From: Dustin Roma <dustin@dmroma.com>
Sent: Friday, February 22, 2019 9:39 AM
To: Amanda L. Lessard
Cc: 'William Haskell'
Subject: RE: 3324.20 Woodside Condo Peer Review
Attachments: Windham_PBR_WeldLlc_01032019.pdf; Windham_SWPBR_WeldLlc_12272018.pdf; FIELDETFORM.PDF; 17070 - Existing Grade - FB1 SKETCH.pdf; 17070 - Existing Grade - FB2 SKETCH.pdf; FM2301890030B.pdf; SW Maintenance Plan.pdf; 03 - Subdivision Plan.pdf; 04 - Roadway Plan Profile.pdf; 05 - Roadway Plan Profile.pdf; 09 - Details.pdf

Hi Amanda,

The following is our response to address the questions and comments below.

1. Based on the ITE Land Use Code 251 Senior Adult Housing Detached the peak hour traffic is expected to be 0.27 trips in the PM Peak Hour, which equates to 4 vehicle trips. It s our understanding that the Planning Board and Town Engineer commented previously that a Traffic Analysis was not warranted for this project.
2. Signed copies of the MDEP Stormwater PBR and NRPA PBR are attached.
3. The MDEP field determination form associated with the stream is attached. A label and leader note has been added to the Subdivision Plan identifying the stream location and indicating that the clearing limits shown on the plan reflect the stream setbacks approved by the MDEP.
4. A stop sign was added to Plan Sheet 4. A stop sign installation detail was added to Plan Sheet 9.
5. The curbing is called out as slipform concrete curbing on the typical road section on Plan Sheet 7 and is shown as sloped form with direct-to-binder placement. We expect to review submittals on the form and materials prior to construction. A detail has been added to Plan Sheet 9 showing a curb tipdown and ramp for the sidewalk.
6. Catch Basin Sediment Barrier Detail has been added to Sheet 9. They are required to be installed on all catch basins that are made operational before their drainage area is stabilized with 95% vegetative growth or paved in accordance with Note 5 on the Erosion Control Plan (Sheet 7).
7. The new roadway is being built over an existing driveway. The proposed 15” culvert under the new driveway replaces an existing 12”culvert that exists today.
8. The driveway has been designed to meet the section standards for a Major Private Road. The paved shoulders have been reduced from 2 feet to 1 foot with the justification that we have added a 5 foot sidewalk and curbing.
9. Not applicable.
10. Ground topography in the area of the proposed stormwater filter ponds was performed by Survey, Inc using ground survey methods. The attached two exhibit drawings show that the surveyed ground shots are consistent with the LIDAR survey, so no adjustments to the surface contours are necessary.
11. Hammerhead dimensions were added to Plan Sheet 5.
12. Lighting and signage is not proposed.
13. Detail for roof drip edge was added to Sheet 9.
14. I’ve spoken with the LSE who prepared the HHE-200 and he indicated that he was comfortable with the design given that advanced treatment is provided before the leach field. During the

building permit and construction process he will address proximity to the ditch when the HHE-200 forms are filed. If it becomes a concern the ditch would be lined.

15. We do not agree with this interpretation. Table 7B requires setbacks to full building foundations, which almost always include perimeter foundation drains. It seems more appropriate to apply the Full Basement setback of 20 feet rather than the wetpond/detention basin/soil filter setback of 50 feet, especially since the buildings are uphill of the leach field and the outlets to the foundation drains are downhill of the leach field.
16. Same response as 15 above.
17. Beginning with Habitat map has been provided in lieu of a formal MDIFW review. This has been the practice of the Town to accept this level of screening for projects.
18. There is no mapped special flood hazard area – see attached FIRM panel.
19. A copy of the Stormwater Maintenance Plan that was included with the preliminary plan application is attached.
20. The owner is reserving the right to construct additional dwelling units as provided in the Declaration and as indicated on the Subdivision Plan note 15.
21. No response necessary
22. No response necessary

Amanda, can you please comment on whether we need to request a waiver to address the road width standard of 22 feet of pavement with 2 foot gravel shoulder on one side and a 5 foot sidewalk on the other? It technically doesn't meet the standard so perhaps we should request a waiver.

Dustin M. Roma, P.E.

DM ROMA
CONSULTING ENGINEERS

PO Box 1116, Windham, ME 04062
P: (207) 310-0506

From: Will Haskell [mailto:whaskell@gorrillpalmer.com]
Sent: Friday, February 15, 2019 9:58 AM
To: Amanda L. Lessard <allessard@windhammaine.us>
Cc: Lisa Fisher (lmfisher@windhammaine.us) <lmfisher@windhammaine.us>; Doug Fortier (drfortier@windhammaine.us) <drfortier@windhammaine.us>; James Attianese <jattianese@gorrillpalmer.com>; Owen Chaplin <ochaplin@gorrillpalmer.com>; Dustin Roma <dustin@dmroma.com>
Subject: 3324.20 Woodside Condo Peer Review

