

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read  
Application And  
Notes, If Any,  
Attached

BUILDING INSPECTION

PERMIT

Permit Number: 080237

This is to certify that BUCK MICHAEL & DANIEL E BUCK ITS/n/ahas permission to Interior and exterior renovatAT 1249 FOREST AVE

provided that the person or persons who obtain 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 when permission is procured before this building or part thereof is altered or service is closed-in. 4 HOUR NOTICE REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

## OTHER REQUIRED APPROVALS

Fire Dept. Greg Clark

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_

Department Name

*Jaime Borke* 4/10/08  
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: 08-0237	Issue Date:	CBL: 292 C005001
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Location of Construction: 1249 FOREST AVE	Owner Name: BUCK MICHAEL & DANIELLE B	Owner Address: 1249 FOREST AVE	Phone: 207-712-6855
Business Name:	Contractor Name: n/a	Contractor Address: n/a Portland	Phone:

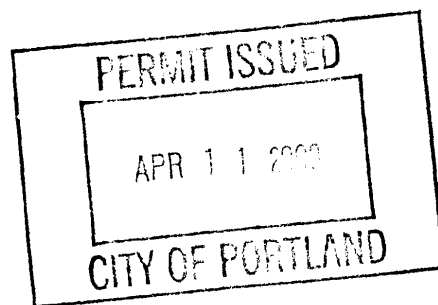
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: <del>292-6-5</del>
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Past Use: Single Family Home	Proposed Use: Retail Italian Pastry and Cake Shop - Interior and exterior renovations.	Permit Fee: \$115.00	Cost of Work: \$2,000.00	CEO District: 5
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied See Conditions	INSPECTION: Use Group: M Type: R-S/100 back from Fred	

Proposed Project Description: Interior and exterior renovations	Signature: Carey Carr Signature: JMB 4/10/08 PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Signature: Date:
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Permit Taken By: lmd	Date Applied For: 03/17/2008	<b>Zoning Approval</b>
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1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
2. Building permits do not include plumbing, septic or electrical work.
3. 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..



<b>Special Zone or Reviews</b> <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"/> Date: 3/17/08	<b>Zoning Appeal</b> <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:	<b>Historic Preservation</b> <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 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

<b>Permit No:</b> 08-0237	<b>Date Applied For:</b> 03/17/2008	<b>CBL:</b> 292 C005001
------------------------------	--	----------------------------

<b>Location of Construction:</b> 1249 FOREST AVE	<b>Owner Name:</b> BUCK MICHAEL & DANIELLE B	<b>Owner Address:</b> 1249 FOREST AVE	<b>Phone:</b> 207-712-6855
<b>Business Name:</b>	<b>Contractor Name:</b> n/a	<b>Contractor Address:</b> n/a Portland	<b>Phone</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Change of Use - Commercial	

<b>Proposed Use:</b> Retail Italian Pastry and Cake Shop (retail) Interior and exterior renovations.	<b>Proposed Project Description:</b> Interior and exterior renovations
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 03/17/2008**Note:**      **Ok to Issue:** ☒

- 1) This property shall remain a retail bakery with the issuance of this permit and subsequent issuance of a certificate of occupancy. Any change of use shall require a separate permit application for review and approval. Please note that seating for more than nine (9) people requires a change of use to a restaurant use by definition. Currently you are only showing seating for eight (8).
- 2) Separate permits shall be required for any new signage.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 4) Please note that any expansion of the existing paved parking in the future may require a separate site plan application and review at that time.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 04/10/2008**Note:**      **Ok to Issue:** ☒

- 1) Approval of license is subject to health inspections per the Food Code.
- 2) New restaurant must meet the requirements of the City and State Food Codes
- 3) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 4) Separate permits are required for any electrical, plumbing, or HVAC systems.  
Separate plans may need to be submitted for approval as a part of this process.

**Dept:** Fire      **Status:** Approved with Conditions      **Reviewer:** Capt Greg Cass      **Approval Date:** 03/19/2008**Note:** Proposed use approved. Storage incidental to the use only.  
Noe exit sign or e-light req.      **Ok to Issue:** ☒

- 1) A fire extinguisher is required.
- 2) Hood.  
Install shall comply with NFPA 96.  
A compliance letter is required

**Comments:**

3/17/2008-mes: DO NOT ISSUE PERMIT UNTIL PLANNING GIVES THE OK. - see update

3/20/2008-mes: Please not that Barbara has determined today that this application would not require a site plan review at this time.

<b>Location of Construction:</b> 1249 FOREST AVE	<b>Owner Name:</b> BUCK MICHAEL & DANIELLE B	<b>Owner Address:</b> 1249 FOREST AVE	<b>Phone:</b> 207-712-6855
<b>Business Name:</b>	<b>Contractor Name:</b> n/a	<b>Contractor Address:</b> n/a Portland	<b>Phone</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Change of Use - Commercial	

4/9/2008-jmb: Spoke to Danielle B. For details on garage storage finishings, handwash sink in kitchen, prep sink, confirmed she will serve to customers on disposable products, grease trap will be installed and the 2nd floor is not intended to be used for the business. See notes on plans...emailed planning for their approval.

