



August 30, 2017  
17338

Stephen Bushey, P.E.  
482 Payne Road  
Scarborough, ME 04074

**RE: Proposed 1226 Shore Road Site Development – Sanitary Sewer Capacity**

Dear Steve:

We have received your request to provide written confirmation of the Town of Cape Elizabeth public infrastructure's capacity to convey and treat the anticipated wastewater flow to be generated from the proposed subject project facility as presented in your attached August 26, 2017 letter addressed to Robert Malley, the Director of the Cape Elizabeth Public Works Department. We understand that based on projections using the Maine Subsurface Wastewater Disposal Rules, an estimated flow of 1,590 gallons per day (gpd) has been calculated for the proposed facility.

We have reviewed this request with both Bob Malley and Scott Firmin of the Portland Water District. Mr. Firmin has responded that the Cape Elizabeth Wastewater Treatment Facility treated an average of just under 300,000 gpd in 2016. The capacity of the plant is 520,000 gpd. Based on these communications and our understanding of the proposed 1226 Shore Road Site Development project scope, the Town does have capacity to convey and treat the estimated 1,590 gpd of new wastewater flow to be generated from the proposed development.

Please do not hesitate to contact me directly should there be any questions or comments regarding our review of this request.

Sincerely,

SEBAGO TECHNICS, INC.

A handwritten signature in black ink that reads "Stephen D. Harding". The signature is written in a cursive, slightly slanted style.

Stephen D. Harding, P.E.  
Town Engineer

SDH:llg  
Enc.

cc: Scott Firmin, Portland Water District  
Ben McDougal, CE Code Enforcement Officer  
Maureen O'Meara, CE Town Planner  
Robert Malley, CE Public Works Director  
Caitlyn Abbott, Sebago Technics



August 26, 2017

Robert Malley, Director  
 Town of Cape Elizabeth  
 Public Works Department  
 10 Cooper Drive  
 Cape Elizabeth, Maine 04107

**Subject: 1226 Shore Road Site Development  
 Cape Elizabeth, Maine  
 Request for Ability to Serve the Project**

Dear Bob:

Our office is working as a consultant to 1226 Shore Road, LLC in the site planning and permitting associated with the development an 8-unit apartment and office/retail complex at 1226 Shore Road in Cape Elizabeth, Maine. The project site is located on all or a portion of Map U11; Lot 14 according to a boundary survey recently prepared by Owen Haskell Inc. (see attached).

On behalf of our client, we are requesting a letter affirming that the proposed project can be served by the Cape Elizabeth wastewater collection and treatment systems. We understand the site is presently served by onsite lift station and 1" force main connection to the municipal system in Shore Road and/or Ocean House Road (Route 77). We are in the process of verifying the condition of the lift station to confirm if future upgrades are necessary based on the proposed use.

The applicant is proposing to construct eight 2-bedroom units of rental housing along with 3,110 SF of office space and 800 SF of retail. The existing accessory structure at the rear of the site will be used as a basic office for the applicant.

The projected water use using Table 4A of Section 4.E.2. of the Maine Subsurface Wastewater Disposal Rules

<b>8 Apartments/3,110 SF office/800 SF retail</b>			
<b>Units</b>	<b>Bedrooms</b>	<b>GPD</b>	<b>Design Flow (GPD)</b>
8	2	90/bedroom	1,440
Office/Retail – 10 employees		15 GPD/staff	150
		<b>Subtotal</b>	<b>1,590</b>

The accompanying conceptual plan indicates the current program proposed. The proposed water service will involve a new service extension for fire (6") and new domestic water (2")



Means  
August 26, 2017  
Page 2

from the 8" main in Shore Road in front of the site. The sanitary sewer is expected to involve the onsite pump station and force main connection to the sewer in Ocean House Road west of the site. Upgrades to the lift station, if any, are still to be determined.

Based on this modest amount of flow, we trust that the existing municipal collection and treatment sewer system has adequate capacity to serve this project. We are in the process of completing the Site Plan Application for a submission to the Town Planning Staff and we are seeking to provide documentation indicating the Town can continue to provide sewer service to this project. Your reply to this information request is appreciated.

If you have any questions regarding this request, please do not hesitate to contact us.

Sincerely,

A handwritten signature in black ink, appearing to read "Stephen Bushey", written over a light-colored rectangular background.

**STANTEC CONSULTING SERVICES INC.**

Stephen Bushey, PE  
Associate, Senior Project Manager  
Phone: (207) 887-3478  
Fax: 207-883-3376  
Stephen.Bushey@stantec.com

Attachment: Conceptual Layout Plan

c: Maureen O'Meara, Town Planner

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