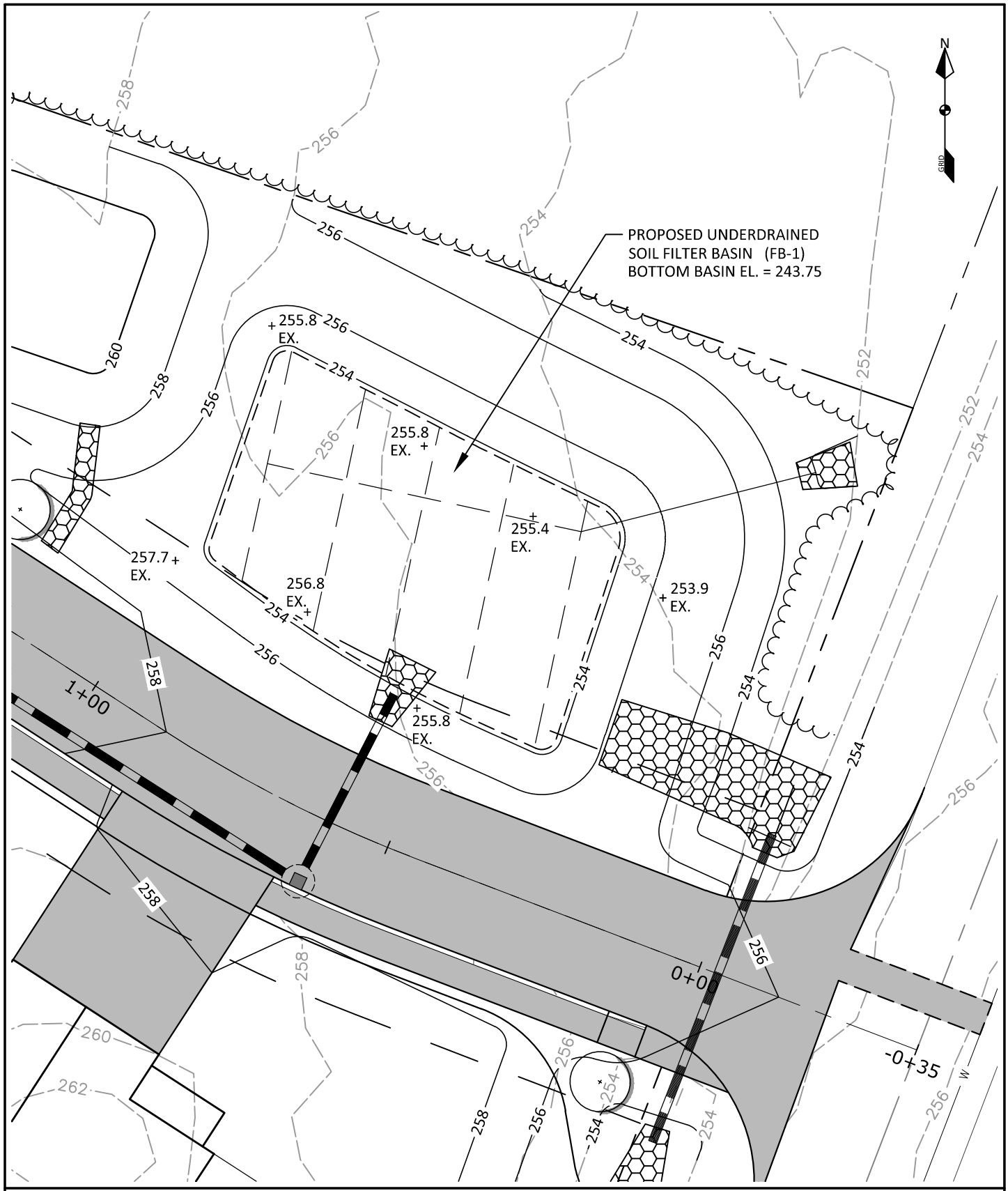
Hi Amanda,

We reviewed the following materials that were downloaded from the Town.

- Final Major Subdivision Application, dated February 4, 2019, prepared by DM ROMA
- Waiver request form
- Woodside Condominium Plan Set, dated February 4, 2019, prepared by DM ROMA
- Peer Review by Jonathan Earle, dated December 3, 2018

We have the following comments on the plans and application materials:

1. Provide trip generation to determine if a Traffic Impact Study is required.
2. Provide signed copy of Stormwater and NRPA PBRs.
3. Label stream and applicable NRPA setbacks referenced in the NRPA Permit By Rule application on the plans.
4. Show stop sign and detail on plans.
5. Provide curb, curb tipdown and sidewalk ramp details.
6. Provide temporary catch basin sediment barrier detail and show location on plans.
7. Verify that the proposed roadway culvert at Route 202 is sized appropriately (Does it match adjacent driveway culvert size?).
8. 911.M.5.a.6.i Access drive standard shall be met with roadway section conforming to the Major Private Drive typical section.
9. Revise Stormwater report to include additional impervious area of Major Private Drive as applicable.
10. Prior comment from Town Engineer in 12/3/2018 comments requested that ground topography be provided in the stormwater management areas. Has this been completed?
11. Provide hammerhead turnaround dimensions on plan.
12. Is signage or lighting proposed for this subdivision?
13. Provide detail for roof drip strip on plans.
14. Provide the required setback from a drainage ditch from subsurface disposal field B.
15. The roof drip strips appear to fall under the category of "underdrained outlets and similar structures" of Table 7B of the 2015 Maine Subsurface Wastewater Disposal Rules. Provide the required setback from subsurface disposal field C.
16. Provide the required setback from the roof drip strips for the septic tanks for units 7-14.
17. As listed on the Final Plan Submission Checklist, provide a statement from Maine Department of Inland Fisheries and Wildlife that no significant wildlife habitat exists on the site.
18. Is any part of the property located in a FEMA special flood hazard area?
19. Provide the Stormwater Drainage System Maintenance Agreement and Stormwater Inspection and Maintenance Plan referenced in the Declaration of Condominium, Woodside Condominium.
20. The Final Plan Checklist requires that the subdivider provide copies of agreements or other documents if the subdivider reserves title to spaces within the subdivision. The checklist is marked as not applicable. The Declaration of Condominium and a note on the subdivision plan says the Owner reserves the right to construct up to 54 total units. Clarify if the owner is proposing to reserve land within the subdivision.
21. The applicant has requested a waiver from Ordinance Section 910.C.1.C.1, High Intensity Soil Survey. We have no technical concerns with this waiver request.
22. The applicant has requested a waiver from Ordinance Section 911.H.1.B, Groundwater Quality for a 10 mg/l nitrate plume which extends beyond the property boundary. We have no technical concerns with this waiver request.



