

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

Location of Construction: 112-132 Riverside Ind. Pkwy (116)		Owner: I & R Associates		Phone:		Permit No: 940954
Owner Address: 220 Industrial Way		Leasee/Buyer's Name:		Phone:		Mary Gresik
Contractor Name: Manley Associates		Address: RFD 2, Box 5470 Oxford, ME 04270		Phone: 998-2499		Permit Issued: SEP 8 1994
Past Use: Vacant Land		Proposed Use: Office/Warehouse		COST OF WORK: \$ 150,000.		PERMIT FEE: \$ 300 + 770.
		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied <i>B</i>		INSPECTION: Use Group <i>BCCA 93</i> Signature: <i>Haffer</i>		PERMIT ISSUED SEP 8 1994 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 Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied Date: <i>8/29/94</i> Signature: <i>[Signature]</i> CEO DISTRICT 7 <i>Mr. Jordan</i>
Proposed Project Description: Construct Building 6,000 sq ft (60 x 100)		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions. <input type="checkbox"/> Denied Signature: _____ Date: _____				

1. This permit application doesn't 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.

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 issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

Gary Manley
 SIGNATURE OF APPLICANT ADDRESS: 18 Aug 94 Permit App. Bldg
 DATE: 4 Aug 1994 - Site Plan PHONE: _____

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE

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



APPLICATION FOR PERMIT
DEPARTMENT OF BUILDING INSPECTIONS SERVICES
ELECTRICAL INSTALLATIONS

Date 09 Sept '94, 19
Receipt and Permit number 3758

To the CHIEF ELECTRICAL INSPECTOR, Portland, Maine:

The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the Portland Electrical Ordinance, the National Electrical Code and the following specifications:

LOCATION OF WORK: 116 Riverside Industrial Way

OWNER'S NAME: I & R Assoc., ADDRESS:

	FEE
OUTLETS:	
Receptacles _____ Switches _____ Plugmold _____ ft. TOTAL 50	10.00
FIXTURES: (number of)	
Incandescent _____ Fluorescent _____ (not strip) TOTAL 33	6.60
Strip Fluorescent _____ ft.	
SERVICES:	
Overhead _____ Underground x Temporary x TOTAL amperes 100	15.00
METERS: (number of)	1.00
MOTORS: (number of)	
Fractional 2	4.00
1 HP or over	
RESIDENTIAL HEATING:	
Oil or Gas (number of units)	
Electric (number of rooms)	
COMMERCIAL OR INDUSTRIAL HEATING:	
Oil or Gas (by a main boiler) xxx	5.00
Oil or Gas (by separate units)	
Electric Under 20 kws _____ Over 20 kws _____	
APPLIANCES: (number of)	
Ranges _____ Water Heaters _____	
Cook Tops _____ Disposals _____	
Wall Ovens _____ Dishwashers _____	
Dryers _____ Compactors _____	
Fans _____ Others (denote) _____	
TOTAL	
MISCELLANEOUS: (number of)	
Branch Panels _____	
Transformers _____	
Air Conditioners Central Unit xxx	10.00
Separate Units (windows) _____	
Signs 20 sq. ft. and under _____	
Over 20 sq. ft. _____	
Swimming Pools Above Ground _____	
In Ground _____	
Fire/Burglar Alarms Residential _____	
Commercial _____	
Heavy Duty Outlets, 220 Volt (such as welders) 30 amps and under _____	
over 30 amps _____	
Circus, Fairs, e.c. _____	
Alterations to wires _____	
Repairs after fire _____	
Emergency Lights, battery 3	3.00
Emergency Generators _____	
INSTALLATION FEE DUE:	
FOR ADDITIONAL WORK NOT ON ORIGINAL PERMIT DOUBLE FEE DUE:	
FOR REMOVAL OF A "STOP ORDER" (304-16.b) TOTAL AMOUNT DUE:	69.60

INSPECTION:

Will be ready on _____, 19____; or Will Call xx
CONTRACTOR'S NAME: Walter E. Burnell
ADDRESS: Box 235 Gray, ME 04039
TEL: 657-2113
MASTER LICENSE NO.: 3758
LIMITED LICENSE NO.:
SIGNATURE OF CONTRACTOR: *Walter E. Burnell*

INSPECTOR'S COPY — WHITE
OFFICE COPY — CANARY
CONTRACTOR'S COPY — GREEN

Permit Number 2120Permit Number 2120

Location 116 K. I. Plunk

Owner IBR ASSOC,

Date of Permit 9-9-91

Final Inspection 12-2-94

By Inspector W. J. [Signature]

Permit Application Register-Page No. C-924

INSPECTIONS: Service 12-2-94 by SB
Service called in 10:50 AM - 11:30 AM
Closing-in 11-15-94 by SB

PROGRESS INSPECTIONS: _____ / _____ / _____
 _____ / _____ / _____
 _____ / _____ / _____
 _____ / _____ / _____
 _____ / _____ / _____
 _____ / _____ / _____

[illegible]



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 116 Riverside Industrial Parkway

Issued to I & R A. of C.

Date of Issue 03 Jan 95

This certificate is for the building, premises, or part thereof, at the above location, built — altered — changed as to use and Building Permit No. 94/0954, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

(Date)

Inspector

Inspector of Buildings

Note: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

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

Location of Construction: 112-132 Riverside Ind. Hwy (115)		Owner: I & K Associates		Phone:		Permit No: 940954
Owner Address: 220 KI Industrial Way		Leasee/Buyer's Name:		Business Name:		
Contractor Name: Manley Associates		Address: RFD 2, Box 5470 Oxford, ME 04270		Phone: 598-2499		PERMIT ISSUED SEP 8 1994 CITY OF PORTLAND 328-B-004/005
Past Use: Vacant Land		Proposed Use: Office/Warehouse		COST OF WORK: \$ 150,000. PERMIT FEE: \$ 300. + 770.		
Proposed Project Description: Construct Building 6,000 sq ft (60 x 100)		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group B-S Type:		
		Signature:		Signature: <i>[Signature]</i>		
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Zoning Approval: I-1 Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> major <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>		
Signature:		Date:				

1. This permit application doesn't preclude the Applicant(s) from meeting applicable State and Federal rules.
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**PERMIT ISSUED
WITH LETTER**

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 issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit

