

| | | | | | | | |
|--|--|--------------------------------|--|--|--|----------------------------------|--|
| Location of Construction: 132 Riverside Street | | Owner: Webber Petroleum Co. | | Phone: 942-5501 / Ex: 8 774-9899 | | Permit No: 99064.5 | |
| Owner Address: P.O. Box 929 Bangor, ME | | Lessee/Buyer's Name: | | Phone: | | Business Name: | |
| Contractor Name: E. W. Littlefield & Sons, Inc. | | Address: Merland 774-9899 | | Phone: 774-7818 | | Permit Issued: JUN 21 1999 | |
| Past Use: Convenience Store | | Proposed Use: Same | | COST OF WORK: \$ 132,000 | | PERMIT FEE: \$ 680.00 | |
| Proposed Project Description: Interior renovations, enlarge store. <i>Drive Thru Not Approved with this permit - still</i> | | | | FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied | | INSPECTION: Use Group: Type 5 | |
| | | | | Signature: <i>[Signature]</i> | | Signature: <i>[Signature]</i> | |
| PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) | | | | Zoning Approval: | | | |
| Action: Approved <input type="checkbox"/> | | | | Special Zone or Reviews: | | | |
| Approved with Conditions: <input type="checkbox"/> | | | | <input type="checkbox"/> Shoreland | | | |
| Denied: <input type="checkbox"/> | | | | <input type="checkbox"/> Wetland | | | |
| Signature: _____ Date: _____ | | | | <input type="checkbox"/> Flood Zone | | | |
| Permit Taken By: SP | | | | <input type="checkbox"/> Subdivision | | | |
| Date Applied For: May 25, 1999 | | | | <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/> | | | |

- 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..

Mail to: E.W. Littlefield Inc.
RR#1 Box 2505
Hartland, ME 04943

PERMIT ISSUED
WITH REQUIREMENTS

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 provisions of the code(s) applicable to such permit

June 15, 1999

SIGNATURE OF APPLICANT _____ ADDRESS: _____ DATE: _____ PHONE: _____

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE _____ PHONE: _____

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

PERMIT ISSUED

JUN 21 1999

CITY OF PORTLAND

Zone: B-4 CBL: 267-A-007

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:

Approved
 Approved with Conditions
 Denied

Date: _____

CEO DISTRICT 3

- 22 July Check Footing OK
- 23 July Check Foundation wall
- 9 Aug - Placing Slab in garage bays.
- 17 Aug - work going well -
- 23 Aug - work on Framing, plbg, work going well.
- 7 Sept. Roofing - Interior Framing -
- 22 Sept. Starting Drive Thru -
- 27 Sept. Interior Closing in - work on Drive-Thru going well -
- 15 OCT. Finish work.
- 26 OCT. Finish work
- 3 Nov. ll ll
- 9 Nov. ll ll
- 15 Nov. 98% completed will want cifo for part of bldg. by end of week.
- 26 Nov. - On site site setting up operation.
- 30 Nov - open-up without cifo. explained to mgt, about doing this and to separate the gas operation from the proposed donut shop
- 8 Dec - Separation made. Equipment for donut shop on site.
- 6 Jan 2000 Final Insp, OK,
- 6 Jan 2000 Called Steve Busby for final site plan.
- 18 January 2000 issued Cifo with conditions.

Inspection Record

| Type | Date |
|-------------------|-------|
| Foundation: _____ | _____ |
| Framing: _____ | _____ |
| Plumbing: _____ | _____ |
| Final: _____ | _____ |
| Other: _____ | _____ |



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 132 Riverside ST. CBL# 267-A-007

Issued to Webber Petroleum Co.

Date of Issue

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. 990645, 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

Use Group M
Type of Construction 5B
BOCA 96'

Limiting Conditions:

Temporary Certificate of Occupancy
See Attached

Item to be completed before
June 30, 2000

**This certificate supersedes
certificate issued**

Approved:

10 Jan 2000

(Date)

[Signature]
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.

[Handwritten marks]
01/10/00

From: "Steve Bushey" <srbushey@maine.rr.com>
To: "Kandi Talbot" <KCOTE@ci.portland.me.us>
Date: Tue, Jan 18, 2000 8:24 AM
Subject: Webber Oil Station- 132 riverside St.

Kandi, Mike Nugent,
DeLuca-Hoffman Staff have reviewed the Webber Oil conveyance/gas station on Riverside St. for compliance with the site plans and offer the following comments:

1. The landscaping has not been completed and grass was not established during the fall. Very little mulch remains on the site over exposed soils and a minor amount of erosion is occurring. This should be taken care of in the spring once warmer weather arrives and the ground begins to unthaw.
2. The Public works Dept. should review the sidewalk pavement at the storm drain tie-in along riverside St. the pavement appears to be only Type B -binder.
3. A gravity block retaining wall was called for on the plans we had in our files. I am unaware of more recent plans which eliminated the wall. The wall is to have gone in along the drive thru lane behind the store. The grade is very steep off the drive.
4. It appears the contractor did not riprap the 1:1 slope far enough to the south, to the side of the store, thus resulting in the earth slope starting to slide and one piece of granite curb leaning toward the bottom of the slope. this should get repaired immediately.
5. No pavement striping has been installed. This can be done in the spring.
6. The design plans were unclear as to the installation of a guiderail along the 1:1 slope. None was installed. It may be beneficial.

