

Please Read Application And Notes, If Any, Attached

CITY OF PORTLAND PERMITS DIVISION

This is to certify that Kevin Bosworth/Dahlgren Construction has permission to 22'6" x 30' Addition to Existing AT 789 Warren Ave provided that the person or persons, of the provisions of the Statutes of the construction, maintenance and use of this department.

Permit Number: 031289

Apply to Public Works for street line and grade if nature of work requires such information.

Notification... inspection... must... in proced... there... closed-in... NOTICE IS REQUIRED.

Accepting this permit shall comply with all ordinances of the City of Portland regulating structures, and of the application on file in

OTHER REQUIRED APPROVALS
Dept. Public Works
Board

Department Name

PENALTY

A certificate of occupancy procured by owner or part thereof

City of Portland, Maine - Building or Use Permit Application
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 03-1289	Issue Date:	CEB: 318 A007001
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Location of Construction: 789 Warren Ave	Owner Name: Kevin Bosworth	Owner Address: 789 Warren Avenue	Phone: 828-0110
Business Name:	Contractor Name: Dahlgren Construction, Inc.	Contractor Address: 412 US Route 1 Yarmouth	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	Zone: IM

Past Use: Arbor Care Landscape/Commercial	Proposed Use: Arbor Care Landscape/Commercial	Permit Fee: \$285.00	Cost of Work: \$20,500.00	CEO District: 1
Proposed Project Description: 22' x 30" Addition to Existing 40' x 70' Metal Garage 22'6" x 30'		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: 51 Type: 2B 11/26/03 Signature: <i>[Signature]</i>	

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied	Signature: _____ Date: _____

Permit Taken By: gad	Date Applied For: 10/20/2003	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 NA <input type="checkbox"/> Wetland NA <input checked="" type="checkbox"/> Flood Zone <i>panels zone A E EL. 35</i> <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan 2003-0133 Maj <input type="checkbox"/> Minor <input checked="" type="checkbox"/> MM <input type="checkbox"/> <i>ok with conditions</i> Date: <i>11/10/03</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 Date: <i>[Signature]</i>
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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: 03-1289	Date Applied For: 10/20/2003	CBL: 318 A007001
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Business Name:	Contractor Name: Dahlgren Construction, Inc.	Contractor Address: 412 US Route 1 Yarmouth	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	

Proposed Use: Arbor Care Landscape/Commercial	Proposed Project Description: 22'6" x 30" Addition to Existing 40' x 70' Metal Garage
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 11/10/2003

Note: **Ok to Issue:**

- 1) All outside materials shall be protected from flooding by means of elevation of alternative methods. Please advise this office of means of protection.
- 2) The attached floodplain elevation certificate and floodplain application shall be completed and returned to the Code Enforcement Officer PRIOR to any occupancy permit. The first floor elevation leve is required to be a minimum ov 37 feet. Your plans show a first floor elevation of 37.36' is shown.
- 3) Separate permits shall be required for any new signage.
- 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Pending **Reviewer:** Mike Nugent **Approval Date:**

Note: **Ok to Issue:**

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Lt. MacDougal **Approval Date:** 10/23/2003

Note: **Ok to Issue:**

- 1) fire extinguishers shall be installed in accordance with NFPA 10 standards

Comments:

11/14/2003-mjn: Left a message with the designer to indicate use group and type of construction, also special inspections of steel fasteners

City of Portland, Maine - Building or Use Permit

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

Permit No: 03-1289	Date Applied For: 10/20/2003	CBL: 318 A007001
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Note:				
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Dept: Building	Status: Pending	Reviewer:	Approval Date:	Ok to Issue: <input type="checkbox"/>
Note:				
Dept: Fire	Status: Approved with Conditions	Reviewer: Lt. MacDougal	Approval Date: 10/23/2003	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
1) fire extinguishers shall be installed in accordance with NFPA 10 standards				

03-1289

All Purpose 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.

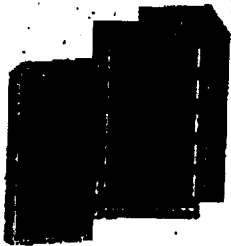
Location/Address of Construction: <u>789 WARREN AVE</u>		
Total Square Footage of Proposed Structure <u>67,500 FT. Single Story Addition</u>	Square Footage of Lot <u>1.2 ACRES</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>318</u> Block# <u>A</u> Lot# <u>007</u>	Owner: <u>KEVIN BOSWORTH</u>	Telephone: <u>207-828-0110</u>
Lessee/Buyer's Name (if Applicable) <u>N/A</u>	Applicant name, address & telephone: <u>KEVIN BOSWORTH</u> <u>789 WARREN AVE</u> <u>PORTLAND, ME</u>	Cost Of Work: \$ <u>20,500.00</u> Fee: \$ <u>210.00</u>
Current use: <u>Garage</u> <u>Commercial</u>	<u>cost 7500</u> <u>285.00</u>	
If the location is currently vacant, what was prior use: <u>N/A</u>		
Approximately how long has it been vacant: _____ <u>addition</u>		
Proposed use: <u>EXTRA STORAGE</u> <u>22.5' x 30'</u>	<u>garage</u>	
Project description: <u>to existing garage</u>		
Contractor's name, address & telephone: _____ <u>cell #</u>		
Who should we contact when the permit is ready: <u>KEVIN BOSWORTH</u> <u>653 6339</u>		
Mailing address: <u>789 WARREN AVE</u> <u>PORTLAND, ME 04103</u>		
We will contact you by phone when the permit is ready. <u>DEPT. OF BUILDING INSPECTION</u> and pick up the permit and review the requirements before starting any work, with a Plan Review and Approval work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>828-0110</u> <u>OCT 20 2003</u>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSION, THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT. WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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>Kevin Bosworth</u>	Date: <u>10/13/03</u>
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This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall



**CITY OF PORTLAND
BUILDING CODE CERTIFICATE**
389 Congress St., Rm 315
Portland, ME 04101

TO: Inspector of Buildings City of Portland, Maine
Department of Planning & Urban Development
Division of Housing & Community Service

FROM: ALLIED ENGINEERING INC

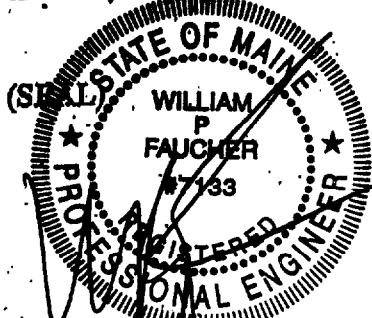
RE: Certificate of Design

DATE: 10-14-03

These plans and/or specifications covering construction work on:

BUILDING ADDITION 10x30'

Have been designed and drawn up by the undersigned, a Maine registered architect/engineer according to the BOCA National Building Code/1999 Fourteenth Edition, and local amendments.



Signature [Handwritten Signature]
Title Principal
Firm Allied Engineering Inc
Address 111 Westbrook Common
Westbrook ME 04092

As per Maine State Law:

\$50,000.00 or more in new construction, repair, expansion, addition, or modification for Building or Structures, shall be prepared by a registered design Professional.

120229 HSD



CITY OF PORTLAND MAINE

389 Congress St., Rm 315

Portland, ME 04101

Tel. - 207-874-8704

Fax - 207-874-8716

TO: Inspector of Buildings City of Portland, Maine
Planning & Urban Development
Division of Housing & Community Services

FROM DESIGNER: ALLER ENGINEERING INC
ONE WESTBROOK COMMON WESTBROOK ME 04092

DATE: 10-14-03

Job Name: ARTWORK CASE BUILDING ADDITION (20'x30')

Address of Construction: _____

THE BOCA NATIONAL BUILDING CODE/1999 Fourteenth EDITION

Construction project was designed according to the building code criteria listed below:

Building Code and Year 1999 + Portland Supplement Use Group Classification(s) _____

Type of Construction _____ Bldg. Height 15 FT Bldg. Sq. Footage 2600 sq ft

Seismic Zone A₁ = 0.10 A₂ = 0.10 Group Class I Performance Category C

Roof Snow Load Per Sq. Ft. 60 PSF GROUND Dead Load Per Sq. Ft. 20 psf

Basic Wind Speed (mph) 90 MPH Effective Velocity Pressure Per Sq. Ft. _____

Floor Live Load Per Sq. Ft. 60 PSF GROUND

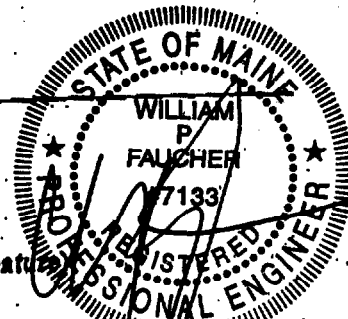
Structure has full sprinkler system? Yes _____ No _____ Alarm System? Yes _____ No _____
Sprinkler & Alarm systems must be installed according to BOCA and NFPA Standards with approval from the Portland Fire Department.

Is structure being considered unlimited area building: Yes _____ No X

If mixed use, what subsection of 313 is being considered _____

List Occupant loading for each room or space, designed into this Project.

(Designer's Stamp & Signature)



10/14/2003 12:49

2878549694

PRECISION WELDING

PSH 6/07/K



**CITY OF PORTLAND
ACCESSIBILITY CERTIFICATE**

Designer: ALLIED ENGINEERING INC

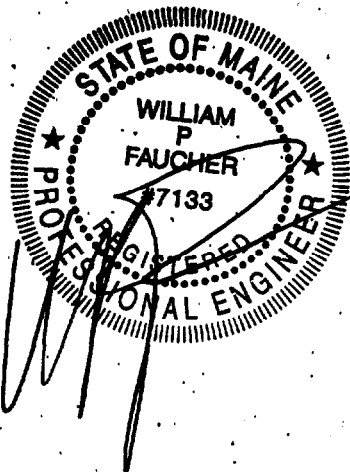
Address of Project 789 WARREN AVE. PORTLAND ME.

Nature of Project BUILDING ADDITION

Date 10-14-63

The technical submissions covering the proposed construction work as described above have been have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act.

(SEAL)



Signature WILLIAM P. FAUCHER

Title PRINCIPAL

Firm ALLIED ENGINEERING INC

Address ONE WESTBROOK COMMONS
WESTBROOK ME 04092

Telephone 207-854-8126

owner/Developer's copy to be filled out & returned

FLOOD HAZARD DEVELOPMENT APPLICATION

Portland, Maine

(All applicants must complete entire application)
[60.3(e)]

Application is hereby made for a Flood Hazard Development Permit as required under Article II of the Floodplain Management Ordinance of Portland Maine, for development as defined in said ordinance. This permit application does not preclude the need for other municipal permit applications.

Owner: House Warmers Coal Company / Arborcree Landscaping
 Address: 23 Hunt's Point Rd
Cape Elizabeth, ME 04107

Phone No.: _____

Applicant: Kevin Bosworth
 Address: 789 Warren Ave
Portland, ME 04103

Phone No.: 653-6339 cell / 828-0110

Contractor: Dahlgren Construction, Inc
 Address: 412 U.S. Route 1
Yarmouth, ME 04096

Phone No.: _____

LEGAL DESCRIPTION

Is this part of a subdivision?