Gary Manley
 SIGNATURE OF APPLICANT ADDRESS: DATE: **16 Aug 94** Permit App. Bldg
4 Aug 1994 - Site Plan PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE:

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

CEO DISTRICT

[Signature]

COMMENTS

- 9-9-94 - Footers (West side OK to pour) 9-12-94 Pour completed OK
 9-12-94 Footers (South end OK to pour) 9-12-94 Pour completed OK
 9-13-94 Forms (West side Forms installed (South & West side Footings))
 9-15-94 West side forms poured and South side Forms poured
 9-20-94 North end Forms placed, p. OK, & South end forms placed & poured
 8" drainage tile around ext perimeter
 11-7-94 Block & Ext shell erected, Int. partitions started, sprinkler system started
 11-21-94 Inter. Partitions all framed (steel 2x4) OK
 12-13-94 - Haisek bath (Flush 10" below ANSI (ADA) requirements in length OKed
 (Heating permit required - for natural gas) (C/O for next week)
 1-3-95 - Clear for C/O, will issue when planning calls in site work conditions
 note from planning (no conditions listed)

Inspection Record

Type	Date
Foundation: (Done in Sections) OK per plans	9-20-94
Framing: OK	11-21-94
Plumbing: 1st 2nd (12-13-94)	11-7-94
Final: C/O	1-3-95
Other: Pre-Final (see)	12-13-94

To Rink
Date 1/3 Time 8:10

WHILE YOU WERE OUT

Re Dave Jordan
of _____
Phone 8709

TELEPHONED	<input type="checkbox"/>	PLEASE CALL	<input type="checkbox"/>
CALLED TO SEE YOU	<input type="checkbox"/>	WILL CALL AGAIN	<input type="checkbox"/>
WANTS TO SEE YOU	<input type="checkbox"/>	URGENT—RET. CALL	<input type="checkbox"/>

Message 116 Riverside
Industrial Parkway
need to know if any
conditions on this

CLERK

2 DAVE

I + R Assoc. N OK

FOR A CERT. OF OCCUPANCY

AS FAR AS PLANNING

IS CONCERNED

RICK KNOWLAND

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

Location of Construction: 116 Riverside Industrial Parkway		Owner: I & R Associates		Phone:		Permit # 941380 941390 PERMIT ISSUED DEC 30 1994 CITY OF PORTLAND Zone: 1 CBL: 328-B-5 Zoning Approval: <i>[Signature]</i> Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> major <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>
Owner Address:		Leasee/Buyer's Name:		Phone:		
Contractor Name: NeoKraft 686 Main St Lewiston, ME 04240 772-1544		Address:		Phone:		
Past Use: Office/Warehouse	Proposed Use: Same	COST OF WORK: \$		PERMIT FEE: \$ 30.40		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied INSPECTION: Use Group: <i>L1</i> Type: <i>[Signature]</i> Signature: <i>[Signature]</i> PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied Signature: _____ Date: _____
Proposed Project Description: Erect Signage totalling 26.83 sq ft		Signature:		Signature:		
Permit Taken By: Mary Gresik		Date Applied For: 28 Dec 94		Date:		

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SIGNATURE OF APPLICANT *[Signature]* Peter Murphy ADDRESS: _____ DATE: 28 Dec 94 PHONE: _____

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

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

CEO DISTRICT **7**

[Signature]

Planning & Urban Development



Joseph E. Gray Jr.
Director

CITY OF PORTLAND

December 21, 1994

John Bachman
I and R Associates
220 Industrial Way
Portland, ME 04103

Dear Mr. Bachman:

As discussed at our December 12th site visit at your property, there are some immediate measures that need to be undertaken to provide some level of site stabilization for the winter. These measures are shown on the attached letter dated 12-20-94 from Kevin Feuka, PE. As discussed at our meeting, once these measures are completed, please call us and we will arrange for an inspection. Assuming this work has been satisfactorily completed, we will process a reduction in the performance guarantee. The reduction would leave a net total of \$4,702.60 for the performance guarantee (\$3,000 to complete the remainder of the work plus the required 10% retainage of the performance guarantee total.)

As we discussed at the site, due to winter conditions there is some site work that will need to wait until the Spring of 1995. This work is also outlined in the attached letter.

Since you will be seeking a certificate of occupancy for your building by January 1st, you should be forwarding a check or a new performance guarantee to cover the cost (\$5,000) of your project's share of the Forest Avenue/Riverside Industrial Parkway traffic light improvement prior to that date. If you will be using a performance guarantee, please submit it as soon as possible so that we have enough time to review it in advance of your deadline.

Should you have any questions concerning this letter, please call me.

Sincerely,

Richard Knowland
Richard Knowland
Senior Planner

cc: Joseph E. Gray, Jr., Director of Planning and Urban Development
Alexander Jaegerman, Chief Planner
Samuel P. Hoffses, Chief of Building Inspections
Kevin Feuka PE, Acting Development Review Coordinator
Dufresne-Henry, 22 Free Street, Portland, ME 04101
Kathleen Brown, Economic Development Specialist



Dufresne-Henry, Inc.

22 Free Street Portland, Maine 04101-3900 Tel: 207/775/3211 Fax: 207/775/6434

RECEIVED

DEC 21 1994

PORTLAND PLANNING OFFICE

December 20, 1994

Mr. Rick Knowland, Planner
Department of Planning & Urban Development
Portland City Hall
389 Congress Street
Portland, ME 04101

RE: I & R Associates Site Plan
Riverside Industrial Park

Dear Rick:

Pursuant to our site inspection of the above named property yesterday afternoon, I offer the following suggestions for stabilizing the site to prevent further erosion and sedimentation. As discussed at the meeting, there will need to be both immediate action prior to winter weather, and follow-up stabilization next Spring.

Immediate Action

1. Silt fence along the northerly boundary should be restabilized in the areas where washouts were noted to have occurred. Additional silt fence should be installed along the westerly clearing boundary, at the toe of the fill slope. Silt fence should also be placed around the swale by the roadway where additional washouts were noted. The Contractor should install the fencing as shown on the plans, placing the bottom of the fabric in a small trench and backfilling. This will prevent material from washing out underneath the fence.
2. All exposed areas must be mulched and anchored immediately as per the approved site plan (150 lbs per 1000 square feet). Seeding the exposed areas is useless at this point; unfortunately, it is far too late in the season to use winter rye for any seeding as was provided for on the plans.

