



RIVERSIDE & PICKERING
MARINE CONTRACTORS

March 2, 2021

Town of Kittery Planning Board
200 Rogers Rd
Kittery, ME 03904

Dutch Dunkelberger, Chair
Karen Kalmar, Vice Chair
Russell White, Member
Ronald Ledgett, Member
Drew Fitch, Member
Stephen Bellantone, Member
John C. Perry, Member

Distinguished Planning Board Chair, Vice Chair, & Members:

The following letter includes our full and complete explanation for the delay in the installation of the rip rap to stabilize the shoreline located at 28 Mendum Ave. This project was approved by the Town of Kittery Planning Board on 12/18/2018. Riverside & Pickering Marine Contractors respectfully requests an extension for the proposed work outlined in the approved Kittery Planning Board Findings of Fact dated 12/13/2018.

Summary:

1. October of 2019 Riverside & Pickering Marine Contractors scheduled the shoreline stabilization construction for 28 Mendum Rd scheduled to begin. Upon mobilization, the property OWNER requested that we wait to begin construction until the late summer or early fall of 2020.
2. Winter of 2020 the COVID-19 Pandemic occurred resulting in the following:
 - Significant shortage of materials from our vendors due to production delays/reduced staffing
 - Difficulty in receiving materials due to staffing shortages which created abnormal lead times
3. The COVID-19 pandemic has resulted in delays in scheduling and completing projects as forecasted. The cumulative effect of the aforementioned had a direct contribution to the three month delay in the start of construction at 28 Mendum Ave Kittery, ME.

Thank you for your time and consideration on this request, we trust that you will find this satisfactory. In the event you have any further questions, comments, or concerns please do not hesitate to reach out.

Sincerely,



Kuerstin Fordham
Construction Administrator

Office: 603-427-2824 | Fax: 866-571-7132 | 34 Patterson Lane NH 03801

www.riversideandpickering.com

A division of Riverside Marine Construction, Inc.



Kittery, ME

03/04/2021

SDP-21-1

Shoreland Development Plan Application

Status: Active

Date Created: Mar 03, 2021

Applicant

Kuerstin Fordham
kuerstin@riversideandpickering.com
34 Patterson Lane
Newington, New Hampshire 03801
603-427-2824 ext. 1000

Location

28 MENDUM AVENUE
KITTERY, ME 03904

Owner:

GAUDISSERT, OLIVIER P
28 MENDUM AVENUE KITTERY, ME 03904-1505

Project Information

Size of Waterbody

< 500 SF

Will this project create one acre or more of disturbed area? If yes, you will be required to file a MDEP Notice of Intent to Comply with the Maine Construction Permit. Excavation will require a Maine Dep certified contractor in erosion control measures.

No

Full description of the project

Plan to install rip rap shoreline stabilization along Mendum's Creek located at 28 Mendum Avenue

Lot Size (SF)

9,6

Base Zone

Residential-Urban (R-U)

Overlay Zone(s)

OZ-SL-250 Shoreland Overlay Zone\ \tWater Body/Wetland Protection Area 250'

OZ-SL-75 Shoreland Overlay Zone Stream Protection Area 75'

OZ-CFMU Commercial Fisheries/Maritime Uses Overlay Zone

OZ-RP Resource Protection Overlay Zone

Project within buffer of overlay zone?

WITHIN 100FT or 75FT (0-100FT from Highest Annual Tide)
see sect. A, B, C, D, F Planning Board Review

A. Devegetated Area - Parcel Devegetation

% Allowed (Enter 20% , 50%, 60% or 70% per narrative above)

50

Existing (sf) Devegated Area within 250' Shoreland Overlay Zone

28

Proposed (sf) Devegated Area within 250' Shoreland Overlay Zone

33.4

% Existing Devegated Area within 250' Shoreland Overlay Zone

28

% Proposed Devegated Area within 250' Shoreland Overlay Zone

33.4

B. Building Footprint - Principle and Accessory Structures

Structure distance from Highest Annual Tide or upland edge of wetland (FT)

0

Building Coverage Existing (sf)

0

(%) Building Coverage Allowed

0

Building Coverage Proposed (sf)

0

(%) Building Coverage Existing

0

(%) Building Coverage Proposed

0

(%) Increase of Coverage

0

Type of Construction

Maintenance/repair

Value (\$) of Construction

28,000

C. Building Height

Bldg. Height Existing (FT)

0

Bldg. Height Proposed (FT)

0

D. Certifications

I certify I have provided, to the best of my knowledge, information requested for this application that is true and correct and I will not deviate from the Plan submitted without notifying the Code Enforcement Departments of any changes.

I understand an approved Shoreland Development Plan must be recorded in the York Country Registry of Deeds and I am responsible for incurred costs.

I understand calculations for area, volume, and de-vegetated areas must be included on the final plan and certified by a State of Maine registered architect, landscape architect, engineer, or land surveyor

Applicant is

Owner's Agent

Attachments

-  Shoreland Development Plan C1 010319.pdf
Uploaded by Kuerstin Fordham on Mar 03, 2021 3:58 PM
-  28 Mendum Ave_Narrative.FINAL.pdf
Uploaded by Kuerstin Fordham on Mar 03, 2021 3:57 PM
-  Shoreland Development Plan Details D1 010319.pdf
Uploaded by Kuerstin Fordham on Mar 03, 2021 3:58 PM

History

Date

Activity

- Mar 03 2021 3:41 pm Kuerstin Fordham started a draft of Record SDP-21-1
- Mar 03 2021 3:58 pm Kuerstin Fordham added attachment Shoreland Development Plan Details D1 010319.pdf to Record SDP-21-1
- Mar 03 2021 3:58 pm Kuerstin Fordham submitted Record SDP-21-1
- Mar 03 2021 3:58 pm approval step Application Completeness Review was assigned to Bart McDonough on Record SDP-21-1

**KITTERY PLANNING BOARD
FINDINGS OF FACT**

**For
28 Mendum Avenue
Shoreland Development Plan Review**

WHEREAS: Oliver P. & Claire H. Gaudissart request approval of their Shoreland Development Plan to install rip rap shoreline stabilization along Mendum’s Creek on a 9.6000+- sf parcel located at 28 Mendum Avenue (Tax Map 3, Lot 52) in the Residential – Urban (R-U) and Shoreland Overlay Zones (OZ-SL-250’), hereinafter the “Development” and

Pursuant to the Plan Review meetings conducted by the Town Planning Board as noted;

Shoreland Development Plan Review	12/13/2018
Site Walk	
Public Hearing	
Approval	12/13/2018

And pursuant to the application and plan and other documents considered to be a part of a plan review decision by the Town Planning Board in this Finding of Fact consisting of the following (hereinafter the “Plan”):

1. Shoreland Development Plan Application, dated October 30, 2018.
2. Shoreland Development Plan, Ambit Engineering, Inc. and Riverside & Pickering Marine Contractors, October 30, 2018;

NOW THEREFORE, based on the entire record before the Town Planning Board and pursuant to the applicable standards in the Land Use and Development Code, the Town Planning Board makes the following factual findings and conclusions:

FINDINGS OF FACT

Chapter 16.3 LAND USE ZONE REGULATIONS

16.3.2.17.D Shoreland Overlay Zone <i>(1)(d)[3]. The total footprint of devegetated area must not exceed twenty (20) percent of the lot area, located within the Shoreland Overlay Zone, except in the following zones : Residential-Urban (R-U) Zone where the lot is equal to or less than 10,000 square feet, the maximum de-vegetated area is fifty (50) percent.</i> Finding: The property is currently at 28% devegetated area and after the construction it will become 33.4%.
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(2) (a) [3] *The water body, tributary stream, or wetland setbacks do not apply to structures that require direct access to the water body or wetland as an operational necessity, such as piers and retaining walls, nor do they apply to other functionally water-dependent uses, as defined in 16.2.*

Finding: Though the retaining wall is considered a new structure in the Shoreland Overlay Zone closer to the water body than the principal structure, the proposed revetment is exempt from meeting the 100 foot setback requirement as it is an operational necessity.