4/10/2008-jmb: per email from Barbara: I looked at the plans with Marge and it appears they are repaving what had been there before. I looked at the past aerial photos of the site to confirm that the parking area is consistent with the past. It did not trigger site plan review, so you can proceed.



## General Building 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>1249 Forest Ave</u>		
Total Square Footage of Proposed Structure/Area <u>Structure is existing w/ 1185 sf.</u>		Square Footage of Lot <u>14,025 sf.</u>
Tax Assessor's Chart, Block & Lot Chart# <u>292</u> Block# <u>C</u> Lot# <u>005-001</u>		Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Danielle Buck</u> Telephone: <u>(207) 712-6855</u> <u>cell</u> Address <u>1590 Washington Ave</u> <u>(207) 712-6060</u> <u>cell</u> City, State & Zip <u>Portland, Me 04103</u> <u>(207) 878-2211</u> <u>Home</u>
Lessee/DBA (If Applicable) <u>SAME as applicant</u>		Owner (if different from Applicant) Name <u>SAME as above</u> Address _____ City, State & Zip _____ Cost Of Work: \$ <u>2000.00</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>Single Family</u> If vacant, what was the previous use? <u>it is vacant at this time</u> Proposed Specific use: <u>Italian pastry and cake shop-retail</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>I would like to replace window w/door.</u> <u>I have enclosed picture and details. I would like to</u> <u>insulate and dry wall Garage. Details are included on</u> <u>separate</u> <u>sheet.</u>		
Contractor's name: <u>n/a</u>		
Address: <u>n/a</u>		
City, State & Zip <u>n/a</u> Telephone: <u>712-6060</u>		
Who should we contact when the permit is ready: <u>Danielle Buck</u> Telephone: <u>712-6855</u>		
Mailing address: <u>1590 Washington Ave</u> <u>878-2211</u>		

**Please submit all of the information outlined on the applicable Checklist. 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](http://www.portlandmaine.gov), or stop by the Inspections Division office, room 315 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: Danielle Buck Date: 2/26/08

**This is not a permit; you may not commence ANY work until the permit is issued**

# 1st fl. Floor plan

□ = 2'

