



## **RENT BOARD**

**August 27, 2025**

**5:00 PM**

### **ZOOM INFORMATION:**

**Join from PC, Mac, iPad, or Android:**

**<https://portlandmaine->**

**[gov.zoom.us/j/89573671630?pwd=PEAlG9Nv2eu0bN8scaeWmfut2YOn1C.1](https://portlandmaine-gov.zoom.us/j/89573671630?pwd=PEAlG9Nv2eu0bN8scaeWmfut2YOn1C.1)**

**Passcode:515179**

**Phone one-tap:**

**+13092053325,,89573671630#,,,,\*515179# US**

**+13126266799,,89573671630#,,,,\*515179# US (Chicago)**

**Join via audio:**

**+1 309 205 3325 US**

**+1 312 626 6799 US (Chicago)**

**+1 646 931 3860 US**

**+1 929 205 6099 US (New York)**

**+1 301 715 8592 US (Washington DC)**

**+1 305 224 1968 US**

**+1 669 900 6833 US (San Jose)**

**+1 689 278 1000 US**

**+1 719 359 4580 US**

**+1 253 205 0468 US**

**+1 253 215 8782 US (Tacoma)**

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**+1 386 347 5053 US**

**+1 507 473 4847 US**

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**+1 669 444 9171 US**

**Webinar ID: 895 7367 1630**

**Passcode: 515179**

**International numbers available: <https://portlandmaine-gov.zoom.us/j/kwnoAr1ft>**

**II. ROLL CALL:**

**III. APPROVAL OF MINUTES**

- a. July 23, 2025 Minutes
- b. July 31, 2025 Minutes
- c. August 11, 2025 Minutes

**IV. COMMUNICATIONS:**

- a. Communication from City Staff

**V. UNFINISHED BUSINESS:**

- a. Rent Increase Application - Public Comment  
Owner: Matthew Davies, 56 Marlu St, Westbrook, ME 04092  
Address: 135 Sheridan St, Unit 102  
CBL: 013-K-002-102

**VI. New Business**

- a. Rent Increase Application - Completeness Review  
Owner: 56&58 Federal LLC, 104 East St, Carlisle, MA 01741  
Address: 58 Federal St, Unit 58-2  
CBL: 020-D-009-001
- b. Tenant Rights Complaint - Public Comment  
Complainant: Elise Morano  
Address: 12 Kellogg St, Unit #1  
Property Owner: Stephanie Dambrie & Angela Dambrie  
CBL: 017-F-015-001
- c. Rent Increase Application - Completeness Review  
Owner: Dennis Fuller, 3946 Easton Terr, Sarasota, FL 34238-2617  
Representative: Troy Hanna, 394 Meadow Rd, Durham, ME 04222



Address: 489 Cumberland Ave, all 4 units  
CBL: 048-F-023-001

- d. Rent Increase Application - Completeness Review  
Owner: The Fredricka Kapothanasis Testamentary Trust, 27 Running Brook Rd,  
Westbrook, ME 04092  
Representative: Kevin A. King, PO Box 695, Westbrook, ME 04098-0695  
Address: 218 Ocean Ave, Units 218, 220 & 222  
CBL: 140-B-015-001
- e. Rent Increase Application - Completeness Review  
Owner: Woodford Arms, Inc.  
Address: 168 Woodford St, Unit 5  
CBL: 124-J-014-001
- f. Rent Increase Application Backlog Discussion/Schedule Special Meeting
- g. Rent Increase Notice Subcommittee Update
- h. Rent Board Annual Report Update

## **VII. Adjourn**

## **Remote Rent Board Meeting Minutes - Held Via Zoom**

Wednesday, July 23, 2025

### **II. ROLL CALL - 0:01:01**

Matthew Lax, Tenant, District 1 - Chair - Absent  
Austin Sims, Homeowner, District 5 - Vice Chair - Absent  
Anne-Laure Razat, Tenant, At-Large  
Kristen Carreras, Landlord, At-Large  
Matthew Walker, Tenant, District 2  
Christopher "Buddy" Moore, Tenant, District 3 - Absent  
Rebecca Bolduc, District 4

#### **Staff present:**

Dylan Orr, Rental Registration Coordinator  
Benjamin Plante, Counsel for the Rent Board

0:01:30 - Kristen Carreras moves to elect Matthew Walker as temporary chair. Seconded by Anne-Laure Razat. (4-0; Lax, Sims and Moore absent) The motion passes.

### **III. APPROVAL OF MINUTES - 0:02:15**

#### **a. June 11, 2025 Minutes**

#### **b. June 25, 2025 Minutes**

0:02:30 - Kristen Carreras moves to approve the June 11 and June 25 minutes. Seconded by Anne-Laure Razat. (4-0; Lax, Sims and Moore absent) The motion passes.

