

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING PERMIT

Permit Number: 081297

This is to certify that GOODMAN MYLES J TRUS Overhead
has permission to Installation of 12w x 10h Dec change of use to New England Sports Auto Repair.
AT 55 ST JAMES ST 066 D004002

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is lath or other work is used-in. 2 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. Craig Cross
Health Dept.
Appeal Board
Other

Department Name
CITY OF PORTLAND

PENALTY FOR REMOVING THIS CARD

Thomas M. MacKinnon 10/20/08
Director - Building & Inspection Services

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 08-1297	Issue Date:	CBL: 066 D004002
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Location of Construction: 55 ST JAMES ST	Owner Name: GOODMAN MYLES J TRUST	Owner Address: PO BOX 601	Phone: 207-772-0199
Business Name:	Contractor Name: Overhead Door	Contractor Address: 533 Riverside Industrial Parkw Portlan	Phone: 2077976734
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: I-M

Past Use: Commercial/Dental Lab	Proposed Use: Commercial/New England Imports Installation of 12w x 10h Door/Change of Use to NewEngland Imports Auto Repair.	Permit Fee: \$115.00	Cost of Work: \$1,966.00	CEO District: 3
Proposed Project Description: Installation of 12w x 10h Door/Change of Use to NewEngland Imports Auto Repair.		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <i>See Conditions</i>	INSPECTION: Use Group: <i>B</i> Type: <i>5a</i> <i>IBC 2003</i>	
		Signature: <i>Cora Cass</i> Signature: <i>Jm 10/20/08</i>		
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)				
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied				
Signature: _____ Date: _____				

Permit Taken By: lmd	Date Applied For: 10/09/2008	Zoning Approval
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</p>	<p>Special Zone or Reviews</p> <input type="checkbox"/> Shoreland <i>I'm Allow Automotive repair services</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p>Date: <i>10/17/08</i></p>	<p>Zoning Appeal</p> <input checked="" type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input checked="" type="checkbox"/> Denied <p><i>9/4/08</i> <i>to split lot & not meet the required PAVement setback</i></p> <p>Date: _____</p>	<p>Historic Preservation</p> <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied <p>Date: _____</p>
	<p>PERMIT ISSUED</p> <p>10/17/2008</p> <p>CITY OF PORTLAND</p>		

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

From: Marge Schmuckal
To: Tammy Munson
Date: 10/3/2008 9:05:18 AM
Subject: Re: 55 St James

Thank you. Maybe this will get his attention now.

>>> Tammy Munson 10/3/2008 8:25:36 AM >>>

I have added \$200 in fees owed under this address. \$100 for a stop wrok order removal and \$100 for a belated fee. I have scheduled an inspection for Oct. 20th so we can follow up.



Strengthening a Remarkable City. Building a Community for Life - www.portlandmaine.gov

*Director of Planning and Urban Development
Penny St. Louis Littell*

*Inspection Services, Director
Jeanie Bourke*

October 1, 2008

Carl Reminga
d/b/a New England Imports
c/o Michael F. Vaillancourt, Esq.
PO Box 2412
South Portland, Maine 04116-2412

CBL: 066 D004002
Located at 55 St James St

Certified Mail 7003 3110 0002 6063 7230

STOP WORK ORDER

Dear Mr. Reminga:

An evaluation of the above-referenced property on 09/22/08 revealed that building construction was being conducted without benefit of a valid building permit as required by Section 105.1 of the 2003 International Building Code of the City of Portland. Any change of use in a property also requires a "Change of Use" permit required under section 105.1.

Appropriate permitting has not been applied for the property listed above, therefore all construction activity at that property must STOP immediately. This is a STOP WORK ORDER pursuant to Section 114.1 of 2003 International Building Code of the City of Portland.

I've enclosed the appropriate applications. These must be applied for by October 20, 2008. Failure to comply will result in this office referring the matter to the City of Portland Corporation Counsel for legal action and possible civil penalties, as provided for in Section 1-15 of the Code and in Title 30-A of M.R.S.A. Section 4452. This constitutes an appealable decision pursuant to Section 112 of the City of Portland Building Code.

If you wish to discuss this matter, or you have any questions, please feel free to contact me.

Sincerely,

Tammy Munson @ (207) 874-8706
Code Enforcement Officer/Plan Reviewer

From: Tammy Munson
To: Chris Hanson; Jeanie Bourke; Marge Schmuckal; Tom Markley
Date: 9/22/2008 12:00:38 PM
Subject: Re: 55 St James St. 066 D004 &005

This is done

>>> Marge Schmuckal 9/22/2008 11:48:54 AM >>>

I see nother in Urban Insight. The 10 days are up for this guy to come in for his change of use and alterations to the building (he put in an overhead door and other alterations). Jeanie, can some one put a stop work order on this guy and charge him a belated fee for the work he's already done?