These items should not interfere with the current occupancy and use of the building, however, prior to issuance of a Final Certificate of Occupancy, they should be addressed. if you have any questions regarding these comments please give me a call.

CC: "Nancy Knauber" <NLK@ci.portland.me.us>, "mike nug..."

BUILDING PERMIT REPORT

DATE: 17 June 99 ADDRESS: 132 Riverside St. CBL: 267-A-007
 REASON FOR PERMIT: Interior Renovations, enlarge store.
 BUILDING OWNER: Webber Petroleum Co.
 PERMIT APPLICANT: E. W. Littlefield & Sons, Inc.
 USE GROUP M BOCA 1996 CONSTRUCTION TYPE 1B

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions are met:

Approved with the following conditions: *1, *2, *3, 20, *23, *25, *27, *29, *30, *32, *33

- *1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
- *2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
- *3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone, and shall be covered with not less than 6" of the same material. Section 1813.5.2
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' o.c. between bolts. (Section 2305.17)
5. Waterproofing and dampproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precaution must be taken to protect concrete from freezing. Section 1908.0
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4, Section 407.0 of the BOCA/1996)
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993). Chapter 12 & NFPA 211
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I-1, I-2, M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. (Handrails shall be a minimum of 3e4" but not more than 38". Use Group R-3 shall not be less than 30", but not more than 38".) Handrail grip size shall have a circular cross section with an outside diameter of at least 1 1/4" and not greater than 2". (Sections 1021 & 1022.0) - Handrails shall be on both sides of stairway. (Section 1014.7)
12. Headroom in habitable space is a minimum of 7'6". (Section 1204.0)
13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/2" maximum rise. All other Use Group minimum 11" tread, 7" maximum rise. (Section 1014.0)
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6'8") 1014.4
15. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft. (Section 1018.6)
16. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units. (Section 1010.1)
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closer's. (Over 3 stories in height requirements for fire rating is two (2) hours.) (Section 710.0)
18. The boiler shall be protected by enclosing with (1)hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. (Table 302.1.1)
19. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be


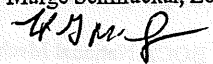
installed and maintained at the following locations):

- In the immediate vicinity of bedrooms
- In all bedrooms
- In each story within a dwelling unit, including basements

In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted. (Interconnection is required) Section 920.3.2.

20. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)
21. The Fire Alarm System shall maintained to NFPA #72 Standard.
22. The Sprinkler System shall maintained to NFPA #13 Standard.
23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1996)
24. Section 25-135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
25. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.
26. Ventilation shall meet the requirements of Chapter 12 Sections 1210.0 of the City's Building Code. (Crawl spaces & attics).
27. All electrical, plumbing and HVAC permits must be obtained by a Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.
28. All requirements must be met before a final Certificate of Occupancy is issued.
29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (the BOCA National Building Code/1996).
30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical Code (The BOCA National Mechanical Code/1993). (Chapter M-16)
31. Please read and implement the attached Land Use Zoning report requirements.
32. Boring, cutting and notching shall be done in accordance with Sections 2305.4.4, 2305.5.1 and 2305.5.3 of the City's Building Code.
33. Glass and glazing shall meet the requirements of Chapter 24 of the building code.

34. _____
35. _____
36. _____


 Samuel Higgins, Building Inspector
 cc: Lt. McDougall, PFD
 Marge Schmuckal, Zoning Administrator
 PSH 12-14-98 

**On the basis of plans submitted and conditions placed on these plans any deviations shall require a separate approval.

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM
ADDENDUM**

19980153

I. D. Number

Webber Oil Co.

Applicant

700 Main St, Bangor, ME 04401

Applicant's Mailing Address

Raymond Cota, Jr.

Consultant/Agent

942-5501

947-6522

Applicant or Agent Daytime Telephone, Fax

11/4/98

Application Date

Riverside St 132

Project Name/Description

132 Riverside St

Address of Proposed Site

267-A-007+

Assessor's Reference: Chart-Block-Lot

DRC Conditions of Approval

Planning Conditions of Approval

this approval is for everything except for the drive through. Information pertaining to the drive through will follow

Inspections Conditions of Approval

1. Sign permits require a separate permit and shall meet the gas station standards as outlined in the sign ordinance.
2. This permit does not include the drive-thru portion, which is still under review with the Planning Staff.

Fire Conditions of Approval

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**

19980153

I. D. Number

Webber Oil Co.

