

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that MICHAEL K SCARKS

Located At 970 BAXTER BLVD

Job ID: 2011-10-2551-ALTCOMM

CBL: 429- I-001-001

has permission to Install rooftop wirelss communications facility
provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise closed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

Fire Prevention Officer

Code Enforcement Officer/ Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
PENALTY FOR REMOVING THIS CARD

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: buildinginspections@portlandmaine.gov

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**

Required inspections:

Close In Elec/Plmb/Frame prior to insulate or gyp

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OF CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-10-2551-ALTCOMM

Located At: 970 BAXTER BLVD

CBL: 429- I-001-001

Conditions of Approval:

Building

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
 2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
 3. All penetrations through rated assemblies must be protected by an approved firestop system installed in accordance with ASTM E 814 or UL 1479, per IBC 2009 Section 713.
 4. A sign off from the designing engineer is required prior to closing in any ways and upon completion of the work.
-

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2011-10-2551-ALTCOMM	Date Applied: 10/26/2011	CBL: 429-1-001-001	
Location of Construction: 970 BAXTER BLVD/ 500 WASHINGTON AVE	Owner Name: MICHAEL K SCARKS	Owner Address: 38 PINERIDGE RD SACO, ME 04072	Phone:
Business Name:	Contractor Name: SAI Communications	Contractor Address: 22 Keewayoin Drive, Salem, NH 03079	Phone: 603-531-9230
Lessee/Buyer's Name: New Cingular Wireless DBA ATT Mobility – Peter Cooke	Phone: 978-399-8600	Permit Type: BLDG	Zone: B-2
Past Use: Two buildings connected by upper walkway	Proposed Use: Same uses – installation of rooftop wireless communications facility including antennas, shelter etc.	Cost of Work: \$50,000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: <i>B/C</i> Type: <i>IB</i> <i>IBC 09</i> Signature: <i>[Signature]</i>
Proposed Project Description: Wireless Communications Facility		Pedestrian Activities District (P.A.D.)	

Permit Taken By: Lannie **Zoning Approval**

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input checked="" type="checkbox"/> Site Plan <i>Signed</i> <i>by PLanning (Attached)</i> 10/28/11 <i>ck</i> Date: <i>11/18/11</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in Dist or Landmark</p> <p><input type="checkbox"/> Does not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>[Signature]</i></p>
	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



OCT 26 2011

General Building Permit Application

OCT 26 2011

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.

MAIL PERMIT TO:

Location/Address of Construction: <u>970 BAXTER BOULEVARD / 500 WASHINGTON AVE</u>		
Total Square Footage of Proposed Structure/Area <u>240 (12 x 20)</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>429 100 7001</u> <u>429 100 1001</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>NEW CIRCULAR WIRELESS LLC</u> <u>LESSEE</u> Address City, State & Zip	Telephone: <u>PETER COOKE</u> <u>978-399-8600</u> <u>POB 894</u> <u>WOLFEBORO NH 03874</u>
Lessee/DBA (If Applicable) <u>NEW CIRCULAR WIRELESS LLC</u> <u>DBA ATT MOBILITY</u> <u>550 COCHITUCKET ROAD</u> <u>FRAMINGHAM MA 01701</u>	Owner (if different from Applicant) Name <u>MICHAEL SCARLS</u> <u>NEPTUNE PROPERTIES LLC</u> Address <u>120 EXCHANGE ST</u> City, State & Zip <u>PORTLAND ME 04101</u>	Cost Of Work: \$ <u>50000.00</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>OFFICE BUILDING</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>WIRELESS COMMUNICATIONS FACILITY</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>INSTALLATION OF ROOFTOP WIRELESS COMMUNICATIONS FACILITY</u> <u>INCLUDING ANTENNAS, SHELTER AND ASSOCIATED CABLING AND UTILITIES</u> <u>FOR ATTACHED PLANS</u>		
Contractor's name: <u>SAT COMMUNICATIONS</u> Address: <u>22 KEEWAYDIN DRIVE</u> <u>WALTER MAZZONI</u> City, State & Zip <u>SALGM NH 03079</u> Telephone: <u>603-531-9230</u> Who should we contact when the permit is ready: <u>PETER COOKE</u> Telephone: <u>978-399-8600</u> Mailing address: <u>ABOVE</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, 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: [Signature] agent for Applicant Date: 10/25/11