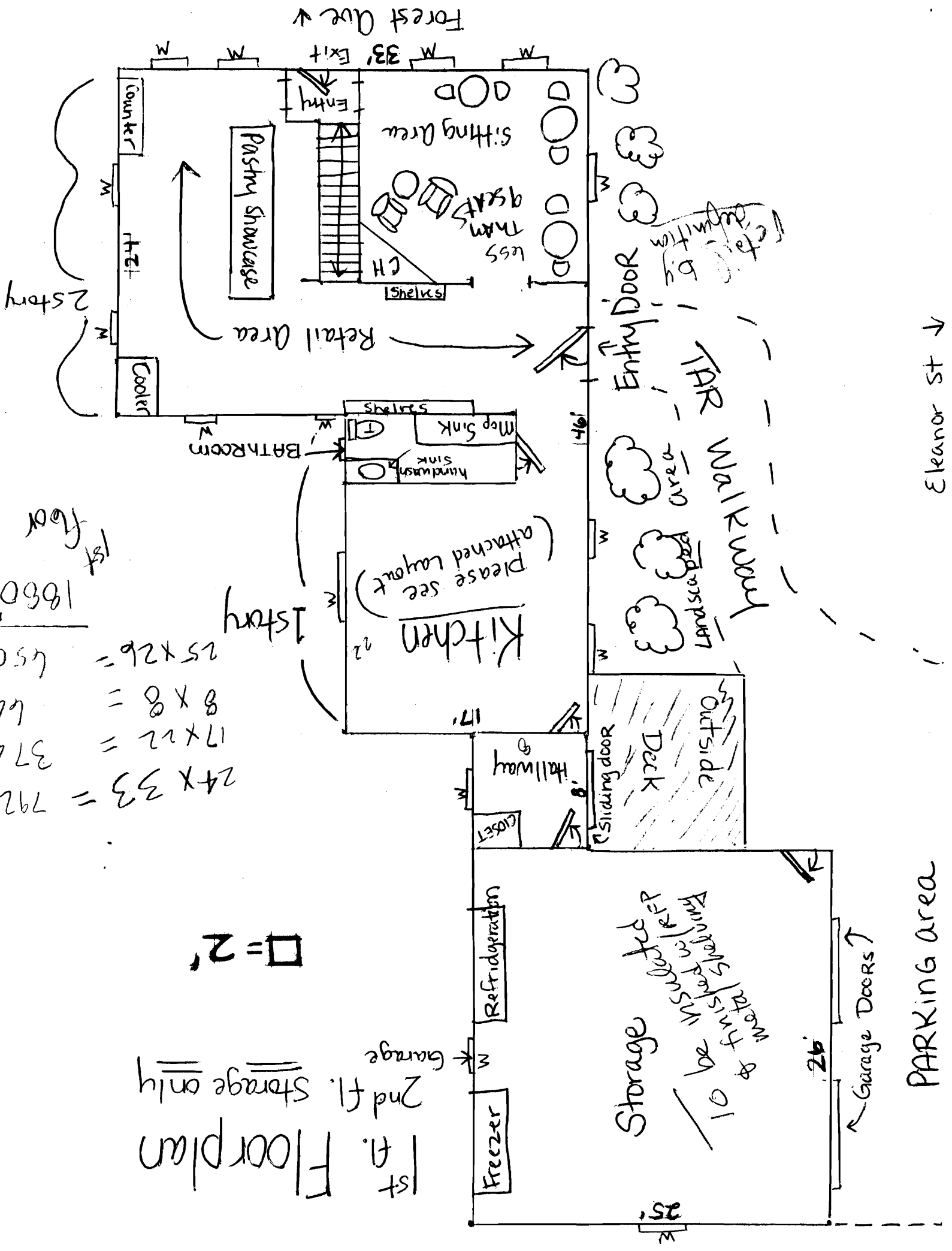
$$24 \times 33 = 792$$

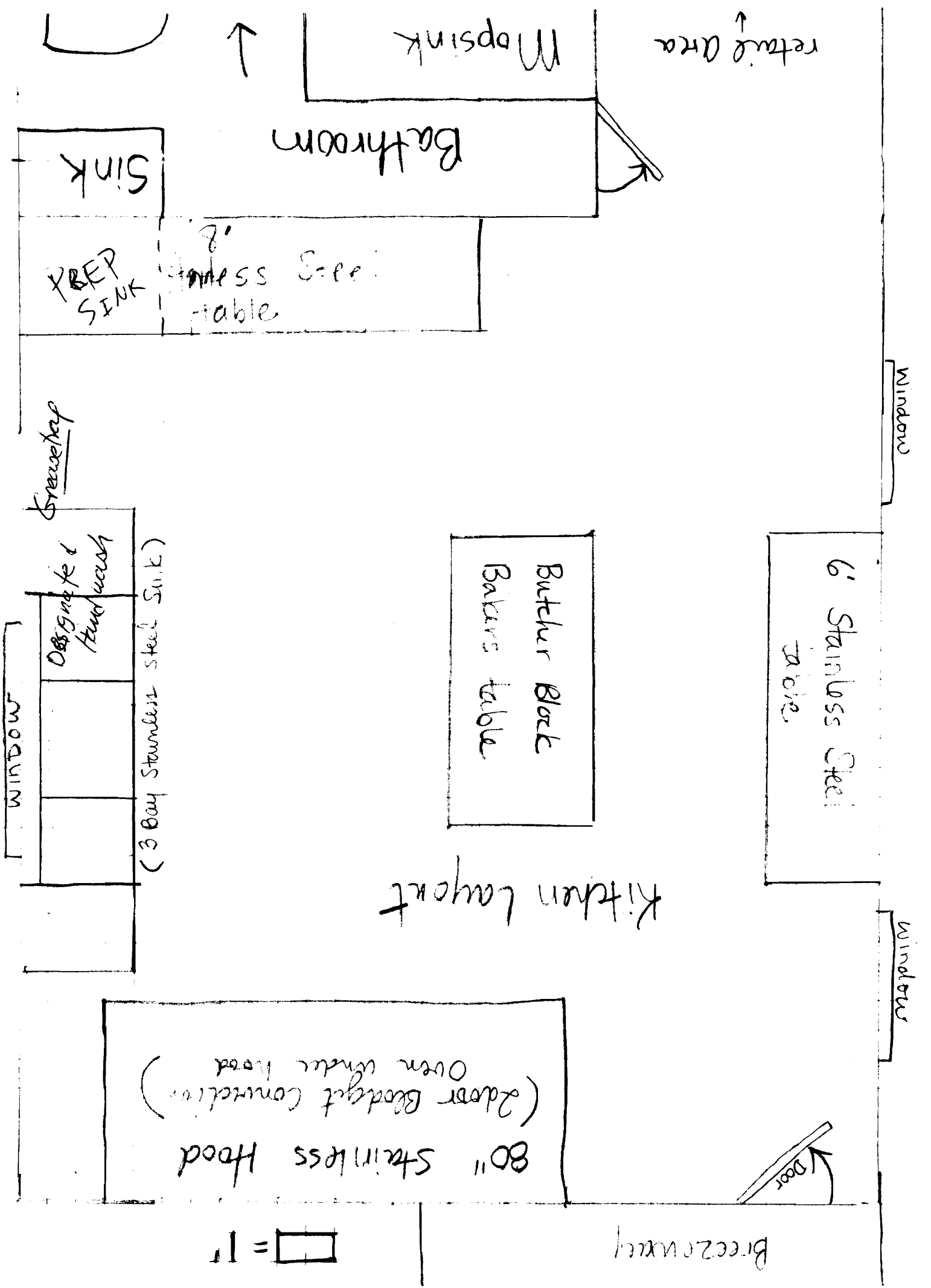
$$17 \times 22 = 374$$

$$8 \times 8 = 64$$

$$25 \times 26 = 650$$

1st floor  
1860 #





## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is ~~not~~ started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