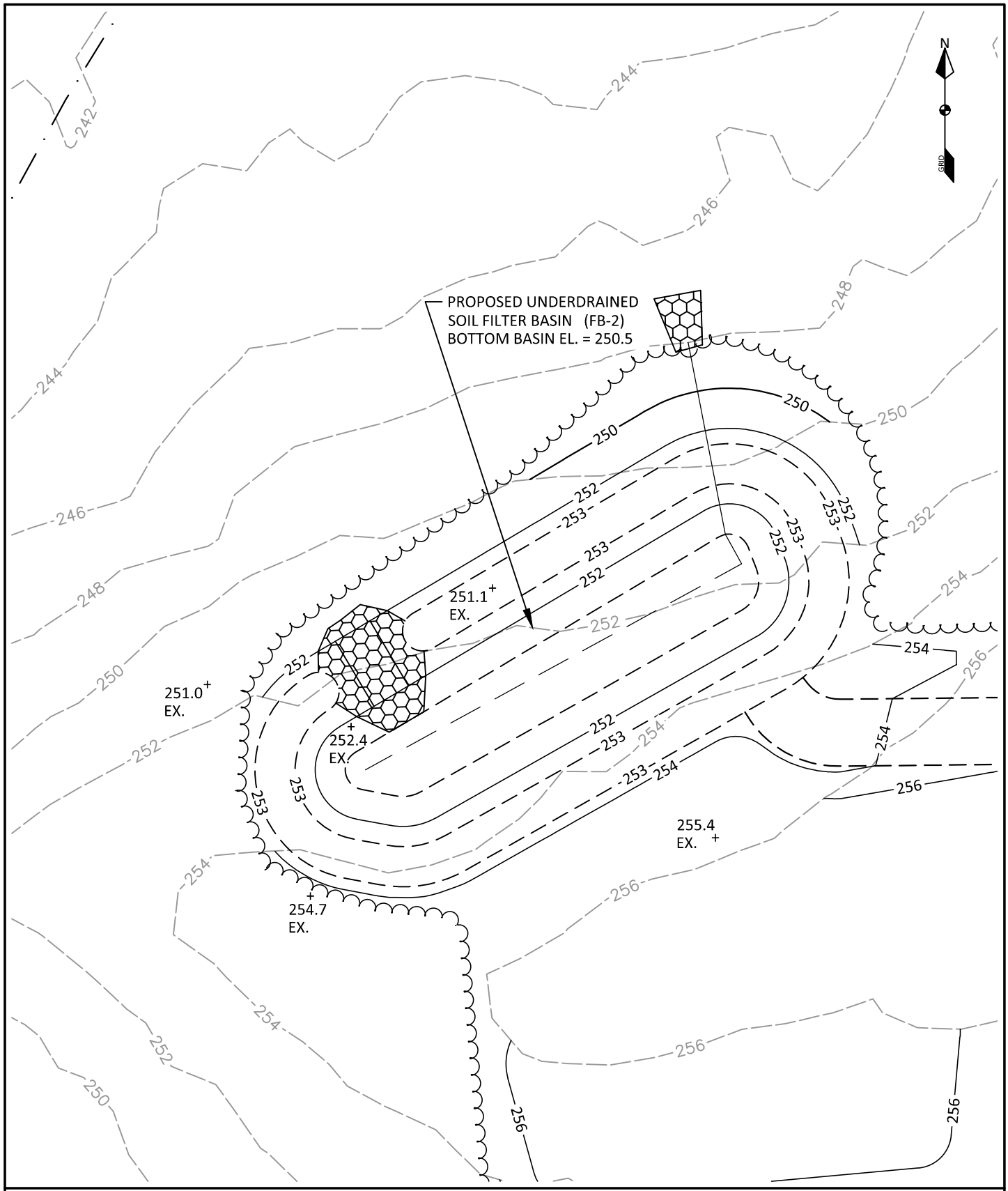
EXISTING GRADE SKETCH - FILTER BASIN 1

GRAY ROAD RETIREMENT COMMUNITY
WINDHAM, MAINE

FOR RECORD OWNER:
WELD, LLC
PO BOX 1361
WINDHAM, ME 04062

SCALE: 1"=20'
DATE: 2-21-19
JOB NUMBER: 17070

DM ROMA
CONSULTING ENGINEERS
P.O. BOX 1116
WINDHAM, ME 04062
(207) 310 - 0506



EXISTING GRADE SKETCH - FILTER BASIN 2

GRAY ROAD RETIREMENT COMMUNITY
WINDHAM, MAINE

FOR RECORD OWNER:
WELD, LLC
PO BOX 1361
WINDHAM, ME 04062

SCALE: 1"=20'
DATE: 2-21-19
JOB NUMBER: 17070

DM ROMA
CONSULTING ENGINEERS
P.O. BOX 1116
WINDHAM, ME 04062
(207) 310 - 0506

DEPARTMENT OF ENVIRONMENTAL PROTECTION
BUREAU OF LAND RESOURCES

1/16/2019

CONTACT ID 12092

FIELD DETERMINATION FORM

CONTACT

DUSTIN ROMA
PO BOX 1116
WINDHAM, ME 04062

PROPERTY OWNER

WELD LLC
PO BOX 1361
WINDHAM, ME 04062

STAFF LANGLOIS, LUCIEN

DIRECTIONS

50 Ft easement between 99 and 103 Swett Road

SITE_TOWN	**WINDHAM**
MAP	**LOT**
09	27-K

MEMO

On December 18, 2018, Department staff met on-site with Dustin Roma at a parcel on Swett Road in the Town of Windham. Department staff was asked to make a resource determination of a potential stream.

