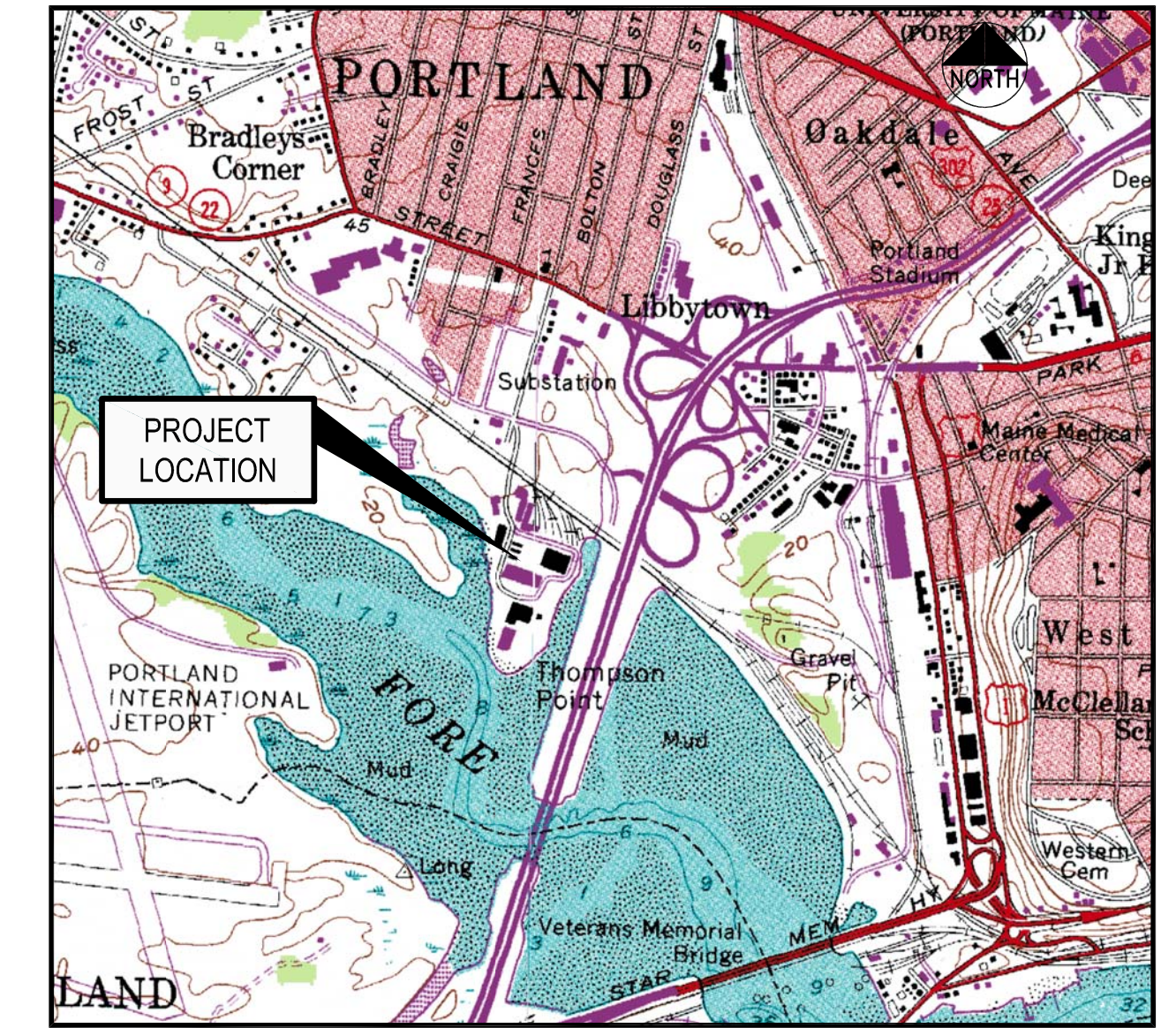


DEVELOPMENT PLANS FOR THE FOREFRONT AT THOMPSON'S POINT FINAL SUBDIVISION APPLICATION SUBMISSION TO CITY OF PORTLAND PORTLAND, MAINE OCTOBER 10TH, 2014



LOCATION MAP
N.T.S.

| PROJECT PARCEL SITE | | |
|---|-------|----------|
| ZONING: B-5 URBAN COMMERCIAL MIXED USE ZONE | | |
| PORTLAND TAX ASSESSOR'S MAP & LOT NUMBERS: | | |
| MAP | BLOCK | LOTS |
| 201 | A | 5, 8, 10 |
| 202 | A | 1, 4 |

APPLICANT / OWNER:
FORE FRONT PARTNERS I, LP
 501 DANFORTH STREET
 PORTLAND, MAINE 04102
 ATTN: CHRIS THOMPSON, PhD
 207.784.0335
 PARALLAXPARTNERS@GMAIL.COM

