

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING DEPARTMENT

PERMIT

Permit Number: 081411

Please Read Application And Notes, If Any, Attached

This is to certify that WEBBER ENERGY GASOLINE/Simard
has permission to remove underground tanks & copy/gas traps & associated U Piping under regulatory requirements & Super
AT 132 RIVERSIDE ST CL 267 A007001

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 set-in. 2 HOURLY 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 Cruz

Health Dept. _____

Appeal Board _____

Other _____

Department Name
CITY OF PORTLAND

[Signature] 11/12/08

Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 08-1411	Issue Date:	CBL: 267 A007001
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Location of Construction: 132 RIVERSIDE ST	Owner Name: WEBBER ENERGY GASOLINE	Owner Address: 700 MAIN ST	Phone:
Business Name:	Contractor Name: Simard & Sons Inc	Contractor Address: 3 Trident Drive Lewiston	Phone 2077830297
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions - Building	Zone: B-4

Past Use: Commercial	Proposed Use: Commercial - remove underground tanks & Canopy/gas pumps & associated U.G. Piping under regulatory requirements & Supervisor	Permit Fee: \$220.00	Cost of Work: \$20,000.00	CEO District: 3
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <i>See Conditions</i>	INSPECTION: Use Group: U Type: <i>Demo</i> <i>IBC 2003</i>	

Proposed Project Description:
remove underground tanks & Canopy/gas pumps & associated U.G. Piping under regulatory requirements & Supervisor

Signature: *[Handwritten Signature]* Signature: *[Handwritten Signature]*

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

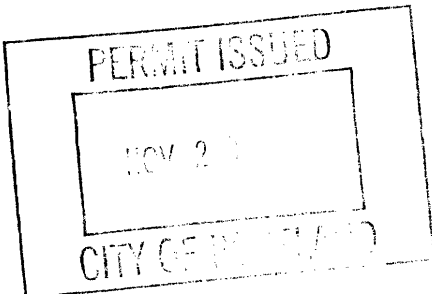
Action: Approved Approved w/Conditions Denied

Signature: _____ Date: _____

Permit Taken By: Idobson	Date Applied For: 11/04/2008	Zoning Approval
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- 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..

Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> OK Date: <i>11/11/08 ABM</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	Historic Preservation <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 <i>ABM</i> Date: _____
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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

City of Portland, Maine - Building or Use Permit

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

Permit No: 08-1411	Date Applied For: 11/04/2008	CBL: 267 A007001
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Location of Construction: 132 RIVERSIDE ST	Owner Name: WEBBER ENERGY GASOLINE	Owner Address: 700 MAIN ST	Phone:
Business Name:	Contractor Name: Simard & Sons Inc	Contractor Address: 3 Trident Drive Lewiston	Phone (207) 783-0297
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions - Building	

Proposed Use: Commercial - remove underground tanks & Canopy/gas pumps & associated U.G. Piping under regulatory requirments & Supervisor	Proposed Project Description: remove underground tanks & Canopy/gas pumps & associated U.G. Piping under regulatory requirments & Supervisor
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Dept: Zoning	Status: Approved	Reviewer: Ann Machado	Approval Date: 11/06/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Approved with Conditions	Reviewer: Tammy Munson	Approval Date: 11/10/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) Demolition permits are valid for a period of 30 days from the date of issuance. A written request must be submitted and granted for an extension to this time period.			
2) Demolition permit only. No other construction activities allowed.			
Dept: Fire	Status: Approved with Conditions	Reviewer: Capt Greg Cass	Approval Date: 11/07/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) No cutting of tanks within the City of Portland.			
2) Tank removal shall comply with NFPA # 1 chapter 66.2.5.5 and NFPA 30. DEP APPROVAL IS REQUIRED. A copy is available apon request.			

Comments:
11/4/2008-amachado: Permit is on hold until Webber Energy gets permission from planning to do work on the site since there is no performance guarantee.
11/6/2008-amachado: Received letter of permission from Alex Jaegerman to demo the gas pumps and remove the underground tanks.



City of Portland, Maine, Department of Community Development, 389 Congress Street, Portland, Maine 04101-3509

Planning & Urban Development Department
Penny St. Louis Littell, Director

Planning Division
Alexander Jaegerman, Director

November 6, 2008

Mr. Raymond Cota
Webber Oil Company
700 Main Street
P.O. Box 929
Bangor, Maine 04402-0929

RE: Burger King, 132 Riverside Street
Application ID #: 2008-0053
CBL: 267 A007001

Dear Mr. Cota:

Thank you for your letter, dated November 5, 2008, requesting permission for the release of a demolition permit by the City's Inspection Division prior to posting of a Performance Guarantee for the proposed Burger King Restaurant at 132 Riverside Street. Section 14-528(b) of the City Code states the following:

14-528. Enforcement.