Applicant
700 Main St, Bangor, ME 04401

Applicant's Mailing Address

Raymond Cota, Jr.

Consultant/Agent
942-5501 947-6522

Applicant or Agent Daytime Telephone, Fax

11/4/98

Application Date

Riverside St 132

Project Name/Description

132 Riverside St

Address of Proposed Site

267-A-007+

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply):
 Office Retail Manufacturing Warehouse/Distribution Parking Lot Other (specify)
 New Building Building Addition Change Of Use Residential

2754 **33513**

Proposed Building square Feet or # of Units

Acreage of Site

Zoning

Check Review Required:

- Site Plan (major/minor)
- Subdivision # of lots _____
- PAD Review
- 14-403 Streets Review
- Flood Hazard
- Shoreland
- Historic Preservation
- DEP Local Certification
- Zoning Conditional Use (ZBA/PB)
- Zoning Variance
- Other _____

Fees Paid: Site Plan **\$400.00** Subdivision _____ Engineer Review _____ Date: **11/4/98**

Inspections Approval Status:

Reviewer _____

- Approved
- Approved w/Conditions see attached
- Denied
- Approval Date _____ Approval Expiration _____ Extension to _____ Additional Sheets Attached
- Condition Compliance _____ signature _____ date _____

Performance Guarantee

Required*

Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

- Performance Guarantee Accepted _____ date _____ amount _____ expiration date _____
- Inspection Fee Paid _____ date _____ amount _____
- Building Permit Issued _____ date _____
- Performance Guarantee Reduced _____ date _____ remaining balance _____ signature _____
- Temporary Certificate of Occupancy _____ date _____ Conditions (See Attached)
- Final Inspection _____ date _____ signature _____
- Certificate Of Occupancy _____ date _____
- Performance Guarantee Released _____ date _____ signature _____
- Defect Guarantee Submitted _____ submitted date _____ amount _____ expiration date _____
- Defect Guarantee Released _____ date _____ signature _____

132 Riverside St Exxon Webber OI

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**

19980153

I. D. Number

Member Oil Co.
Applicant
700 Main St, Bangor, ME 04401
Applicant's Mailing Address
Raymond Cota, Jr.
Consultant/Agent
942-5501 947-6522
Applicant or Agent Daytime Telephone, Fax

11/4/98
Application Date
Riverside St 132
Project Name/Description

132 Riverside St
Address of Proposed Site
267-A-007+
Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential
 Office Retail Manufacturing Warehouse/Distribution Parking Lot Other (specify) drive thru
2754 33513 B-4
Proposed Building square Feet or # of Units Acreage of Site Zoning

Check Review Required:

Site Plan (major/minor) Subdivision # of lots PAD Review 14-403 Streets Review
 Flood Hazard Shoreland Historic Preservation DEP Local Certification
 Zoning Conditional Use (ZBA/PB) Zoning Variance Other

Fees Paid: Site Plan \$400.00 Subdivision _____ Engineer Review _____ Date: 11/4/98

DRC Approval Status:

Reviewer Jim Wendel

Approved Approved w/Conditions see attache Denied

Approval Date 4/20/99 Approval Expiration 4/20/00 Extension to _____ Additional Sheets Attached

Condition Compliance Jim Wendel 6/11/99
signature date

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

| | | | |
|--|------------------------|--|-----------------------|
| <input checked="" type="checkbox"/> Performance Guarantee Accepted | <u>6/11/99</u> date | <u>\$52,850.00</u> amount | _____ expiration date |
| <input checked="" type="checkbox"/> Inspection Fee Paid | <u>5/28/99</u> date | <u>\$897.60</u> amount | |
| <input type="checkbox"/> Building Permit | _____ date | | |
| <input type="checkbox"/> Performance Guarantee Reduced | _____ date | _____ remaining balance | _____ signature |
| <input type="checkbox"/> Temporary Certificate Of Occupancy | _____ date | <input type="checkbox"/> Conditions (See Attached) | |
| <input type="checkbox"/> Final Inspection | _____ date | _____ signature | |
| <input type="checkbox"/> Certificate Of Occupancy | _____ date | | |
| <input type="checkbox"/> Performance Guarantee Released | _____ date | _____ signature | |
| <input type="checkbox"/> Defect Guarantee Submitted | _____ submitted date | _____ amount | _____ expiration date |
| <input type="checkbox"/> Defect Guarantee Released | _____ date | _____ signature | |

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**

19980153

I. D. Number

Robber Oil Co.

Applicant

700 Main St, Bangor, ME 04401

Applicant's Mailing Address

Raymond Cota, Jr.

