

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

Permit Number: 031011

PERMIT

This is to certify that Kenike Llc / Zachau Construction, Inc.

has permission to Change of Use and tenant fit

AT 40 Auburn St 375 A002001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

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

Notification of inspection must be given and work on permit must be completed before this building or part thereof is leased or otherwise used-in.
NO OTHER NOTICES REQUIRED.

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

OTHER REQUIRED APPROVALS

Fire Dept. W.M.J.
Health Dept. _____
Appeal Board _____
Other _____
Department Name _____

[Signature]
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: 03-1011	Issue Date:	CBL: 375 A002001
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Location of Construction: 40 Auburn St	Owner Name: Kenike Llc	Owner Address: 153 Caleb St	Phone:
Business Name:	Contractor Name: Zachau Construction, Inc.	Contractor Address: PO Box 1185 US Route One Freeport	Phone: 2078659921
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: C28

Past Use: Pizza Joint/Tanning spa	Proposed Use: Bank	Permit Fee: \$8,088.00	Cost of Work: \$888,000.00	CEO District: 2	Contractor Zone
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Proposed Project Description: Change of Use and tenant fit-up for a Drive Thru Bank	FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: JB 10/1/03
	Signature: [Signature]	Signature: [Signature]

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: kwd	Date Applied For: 08/19/2003	Zoning Approval	
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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..	Special Zone or Reviews <input type="checkbox"/> Shoreland N/A <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone parcel 2 zone X <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan #2003-0029 Maj <input checked="" type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: 9/19/03	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:
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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: 03-1011	Date Applied For: 08/19/2003	CBL: 375 A002001
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Location of Construction: 40 Auburn St	Owner Name: Kenike Lic	Owner Address: 153 Caleb St	Phone:
Business Name:	Contractor Name: Zachau Construction, Inc.	Contractor Address: PO Box 1185 US Route One Freeport	Phone (207) 865-9921
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	

Proposed Use: Build new Bank building	Proposed Project Description: Change of Use and tenant fit-up
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 09/19/2003**Note:** 9/19/03 received approved site plan from planning -performance guarantees just pd.**Ok to Issue:**

- 1) The existing curb cut shall be removed by BSI PRIOR to the issuance of a Certificate of Occupancy.
- 2) This development is covered by a contract zone between B.S.I. and the City. Hours of operation are limited by the contract. PRERECORDED MESSAGES AND DECIBAL readings are limited. 55 dBa shall not be exceeded. There shall be no prerecorded messages.
- 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:** **Approval Date:****Note:****Ok to Issue:** **Comments:**

09/18/2003-kwd: \$100 fine for Stop Work Order (see permit #03-1079) to be assessed to this permit per MJN prior to this permit being issued. No work may begin until it is paid in full. Kwd

03-1011

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: 40-42 AUBURN STREET		
Total Square Footage of Proposed Structure 2882	Square Footage of Lot .89 ACRES = 38,920 s.f.	
Tax Assessor's Chart, Block & Lot Chart# 375 Block# A Lot# 2	Owner: BATH SAVINGS INSTITUTION 105 FRONT STREET P.O. BOX 548 BATH, ME 04530	Telephone: 772-1515 (OWNER'S AGENT)
Lessee/Buyer's Name (if Applicable)	Applicant name, address & telephone: 865-9925 ZACHAU CONSTRUCTION, INC. P.O. BOX 3, 1185 US ROUTE 1 FREEDPORT, ME. 04032	Cost Of Work: \$888,000⁰⁰ Fee: \$ Blk Fee
Current use: <u>VACANT</u>		
If the location is currently vacant, what was prior use: <u>PIZZA JOINT & TANNING SPA</u>		
Approximately how long has it been vacant: <u>3 MONTHS</u>		
Proposed use: <u>BANK</u>		
Project description:		
Contractor's name, address & telephone: ZACHAU CONSTRUCTION, INC. P.O. BOX 3, 1185 US ROUTE 1, FREEDPORT, ME 04032 865-9925		
Who should we contact when the permit is ready: <u>BRUCE HILFRANK</u>		
Mailing address:		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: 865-9925		