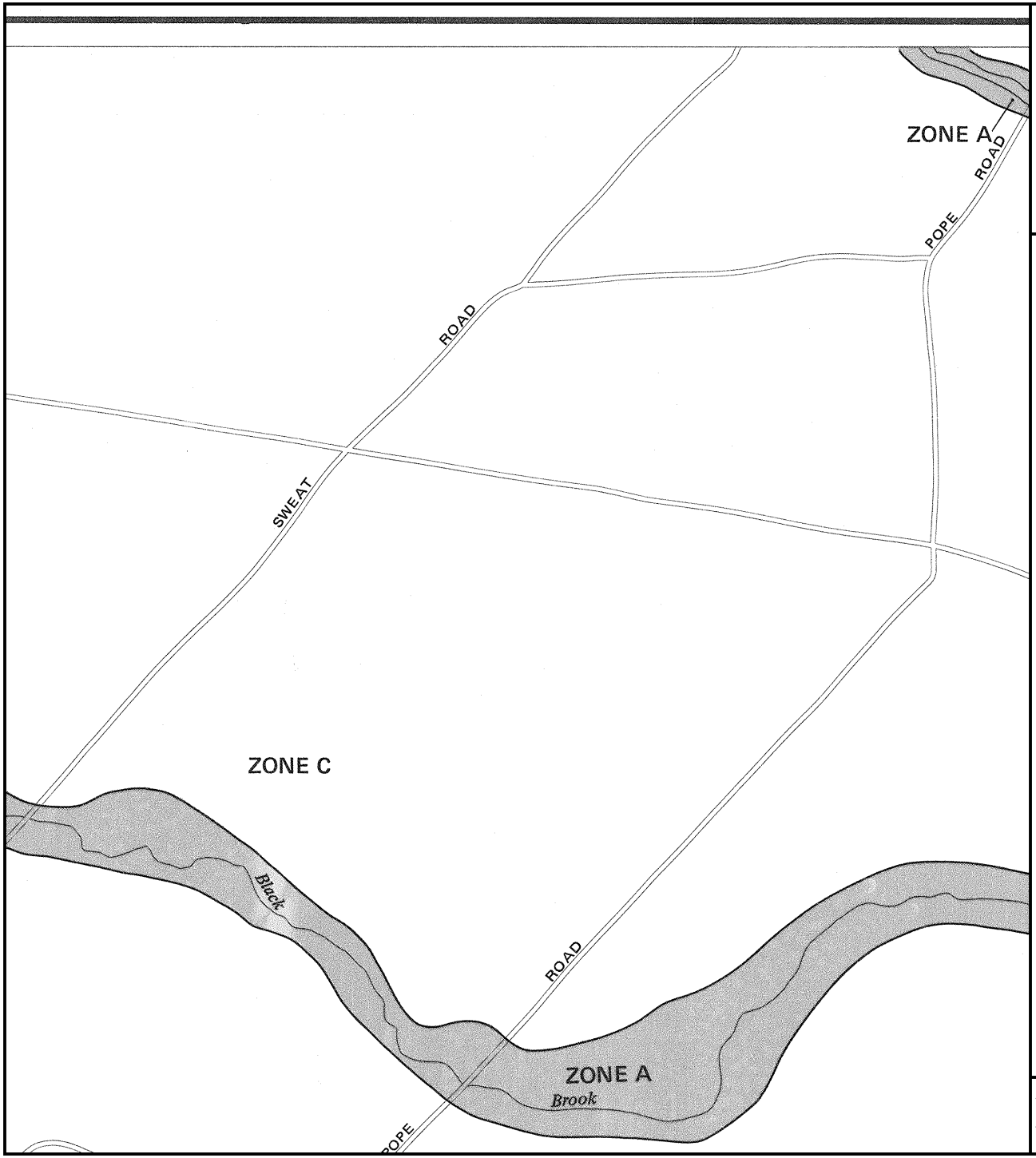
Department staff observed a 'river, stream or brook' (stream) and 'freshwater wetlands' (wetlands) as defined in the Natural Resources Protection Act (NRPA) at 38 M.R.S. § 480-B(9). Any activities located in, on, over or within 75 feet, measured horizontally, of the normal high water line of a stream may require a NRPA permit. Any activities located in, on or over freshwater wetlands may require a NRPA permit.

Staff observed a culvert under Swett Road which drains north. This drainage was identified as wetlands. The wetlands continue north until the grade becomes the steeper and a channel between defined banks forms. This location was determined to be the beginning of a stream.

Please make sure that all local permits, as well as applicable DEP permits, have been obtained prior to starting any work. Erosion control devices must be installed and maintained on the project site during any soil disturbance activity. A Stormwater Management Law PBR or Maine Construction General Permit "NOI" and "NOT" must be filed with the Department if more than 1 acre of area is going to be disturbed on the project site at any given time during construction.