Consultant/Agent

942-5501 947-6522

Applicant or Agent Daytime Telephone, Fax

11/4/98

Application Date

Riverside St 132

Project Name/Description

132 Riverside St

Address of Proposed Site

267-A-007+

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential
 Office Retail Manufacturing Warehouse/Distribution Parking Lot Other (specify) drive thru

2754 33513 B-4

Proposed Building square Feet or # of Units Acreage of Site Zoning

Check Review Required:

Site Plan (major/minor) Subdivision # of lots PAD Review 14-403 Streets Review
 Flood Hazard Shoreland Historic Preservation DEP Local Certification
 Zoning Conditional Use (ZBA/PB) Zoning Variance Other _____

Fees Paid: Site Plan \$400.00 Subdivisio _____ Engineer Review _____ Date 11/4/98

Planning Approval Status:

Reviewer Kandi Talbot

Approved Approved w/Conditions See Attached Denied

Approval Date 4/20/99 Approval Expiration 4/20/00 Extension to _____ Additional Sheets Attached

OK to Issue Building Permi Kandi Talbot 6/11/99
signature date

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

| | | | |
|--|------------------------|--|-----------------------|
| <input checked="" type="checkbox"/> Performance Guarantee Accepted | <u>6/11/99</u> date | <u>\$52,850.00</u> amount | _____ expiration date |
| <input checked="" type="checkbox"/> Inspection Fee Paid | <u>5/28/99</u> date | <u>\$897.60</u> amount | |
| <input type="checkbox"/> Building Permit Issue | _____ date | | |
| <input type="checkbox"/> Performance Guarantee Reduced | _____ date | _____ remaining balance | _____ signature |
| <input type="checkbox"/> Temporary Certificate of Occupancy | _____ date | <input type="checkbox"/> Conditions (See Attached) | |
| <input type="checkbox"/> Final Inspection | _____ date | _____ signature | |
| <input type="checkbox"/> Certificate Of Occupancy | _____ date | | |
| <input type="checkbox"/> Performance Guarantee Released | _____ date | _____ signature | |
| <input type="checkbox"/> Defect Guarantee Submitted | _____ submitted date | _____ amount | _____ expiration date |
| <input type="checkbox"/> Defect Guarantee Released | _____ date | _____ signature | |

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

**Building or Use Permit Pre-Application
Attached Single Family Dwellings/Two-Family Dwelling
Multi-Family or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

NOTEIf 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 (include Portion of Building): <i>132 Riverside St</i> | | |
| Total Square Footage of Proposed Structure | Square Footage of Lot | |
| Tax Assessor's Chart, Block & Lot Number Chart# <i>267</i> Block# <i>A</i> Lot# <i>007</i> | Owner: <i>Webber Petrus laumc3</i> | Telephone#: <i>942-5501</i> |
| Owner's Address: <i>PO Box 929 Bangor ME</i> | Lessee/Buyer's Name (If Applicable) | Cost Of Work: <i>\$132,000</i> Fee: <i>\$680</i> |
| Proposed Project Description:(Please be as specific as possible) <i>Int Rem. ENLARGEMENT OF CONVENIENCE STORE</i> | | |
| Contractor's Name, Address & Telephone <i>E. W. WITTEFIELD & SONS, INC.</i> | | Rec'd By: <i>[Signature]</i> |
| Current Use: <i>CONV STORE / GASOLINE</i> | Proposed Use: <i>SAME</i> | |

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must Include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan/Site Plan

Minor or Major site plan review will be required for the above proposed projects. The attached checklist outlines the minimum standards for a site plan.

4) Building Plans

Unless exempted by State Law, construction documents must be designed by a registered design professional.

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

Certification

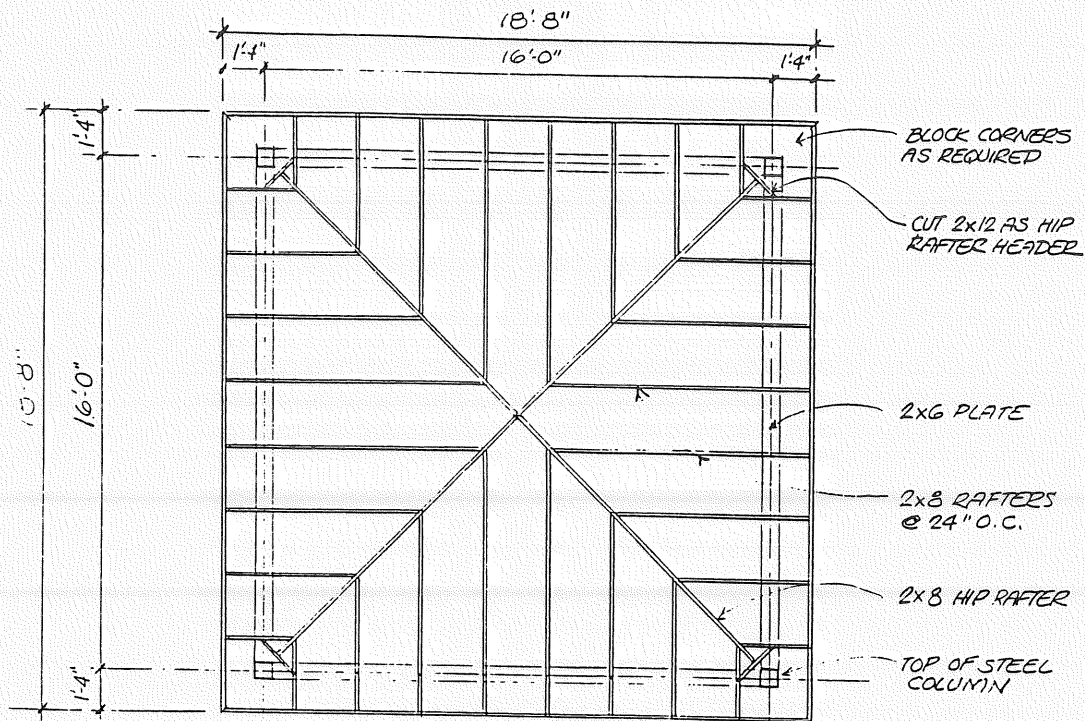
I hereby certify that I am the Owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: <i>[Signature]</i> | Date: <i>5-25-99</i> |
|--|----------------------|