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- 1 OF 1 PHOTOMETRIC PLAN

UTILITIES

WATER
 ATTN: RICO SPUGNARDI
 PORTLAND WATER DISTRICT
 22 DOUGLAS STREET
 P.O. BOX 3533
 PORTLAND, MAINE 04104
 207.781.8310

SEWER
 ATTN: DAVID-MARGOLIS-PINEO, P.E.
 CITY OF PORTLAND
 PUBLIC SERVICES ENGINEERING DEPT.
 55 PORTLAND STREET
 PORTLAND, MAINE 04102
 207.874.8840

POWER
 ATTN: JAMIE COUGH
 CENTRAL MAINE POWER
 162 CANCO ROAD
 PORTLAND, MAINE 04103
 207.791.1023

TELEPHONE
 ATTN: JOHN CAPRIO
 FAIRPOINT COMMUNICATIONS
 ONE DAVIS FARM ROAD
 PORTLAND, MAINE 04103
 207.797.1842

CABLE
 ATTN: ANDY TROTIER
 TIME WARNER CABLE
 118 JOHNSON ROAD
 PORTLAND, MAINE 04102
 877.546.0962

FIBER COMMUNICATIONS
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 OXFORD NETWORKS
 491 LISBON STREET
 LEWISTON, MAINE 04240
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 mellingwood@oxfordnetworks.com

NATURAL GAS
 ATTN: SCOTT CARPENTER
 UNITIL / FORMERLY NORTHERN UTILITIES
 1075 FOREST AVENUE
 PORTLAND, MAINE 04103
 207.541.2543
 email: carpenters@unitil.com

CALL BEFORE YOU DIG:
 1.888.DIGSAFE (1.888.344.7233)
 DIG SAFE MAINE

PERMITS / APPROVALS (APPLICABLE TO FULL DEVELOPMENT)

| LOCAL | GOVERNING BODY | STATUS |
|---|---|--|
| SITE PLAN, SHORELAND ZONING AND SUBDIVISION REVIEW | CITY OF PORTLAND PLANNING AUTHORITY CITY HALL 389 CONGRESS STREET PORTLAND, MAINE 04101 207.874.8722 CONTACT: CHRISTINE GRIMANDO | ORIGINAL APPROVED JUNE 5, 2012 AMENDED APPROVAL JUNE 19, 2013 AMENDED SUBDIVISION PLAT TBD |
| BUILDING AND DEMOLITION PERMITS | CITY OF PORTLAND CODE ENFORCEMENT OFFICE CITY HALL 389 CONGRESS STREET PORTLAND, MAINE 04101 207.874.8703 | DEPOT BUILDING PERMIT ISSUED JUNE 18, 2014 BRICK NORTH BUILDING PERMIT ISSUED AUGUST 2014 TO BE FILED PRIOR TO CONSTRUCTION BY CONTRACTOR FOR THIS PROJECT |
| MASTER DEVELOPMENT PLAN | CITY OF PORTLAND PLANNING AUTHORITY CITY HALL 389 CONGRESS STREET PORTLAND, MAINE 04101 207.874.8722 CONTACT: CHRISTINE GRIMANDO | APPROVED MARCH 2014 |
| STATE | GOVERNING BODY | STATUS |
| SITE LOCATION OF DEVELOPMENT | CITY OF PORTLAND PLANNING AUTHORITY DELEGATED AUTHORITY CITY HALL, 389 CONGRESS STREET 207.874.8722 CONTACT: CHRISTINE GRIMANDO | APPROVED JUNE 5, 2012 UNDER CITY'S DELEGATED AUTHORITY |
| NATURAL RESOURCES PROTECTION ACT (NRPA) / MAINE CONSTRUCTION GENERAL PERMIT | MAINE DEPARTMENT OF ENVIRONMENTAL PROTECTION 312 CANCO ROAD PORTLAND, MAINE 04103 207.822.6300 CONTACT: MARY BETH RICHARDSON | APPROVED JULY 2012 ORDER #L-25672-2G-A-N / L-25672-FS-B-N AMENDMENT APPROVED JUNE 30, 2014 |
| MAINE DOT TRAFFIC MOVEMENT PERMIT | MAINE DEPARTMENT OF TRANSPORTATION STATE HOUSE STATION 16 AUGUSTA, MAINE 04333 207.624.3620 CONTACT: STEVE LANDRY | APPROVED JUNE 13, 2012 REG. 01-00155-A-N |
| MAINE VOLUNTARY RESPONSE ACTION PLAN (VRAP) | MAINE DEPARTMENT OF ENVIRONMENTAL PROTECTION 312 CANCO ROAD PORTLAND, MAINE 04103 207.623.8367 CONTACT: NICK HODGKINS | NO ACTION ASSURANCE LETTER ISSUED MARCH 6, 2013 |
| PUBLIC RAIL CROSSING PETITION | MAINE DEPARTMENT OF TRANSPORTATION STATE HOUSE STATION 16 AUGUSTA, MAINE 04333 | DECISION #364 - APRIL 3, 2012 |
| FEDERAL | GOVERNING BODY | STATUS |
| U.S. ARMY CORPS OF ENGINEERS SECTION 404 PERMIT | U.S. ARMY CORPS OF ENGINEERS RR2 BOX 1855 MANCHESTER, MAINE 04351 207.623.8367 CONTACT: JAY CLEMENT | APPROVED AUGUST 24, 2012 CORP PERMIT #NAE-2012-00992 AMENDED APRIL 16, 2014 |