Thank You,
Marge

both

>>> Gayle Guertin 9/10/2008 11:38:52 AM >>>

Hi

Attached is a denied decision letter from Zoning Board of Appeals on September 4, 2008 meeting. Marge is asking Code Enforcemnet to follow up on **55 St. James St. in ten (10) days.**

Thank You
Gayle

CC: Gayle Guertin



General Building Permit Application


If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>55 ST. JAMES STREET.</u>		
Total Square Footage of Proposed Structure/Area <u>4'x8' 32 SQ FT.</u>	Square Footage of Lot <u>17,200</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>66 D 004</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>L.C. REYNOLDS</u> Address <u>8 MOSES LANE</u> City, State & Zip <u>SEABROOK ME 04074</u>	Telephone: <u>772-0199</u>
Lessee/DBA (If Applicable) <u>OCT 9 2008</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>1966</u> C of O Fee: \$ <u>75</u> Total Fee: \$ _____
Current legal use (i.e. single family) <u>DENTAL LAB</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>AUTO Repair.</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Change of use / INSTALLATION OF DOOR.</u>		
Contractor's name: <u>OVERHEAD DOOR COMPANY OF PORTLAND</u> Address: <u>533 RIVER ST. INC. PKWY. 04103</u> City, State & Zip _____ Telephone: _____ Who should we contact when the permit is ready: <u>CALL</u> Telephone: <u>772-0199</u> Mailing address: _____		

Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature:  Date: 10-7-08

This is not a permit; you may not commence ANY work until the permit is issued.

City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 08-1297	Date Applied For: 10/09/2008	CBL: 066 D004002
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Business Name:	Contractor Name: Overhead Door	Contractor Address: 533 Riverside Industrial Parkw Portlan	Phone (207) 797-6734
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

Proposed Use: Commercial/New England Imports Installation of 12w x 10h Door/Change of Use to NewEngland Imports Auto Repair.	Proposed Project Description: Installation of 12w x 10h Door/Change of Use to NewEngland Imports Auto Repair.
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 10/17/2008

Note:**Ok to Issue:**

- 1) This lot shall not be split without meeting all the I-M zone requirements - especially the pavement setback from property lines requirement.
- 2) Separate permits shall be required for any new signage.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Tom Markley **Approval Date:** 10/20/2008

Note:**Ok to Issue:**

- 1) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.
- 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Capt Greg Cass **Approval Date:** 10/17/2008

Note:**Ok to Issue:**

- 1) Emergency lights are required to be tested at the electrical panel.
- 2) Emergency lights and exit signs are required
- 3) The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. Compliance letters are required.
- 4) Garage repair requires a permit from the City Clerks office.
- 5) Garage repair facilities shall comply with NFPA 30 A. A copy is available upon request.
- 6) All means of egress to remain accessible at all times
- 7) Fire extinguishers required. Installation per NFPA 10

Comments:

10/17/2008-mes: See letter and memo from Tammy - A \$100 belated fee and a \$100 removal of stop work order needs to be paid PRIOR to issuance of permit

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

 X **Final/Certificate of Occupancy: Prior to any occupancy of the structure or use.**
NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.

Signature of Applicant/Designee

Thomas H. Muller

Signature of Inspections Official

Date

10/20/08

Date

OVERHEAD DOOR COMPANY OF PORTLAND

533 Riverside Industrial Parkway
 Portland, Maine 04103
 Tel: - 1-800-287-6734
 Tel: - 207-797-6734
 Fax: - 207-797-0642

BRANCH OFFICES
 Augusta, ME. 04330
 Portsmouth, N. H. 03801
 Londonderry, N. H. 03053
 MJT-Office

The Genuine. The Original.



Proposal #: 1-20260

Q 26172

PROPOSAL SUBMITTED TO: NEW ENGLAND IMPORTS			Date 7/31/2008		Attention CARL				
STREET 53 DANFORTH STREET			Job Name NEW ENGLAND IMPORTS						
City PORTLAND		State ME	Zip Code 04101		Job Location 55 ST JAMES STREET, PORTLAND, ME				
Phone Number 207-772-0199		Fax Number 207-772-0184			Job Phone 207-772-0199				
ITEM #	QTY	SERIES	DOOR WIDTH	DOOR HEIGHT	WINDOWS	TRACK TYPE	OPERATION	HEAD ROOM	JAMB TYPE
1	1	593	12'0"	10'0"	NONE	2" STD LIFT	ELECTRIC	28" APPROX	WOOD

A. SCOPE : FURNISH AND INSTALL: BUDGET QUOTE :

Furnish & Install (1) 12'0" x 10'0" series 593 Thermacore Overhead Door, as manufactured by the Overhead Door Company, to include : heavy duty hardware, 2" standard lift track, solid counterbalance shaft, 10,000 cycle springs, 115v 1/2 HP Legacy electric operator, photoeyes, single button remote, door color white, full perimeter white vinyl weatherseals.

B. EXCLUSIONS: ALL OPENING PREPARATION (WOOD JAMBS, COUNTER BALANCE TORSION SPRING PADS, OPERATOR MOUNTING PADS, ETC.) ALL FIELD WIRING (LINE VOLTAGE, CONTROL WIRING TO SWITCHES, ELECTRICAL CONDUIT, ETC.) WHEN REQUIRED...

C. PROPOSAL PRICE:.....includes installation, materials, and tax.....\$1966.00

D. TERMS : 25% DEPOSIT, WAIVED WITH CREDIT APPROVAL

E. DELIVERY : APPROX 3 WEEKS FROM SIGNED PROPOSAL

F. PRODUCT FEATURES :

The above sized 593 series "Thermacore" sectional door(s), as manufactured by the Overhead Door Corporation. Door standard features to include the following:
 .016" thick roll-formed hot-dipped galvanized steel exterior sections, with metal/foam/metal sandwich, foamed-in-place homogeneous CFC/HCFC free polyurethane insulation. Insulating values: R = 12.76, U = .078. Section thickness 1 3/8", all sections to be fitted with tube seals to weatherstrip each joint. Door will be designed to meet or exceed industry standards for wind loading. End stiles will be 20 ga. steel; hinges and fixtures will be galvanized steel. EPDM thermal break to be provided between interior and exterior skins to prevent thermal transmission. Patented water channel is provided for a drip free opening. The polyurethane foam insulation is fully encapsulated in non-permeable materials for no loss of thermal efficiency. Limited 10-year warranty against panel delamination of foam and steel skins.