Subdivision: _____

Tax Map: 318-A-

Address: 789 Rea
Street/Road N

Zip Code: Portland
Town/Zip Co

General explanation of proposed building

Estimated Value of Proposed D _____

Proposed Lowest Floor elevation for new or substantially improved structure: 7.36' shown on submitted plans

Note
to be attached
to the Building
permit when issued
shall be completed
& returned PRIOR to
issuing copy

_____ and lot number:

OTHER PERMITS

Are other permits required from State or Federal jurisdictions? Yes No

If yes, are these other permits attached? Yes No Not Applicable

Federal and State Permits may include but are not limited to: ME/DEP/Natural Resource Protection Act, Site Location of Development Act, Metallic Mineral Exploration, Advanced Exploration and Mining; USACE/Section 9 & 10 of the Rivers and Harbors Act/ Section 404 of the Clean Water Act; Federal Energy Regulation Commission.

SEWER AND WATER

Sewage Disposal: Public Private Existing Proposed Not Applicable Type _____

Water Supply: Public Private

Attach a Site Plan – Drawn to scale with north arrow.

- Show property boundaries, floodway, and floodplain lines.
- Show dimensions of the lot.
- Show dimensions and location of existing and/or proposed development on the site.
- Show areas to be cut and filled.

Attach Statement – describing in detail how each applicable development standard in Article VI will be met.

For New Construction or Substantial Improvement also show:

- Existing and proposed grade elevations adjacent to the walls of the structure done by a Professional land Surveyor, Architect, or Engineer.
- Location and elevation of temporary elevation reference marks on the site.

Special Note:

Substantial Improvement is defined as any reconstruction, rehabilitation, addition or other improvement of a structure, the cost of which equals or exceeds 50 percent of the market value of the structure before the start of construction of the improvement. Please refer to the floodplain management ordinance, Article XIV, for more complete definitions of New Construction and Substantial Improvement.

Structures in Velocity Zones are not permitted on fill or excavations. Structures must be built on open foundation systems, i.e., columns, piles, posts. Certification of structural design, specifications, plans and construction methods completed by a Professional Engineer or Architect shall accompany the application as required in Article VI.L.3. of the floodplain management ordinance.

The applicant understands and agrees that:

Please Read

- The permit applied for, if granted, is issued on the representations made herein;
- Any permit issued may be revoked because of any breach of representation;
- Once a permit is revoked all work shall cease until the permit is reissued or a new permit is issued;
- Any permit issued on this application will not grant any right or privilege to erect any structure or sue any premises described for any purposes or in any manner prohibited by the ordinances, codes, or regulations of the municipality;
- The applicant hereby gives consent to the Code Enforcement Officer to enter and inspect activity covered under the provisions of the Floodplain management Ordinance;
- If issued, the permit form will be posted in a conspicuous place on the premises in plain view; and,
- If issued, the permit will expire if no work is commenced within 180 days of issuance.

I hereby certify that all the statements in, and in the attachments to this application are a true description of the existing property and the proposed development project.

Please Sign & Return to Code Enforcement Officer

Owner: _____ Date: _____
Signature

or
Authorized Agent: _____ Date: _____
Signature

with certificate of elevation
PROR
to City of Jackson



5/15/02

owner/Developer's copy to be
filled out & returned



FEDERAL EMERGENCY MANAGEMENT AGENCY

NATIONAL FLOOD INSURANCE PROGRAM

ELEVATION CERTIFICATE

AND

INSTRUCTIONS

ELEVATION CERTIFICATE

Important: Read the instructions on pages 1 - 7.

SECTION A - PROPERTY OWNER INFORMATION

BUILDING OWNER'S NAME
Arborcare & Landscaping / Kevin Bosworth

BUILDING STREET ADDRESS (Including Apt., Unit, Suite, and/or Bldg. No.) OR P.O. ROUTE AND BOX NO.
789 R. Warren Avenue

CITY Portland STATE MAINE ZIP CODE 04103

PROPERTY DESCRIPTION (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.)
318-A-007

BUILDING USE (e.g., Residential, Non-residential, Addition, Accessory, etc. Use a Comments area, if necessary.)
None Residential -

LATITUDE/LONGITUDE (OPTIONAL) (##° - ##' - ##.###" or ##.#####") _____ HORIZONTAL DATUM: NAD 1927 NAD 1983 SOURCE: GPS (Type): _____ USGS Quad Map Other: _____

SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION

B1. NFIP COMMUNITY NAME & COMMUNITY NUMBER <u>Portland, Maine - 230051</u>		B2. COUNTY NAME <u>Cumberland</u>		B3. STATE <u>MAINE (ME)</u>	
B4. MAP AND PANEL NUMBER <u>0006</u>	B5. SUFFIX <u>C</u>	B6. FIRM INDEX DATE <u>Dec. 8, 1998</u>	B7. FIRM PANEL EFFECTIVE/REVISED DATE <u>Dec. 8, 1998</u>	B8. FLOOD ZONE(S) <u>AE</u>	B9. BASE FLOOD ELEVATION(S) (Zone AO, use depth of flooding) <u>35</u>

B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in B9.
 FIS Profile FIRM Community Determined Other (Describe): _____

B11. Indicate the elevation datum used for the BFE in B9: NGVD 1929 NAVD 1988 Other (Describe): _____

B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)? Yes No
Designation Date: _____

SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on: Construction Drawings* Building Under Construction* Finished Construction
*A new Elevation Certificate will be required when construction of the building is complete.

C2. Building Diagram Number _____ (Select the building diagram most similar to the building for which this certificate is being completed - see pages 6 and 7. If no diagram accurately represents the building, provide a sketch or photograph.)