(b) No alterations shall be made to a site with a pending or approved site plan application until:

- (1) The performance guarantee has been posted and final site plans have been submitted to the planning authority; or*
- (2) Written permission has been received from the director of planning and urban development or his designee. Such permission shall be granted only after submission of a written request setting forth the work proposed to be done on the site. All such work shall be done in compliance with information provided with the site plan application including, but not limited to, an erosion control plan. Such written permission shall not be required when the only work proposed is the digging of test pits.*

Based on your description of the proposed demolition work, the Planning Authority has granted permission, in accordance with provision (2), above for the release of a demolition permit, with the following conditions:



Demolition Call List & Requirements

Site Address: 132 Riverside St

Owner: Webber Oil

Structure Type: _____

Contractor: Simard & Son's Inc

Utility Approvals

Number

Contact Name/Date

Central Maine Power

1-800-750-4000

Cindy Deschenes 10/31/08

Northern Utilities

797-8002 ext 6241

Mark Allen 10/31/08

Portland Water District

761-8310

Stephanie Shaw 10/31/08

Dig Safe

1-888-344-7233

20084404711 10/30/08

After calling Dig Safe, you must wait 72 business hours before digging can begin.

DPW/ Traffic Division (L. Cote)

874-8891

Lucy Cote 10/31/08

DPW/ Sealed Drain Permit (C. Merritt)

874-8822

John Emerson 10/31/08

Historic Preservation

874-8726

Deb Andrew's 10/31/08

Fire Dispatcher

874-8576

Brad William's 10/31/08

DEP – Environmental (Augusta)

287-2651

Steven Brezinski 10/23/08

Additional Requirements

- 1) Written notice to adjoining owners
- 2) A photo of the structure(s) to be demolished
- 3) A plot plan or site plan of the property
- 4) Certification from an asbestos abatement company

All construction and demolition debris generated in Portland must be delivered to Riverside Recycling Facility at 910 Riverside Street. Source separated salvage materials placed in specifically designated containers are exempt from this provision. For more information contact Troy Moon @ 874-8467.

U.S. EPA Region 1 – No Phone call required. Just mail copy of State notification to:

Demo / Reno Clerk
US EPA Region I (SEA)
JFK Federal Building
Boston, MA 02203

I have contacted all of the necessary companies/departments as indicated above and attached all required documentation.

Signed: _____

Date: 10/31/08

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov



October 31, 2008

Mr. Marco Fard, President
Auto Mart
140 Riverside Street
Portland, ME 04103

Central Maine Power Company
Real Estate Department
85 Edison Drive
Augusta, ME 04336

Portland Pipe Line Corporation
Director of Engineering
P.O. Box 2590
So. Portland, ME 04116

**RE: NOTIFICATION OF REMOVAL OF UNDERGROUND TANKS,
PUMPS, PIPING AND DEMOLITION OF CANOPY**

Gentlemen:

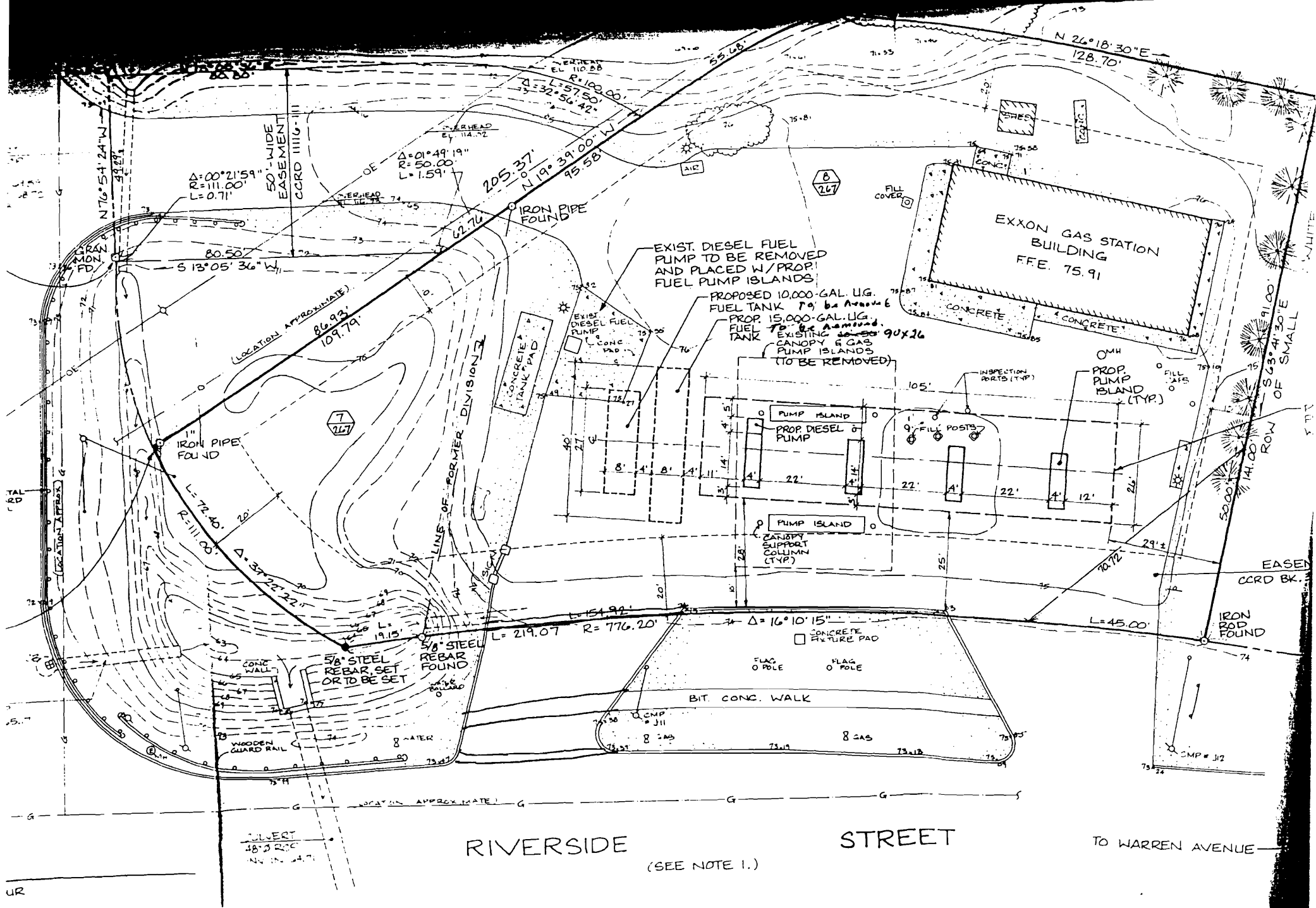
As required by the City of Portland Code Office, we are notifying abutting property owners (and rights holders) of our intent to remove underground tanks, piping, canopy and gasoline pumps from our site on 132 Riverside Street, Portland. The work will be performed by Simard and Sons, Inc., 3 Trident Drive, Lewiston, Maine. The contractor is a licensed tank remover and will be supervised by the D.E.P. and Acadia Environmental.

Sincerely,

A handwritten signature in black ink, appearing to read "Raymond J. Cota, Jr.", written in a cursive style.

Raymond J. Cota, Jr.
Vice President

RJC/lat



RIVERSIDE

(SEE NOTE 1.)

STREET

TO WARREN AVENUE



ASBESTOS BUILDING DEMOLITION NOTIFICATION

MAINE DEPARTMENT OF ENVIRONMENTAL PROTECTION
Lead & Asbestos Hazard Prevention Program
17 State House Station, Augusta, Maine 04333



Maine law requires the filing of the ASBESTOS BUILDING DEMOLITION NOTIFICATION with the Department prior to demolition of any building except a single-family home.

Building owners are required to provide this notification of the demolition of a building to the DEP at least 5 working days prior to the demolition. This notification is not required before the demolition of a single-family residence or related structure (e.g., garage, shed, barn). It is also not required if previous notification of the demolition has been provided to the DEP as part of an asbestos abatement project notification. *Demolition* means the tearing down or intentional burning of a building or part of a building.

Prior to demolition, building owners must determine if there is any asbestos-containing material(s) (ACM) in the building. An "asbestos inspection" by a DEP-licensed Asbestos Consultant is required for all buildings except single-family homes and residential buildings with 2-4 units built after 1980. In lieu of an asbestos inspection, pre-1981 residential buildings with 2-4 units can be surveyed to identify possible ACM by someone knowledgeable about ACM, such as a code enforcement officer or building inspector. If materials that may contain asbestos are found, then you can either assume they are ACM or hire a DEP-licensed Asbestos Consultant to test the materials.

