



November 30, 2020
BCE File: 20108

Ms. Maureen O'Meara, Town Planner
Town of Cape Elizabeth
320 Ocean House Road
Cape Elizabeth, ME 04107

**Re: Private Accessway Permit Amendment – Planning Board Application
18 Ledgewood Lane, Cape Elizabeth (Map U36/Lot 64)**

Dear Ms. O'Meara:

On behalf of James Gray, we are pleased to submit the enclosed Planning Board Application to amend the Private Accessway Permit for the subject project.

Mr. Gray is requesting a waiver from the board to increase the slope of his driveway beyond the maximum allowed 5% slope criteria within the accessway. The proposed slope will be approximately 8.0% for half of the linear distance and then increases to 10% slope for the final length of driveway within the approved accessway. This is being requested due to shallow ledge on the site, which required a higher finish floor elevation for the proposed single family home. Increasing the slope of the driveway in the first 25 feet will mitigate excessive slopes in the driveway beyond the private accessway easement required by the town. Per discussions with the fire chief, this will not cause any undue hardship for emergency services since fire trucks will not need to utilize the private accessway.

We look forward to meeting with the Planning Board for review. We respectfully ask to be put on the agenda for the December 15th meeting. Thank you for your consideration.

Sincerely,
BLAIS CIVIL ENGINEERS,

A handwritten signature in black ink that reads 'Todd J. Gammon'.

Todd J. Gammon, PE

Cc: James Gray