NAME: Lucien Langlois

RECEIVED 12/10/2018 **SITE_VISIT** 12/18/2018 **COMPLETED** 1/16/2019



APPROXIMATE SCALE

800 0 800 FEET

NATIONAL FLOOD INSURANCE PROGRAM

FIRM

FLOOD INSURANCE RATE MAP

TOWN OF
WINDHAM, MAINE
CUMBERLAND COUNTY

PANEL 30 OF 35
(SEE MAP INDEX FOR PANELS NOT PRINTED)

COMMUNITY-PANEL NUMBER
230189 0030 B

EFFECTIVE DATE:
SEPTEMBER 2, 1981

federal emergency management agency
federal insurance administration

DM ROMA
CONSULTING ENGINEERS

INSPECTION, MAINTENANCE, AND HOUSEKEEPING PLAN

GRAY ROAD RETIREMENT COMMUNITY
WINDHAM, MAINE

Responsible Party

Owner: Weld, LLC
P.O. Box 1361
Windham, Maine 04062

The owner/applicant is responsible for the maintenance of all stormwater management structures and related site components and the keeping of a maintenance log book with service records until such time that a homeowner's association is created. Records of all inspections and maintenance work performed must be kept on file with the owner and retained for a minimum of five years. The maintenance log will be made available to the upon request. At a minimum, the maintenance of stormwater management systems will be performed on the prescribed schedule.

The procedures outlined in this plan are provided as a general overview of the anticipated practices to be utilized on this site. In some instances, additional measures may be required due to unexpected conditions. *The Maine Erosion and Sedimentation Control BMP* and *Stormwater Management for Maine: Best Management Practices* Manuals published by the Maine Department of Environmental Protection (MDEP) should be referenced for additional information.

During Construction

1. **Inspection and Corrective Action:** It is the contractor's responsibility to comply with the inspection and maintenance procedures outlined in this section. Inspection shall occur on all disturbed and impervious areas, erosion control measures, material storage areas that are exposed to precipitation, and locations where vehicles enter or exit the site. These areas shall be inspected at least once a week as well as 24 hours before and after a storm event and prior to completing permanent stabilization measures. A person with knowledge of erosion and stormwater control, including the standards and conditions in the permit, shall conduct the inspections.

2. **Maintenance:** Erosion controls shall be maintained in effective operating condition until areas are permanently stabilized. If best management practices (BMPs) need to be repaired, the repair work should be initiated upon discovery of the problem but no later than the end of the next workday. If BMPs need to be maintained or modified,

additional BMPs are necessary, or other corrective action is needed, implementation must be completed within seven calendar days and prior to any rainfall event.

3. **Documentation:** A report summarizing the inspections and any corrective action taken must be maintained on site. The log must include the name(s) and qualifications of the person making the inspections; the date(s) of the inspections; and the major observations about the operation and maintenance of erosion and sedimentation controls, materials storage areas, and vehicle access points to the parcel. Major observations must include BMPs that need maintenance, BMPs that failed to operate as designed or proved inadequate for a particular location, and location(s) where additional BMPs are needed. For each BMP requiring maintenance, BMP needing replacement, and location needing additional BMPs, note in the log the corrective action taken and when it was taken. The log must be made accessible to Town staff, and a copy must be provided upon request. The owner shall retain a copy of the log for a period of at least three years from the completion of permanent stabilization.

Housekeeping

1. **Spill prevention:** Controls must be used to prevent pollutants from construction and waste materials on site to enter stormwater, which includes storage practices to minimize exposure of the materials to stormwater. The site contractor or operator must develop, and implement as necessary, appropriate spill prevention, containment, and response planning measures.

2. **Groundwater protection:** During construction, liquid petroleum products and other hazardous materials with the potential to contaminate groundwater may not be stored or handled in areas of the site draining to an infiltration area. An "infiltration area" is any area of the site that by design or as a result of soils, topography and other relevant factors accumulates runoff that infiltrates into the soil. Dikes, berms, sumps, and other forms of secondary containment that prevent discharge to groundwater may be used to isolate portions of the site for the purposes of storage and handling of these materials. Any project proposing infiltration of stormwater must provide adequate pre-treatment of stormwater prior to discharge of stormwater to the infiltration area, or provide for treatment within the infiltration area, in order to prevent the accumulation of fines, reduction in infiltration rate, and consequent flooding and destabilization.

3. **Fugitive sediment and dust:** Actions must be taken to ensure that activities do not result in noticeable erosion of soils or fugitive dust emissions during or after construction. Oil may not be used for dust control, but other water additives may be considered as needed. A stabilized construction entrance (SCE) should be included to minimize tracking of mud and sediment. If off-site tracking occurs, public roads should be swept immediately and no less than once a week and prior to significant storm events. Operations during dry months, that experience fugitive dust problems, should

wet down unpaved access roads once a week or more frequently as needed with a water additive to suppress fugitive sediment and dust.

4. **Debris and other materials:** Minimize the exposure of construction debris, building and landscaping materials, trash, fertilizers, pesticides, herbicides, detergents, sanitary waste and other materials to precipitation and stormwater runoff. These materials must be prevented from becoming a pollutant source.

5. **Excavation de-watering:** Excavation de-watering is the removal of water from trenches, foundations, coffer dams, ponds, and other areas within the construction area that retain water after excavation. In most cases the collected water is heavily silted and hinders correct and safe construction practices. The collected water removed from the ponded area, either through gravity or pumping, must be spread through natural wooded buffers or removed to areas that are specifically designed to collect the maximum amount of sediment possible, like a cofferdam sedimentation basin. Avoid allowing the water to flow over disturbed areas of the site. Equivalent measures may be taken if approved by the Department.

6. **Authorized Non-stormwater discharges:** Identify and prevent contamination by non-stormwater discharges. Where allowed non-stormwater discharges exist, they must be identified and steps should be taken to ensure the implementation of appropriate pollution prevention measures for the non-stormwater component(s) of the discharge. Authorized non-stormwater discharges are:
   (a) Discharges from firefighting activity;
   (b) Fire hydrant flushings;
   (c) Vehicle washwater if detergents are not used and washing is limited to the exterior of vehicles (engine, undercarriage and transmission washing is prohibited);
   (d) Dust control runoff in accordance with permit conditions and Appendix (C)(3);
   (e) Routine external building washdown, not including surface paint removal, that does not involve detergents;
   (f) Pavement washwater (where spills/leaks of toxic or hazardous materials have not occurred, unless all spilled material had been removed) if detergents are not used;
   (g) Uncontaminated air conditioning or compressor condensate;
   (h) Uncontaminated groundwater or spring water;
   (i) Foundation or footer drain-water where flows are not contaminated;
   (j) Uncontaminated excavation dewatering (see requirements in Appendix C(5));
   (k) Potable water sources including waterline flushings; and
   (l) Landscape irrigation.