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

Marge Schmuckal - AT&T Mobility BP application - 500 Washington/970 Baxter Blvd

From: Peter Cooke <pcooke@wellmanassociates.net>
To: <mes@portlandmaine.gov>
Date: 11/15/2011 10:38 AM
Subject: AT&T Mobility BP application - 500 Washington/970 Baxter Blvd
Attachments: 500 washington site plan Model (1).pdf

Marge

Please find the attached site plan provided at the time of construction of the portion of this property now known as 970 Baxter Boulevard. Since all these properties are owned by 1 individual, they have not broken out individual property lines.

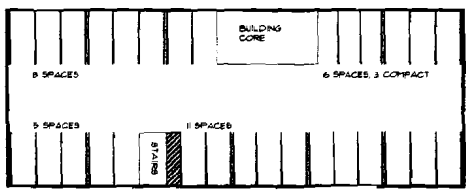
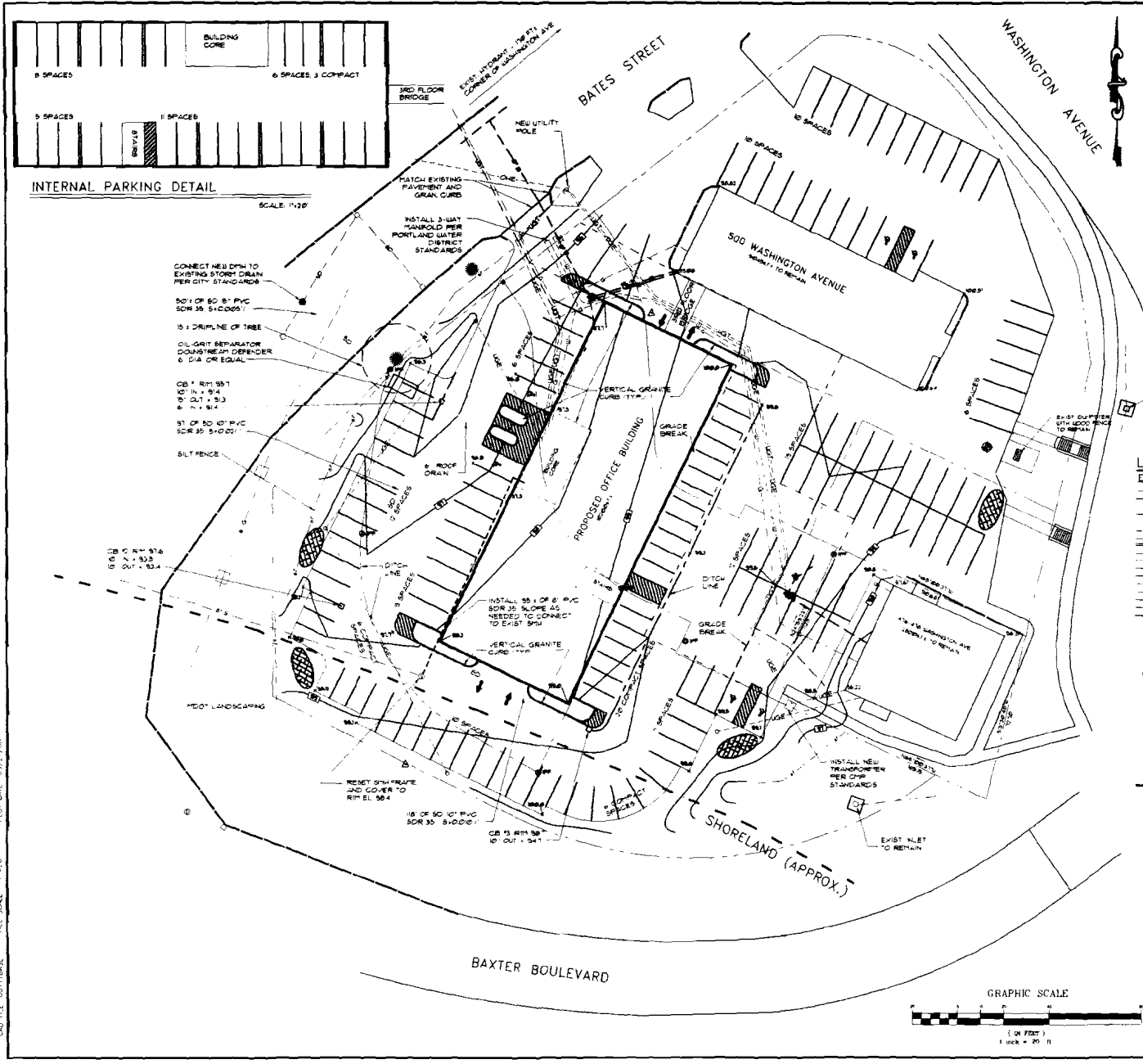
Perhaps it would be better if we had applied only under the 500 Washington Street address as it appears the city's tracking of this project only lists it under that one address.