**By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.**

**A Pre-construction Meeting will take place upon receipt of your building permit.**

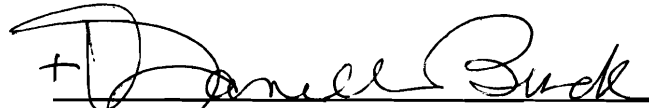
  X   Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling

  X   Final/Certificate of Occupancy: Prior to any occupancy of the structure or use.  
**NOTE: There is a \$75.00 fee per inspection at this point.**

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

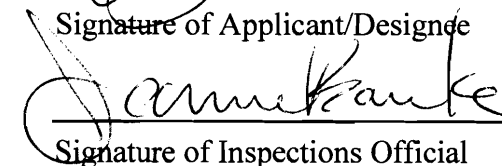
**If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.**

**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

+ Daniel Buck

Signature of Applicant/Designee

\_\_\_\_\_  
Date

Carrie Kaute

Signature of Inspections Official

\_\_\_\_\_  
4/10/08  
Date



## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY )

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

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**By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.**

**A Pre-construction Meeting will take place upon receipt of your building permit.**

  X   Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling

  X   Final inspection required at completion of work.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

**If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.**

**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

  
\_\_\_\_\_  
Signature of Applicant/Designee

\_\_\_\_\_  
Date

  
\_\_\_\_\_  
Signature of Inspections Official

  4/11/08    
Date

**From:** Marge Schmuckal  
**To:** Barbara Barhydt  
**Date:** 3/17/2008 2:44:28 PM  
**Subject:** 1249 Forest Ave - Retail Bakery

Barbara,  
Danielle Buck has applied for a building permit to change the use from a single family to a retail bakery. I understand that you are making a determination of whether her proposal requires a site plan review. Please let me know your decision so that I can release or hold our permit application.

Marge



would like  
→ Customers to  
use this door  
the majority of  
the time.

**Warranty Deed**  
**(Maine Statutory Short Form)**

**KNOW ALL MEN BY THESE PRESENTS**, that **Stacy M. Brichetto**, whose mailing address is 1249 Forest Avenue, Portland, ME 04103 for consideration paid, GRANT(S) to **Michael Buck and Danielle Buck** of 1590 Washington Avenue, Portland, ME 04103, as **JOINT TENANTS**, with **WARRANTY COVENANTS**, the land in Portland, County of Cumberland, State of Maine, described as follows:

(See Schedule A Attached Hereto)

**WITNESS** my/our hand(s) and seal(s) this 19 day of September, 2007

Signed, Sealed and Delivered in the presence of

  
\_\_\_\_\_  
Witness

  
\_\_\_\_\_  
Stacy M. Brichetto

STATE OF MAINE  
COUNTY of CUMBERLAND, SS.

September 19, 2007.

Then Personally appeared the above named **Stacy M. Brichetto** and acknowledge the foregoing instrument to be her free act and deed.

Before Me,

  
\_\_\_\_\_  
Notary Public

Christopher J. McLain

My Commission Expires: November 10, 2012

**Christopher J. McLain**  
**Notary Public, Maine**  
**My Commission expires**  
**November 10, 2012**

## PROPOSAL

Page No. of Pages

## ABILITY EQUIPMENT SALES, INC.

378 Main Street  
P.O. Box 569  
BIDDEFORD, MAINE 04005  
(207) 283-8008 Fax (207) 286-9587

12143

PROPOSAL SUBMITTED TO <i>Henckel Design &amp; Fab.</i>	PHONE	DATE <i>3-5-08</i>
STREET	JOB NAME <i>7x 772-8952</i>	
CITY, STATE and ZIP CODE	JOB LOCATION	
ARCHITECT	DATE OF PLANS <i>Pete</i>	JOB PHONE

We hereby submit specifications and estimates for:

*Captive Aire - 80" s/s hood with perforated  
supply plenum*

*Mtd. 4510 SNOA/166 MISC-PSR*

*Exhaust fan - 115V (2000 CFM) 14 Amps.*

*Mtd. NCA14FA (No Curb)*

*Supply fan - 115V (1400 CFM) 8 Amps.*

*Mtd. NSAK1-G10*

*(1) Pitched curb for MHA*

*\$3200.00 + TAX*

*Price includes freight in.*

*Price does not include sales tax.*

**We Propose** hereby to furnish material and labor — complete in accordance with above specifications, for the sum of:

Payment to be made as follows:

dollars (\$ \_\_\_\_\_).

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, theft and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized  
Signature

*John Becker*  
*Thank you,*

Note: This proposal may be withdrawn by us if not accepted within *30* days.