Work to be conducted in Spring 1995

1. All areas of the site that were mulched for the winter as outlined above, and those areas where substantial vegetation has not been established, should be loamed and seeded according to the provisions on the approved plan.
2. Riprap aprons shall be installed at the outlet of the driveway culvert and detention pond

Corporate Headquarters:
North Springfield, Vermont

Area Offices:
Greenfield, Massachusetts
Westford, Massachusetts

Manchester, New Hampshire
Montpelier, Vermont
Portland, Maine

Mr. Rick Knowland
December 20, 1994
Page 2

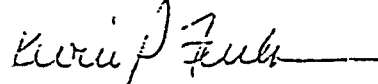
outlet culvert. Riprap aprons serve to prevent erosion and are designed based on anticipated velocities. Therefore, the aprons shall be constructed of the stone size, thickness and dimensions shown on the approved plans.

3. The swale behind the building draining to the detention pond should be regraded, loamed, seeded and mulched to provide a better cross-section for flows. The swale currently is a box-section near the entrance to the corrugated metal culvert. Mottled clay soils were observed in the vertical faces; these soils are prone to erosion. I recommend 3:1 (3 horizontal feet to 1 vertical foot) side slopes.
4. The construction debris should be removed from the drainage swale at the north end of the property, and disposed of in accordance with City of Portland regulations. This provision was included as general note 25 on the approved plans.

I hope this letter meets your needs. If you have any questions or comments, please do not hesitate to contact me.

Very truly yours,

DUFRESNE-HENRY, INC.



Kevin P. Feuka, P.E.
Project Manager

c:\kevin\portland\122094.ltr



Planning & Urban Development



Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 24, 1994

Stephen Doe
Sebago Technics
12 Westbrook Common
P.O. Box 1339
Westbrook, ME 04098

Re: I and R Associates Site Plan Review
112-132 Riverside Industrial Parkway

Dear Mr. Doe:

On August 23, 1994 the Portland Planning Authority granted minor site plan approval for a proposed 6,000 sq. ft. office/warehouse facility in the vicinity of 112-132 Riverside Industrial Parkway. The site plan is approved with the following conditions.

1. That a drainage maintenance agreement (see Attachment) shall be submitted to the Planning Department for review and approval.
2. Exterior signs, shall be subject to Planning Department review and approval.
3. That \$5,000 shall be paid to the City as this project's share of the Forest Avenue/Riverside Industrial Parkway traffic light improvement. This payment shall be paid prior to the issuance of a Certificate of Occupancy for the building and will be returned within five (5) years if the traffic signal is not installed.

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:

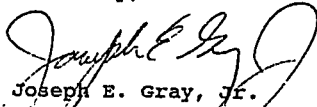
1. The site plan approval will be deemed to have expired unless work in the development has commenced within one (1) year of the approval or within a time period agreed upon in writing by the City and the applicant. A one year extension may be granted by this department if requested by the applicant in writing prior to the expiration date of the site plan.

*See back
of page for
distribution list*

2. A performance guarantee in a form acceptable to the City of Portland and an inspection fee equal to 1.7% of the performance guarantee will have to be posted before a building permit can be issued.
3. A defect guarantee, consisting of 10% of the performance guarantee, must be posted before the performance guarantee will be released.

If there are any questions, please contact the Planning Staff.

Sincerely,



Joseph E. Gray, Jr.
Director of Planning and Urban Development

cc: Alexander Jaegerman, Chief Planner
Richard Knowland, Senior Planner
P. Samuel Hoffses, Chief of Building Inspections
William Giroux, Zoning Administrator
George Flaherty, Director of Environmental/Intergovernmental Services
Kathy Staples, Project Engineer, Parks and Public Works
William Bray, Deputy Director of Parks and Public Works
Jeff Tarling, City Arborist
Paul Niehoff, Materials Engineer
Natalie Burns, Associate Corporation Counsel
Lt. Gaylen McDougal, Fire Prevention
Mary Gresik, Building Permit Secretary
Approval Letter File

9/6/88

DRAINAGE MAINTENANCE AGREEMENT

IN CONSIDERATION OF _____ approval granted by the Planning Board of the City of Portland to a plan entitled _____, dated _____, 1988 and filed with the City of Portland, Department of Planning and Urban Development, 389 Congress Street, Portland, Maine, a copy of which is attached hereto as Exhibit 1,* and pursuant to a condition thereof, _____, a _____ with a place of business at _____, the owner of the subject premises, does hereby agree, for itself, its successors and assigns (the "OWNER"), as follows:

That it will, at its own cost and expense and at all times in perpetuity, maintain in good repair and in proper working order the surface water drainage system as shown on said plan, including but not limited to the detention basin or basins and the outlet or outlets therefrom, for the benefit of the said City of Portland, all persons in lawful possession of said premises and abutters thereto; further, that the said City of Portland, said persons in lawful possession and said abutters, or any of them, may enforce this Agreement by an action at law or in equity in any court of competent jurisdiction; further, that after giving the OWNER written notice and a reasonable time to perform, the said City of Portland may, by its authorized agents or representatives, enter upon said premises or any portion thereof for the purpose of performing the aforementioned maintenance of said surface water drainage system in the event of any failure or neglect thereof, the cost and expense thereof to be reimbursed in full to the said City of Portland by the OWNER upon demand.

This Agreement shall not confer upon the said City of Portland or any other person the right to utilize said surface water drainage system for public use or for the development of any other property, and the OWNER shall bear no financial responsibility by virtue of this Agreement for enlarging the capacity of said surface water drainage system for any reason whatsoever.

This Agreement shall bind the undersigned only so long as it retains any interest in said premises, and shall run with the land and be binding upon its successors and assigns as their interests may from time to time appear.

Dated at Portland, Maine this _____ day of _____, 1988.

By _____
Its _____

856-2206

STATE OF MAINE
CUMBERLAND, SS.

_____, 1988

Personally appeared the above-named _____,
_____ of _____, and acknowledged
the foregoing instrument to be his free act and deed in his said
capacity, and the free act and deed of said _____.