C3. Elevations - Zones A1-A30, AE, AH, A (with BFE), VE, V1-V30, V (with BFE), AR, AR/A, AR/AE, AR/A1-A30, AR/AH, AR/AO
Complete items C3.a-i below according to the building diagram specified in Item C2. State the datum used. If the datum is different from the datum used for the BFE in Section B, convert the datum to that used for the BFE. Show field measurements and datum conversion calculation. Use the space provided or the Comments area of Section D or Section G, as appropriate, to document the datum conversion.
Datum _____ Conversion/Comments _____

Elevation reference mark used _____ Does the elevation reference mark used appear on the FIRM? Yes No

a) Top of bottom floor (including basement or enclosure) _____ ft.(m)

b) Top of next higher floor _____ ft.(m)

c) Bottom of lowest horizontal structural member (V zones only) _____ ft.(m)

d) Attached garage (top of slab) _____ ft.(m)

e) Lowest elevation of machinery and/or equipment servicing the building (Describe in a Comments area.) _____ ft.(m)

f) Lowest adjacent (finished) grade (LAG) _____ ft.(m)

g) Highest adjacent (finished) grade (HAG) _____ ft.(m)

h) No. of permanent openings (flood vents) within 1 ft. above adjacent grade _____

i) Total area of all permanent openings (flood vents) in C3.h _____ sq. in. (sq. cm)

SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information.
I certify that the information in Sections A, B, and C on this certificate represents my best efforts to interpret the data available.
I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

CERTIFIER'S NAME _____ LICENSE NUMBER _____

TITLE _____ COMPANY NAME _____

ADDRESS _____ CITY _____ STATE _____ ZIP CODE _____

SIGNATURE _____ DATE _____ TELEPHONE _____

INSTRUCTIONS FOR COMPLETING THE ELEVATION CERTIFICATE

The Elevation Certificate is to be completed by a land surveyor, engineer, or architect who is authorized by law to certify elevation information when elevation information is required for Zones A1-A30, AE, AH, A (with BFE), VE, V1-V30, V (with BFE), AR, AR/A, AR/AE, AR/A1-A30, AR/AH, or AR/AO. Community officials who are authorized by law or ordinance to provide floodplain management information may also complete this form. For Zones AO and A (without BFE), a community official, a property owner, or an owner's representative may provide information on this certificate, unless the elevations are intended for use in supporting a LOMA or LOMR-F. Certified elevations must be included if the purpose of completing the Elevation Certificate is to obtain a LOMA or LOMR-F.

In Puerto Rico only, elevations for building information and flood hazard information may be entered in meters.

SECTION A - PROPERTY OWNER INFORMATION

This section identifies the building, its location, and its owner. Enter the name(s) of the building owner(s), the building's complete street address, and the lot and block number. If the building's address is different from the owner's address, enter the address of the building being certified. If the address is a rural route or a Post Office box number, enter the lot and block numbers, the tax parcel number, the legal description, or an abbreviated location description based on distance and direction from a fixed point of reference. For the purposes of this certificate, "building" means both a building and a manufactured (mobile) home.

A map may be attached to this certificate to show the location of the building on the property. A tax map, FIRM, or detailed community map is appropriate. If no map is available, provide a sketch of the property location, and the location of the building on the property. Include appropriate landmarks such as nearby roads, intersections, and bodies of water. For building use, indicate whether the building is residential, non-residential, an addition to an existing residential or non-residential building, an accessory building (e.g., garage), or other type of structure. Use the Comments area of Section F if needed.

If latitude and longitude data are available, enter them in degrees, minutes, and seconds, or in decimal degrees, taken at the center of the front of the building. Enter arc seconds to two decimal places. Indicate the horizontal datum and the source of the measurement data (for example, taken with GPS, scaled from a USGS Quad Map, etc.).

SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION

Complete the Elevation Certificate on the basis of the FIRM in effect at the time of the certification.

The information for Section B is obtained by reviewing the FIRM panel that includes the building's location. Information about the current FIRM and a pamphlet titled "Guide to Flood Maps" are available from the Federal Emergency Management Agency (FEMA) website at <http://www.fema.gov> or by calling 1-800-427-4661. If a Letter of Map Amendment (LOMA) or Letter of Map Revision (LOMR-F) has been issued by FEMA, please provide the letter date and case number in the Comments area of Section D or Section G, as appropriate.