## Acceptance of Proposal

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature \_\_\_\_\_

## Change of use 1249 Forest ave.

- Business name Dollaro's Bakery
- Owner Danielle Buck
- Zone B2
- Retail area 825 sf.
- Kitchen area 255 sf.
- Storage area 450 sf.
- Retail and wholesale establishment
- Plumbing contractor: Richard P. Waltz Plumbing & Heating Co. Inc., (207)772-2801
- Hood and Ventilation contractor: Pete Henkel
- Owner Contact info : 1590 Washington ave. ext.  
Portland Maine, 04103

Cell phone: (207) 712-6725 or  
(207) 712-6855

Home phone: (207) 878-2211

## Explanation of Business

Dollaro's will be a locally and family owned neighborhood style bakery. I will be specializing in cakes and Italian pastries. This will not be a bagel or donut shop. Due to my two year old son being recently diagnosed with type 1 diabetes I am currently developing a line of diabetic desserts. My hope is to give diabetics a variety of choices in a limited market. The majority of my business will be cakes and Italian pastries found in large metropolitan areas like New York and Boston. I will also be offering American classics like chocolate chip cookies and brownies. I plan to support other small Maine businesses such as Sorella's bakehouse and The Freaky Bean coffee by selling their products. Being a Portland native my goal with this business is to bring back the neighborhood bakery. Dollaro's will have a strong emphasis on family and community.

## Explanation of Construction

At this time there are only a few changes I would like to make to my building. I would like to add a door on the Eleanor street side of building. I have enclosed a picture of the building where I would like to put the entry door. I would also like to replace garage doors. I have enclosed specification sheets for all new doors. Home depot will be installing new doors.

## Overall look of Site

My goal is to keep the historical aspects of the building. I want to restore the wide pumpkin pine floors and keep the working fireplace. Over the next few months I want to landscape and hardscape in a typical New England Cape Cod style way. If code requirements allow I would like to restore original granite steps to enter my establishment. I wish to use a granite millstone found on the property as my sign. (I have enclosed a picture of the millstone) I would like to clean up the corner and turn this lot into a classically styled and well manicured site typical of Portland.



## Permit Applications

1. Pete Henkel of Henkel Fabrication will apply for hood permit
2. Richard P. Waltz Plumbing will apply for plumbing permit
3. Danielle Buck is applying for door permit  
( home depot will install)

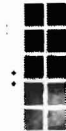
# Contents

1. Change of use permit information
  2. Explanation of business
  3. Explanation of construction
  4. Permit information
  5. New door specification
  6. Development review application
  7. Picture of building and proposed sign
  8. Sign permit application
  9. Existing condition details
  10. Subdivision plan from 1900
-

ITEM FRAME SIZE	LOCATION	PRODUCT CODE DESCRIPTION	UNIT PRICE	QTY	TOTAL PRICE
0002		MANUFACTURER: JELD-WEN Windows & Doors - Door Systems		1	

RO Size = 38 1/2" W x 82 1/2" H  
Handing = Right In-Swing (B)

Scale: 1/8" equals 1'



Product Design: Entry Doors  
Product: Steel  
Product Configuration: Single Door Unit  
Handing and Swing: Right In-Swing (B)  
Door Width: 36"  
Net Unit Width: 37 3/4"  
Rough Opening Width: 38 1/2"  
Door Height: 80"  
Net Unit Height: 81 3/4"  
Rough Opening Height: 82 1/2"  
Door Panel Layout: Flush  
Exterior Finish: Energy Saver  
Door Bore: Double Bore  
Bore Back Set: 2 3/8"  
Weather-Strip Type: Compression Bronze  
Insert: Yes  
Insert Size: 22x64  
Insert Design: 10-Lite  
Insert Special Features: I.G.  
Insert Options: White External Grid  
Hinge Finish: Zinc Dichromate  
Jamb Width: 4 9/16"  
Jamb Species: Finger-Jointed Primed  
Brickmold Type: WM 180  
Brickmold Species: Finger-Jointed Primed  
Sill Type: High Dam ADJ Vinyl/Aluminum  
SKU: 639016 / S/O EXTERIOR STEEL ENTRY DOORS  
\*\*Entry Doors drawn as seen from the exterior.\*\*  
\*\*M2O Version:1.4.1b\*\*

Steel Energy Saver with a 10-Lite Insert Door Base Price:	\$	331.00		
Finger-Jointed Primed WM 180 Brickmold Add-on:	\$	14.50		
	\$	345.50	\$	345.50

QUOTE #:	PRETAX TOTAL	\$	676.00
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Estimated Lead Time \_\_\_\_\_



# SPECIAL SERVICES CUSTOMER INVOICE

Store 2401 PORTLAND  
245 RIVERSIDE STREET  
PORTLAND, ME 04103

Phone: (207 ) 761-0600  
Salesperson: SAK008  
Reviewer:

Page 1 of 3 No. 2401-261241

REPRINT

SOLD TO	Name	BUCK DANIELLE		Home Phone	(207) 878-2211	
	Address	1590 WASHINGTON AVE.		Work Phone	(207) 712-6725	
				Company Name		
	City	PORTLAND		Job Description	GARAGE DOOR INSTALLS	
	State	ME	Zip	04103	County	CUMBERLAND