Conclusion: The requirement appears to be met.

Vote: 5 in favor 0 against 0 abstain

Chapter 16.9 DESIGN AND PERFORMANCE STANDARDS FOR NATURAL ENVIRONMENT

Article II Retention of Open Spaces and Natural or Historic Features

16.9.2.2 Clearing or removal of vegetation for uses other than timber harvesting in Resource Protection of Shoreland Overlay Zone.

A. In a Shoreland Overlay Zone, cutting of vegetation is prohibited within the strip of land extending 100 feet, horizontal distance, inland from the normal high-water line, except to remove safety hazards.

Finding: A replanting plan conforming to 16.9.2.2 will need to be approved by the Code Enforcement Office prior to any excavation work. A site walk with the Shoreland Resource Officer and/or Code Enforcement Officer will be required prior to approval of the Replanting Plan.

Conclusion: The requirement appears to be met.

Vote: 5 in favor 0 against 0 abstain

Chapter 10 DEVELOPMENT PLAN APPLICATION AND REVIEW

Article X Shoreland Development Review

16.10.10.2 Procedure for Administering Permits

D. An application will be approved or approved with conditions if the reviewing authority makes a positive finding based on the information presented. It must be demonstrated the proposed use will:

1. Maintain safe and healthful conditions;

Finding: The rip rap shoreline stabilization will create an armored slope that will provide consistent braking action along the shoreline.

Conclusion: This requirement appears to be met.

Vote: 5 in favor 0 against 0 abstain

2. Not result in water pollution, erosion or sedimentation to surface waters;

<p><u>Finding:</u> Erosion control devices include silt-soxx at the toe of the slope. All work will be performed utilizing a crane barge and a spud barge at low tide eliminating erosion and potential for sedimentation into the resource area.</p> <p><u>Conclusion:</u> This requirement appears to be met.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>3. Adequately provide for the disposal of all wastewater;</p> <p><u>Finding:</u> The proposed project does not require disposal of wastewater.</p> <p><u>Conclusion:</u> This requirement is not applicable.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>4. Not have an adverse impact on spawning grounds, fish, aquatic life, bird or other wildlife habitat;</p> <p><u>Finding:</u> See conditions #2 and #3) above.</p> <p><u>Conclusion:</u> This standard appears to be met.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>5. Conserve shore cover and visual, as well as actual points of access to inland and coastal waters;</p> <p><u>Finding:</u> A Replanting Plan that will replace the seven (7) trees that will need to be removed where the proposed retaining wall will be constructed has been approved by the Shoreland Resource Officer.</p> <p><u>Conclusion:</u> This requirement appears to be met.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>6. Protect archaeological and historic resources;</p> <p><u>Finding:</u> There does not appear to be any resources impacted.</p> <p><u>Conclusion:</u> This requirement appears to be met.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>7. Not adversely affect existing commercial fishing or maritime activities in a commercial fisheries/maritime activities district;</p> <p><u>Finding:</u> The proposed development is not located in a CFMU Zone.</p> <p><u>Conclusion:</u> This requirement is not applicable.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>8. Avoid problems associated with floodplain development and use;</p> <p><u>Finding:</u> The parcel is adjacent to Mendum Creek, Special Flood Hazard Area Zone A2 (EL9) as shown on FIRM panel 230171 0007 C. Effective July 5, 1984.</p> <p><u>Conclusion:</u> The applicants will need to comply with FEMA permitting requirements which may include a flood hazard development permit being obtained from the Code Enforcement Officer.</p>
<p style="text-align: right;">Vote: <u>5</u> in favor <u>0</u> against <u>0</u> abstain</p>
<p>9. Is in conformance with the provisions of this code;</p>

Finding: The proposed construction is in conformance with the provisions of this code.
Conclusion: This requirement appears to be met.

Vote: 5 in favor 0 against 0 abstain

10. *Be recorded with the York County Registry of Deeds.*

Finding: A plan suitable for recording has been prepared.

Conclusion: As stated in the Notices to Applicant contained herein, Shoreland Development plans must be recorded with the York County Registry of Deeds prior to the issuance of a building permit.

Vote: 5 in favor 0 against 0 abstain

Based on the foregoing Findings, the Planning Board finds the applicant has satisfied each of the review standards for approval and, therefore, the Planning Board approves the Shoreland Development Plan Application of owners/applicants Oliver P. & Claire H. Gaudissart to construct rip rap shoreline stabilization along Mendum Creek subject to the conditions as follows:

Waivers: None

Conditions of Approval (to be depicted on final plan to be recorded):

1. No changes, erasures, modifications or revisions may be made to any Planning Board approved final plan. (Title 16.10.9.1.2).
2. Applicant/contractor will follow Maine DEP *Best Management Practices* for all work associated with retaining wall construction to ensure adequate erosion control and slope stabilization. In additions, applicant/contractor must submit a copy of a MDEP permit by rule to staff for town records.
3. A replanting plan conforming to 16.9.2.2 will need to be approved by the Shoreland Resource Officer and/or the Code Enforcement Office prior to any excavation work.
4. All Notices to Applicant contained herein (Findings of Fact dated 12/13/18).

Conditions of Approval (not to be depicted on final plan):

1. Incorporate any plan revisions on the final plan as recommended by Staff, Planning Board or Peer Review Engineer, and submit for Staff review prior to presentation on final Mylar.

The Planning Board authorizes the Planning Board Chair or Vice Chair to sign the Final Plan and the Findings of Fact upon confirmation of compliance with any conditions of approval.

Vote: 5 in favor 0 against 0 abstain

APPROVED BY THE KITTERY PLANNING BOARD ON December 13, 2018



Karen Kalmar, Planning Board Vice Chair

Notices to Applicant:

1. Incorporate any plan revisions on the final plan as recommended by Staff, Planning Board or Peer Review Engineer, and submit for Staff review prior to presentation of final Mylar.
2. Prior to the release of the signed plans, the applicant must pay all outstanding fees associated with the permitting, including, but not limited to, Town Attorney fees, peer review, newspaper advertisements and abutter notification.
3. One (1) Mylar copy of the final plan and any and all related state/federal permits or legal documents that may be required, must be submitted to the Town Planning Department for signing. Date of Planning Board approval shall be included on the final plan in the Signature Block. After the signed plan is recorded with the York County Registry of Deeds, a Mylar copy of the signed original must be submitted to the Town Planning Department.
4. This approval by the Town Planning Board constitutes an agreement between the Town and the Developer, incorporating as elements the Development Plan and supporting documentation, the Findings of Fact, and any Conditions of Approval.