Building Permit Fee: \$25.00 for the 1st \$1000. cost plus \$5.00 per \$1,000.00 construction cost thereafter.
Additional Site review and related fees are attached on a separate addendum

*Mail to:
E.W. Wittefield Inc
RR #1 Box 2505
Hartland ME 04943*

rec'd 5/25/99



ROOF FRAMING PLAN

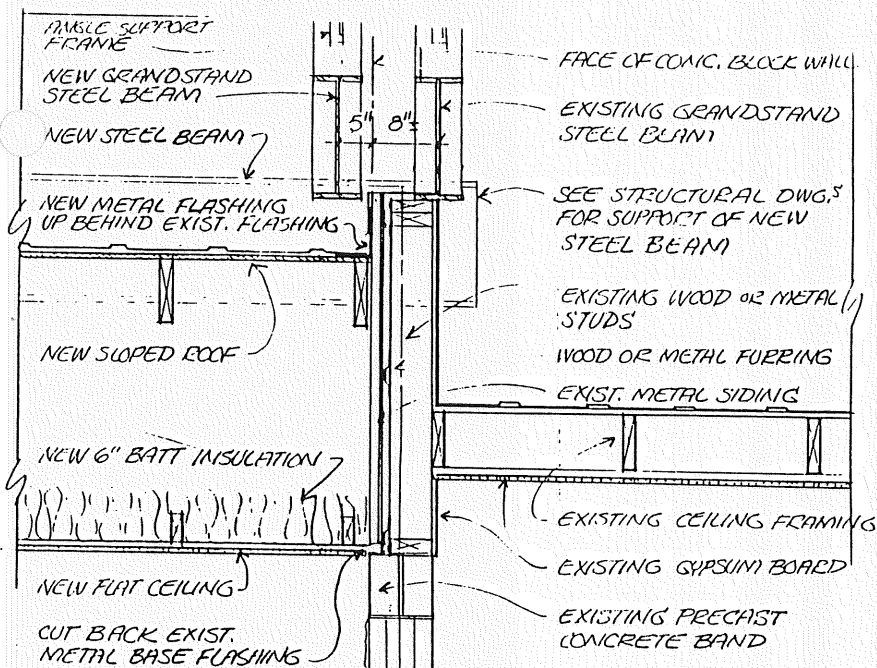


Figure 3. Typical Framing and Cross Section

These plans are all done by professionals, If your project is listed in the attached exemptions, you can prepare your own plans. For all other projects except those exempted, a Design Professional must prepare any construction documents. When proposing an addition, similar plans are required, the same goes for a detached garage or an attached deck.

Submission Requirements Multi-Family, Duplex and Commercial Construction

When a property owner is proposing either a new structure or an addition, this office requires:

- For new construction, structural alterations, or additions, plans showing structural details must be provided. Minimally they should include foundation plans, including drainage and support column spacing framing details, floor plans and a cross section. (See Figures 1, 2 & 3)