Before me,

Notary Public/Attorney at Law

Print Name

*Where this Agreement is a condition of subdivision rather than
site plan approval, this clause should instead read "and recorded
in the Cumberland County Registry of Deeds in Plan Book _____,
Page _____, and the drainage plan therefor, filed with the City of
Portland, Department of Public Works, 55 Portland Street,
Portland, Maine, a copy of which is attached hereto as Exhibit 1.

Inspection Services
Samuel P. Hoffscs
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 30, 1994

Manley Associates
RFD 2, Box 5470
Oxford, ME 04270

RE: 116 Riverside Industrial Parkway

Dear Sir:

Your application to construct a 6,000 sq. ft. building (60 x 100) office/warehouse has been reviewed and a permit is herewith issued subject to the following requirements. This permit does not preclude the applicant from meeting applicable State and Federal laws.

No Certificate of Occupancy can be issued until all requirements of this letter are met.

Site Plan Review Requirements

1. Inspection Services - Approved - W. Giroux
2. Fire Department - Fire Department must have access to two sides
3. Public Works - Approved - Richard Knowland
4. Planning Division - Exterior signs shall be subject to Planning Department review and approval; and that \$5,000 shall be paid to the City as this project's share of the Forest Avenue/Riverside Industrial Parkway traffic light improvement. This payment shall be paid prior to the issuance of a Certificate of Occupancy for the building and will be returned within five (5) years if the traffic signal is not installed.

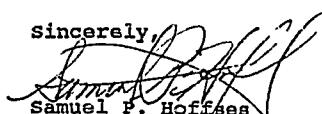
Use Group B-S-2 Building & Fire Code Requirements Type 2-C

1. Before concrete for foundation is placed, approvals from Public Works and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection).

2. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10, section & subsections 1023. & 1024. of the City's building code (The BOCA National Building Code/1993).
3. A fire detection and alarm system shall be installed as per NFPA 72.

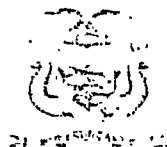
If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,


Samuel P. Hoffses
Chief of Inspection Services

cc: William Giroux, Zoning Administrator
Richard Knowland, Senior Planner
Lt. McDougall, Fire Prevention

Planning & Urban Development



Joseph E. Gray Jr.
Director

CITY OF PORTLAND

August 24, 1994

Stephen Doe
Sebago Technics
12 Westbrook Common
P.O. Box 1339
Westbrook, ME 04098

Re: I and R Associates Site Plan Review
112-132 Riverside Industrial Parkway

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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.

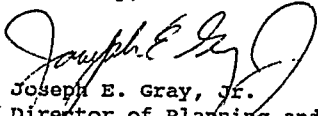
Please note the following provisions and requirements for all site plan approvals:

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 1.7% of the performance guarantee will have to be posted before a building permit can be issued.
3. A defect guarantee, consisting of 10% of the performance guarantee, must be posted before the performance guarantee will be released.

If there are any questions, please contact the Planning Staff.

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George Flaherty, Director of Environmental/Intergovernmental Services
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William Bray, Deputy Director of Parks and Public Works
Jeff Talling, City Arborist
Paul Niehoff, Materials Engineer
Natalie Burns, Associate Corporation Counsel
Lt. Gaylen McDougal, Fire Prevention
Mary Greb, Building Permit Secretary
Approval Letter File

9/6/88

DRAINAGE MAINTENANCE AGREEMENT

IN CONSIDERATION OF _____ approval granted by the Planning ^{Department} Board of the City of Portland to a plan entitled _____, dated _____, 1988 and filed with the City of Portland, Department of Planning and Urban Development, 389 Congress Street, Portland, Maine, a copy of which is attached hereto as Exhibit 1,* and pursuant to a condition thereof, _____, a _____ with a place of business at _____, the owner of the subject premises, does hereby agree, for itself, its successors and assigns (the "OWNER"), as follows:

That it will, at its own cost and expense and at all times in perpetuity, maintain in good repair and in proper working order the surface water drainage system as shown on said plan, including but not limited to the detention basin or basins and the outlet or outlets therefrom, for the benefit of the said City of Portland, all persons in lawful possession of said premises and abutters thereto; further, that the said City of Portland, said persons in lawful possession and said abutters, or any of them, may enforce this Agreement by an action at law or in equity in any court of competent jurisdiction; further, that after giving the OWNER written notice and a reasonable time to perform, the said City of Portland may, by its authorized agents or representatives, enter upon said premises or any portion thereof for the purpose of performing the aforementioned maintenance of said surface water drainage system in the event of any failure or neglect thereof, the cost and expense thereof to be reimbursed in full to the said City of Portland by the OWNER upon demand.

This Agreement shall not confer upon the said City of Portland or any other person the right to utilize said surface water drainage system for public use or for the development of any other property, and the OWNER shall bear no financial responsibility by virtue of this Agreement for enlarging the capacity of said surface water drainage system for any reason whatsoever.

This Agreement shall bind the undersigned only so long as it retains any interest in said premises, and shall run with the land and be binding upon its successors and assigns as their interests may from time to time appear.

Dated at Portland, Maine this _____ day of _____, 1988.

By _____
Its _____

856-2206

STATE OF MAINE
CUMBERLAND, SS.

_____, 1988

Personally appeared the above-named _____,
_____ of _____, and acknowledged
the foregoing instrument to be his free act and deed in his said
capacity, and the free act and deed of said _____.

Before me,

Notary Public/Attorney at Law

Print Name

*Where this Agreement is a condition of subdivision rather than site plan approval, this clause should instead read "and recorded in the Cumberland County Registry of Deeds in Plan Book _____, Page _____, and the drainage plan therefor, filed with the City of Portland, Department of Public Works, 55 Portland Street, Portland, Maine, a copy of which is attached hereto as Exhibit 1.



CITY OF PORTLAND
Planning and Urban Development Department

MEMORANDUM

TO: Samuel P. Hoffses, Chief of Building Inspections
FROM: Alexander Jaegerman, Chief Planner *AJ*
DATE: September 1, 1994
SUBJECT: 112-132 Riverside Industrial Parkway

This is to authorize site work only on the property at 112-132 Riverside Street. No foundation work is to be done prior to issuance of a building permit.

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

I & R Associates

~~XXXXXXXXXXXX~~Applicant 220 Industrial Way~~XXXXXXXXXXXX~~Mailing Address
Office/Warehouse

Proposed Use of Site

1.94 acres / 6,000 sq ft.