Per Title 16.6.2.A - An aggrieved party with legal standing may appeal a final decision of the Planning Board to the York County Superior Court in accordance with Maine Rules of Civil Procedures Section 80B, within forty-five (45) days from the date the decision by the Planning Board was rendered.

WARRANTY DEED

Clara W. Riley
of Kittery, County of York, State of Maine,
for consideration paid,
grant to Olivier P. Gaudissart and Claire H. Gaudissart, as joint
tenants and not tenants in common,

of Durham, County of Strafford, State of New Hampshire
with Warranty Covenants
the land in Kittery, YORK County, State of Maine.

A certain lot or parcel of land situate in said Kittery, being
Lot No. Fourteen (14) on "Plan of Lots for C. A. Jackson in Kittery,
York Co. Maine, July 1940" by C. S. Gerrish, C. E. as recorded in York
County Registry of Deeds, and bounded and described as follows:

Beginning on the town road known as Mendum Avenue at lot No. 13
and thence running North 88° West by said Avenue seventy-five (75)
feet to a hub; thence North 23° West by lot No. 15, one hundred
seventeen (117) feet to the shore line of Mendum's Creek, so-called;
thence North 74° East by the shore line of said Creek eighty-seven
(87) feet to a marked point in a ledge; thence South 17° East by lot
No. 13 one hundred fifty (150) feet, more or less, to said Mendum
Avenue and place of beginning.

Also conveying all riparian rights on the shore adjacent to said
lot between high and low water marks.

Being the same premises conveyed to Leland L. Riley, Sr., and
Clara W. Riley by deed of Mildred A. Gerry dated November 21, 1952,
and recorded in the York County Registry of Deeds on November 24,
1952, in Book 1210, Page 487. The said Leland L. Riley, Sr., having
died on February 9, 1960.

Witness my hand this 10th day of July 1992

Bruce A. Whitney Clara W. Riley
Clara W. Riley

The State of Maine York, ss. JULY 10 1992

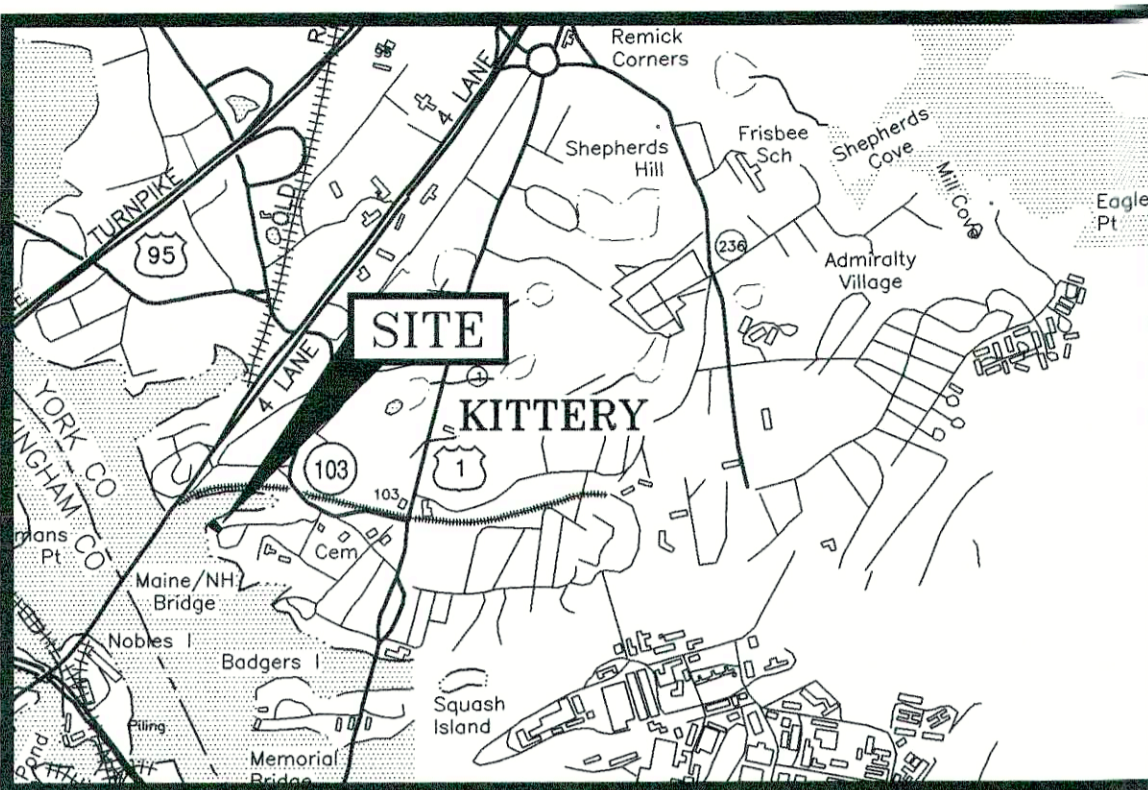
Then personally appeared the above-named Clara W. Riley

and acknowledged the foregoing instrument to be her free act and deed,

Before me, Bruce A. Whitney
Print Name: Bruce A. Whitney, Attorney-
at-Law

RECEIVED YORK S.S.
92 JUL 13 AM 11:59
ATTENTION: CLERK, STATE
REGISTER OF DEEDS

MAINE REAL ESTATE TRANSFER TAX PAID



LOCATION MAP SCALE: 1" = 2000'

LEGEND:

N/F	NOW OR FORMERLY
RP	RECORD OF PROBATE
YCRD	YORK COUNTY REGISTRY OF DEEDS
11/21	MAP 11/LOT 21
○ IP FND	IRON PIPE FOUND
○ IR FND	IRON ROD FOUND
● IR SET	IRON ROD SET
● DH SET	DRILL HOLE SET
■ RR SPK SET	RAILROAD SPIKE SET
□ BND w/DH	BOUND WITH DRILL HOLE
□ ST BND w/DH	STONE BOUND w/ DRILL HOLE
— EP	EDGE OF PAVEMENT (EP)
— MHW	MEAN HIGH WATER LINE
— EW	EDGE OF WETLAND
100	CONTOUR
97x3	SPOT ELEVATION
○	WOODS / TREE LINE
○	UTILITY POLE (w/ GUY)
□	ELECTRIC METER
○	EDGE OF WETLAND FLAGGING
—	SITE PHOTO LOCATION/DIRECTION
—	SIGN
TBM	TEMPORARY BENCHMARK
TYP.	TYPICAL
FF	FINISHED FLOOR ELEVATION
INV	INVERT ELEVATION
CCP	CORRUGATED PLASTIC PIPE
SGC	SLOPED GRANITE CURB
PSZ	PROTECTED SHORELAND ZONE
□	EXPOSED LEDGE