7. **Unauthorized non-stormwater discharges:** Approval from the Town does not authorize a discharge that is mixed with a source of non-stormwater, other than those discharges in compliance with Section 6 above. Specifically, the Town's approval does not authorize discharges of the following:

(a) Wastewater from the washout or cleanout of concrete, stucco, paint, form release oils, curing compounds or other construction materials;
(b) Fuels, oils or other pollutants used in vehicle and equipment operation and maintenance;
(c) Soaps, solvents, or detergents used in vehicle and equipment washing; and
(d) Toxic or hazardous substances from a spill or other release.

Post construction

1. **Inspection and Corrective Action:** All measures must be maintained by the owner in effective operating condition. A person with knowledge of erosion and stormwater control, including the standards and conditions of the permit, shall conduct the inspections. The following areas, facilities, and measures must be inspected, and identified deficiencies must be corrected. Areas, facilities, and measures other than those listed below may also require inspection on a specific site.

   A. **Vegetated Areas:** Inspect vegetated areas, particularly slopes and embankments, early in the growing season or after heavy rains to identify active or potential erosion problems. Replant bare areas or areas with sparse growth. Where rill is evident, armor the area with an appropriate lining or divert the erosive flows to on-site areas able to withstand the concentrated flows.

   B. **Ditches, Swales, and Open Channels:** Inspect ditches, swales, and other open channels in the spring, late fall, and after heavy rains to remove any obstructions to flow, remove accumulated sediments and debris, control vegetative growth that could obstruct flow, and repair any erosion of the ditch lining. Vegetated ditches must be mowed at least annually or otherwise maintained to control the growth of woody vegetation and maintain flow capacity. Any woody vegetation growing through riprap linings must also be removed. Repair any slumping side slopes as soon as practicable. If the ditch has a riprap lining, replace riprap on areas where any underlying filter fabric or underdrain gravel is showing through the stone or where stones have dislodged. The channel must receive adequate routine maintenance to maintain capacity and prevent or correct any erosion of the channel's bottom or side slopes.

   C. **Culverts:** Inspect culverts in the spring, late fall, and after heavy rains to remove any obstructions to flow; remove accumulated sediments and debris at the inlet, at the outlet, and within the conduit; and to repair any erosion damage at the culvert's inlet and outlet.

   D. **Catch Basins:** Inspect and, if required, clean out catch basins at least once a year, preferably in early spring. Clean out must include the removal and legal disposal of any accumulated sediments and debris at the bottom of the basin, at any inlet grates, at any inflow channels to the basin, and at any pipes between basins. If the

basin outlet is designed to trap floatable materials, then remove the floating debris and any floating oils (using oil-absorptive pads).

E. Underdrained Filter Basin: Basin should be inspected semi-annually and following major storm events for the first year and every six months thereafter. The basin should drain within 48 hours following a one-inch storm and if a larger storm fills the system to overflow, it shall drain within 36 to 60 hours. If ponding exceeds 48 hours, the top of the filter bed must be rototilled to reestablish the soil's filtration capacity. If water ponds on the surface of the bed for more than 72 hours, the top several inches of the filter shall be replaced with fresh material. Inspect for debris and sediment build up in the forebay and basin and remove as needed. Mowing of the basin can only occur semi-annually to a height of no less than 6 inches utilizing a hand-held string trimmer or push-mower. Any bare areas or erosion rills shall be repaired with new filter media or sandy loam then seeded and mulched. The basin should also be inspected annually for destabilization of side slopes, embankment settling and other signs of structural failure.

F. Roofline Dripedge: The dripedges should be inspected semi-annually and following major storm events for the first year and every six months thereafter. The reservoir crushed stone should drain within 48 hours following a one-inch storm and if a larger storm fills the system to overflow, it shall drain within 36 to 60 hours. If ponding exceeds 48 hours, the stone reservoir course shall be removed and the filter bed be rototilled to reestablish the soil's filtration capacity. If water ponds in the reservoir course for more than 72 hours, the top several inches of the filter shall be replaced with fresh material. Inspect for debris and sediment build up at surface and remove as needed. The dripedges are part of the stormwater management plan and cannot be paved over or altered in anyway.

G. Regular Maintenance: Clear accumulations of winter sand along roadway once a year, preferably in the spring. Accumulations on pavement may be removed by pavement sweeping. Accumulations of sand along pavement shoulders may be removed by grading excess sand to the pavement edge and removing it manually or by a front-end loader.

H. Documentation: Keep a log (report) summarizing inspections, maintenance, and any corrective actions taken. The log must include the date on which each inspection or maintenance task was performed, a description of the inspection findings or maintenance completed, and the name of the inspector or maintenance personnel performing the task. If a maintenance task requires the clean-out of any sediments or debris, indicate where the sediment and debris was disposed after removal. The log must be made accessible to Town staff upon request. The permittee shall retain a copy of the log for a period of at least five years from the completion of permanent stabilization. Attached is a sample log.

MAINTENANCE LOG

GRAY ROAD RETIREMENT COMMUNITY
WINDHAM, MAINE

The following stormwater management and erosion control items shall be inspected and maintained as prescribed in the Maintenance Plan with recommended frequencies as identified below. The owner is responsible for keeping this maintenance log on file for a minimum of five years and shall provide a copy to the Town upon request. Inspections are to be performed by a qualified third party inspector and all corrective actions shall be performed by personnel familiar with stormwater management systems and erosion controls.