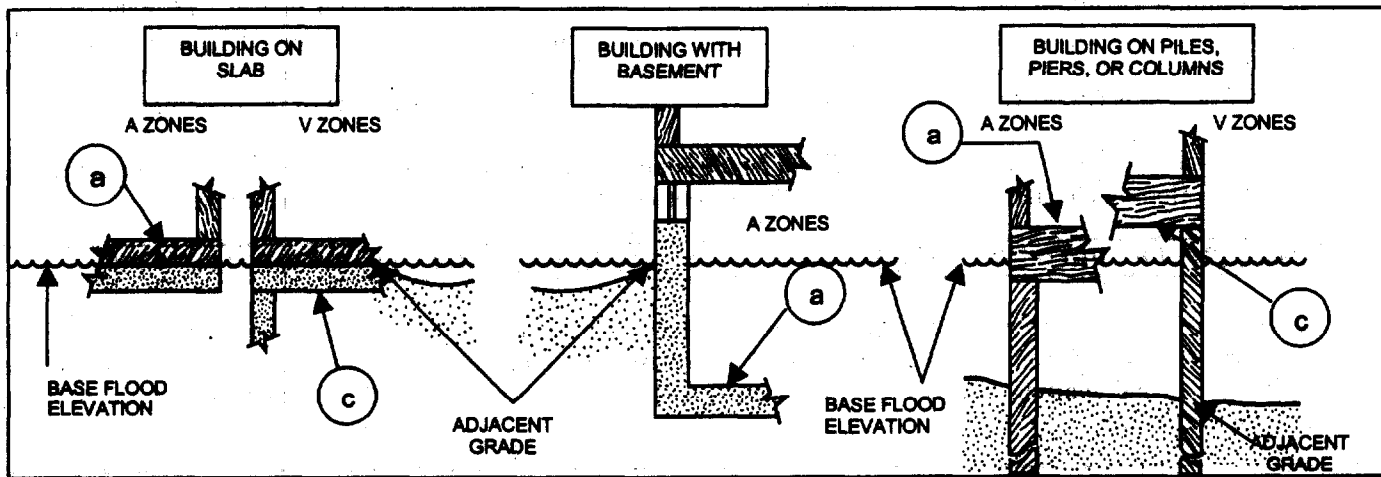
Item B1. NFIP Community Name & Community Number. Enter the complete name of the community in which the building is located and the associated 6-digit community number. For a building that is in an area that has been annexed by one community but is shown on another community's FIRM, enter the community name and 6-digit number of the annexing community. For a newly incorporated community, use the name and 6-digit number of the new community. Under the NFIP, a "community" is any State or area or political subdivision thereof, or any Indian tribe or authorized native organization, that has authority to adopt and enforce floodplain management regulations for the areas within its jurisdiction. To determine the current community number, see the *NFIP Community Status Book*, available on FEMA's website at <http://www.fema.gov> or by calling 1-800-427-4661.

Item B2. County Name. Enter the name of the county or counties in which the community is located. For an unincorporated area of a county, enter "unincorporated area." For an independent city, enter "independent city."

Item B3. State. Enter the 2-letter state abbreviation (for example, VA, TX, CA).

FIRM are acceptable for elevation determinations. Show the conversion from the field survey datum used to the datum used for the BFE(s) entered in Item B9. All elevations for the certificate must be referenced to the datum on which the BFE is based. Show the datum conversion, if applicable, in this section or in the Comments area of Section D. For property experiencing ground subsidence, the most recently adjusted reference mark elevations must be used for determining building elevations. However, when subsidence is involved, the BFE should not be adjusted. Enter elevations in Items C3.a-g to the nearest tenth of a foot (nearest tenth of a meter, in Puerto Rico).

Items C3.a-d. Enter the building elevations (excluding the attached garage) indicated by the selected building diagram (Item C2.) in Items C3.a-c. If there is an attached garage, enter the elevation for top of attached garage slab in Item C3.d. (Because elevation for top of attached garage slab is self-explanatory, attached garages are not illustrated in the diagrams.) If the building is located in a V zone on the FIRM, complete Item C3.c. If the flood zone cannot be determined, enter elevations for all of Items C3.a-g. For buildings in A zones, elevations a, b, d, and e should be measured at the top of the floor. For buildings in V zones, elevation c must be measured at the bottom of the lowest horizontal structural member of the floor (see drawing below). If any item does not apply to the building, enter "N/A" for not applicable.



Item C3.e. Enter the lowest elevation of machinery and/or equipment such as furnaces, hot water heaters, heat pumps, air conditioners, and elevators and their associated equipment in an attached garage or enclosure or on an open utility platform that provides utility services for the building. If the machinery and/or equipment is mounted to a wall, pile, etc., enter the platform elevation of the machinery and/or equipment. Indicate machinery/equipment type in the Comments area of Section G or Section D, as appropriate. If this item does not apply to the building, enter "N/A" for not applicable.

Items C3.f-g. Adjacent grade is defined as the elevation of the ground, sidewalk, patio slab, or deck support immediately next to the building. For Zone AO, use the natural grade elevation, if available. This measurement must be to the nearest tenth of a foot (nearest tenth of a meter, in Puerto Rico) if this certificate is being used to support a request for a LOMA or LOMR-F.

Items C3.h-i. Enter the number of permanent openings (flood vents) in the walls supporting the building that are no higher than 1.0 foot above the adjacent grade. Determine the total area of all such openings in square inches (square cm, in Puerto Rico), and enter the total in Item C3.i. If the building has no permanent openings (flood vents) within 1.0 foot above adjacent grade, enter "0" (zero) for each of Items C3.h and C3.i.

SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

Complete as indicated. This section of the Elevation Certificate may be signed by only a land surveyor, engineer, or architect who is authorized by law to certify elevation information. Place embossed seal and signature in the box next to elevations in Section C. A flat stamp is acceptable only in states that do not authorize use of an embossed seal over the signature of a professional. You are certifying that the information in Sections A, B, and C on this certificate represents your best efforts to interpret the data available and that you understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001. Use the Comments area of Section D, on the back of the certificate, to provide datum, elevation, or other relevant information not specified on the front.

Item G6. Date Certificate of Compliance Issued. Enter the date that the Certificate of Compliance or Occupancy or similar written official documentation of as-built lowest floor elevation was issued by the community as evidence that all work authorized by the floodplain development permit has been completed in accordance with the community's floodplain management laws or ordinances.

Item G7. New Construction or Substantial Improvement. Check the applicable box. "Substantial Improvement" means any reconstruction, rehabilitation, addition, or other improvement of a building, the cost of which equals or exceeds 50 percent of the market value of the building before the start of construction of the improvement. The term includes buildings that have incurred substantial damage, regardless of the actual repair work performed.

Item G8. As-built lowest floor elevation. Enter the elevation of the lowest floor (including basement) when the construction of the building is completed and a final inspection has been made to confirm that the building is built in accordance with the permit, the approved plans, and the community's floodplain management laws or ordinances. Indicate the elevation datum used.