PROPOSAL TO INCLUDE THE FOLLOWING:

Item 1 above to feature the following:

- (1) 20 ga. end stiles (STD).
- (1) Baked-on polyester white exterior with white interior (STD).
- (1) EPDM bulb-type bottom weatherstrip and joint seal (STD).
- (1) Foamed-in-place polyurethane insulation (STD).
- (1) Galv. roll-formed .016" steel sct. w/ 1-3/8" thickness (STD).
- (1) Ship-lap meeting rails with thermal break (STD).
- (10) Top Seal, dual flap (408972).
- (1) Lock, Inside Slide #1 (STD).
- (120) Substitute Heavy Hardware.
- (12) Track, 2", Continuous Angle Out (#3) WOOD JAMB (STD).



OVERHEAD DOOR COMPANY OF PORTLAND

533 Riverside Industrial Parkway
 Portland, Maine 04103
 Tel: 1-800-287-6734
 Tel: - 207-797-6734
 Fax: - 207-797-0642

BRANCH OFFICES
 Augusta, ME. 04330
 Portsmouth, N. H. 03801
 Londonderry, N. H. 03053
 MJT-Office

The Genuine. The Original.



Proposal #: 1-20261
 Q 26172

PROPOSAL SUBMITTED TO: NEW ENGLAND IMPORTS			Date 7/31/2008	Attention CARL
STREET 53 DANFORTH STREET			Job Name NEW ENGLAND IMPORTS	
City PORTLAND	State ME	ZipCode 04101	Job Location 55 ST JAMES STREET, PORTLAND, ME	
Phone Number 207-772-0199	Fax Number 207-772-0184		Job Phone 207-772-0199	

A. SCOPE : REMODEL OPENING :

1. Furnish Labor, equipment, and misc materials to cut a 12'0" x 10'0" opening in a metal building. Includes concrete cutting the sill down to floor level, 12'0" across, 12" high, 8" deep, patching concrete cut if needed, installing 8" steel C channel tying in to above roof beam to frame opening. Includes installation of 2"x6" wood bucs, vertical & header.

B. EXCLUSIONS: ASPHALT PATCHING/REGRAVING OF THE OUTSIDE AREA IS NOT INCLUDED. A DOWNWARD SLOPE MUST BE MAINTANINED AWAY FROM BUILDING, THERE ARE SOME ELECTRICAL OUTLETS, INTERIOR WALLS, AND CEILING TILES & FRAMEWORK THAT MUST BE MOVED BEFORE WE CAN MAKE THIS OPENING.

C. PROPOSAL PRICE:.....includes installation, materials, and tax.....\$1988.00

We hereby propose to complete in accordance with above specification, for the sum of:

One Thousand Nine Hundred Eighty Eight Dollars and No Cents.. base price, no options

\$1,988.00

Signature

David Pinkham
 David Pinkham- Sales Engineer

Direct Dial: 1-800-287-6734

TERMS AND CONDITIONS

Payment to be made as follows: 25% DEPOSIT, NET 10

Prices subject to change if not accepted in 30 days.

BY OTHERS: Jambes, spring pads, all wiring to motors and control stations, unless otherwise stated above, are not included. Purchaser agrees that doors shall remain in Seller's possession until paid in full. In the event Purchaser breaches or defaults under the terms and provisions of this Agreement, the Purchaser shall be responsible for the costs of collection, including reasonable attorneys' fees. The Seller shall be entitled to full and final payment on the Purchase Order. There shall be a 1 1/2% service charge per month for all payments due and owing after 30 days. (Agreements are contingent upon strikes, accidents, or delays beyond our control.) Authorization is given for credit inquiries as needed for this contract.

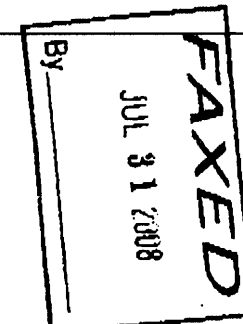
ACCEPTANCE: Terms, Price, and specifications on all pages of this proposal are hereby accepted and the work authorized.