### **IV. COMMUNICATIONS - 0:03:06**

#### **a. Rent Control Q2-2025 Report**

0:03:15 - City staff presents the rent control quarterly report provided to the Housing and Economic Development Committee.

#### **b. Communication from City Staff**

0:03:55 - City staff summarizes the communication regarding Order 214, Amendment #6 approved by the City Council which authorizes the appropriate funds for hiring an additional Rental Registration Inspector.

**V. UNFINISHED BUSINESS - 0:04:59**

**a. Rent Increase Application - Public Comment - 0:05:00**

**Owner: Saunders Street Apartments LLC, 51 Belfield Rd, Cape Elizabeth, ME 04107**

**Representative: Willard Bollenbach and Randi Bollenbach, 51 Belfield Rd, Cape Elizabeth, ME 04107**

**Address: 23 Saunders St, all 5 units**

**CBL: 130-G-014-001**

0:06:12 - Anne-Laure Razat moves that the application is tabled until the applicant is ready for the Board to hear it. Seconded by Kristen Carreras. (4-0; Lax, Sims and Moore absent) The motion passes.

**b. Rent Increase Application - Public Comment - 0:06:50**

**Owner: 9 Powsland Street Portland LLC, 439 US Route 1 Ste A, York, ME 03909**

**Representative: Maine Registered Agent LLC, 439 US Route 1 Ste A, York, ME 03909**

**Address: 9 Powsland St, Units 1-3**

**CBL: 190-J-003-001**

0:08:19 - Kieren Connolly presents the application.

0:45:15 - Matthew Walker moves to table the application after discussion with the applicant can provide the information to complete the 2025 MNOI form, anticipated for early 2026. Seconded by Kristen Carreras.

0:47:58 - Kristen Carreras withdraws the second and Matthew Walker withdraws the motion.

0:48:09 - Anne-Laure Razat moves to table the application until January 2026, to provide the applicant time to amend the application as requested for the 2025 rental year. Seconded by Kristen Carreras. (4-0; Lax, Sims and Moore absent) The motion passes.

**VI. New Business - 0:50:10**

**a. Rent Increase Application - Completeness Review - 0:50:19**

**Owner: Matthew Davies, 56 Marlu St, Westbrook, ME 04092**

**Address: 135 Sheridan St, Unit 102**

**CBL: 013-K-002-102**

0:51:40 - Matthew Davies presents the application.

1:23:00 - Anne-Laure Razat moves to schedule the application for a public hearing for the next regularly scheduled rent board meeting with the expectation that the details requested by Board members can be provided. Seconded by Kristen Carreras. (4-0; Lax, Sims and Moore absent) The motion passes.

**b. Schedule Special Meeting - 1:24:28**

1:29:35 - Kristen Carreras moves to schedule the special meeting for July 31, 2025 at 5:00 PM. Seconded by Anne-Laure Razat. (4-0; Lax, Sims and Moore absent) The motion passes.

**VII. Adjourn - 1:31:03**

1:31:49 - Kristen Carreras moves to adjourn. Seconded by Anne-Laure Razat. (4-0; Lax, Sims and Moore absent) The motion passes.

## **Remote Rent Board Meeting Minutes - Held Via Zoom**

Thursday, July 31, 2025

### **II. ROLL CALL - 0:00:53**

Matthew Lax, Tenant, District 1 - Chair  
Austin Sims, Homeowner, District 5 - Vice Chair - Absent  
Anne-Laure Razat, Tenant, At-Large  
Kristen Carreras, Landlord, At-Large - Absent  
Matthew Walker, Tenant, District 2  
Christopher "Buddy" Moore, Tenant, District 3 - Absent  
Rebecca Bolduc, District 4

0:06:05 - Matthew Lax moves to schedule the special meeting to August 11, 2025 at 7:30pm. Seconded by Anne-Laure Razat. (4-0; Sims, Carreras and Moore absent) The motion passes.

### **III. COMMUNICATIONS - See 0:06:05**

### **IV. UNFINISHED BUSINESS - See 0:06:05**

#### **a. Approval of Written Findings of Fact & Conclusions of Law - See 0:06:05**

### **V. Adjourn - 0:07:40**

0:07:48 - Rebecca Bolduc moves to adjourn the meeting. Seconded by Anne-Laure Razat. (4-0; Sims, Carreras and Moore absent) The motion passes.