PREVIOUS MAINE DEP APPROVALS

#L-24213-4P-A-N (2008)
#L-24213-TW-B-N (2008)

DE-VEGETATED AREAS

STRUCTURE	PRE-CONSTRUCTION IMPERVIOUS (S.F.)	POST-CONSTRUCTION IMPERVIOUS (S.F.)
MAIN STRUCTURE	1,315	1,315
DECKS/PORCH	313	313
STAIRS	24	24
DRIVEWAY	418	418
WALKWAY	235	235
WOOD PATIO	263	0
CONCRETE	71	71
RETAINING WALL	22	22
BULKHEAD	30	30
RIPRAP	0	513
GRAVEL PARKING AREA	202	202
TOTAL	2,691	2,941
AREA OF LOT	9,600	9,600
% LOT COVERAGE	28.0%	30.6%

* PURSUANT TO THE TOWN OF KITTERY LAND USE AND DEVELOPMENT CODE (RE-CODIFIED JULY 26, 2010) CHAPTER 16.3.2.17.D.1.d.iii, THE TOTAL FOOTPRINT OF DE-VEGETATED AREA MUST NOT EXCEED TWENTY (20) PERCENT OF THE LOT AREA LOCATED WITHIN THE SHORELAND OVERLAY ZONE, EXCEPT IN THE FOLLOWING ZONES: RESIDENTIAL-URBAN (R-U) ZONE WHERE THE LOT IS EQUAL TO OR LESS THAN TEN THOUSAND (10,000) SQUARE FEET, THE MAXIMUM DE-VEGETATED AREA IS FIFTY (50) PERCENT.

** SEE NOTES 4 & 9 FOR INFORMATION REGARDING LOT SIZE CALCULATIONS.

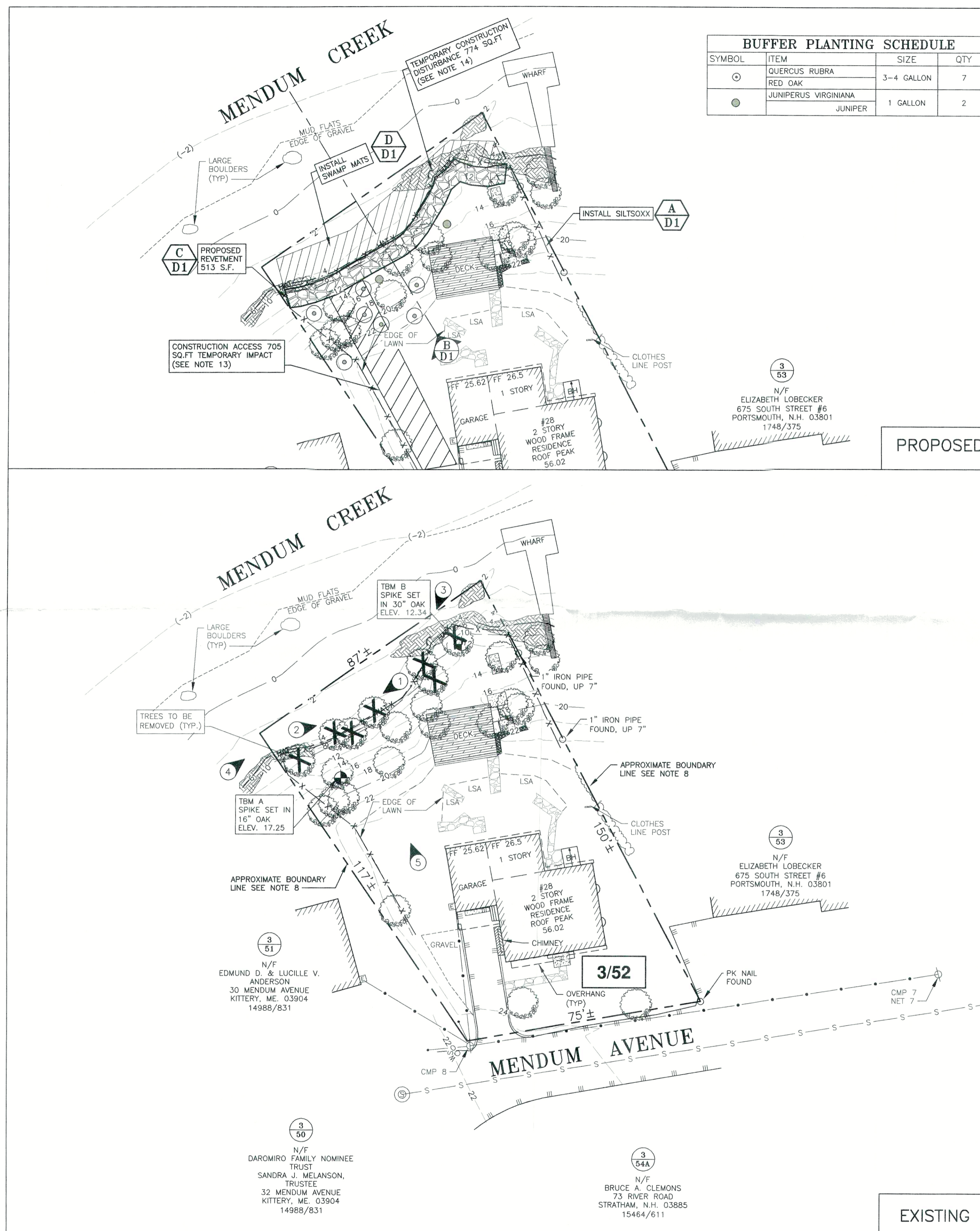
APPROVED BY THE KITTERY PLANNING BOARD

[Signature]
CHAIRMAN

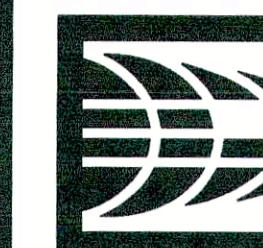
13 Dec 2018
DATE

PLAN REFERENCE:

1) PLAN OF LOTS FOR C.A. JACKSON IN KITTERY, YORK CO., MAINE, PREPARED BY C.S. GERRISH, CE, DATED JULY 1940. Y.C.R.D. PLAN BOOK 17 PAGE 3.