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME

RECEIVED

AUG 19 2003

8,013.00
75.00
\$8,088.00

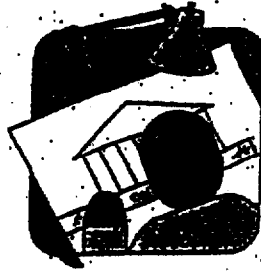
xx [signature]

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS 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><i>Bruce Hilfrank</i></u>	Date: <u>8/18/03</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 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: Thomas H. Platz, Platz Associates

DATE: August 15, 2003

Job Name: Bath Savings Institution

Address of Construction: 40-42 Auburn Street, Portland

THE BOCA NATIONAL BUILDING CODE/1999 Fourteenth EDITION

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

Building Code and Year BOCA 1999 Use Group Classification(s) B

Type of Construction V Bldg. Height 24' - 9 3/4" Bldg. Sq. Footage 2,965 SF (3,796 SF
incl. canopies)

Seismic Zone 2 Group Class I

Roof Snow Load Per Sq. Ft. 42 PSF Dead Load Per Sq. Ft. 15 PSE

Basic Wind Speed (mph) 90 Effective Velocity Pressure Per Sq. Ft. 18.5 PSF

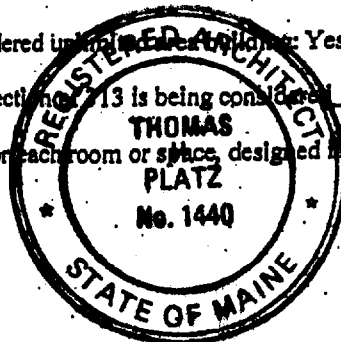
Floor Live Load Per Sq. Ft. 100

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

Is structure being considered under special provisions? Yes No X

If mixed use, what subsection of 103 is being considered? N/A

List Occupant loading for each room or space designed into this Project. 100 SF/person



(Designers Stamp & Signature)

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

2003-0029

Application I. D. Number

02/14/2003

Application Date

Bath Savings Branch Bank

Project Name/Description

Bath Savings Institution

Applicant

105 Front Street, Bath, ME 04530

Applicant's Mailing Address

Consultant/Agent

Applicant Ph: (800) 447-4559 Agent Fax:

Applicant or Agent Daytime Telephone, Fax

40 - 42 Auburn St, Portland, Maine

Address of Proposed Site

375 A002001

Assessor's Reference: Chart-Block-Lot

Approval Conditions of Planning

- 1 i. That the applicant revise the landscaping plan to change the tree specie from Colorado Green Spruce to either Serbian Spruce or Norway Spruce.
- 2 ii. That the plans be revised in accordance with the Development Review Coordinator's Memo dated May 9, 2003 in regards to the existing structure in the southwest corner and the gas main.
- 3 iii. That the applicant revise the site plan to include a 5-foot esplanade from where the esplanade ends at Washington Avenue along the frontage to the northeasterly corner where the property ends to generally follow the existing esplanade on Washington Avenue. A pedestrian easment shall also be submitted for staff review and approval.
- 4

Approval Conditions of DRC

- 1 see Planning conditions

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

2003-0029
Application I. D. Number

02/14/2003
Application Date

Bath Savings Branch Bank
Project Name/Description

Bath Savings Institution
Applicant

105 Front Street, Bath, ME 04530
Applicant's Mailing Address

40 - 42 Auburn St, Portland, Maine
Address of Proposed Site

375 A002001
Assessor's Reference: Chart-Block-Lot

Consultant/Agent
Applicant Ph: (800) 447-4559 Agent Fax:
Applicant or Agent Daytime Telephone, Fax

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

2882 s.f.