Let me know if this provides the information you are looking for and we will get a full size copy to you if needed to amend the filing.

Thanks

--

Peter Cooke
978.399.8600 | Mobile
888.371.2957 | Fax

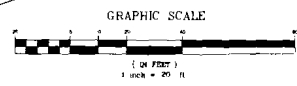


INTERNAL PARKING DETAIL
SCALE 1"=20'

PARKING INFORMATION		
STANDARDS	REQUIRED	PROVIDED
RESTAURANT	11 SPACES	12 SPACES
RETAIL	74 SPACES	68 SPACES
EX. OFFICES	25 SPACES	25 SPACES
APARTMENT	10 SPACES	10 SPACES
RELOCATED	22 SPACES	22 SPACES
TOTAL	151 SPACES	163 SPACES

LEGEND	
EXISTING	PROPOSED
--- PROPERTY LINE	--- PROPERTY LINE
--- ABUTTING PROPERTY	--- BUILDING SETBACK
--- EDGE OF PAVEMENT	--- EDGE OF PAVEMENT
--- CONTIGUOUS BUILDING CURB	--- CONTIGUOUS BUILDING CURB
--- SOILS BOUNDARY	--- CLEARING LIMIT
--- GAS LINE	--- GAS LINE
--- OVERHEAD ELECTRIC LINE	--- OVERHEAD ELECTRIC LINE
--- OVERHEAD TELEPHONE LINE	--- OVERHEAD TELEPHONE LINE
--- SANITARY MANHOLE	--- SANITARY MANHOLE
--- STORM DRAIN	--- STORM DRAIN
--- UNDERGROUND ELECTRIC LINE	--- UNDERGROUND ELECTRIC LINE
--- UNDERGROUND TELEPHONE LINE	--- UNDERGROUND TELEPHONE LINE
--- WATER LINE	--- WATER LINE
--- MANHOLE	--- MANHOLE
--- DRAIN MANHOLE	--- DRAIN MANHOLE
--- CATCH BASIN	--- CATCH BASIN
--- UTILITY POLE	--- UTILITY POLE
--- SIGN	--- SIGN
--- TREE/SHRUB LINE	--- TREE/SHRUB LINE
--- BENCH MARK	--- BENCH MARK
--- BOUND MARK	--- BOUND MARK
--- IRON PIPE SET	--- IRON PIPE TO BE SET
--- IRON PIPE SET	--- IRON PIPE TO BE SET
--- MURBY STATION	--- MURBY STATION
--- HYDRANT	--- HYDRANT
--- GATE VALVE	--- GATE VALVE
--- WATER SHUT OFF	--- WATER SHUT OFF
--- LIGHT POLE	--- LIGHT POLE
--- SMALL MOUNTED LIGHT	--- SMALL MOUNTED LIGHT
--- WELL	--- WELL
--- SIGN	--- SIGN
--- TRAFFIC FLOW	--- TRAFFIC FLOW
--- SURFACE DRAINAGE	--- SURFACE DRAINAGE
--- SET PENCE	--- SET PENCE
--- HAYBALE PROTECTION	--- HAYBALE PROTECTION
--- SIGN STORAGE AREA	--- SIGN STORAGE AREA
--- BARRIERS	--- BARRIERS

