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*Penny St. Louis Littell- Director of Planning and Urban Development
Marge Schmuckal, Zoning Administrator*

May 26, 2009

Pierce Atwood LLP
One Monument Square
Portland, ME 04101
Attn: Rebecca W. Greenfield

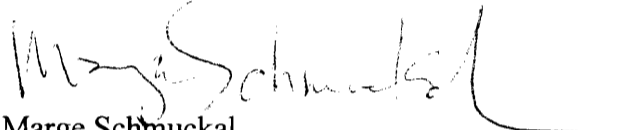
RE: 1200 Congress Street – Tax Map #189-A-13 & 15 (“Property”) – B-2 Zone

Dear Ms. Greenfield,

I am in receipt of your request for a determination letter for the Property. The Property is located within a B-2 Zone. In the B-2 Zone certain commercial uses are permitted, including but not limited to general, business and professional offices, hotels or motels, restaurants and drinking establishments, banking facilities and health clubs.

At this time I have not been supplied any site plans to confirm that the Property, as developed, conforms with all land use and development restrictions contained in all City Ordinances. However, research of our files indicate that building permits and Certificates of Occupancy have been reviewed, approved and issued. Copies of Certificates of Occupancy have been attached to this letter. I am unaware of any pending or contemplated land use or zoning actions with respect to the Property.

Very truly yours,


Marge Schmuckal
Zoning Administrator

Cc: file



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 1200 Congress Street CEL: 188-A-011

Issued to Olympia Equity Investors

Date of Issue July 11, 2000

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. ⁹⁹⁻¹¹⁸¹, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Entire building

Use group B
Type of Construction 2B
BOCA 96

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

13 July 2000
(Date)

[Handwritten Signature]
Inspector

[Handwritten Signature]
Inspector of Buildings

07/13/00
[Handwritten Initials]

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.



Certificate of Occupancy

LOCATION 1200 Congress St

CBL 189 A013001

Issued to Olympia Equity Investors/Allied/Cook Construction

Date of Issue 06/25/2004

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 03-1508, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

SECOND FLOOR

USE GROUP B, TYPE2C, MEDICAL OFFICES
BOCA 1999

Limiting Conditions:

This certificate supersedes certificate issued

Approved:

06/25/04 *[Signature]*
(Date) Inspector

[Signature]
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.



Certificate of Occupancy

LOCATION 1200 Congress St

CBL 189 A013001

Issued to Olympia Equity Investors/Allied/Cook Construction

Date of Issue 09/24/2004

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 03-1508, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

THIRD FLOOR

USE GROUP B, TYPE2C, MEDICAL OFFICES
BOCA 1999

Limiting Conditions:

This certificate supersedes certificate issued

Approved:

09/24/04 *[Signature]*
(Date) Inspector

[Signature]
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

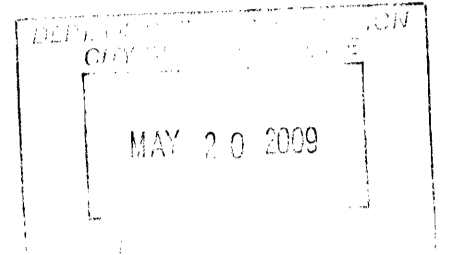


May 20, 2009

VIA HAND DELIVERY

Ms. Marge Schmuckal
Zoning Administrator/City of Portland
Portland City Hall
389 Congress Street
Portland, Maine 04101

18-13-15



Re: Olympia Equity Investors III, L.P., 1200 Congress Street (Norway Savings Bank Building)

Dear Ms. Schmuckal:

Olympia Equity Investors I, L.P. is refinancing the property located at 1200 Congress Street in the City of Portland (presently improved with an office building), more particularly identified on Tax Map 189, Block A, Lot 13 and Lot 15 ("Property"). The Property is located in the B-2 Zone. In the B-2 Zone certain commercial uses are permitted, including general, business and professional offices, hotels or motels, restaurants and drinking establishments, and health clubs.

We would appreciate your confirmation that the Property, as developed, conforms with all land use and development restrictions contained in all City's ordinances, including applicable building, land use and subdivision regulations, and that all appropriate and required City permits, licenses, and approvals have been provided for the current use and development of the Property. We also ask for your confirmation that you are unaware of any pending or contemplated land use or zoning actions with respect to the Property.

We ask that you confirm the above by signing at the bottom of this letter and returning it to us via facsimile at (207) 791-1350. Please send us the original by regular mail. Of course, if you have any questions, or require additional information, please do not hesitate to call me. Thank you in advance for your time and assistance.