## **Remote Rent Board Meeting Minutes - Held Via Zoom**

Monday, July 31, 2025

### **II. ROLL CALL - 0:00:38**

Matthew Lax, Tenant, District 1 - Chair  
Austin Sims, Homeowner, District 5 - Vice Chair  
Anne-Laure Razat, Tenant, At-Large  
Kristen Carreras, Landlord, At-Large  
Matthew Walker, Tenant, District 2  
Christopher "Buddy" Moore, Tenant, District 3  
Rebecca Bolduc, District 4 - Absent

### **III. COMMUNICATIONS**

### **IV. UNFINISHED BUSINESS - 0:01:21**

#### **a. Approval of Written Findings of Fact & Conclusions of Law**

0:09:05 - Matthew Walker moves to approve the 28 Saint George St decision form as written. Seconded by Anne-Laure Razat. (4-0; Sims and Razat recused, Bolduc absent)

0:11:10 - Matthew Walker exits the meeting.

0:16:57 - Anne-Laure Razat moves to approve the 655 Congress St decision form as written. Seconded by Kristen Carreras. (5-0; Walker recused, Bolduc absent)

0:20:49 - Austin Sims moves to approve the 59 State St decision form as written. Seconded by Kristen Carreras. (4-0; Razat and Walker recused, Bolduc absent)

### **V. Adjourn - 0:21:34**

0:21:39 - Kristen Carreras moves to adjourn the meeting. Seconded by Austin Sims. (5-0; Walker & Bolduc absent) The motion passes.

City of Portland | Permitting and Inspections  
Zachary Lenhart, Licensing and Housing Safety Manager



**To: City of Portland Rent Board**  
**From: Licensing and Housing Safety Office**  
**Re: 655 Congress St & 59 State St - 80B Appeal**

The final decisions executed by the Rent Board for the tenant complaints submitted by the Trelawny Tenants Union regarding the properties at 655 Congress St and 59 State St have been appealed to Superior Court pursuant to 80B of the Maine Rules of Civil Procedure by the property owner (Trelawny 657 LLC and 59 State Street LLC respectively).

Thank you,

A handwritten signature in blue ink, appearing to read 'Dylan Orr'.

Dylan Orr  
City of Portland  
Business Licensing & Housing Safety Office

**City of Portland – Housing Safety Division**  
**LANDLORD APPLICATION FOR RENT INCREASE SUMMARY**

**Date of Hearing:**

July 23, 2025 – Tabled to August 27, 2025

**Owner Name and Address:**

Matthew F. Davies  
56 Marlu St  
Westbrook, ME 04092

**Agent Name and Address:**

N/A

**Property Address and Unit:**

135 Sheridan St, Unit 102

**CBL:**

013-K-002-102

**Tenants/Interested Parties:**

No





**August 15, 2025**

Re: Notice of Public Hearing

To: Tenant(s) of 135 Sheridan St, Unit 102

This is a notice of a public hearing before the Rent Board at their next scheduled meeting on Wednesday, **August 27, 2025** at 5pm. This meeting will be held via Zoom.

The Landlord for the above address, **Matthew F. Davies**, has submitted a "Landlord Worksheet/Petition for Rent Board Approved Rent Increase".

A copy of the application has been enclosed.

The Zoom link will be accessible by Wednesday, **August 20, 2025** at the link below:

<http://portlandmaine.gov/129/Agendas-Minutes>

**\*Please note:** Written public comment must be received via email ([rentboard@portlandmaine.gov](mailto:rentboard@portlandmaine.gov)) by 12pm the day before the scheduled meeting. Please make sure that the subject line reads "Written Public Comment".

Thank you,

Dylan Orr  
Rental Registration Coordinator  
City of Portland  
389 Congress St  
Portland, ME 04101

**City of Portland Permitting and Inspections Department Landlord  
Worksheet/Petition for Rent Board Approved Increase Rent Increase using  
Fair Return Standard: Maintenance of Net Operating Income (MNOI)**

**Note to Applicants**

**All information and documentation provided in this application will be made available to the public, pursuant to applicable public access laws in the State of Maine. An Applicant may choose to redact sensitive information contained herein, including, but not limited to bank account information, debit card or credit card information, government-issued identification information, personal contact information such as phone numbers, email addresses, tenant or employee names, or other personally identifying information. The Rent Board may act within its authority to request any additional information it deems pertinent to the application at hand.**

**Introductory Information**

A landlord is entitled to a fair return on investment, which means an amount sufficient to allow a just and reasonable rate of return, to encourage the investment of capital in the rental housing market, to fairly compensate investors for the risks they have assumed, and to achieve minimum constitutionally protected standards.

Pursuant to the Rent Control Ordinance, the fair return on investment must be calculated using Maintenance of Net Operating Income (MNOI). This methodology presumes the net operating income the landlord earned from a Covered unit during the calendar year 2019 yielded a fair return on investment unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. To qualify for an MNOI increase, the landlord has to file this application for a hearing by the Rent Board.