CONSULTANT LIST

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Fay, Spofford & Thorndike
 778 MAIN STREET, SUITE 8
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 ATTN: BO KENNEDY
 www.fstinc.com

ARCHITECT:
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 PORTLAND, MAINE 04101
 207.772.6022
 ATTN: BILL HOPKINS
 www.archetype-architects.com

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 ATTN: PAT CARROLL

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Bartlett Design
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 BATH, MAINE 04530
 207.522.9789
 ATTN: LARRY BARTLETT

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 www.verrilldana.com

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 PORTLAND, MAINE 04101
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 www.haleyaldrich.com

ENVIRONMENTAL ENGINEER:
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 776 MAIN STREET
 WESTBROOK, MAINE 04092
 207.828.1272
 ATTN: RIP PATTEN
 www.credere.com

TRAFFIC ENGINEER:
Gorrill-Palmer Consulting Engineers, Inc.
 P.O. BOX 1237
 15 SHAKER ROAD
 GRAY, MAINE 04039
 207.657.6910
 ATTN: RANDY DUNTON
 www.gorrillpalmer.com

SURVEYOR:
Sebago Technics, Inc.
 1 CHABOT STREET
 WESTBROOK, MAINE 04092
 207.856.0277
 www.sebagotechnics.com

LEED:
Thornton Tomasetti
 386 FORE STREET, SUITE 401
 PORTLAND, MAINE 04101
 207.245.6060
 www.thorntontomasetti.com

PLAN REFERENCES:

| TITLE | DATE APPROVED BY CITY |
|---|-----------------------|
| 1. THE FOREFRONT AT THOMPSON'S POINT LEVEL III SITE PLAN | JUNE 5, 2012 |
| 2. THE FOREFRONT AT THOMPSON'S POINT LEVEL III SITE PLAN AMENDMENT | JUNE 19, 2013 |
| 3. BRICK NORTH BUILDING AT THE FOREFRONT AT THOMPSON'S POINT LEVEL III SITE PLAN | DECEMBER 17, 2013 |
| 4. THE FOREFRONT AT THOMPSON'S POINT MASTER PLAN | MARCH 11, 2014 |
| 5. THE DEPOT BUILDING LEVEL II SITE PLAN | JUNE 10, 2014 |
| 6. BRICK NORTH BUILDING AT THE FOREFRONT AT THOMPSON'S POINT LEVEL III SITE PLAN AMENDMENT (PHASE 1A) | TBD |
| 7. THE FOREFRONT AT THOMPSON'S POINT FINAL SUBDIVISION PLAN | TBD |

ALL PERMITS ARE ANTICIPATED TO HAVE CONDITIONS ATTENDANT WITH THEIR APPROVAL. THE CONTRACTOR SHALL REVIEW ALL PERMITS AND THE CONDITIONS ATTENDANT WITH APPROVALS PRIOR TO THE START OF THE WORK, UNLESS OTHERWISE STIPULATED BY THE CONTRACT DOCUMENTS. THE CONTRACTOR IS REQUIRED TO COMPLY AND FULFILL ALL CONDITIONS OF APPROVAL.

I HEREBY ACKNOWLEDGE THAT THESE PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECT SUPERVISION, AND THAT I AM A DULY REGISTERED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MAINE AND THAT I AM COMPETENT TO PREPARE THIS DOCUMENT.

| | | | |
|---|-----------------------------------|--|--|
| | | PROJECT: THE FOREFRONT AT THOMPSON'S POINT SHEET TITLE: COVER SHEET | |
| 1 10.10.14 FINAL SUBDIVISION APPLICATION SUBMISSION REV DATE DESCRIPTION | P.E. BO E. KENNEDY LIC. #11994 | CLIENT: FOREFRONT PARTNERS I, LP | DRAWN: DED DATE: SEPT 2014 DESIGNED: BEK SCALE: N.T.S. CHECKED: SRB JOB NO. 2982.05 FILE NAME: 2982.05-BN COV SHEET: C-1.0 |