



August 9, 2016
16239

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

RE: Old Mill Road - Minor Subdivision Review

Dear Maureen:

We have received and reviewed a submission package dated July 29, 2016 for the subject project. The package included a July 29, 2016 cover letter addressed to the Planning Board Members from John Mitchell of Mitchell & Associates of Portland, Maine along with supporting documentation and two revised plan drawings of the overall five sheet drawing set. The plan drawings that were submitted were both revision dated July 29, 2016 as prepared by Mitchell & Associates and consisted of Drawings L1.0 – Subdivision Plot Plan and L4.0 – Site Details.

Based on our review of the recently submitted materials and the project's conformance to the technical requirements of Section 16-2-3, Minor Subdivision Completeness, we believe that the revisions made to the plan set have addressed our review comments as presented in our July 11, 2016 review comment letter with one very minor clarification.

The designer has revised the Typical Road Section to indicate a 2-inch depth of loam for the 2-foot wide gravel based shoulder of the improved section of Old Mill Road on Sheet L 4.0. The depth of loam for disturbed areas outside the limits of the roadway gravel buildup is not called out on the section, but it should follow the 4-inch loam depth as specified on the Erosion and Sediment Control Plan and Details sheet with drawing L4.1 of the originally submitted 5-drawing plan set.

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,

SEBAGO TECHNICS, INC.

A handwritten signature in black ink, appearing to read "Stephen D. Harding".

Stephen D. Harding, P.E.
Town Engineer

SDH:llg

cc: John Mitchell, Mitchell & Associates
Bob Malley, Cape Elizabeth Public Works Director
Caitlyn Abbott, Sebago Technics