Purchaser: _____

Signature

Title

Date of Acceptance

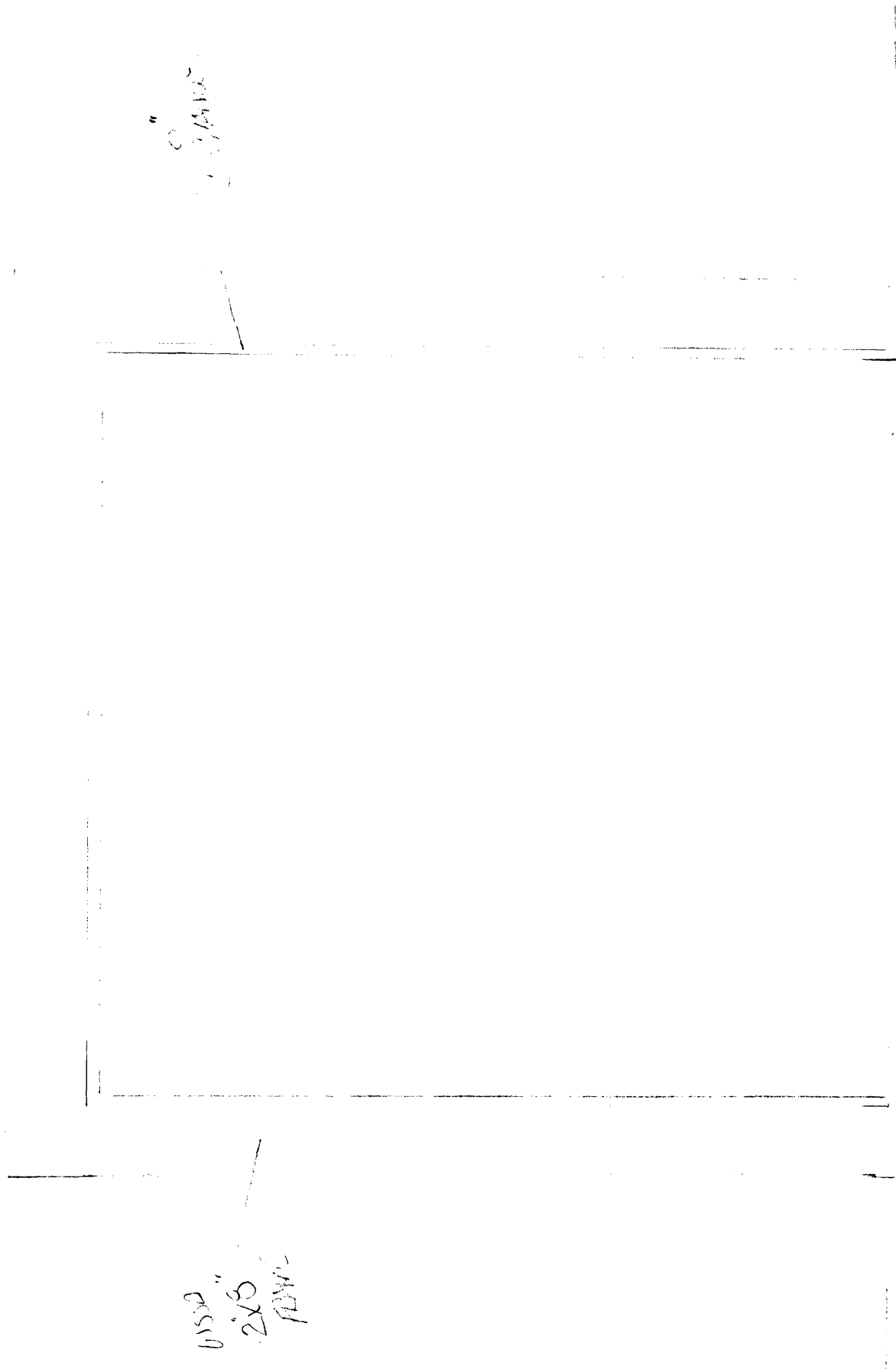


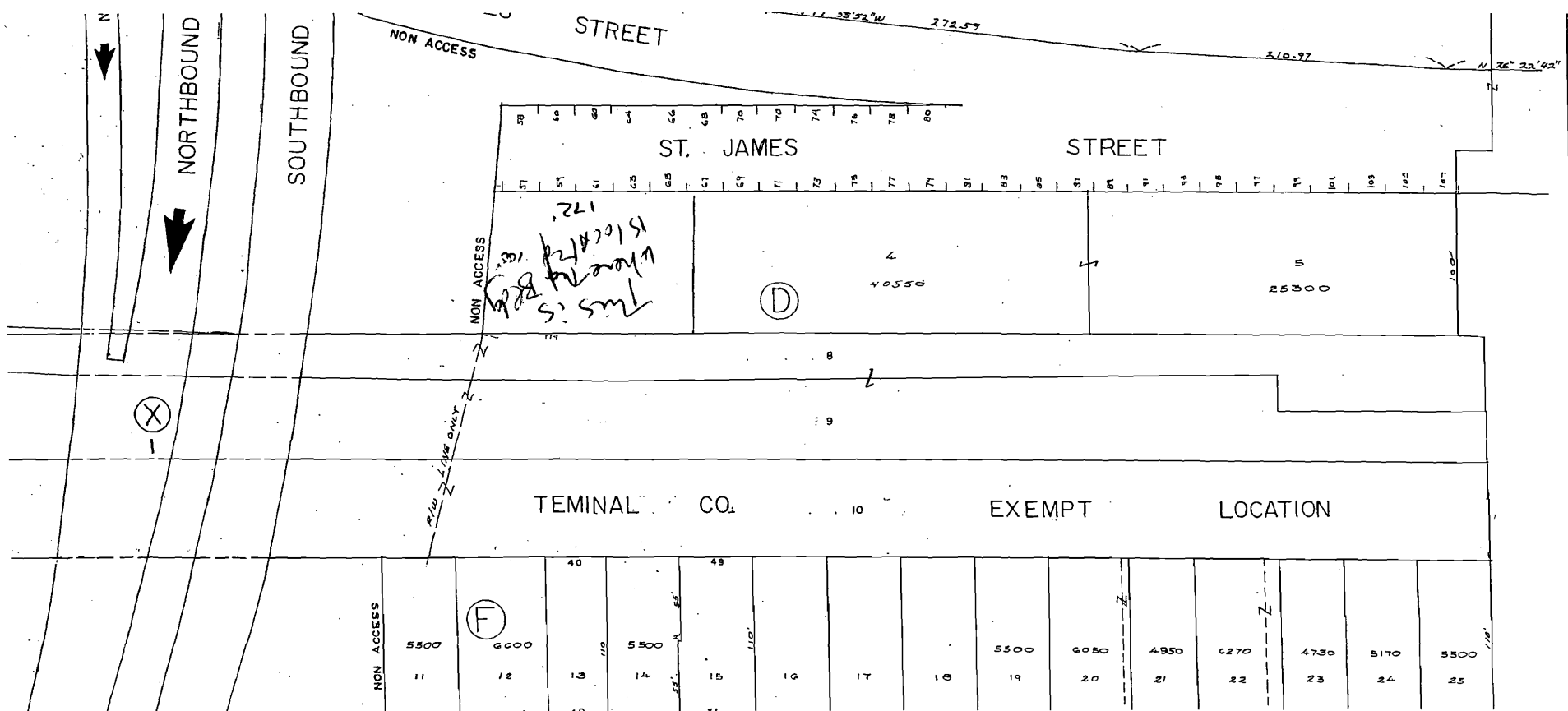
ACORD CERTIFICATE OF LIABILITY INSURANCE				OP ID HV OVERH-1	DATE (MM/DD/YYYY) 08/01/08	
PRODUCER Southern Maine Insurance 432 US Rt 1 Scarborough ME 04074 Phone: 207-883-8229 Fax: 207-883-4752			THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.			
INSURED Overhead Door Company of Portland A Div. of Maine Building Specialties Co Inc 333 Riverside Industrial Pkwy Portland ME 04103			INSURERS AFFORDING COVERAGE		NAIC #	
			INSURER A: MOUNTAIN VALLEY INSURANCE CO			
			INSURER B: MAINE EMPLOYERS MUTUAL INS			
			INSURER C:			
			INSURER D:			
			INSURER E:			
COVERAGES						
THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.						
WORKERS COMP LTR	INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS	
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS MADE <input checked="" type="checkbox"/> OCCUR	318-0030422-01	06/03/08	06/03/09	EACH OCCURRENCE	\$ 1000000
A	Contractual Liability GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC				DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 100000
					MED EXP (Any one person)	\$ 5000
					PERSONAL & ADV INJURY	\$ 1000000
					GENERAL AGGREGATE	\$ 2000000
					PRODUCTS - COMP/OP AGG	\$ 2000000