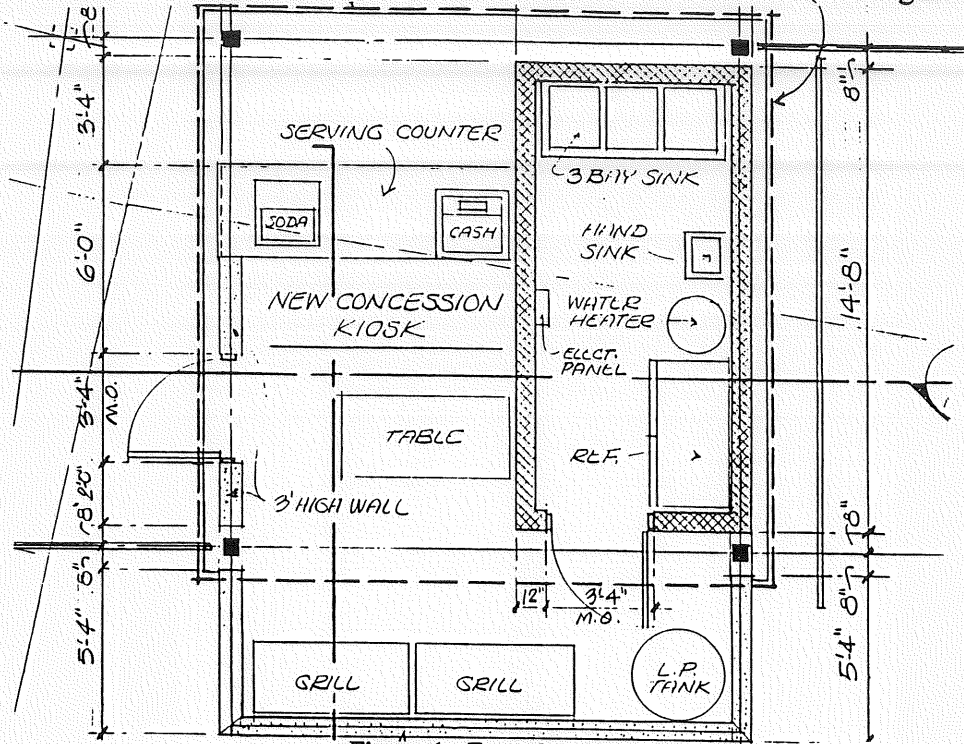


Figure 1. Typical Floor Plan

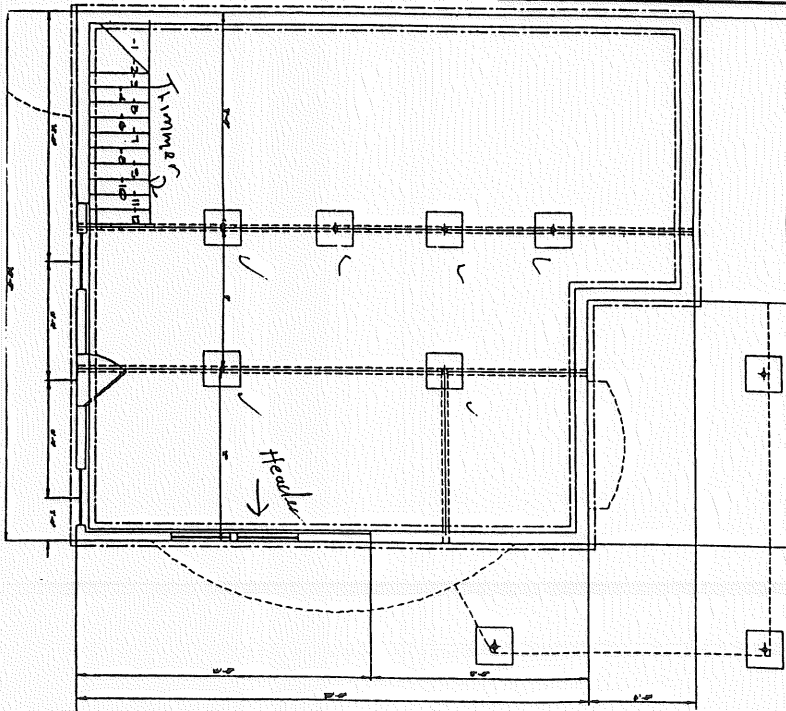
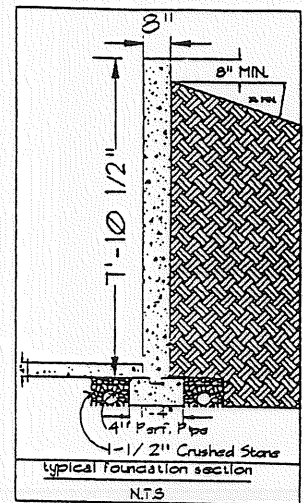


Figure 2. Typical Foundation Plan



The following State law governs technical submission requirements for building plans as well as site development. The law explains the *exemptions*, please read it CAREFULLY and our staff will answer any question that you may have.