Acreage of Site / Ground Floor Coverage

4 August 1994

Date

112-132 Riverside Ins. Park

Address of Proposed Site

328-B-004/005

Site Identifier(s) from Assessors Maps

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors 1

Board of Appeals Action Required: () Yes () No

Total Floor Area 6,000 sq ft

Planning Board Action Required: () Yes () No

Other Comments: Steve Doe - Sebago Tech - Contact Person - 856-0277

Date Dept. Review Due: _____

BUILDING DEPARTMENT SITE PLAN REVIEW

(Does not include review of construction plans)

- ☐ Use does NOT comply with Zoning Ordinance
- ☐ Requires Board of Appeals Action
- ☐ Requires Planning Board/City Council Action

Explanation _____

- ☒ Use complies with Zoning Ordinance — Staff Review Below

Zoning:
SPACE & BULK,
as applicable

COMPLIES

COMPLIES
CONDITIONALLYDOES NOT
COMPLY

REASONS:

DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT. SETBACK AREA (SEC. 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS

CONDITIONS
SPECIFIED
BELOWREASONS
SPECIFIED
BELOW

SIGNATURE OF REVIEWING STAFF/DATE

BUILDING DEPARTMENT—ORIGINAL

**CITY OF PORTLAND, MAINE
SITE PLAN REVIEW**

Processing Form

I & K Associates

4 August 1994

Applicant 220 Industrial Way

Date

112-132 Riverside Ins. Park

Mailing Address Office/Warehouse

Address of Proposed Site

320-B-004/005

Proposed Use of Site 1.94 acres / 6,000 sq ft

Site Identifier(s) from Assessors Maps

Acreage of Site / Ground Floor Coverage

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors 1

Board of Appeals Action Required: () Yes () No

Total Floor Area 6,000 sq ft

Planning Board Action Required: () Yes () No

Other Comments: Steve Doe - Sebago Tech - Contact Person - 856-0277

Date Dept. Review Due: _____

FIRE DEPARTMENT REVIEW

8/4/94
(Date Received)

	ACCESS TO SITE	ACCESS TO STRUCTURES	SUFFICIENT VEHICLE TURNING ROOM	SAFETY HAZARDS	HYDRANTS	SIAMENSE CONNECTIONS	SUFFICIENCY OF WATER SUPPLY	OTHER	
APPROVED	X		X	X	X	X	X		
APPROVED CONDITIONALLY		X							CONDITIONS SPECIFIED BELOW
DISAPPROVED									REASONS SPECIFIED BELOW

REASONS: Fire Department must have access to two sides

(Attach Separate Sheet if Necessary)

[Signature]
Steve Doe (contact) 8/4/94

SIGNATURE OF REVIEWING STAFF/DATE

FIRE DEPARTMENT COPY

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

I & R Associates

~~XXXXXXXXXXXXXX~~

4 August 1994

Applicant 220 Industrial Way

~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~

Date

117-132 Riverside Ins. Park

Mailing Address

Address of Proposed Site

Office/Warehouse

328-b-004/005

Proposed Use of Site

Site Identifier(s) from Assessors Maps

1.94 acres / 6,000 sq ft

Acreage of Site / Ground Floor Coverage

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors 1

Board of Appeals Action Required: () Yes () No

Total Floor Area 6,000 sq ft

Planning Board Action Required: () Yes () No

Other Comments: Steve Doe - Sebago Tech - Contact Person - 856-0277

Date Dept. Review Due: _____

PUBLIC WORKS DEPARTMENT REVIEW

(Date Received) _____

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER	
APPROVED																
APPROVED CONDITIONALLY																CONDITIONS SPECIFIED BELOW
DISAPPROVED																REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet if Necessary)

PERFORMANCE GUARANTEE SUBMITTED
9/7/94

SIGNATURE OF REVIEWING STAFF/DATE

PUBLIC WORKS DEPARTMENT COPY

**CITY OF PORTLAND, MAINE
SITE PLAN REVIEW
Processing Form**

Applicant STU ALBERTSON INC. Date 4 AUGUST 1994
112-132 RIVERSIDE IND. PARK
 Mailing Address Address of Proposed Site
350-B-004/105
 Proposed Use of Site Site Identifier(s) from Assessors Maps
1.74 Acre / 6,000 sq ft
 Acreage of Site / Ground Floor Coverage Zoning of Proposed Site
 Site Location Review (DEP) Required: () Yes () No Proposed Number of Floors 1
 Board of Appeals Action Required: () Yes () No Total Floor Area 6,000 sq ft
 Planning Board Action Required: () Yes () No
 Other Comments: Steve Lee - Seepage Tech - Contact Person - 356-0277
 Date Dept. Review Due: _____

PLANNING DEPARTMENT REVIEW

(Date Received) _____

- ☐ Major Development — Requires Planning Board Approval: Review Initiated
☐ Minor Development — Staff Review Below

	LOADING AREA	PARKING	CIRCULATION PATTERN	ACCESS	PEDESTRIAN WALKWAYS	SCREENING	LANDSCAPING	SPACE & BULK OF STRUCTURES	LIGHTING	CONFLICT WITH CITY PROJECTS	FINANCIAL CAPACITY	CHANGE IN SITE PLAN
APPROVED	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		
APPROVED CONDITIONALLY												
DISAPPROVED												

CONDITIONS SPECIFIED BELOW
 REASONS SPECIFIED BELOW

REASONS: 1. EXTENSION SIGN SHALL BE SUBJECT TO PLANNING DEPT. REVIEW AND APPROVAL.
2. THAT \$5,000 SHALL BE PAID TO THE CITY AS THIS PROJECT'S SHARE OF THE FOREST AVE./RIVERSIDE INDUSTRIAL PARKWAY TRAFFIC LIGHT IMPROVEMENT. THIS PAYMENT SHALL BE PAID PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY FOR THE BUILDING AND WILL BE RETURNED WITHIN FIVE (5) YEARS IF THE TRAFFIC SIGNAL IS NOT INSTALLED
 (Attach Separate Sheet if Necessary)

Robert Kramer 8/31/94

SIGNATURE OF REVIEWING STAFF/DATE
 PLANNING DEPARTMENT COPY



CITY OF PORTLAND
Planning and Urban Development Department

MEMORANDUM

TO: Samuel P. Hoffses, Chief of Building Inspections
FROM: Alexander Jaegerman, Chief Planner *AK*
DATE: September 1, 1994
SUBJECT: 112-132 Riverside Industrial Parkway

This is to authorize site work only on the property at 112-132 Riverside Street. No foundation work is to be done prior to issuance of a building permit.