1. **Presumption of Base Year Net Operating Income**  
It shall be presumed that the net operating income received by the landlord during the calendar year 2019 (the Base Year) yielded a Fair Return on investment. This presumption may be rebutted, in which case an adjusted Base Year Net Operating Income shall be used.
2. **Fair Return**  
A landlord has the right to obtain a net operating income equal to the Base Year (2019) net operating income adjusted by 100% of the percentage increase in the Consumer Price Index (CPI), since the Base Year. It shall be presumed this standard provides a Fair Return.
3. **Base Year:**
  - a. Calendar year 2019 is the Base Year.
  - b. In the event that a prior determination of the allowable Rent is made pursuant to a Fair Return petition, if a subsequent petition is filed, the Base Year shall be the year that was considered as the "current year" in the prior petition.
  - c. Unless otherwise exempted from the limitation on rent increases by local, state or federal laws or regulations, if a Rental Unit enters the marketplace for the first time after 2019, the Base Year shall be the year the Unit entered the marketplace.
4. **Current Year**  
The "current year" shall be the calendar year preceding the petition.
5. **CPI (Consumer Price Index)**  
The annual CPI for the current year for All Urban Consumers for the Greater Boston Metro area (All Urban Consumers, All Items) provided by the U.S. Bureau of Labor Statistics [[Bureau of Labor Statistics Data \(bls.gov\)](https://www.bls.gov)].
6. **Limits of Allowable Rent Increases in Any One Year**  
If the amount of any rent increase granted pursuant to a fair return petition exceeds 10%, the portion in excess of 10% shall be deferred to the next year or years following the procedure for Banked Rent.

General Information About the Property

Street Address: 135 Sheridan Street, Unit 102, Portland, ME

Parcel Number(s): 013-K-002-102

Year Property Purchased by Current Owner: 2013

Total Number of Units on the Property: 1

Total Number of Units Affected by Proposed Rent Increase: 1

Are there Rental Units that are Partially or Fully Exempt (circle)? Yes ☐ No ☒

If yes, number of Exempt Rental Units and Basis for Exemption: None

I. Landlord Information

Name: Matthew F. Davies

Phone(s): (207) 749-8214

Business Address: 56 Marlu Street

City, State, Zip: Westbrook, ME 04092

Business E-mail: mdavies754@gmail.com

II. Agent Information (if applicable)

Name: N/A

Phone(s): \_\_\_\_\_

Business Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Business E-mail: \_\_\_\_\_

III. Services

Please check the applicable box to identify the manner in which each service is paid.

|             | Paid by Landlord, but<br>not passed through to<br>Tenants | Tenants pay service<br>directly     | Landlord pays service<br>and passes cost<br>through to Tenants |
|-------------|-----------------------------------------------------------|-------------------------------------|----------------------------------------------------------------|
| Gas         | <input type="checkbox"/>                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Electricity | <input type="checkbox"/>                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Water       | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input checked="" type="checkbox"/>                            |
| Sewer       | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input checked="" type="checkbox"/>                            |
| Garbage     | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input checked="" type="checkbox"/>                            |
| Other:      | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input checked="" type="checkbox"/>                            |

#### IV.Changes to Services

Briefly describe the services provided to the rental units. Include all services provided and state which services are provided without additional charge.

Unit is included in the Condominium Associate of 135 Sheridan Street. The manager of 135 Sheridan Condominium Association allocates to each unit Manager/Management fees (Condo fees) monthly that include multiple items that are maintained by the Association. Included are costs related to upkeep, both exterior and interior of the building, water, sewer, and City of Portland Rainwater charges, among others. Costs are incurred for the building and common areas as a whole, estimated/budgeted for the year, and allocated/charged to all owners of each of the individual properties within the Association/Building based upon square footage. Costs for the "Condo" fees are paid by the owner (myself) and recouped by Rent charged to the tenant.

Unit is an approximately 850 Square Foot 1 Bedroom unfurnished condo unit at 135 Sheridan Street, Unit 102, Portland, originally purchased in mid 2013 and continuously used as a Rental Unit. Rent of \$1,600 was Initially charged and remained the same from mid 2013 to December 2021 (8.5 years). Significant updates are currently in progress and should be completed by July 1, 2025 - ready for new tenant.

If there have been any changes to the services listed above or in the responsibility for their payment since the base year, please explain:

Assessment of \$5,570 to my unit in 2019 (base year) by the Condo Association for repairs to building exterior. Not included in base year expenses as it was a one-time expenditure - amortized over 27.5 years tax basis.