3	4/28/00	REVO PARKING & GRADING
2	4/11/00	REVO GRADING STORM DRAINS MDT BOUNDARY
1	4/10/00	REVO MDT BOUNDARY
REV	DATE	DESCRIPTION
NEPTUNE PROPERTIES, INC. 120 EXCHANGE ST., PORTLAND, ME		
500 WASHINGTON AVE. EXPANSION PORTLAND, ME		
SITE PLAN		
SCALE	1"=20'	DRN BY JUL3
DATE	MARCH 27 2000	DESIGN BY WFB
PROJECT	30111	CHK BY WFB



on all one "lot" (diff parcels) 11/15/11

Assessor's Office | 389 Congress Street | Portland, Maine 04101 | Room 115 | (207) 874-8486

City Home Departments City Council E-Services Calendar Jobs

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

Current Owner Information:

Services

Applications

Doing Business

Maps

Tax Relief

Tax Roll

Q & A

browse city services a-z

browse facts and links a-z

CBL 429 I007001
Land Use Type OFFICE & BUSINESS SERVICE
Property Location 500 WASHINGTON AVE
Owner Information SCARKS MICHAEL
 120 EXCHANGE ST
 PORTLAND ME 04101
Book and Page 7559/71
Legal Description 429-1-7
 BATES ST 6-16
 22534 SF
Acres 0.517

Current Assessed Valuation:

TAX ACCT NO.	43726	OWNER OF RECORD AS OF APRIL 2011
		SCARKS MICHAEL
LAND VALUE	\$177,100.00	120 EXCHANGE ST
BUILDING VALUE	\$1,215,100.00	PORTLAND ME 04101
NET TAXABLE - REAL ESTATE	\$1,392,200.00	
TAX AMOUNT	\$25,449.42	

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.



Best viewed at 800x600, with Internet Explorer

Building Information:

Card 1 of 1

Year Built 1987
Style/Structure Type RETAIL - MULTI OCCUPANCY
Units 1
Building Num/Name 1 - 500 WASHINGTON AVE
Square Feet 14742

[View Sketch](#)

[View Map](#)

[View Picture](#)



Exterior/Interior Information:

Card 1

Levels 01/01
Size 4902
Use RETAIL STORE
Height 10
Walls BRK/CONC BLK
Heating HOT AIR
A/C CENTRAL

Card 1

Levels 02/03
Size 4920
Use OFFICE BUILDING
Height 10
Walls BRK/CONC BLK
Heating HOT AIR
A/C CENTRAL

Other Features:

Card 1

Structure CANOPY - ROOF/SLAB
Size 1140X6

Card 1

Structure ENCLOSED ENTRY
Size 6X22

Card 1

Structure SPRINKLER - WET
Size 14646X1

Assessor's Office | 389 Congress Street | Portland, Maine 04101 | Room 115 | (207) 874-8486

City Home Departments City Council E-Services Calendar Jobs

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Current Owner Information:

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Maps

Tax Relief

Tax Roll

Q & A

browse city services a-z

browse facts and links a-z



Best viewed at 800x600, with Internet Explorer

CBL 429 1001001
Land Use Type OFFICE & BUSINESS SERVICE
Property Location 970 BAXTER BLVD
Owner Information SCARKS MICHAEL K
 38 PINERIDGE RD
 SACO ME 04072
Book and Page 15750/066
Legal Description 429-1-1
 BAXTER BLVD 970
 BATES ST 1B-22
 54587 SF
Acres 1.253

Current Assessed Valuation:

TAX ACCT NO.	43716	OWNER OF RECORD AS OF APRIL 2011	SCARKS MICHAEL K
LAND VALUE	\$407,900.00		
BUILDING VALUE	\$2,068,900.00		38 PINERIDGE RD SACO ME 04072
NET TAXABLE - REAL ESTATE	\$2,476,800.00		
TAX AMOUNT	\$45,275.90		

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or e-mailed.

Building Information:

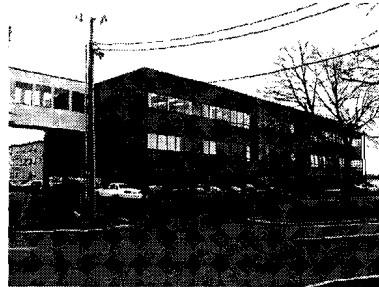
Card 1 of 1

Year Built 2000
Style/Structure Type OFFICE BUILDING - LOW-RISE
Units 1
Square Feet 30807

[View Sketch](#)

[View Map](#)

[View Picture](#)



Exterior/Interior Information:

Card 1

Levels 01/01
Size 10269
Use PARKING GARAGE
Height 10
Heating NONE
A/C NONE

Card 1

Levels 02/03
Size 10269
Use OFFICE BUILDING
Height 10
Walls GLASS/MASNRY
Heating HW/STEAM
A/C CENTRAL

Other Features:

Card 1

Structure SPRINKLER - WET
Size 30807X1

Card 1

Structure AERIAL WALK
Size 30X8

Card 1

Structure ELEVATOR - ELEC. PASSENGER
Size 2500X100

Outbuildings/Vand Improvements:



Certificate of Design

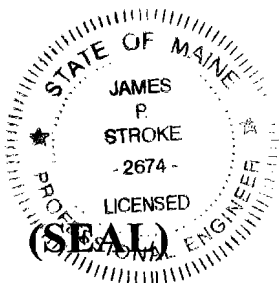
Date: 10-24-11

From: JAMES P. STROKE

These plans and / or specifications covering construction work on:

TURNING MILL CONSULTANTS, INC DRAWINGS, STRUCTURAL DESIGN INFORMATION SHOWN ON
DRAWINGS G-002, A-101, A301, A501, B101 & S102 FOR AT&T ROOFTOP EQUIPMENT SUPPORTS
PORTLAND, ME

Have been designed and drawn up by the undersigned, a Maine registered Architect / Engineer according to the 2003 International Building Code and local amendments.



Signature: *James P. Stroke*

Title: ENGINEERING MANAGER

Firm: TURNING MILL CONSULTANTS, INC

Address: 68 TUPPER RD SUITE #3
SANDWICH, ME 02563

Phone: 508-888-4383

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



Certificate of Design Application

From Designer: JAMES P. STROKE
 Date: 10-24-11
 Job Name: AT&T ROOFTOP EQUIPMENT ROOM PORTLAND, ME
 Address of Construction: 500 WASHINGTON AVE, PORTLAND, ME

2003 International Building Code

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

Building Code & Year 2003 I. B. C. Use Group Classification (s) U (EQUIP ROOM)

Type of Construction 1B (EQUIP. ROOM)

Will the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2003 IRC N

Is the Structure mixed use? N If yes, separated or non separated or non separated (section 302.3) _____

Supervisory alarm System? Y Geotechnical/Soils report required? (See Section 1802.2) _____

Structural Design Calculations

_____ Submitted for all structural members (106.1 - 106.11)

Design Loads on Construction Documents (1603)

Uniformly distributed floor live loads (7603.11, 1807)

Floor Area Use	Loads Shown
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Wind loads (1603.1.4, 1609)

_____ Design option utilized (1609.1.1, 1609.6)
90 MPH Basic wind speed (1809.3)
 _____ Building category and wind importance Factor, I_w
 table 1604.5, 1609.5)
B Wind exposure category (1609.4)
 _____ Internal pressure coefficient (ASCE 7)
 _____ Component and cladding pressures (1609.1.1, 1609.6.2.2)
 _____ Main force wind pressures (7603.1.1, 1609.6.2.1)

Earth design data (1603.1.5, 1614-1623)

_____ Design option utilized (1614.1)
 _____ Seismic use group ("Category")
 _____ Spectral response coefficients, S_D & S_I (1615.1)
 _____ Site class (1615.1.5)

_____ Live load reduction
 _____ Roof live loads (1603.1.2, 1607.11)
60 PSF Roof snow loads (1603.7.3, 1608)
 _____ Ground snow load, P_g (1608.2)
 _____ If $P_g > 10$ psf, flat-roof snow load P_f
 _____ If $P_g > 10$ psf, snow exposure factor, C_e
 _____ If $P_g > 10$ psf, snow load importance factor, I_s
 _____ Roof thermal factor, C_t (1608.4)
 _____ Sloped roof snowload, P_s (1608.4)
 _____ Seismic design category (1616.3)
 _____ Basic seismic force resisting system (1617.6.2)
 _____ Response modification coefficient, R , and
 deflection amplification factor, C_d (1617.6.2)
 _____ Analysis procedure (1616.6, 1617.5)
 _____ Design base shear (1617.4, 1617.5.1)

Flood loads (1803.1.6, 1612)