Item G9. BFE. Using the appropriate FIRM panel, FIS, or other data source, locate the property and enter the BFE (or base flood depth) of the building site. Indicate the elevation datum used.

Enter your name, title, and telephone number, and the name of the community. Sign and enter the date in the appropriate blanks.

DIAGRAM 5

All buildings elevated on piers, posts, piles, columns, or parallel shear walls. No obstructions below the elevated floor.

Distinguishing Feature – For all zones, the area below the elevated floor is open, with no obstruction to flow of flood waters (open lattice work and/or readily removable insect screening is permissible).

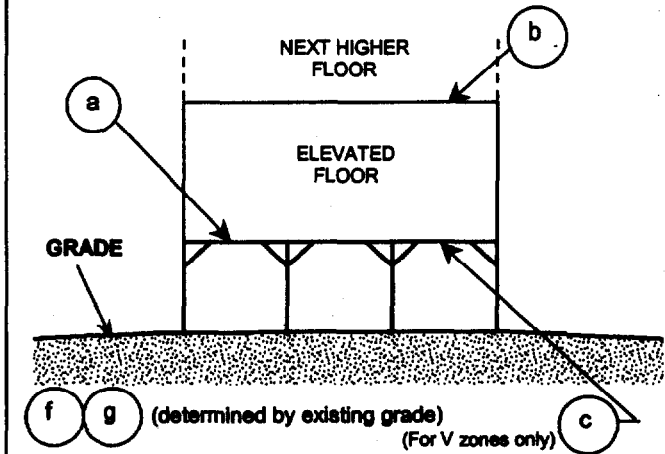


DIAGRAM 6

All buildings elevated on piers, posts, piles, columns, or parallel shear walls with full or partial enclosure below the elevated floor.

Distinguishing Feature – For all zones, the area below the elevated floor is enclosed, either partially or fully. In A Zones, the partially or fully enclosed area below the elevated floor is with or without openings** present in the walls of the enclosure. Indicate information about openings in Section C, Building Elevation Information (Survey Required).

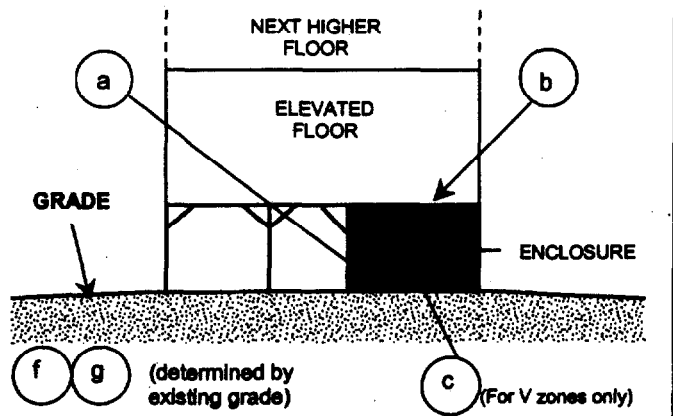


DIAGRAM 7

All buildings elevated on full-story foundation walls with a partially or fully enclosed area below the elevated floor. This includes walkout levels, where at least one side is at or above grade. The principal use of this building is located in the elevated floors of the building.

Distinguishing Feature – For all zones, the area below the elevated floor is enclosed, either partially or fully. In A Zones, the partially or fully enclosed area below the elevated floor is with or without openings** present in the walls of the enclosure. Indicate information about openings in Section C, Building Elevation Information (Survey Required).

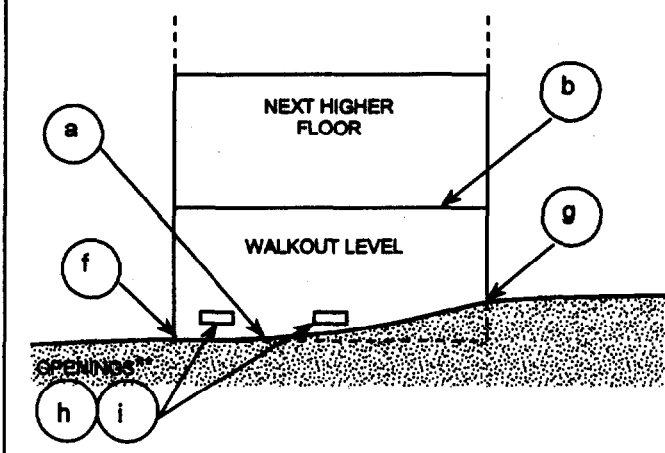
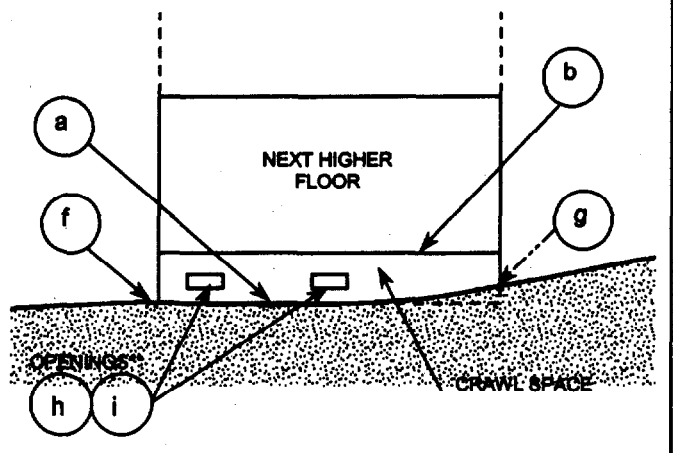


DIAGRAM 8

All buildings elevated on a crawl space with the floor of the crawl space at or above grade on at least one side, with or without an attached garage.