Improvements made to interior in 2024, including new granite countertops (from laminate), new kitchen sink & faucet (high-end), over-the-stove ventilation to exterior. Total Cost - \$11,497

Significant repairs and improvements now occurring in 2025 including new bathroom floor, new bedroom carpet, all new appliances, some requiring new plumbing & natural gas piping, new paint, etc. See Worksheet for 2025 improvements showing total expected cost of approximately \$13,600. Expected completion by July 1, 2025, ready for a new tenant, when marketed at new rental price being requested in this proposal/submission.

Last Monthly Rent Charged      \$1,800/mo (May 2025)

Quoted Market Value Rent      \$2,350/mo (mirror image unit across the hall)

Below Market by      \$550/mo

Failure to keep up to market was due to my failure to increase monthly rent for 8.5 years, from 2013 to 2021 as noted in previous question, as well as not increasing rent as much as fully allowed since 2022.

See proposed bases in increase:

- |                                                    |           |
|----------------------------------------------------|-----------|
| 1) Fair Return Calculation - Section XV            | +\$302/mo |
| 2) Significant 2024 improvements worksheet         | +\$103/mo |
| 3) Significant 2025 repairs/improvements worksheet | +\$251/mo |

Per regulations, the maximum allowable increase is 10%, or \$180, including New Tenant Allowance of 5%, Allowed Increase Percentage (AIP) for 2025 (percentage to be determined) and use of cumulative Banked Rent.

Requesting higher increases as provided by this document and related worksheets.

I am also requesting an adjustment to the Base Year (2019) Rent to be used in the Net Income calculation due to the fact that NO rent increases were made for the period from mid-2013 to the Base Year 2019 and even through to November 2021.

## V. Income and Expense Explanation and Calculation

### Calculation of Net Operating Income

**Net operating income shall be calculated by subtracting operating expenses from gross rental income.**

### Gross Rental Income

**Gross rental income includes:**

- Scheduled rental income at one hundred percent (100%) occupancy plus all other income or consideration received or in connection with the use or occupancy of the Rental Unit.  
If there is a change in the number of rental units between the Base Year & Current Year, the rental income and expenses for the same number of units shall be used in calculating the net operating income for both periods. The purpose of this provision is to provide a fair compensation between the Base Year and the Current Year.
- Vacant or owner-occupied rental units at the time a petition is filed, that provided rental income in the Base Year, shall count toward the calculation of gross rental income in the Current Year. The Rent Program shall attribute rental income calculated on the basis of average rents for comparable units at the property that were most recently rented. If no comparable units on the property were rented within the last two years, initial rents for comparable units in the City may be used if there is no other basis for its calculation.

**Gross rental income shall not include:**

- Utility charges that are sub-metered, for gas, electricity or water paid directly by the tenant;
- Charges for refuse disposal, sewer service or other services (which are either provided solely on a cost pass-through basis if they are regulated by state or local law)

## VI. Operating Expenses

**Operating expenses include reasonable costs of operation and maintenance of the Rental Unit, including:**

- Management Expenses;
- Utility Costs except a utility that are paid directly by the tenant(s);
- Real Property Taxes Assessed and Paid;
- Insurance;
- License, Registration and other Public Fees;
- Landlord-performed Labor;
- Legal Expenses;
- The Amortized Costs of Capital Improvements; and
- Other Reasonable Operating Expenses.

**Operating expenses shall not include the following:**

- Mortgage principal or interest payments or other debt service costs and costs associated with obtaining financing;
- Any penalties, fees or interest assessed or awarded for violation of any provision of this chapter or of any other provision of law;
- Land lease expenses;
- Political contributions and payments to organizations or individuals which are substantially devoted to legislative lobbying purposes;
- Depreciation;
- Any expenses for which the Landlord has been reimbursed by any utility rebate or discount, Security Deposit, insurance settlement, judgment for damages, settlement or any other method or device;
- Unreasonable increases in expenses since the Base Year;
- Expenses associated with the provision of master-metered gas and electricity services;

- Expenses which are attributable to unreasonable delays in performing necessary maintenance or repair work or the failure to complete necessary replacements. (For example if a roof replacement is unreasonably delayed, the full cost of the roof replacement would be allowed; however, if interior water damage occurred as a result of the unreasonable delay, that expense would not be allowable to support a fair return); and
- Unreasonable Expenses.

#### Claim for Base Rent Adjustment

A claim may be made for a Base Year Rent Adjustment if the Base Year Rent and/or earlier rent amounts were disproportionately low. A Base Year Rent Adjustment will be considered if the evidence supporting a requested adjustment is provided and sufficiently compelling enough to show that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. Landlords may rebut the presumption that the Base Year net operating income provided a fair return. If a claim is made on this basis, the petitioner must complete Section XIX, Claim for Adjustment of Base Year Net Operating Income and Associated Rent Adjusted Claim at the end of this Application.