SPC (2011)
ME WEST
NAD 83



AMBIT ENGINEERING, INC.
Civil Engineers & Land Surveyors

200 Griffin Road, Unit 3
Portsmouth, N.H. 03801-7114
Tel (603) 430-9282
Fax (603) 436-2315

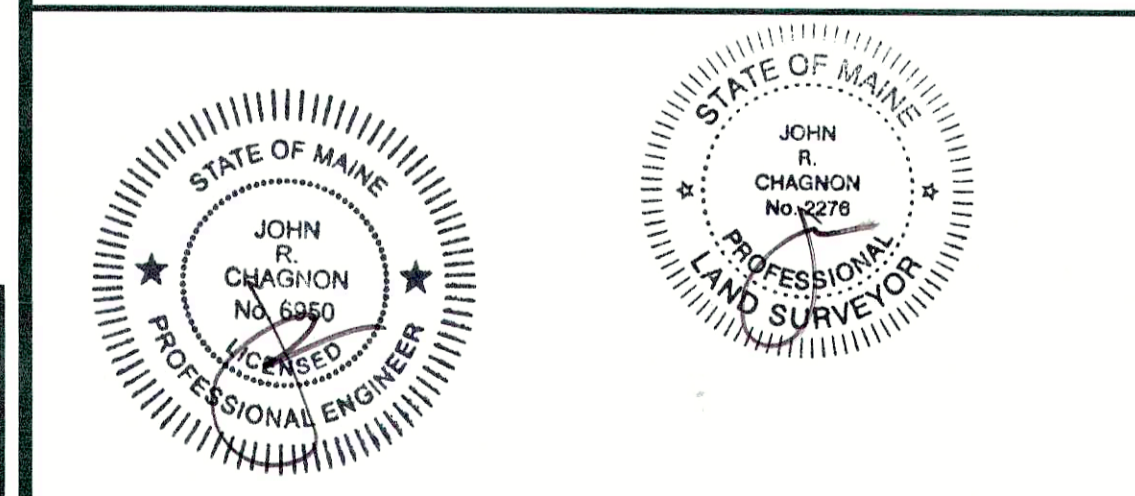
RIVERSIDE PICKERING
MARINE CONTRACTORS

NOTES:

- 1) PARCEL IS SHOWN ON THE TOWN OF KITTERY ASSESSOR'S MAP 3 AS LOT 52.
- 2) OWNERS OF RECORD:
OLIVER P. & CLAIRE H. GAUDISSERT
28 MENDUM AVENUE
KITTERY, ME. 03904
6161/525
PLAN BOOK 17 PAGE 3
- 3) PARCEL IS ADJACENT TO MENDUM CREEK, SPECIAL FLOOD HAZARD AREA ZONE A2 (E9) AS SHOWN ON FIRM PANEL 230171 0007 C, EFFECTIVE JULY 5, 1984.
- 4) EXISTING LOT AREA:
9,600± S.F.
(TO PLAN LINES AND MEAN HIGH WATER)
- 5) THE PURPOSE OF THIS PLAN IS TO SHOW THE EXISTING CONDITIONS AND A PROPOSED REVETMENT ON TAX MAP 3 LOT 52 IN THE TOWN OF KITTERY.
- 6) VERTICAL DATUM IS MEAN SEA LEVEL NAVD83. BASIS OF VERTICAL DATUM IS REDUNDANT RTN GPS OBSERVATIONS (±0.2').
- 7) HIGHEST ANNUAL TIDE LINE AS SHOWN IS AT ELEVATION 5.8, PER THE VALUE GIVEN FOR THE PORTSMOUTH LOCATION ON THE MAINE DEP HIGHEST ANNUAL TIDES FOR YEAR 2017.
- 8) BOUNDARY LINES SHOWN HEREON ARE APPROXIMATE. THEY ARE BASED ON THE RECORDED PLAN GEOMETRY. ANALYSIS AND REVIEW OF RECORD PLAN CLOSURE IS NOT A PART OF THIS SURVEY, NOR ARE THE BOUNDARY LINES SHOWN REPRESENTATIVE OF A DEFINITIVE OPINION AS TO THE TRUE LOCATION OF THE LINES. THEY ARE SHOWN HEREON FOR THE PURPOSES OF PLANNING AND PERMITTING.
- 9) LOT AREA IS GIVEN TO MEAN HIGH WATER PURSUANT TO THE TOWN OF KITTERY LAND USE AND DEVELOPMENT CODE DEFINITION OF LOT AREA. SEE TOWN OF KITTERY CODE 16.2.2.
- 10) THE CONTRACTOR SHALL NOTIFY DIG SAFE AT 1-888-DIG-SAFE (1-888-344-7233) AT LEAST 72 HOURS PRIOR TO COMMENCING ANY EXCAVATION ON PUBLIC OR PRIVATE PROPERTY.
- 11) UNDERGROUND UTILITY LOCATIONS ARE BASED UPON BEST AVAILABLE EVIDENCE AND ARE NOT FIELD VERIFIED. LOCATING AND PROTECTING ANY ABOVEGROUND OR UNDERGROUND UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND/OR THE OWNER. UTILITY CONFLICTS SHOULD BE REPORTED AT ONCE TO THE DESIGN ENGINEER.
- 12) EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH MAINE EROSION AND SEDIMENT CONTROL PRACTICES FIELD GUIDE FOR CONTRACTORS, MARCH 2015.
- 13) CONSTRUCTION ACCESS AREA TO BE REMOVED FOLLOWING RIP RAP STABILIZATION. AREA TO BE RETURNED TO ORIGINAL GRADE AND RESEEDED USING NEW ENGLAND COASTAL SALT TOLERANT GRASS OR EQUIVALENT. SEED MIX CAN BE OBTAINED FROM NEW ENGLAND WETLAND PLANTS, INC., 820 WEST STREET, AMHERST, MA 01002, 413-848-8000. WWW.NEWP.COM.
- 14) SWAMP MATS ARE TO BE UTILIZED FOR ANY MACHINERY PERFORMING WORK BELOW THE H.A.T.

GAUDISSERT RESIDENCE
28 MENDUM AVENUE
KITTERY, MAINE

NO.	DESCRIPTION	DATE
2	PATIO REMOVED	4/25/19
1	ADD SHRUBS/TREES TO BE PLANTED & SWAMP MATS	01/02/19
0	ISSUED FOR COMMENT	10/30/18



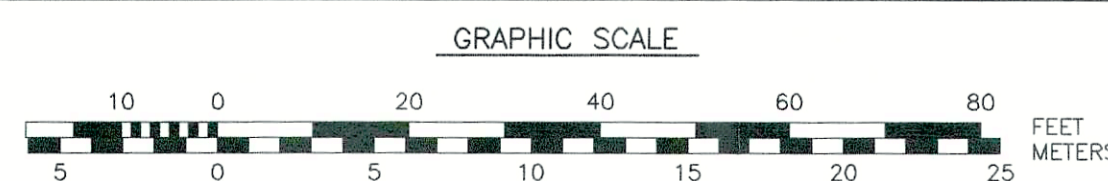
OWNER & APPLICANT:
OLIVER P. & CLAIRE H.
GAUDISSERT
28 MENDUM AVENUE
KITTERY, ME. 03904

PREPARED BY:
AMBIT ENGINEERING
200 GRIFFIN ROAD UNIT 3
PORTSMOUTH, N.H. 03801

SCALE: 1" = 20' OCTOBER 2018

SHORELAND DEVELOPMENT PLAN

C1



SEQUENCE OF CONSTRUCTION

- 1) MOBILIZATION OF A PUSH BOAT, WORK SKIFF AND MATERIALS TO THE SITE VIA THE PISCATAQUA RIVER.
- 2) MOBILIZATION OF EQUIPMENT TRUCKS TO THE SITE.
- 3) THE BARGE WILL BE POSITIONED ALONGSIDE THE PROPOSED LOCATION OF THE RIPRAP AND WATERWARD OF ANY EMERGENT VEGETATION TO MINIMIZE IMPACTS.
- 4) INSTALLATION OF THE RIPRAP WILL BE PERFORMED FROM A CRANE BARGE OR SKIFF TO REDUCE THE AMOUNT OF FOOT TRAFFIC IN THE INTERTIDAL AREA.
- 5) ALL WORK WILL BE PERFORMED AT LOW TIDE TO MINIMIZE SEDIMENTATION.