A	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input checked="" type="checkbox"/> ALL OWNED AUTOS <input checked="" type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS	318-0030422-01	06/03/08	06/03/09	COMBINED SINGLE LIMIT (Ea accident)	\$ 1000000
A					BODILY INJURY (Per person)	\$
A					BODILY INJURY (Per accident)	\$
					PROPERTY DAMAGE (Per accident)	\$
	GARAGE LIABILITY <input type="checkbox"/> ANY AUTO				AUTO ONLY - EA ACCIDENT	\$
					OTHER THAN EA ACC	\$
					AUTO ONLY: AGG	\$
A	EXCESS/UMBRELLA LIABILITY <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS MADE DEDUCTIBLE <input checked="" type="checkbox"/> RETENTION \$10000	X18-0030414-01	06/03/08	06/03/09	EACH OCCURRENCE	\$ 500000
					AGGREGATE	\$ 500000
						\$
						\$
						\$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? If yes, describe under SPECIAL PROVISIONS below OTHER	1810069356 (ME) 3102800621 (NH)	06/03/08	06/03/09	WC STATU-TORY LIMITS <input checked="" type="checkbox"/> OTH-ER	
					E.L. EACH ACCIDENT	\$ 500000
					E.L. DISEASE - EA EMPLOYEE	\$ 500000
					E.L. DISEASE - POLICY LIMIT	\$ 500000
DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS DOOR INSTALLATION/ SALES AND SERVICE.						
CERTIFICATE HOLDER			CANCELLATION			
New England Imports 53 Danforth Street Portland ME 04101			SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES.			
			AUTHORIZED REPRESENTATIVE <i>Andri Villacci</i>			

