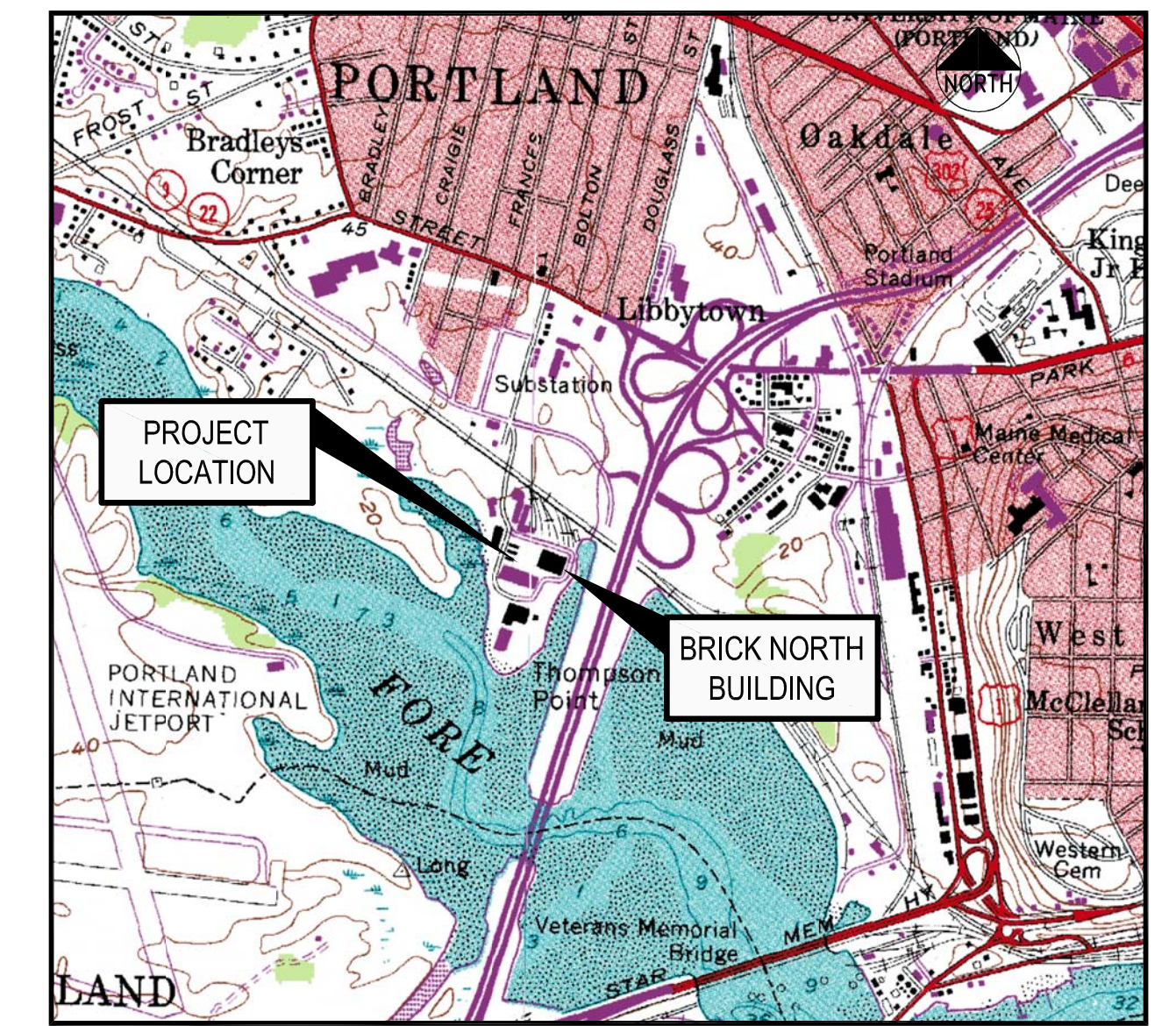


SITE RENOVATION PLANS FOR BRICK NORTH AND SOUTH BUILDINGS (BUILDINGS A AND C) AT THE FOREFRONT AT THOMPSON'S POINT PORTLAND, MAINE IN SUPPORT OF A LEVEL III SITE PLAN APPLICATION SEPTEMBER 2015



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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UTILITIES

WATER
 ATTN: GLISSEN HAVU
 PORTLAND WATER DISTRICT
 22 DOUGLAS STREET
 P.O. BOX 3533
 PORTLAND, MAINE 04104
 207.761.8310

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 TROTTER
 TIME WARNER CABLE
 118 JOHNSON ROAD
 PORTLAND, MAINE 04102
 877.546.0962

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
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 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 PENDING
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

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.

CONSULTANT LIST

CIVIL ENGINEER:
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 207.772.6022
 ATTN: BILL HOPKINS
 www.archetype-architects.com

Phi Home Designs (Brick South)
 446 WEST STREET
 ROCKPORT, MAINE 04856
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 ATTN: ERIK DURBAS
 www.phihomedesigns.com

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 207.772.1552
 ATTN: PAT CARROLL

LIGHTING CONSULTANT:
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 207.522.9789
 ATTN: LARRY BARTLETT

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 www.verrilldana.com

GEOTECHNICAL ENGINEER:
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 PORTLAND, MAINE 04101
 207.482.4600
 ATTN: WAYNE CHADBOURNE
 www.haleyaldrich.com

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

TRAFFIC ENGINEER:
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 15 SHAKER ROAD
 GRAY, MAINE 04039
 207.657.6910
 ATTN: RANDY DUNTON
 www.gorrillpalmer.com

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

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 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)	DECEMBER 4, 2014
7. SUBDIVISION APPLICATION	TBD

			PROJECT: BRICK NORTH AND SOUTH BUILDINGS AT THE FOREFRONT AT THOMPSON'S POINT	FAY, SPOFFORD & THORNDIKE ENGINEERS - PLANNERS - SCIENTISTS 778 MAIN ST., SUITE 8, SOUTH PORTLAND, ME 04106	
COVER SHEET			DRAWN: BEK	DATE: APRIL 2015	
CLIENT: FOREFRONT PARTNERS I, LP			DESIGNED: BEK	SCALE: N.T.S.	
REV: 09.01.15 FINAL BRICK SOUTH LEVEL III SITE PLAN APPLICATION			CHECKED: SRB	JOB NO. 2982.05	
REV: DATE DESCRIPTION REVISIONS			FILE NAME: 2982.05-B5 COV	SHEET	C-1.0