2008-03-03 10:44

INSTALLATION #1		MERCHANDISE AND SERVICE SUMMARY					We reserve the right to limit the quantities of merchandise sold to customers.				
		REF #101									
BASIC INSTALLATION LABOR:											
SKU	DESCRIPTION						QTY	UM	TAX	PRICE EACH	EXTENSION
175-595	GALLERY SERIES (NATIONAL)GS4V-SHORT PANEL -INSULATED						2.00	EA	N	\$0.01	\$0.02
OPTIONAL LABOR SELECTED INCLUDES:											
OPTION	DESCRIPTION										
02	...STEP 2 - CHOOSE SIZE - GS4V & GL4V - INSULATED (SOLID ONLY)/9'X6' OR 9'X7'						2.00	EA	N	\$778.00	\$1,556.00
04	...STEP 4 - SELECT WINDOWS (MATCH DOOR WIDTH SELECTED)/8' TO 10' WIDE-WINDOWS W/GRILLES						2.00	EA	N	\$155.59	\$311.18
05	...STEP 5 - SELECT WINDOW DESIGN (IF WINDOWS WITH PLAIN GLASS OR WINDOWS WITH GRILLES SELECTED IN STEP 4 ABOVE)/SHORT SQUARE						2.00	EA	N	\$0.01	\$0.02
08	...STEP 7 - CHOOSE COLOR (MUST CHOOSE)/WHITE (ALL MODELS)						2.00	EA	N	\$0.01	\$0.02
09	...STEP 8 - SELECT DECORATIVE LOCK OPTION/INSIDE SLIDE LOCK (STANDARD)						2.00	EA	N	\$0.01	\$0.02
								*** CONTINUED ON NEXT PAGE ***			

INSTALLATION #1 <small>(Continued)</small>		REF #101			
INSTALLATION SITE NAME: BUCK, DANIELLE		INSTALL LABOR CHARGE:	\$1,867.26		
ADDRESS: 1249 FOERST AVE.		TRIP CHARGE:	\$0.00		
CITY: PORTLAND	STATE: ME	ZIP: 04103	CREDIT FOR DEPOSIT/MEASURE:	\$0.00	
COUNTY: CUMBERLAND	SALES TAX RATE: 5.000	TAX: Merchandise - N	LABOR - N	INSTALL TOTAL DUE:	\$1,867.26
PHONE: (207) 878-2211		ALTERNATE PHONE: (207) 878-2211			
BASIC INSTALLATION LABOR INCLUDES:					
1. PRE-INSTALLATION SITE INSPECTION TO CONFIRM MEASUREMENTS AND DETERMINE INSTALLATION CONDITIONS.		6. INSTALLATION OF TORSION SPRINGS ON ALL DOOR OVER 10' WIDE			
2. DELIVERY OF NEW GARAGE DOOR UP TO 30 "DRIVE" MILES FROM STORE.		7. RECONNECT EXISTING U.L. APPROVED GARAGE DOOR OPENER WHEN REPLACING AN EXISTING "SECTIONAL" GARAGE DOOR - (INCLUDES REINFORCEMENT OF TOP GARAGE DOOR SECTION AND ALL NECESSARY MATERIALS - WHEN REPLACING "ONE PIECE" DOOR, SEE OPTIONS PRICE LIST).			
3. TAKE DOWN OF EXISTING GARAGE DOOR.		8. FINAL CLEAN UP AND INSPECTION OF FINISHED JOB WITH CUSTOMER.			
4. INSTALLATION OF NEW GARAGE DOOR INCLUDING LOW HEAD ROOM TRACK IF NECESSARY.		STEP 1 - CHOOSE MODEL / PANEL DESIGN / INSULATION			
5. INSTALLATION OF VINYL PERIMETER/WEATHER SEALS (MATERIAL INCLUDED).					
UNLESS STATED ABOVE THIS INSTALLATION DOES NOT INCLUDE:					
ANY ALTERATION OF THE EXISTING STRUCTURE, CARPENTRY WORK, REPAIR WORK, PAINTING OR STAINING A DOOR ETC...		GARAGE (DUCT WORK, PIPES, BEAMS ETC.)			
CLEARING AND/OR REMOVING OF ANY OBSTRUCTIONS WITHIN THE		CONCRETE WORK (E.G. DUCT WORK, PIPES, BEAMS ETC..)			
SPECIAL NOTES:					
...NO WORK PERFORMED ON SUNDAYS OR LEGAL HOLIDAYS					
...AN ADULT AT LEAST 18 YEARS OLD MUST BE PRESENT WHILE INSTALLERS ARE WORKING IN THE CUSTOMER'S HOME		***HOW THE PROCESS OF PURCHASING AN INSTALLATION WORKS***			
...THE CUSTOMER NEEDS TO ENSURE THAT PETS AND CHILDREN ARE KEPT AWAY FROM THE INSTALLATION AREA					
...INSTALLWE WILL CALL CUSTOMER WITHIN 2 WORKING DAYS TO SCHEDULE SITE INSPECTION		1. A HOME DEPOT SALES ASSOCIATE WILL HELP YOU SELECT THE BEST PRODUCT FOR YOUR HOME.			
..."GALLERY COLLECTION ORDERS" CANNOT BE CHANGED AND/OR CANCELLED 72 HOURS AFTER THE COMPLETED SITE INSPECTION		2. YOU PROVIDE YOUR APPROXIMATE SIZES, WE WILL PROVIDE YOU WITH A TOTAL ESTIMATED INSTALLED PRICE.			
...THE INSTALLER WILL RECONNECT THE CUSTOMER'S EXISTING GARAGE DOOR OPENER ONLY IF IT IS EQUIPPED WITH CODE-					
		3. WITH YOUR AGREEMENT, WE WILL PROCESS THE TRANSACTION AND AN INSTALLER WILL CALL YOU WITHIN 2 WORKING DAYS TO SCHEDULE A SITE INSPECTION.			
		*** CONTINUED ON NEXT PAGE ***			