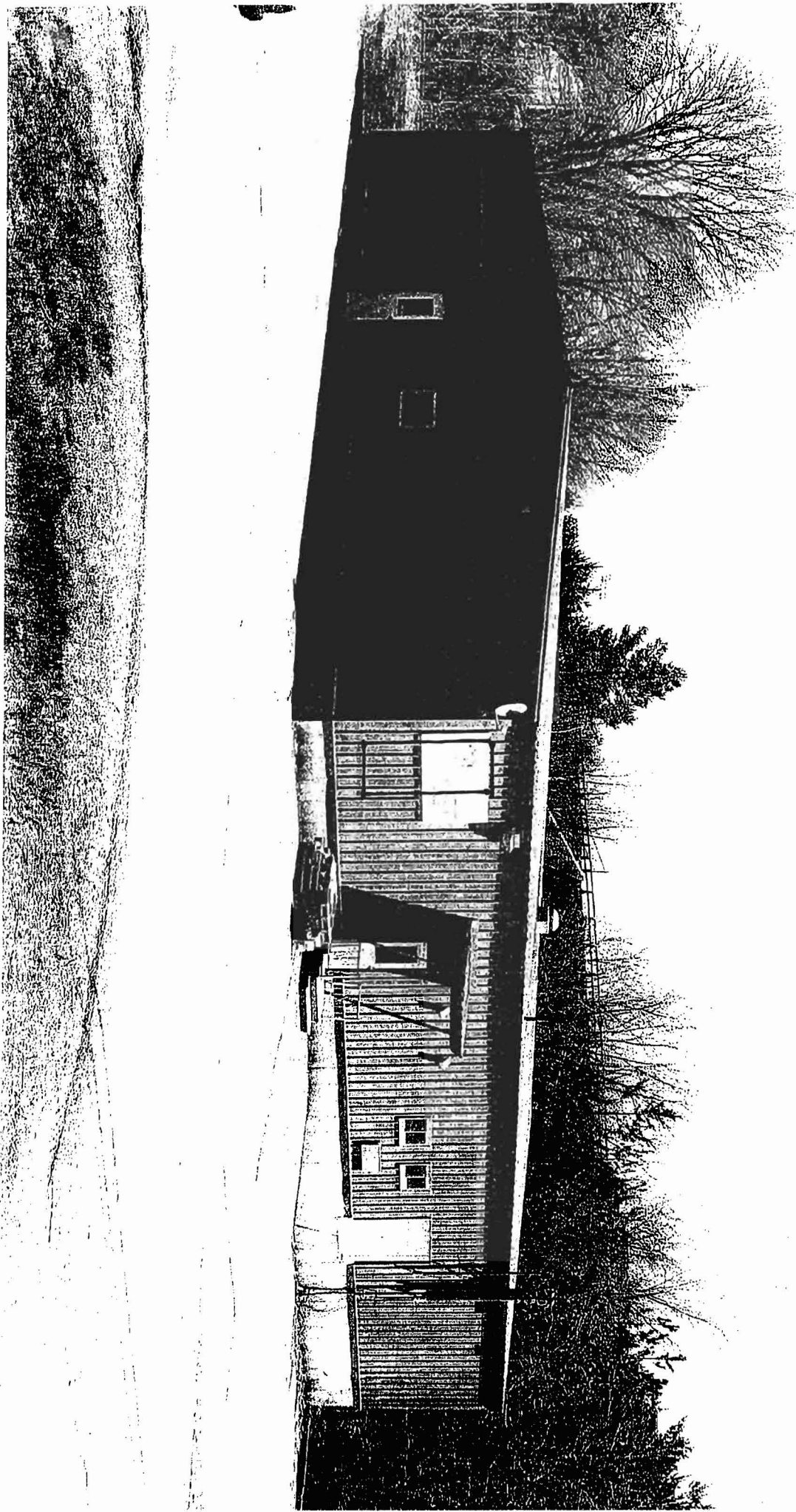
ACORD 25 (2001/08)