Maintenance Item	Maintenance Event	Date Performed	Responsible Personnel	Comments
Vegetated Areas	Inspect slopes and embankments early in Spring.			
Ditches, swales, and other open channels	Inspect after major rainfall event producing 1" of rain in two hours.			
	Inspect for erosion or slumping & repair			
	Mowed at least annually.			
Culverts	Inspect semiannually and after major rainfall.			
	Repair erosion at inlet or outlet of pipe.			
	Repair displaced riprap.			
	Clean accumulated sediment in culverts when >20% full.			
Catch Basins	Inspect to ensure that structure is properly draining.			
	Remove accumulated sediment semiannually.			
	Inspect grates/inlets and remove debris as needed.			

MAINTENANCE LOG

GRAY ROAD RETIREMENT COMMUNITY
WINDHAM, MAINE

Maintenance Item	Maintenance Event	Date Performed	Responsible Personnel	Comments
Underdrained Filter Basin, And Roofline Dripedges	Check after each rainfall event to ensure that pond drains within 24-48 hours.			
	Replace top several inches of filter if pond does not drain within 72 hours.			
	Mow grass no more than twice a year to no less than 6 inches in height.			
	Inspect semi-annually for erosion or sediment accumulation and repair as necessary.			
Regular Maintenance	Clear accumulation of winter sand in paved areas annually.			

04/06/2017

JIC

DEPARTMENT OF ENVIRONMENTAL PROTECTION
PERMIT BY RULE NOTIFICATION FORM

(For use with DEP Regulation, Natural Resouces Protection Act- Permit by Rule Standards, Chapter 305)

PLEASE TYPE OR PRINT IN *BLACK INK ONLY*

APPLICANT INFORMATION (Owner)		AGENT INFORMATION (If Applying on Behalf of Owner)	
Name:	WELD, LLC	**Name:**	DUSTIN ROMA DM ROMA CONSULTING ENGINEERS
Mailing Address:	PO BOX 1361	**Mailing Address:**	PO BOX 1116
Town:	WINDHAM	**Town:**	WINDHAM
State and Zip Code:	MAINE 04062	**State and Zip Code:**	MAINE 04062
Daytime Phone #:	(207) 831 - 5950	**Daytime Phone #:**	(207) 310 - 0506
Email Address:	CRAIGEHOLMAN@AOL.COM	**Email Address:**	DUSTIN@DMROMA.COM

PROJECT INFORMATION

Part of a larger project? (check one):	☒ Yes ☐ No	**After the Fact? (check one):**	☐ Yes ☒ No	**Project involves work below mean low water? (check one):**	☐ Yes ☒ No	**Name of waterbody:**	UNNAMED STREAM
Project Town:	WINDHAM	**Project Location (Address):**	0 SWETT ROAD			**Map & Lot Number:**	MAP 9, LOT 27K
Brief Project Description:	DEVELOP A RESIDENTIAL RETIREMENT COMMUNITY WITH 14 DWELLINGS						
Brief Directions to Site:	FROM ROUTE 302/202 ROTARY IN WINDHAM, WEST ON ROUTE 202 TO SWETT ROAD ON RIGHT.						

PERMIT BY RULE (PBR) SECTIONS (Check at least one): I am filing notice of my intent to carry out work which meets the requirements for Permit By Rule (PBR) under DEP Rules, Chapter 305. **I and my agents, if any, have read and will comply with all of the standards in the Sections checked below.**

- ☒ **Sec. (2) Act. Adj. to Protected Natural Res.**
- ☐ **Sec. (3) Intake Pipes**
- ☐ **Sec. (4) Replacement of Structures**
- ☐ **Sec. (5) REPEALED**
- ☐ **Sec. (6) Movement of Rocks or Vegetation**
- ☐ **Sec. (7) Outfall Pipes**
- ☐ **Sec. (8) Shoreline stabilization**
- ☐ **Sec. (9) Utility Crossing**
- ☐ **Sec.(10) Stream Crossing**
- ☐ **Sec. (11) State Transportation Facil.**
- ☐ **Sec. (12) Restoration of Natural Areas**
- ☐ **Sec. (13) F&W Creation/Enhance/Water Quality Improvement**
- ☐ **Sec. (14) REPEALED**
- ☐ **Sec. (15) Public Boat Ramps**
- ☐ **Sec. (16) Coastal Sand Dune Projects**
- ☐ **Sec. (17) Transfers/Permit Extension**
- ☐ **Sec. (18) Maintenance Dredging**
- ☐ **Sec. (19) Activities in/on/over significant vernal pool habitat**
- ☐ **Sec. (20) Activities located in/on/over high or moderate value inland waterfowl & wading bird habitat or shorebird feeding & roosting areas**

NOTE: Municipal permits *may* also be required. Contact your local code enforcement office for more information. Federal permits may be required for stream crossings and for projects involving wetland fill. Contact the Army Corps of Engineers at the Maine Project Office for more information.

NOTIFICATION FORMS CANNOT BE ACCEPTED WITHOUT THE NECESSARY ATTACHMENTS

- ☒ ***Attach*** **all required submissions for the PBR Section(s) checked above. The required submissions for each PBR Section are outlined in Chapter 305 and may differ depending on the Section you are submitting under.**
- ☒ ***Attach*** **a check for the correct fee made payable to: "Treasurer, State of Maine".The current fee for NRPA PBR Notifications can be found at the Department's website: http://www.maine.gov/dep/feesched.pdf**
- ☒ ***Attach*** **a location map that clearly identifies the site (U.S.G.S. topo map, Maine Atlas & Gazetteer, or similar).**
- ☒ ***Attach Proof of Legal Name*** **if applicant is a corporation, LLC, or other legal entity. Provide a copy of Secretary of State's *registration information* (available at http://icrs.informe.org/nei-sos-icrs/ICRS?MainPage=x) Individuals and municipalities are not required to provide any proof of identity.**

I authorize staff of the Departments of Environmental Protection, Inland Fisheries & Wildlife, and Marine Resources to access the project site for the purpose of determining compliance with the rules.