INSTALLATION #1 (Continued)		REF #101
REQUIRED SAFETY BEAMS		
...ONLY THE INSTALLER CAN COMMIT TO A SCHEDULED INSTALLATION		
...PLEASE HAVE THE CUSTOMER MAKE ARRANGEMENTS IN ADVANCE FOR		
DISCONNECTING/RECONNECTING ALARM SYSTEMS		
...PLEASE NOTIFY THE CUSTOMER TO CLEAR OUT THE GARAGE A		
MINIMUM OF 10' BACK PRIOR TO THE INSTALLATION DATE		
		END OF INSTALL #1

TOTAL CHARGES OF ALL MERCHANDISE & SERVICES			
		ORDER TOTAL	\$1,867.26
		SALES TAX	\$0.00
		TOTAL	\$1,867.26
		AMOUNT PAID	\$1,867.26
		BALANCE DUE	\$0.00
END OF ORDER No. 2401-261241			

svr003a

THE HOME DEPOT, INC.  
ORDER HISTORY

STORE: 2401 PORTLAND

PAGE: 1  
DATE: 03/03/2008  
TIME: 10:45 am

ORDER NUMBER 261241:

Order History:

Date	Status	User Id
02/21/2008	Quote	SAK008
02/21/2008	Staged for register	SAK008
02/21/2008	Sold. Paid in full	sv995

Order Line 01: Installation

Status History:

Date	Status	User Id
02/21/2008	Quote	SAK008
02/21/2008	Service validated	sv995
02/21/2008	Sold	sv995
02/21/2008	Staged for FAXing	sv995
02/22/2008	FAX in progress	bfax
02/22/2008	Install requested au	fax_good

\*\*\* END OF REPORT \*\*\*

**From:** William Clark  
**To:** Barbara Barhydt  
**Date:** 11/16/2007 11:37:32 AM  
**Subject:** Re: Bakery at the corner of Forest and Eleanor

Barbara,

Eleanor Street is a paper street that was continued and not vacated in 1997. It goes from Forest Ave and ends at Goodridge Ave.

Goodridge Ave then connects with Allen Ave. Goodridge Ave is shown on tax maps as Goodrich Ave. It runs roughly parallel with the railroad ROW.

Goodridge Ave is a paper street that was continued and not vacated in 1997.

Bill Scott did a survey of both streets several years ago. Would you like a copy?

Bill

William Clark, PLS  
Project Engineer  
DPW Engineering  
City of Portland  
55 Portland St.  
Portland, ME 04101  
207 874 8847

>>> Barbara Barhydt November 14, 2007 4:52 PM >>>

Hi:

Tom Errico, Marge, Nelle and I met with a Danielle Buck. She bought a house in the B-2 zone on the corner of Forest and Eleanor and wants to convert it to a bakery (making wedding cakes etc) with up to 8 seats.

The building faces Forest Avenue, but the driveway is off of Eleanor Street. According to her site plan, Eleanor Street has a right-of-way of 25 feet and the gravel road is approximately 11 feet wide. It widens out beyond her property. There is no possibility of having a curb cut from Forest Avenue. Marge is looking at the plans, but it appears 2 or 3 parking spaces are required. Tom offered suggestions for potential parking area layouts.

The real issue is access from Eleanor Street. Bill could you check on the status of Eleanor Street? It runs from Forest to Allen Ave. I would like input or to have a meeting to discuss where to go with this one. It is a complicated situation and Danielle wants to know what level of improvements would be required. The parking lot can be resolved, but the street access is the issue. I will put a copies of the plan in interoffice mail to Bill, Mike, David and Kathi.

Thank you.

Barbara

**CC:** Alex Jaegerman ; Dan Goyette; David Margolis-Pineo; James Carmody; Katherine Earley; Marge Schmuckal; Michael Farmer; Penny Littell ; Thomas Errico; William Scott



**From:** Marge Schmuckal  
**To:** Jeanie Bourke; Lee Urban  
**Date:** 3/12/2008 12:37:58 PM  
**Subject:** Re: Fwd: Forest Avenue Bakery

Lee,

I looked back on my notes from meetings. This woman bought a property at 1249 Forest Avenue at the corner of Eleanor Street. She started doing work and enlarging a parking lot without any permits. Enlarging a parking lot requires a site plan review. Barbara was dealing with her. On 11/14/07 we had a meeting with her. Traffic folks were there also. Eleanor Street is very narrow and not fully paved. There were many such issues. We explained what she would need to get thru her reviews and approvals. I have not seen nor heard anything since. Perhaps Barbara has more information concerning this.

