantee agrees that it will be responsible for the location and repair of Grantor's utility lines damaged as a direct result of Grantee's construction activities.


Grantor

Grantor

Agent

LL #ME-PNGTS-474.00

BK13429PG036

TO HAVE AND TO HOLD said rights of way and easements with all privileges and appurtenances thereof unto the Portland Natural Gas Transmission System, its successors and assigns forever.

The GRANTOR and the GRANTOR's spouse NA hereby waive and release any right of homestead in the rights-of-way and easements hereby granted.

SEE ADDENDUM and EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF. *See last page*

It is agreed that this grant as written above covers all of the agreements between the parties and that no other representations have been made modifying, adding to or changing the terms of the same.

WITNESS my/our hand(s) and seal(s) this 2 day of September, 1997

SIGNED SEALED AND DELIVERED
IN THE PRESENCE OF:

Jay D. Evans
Witness(es)

Jay D. Evans
Witness(es)

George L. Chamard
Grantor
George L. Chamard

Jennifer L. Chamard
Grantor
Jennifer L. Chamard

GRANTOR(S) ACKNOWLEDGMENT

STATE OF Maine
COUNTY OF Cumberland, SS. September 2, 1997

Then personally appeared the above named George L. Chamard + Jennifer L. Chamard and acknowledged the foregoing instrument to be his/her/their free act and deed.

Thomas B. Hite
Notary Public

Thomas B. Hite
(Printed Name)

My commission expires: June 9, 2003

SEAL