PLUMBING APPLICATION

PROPERTY ADDRESS

Town Or Plantation: PORTLAND

Street Subdivision Lot #: 116 RIVERSIDE INN. PLWY

PROPERTY OWNERS NAME

Last: I E R ASSOC First: _____

Applicant Name: RIVERSIDE MECHANICAL

Mailing Address of Owner/Applicant (if different): 125 PRESUMPSOT ST PORTLAND, ME 04103

7

Department of Human Services
Division of Health Engineering
207) 299-3826

Date Permit Issued: 10/18/94 \$ 11.20 FEE Double Fee Charged: ☐

L.P.L. # 0124

Local Plumbing Inspector Signature: _____

Owner/Applicant Statement

I certify that the information submitted is correct to the best of my knowledge and understand that any falsification is reason for the Local Plumbing Inspector to deny a Permit.

Donald C. Heuts 10-18-94
Signature of Owner/Applicant Date

Caution: Inspection Required

I have inspected the installation authorized above and found it to be in compliance with the Maine Plumbing Rules.

David Jordan 1-3-95
Local Plumbing Inspector Signature Date Approved

PERMIT INFORMATION

This Application is for:

1. ☒ NEW PLUMBING
2. ☐ RELOCATED PLUMBING

Type Of Structure To Be Served:

1. ☐ SINGLE FAMILY DWELLING
2. ☐ MODULAR OR MOBILE HOME
3. ☐ MULTIPLE FAMILY DWELLING
4. ☒ OTHER — SPECIFY COMMERCIAL

Plumbing To Be Installed By:

1. ☒ MASTER PLUMBER
2. ☐ OIL BURNERMAN
3. ☐ MFG'D. HOUSING DEALER / MECHANIC
4. ☐ PUBLIC UTILITY EMPLOYEE
5. ☐ PROPERTY OWNER

LICENSE # 18261

Hook-Up & Piping Relocation Maximum of 1 Hook-Up		Column 2 Number Type of Fixture	Column 1 Number Type of Fixture
HOOK-UP: to public sewer in those cases where the connection is not regulated and inspected by the local Sanitary District. OR HOOK-UP: to an existing subsurface wastewater disposal system.		Hosebibb / Silcock	Bathtub (and Shower)
		Floor Drain	Shower (Separate)
	Urinal	Sink	
	Drinking Fountain	Wash Basin	
	Indirect Waste	Water Closet (Toilet)	
	Water Treatment Softener, Filter, etc.	Clothes Washer	
	Grease / Oil Separator	Dish Washer	
	Dental Cuspidor	Garbage Disposal	
	Bidet	Laundry Tub <u>MSB</u>	
	Other: _____	Water Heater	
Number of Hook-Ups & Relocations Hook-Up & Relocation Fee OR TRANSFER FEE (\$6.00)		Fixtures (Subtotal) Column 2	Fixtures (Subtotal) Column 1
		4	4
		1	1
		5	5
		\$ 15	Fixtures Fee
		\$ —	Transfer Fee
		\$ —	Hook-Up & Relocation Fee
		\$ 15.00	Permit Fee (Total)

SEE PERMIT FEE SCHEDULE FOR CALCULATING FEE



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

L.D. Number

I & R Associates
Applicant Riverside Ind Pkwy Ptd, ME
Applicant's Mailing Address _____
Consultant/Agent Steve Doe/Sebago Tech
Applicant or Agent Daytime Telephone, Fax 856-0277

22 February 1996

Application Date I & R Assoc.
Project Name/Description 116 Riverside Pkwy
Address of Proposed Site 220 Industrial Way
Assessor's Reference: Chart-Block-Lot 328-B-004/005

Address: 220 Industrial Way

Proposed Development (check all that apply): New Building ☒ Building Addition ☐ Change of Use ☐ Residential ☐
Office ☐ Retail ☐ Manufacturing ☒ Warehouse/Distribution ☐ Other (specify) _____
Proposed Building Square Feet or # of Units 3,990 sq ft Acreage of Site 1.94 Acres Zoning E-1

Check Review Required:

☒ Site Plan ☐ Subdivision ☐ PAD Review ☐ 14-403 Streets Review
☐ Flood Hazard ☐ Shoreland ☐ Historic Preservation ☐ DEP Local Certification
☐ Zoning Conditional Use (ZBA/PB) ☐ Zoning Variance ☐ Single-Family Minor ☐ Other _____

Fees paid: site plan 300.00 subdivision _____

Approval Status:

☒ Approved ☐ Approved w/Conditions listed below ☐ Denied
1. Separate permit needed for any signage
2. _____
3. _____
4. _____

Reviewer Marge Schmitt

Approval Date 4/10/96 Approval Expiration _____ date Extension to _____ date ☐ Additional Sheets Attached

☐ Condition Compliance _____ signature _____ date _____

Performance Guarantee ☐ Required* ☐ Not Required

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

☐ Performance Guarantee Accepted _____ date _____ amount _____ expiration date _____
☐ Inspection Fee Paid _____ date _____ amount _____
Performance Guarantee Reduced _____ date _____ remaining balance _____ signature _____
Performance Guarantee Released _____ date _____ signature _____
Defect Guarantee Submitted _____ submitted date _____ amount _____ expiration date _____
Defect Guarantee Released _____ date _____ signature _____

Pink - Building Inspections Blue - Development Review Coordinator Green - Fire Yellow - Planning

29/95 Rev 5 KT DPUD



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

L.D. Number

I & R Associates
Applicant Riverside Ind Pkwy Pld, ME
Applicant's Mailing Address _____
Consultant/Agent Steve Doe/Sebago Tech
Applicant or Agent Daytime Telephone, Fax 856-0477

22 February 1996

Application Date

I & R Assoc.

