



3618158462
February 10, 2015

Maureen O'Meara, Town Planner
Town of Cape Elizabeth
320 Ocean House Road
P.O. Box 6260
Cape Elizabeth, Maine 04107

SUBJECT: Brothers Way/Legacy Way Private Road Amendment

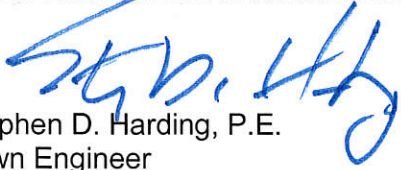
Dear Maureen:

We have received and reviewed a submission package dated January 30, 2015 for the subject project. The package included a January 30, 2015 cover letter addressed to you and the Cape Elizabeth Planning Board Members from Michael King, from Mitchell & Associates Landscape Architects. Also included with the application is the December 15, 2005 approved Plan of a Private Road and the amended January 30, 2015 plan. Based on our review of the submitted material and the project's conformance to the technical requirements of Section 19-7-9, Private Road Approval Completeness of the Zoning Ordinance, we offer the following comments:

1. The applicant is proposing to amend a previously approved private road that was partially constructed in 2006. The applicant is requesting that the approved Private Road Plan be amended to be re-named "Legacy Way" and to show the reconfiguration of the lot lines, resulting in three separate parcels, one which will be transferred to an abutter. The applicant has stated that construction of the roadway will be completed in accordance with the approved 2004 Plan of a Private Way.
2. The applicant states that the cost to complete road construction will be \$22,000. However, a cost estimate with individual work line items has not been provided for review. The applicant should provide a cost estimate with the next submission. The Town may also choose to require a Performance Guarantee to ensure that the line items included with the punch list which AMEC devised after a December 2013 site walk with Bob Malley in the spring of 2014 are addressed.

We trust that these comments will assist the Board during their deliberations on this project. Should there be any questions or comments regarding our review, please do not hesitate to contact us.

Sincerely,
AMEC Environment & Infrastructure, Inc.


Stephen D. Harding, P.E.
Town Engineer

SDH:cca

cc: Bob Malley, Public Works Director
Benjamin McDougal, Code Enforcement Officer
Caitlyn Abbott, AMEC

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