Marge

>>> Lee Urban 3/12/2008 11:55:20 AM >>>

Do we have any info that might help?

>>> "Cohen, James" <[jcohen@verrilldana.com](mailto:jcohen@verrilldana.com)> 3/12/2008 10:33:48 AM >>>

Lee, before I return this call, any background would be appreciated. I thought you might forward this to the appropriate person. I'm not sure who referred this person to me, but this it is not unusual.

Thanks.

Jim

-----Original Message-----

From: [jfc@maine.rr.com](mailto:jfc@maine.rr.com) [mailto:[jfc@maine.rr.com](mailto:jfc@maine.rr.com)]

Sent: Wednesday, March 12, 2008 10:13 AM

To: Cohen, James

Subject: constituent

Daniille Buck called 712 6855. She purchased a property on forest ave that she would like to turn into an italian bakery. She is having problems wtih the city adn was told to call you. Please call her back

Treasury Regulations require us to notify you that any tax advice in this communication (including any attachment) is not intended or written to be used, and cannot be used, for the purpose of avoiding tax penalties, and may not be referred to in any marketing or promotional materials.

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Thank you.Â Verrill Dana LLP

## Change of use 1249 Forest ave.

- Business name Dollaro's Bakery
- Owner Danielle Buck
- Zone B2
- Retail area 825 sf. - *parking* upstairs  $\approx 600$  *Storage*  
*No office*
- Kitchen area 255 sf.
- Storage area 450 sf.
- Retail and wholesale establishment
- Plumbing contractor: Richard P. Waltz Plumbing & Heating Co. Inc., (207)772-2801
- Hood and Ventilation contractor: Pete Henkel
- Owner Contact info : 1590 Washington ave. ext.  
Portland Maine, 04103

Cell phone: (207) 712-6725 or  
(207) 712-6855

Home phone: (207) 878-2211

*just Desserts*

*existing*  
*Area*  $35 \times 45 = 1575$   
*Area*  $7 \times 11 = 77$

*3/12/08*  
*Nelle*  
*Danielle Buck*  
*Marge*  
*went over again*

**From:** Marge Schmuckal  
**To:** Lee Urban; Lori Paulette; Nelle Hanig  
**Date:** 3/12/2008 4:16:12 PM  
**Subject:** Update on Danielle Buck - Forest Ave Bakery

Lee,

At 3:30 pm today, Nelle brought Danielle Buck in to me for a quick review of her plans. I could answer her zoning questions. However, there is one question regarding whether site plan review is required. A site plan review may or may not be required depending on how one reads the wording of the ordinance. I could not answer that one for planning. Nelle was going to follow up with Barbara on that regard.

We did take a permit application for a change of use (from a single family to a retail bakery) right before we closed. I did caution Danielle that even if I could sign-off on zoning, and fire could sign-off on fire codes and building could sign-off on building codes, if a site plan review was required, we would need to hold the permit until such time we got an "OK" from planning.

Please feel free to update Jim Cohen on this matter. You may use my e-mail if it is helpful.  
Marge

**CC:** Barbara Barhydt; Jeanie Bourke

712-6855 11/14/07 292-C-596  
Daniel & Buck - 1249 Forest Ave B-2/R-5  
100' BACK

Wedding Cakes - Birthdays - A few things  
don't Wholesale - The main way

No L.A. Gold Donuts Fri - Sat - Sunday  
NO BAKERY

3 tables (2 chairs each) + 2 chairs -  
yes office for

Singles → bakery with retail -  
A lot of people  
no a lot of people

GARAGE would remain AS A GARAGE

25\$ 126\$ + garage 1914

10 stairs was 2 bedrooms - 1st floor  
825 ÷ 334 → 825 - 3 big size reg.

No Curbside street right now - change to one way

I need Impervious Surface patio -

Question of whether Eleanor Street needs  
to be paved - City does not plan it -

Uphill: ROW = 25 wide. The "proposed" 2.15 is a change -  
36' 2.15 sign - 25' 1.40 sign - 6.5' high MAX  
19' high MAX  
5' 5' BACK

# LEGEND

- EXISTING GRAVE
- PROPOSED TREE
- PROPOSED PLAN
- PROPOSED PAVE
- (86.2') RECORD DISTANCE
- LIGHTED UTILITY
- UTILITY POLE
- TEMPORARY BENCH
- GAS METER (AS)
- WATER VALVE
- WSO WATER SHUT OFF
- FOUND MONUMENT
- FOUND IRON PIPE
- FOUND REBAR
- LOT NUMBERS
- +98.44 SPOT GRADES
- S EXISTING SEWER

N/F  
NORMAN R. CASPARIUS  
6111/348  
292-C-7

EXISTING  
PICKET  
FENCE