Project Name/Description

116 Riverside
Industrial Pkwy
Address of Proposed Site

328-B-004/005

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): New Building Building Addition Change of Use Residential
 Office Retail Manufacturing Warehouse/Distribution Other (specify) _____
3,990 sq ft 1.94 Acres
Proposed Building Square Feet or # of Units Acreage of Site Zoning

Check Review Required:

☒ Site Plan 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 ☐ Single-Family Minor ☐ Other _____

Fees paid: site plan 300.00 subdivision _____

Approval Status:

Reviewer JH

☒ Approved ☐ Approved w/Conditions listed below ☐ Denied

1. _____
2. _____
3. _____
4. _____

Approval Date 2/26/96 Approval Expiration _____ date Extension to _____ date ☐ Additional Sheets Attached

☐ Condition Compliance _____ signature _____ date _____

Performance Guarantee ☐ Required* ☐ Not Required

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

☐ Performance Guarantee Accepted _____ date _____ amount _____ expiration date _____
☐ Inspection Fee Paid _____ date _____ amount _____
Performance Guarantee Reduced _____ date _____ remaining balance _____ signature _____
Performance Guarantee Released _____ date _____ signature _____
Defect Guarantee Submitted _____ submitted date _____ amount _____ expiration date _____
Defect Guarantee Released _____ date _____ signature _____

Pink - Building Inspections Blue - Development Review Coordinator Green - Fire Yellow - Planning 2/9/95 Rev 5 KT/DPUD



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

I.D. Number

I & R Associates
Applicant Riverside Ind Pkwy Pld, ME

22 February 1996

Application Date

Applicant's Mailing Address

I & R Assoc.

Project Name/Description

Consultant/Agent Steve Doe/Sebago Tach

220 Industrial Way

Address of Proposed Site

328-B-004/005

Applicant or Agent Daytime Telephone, Fax 856-0277

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply): ☐ New Building ☒ Building Addition ☐ Change of Use ☐ Residential
☐ Office ☐ Retail ☐ Manufacturing ☒ Warehouse/Distribution ☐ Other (specify) _____
3,900 sq ft 1.94 Acres

Proposed Building Square Feet or # of Units

Acreage of Site

Zoning

Check Review Required:

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

Fees paid: site plan 300.00

subdivision _____

Approval Status:

Reviewer: _____

- ☒ Approved ☐ Approved w/Conditions
listed below ☐ Denied

1. _____
2. _____
3. _____
4. _____

Approval Date _____ Approval Expiration _____ date _____ Extension to _____ date _____ ☐ Additional Sheets
Attached

☐ Condition Compliance *Richard Simons* 4-5-96
signature date

Performance Guarantee ☐ Required* ☐ Not Required

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

- | | | | |
|---|----------------------------|-------------------------------|-----------------------------|
| <input type="checkbox"/> Performance Guarantee Accepted | _____ date _____ | _____ amount _____ | _____ expiration date _____ |
| <input type="checkbox"/> Inspection Fee Paid | _____ date _____ | _____ amount _____ | |
| Performance Guarantee Reduced | _____ date _____ | _____ remaining balance _____ | _____ signature _____ |
| Performance Guarantee Released | _____ date _____ | _____ signature _____ | |
| Defect Guarantee Submitted | _____ submitted date _____ | _____ amount _____ | _____ expiration date _____ |
| Defect Guarantee Released | _____ date _____ | _____ signature _____ | |

Pink - Building Inspections

Blue - Development Review Coordinator

Green - Fire

Yellow - Planning

2/9/95 Rev 5 KT DPUD



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

I. D. Number

Applicant I & A Associates
Windsor Ind Ply Fld, RE

Application Date 22 February 1996

Applicant's Mailing Address

Project Name/Description
I & A Assoc.

Consultant/Agent Steve Dow/Sabago Tech

Address of Proposed Site
220 Industrial Way

Applicant or Agent Daytime Telephone, Fax 856-0277

Assessor's Reference: Chart-Block-Lot
328-E-004/005

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

3,998 sq ft

1.54 Acres

Proposed Building Square Feet or # of Units

Acreage of Site

Zoning

Check Review Required:

- | | | | |
|---|--|--|--|
| <input checked="" type="checkbox"/> Site Plan (major/minor) | <input type="checkbox"/> Subdivision # of lots | <input type="checkbox"/> PAD Review | <input type="checkbox"/> 14-40' Streets Review |
| <input type="checkbox"/> Flood Hazard | <input type="checkbox"/> Shoreland | <input type="checkbox"/> Historic Preservation | <input type="checkbox"/> DEP Local Certification |
| <input type="checkbox"/> Zoning Conditional Use (ZBA/PB) | <input type="checkbox"/> Zoning Variance | <input type="checkbox"/> Single-Family Minor | <input type="checkbox"/> Other |

Fees paid: site plan 300.00 subdivision

Approval Status:

Reviewer R. KNIWLAND

- ☒ Approved ☒ Approved w/Conditions listed below ☐ Denied

- VEGETATION SHALL BE RE-ESTABLISHED AS NECESSARY IN THE VICINITY OF THE I & A
- CULVERT. THE APPLICANT SHALL ALSO REGRADE THE DRAINAGE SWALE IN THE AREA OF
- REQUIRE BY THE DEVELOPMENT REVIEW CHAIRMAN. NOTE THIS DOES NOT INCLUDE AREA
- A SITE INSPECTION FEE OF \$121.39 SHALL BE SUBMITTED TO THE PLANNING SERVICE UNIT TO A

Approval Date 4/5/96 Approval Expiration Extension to ☐ Additional Sheets Attached

☐ Condition Compliance Richard Knivland 4-5-96
signature date

Performance Guarantee ☒ Required* ☐ Not Required

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

- | | | | |
|---|----------------|-------------------|-----------------|
| <input type="checkbox"/> Performance Guarantee Accepted | <u>4-5-96</u> | <u>\$7,140.</u> | <u>7-1-98</u> |
| | date | amount | expiration date |
| <input type="checkbox"/> Inspection Fee Paid | <u> </u> | <u> </u> | <u> </u> |
| | date | amount | |
| Performance Guarantee Reduced | <u> </u> | <u> </u> | <u> </u> |
| | date | remaining balance | signature |
| Performance Guarantee Released | <u> </u> | <u> </u> | <u> </u> |
| | date | signature | |
| Defect Guarantee Submitted | <u> </u> | <u> </u> | <u> </u> |
| | submitted date | amount | expiration date |
| Defect Guarantee Released | <u> </u> | <u> </u> | <u> </u> |
| | date | signature | |