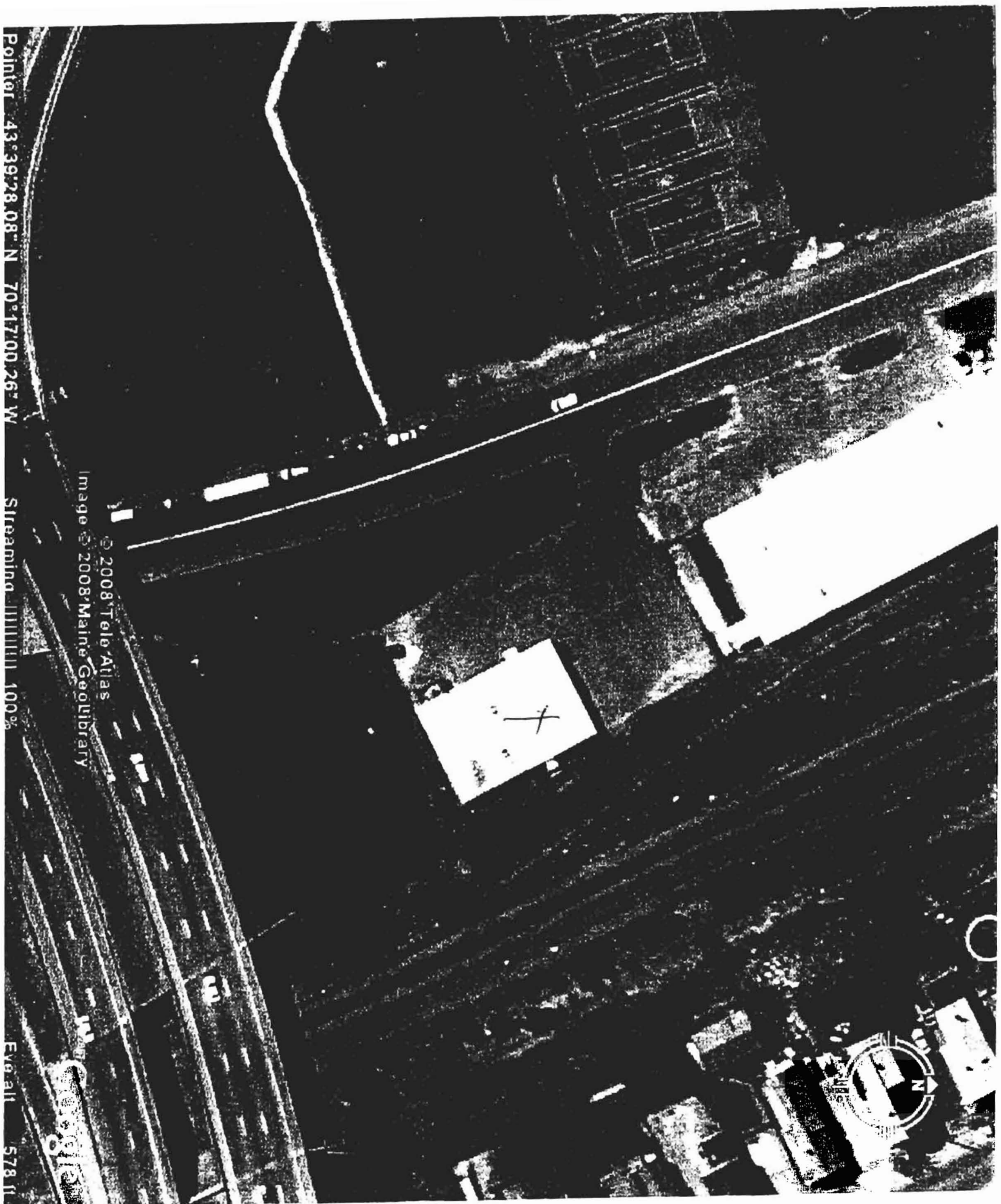
© ACORD CORPORATION 1988

ONE HEAD POOL
12' WIDE 10' HIGH









Pointed 43°39'28.08" N 70°17'00.26" W

Streamline 100%

© 2008 Tele Atlas
Image © 2008 Maine Geolibrary

Eye alt 578 ft

08/13



DAVID M. SCHWARTZ ♦ ATTORNEY AT LAW, P.A.

POST OFFICE BOX 367
125 MAIN STREET, SUITE A
NEWMARKET, NH 03857-0367

DAVID M. SCHWARTZ
RAPHAEL J. ROMAN

PHONE: (603) 659-3200
FACSIMILE: (603) 659-3220

September 16, 2008

VIA US Mail

Larry C. Reminga and Elena Reminga
New England Imports
55 St. James Street
Portland, Maine, 04102

OCT 9 2008

Re: SBA Loan to Larry C. Reminga and Elena Reminga d/b/a New England Imports
SBA Loan No. 34240860-08

Dear Mr. & Mrs. Reminga:

Granite State Economic Development Corporation has forwarded a copy of the SBA Authorization and Debenture Guaranty Agreement to you for your review. I understand that a closing has been scheduled for October 10, 2008. We would like to close on the SBA portion of financing simultaneously with *Bangor Savings Bank*. The following documents are required from you in order to complete my funding package to the SBA:

? *Carl* 1. *Alpla - not applicable*
Copy of Registered Business Name of New England Imports. **PLEASE PROVIDE THIS ITEM AS SOON AS POSSIBLE, WE CANNOT PREPARE THE CLOSING DOCUMENTS WITHOUT THEM.**

~~2.~~ *Ret* 2. *to closing*
An opinion letter from Borrower's attorney confirming Borrower's authority to enter into the loan documents in connection with the transaction; that there is no litigation or claims existing or threatened against Borrower.

Schwartz 3. A copy of the executed deed to the Portland property (*to be provided at closing*).

OK 4. A copy of the survey or site plan on the mortgaged premises or some other documentation that will satisfy the Title Company to have the Survey exception removed.

Mike/Ret 5. A letter from the Borrower's attorney or the Town/City of Portland that the property site in Portland, Maine is in compliance with the zoning requirements of the Town/City of Portland. *to closing*

Carl 6. A Certificate of Hazard Insurance, Fire and Extended Coverage in the maximum amount available, the certificate must indicate the U.S. Small Business Administration, c/o Granite State Economic Development Corporation, P.O. Box 1491, Portsmouth, New Hampshire 03802 as

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the second mortgagee and lender's loss payee on the real estate located at 55 St. James Street, Portland, Maine and must also provide that the SBA will be notified at least fifteen (15) days prior to cancellation. *The certificate must also contain the following language: The interest of the Lender and the SBA shall not be invalidated by any act or neglect of the mortgagor or owner of the insured property.*

Carl 7. A Certificate of Workers Compensation Insurance.

Carl 8. Title insurance policy insuring "Granite State Economic Development Corporation, its successors and/or assigns," for an amount of \$215,000.00 on the Portland, Maine property. *Policy shall not contain the Standard B-1 policy exceptions nor the liability non-cumulative paragraph (which must be waived by the title company). THE TITLE ATTORNEY WILL PROVIDE THIS SERVICE.*

Carl 9. An Environmental Site Review on the Portland, Maine property. ***PLEASE PROVIDE THIS ITEM TO GRANITE STATE ECONOMIC DEVELOPMENT CORPORATION AS SOON AS POSSIBLE. WE CANNOT CLOSE THE LOAN WITHOUT IT.***

10. An appraisal reflecting a minimum value of \$525,000.00. ***PLEASE FORWARD THIS ITEM TO GRANITE STATE ECONOMIC DEVELOPMENT CORPORATION IMMEDIATELY. WE CANNOT CLOSE THE LOAN WITHOUT IT.***

Carl 11. A voided check for attaching to the automatic debit authorization to be executed at the closing. The check should be from an account designated by the Borrower from which the payments on the SBA loan will be made. ***PLEASE PROVIDE THIS ITEM PRIOR TO CLOSING.***

12. The social security number of Larry C. Reminga. *already*

13. The social security number of Elena Reminga *the*


Please disclose and forward copies of any and all other encumbrances on the property, including but not limited to seller financing, and additional notes or mortgages to the Bank.