Distinguishing Feature – For all zones, the area below the first floor is enclosed by solid or partial perimeter walls. In all A zones, the crawl space is with or without openings** present in the walls of the crawl space. Indicate information about the openings in Section C, Building Elevation Information (Survey Required).



** An "opening" (flood vent) is defined as a permanent opening in a wall that allows for the free passage of water automatically in both directions without human intervention. Under the NFIP, a minimum of two openings is required for enclosures or crawl spaces with a total net area of not less than one square inch for every square foot of area enclosed. Each opening must be on different sides of the enclosed area. If a building has more than one enclosed area, each area must have openings on exterior walls to allow floodwater to directly enter. The bottom of the openings must be no higher than one foot above the grade underneath the flood vents. Alternatively, you may submit a certification by a registered professional engineer or architect that the design will allow for the automatic equalization of hydrostatic flood forces on exterior walls. A window, a door, or a garage door is not considered an opening.

SEWAGE HOLDING TANK

⑤

EXISTING METAL BUILDING

PROP. BUILDING ADDITION

1/4" RISED DRIVE WAY 12" WIDE

MOBILE PIPELINE EASEMENT

WELL

BITUMINOUS PARKING AREA

S 16°04'00" E
177.21'

Edge of Pavement

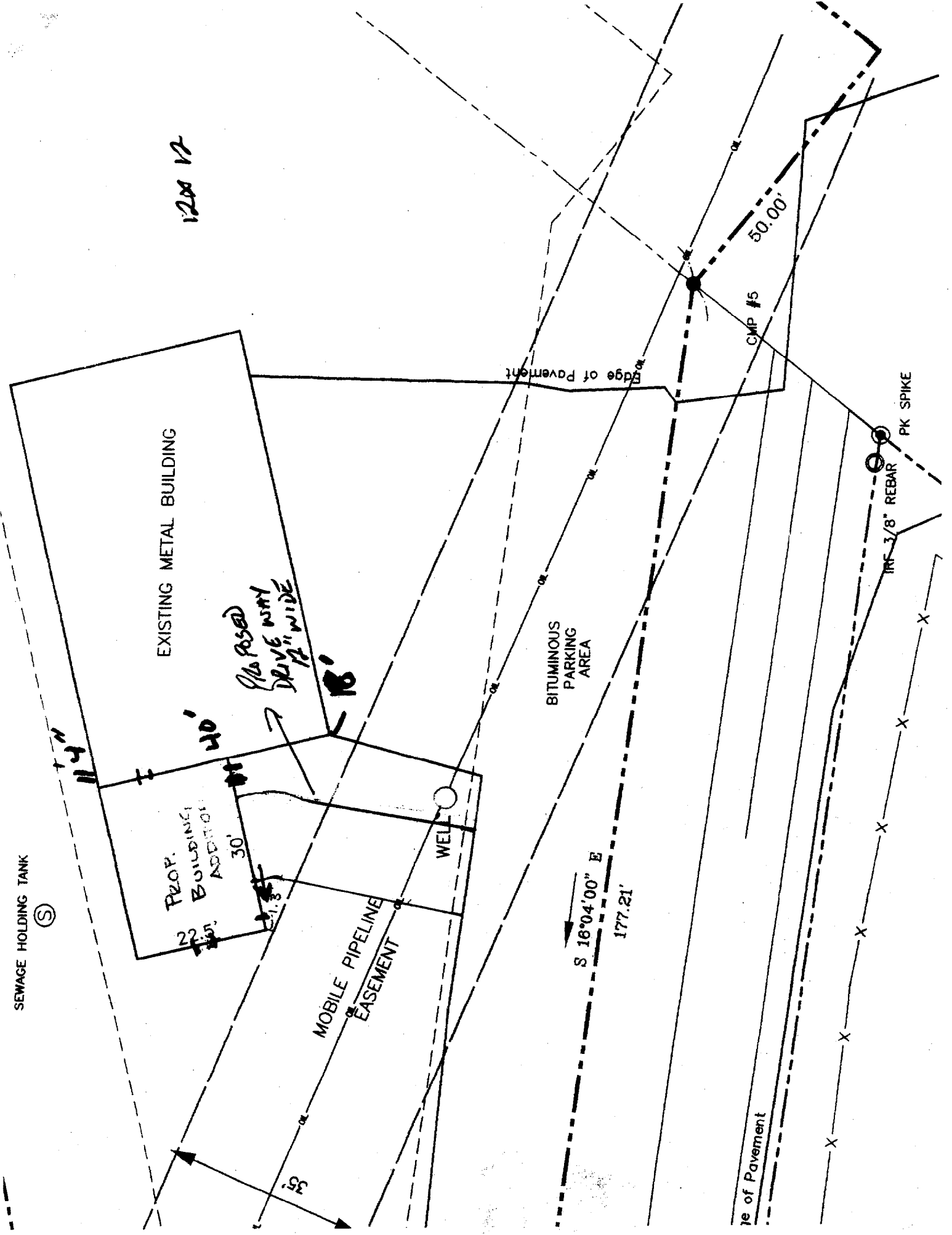
INF 3/8" REBAR

PK SPIKE

CMP #5
50.00'

Edge of Pavement

12x12



Department of Planning & Development
Lee D. Urban, Director



CITY OF PORTLAND

Division Directors
Mark B. Adelson
Housing & Neighborhood Services

Alexander Q. Jaegerman, AICP
Planning

John N. Lufkin
Economic Development

September 26, 2003

Mr. Kevin Bosworth
Arbor Care and Landscape
789 Warren Avenue
Portland, ME 04103

RE: Arbor Care and Landscape Expansion, 789 Warren Avenue
ID #2003-0133, CBL #318-A-007

Dear Mr. Bosworth:

On September 24, 2003, the Portland Planning Authority granted minor site plan approval for the 675 sq. ft. expansion proposed at 789 Warren Avenue, as shown on the approved site plan with the following condition:

1. The applicant shall submit evidence of financial and technical capability to undertake and complete the development including a letter from a responsible financial institution stating that it has reviewed the planned development and would seriously consider financing it when approved.