2. Technical submissions; construction or development. Nothing in this chapter may be construed to prevent any person from preparing technical submissions for, or administering construction contracts in, the erection, construction or development of:

- A. Detached single or 2-family dwellings, including those to be utilized for home occupations, as defined by local ordinances, and sheds, storage buildings and garages incidental to the dwellings; [1991, c. 874, §3 (amd).]
- B. Farm buildings, including barns, silos, sheds or housing for farm equipment and machinery, livestock, poultry or storage, if the structures are designed to be occupied by no more than 10 persons; [1991, c. 874, §3 (amd).]
- C. Alterations, renovations or remodeling of a building when the cost of the work contemplated by the design does not exceed 15% of the assessed value of the building or \$50,000, whichever is the lesser, or does not require the issuance of a permit under applicable building codes or when the work involves those structures as provided in paragraphs A, B, F, G and H or when the work involves interior design services performed by a certified interior designer; [1993, c. 680, Pt. A, §28 (rpr).]
- D. [1991, c. 396, §21 (rp).]
- E. [1991, c. 396, §21 (rp).]
- F. Buildings that do not have as their principal purpose human occupancy or habitation; [1991, c. 874, §4 (new).]
- G. Single-story, above-grade buildings of less than 1,000 square feet that are designed to be occupied by no more than 10 persons; and [1991, c. 874, §4 (new).]
- H. Preengineered manufactured buildings. For the purposes of this section, "preengineered manufactured building" means a structural unit, other than a dwelling, that is designed by a person licensed as an engineer in the State and is constructed in a manufacturing facility. [1991, c. 874, §4 (new).]
[1993, c. 680, Pt. A, §28 (amd).]

Section History:

1977, c. 463, § 3 (NEW). 1991, c. 396, § 21 (RPR). 1991, c. 874, § 2-4 (AMD). 1993, c. 349, § 65 (AMD). 1993, c. 389, § 16-18 (AMD). 1993, c. 680, § A28 (AMD).

32 § 227. Enforcement

It shall be the duty of all duly constituted law enforcement officers of the State and all political subdivisions thereof to enforce this chapter and to prosecute any persons violating this chapter. [1977, c. 463, § 3 (new).]

Section History:

1977, c. 463, § 3 (NEW).

32 § 228. Penalties

Violation of any provision of this chapter shall be a Class E crime punishable by a fine of not less than \$100 nor more than \$500, or by imprisonment for not more than 3 months, or by both. [1977, c. 463, § 3 (new).]

The State may bring an action in Superior Court to enjoin any person from violating this chapter, regardless of whether proceedings have been or may be instituted in the Administrative Court or whether criminal proceedings have been or may be instituted. [1983, c. 413, § 12 (new).]

Section History:

1977, c. 463, § 3 (NEW). 1983, c. 413, § 12 (AMD).

**Site Review Pre-Application
Multi-Family/Attached Single Family Dwellings/Two-Family Dwelling
or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for Site Plan Review

NOTEIf 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.**

11/4/98

Applicant WEBBER OIL COMPANY

Application Date EXIT 8 Exxon

Applicant's Mailing Address 700 MAIN ST. BANGOR ME 04401

Project Name/Description 132 Riverside ST.

Consultant/Agent RAYMOND J COTA JR.

Address Of Proposed Site

Applicant/Agent Daytime telephone and FAX 942-5501 FAX 947-6522

Assessor's Reference, Chart#, Block, Lot# MAP 267
LOTS 7,8

Proposed Development (Check all that apply) New Building Building Addition Change of Use Residential Office Retail
 Manufacturing Warehouse/Distribution Other(Specify) RENOVATION & EXPANSION OF
CONVENIENCE STORE w/ Tim Horton's Donuts CO-BRAND

2754 #
Proposed Building Square Footage and /or # of Units

33,513 #
Acreage of Site

B-4
Zoning

You must Include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) 7 sets of Site Plan packages containing the information found in the attached sample plans and checklist.

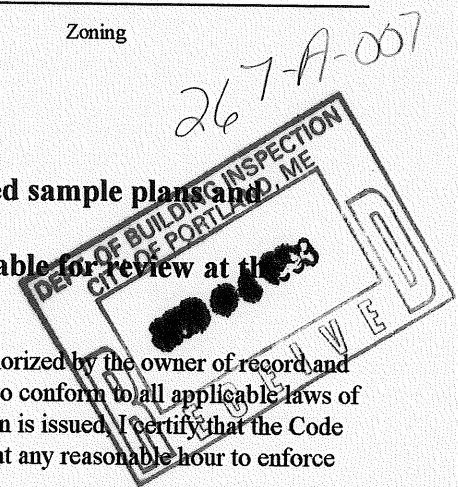
(Section 14-522 of the Zoning Ordinance outlines the process, copies are available for review at the counter, photocopies are \$ 0.25 per page)

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/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if an approval for the proposed project or use 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 approval at any reasonable hour to enforce the provisions of the codes applicable to this approval.

| | |
|--|----------------------|
| Signature of applicant: <u>[Signature]</u> | Date: <u>11-3-98</u> |
|--|----------------------|

Site Review Fee: Major \$500.00 Minor 400.00

This application is for site review ONLY, a Building Permit application and associated fees will be required prior to construction.



267-A-007

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**

19980153

I. D. Number

Webber Oil Co.

Applicant

700 Main St, Bangor, ME 04401

Applicant's Mailing Address

Raymond Cota, Jr.