Whenever more than 3 square feet or 3 linear feet of ACM is identified, the ACM must be abated in accordance with the Maine Asbestos Management Regulations by a DEP-licensed Asbestos Abatement Contractor. This includes materials presumed to be ACM. Check www.maine.gov for a listing of asbestos contractors.

Prior to issuing a local demolition permit, the DEP requests that municipalities have applicants for municipal demolition permits complete this form and fax it to the DEP at 207-287-7826. Municipalities should not issue local demolition permits if the required asbestos inspection or survey has not been performed and identified ACM removed.

Were regulated asbestos-containing building materials found? yes no

property address: <i>132 Riverside St. Portland Maine</i>	building description: pre-1981 residential with 2-4 units <input checked="" type="checkbox"/> post-1980 residential with 2-4 units <input checked="" type="checkbox"/> other: <i>CANOPY OVER GAS PUMPS</i>
asbestos survey/inspection performed by (name & address): <i>Clayton C Collins Environmental Management, Inc</i> telephone: <i>207-729-7549</i>	asbestos abatement contractor: <i>N/A</i> telephone:
property owner (name & address): <i>WEBBER Energy Fuels - Gasoline PO Box 929 Bangor, ME 04402-0929</i> telephone: <i>207-942-5501</i>	demolition contractor (name & address): <i>Simard & Sons, Inc 3 TRIDANT DR Lewiston, ME 04246</i> telephone: <i>207-783-0297</i>
demolition start date:	demolition end date:

This demolition notification does not take the place of the Asbestos Project Notification if applicable.

I CERTIFY THAT THE ABOVE INFORMATION IS CORRECT		
<i>WEBBER ENERGY FUELS - GASOLINE</i> Print Name, Owner/Agent	<i>Raymond J. Cota Jr U.P.</i> Signature	<i>[Signature]</i>
<i>207-942-5501</i> Telephone #	<i>207-990-1010</i> FAX #	<i>11/3/08</i> Date

*Notification Faxed To D.E.P
11/3/08 7:37 A.M
R/Cota*



Demolition of a Structure 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>132 Riverside ST + Larrabee Rd Portland</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot:
Tax Assessor's Chart, Block & Lot: Chart# <u>267</u> Block# <u>A</u> Lot# <u>7</u>		Owner: <u>Wedder Oil Co.</u> <u>PO Box 929</u> <u>Bangor, ME 04402</u>
		Telephone: <u>800 432-7948</u>
Lessee/Buyer's Name (If Applicable) <u>n/a</u>	Applicant name, address & telephone: <u>n/a</u>	Cost Of Work: \$ <u>20,000</u> Fee: \$ _____
Current legal use: (i.e. garage, warehouse) <u>Gasoline Station</u> If vacant, what was the previous use? _____ How long has it been vacant? _____		
Project description: <u>Remove underground tanks + canopy / gas pumps</u> <u>AND ASSOCIATED U.G. piping under D.E.P.</u> <u>Regulatory Requirements + supervision.</u>		
Contractor's name, address & telephone: <u>Simard & Son's Inc. 207-783-0297</u>		
Who should we contact when the permit is ready: <u>Simard & Sons (Scottie)</u>		
Mailing address: <u>3 Trident Drive</u> <u>Lewiston, ME 04240</u>		Telephone: <u>207 783-0297</u>

Please submit all of the information outlined in the Demolition call list. 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 515 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 of applicant: <u>[Signature]</u>	Date: <u>11/4/08</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

Raymond J. Cota

Mr. Cota,

I have attached my letter stating that I found nothing on the island that could possibly be asbestos containing. I will send the original to you on Monday, November 3, 2008. Obviously, I could not get on the roof of the island to inspect that material. I am assuming it is metal as is the rest of the structure.

Thank you for allowing Environmental Management, Inc. to assist you with this project.

Regards,

Clay Collins

November 3, 2008

Ray Cota
Webber Energy Fuels
P. O. Box 929
Bangor, Maine 04402 - 0929

Re: 132 Riverside Street, Portland - Asbestos Demo Impact Survey

Dear Mr. Cota:

On October 31, 2008 a representative of Environmental Management was on-site at 132 Riverside Street, Portland, Maine to perform a demolition impact survey for asbestos building materials on the pump island at the former Exxon Station.

Upon close examination no suspect materials were found on or near the island. There is metal and iron beams surrounding everything and rubber hoses on the pumps.

If you have any questions, please feel free to call me at 207 - 729 - 7549.

Sincerely,
Environmental Management Inc.

Clayton C. Collins

Exit 8 Exxon