Where submission drawings are available in electronic form, the applicant shall submit any available electronic CADD.DXF files with seven sets of final plans.

The approval is based on the submitted site plan. If you need to make any modifications to the approved site plan, you must submit a revised site plan for staff review and approval.

Please note the following provisions and requirements for all site plan approvals:

1. The site plan approval will be deemed to have expired unless work in the development has commenced within one (1) year of the approval or within a time period agreed upon in writing by the City and the applicant. A one-year extension may be granted by this department if requested by the applicant in writing prior to the expiration date of the site plan.
2. A performance guarantee in a form acceptable to the City of Portland and an inspection fee equal to 2.0% of the performance guarantee will have to be posted before beginning any site construction or issuance of a building permit.
3. A defect guarantee, consisting of 10% of the performance guarantee, must be posted before the performance guarantee will be released.

4. Prior to construction, a pre-construction meeting shall be held at the project site with the contractor, development review coordinator, Public Work's representative and owner to review the construction schedule and critical aspects of the site work. At that time, the site/building contractor shall provide three (3) copies of a detailed construction schedule to the attending City representatives. It shall be the contractor's responsibility to arrange a mutually agreeable time for the pre-construction meeting.
5. If work will occur within the public right-of-way such as utilities, curb, sidewalk and driveway construction, a street opening permit(s) is required for your site. Please contact Carol Merritt at 874-8300, ext. 8822. (Only excavators licensed by the City of Portland are eligible.)
6. Where submission drawings are available in electronic form, the applicant shall submit any available electronic CADD.DXF files with seven sets of final plans.
7. The Development Review Coordinator must be notified five (5) working days prior to date required for final site inspection. The Development Review Coordinator can be reached at the Planning Division at 874-8632. Please note that no Certificates of Occupancy will be issued until all site improvements have been completed and inspected in the field by the Development Review Coordinator.

If there are any questions, please contact Kandice Talbot at 874-8901.

Sincerely,



Alexander Jaegerman
Planning Division Director

cc: Lee D. Urban, Planning and Development Department Director
Sarah Hopkins, Development Review Program Manager
Kandice Talbot, Planner
Jay Reynolds, Development Review Coordinator
✓ Marge Schmuckal, Zoning Administrator
Michael Bobinsky, Public Works Director
Karen Dunfey, Inspections
Larry Ash, Traffic Engineer
Tony Lombardo, Project Engineer
Eric Labelle, City Engineer
Jeff Tarling, City Arborist
Penny Littell, Associate Corporation Counsel
Lt. Gaylen McDougall, Fire Prevention
Don Hall, Appraiser, Assessor's Office
Approval Letter File
Correspondence File
Mr. Stephen Bushey, P.E., Senior Engineer, DeLuca-Hoffman Associates, Inc., 778 Main Street,
Suite 8, South Portland, ME 04106

COVER LETTER



ArborCare

TREE & LANDSCAPE

789 WARREN AVE
PORTLAND, ME 04103

DEAR SIR,

I AM PLANNING TO ADD A 22.5' X 30' ADDITION TO MY EXISTING 40' X 70' METAL GARAGE BUILDING AT 789 WARREN AVE.. THE SITE PLAN REVIEW IS COMPLETE AND ^{THE} ENGINEERING HAS BEEN DONE, THE ADDITION IS FOR STORAGE AND WILL NOT NEED ELECTRIC OR HEAT.

THIS CONCLUDES MY COVER, THANK YOU IN ADVANCE FOR YOUR ASSISTANCE.

KEVIN BOSWORTH
OWNER

828-0110

CELL: 653-6339



Licensed Arborist & Landscape Supply Co.
789 Warren Avenue • Portland, ME 04103 • 207.828-0110



Applicant: Kevin Bosworth

Date: 11/10/03

Address: 789 Warren Ave

C-B-L: 318-A-007

CHECK-LIST AGAINST ZONING ORDINANCE

031289

Date - Addition

Zone Location - I-M Zone

Interior or corner lot -

Proposed Use/Work - can construct addition 22.5' x 30' to existing GAUGE
Arboreal Landscaping/Commercial

Sevage Disposal - Private

Lot Street Frontage - existing

Front Yard - 1ft for each 1ft of height - 18' req - 58' shown

Rear Yard - 1ft for each 1ft of height up to 25' max - 30' scaled

Side Yard - 1ft for each 1ft of height up to 25' max - 62' & 178' scaled

Projections -

Width of Lot - N/A

Height - 75' max - 18' shown

Lot Area - N/A 49,811

Lot Coverage (Impervious Surface) - 75% max of 37,358.25 sq ft max

Area per Family - N/A

Off-street Parking - 4 parking sp. req - 6 parking spaces shown

Loading Bays - 1 req Loading dock shown

Site Plan - minor # 2003-0133

Shoreland Zoning/Stream Protection - N/A

Flood Plains - panel 6 - Zone AE - el 35
37 feet required - 37.36' is shown

Note: Storage shall also be elevated - subject to flooding
separate permits for signage

3475

40 x 70' = 2800

22.5' x 30' = 675

90 x 70 = 6300

25 x 150 = 3750

13 x 30 = 390

14695