Check here ☒ if a claim for a Base Year Rent Adjustment is included in this application and complete Section XVIII of this Application.

## VII. Income Worksheet

|                                                                                             | Base Year (2019) <sup>1</sup> | Current Year (2024) |
|---------------------------------------------------------------------------------------------|-------------------------------|---------------------|
| <b>Rental Income</b>                                                                        |                               |                     |
| 1. Gross scheduled rental income (total for the calendar year) including uncollected rent.  | \$ 19200                      | \$ 20400 106.25%    |
| 2. Portion Attributable to Vacancy                                                          | \$ 0                          | \$                  |
| <b>Fees (indicate what fee is for):</b>                                                     |                               |                     |
| 3. Late fees                                                                                | \$                            | \$                  |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$                            | \$                  |
| 5. _____                                                                                    | \$                            | \$                  |
| 6. _____                                                                                    | \$                            | \$                  |
| 7. _____                                                                                    | \$                            | \$                  |
| <b>Other Income (list separately by type)<sup>2</sup>:</b>                                  |                               |                     |
| 8. _____                                                                                    | \$                            | \$                  |
| 9. _____                                                                                    | \$                            | \$                  |
| 10. _____                                                                                   | \$                            | \$                  |
| <b>Fees charged by landlord for Utilities</b>                                               |                               |                     |
| 11. Gas                                                                                     | \$ 0                          | \$                  |
| 12. Electricity                                                                             | \$ 0                          | \$                  |
| 13. Water                                                                                   | \$ 0                          | \$ 0                |
| 14. Sewer                                                                                   | \$ 0                          | \$ 0                |
| 15. Garbage & Recycling                                                                     | \$ 0                          | \$ 0                |
| <b>Other Utilities (list separately by type):</b>                                           |                               |                     |
| 16. N/A                                                                                     | \$                            | \$                  |
| 17. _____                                                                                   | \$                            | \$                  |
| <b>18. TOTAL INCOME</b>                                                                     | \$ 19200                      | \$ 20400 106.25%    |
| (add only lines 1 and 3-17)                                                                 |                               |                     |

<sup>1</sup> or an alternative year in the event of extenuating circumstances.

<sup>2</sup> Interest earned by Landlord on Tenant security deposits, other interest, or investment income.

# VIII. Operating Expense Worksheet

Additional operating expense items can be listed for this worksheet using separate page(s) as needed.

|                                                                                     | Base Year (2019)         | Current Year (2024)                                                                                |
|-------------------------------------------------------------------------------------|--------------------------|----------------------------------------------------------------------------------------------------|
| 1. Assessments                                                                      | \$ _____                 | \$ 0                                                                                               |
| 2. Real Property Taxes <i>2019 L 2.2<br/>2.6</i>                                    | \$ 3663 (paid in Cal Yr) | \$ 5203 (paid in Cal Yr)                                                                           |
| 3. License Tax/Fee                                                                  | \$ _____                 | \$ _____                                                                                           |
| 4. Rent Board Registration Fees <i>2019 L 4</i>                                     | \$ 23                    | \$ 38                                                                                              |
| 5. Insurance <i>2019 L 5</i>                                                        | \$ 215                   | \$ 223                                                                                             |
| 6. Accounting                                                                       | \$ _____                 | \$ _____                                                                                           |
| 7. Legal (explain types of legal expenses)                                          | \$ _____                 | \$ _____                                                                                           |
| 8. Manager /Management Services <i>2019 L 8-1<br/>L 8-2</i>                         | \$ 3716                  | \$ 4872 <i>P 7, line</i>                                                                           |
| 9. Security                                                                         | \$ _____                 | \$ _____                                                                                           |
| 10. Office Supplies <i>2019 L 10</i>                                                | \$ 353                   | \$ _____                                                                                           |
| 12. Normal Repairs <i>2019 L 12</i>                                                 | \$ 160                   | \$ 194 <i>33.42<br/>4.25<br/>111.99<br/>44.39<br/>12-1<br/>12-2<br/>12-3a<br/>12-3b<br/>194.00</i> |
| 13. Owner-Performed Labor                                                           | \$ _____                 | \$ _____                                                                                           |
| 14. Plumbing Maintenance                                                            | \$ _____                 | \$ _____                                                                                           |
| 15. Pool Maintenance                                                                | \$ _____                 | \$ _____                                                                                           |
| 16. Landscape Maintenance/snow removal                                              | \$ _____                 | \$ _____                                                                                           |
| 17. Other Maintenance                                                               | \$ _____                 | \$ 252 <i>Prior submission<br/>P 7 L 17</i>                                                        |
| 18. Parking Lot/Street Maintenance                                                  | \$ _____                 | \$ _____                                                                                           |
| 19. Gas (separately metered only)                                                   | \$ _____                 | \$ _____                                                                                           |
| 20. Electricity (separately metered only)                                           | \$ _____                 | \$ _____                                                                                           |
| 21. Water                                                                           | \$ _____                 | \$ _____                                                                                           |
| 22. Sewer                                                                           | \$ _____                 | \$ _____                                                                                           |
| 23. Amortized portion of Capital Expense<br>(see Sections X, XI and XII column (i)) | \$ _____                 | \$ _____                                                                                           |
| 24. Vandalism Repairs                                                               | \$ _____                 | \$ _____                                                                                           |
| 25. Uninsured Damages                                                               | \$ _____                 | \$ _____                                                                                           |
| 27. TOTAL OPERATING EXPENSES                                                        | \$ 8130                  | \$ 10782                                                                                           |