HEAVY EQUIPMENT IN WETLANDS OR MUDFLATS

OPERATING HEAVY EQUIPMENT OTHER THAN FIXED EQUIPMENT (DRILL RIGS, FIXED CRANES, ETC.) WITHIN WETLANDS SHALL BE MINIMIZED, AND SUCH EQUIPMENT SHALL NOT BE STORED, MAINTAINED OR REPAIRED IN WETLANDS, TO THE MAXIMUM EXTENT PRACTICABLE. WHERE CONSTRUCTION REQUIRES HEAVY EQUIPMENT OPERATION IN WETLANDS, THE EQUIPMENT SHALL EITHER HAVE LOW GROUND PRESSURE (TYPICALLY <3 PSI), OR IT SHALL BE PLACED ON SWAMP/CONSTRUCTION/TIMBER MATS (HEREIN REFERRED TO AS "CONSTRUCTION MATS" AND DEFINED AT APPENDIX A, ENDNOTE 4) THAT ARE ADEQUATE TO SUPPORT THE EQUIPMENT IN SUCH A WAY AS TO MINIMIZE DISTURBANCE OF WETLAND SOIL AND VEGETATION. CONSTRUCTION MATS ARE TO BE PLACED IN THE WETLAND FROM THE UPLAND OR FROM EQUIPMENT POSITIONED ON SWAMP MATS WORKING WITHIN A WETLAND. DRAGGING CONSTRUCTION MATS INTO POSITION IS PROHIBITED. OTHER SUPPORT STRUCTURES THAT ARE CAPABLE OF SAFELY SUPPORTING EQUIPMENT MAY BE USED WITH WRITTEN CORPS AUTHORIZATION (CATEGORY 2 AUTHORIZATION OR INDIVIDUAL PERMIT). SIMILARLY, THE PERMITTEE MAY REQUEST WRITTEN AUTHORIZATION FROM THE CORPS TO WAIVE USE OF MATS DURING FROZEN, DRY OR OTHER CONDITIONS. AN ADEQUATE SUPPLY OF SPILL CONTAINMENT EQUIPMENT SHALL BE MAINTAINED ON SITE. CONSTRUCTION MATS SHOULD BE MANAGED IN ACCORDANCE WITH THE CONSTRUCTION MAT BMPs AT WWW.NAE.USACE.ARMY.MIL/MISSIONS/REGULATORY

SOIL EROSION, SEDIMENT AND TURBIDITY CONTROLS

- ADEQUATE SEDIMENTATION AND EROSION CONTROL MEASURES, PRACTICES AND DEVICES, SUCH AS PHASED CONSTRUCTION, INSTALLATION OF SEDIMENT CONTROL BARRIERS (E. SILT FENCE, VEGETATED FILTER STRIPS, GEOTEXTILE SILT FENCES, EROSION CONTROL MIXES, HAY BALES OR OTHER DEVICES) DOWNHILL OF ALL EXPOSED AREAS, RETENTION OF EXISTING VEGETATED BUFFERS, APPLICATION OF TEMPORARY MULCHING DURING CONSTRUCTION AND PERMANENT SEEDING AND STABILIZATION SHALL BE INSTALLED AND PROPERLY MAINTAINED TO REDUCE EROSION AND RETAIN SEDIMENT ON-SITE DURING AND AFTER CONSTRUCTION. THEY SHALL BE CAPABLE OF PREVENTING EROSION; OF COLLECTING SEDIMENT, SUSPENDED AND FLOATING MATERIALS; AND OF FILTERING FINE SEDIMENT.
- TEMPORARY SEDIMENT CONTROL BARRIERS SHALL BE REMOVED UPON COMPLETION OF WORK, BUT NOT UNTIL ALL DISTURBED AREAS ARE PERMANENTLY STABILIZED. THE SEDIMENT COLLECTED BY THESE SEDIMENT BARRIERS SHALL BE REMOVED AND PLACED AT AN UPLAND LOCATION AND STABILIZED TO PREVENT ITS LATER EROSION INTO A WATERWAY OR WETLAND.
- ALL EXPOSED SOIL AND OTHER FILLS SHALL BE PERMANENTLY STABILIZED AT THE EARLIEST PRACTICABLE DATE.

TIME OF YEAR WORK WINDOWS/RESTRICTIONS

FOR ACTIVITIES WHERE WORK IS AUTHORIZED IN STREAMS AND TIDAL WATERS THAT CAUSES TURBIDITY OR SEDIMENT RE-SUSPENSION OR OTHER CONSTRUCTION RELATED DISTURBANCES, WORK MUST BE CONDUCTED DURING THE FOLLOWING T.O.Y. WORK WINDOWS (NOT DURING THE T.O.Y. RESTRICTIONS) UNLESS OTHERWISE AUTHORIZED BY THE CORPS UNDER CATEGORY 2 REVIEW.

T.O.Y. RESTRICTION (NO WORK)	T.O.Y. WORK WINDOW (WORK ALLOWED)
NON-TIDAL WATERS SEP. 30	OCT. 01 THROUGH JUL. 14
TIDAL WATERS APR. 09	APR. 10 THROUGH NOV. 07
	JUL. 15 THROUGH NOV. 08 THROUGH

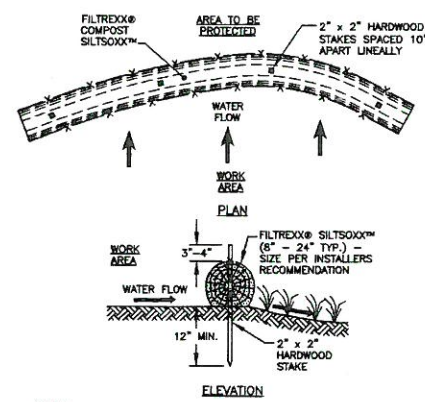
ALTERNATE WINDOWS AUTHORIZED UNDER CATEGORY 2 MAY INCLUDE SPECIES SPECIFIC WINDOWS RECOMMENDED BY THE MAINE DEPT. OF MARINE RESOURCES AND/OR MAINE DEPT. OF INLAND FISHERIES & WILDLIFE.