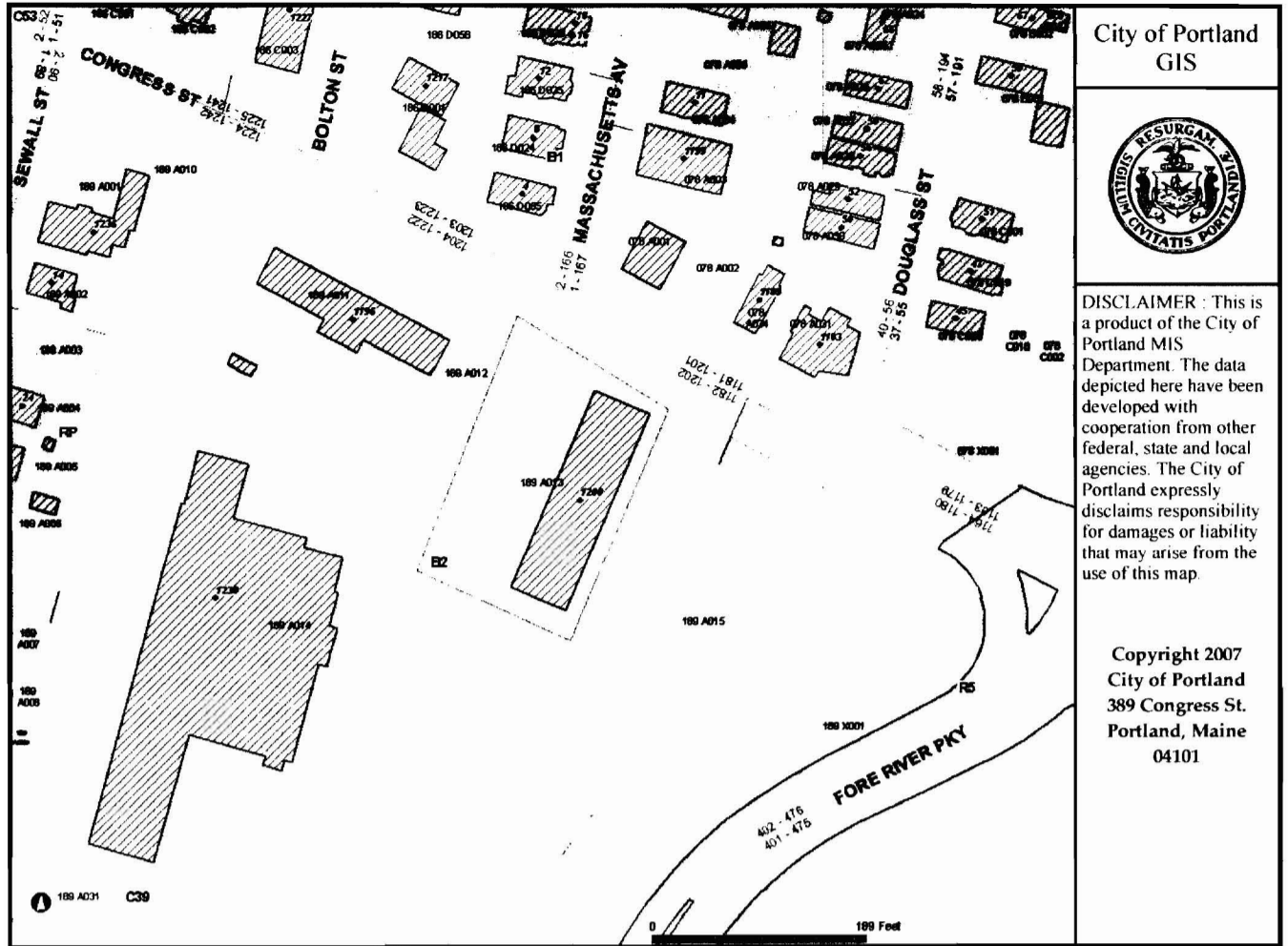
Sincerely,


Rebecca W. Greenfield

Seen and agreed to:

Zoning Administrator for
The City Of Portland

Date



Handwritten notes:
 187 - R - 13 - 36,000^{sq ft}
 189 - R - 15 - VAC Land - 6,905^{sq ft}



CITY OF PORTLAND, MAINE

Department of Building Inspections

Original Receipt

May 21 20 09

Received from Peric Atwood LLP

Location of Work 1200 Congress

Cost of Construction \$ _____ Building Fee: _____

Permit Fee \$ _____ Site Fee: _____

Certificate of Occupancy Fee: _____

Total: _____

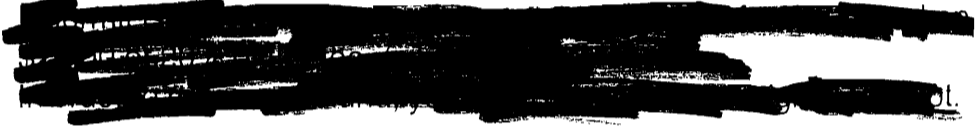
Building (I1) ___ Plumbing (I5) ___ Electrical (I2) ___ Site Plan (U2) ___

Other Zoning Determination

CBL: 189.A.03

Check #: 57384 Total Collected \$ 150⁰⁰

No work is to be started until permit issued.



Taken by: Dan [Signature]

WHITE - Applicant's Copy

YELLOW - Office Copy

PINK - Permit Copy

FAX



To: Rebecca W. Greenfield

Fax Number: 791-1350

From: Marge Schumaker

Fax Number:

Date: 5/26/09

Regarding: 1200 Congress St

Total Number Of Pages Including Cover: 4

Phone Number For Follow-Up:

Rebecca

Comments:

The original & Attachments
Are being mailed -

Marge

City Of Portland, Maine
Inspections Division Services
389 Congress St Room 315 Portland Me 04101-3509
Phone: (207) 874-8703 or (207)874-8693
Fax: (207) 874-8716
<http://www.portlandmaine.gov/>