X Flood Hazard area (1612.3)
39' Elevation of structure

Other loads *

_____ Concentrated loads (1607.4)
 _____ Partition loads (1607.5)
 _____ Misc. loads (Table 1607.8, 1607.6.1, 1607.7,
 1607.12, 1607.13, 1610, 1611, 2404)

*** EQUIPMENT LOADS AS SHOWN ON DRAWING SET.**

Applicant:

New Cingular Wireless LLC
DbA AT&T Mobility
550 Cochituate Road
Framingham, MA 01701
Contact: Peter Cooke 978-399-8600

Project Engineer:

Turning Mill Consultants, Inc.
68 Tupper Road
Sandwich, MA 02563
ATT: Steve Shurtleff 508-888-4384

Use Classification:

IBC: U
NFPA 220/2009: Type II – 222

SF of equipment shelter – 240 SF



Administrative Authorization Application

Portland, Maine

Planning and Urban Development Department, Planning Division

PROJECT NAME: ATT MOBILITY / BAXTER BLVD
 PROJECT ADDRESS: 500 WASHINGTON AVE 429 200 7001
970 BAXTER BLVD CHART/BLOCK/LOT: 429 100 1001
 APPLICATION FEE: _____ (\$50.00)

PROJECT DESCRIPTION: (Please Attach Sketch/Plan of the Proposal/Development)

INSTALLATION OF ROOFTOP WIRELESS COMMUNICATIONS FACILITY (SHELTER, CABLE AND ANTENNAS) PER ATTACHED PLANS
 CONTACT INFORMATION:

OWNER/APPLICANT

Name: ATT Mobility
 Address: 550 Cochituate Rd
Frammingham MA
 Work #: 978-399-8600
 Cell #: 978-399-8600
 Fax #: 888-371-2957
 Home #: _____
 E-mail: pcooke@wellmanassociates.net

CONSULTANT/AGENT

Name: PETER COOKE
 Address: POB 126 Orange MA
c/o Wellman Associates
 Work #: 978-399-8600
 Cell #: 978-399-8600
 Fax #: 888-371-2957
 Home #: _____
 E-mail: pcooke@wellmanassociates.net

Criteria for an Administrative Authorizations:

(see section 14-523(4) on pg .2 of this appl.)

Applicant's Assessment Planning Division

Y(yes), N(no), N/A

Criteria	Y(yes), N(no), N/A	Y(yes), N(no), N/A
a) Is the proposal within existing structures?	<u>Y</u>	_____
b) Are there any new buildings, additions, or demolitions?	<u>Y</u>	_____
c) Is the footprint increase less than 500 sq. ft.?	<u>Y</u>	_____
d) Are there any new curb cuts, driveways or parking areas?	<u>N</u>	_____
e) Are the curbs and sidewalks in sound condition?	<u>Y</u>	_____
f) Do the curbs and sidewalks comply with ADA?	<u>N/A</u>	_____
g) Is there any additional parking?	<u>N</u>	_____
h) Is there an increase in traffic?	<u>N</u>	_____
i) Are there any known stormwater problems?	<u>N</u>	_____
j) Does sufficient property screening exist?	<u>Y</u>	_____
k) Are there adequate utilities?	<u>Y</u>	_____
l) Are there any zoning violations?	<u>N</u>	_____
m) Is an emergency generator located to minimize noise?	<u>N/A</u>	_____
n) Are there any noise, vibration, glare, fumes or other impacts?	<u>N</u>	_____

Signature of Applicant: [Signature] Date: 10/13/11
gent for NEWELL
for ATT MOBILITY

Planning Division Use Only

Authorization Granted ____ Partial Exemption ____ Exemption Denied ____

Standard Condition of Approval: The applicant shall obtain all required City Permits, including building permits from the Inspection Division (Room 315, City Hall (874-8703)) prior to the start of any construction.

IMPORTANT NOTICE TO APPLICANT: The granting of an Administrative Authorization to exempt a development from site plan review **does not exempt** this proposal from other approvals or permits, nor is it an authorization for construction. You should first check with the Building Inspections Office, Room 315, City Hall (207)874-8703, to determine what other City permits, such as a building permit, will be required.