These requirements are outlined in the Authorization and Debenture Guaranty Agreement, a copy of which has been forwarded to you by Granite State Economic Development Corporation. The legal fee for closing the SBA/Granite State Economic Development Corporation loan is \$2,000.00. *In addition, the Borrower is required to pay all fees including, but not limited to, recording fees, search fees, and title insurance premiums.*

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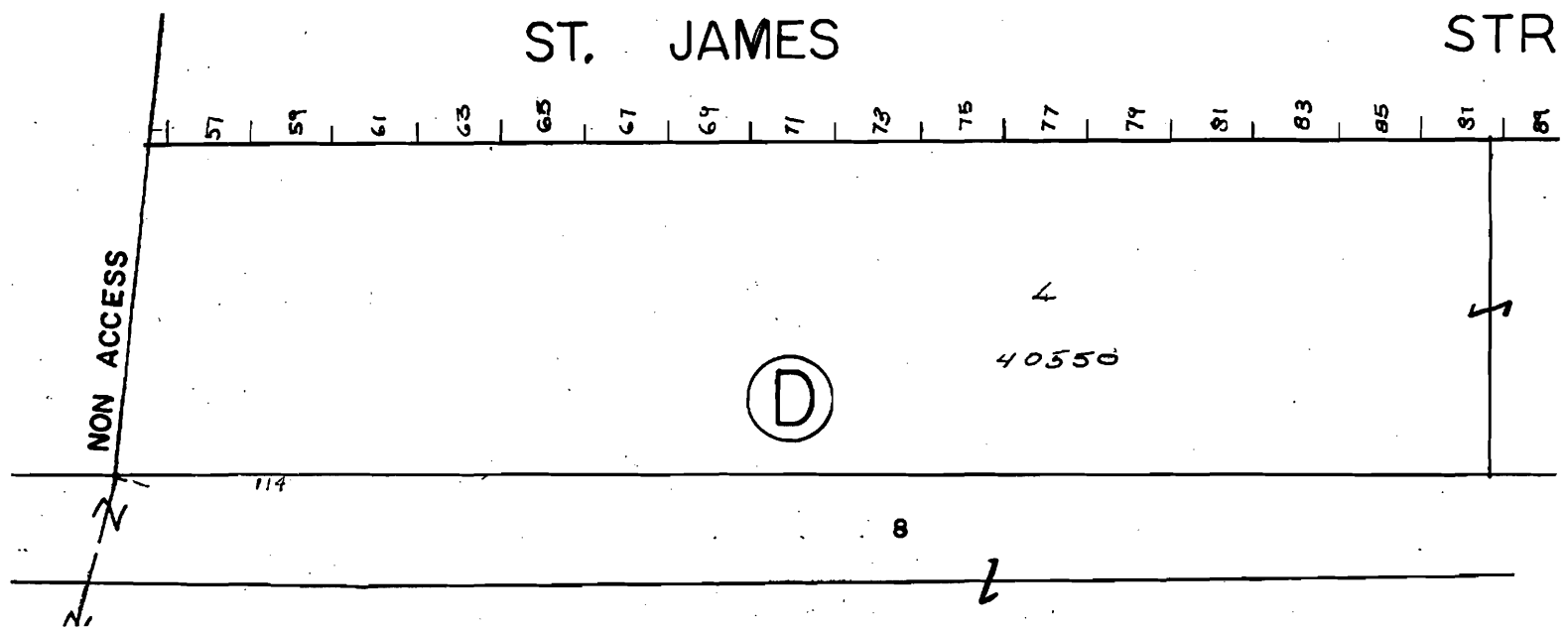
In the meantime, if you have any questions, please do not hesitate to call.

Sincerely yours,


Samantha L. Wibel
Paralegal

Enclosure

cc: Paul E. Thelin, Esquire
Terry Trickey, Bangor Savings Bank



CITY OF PORTLAND, MAINE
ZONING BOARD OF APPEALS

Peter Coyne
Philip Saucier-sec
Deborah Rutter
Jill E. Hunter
Gordon Smith
William Getz

September 9, 2008

Michael Vaillancourt, Esq.
Ainsworth, Thelin, Chamberlain & Raftice, P.A.
7 Ocean Street
PO Box 2412
South Portland, ME 04116-2412

RE: 55 St. James Street
CBL: 066 D004 & 005
ZONE: IM

Dear Mr. Vaillancourt:

As you know, at its September 4, 2008, meeting, the Board voted 3-1 thereby denying your Practical Difficulty Variance Appeal. The Board did not get four votes for affirmation.

As per Marge's phone call, your client must immediately apply for the change of use and structural changes that have already taking place at this location.

Enclosed please find a copy of the billing for the Zoning Board Appeals legal ad and abutter's notification along with a copy of the board's decision.

Should you have any questions please feel free to contact me at 207-874-8701.

Sincerely,



Gayle Guertin
Office Assistant

CC: Myles J. Goodman Trust , owner
L Carl Reminga
file

9/4/08 ZB
The lot + W
meet the