P 7

Request # 4



## IX. Allowances for Capital Improvements

Operating expenses include the amortized costs of capital improvements plus an interest allowance to cover the amortization of those costs. A capital improvement shall be any improvement to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250.00 or more per unit.

Allowances for capital improvements shall be subject to the following conditions:

1. The amortization period shall be in conformance with the schedule adopted by the City, as provided in Section XI, unless it is determined that an alternate period is justified based on the evidence presented at the Rent Board hearing.
2. Capital improvement costs do not include costs incurred to bring the Rental Unit into compliance with a provision of Portland Code or state law where the original installation of the improvement was not in compliance with code requirements.

Example of a Capital Improvement with Amortized Expenses and an Interest Allowance:

Owner filed a Petition on March 1, 2023 for an individual rent adjustment for a roof that was completed covering a four-rental unit building. The cost of the Capital Improvement was \$20,000 benefiting all four units in the building. The amortization period for a roof is ten (10) years according to the below tables. The applicable interest allowance based on the Primary Mortgage Survey is 3.88% + 2% for this example. The calculation of the capital improvement per month is:

| Capital Improvement Cost | Interest Allowance | Period                   | Total Principal & Interest – Life of Improvement | Total Interest – Life of Improvement |
|--------------------------|--------------------|--------------------------|--------------------------------------------------|--------------------------------------|
| \$20,000                 | 5.88%              | 10 years<br>(120 months) | \$26,500.52                                      | \$6,500.52                           |

| Annual Amortized Cost | Monthly Amortized Cost | # of Units | Monthly Cost per Unit |
|-----------------------|------------------------|------------|-----------------------|
| \$2,650.05            | \$220.84               | 4          | \$55.21               |

## X. Amortization Period of Capital Improvements/Expenses

In amortizing capital improvements/ expenses, the following schedule shall be used to determine the amortization period of the capital improvements and expenses. Improvements add to the health & safety of the rental unit.

|                   | Years |
|-------------------|-------|
| Appliances        |       |
| Air Conditioners* | 10    |
| Refrigerator*     | 5     |
| Stove*            | 5     |
| Garbage Disposal  | 5     |
| Water Heater*     | 5     |
| Dishwasher        | 5     |
| Microwave Oven    | 5     |
| Washer/Dryer      | 5     |
|                   |       |
| Basic Items       |       |
| Fans*             | 5     |
| Cabinets*         | 10    |
| Carpentry         | 10    |
| Counters*         | 10    |
| Doors*            | 10    |
| Knobs             | 5     |

|                                    | Years |
|------------------------------------|-------|
| Screen Doors                       | 5     |
| Fencing and Security*              | 5     |
| Management                         | 5     |
| Tenant Assistance                  | 5     |
|                                    |       |
| Structural Repair and Retrofitting |       |
| Foundation Repair*                 | 10    |
| Foundation Replacement*            | 20    |
| Foundation Bolting*                | 20    |
| Iron or Steel Work                 | 20    |
| Masonry-Chimney Repair*            | 20    |
| Shear Wall Installation*           | 10    |
| Electrical Wiring*                 | 10    |
| Elevator*                          | 20    |
|                                    |       |
| Fencing                            |       |
| Chain                              | 10    |
| Block                              | 10    |
| Wood                               | 10    |
|                                    |       |

|                                | Years |
|--------------------------------|-------|
|                                |       |
| Fire Systems                   |       |
| Fire Alarm System*             | 10    |
| Fire Sprinkler System*         | 20    |
| Fire Escape*                   | 10    |
|                                |       |
| Flooring/Floor Covering        |       |
| Hardwood                       | 10    |
| Tile and Linoleum              | 5     |
| Carpet                         | 5     |
| Carpet Pad                     | 5     |
| Subfloor                       | 10    |
| Fumigation Tenting*            | 5     |
| Furniture                      | 5     |
| Automatic Garage Door Openers* | 10    |
|                                |       |
| Gates                          |       |
| Chain Link                     | 10    |
| Wrought Iron                   | 10    |
| Wood                           | 10    |