Consultant/Agent

942-5501 947-6522

Applicant or Agent Daytime Telephone, Fax

11/4/98

Application Date

Riverside St 132

Project Name/Description

132 Riverside St

Address of Proposed Site

267-A-007+

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): New Building Building Addition Change Of Use Residential
 Office Retail Manufacturing Warehouse/Distribution Parking Lot Other (specify) _____

2754

33513

Proposed Building square Feet or # of Units

Acresage of Site

Zoning

Check Review Required:

Site Plan (major/minor) Subdivision # of lots _____ PAD Review 14-403 Streets Review
 Flood Hazard Shoreland Historic Preservation DEP Local Certification
 Zoning Conditional Use (ZBA/PB) Zoning Variance Other _____

Fees Paid: Site Plan \$400.00 Subdivision _____ Engineer Review _____ Date: 11/4/98

Fire Approval Status:

Reviewer Lt. Mc Dougall *[Signature]*

Approved Approved w/Conditions see attached Denied

Approval Date 11/5/98 Approval Expiration _____ Extension to _____ Additional Sheets Attached

Condition Compliance Lt. Mc Dougall 11/5/98
signature date

Performance Guarantee

Required*

Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

Performance Guarantee Accepted

_____ date _____ amount _____ expiration date

Inspection Fee Paid

_____ date _____ amount

Building Permit Issued

_____ date

Performance Guarantee Reduced

_____ date _____ remaining balance _____ signature

Temporary Certificate of Occupancy

_____ date Conditions (See Attached)

Final Inspection

_____ date _____ signature

Certificate of Occupancy

_____ date

Performance Guarantee Released

_____ date _____ signature

Defect Guarantee Submitted

_____ submitted date _____ amount _____ expiration date

Defect Guarantee Released

_____ date _____ signature

**CITY OF PORTLAND, MAINE
DEVELOPMENT REVIEW APPLICATION
PLANNING DEPARTMENT PROCESSING FORM**

19980153

I. D. Number

Webber Oil Co.
Applicant

11/4/98

700 Main St, Bangor, ME 04401
Applicant's Mailing Address

Application Date

Raymond Cota, Jr.
Consultant/Agent

Riverside St 132

942-5501 947-6522
Applicant or Agent Daytime Telephone, Fax

132 Riverside St
Address of Proposed Site

Project Name/Description

267-A-007+
Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply):
 New Building Building Addition Change Of Use Residential
 Office Retail Manufacturing Warehouse/Distribution Parking Lot Other (specify) drive thru

2754 33513 B-4
Proposed Building square Feet or # of Units Acreage of Site Zoning

Check Review Required:

- | | | | |
|--|---|--|--|
| <input checked="" type="checkbox"/> Site Plan (major/minor) | <input type="checkbox"/> Subdivision # of lots _____ | <input type="checkbox"/> PAD Review | <input type="checkbox"/> 14-403 Streets Review |
| <input type="checkbox"/> Flood Hazard | <input type="checkbox"/> Shoreland | <input type="checkbox"/> Historic Preservation | <input type="checkbox"/> DEP Local Certification |
| <input type="checkbox"/> Zoning Conditional Use (ZBA/PB) | <input type="checkbox"/> Zoning Variance | <input type="checkbox"/> Other _____ | |

Fees Paid: Site Plan \$400.00 Subdivision _____ Engineer Review _____ Date 11/4/98

Planning Approval Status:

Reviewer Kandi Talbot

- Approved Approved w/Conditions
See Attached Denied

Approval Date 4/20/99 Approval Expiration 4/20/00 Extension to _____ Additional Sheets Attached

OK to Issue Building Permi Kandi Talbot 6/11/99 8/19/99
signature date

Performance Guarantee Required* Not Required

* No building permit may be issued until a performance guarantee has been submitted as indicated below

| | | | |
|--|------------------------|--|-----------------------|
| <input checked="" type="checkbox"/> Performance Guarantee Accepted | <u>6/11/99</u> date | <u>\$52,850.00</u> amount | _____ expiration date |
| <input checked="" type="checkbox"/> Inspection Fee Paid | <u>5/28/99</u> date | <u>\$897.60</u> amount | |
| <input type="checkbox"/> Building Permit Issue | _____ date | | |
| <input type="checkbox"/> Performance Guarantee Reduced | _____ date | _____ remaining balance | _____ signature |
| <input type="checkbox"/> Temporary Certificate of Occupancy | _____ date | <input type="checkbox"/> Conditions (See Attached) | |
| <input type="checkbox"/> Final Inspection | _____ date | _____ signature | |
| <input type="checkbox"/> Certificate Of Occupancy | _____ date | _____ signature | |
| <input type="checkbox"/> Performance Guarantee Released | _____ date | _____ signature | |
| <input type="checkbox"/> Defect Guarantee Submitted | _____ submitted date | _____ amount | _____ expiration date |
| <input type="checkbox"/> Defect Guarantee Released | _____ date | _____ signature | |