FLOODPLAINS AND FLOODWAYS

- APPROPRIATE MEASURES MUST BE TAKEN TO MINIMIZE FLOODING TO THE MAXIMUM EXTENT PRACTICABLE.
- ACTIVITIES WITHIN 100-YEAR FLOODPLAINS MUST COMPLY WITH APPLICABLE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA)-APPROVED STATE AND/OR LOCAL FLOODPLAIN MANAGEMENT PERMITTING REQUIREMENTS. PROPONENTS MAY NEED TO COORDINATE WITH FEMA AND APPLY FOR A FORMAL CHANGE TO THE FLOOD INSURANCE STUDY PRODUCTS OR FORWARD A SET OF PROJECT PLANS AND RELEVANT TECHNICAL DOCUMENTATION IN A DIGITAL FORMAT TO THE RISK ANALYSIS BRANCH CHIEF, MITIGATION DIVISION, FEMA, REGION 1, 99 HIGH STREET, BOSTON, MASSACHUSETTS 02110. APPLICANTS SHOULD PROVIDE A COPY OF ANY DOCUMENTATION TO THE CORPS ALONG WITH THE PCN.
- PROONENTS MAY HAVE TO OBTAIN A FLOOD HAZARD DEVELOPMENT PERMIT ISSUED BY THE TOWN. INQUIRIES MAY BE DIRECTED TO THE MUNICIPALITY OR TO THE MAINE FLOODPLAIN MANAGEMENT COORDINATOR AT (207) 287-8063. SEE [HTTP://WWW.MAINE.GOV/DACF/FLOOD/](http://WWW.MAINE.GOV/DACF/FLOOD/)

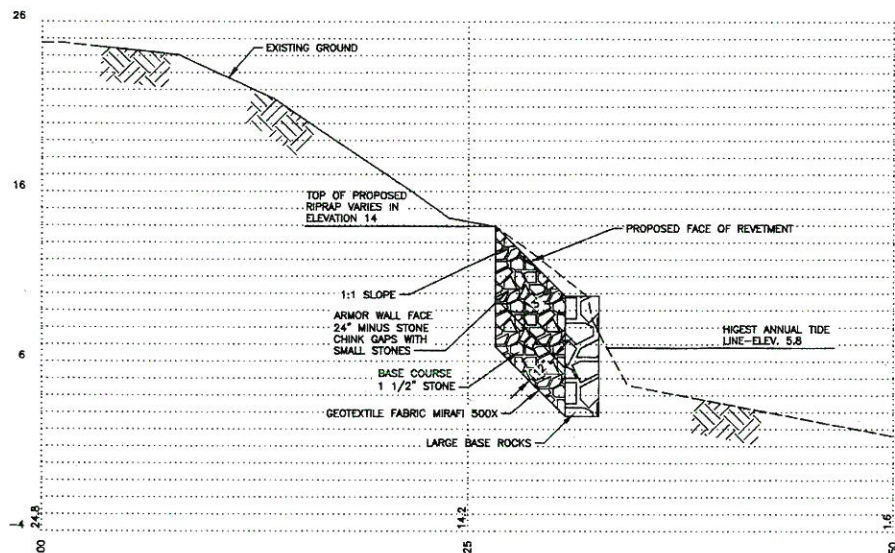
SPAWNING, BREEDING, AND MIGRATORY AREAS.

- JURISDICTIONAL ACTIVITIES AND IMPACTS SUCH AS EXCAVATIONS, DISCHARGES OF DREGED OR FILL MATERIAL, AND/OR SUSPENDED SEDIMENT PRODUCING ACTIVITIES IN JURISDICTIONAL WATERS THAT PROVIDE VALUE AS FISH MIGRATORY AREAS, FISH AND SHELLFISH SPAWNING OR NURSERY AREAS, OR AMPHIBIAN AND MIGRATORY BIRD BREEDING AREAS, DURING SPAWNING OR BREEDING SEASONS SHALL BE AVOIDED AND MINIMIZED TO THE MAXIMUM EXTENT PRACTICABLE.
- JURISDICTIONAL ACTIVITIES IN WATERS OF THE UNITED STATES THAT PROVIDE VALUE AS BREEDING AREAS FOR MIGRATORY BIRDS MUST BE AVOIDED TO THE MAXIMUM EXTENT PRACTICABLE. THE PERMITTEE IS RESPONSIBLE FOR OBTAINING ANY "TAKE" PERMITS REQUIRED UNDER THE USFWS'S REGULATIONS GOVERNING COMPLIANCE WITH THE MIGRATORY BIRD TREATY ACT OR THE BALD AND GOLDEN EAGLE PROTECTION ACT. THE PERMITTEE SHOULD CONTACT THE APPROPRIATE LOCAL OFFICE OF THE USFWS TO DETERMINE IF SUCH "TAKE" PERMITS ARE REQUIRED FOR A PARTICULAR ACTIVITY.

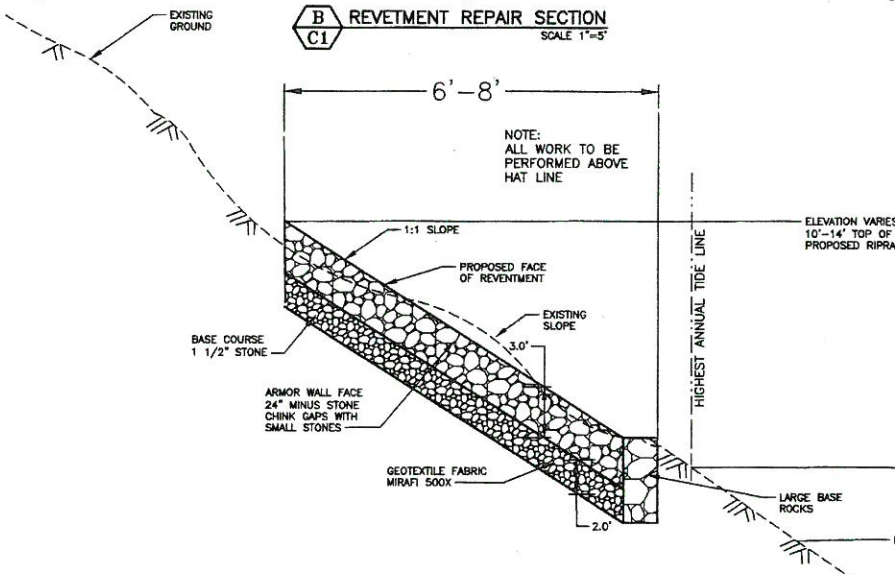


- NOTES:**
1. ALL MATERIAL TO MEET FILTERBOX SPECIFICATIONS.
 2. FILTERBOX SYSTEM SHALL BE INSTALLED BY A CERTIFIED FILTERBOX INSTALLER.
 3. THE CONTRACTOR SHALL MAINTAIN THE COMPOST FILTRATION SYSTEM IN A FUNCTIONAL CONDITION AT ALL TIMES. IT WILL BE ROUTINELY INSPECTED AND REPAIRED WHEN REQUIRED.
 4. SILTSOXX DEPICTED IS FOR MINIMUM SLOPES, GREATER SLOPES MAY REQUIRE ADDITIONAL PLACEMENTS.
 5. THE COMPOST FILTER MATERIAL WILL BE DISPERSED ON SITE WHEN NO LONGER REQUIRED, AS DETERMINED BY THE ENGINEER.