Pink - Building Inspector Blue - Development Review Coordinator Green - Fire Yellow - Planning 2/9/95 Rev 5 KT.DPUT

ELECTRICAL PERMIT **City of Portland, Me.**



To the Chief Electrical Inspector, Portland Maine:
The undersigned hereby applies for a permit to make electrical installations
in accordance with the laws of Maine, the City of Portland Electrical Ordinance,
National Electrical code and the following specification:

Date 10 June 1996

LOCATION: 116 Riverside Int'l Pkwy

Permit # 3758

OWNER I & R Associates

ADDRESS _____

						TOTAL EACH FEE		
OUTLETS								
	Receptacles	Switches	Smoke Detector	5	20	1.00		
FIXTURES	(number of)							
	incandescent	fluorescent		15	20	3.00		
	fluorescent strip				20			
SERVICES								
	Overhead		TTL AMPSTO	800	15.00			
	Underground			800	15.00			
TEMPORARY SERV.								
	Overhead		AMPS OVER	800	25.00			
	Underground			800	25.00			
METERS	(number of)					1.00		
MOTORS	(number of)					2.00		
ESD/COM	Electric units					1.00		
HEATING	oil/gas units					5.00		
APPLIANCES	Ranges	Cook Tops	Wall Ovens			2.00		
	Water heaters	Fans	Dryers			2.00		
Disposals	Dishwasher	Compactors	Others (denote)			2.00		
MISC. (number of)	Air Cond/win					3.00		
	Air Cond/cent					10.00		
	Signs					5.00		
	Pools					10.00		
	Alarms/res					5.00		
	Alarms/com					15.00		
	Heavy Duty					2.00		
	Outlets							
	Circus/Carmv					25.00		
	Alterations					5.00		
	Fire Repairs					15.00		
	E Lights			3	1.00	3.00		
	E Generators					20.00		
	Panels					4.00		
TRANSFORMER	0-25 Kva					5.00		
	25-200 Kva					8.00		
	Over 200 Kva					10.00		
TOTAL AMOUNT DUE								
MINIMUM FEE/COMMERCIAL 35.00						MINIMUM FEE 25.00		25.00

INSPECTION: Will be re-try 6/12 or will call _____

CONTRACTOR'S NAME Walter E. Burnell INC. (WEB ELECTRIC)
 ADDRESS P.O. Box 235 Gray, ME 04039
 TELEPHONE 657-2113
 MASTER LICENSE No. 3758
 LIMITED LICENSE No. _____

SIGNATURE OF CONTRACTOR

Walter E. Burnell

Permit Number 3758
Location 1.6 Riverside Trd Retwy
Owner FEL ROX,
Date of Permit 6/19/86
Final Inspection 6/19/86
By Inspector [Signature]

PROGRESS INSPECTIONS:

6/12/96 (Finn)

DATE: | REMARKS:

6/4/46	AM circuit (all OK)
--------	---------------------

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

Location of Construction: 116 Riverside Industrial Parkway		Owner: I & R Associates		Phone:		Permit No: 941380	
Owner Address:		Lease/Buyer's Name:		Phone:		Business Name:	
Contractor Name: NeoKraft		Address: 686 Main St Lewiston, ME 04240		Phone:		772-1544	
Past Use: Office/Warehouse		Proposed Use: Same		COST OF WORK: \$		PERMIT FEE: \$ 30.40	
Proposed Project Description: Erect Signage totalling 26.83 sq ft		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: U , Type: BOCA 921		Signature: <i>[Signature]</i>	
		Signature:		Signature:		Date:	
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Signature:		Date:	
Permit Taken By: Mary Grosik		Date Applied For: 28 Dec 94					

1. This permit application doesn't 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.

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 issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit

SIGNATURE OF APPLICANT *[Signature]* **Fater Murphy**

ADDRESS:

DATE:

PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE

PHONE:

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

PERMIT ISSUED

DEC 30 1994

CITY OF PORTLAND

Zone: **1** CBL: **328-11-5**

Zoning Approval: *[Signature]*

Special Zone or Reviews:

- ☐ Shoreland
- ☐ Wetland
- ☐ Flood Zone
- ☐ Subdivision
- ☐ Site Plan ☐ major ☐ minor ☐ mm ☐

Zoning Appeal

- ☐ Variance
- ☐ Miscellaneous
- ☐ Conditional Use
- ☐ Interpretation
- ☐ Approved
- ☐ Denied

Historic Preservation

- ☒ Not in District or Landmark
- ☐ Does Not Require Review
- ☐ Requires Review

Action:

- ☐ Approved
- ☐ Approved with Conditions
- ☐ Denied

Date: *[Signature]*

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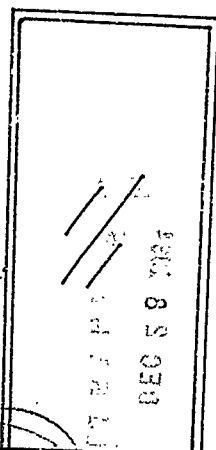
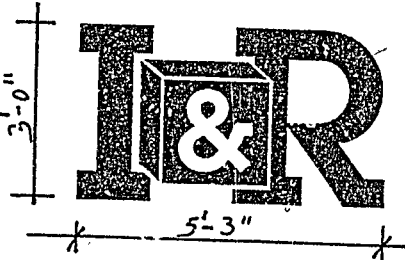
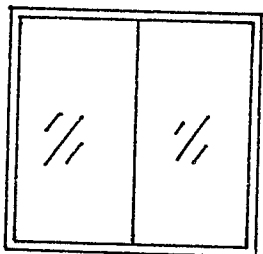
COMMENTS

1-3-95 no sign yet
 1-12-95 - Sign on building is up OK per plans
 the 1'x10' sign is not yet installed
 1-27-95 - same as above
 4-19-95 - same as above
 8-21-95 - same as above
 9-11-95 - OK Close

Type	Inspection Record	Date
Foundation:		
Framing:		
Plumbing:		
Final: Close X		9-11-95
Other:		

(C)

SHEET METAL
MASONRY



15.75 S.F.

3/8" 1'-0"