**PROVISION OF PORTLAND CITY CODE
14-523 (SITE PLAN ORDINANCE)
RE: Administrative Authorization**

Sec. 14-523 (b). Applicability

No person shall undertake any development identified in Section 14-523 without obtaining a site plan improvement permit under this article. (c) Administrative Authorization. Administrative Authorization means the Planning Authority may grant administrative authorization to exempt a development proposal from complete or partial site plan review that meets the standards below, as demonstrated by the applicant.

1. The proposed development will be located within existing structures, and there will be no new buildings, demolitions, or building additions other than those permitted by subsection b of this section;
2. Any building addition shall have a new building footprint expansion of less than five hundred (500) square feet;
3. The proposed site plan does not add any new curb cuts, driveways, or parking areas; the existing site has no more than one (1) curb cut and will not disrupt the circulation flows and parking on-site; and there will be no drive-through services provided;
4. The curbs and sidewalks adjacent to the lot are complete and in sound condition, as determined by the public works authority, with granite curb with at least four (4) inch reveal, and sidewalks are in good repair with uniform material and level surface and meet accessibility requirements of the Americans with Disabilities Act;
5. The use does not require additional or reduce existing parking, either on or off the site, and the project does not significantly increase traffic generation;
6. There are no known stormwater impacts from the proposed use or any existing deficient conditions of stormwater management on the site;
7. There are no evident deficiencies in existing screening from adjoining properties; and
8. Existing utility connections are adequate to serve the proposed development and there will be no disturbance to or improvements within the public right-of-way.
9. There are no current zoning violations;
10. Any emergency generators are to be located to minimize noise impacts to adjoining properties and documentation that routine testing of the generators occur on weekdays between the hours of 9 a.m. to 5 p.m. Documentation pertaining to the noise impacts of the emergency generator shall be submitted; and
11. There is no anticipated noise, vibration, glare, fumes or other foreseeable impacts associated with the project.

- a. **Filing the Application.** An applicant seeking an administrative authorization under this subsection shall submit an administrative authorization application for review, detailing the site plan with dimensions of proposed improvements and distances from all property lines, and stating that the proposal meets all of the provisions in standards 1-11 of Section 14-423 (b)1. **The application must be accompanied by an application fee of \$50.**
- b. **Review.** Upon receipt of such a complete application, the Planning Authority will process it and render a written decision of approval, approval with conditions or denial, with all associated findings.
- c. **Decision.** If a full administrative authorization is granted, the application shall be approved without further review under this article, and no performance guarantee shall be required. In the event that the Planning Authority determines that standards a and b of Section 14-523 (b) (1) and at least four (4) of the remaining standards have been met, the Planning Authority shall review the site plan according to all applicable review standards of Section 14-526 that are affected by the standards in this subsection that have not been met. If an exemption or partial exemption from site plan review is not granted, the applicant must submit a site plan application that will undergo a full review by the Planning Board or Planning Authority according to the standards of Section 14-526.

Criteria for an Administrative Authorizations:
 (See Section 14-523 (4) on page 2 of this application)

Applicant's Assessment
 Y(yes), N(no), N/A

Planning Division
 Use Only

a) Is the proposal within existing structures?	Yes	No
b) Are there any new buildings, additions, or demolitions?	Yes	Roof top antennas and rooftop wireless facility
c) Is the footprint increase less than 500 sq. ft.?	Yes	yes
d) Are there any new curb cuts, driveways or parking areas?	No	no
e) Are the curbs and sidewalks in sound condition?	Yes	yes
f) Do the curbs and sidewalks comply with ADA?	n/a	yes
g) Is there any additional parking?	No	no
h) Is there an increase in traffic?	No	no
i) Are there any known stormwater problems?	No	no
j) Does sufficient property screening exist?	Yes	yes
k) Are there adequate utilities?	Yes	yes
l) Are there any zoning violations?	No	no
m) Is an emergency generator located to minimize noise?	n/a	n/a
n) Are there any noise, vibration, glare, fumes or other impacts?	no	no

The Administrative Authorization for the rooftop wireless communications facility at 970 Baxter Blvd (500 Washington Ave.) was approved by Barbara Barhydt on October 24, 2011 with the following Standard Condition of Approval listed below:

1. **Standard Condition of Approval:** The applicant shall obtain all required City Permits, including building permits from the Inspection Division (874-8703) and any other permits required from the Department of Public Services (874-8801) prior to the start of any construction.

Barbara Barhydt
 Development Review Services Manager

October 24, 2011