I also understand that this PBR becomes effective 14 calendar days after receipt by the Department *unless the Department approves or denies the PBR prior to that date.*

By signing this Notification Form, I represent that the project meets all applicability requirements and standards in the rule and that the applicant has sufficient title, right, or interest in the property where the activity takes place.

Signature of Agent or Applicant:		**Date:**	12-19-18

Keep a copy as a record of permit. Send the form with attachments via certified mail or hand deliver to the Maine Dept. of Environmental Protection **at the appropriate regional office listed below.** The DEP will send a copy to the Town Office as evidence of the DEP's receipt of notification. No further authorization by DEP will be issued after receipt of notice. Permits are valid for two years. **Work carried out in violation of any standard is subject to enforcement action.**

AUGUSTA DEP
17 STATE HOUSE STATION
AUGUSTA, ME 04333-0017
(207)287-7688

PORTLAND DEP
312 CANCO ROAD
PORTLAND, ME 04103
(207)822-6300

BANGOR DEP
106 HOGAN ROAD
BANGOR, ME 04401
(207)941-4570

PRESQUE ISLE DEP
1235 CENTRAL DRIVE
PRESQUE ISLE, ME 04769
(207)764-0477

OFFICE USE ONLY	Ck.# 1449	1/2/2019	Staff JCK	Staff	
PBR # 67275	FP 80.00	Date	Acc. Date 1-3-19	Def. Date	After Photos

STORMWATER PBR APPLICATION FORM **PLEASE TYPE OR PRINT IN *INK ONLY*** **Page 1** ***08/08***

1. Name of Applicant:	WELD, LLC	**5. Name of Agent: (if applicable)**	DUSTIN ROMA DM ROMA CONSULTING ENGINEERS
2. Applicant's Mailing Address:	PO BOX 1361 WINDHAM, ME 04062	**6. Agent's Mailing Address:**	PO BOX 1116 WINDHAM, ME 04062
3. Applicant's Daytime Phone #:	(207) 831 - 5950	**7. Agent's Daytime Phone #:**	(207) 310 - 0506
4. Applicant's Fax #: (if available)		**8. Agent's Fax # and email address:**	
9. Location of Project: (Road, Street, Rt.#)	GRAY ROAD AND SWETT ROAD	**10. Town:**	WINDHAM
		11. County:	CUMBERLAND

12. Is this PBR for renewal of an individual stormwater permit? If yes, skip to Block 27 and signature page. ☐ Yes ☒ No

13. Type of Direct Watershed: (Check all that apply)	☐ Lake not most at risk ☐ Lake most at risk ☐ Lake most at risk, severely blooming ☒ River, stream or brook ☐ Urban impaired stream ☒ Freshwater wetland ☐ Coastal wetland ☐ Wellhead of public water supply	**14. Amount of Developed Area:**	☒ Total # of 2.4 acres OR ☐ Total # of _____ square feet
		15. Amount of Impervious Area:	☒ Total # of 0.9 acres OR ☐ Total # of _____ square feet

16. Creating a common plan of development or sale?	☐ Yes ☒ No	**17. Is this activity part of a larger project?**	☐ Yes ☒ No
18. Name of waterbody (ies) to which the disturbed area drains, or name of municipality if drains to an MS4:	PLEASANT RIVER & BLACK BROOK	**19. If site drains to an Impaired Waterbody (C), please identify:**	

20. Brief Project Description:	CONSTRUCT 14 CONDOMINIUM DWELLINGS AND 700 FEET OF ROADWAY ON 11 ACRE PARCEL

21. Size of Lot or Parcel and UTM locations, if known:	☐ _____ square feet OR ☒ 11.4 acres	**UTM Northing, if known:**	**UTM Easting, if known:**
22. Deed Reference Numbers:	Book#: 33768 34816 Page#: 286 291	**23. Map and Lot Numbers:**	Map #: 9 Lot #: 27K
24. DEP Staff Previously contacted		**25. Project started prior to application?** ☐ Yes ☒ No	**If yes, Completed?:** ☐ Yes ☐ No
26. Resubmission of Application?	☐ Yes ☒ No	**If yes, prior application #:**	**27. Prior project manager:**
28. Written Notice of Violation?	☐ Yes→ ☒ No	**If yes, name of DEP enforcement staff involved:**	
29. Detailed Directions to the Project Site: (Attach separate sheet if necessary)	FROM ROUTE 302/202 ROTARY IN WINDHAM, WEST ON ROUTE 202 TO SWETT ROAD ON THE RIGHT.		

30. SUBMISSIONS ▼

☒ This form (signed and dated)	☐ Dept. of Inland Fisheries and Wildlife Approval (if in Essential Habitat)	☒ Photos of Area	**For Renewal of an individual Stormwater permit only:**
☒ Fee		☒ ESC Plan	☐ This form (signed and dated)
		☒ Location Map	☐ Copy of original stormwater permit
		☒ Site Plan	☐ Fee

Does the agent have an interest in this project? If yes, what is the interest?	NONE

CERTIFICATIONS AND SIGNATURES LOCATED ON PAGE 2

SW PBR #67228 #1440 $67.00 12/12/2018 JCK 12-27-18 JCK 12-27-18