 Proposed Building square Feet or # of Units Acreeage of Site Contract 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 \$3,110.70 Date 09/15/2003

DRC Approval Status: Reviewer Sebago Technic

Approved **Approved w/Conditions** See Attached Denied

Approval Date 05/13/2003 Approval Expiration 05/13/2004 Extension to _____ Additional Sheets Attached
 Condition Compliance Kandi Talbot 09/18/2003
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>09/18/2003</u> date	<u>\$198,000.00</u> amount	_____ expiration date
<input checked="" type="checkbox"/> Inspection Fee Paid	<u>09/15/2003</u> date	<u>\$3,960.00</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)	_____ expiration date
<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	

License and/or Permit Bond

Bond#: 08BSBAW1489

KNOW ALL MEN BY THESE PRESENTS:

That we, SUNDANCE PROPERTIES, LLC as Principal, and HARTFORD FIRE INSURANCE COMPANY, incorporated under the laws of the State of Maine, with principal office in South Freeport, Maine, as Surety, are held and firmly bound unto the CITY OF PORTLAND, MAINE, as Oblige, in the penal sum of TWENTY FIVE THOUSAND AND NO/100THS ~~—————~~ (\$25,000.00) Dollars, lawful money of the United States, for which payment, well and truly to be made, we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly, by these presents.

WHEREAS, the above bounded Principal has obtained or is about to obtain from the said Oblige a license or permit for STREET OPENING PERMIT CITY OF PORTLAND, MAINE and the term of said license or permit is as indicated opposite the block checked below:

Beginning the 22ND day of MAY, 2003, and ending the 22ND day of MAY, 2005.

Continuous, beginning the _____ day of _____ 20____

WHEREAS, the Principal is required by law to file with CITY OF PORTLAND, MAINE a bond for the above indicated term and conditioned as hereinafter set forth.

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, That if the above bounded Principal as such licensee or permittee shall indemnify said Oblige against all loss, costs, expenses or damage to it caused by said Principal's non-compliance with or breach of any laws, statutes, ordinances, rules or regulations pertaining to such license or permit issued to the Principal, which said breach or non compliance shall occur during the term of this bond, then this obligation shall be void, otherwise to remain in full force and effect.

PROVIDED, that if this bond is for a fixed term it may be continued by Certificate executed by the Surety hereon: and

PROVIDED FURTHER, that regardless of the number of years this bond shall continue or be continued in force and of the number of premiums that shall be payable or paid the Surety shall not be liable hereunder for a larger amount, in the aggregate, than the amount of this bond, and

PROVIDED FURTHER, that if this is a continuous bond and the Surety shall so elect, this bond may be canceled by the Surety as to subsequent liability by giving thirty (30) days notice in writing to said Oblige.

Signed, sealed and dated the 5TH day of MAY 2003.

SUNDANCE PROPERTIES, LLC

By: _____

number
Principal

HARTFORD FIRE INSURANCE COMPANY

Sharon K. Martel
SHARON K. MARTEL,

Attorney-In-Fact

POWER OF ATTORNEY

THE HARTFORD

HARTFORD PLAZA
HARTFORD, CONNECTICUT 06115

Hartford Fire Insurance Company

Twin City Fire Insurance Company

Hartford Casualty Insurance Company

Hartford Insurance Company of Illinois

Hartford Accident and Indemnity Company

Hartford Insurance Company of the Midwest

Hartford Underwriters Insurance Company

Hartford Insurance Company of the Southeast

KNOW ALL PERSONS BY THESE PRESENTS THAT the *Hartford Fire Insurance Company, Hartford Accident and Indemnity Company and Hartford Underwriters Insurance Company*, corporations duly organized under the laws of the State of Connecticut; *Hartford Insurance Company of Illinois*, a corporation duly organized under the laws of the State of Illinois; *Hartford Casualty Insurance Company, Twin City Fire Insurance Company and Hartford Insurance Company of the Midwest*, corporations duly organized under the laws of the State of Indiana; and *Hartford Insurance Company of the Southeast*, a corporation duly organized under the laws of the State of Florida; having their home office in Hartford, Connecticut, (hereinafter collectively referred to as the "Companies") do hereby make, constitute and appoint, **up to the amount of UNLIMITED**:

DONALD L. LONGSHORE, BEVERLY K. BOHNERT, B. SLABAUGH, T. TRAJICK, SHAYNE DALY, V. MCCORMICK, C. HOLMES, JOEL CANNON, S. FULMER, DOUGLAS E. BARNETTE, V. WHEELER, L. WILLIAMS, T. REINERTSEN, SANDY JONES, DEBORAH L. NELSON, MARY T. MONICA, V.L. WHEELER, KEITH DOZOIS, SUZAN TURNER, SUSAN J. NEWTON, DEBBI SLOAN, KERRIE SHAFFER, DOUG SHAFFER, K. ADRAGNA, MATTHEW J. STEVENS, SANDI SMITH, LISA PETTINGILL, BENJAMIN SCHILLINGER, HARJIT CHAHAL, KIM GADDY, DEANNA L. FULTON, LENORA L. TROTTER, BRAD COOKE, STEPHEN KNOTT, SUANNE COX, STACEY COSCHIGNANO, TEZLYN J. WALLACE, ANN GILE, EMILY OLAN, KATHLEEN ADAMS, MATT FOX OF MAITLAND, FLORIDA

their true and lawful Attorney(s)-in-Fact, each in their separate capacity if more than one is named above, to sign its name as surety(ies) only as delineated above by , and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

In Witness Whereof, and as authorized by a Resolution of the Board of Directors of the Companies on September 12th, 2000, the Companies have caused these presents to be signed by its Assistant Vice President and its corporate seals to be hereto affixed, duly attested by its Assistant Secretary. Further, pursuant to Resolution of the Board of Directors of the Companies, the Companies hereby unambiguously affirm that they are and will be bound by any mechanically applied signatures applied to this Power of Attorney.



Paul A. Bergenholtz
Paul A. Bergenholtz, Assistant Secretary

Colleen Mastroianni
Colleen Mastroianni, Assistant Vice President

STATE OF CONNECTICUT }
COUNTY OF HARTFORD } in the City of Hartford

On 25th day of October, 2002, before me personally came Colleen Mastroianni, to me known, who being by me duly sworn, did depose and say: that she resides in the County of Hartford, State of Connecticut; that she is the Assistant Vice President of the Companies, the corporations described in and which executed the above instrument; that she knows the seals of the said corporations; that the seals affixed to the said instrument are such corporate seals; that they were so affixed by authority of the Boards of Directors of said corporations and that she signed her name thereto by like authority.



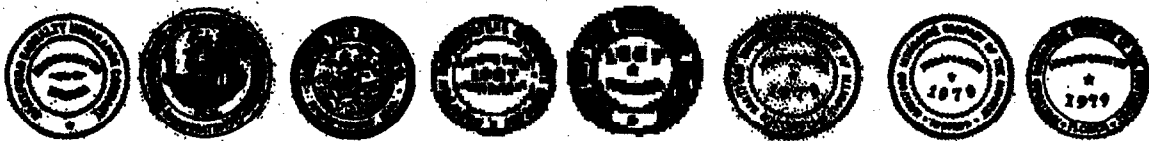
CERTIFICATE

Scott E. Pasaka

Scott E. Pasaka
Notary Public
My Commission Expires October 31, 2007

I, the undersigned, Assistant Vice President of the Companies, DO HEREBY CERTIFY that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which is still in full force effective as of MAY 5, 2003

Signed and sealed at the City of Hartford.



Yves Cantin
Yves Cantin, Assistant Vice President

WASHINGTON ST

GAS

N/A

MARION S. & ROLAN
2127/232, 2525/312

SMH rim elev. = 90.03'
18" Inv. In 83.92'
18" Inv. out = 83.91'

CMP
Pole #17.00

STORAGE

SHED

CONNECTER

old side

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME
SEP 3 2003
RECEIVED

PARIS FARMERS
UNION SIGN