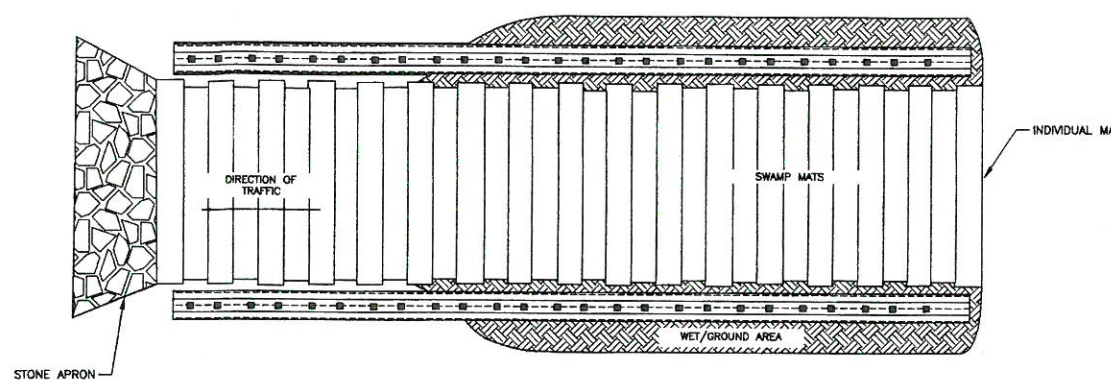
A FILTERBOX® SILTSOXX™ FILTRATION SYSTEM
(AS NEEDED) NTS



B REVETMENT REPAIR SECTION
SCALE 1"=5'



C REVETMENT REPAIR TYPICAL SECTION
NTS



D SWAMP MATS
SCALE 1"=5'

INSTALLATION

Mats should be in good condition to ensure proper installation, use and removal.

Operating heavy equipment in wetlands shall be minimized, and such equipment other than fixed equipment (drill rigs, fixed cranes, etc.) shall not be stored, maintained, fueled or repaired in wetlands unless the equipment is broken down and cannot be easily removed.

An adequate supply of spill containment equipment shall be maintained on site.

General Permits in New England do not authorize dragging construction mats into waters of the U.S.

Woody vegetation (trees, shrubs, etc.) shall be cut at or above ground level and not uprooted in order to prevent disruption to the wetland soil structure and to allow stump sprouts to revegetate the work area.

Where feasible, place mats in a location that would minimize the amount needed for the wetlands crossing.

Minimize impacts to wetland areas during installation, use, and removal.

Install adequate erosion and sediment controls at approaches to mats to promote a smooth transition to, and minimize sediment tracking onto, swamp mats.

In most cases, construction mats should be placed along the travel area so that the individual boards are resting perpendicular to the direction of traffic. No gaps should exist between mats. Place mats far enough on either side of the resource area to rest on firm ground.

Provide standard construction mat BMP details to work crews.

WETLAND/STREAM CHANNEL CROSSING

At "dry" crossings where no flow is present or anticipated during project construction, the mats may be placed directly onto the ground in order to prevent excessive rutting, provided stream banks and bottoms are not adversely altered.

Construction mats may be used as a temporary bridge over a stream to allow vehicles access to the work site. Small sections of mat are placed within and along the stream parallel to the flow of water. Mats may then be placed perpendicular to the stream, resting on top of the initial construction mat supports. It may be necessary to place additional reinforcement for extra stability and to minimize the amount of sediment that could fall between the spaces of each timber.

In areas where wildlife passage or migration is a consideration, mats may be installed in accordance with the diagram "Typical Stream Crossing with Swamp Mats."

Mats should not be placed so that they restrict the natural flow of the stream.

Minimize number of stream/wetland crossings. Where feasible, locate crossing site where stream channel is narrow for the shortest possible clear span and where stream banks are stable and well defined. For large wetland complexes, consider accessing structures from opposite sides where possible to avoid crossing the entire wetland.

More than one layer of mats may be necessary in areas which are inundated or have deep organic wetland soils.

MAINTENANCE

Matted wetland crossings should be monitored to assure correct functioning of the mats. Inspect mats after use. Look for any defects or structural problems. Mats which become covered with soils or construction debris should be cleaned and the materials removed and disposed of in an upland location. The material should not be scraped and shoveled into the resource area. Mats which become imbedded must be reset or layered to prevent mud from covering them or water passing over them.

REMOVAL

Matting should be removed by "backing" out of the site, removing mats one at a time. Any rutting or significant indentations identified during mat removal should be regarded immediately, taking care not to compact soils.

Mats should be cleaned before transport to another wetland location to remove soil and any invasive plant species seed stock or plant material.

Mats shall be cleaned of soil and any invasive plant species seed stock or plant material from before installation.

RESTORATION

Special precautions should be taken to promptly stabilize areas of disturbed soil located near wetlands and streams. Matted areas within wetlands shall be restored to their original condition and elevation. This may involve natural revegetation from existing root and seed stock of native plant species. Conditions may warrant planting and the broadcast of a wetland seed mix over the matted area to supplement the existing seed and rootstock. Seed mixes and vegetation shall contain only plant species native to New England. The use of mulch in wetlands shall consist of weed-free mulch to mitigate the risk of the spread of invasive plant species.

AMBIT ENGINEERING, INC.
Civil Engineers & Land Surveyors
200 Griffin Road, Unit 3
Portsmouth, N.H. 03801-7114
Tel (603) 430-8282
Fax (603) 436-2315

- NOTES:**
- 1) THE CONTRACTOR SHALL NOTIFY DIG SAFE AT 1-888-DIG-SAFE (1-888-344-7233) AT LEAST 72 HOURS PRIOR TO COMMENCING ANY EXCAVATION ON PUBLIC OR PRIVATE PROPERTY.
 - 2) UNDERGROUND UTILITY LOCATIONS ARE BASED UPON BEST AVAILABLE EVIDENCE AND ARE NOT FIELD VERIFIED. LOCATING AND PROTECTING ANY ABOVEGROUND OR UNDERGROUND UTILITIES IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND/OR THE OWNER. UTILITY CONFLICTS SHOULD BE REPORTED AT ONCE TO THE DESIGN ENGINEER.
 - 3) EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH MAINE EROSION AND SEDIMENT CONTROL PRACTICES FIELD GUIDE FOR CONTRACTORS, MARCH 2015.

GAUDISSERT RESIDENCE
28 MENDUM AVENUE
KITTERY, MAINE

NO.	DESCRIPTION	DATE
1	REUSE PER COMMENTS	01/02/18
0	ISSUED FOR COMMENT	10/30/18

STATE OF MAINE
JOHN R. CHAGNON
No. 2276
PROFESSIONAL LAND SURVEYOR

STATE OF MAINE
JOHN R. CHAGNON
No. 6990
PROFESSIONAL ENGINEER

SCALE: AS SHOWN
OCTOBER 2018

SHORELAND DEVELOPMENT
PLAN DETAILS
D1

APPROVED BY THE KITTERY PLANNING BOARD

CHAIRMAN _____ DATE _____