|                  | Years |
|------------------|-------|
|                  |       |
|                  |       |
| Glass            |       |
| Windows*         | 5     |
| Doors*           | 5     |
| Mirrors          | 5     |
|                  |       |
| Heating*         |       |
| Central          | 10    |
| Gas              | 10    |
| Electric         | 10    |
| Solar            | 10    |
| Insulation       | 10    |
|                  |       |
| Landscaping      |       |
| Planting         | 10    |
| Sprinklers       | 10    |
| Tree Replacement | 10    |
|                  |       |
| Lighting         |       |

|                          | Years |
|--------------------------|-------|
| Interior*                | 10    |
| Exterior*                | 5     |
| Exterior                 |       |
| Locks*                   | 10    |
| Mailboxes*               | 10    |
| Meters*                  | 10    |
|                          |       |
| Plumbing                 |       |
| Fixtures*                | 10    |
| Pipe Replacement*        | 10    |
| Re-Pipe Entire Building* | 20    |
| Shower Doors*            | 5     |
|                          |       |
| Painting                 |       |
| Interior                 | 5     |
| Exterior                 | 5     |
|                          |       |
| Paving                   |       |
| Asphalt                  | 10    |
| Cement                   | 10    |

|                          | Years |
|--------------------------|-------|
| Decking                  | 10    |
| Plastering               | 10    |
| Sump Pumps*              | 10    |
| Railings*                | 10    |
|                          |       |
| Roofing*                 |       |
| Shingle/Asphalt          | 10    |
| Built-up, Tar and Gravel | 10    |
| Tile                     | 10    |
| Gutters/Downspouts       | 10    |
|                          |       |
| Security*                |       |
| Entry Telephone Intercom | 10    |
| Gates/Doors              | 10    |
| Fencing                  | 10    |
| Alarms                   | 10    |
|                          |       |
| Sidewalks/Walkways*      | 10    |
| Stairs                   | 10    |
| Stucco                   | 10    |

|                    | Years |
|--------------------|-------|
| Tilework           | 10    |
| Wallpaper          | 5     |
| Window Coverings*  |       |
| Draperies          | 5     |
| Shades             | 5     |
| Screens            | 5     |
| Awnings            | 5     |
| Blinds/Mini-blinds | 5     |
| Shutters           | 5     |

\*Capital Improvements generally concern any change or addition to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250 or more per unit.

The \* items are likely capital improvements. Other items may depend on the circumstances.

## XI. Interest Allowance on Capital Improvements

If an amount was reported as an amortized portion of expenses on Section IX, Operating Expense Worksheet, line 23 of the Base Year or current operating expense table above, complete this section.

An interest allowance may be calculated on the cost of amortized expenses. The interest allowance shall be the interest rate equivalent to the "average rate" for a thirty-year fixed rate on home mortgages plus two percent (2%). The "average rate" shall be the rate Freddie Mac last published in its weekly Primary Mortgage Market Survey (PMMS) as of the date of the initial petition. <http://www.freddie.mac.com/pmms/archive.html>

**Please use the Microsoft Excel version of this page (available from the Housing Safety Office) or an online amortization calculator to ensure that your numbers are correct.**

Completed Capital Improvement and Expense Worksheet (Base Year)

| (a)    | (b)               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|-------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| 1      | Condo Assessment  | 1                   | \$ 5570      | 8.85%                  | 10                           | \$ 424.69       | \$ 5994.69                        | \$ 599.47   | \$ 49.96     | \$ 49.96              |
|        |                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Base Year [add amounts in column (d)]: \$ 5570

Annual Cost for Base Year [add amounts in column (i)]: \$ 599.47

## Completed Capital Improvement and Expense Worksheet (Current Year)

**This list may include any capital expenses that are still being amortized in the current year.** For example, if a roof was replaced last year, the amortized portion may be counted in the current year.

| (a)    | (b)                     | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|-------------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description       | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| 1      | Kitchen Faucet/Plumbing | 1                   | \$ 1359      | 8.85%                  | 10                           | \$ 103.62       | \$ 1462.63                        | \$ 146.26   | \$ 12.19     | \$ 12.19              |
| 2      | Granite Countertops     | 1                   | \$ 5696      | 8.85%                  | 10                           | \$ 434.30       | \$ 6130.30                        | \$ 613.03   | \$ 51.09     | \$ 51.09              |
| 3      | Stove Vent to Outside   | 1                   | \$ 3560      | 8.85%                  | 10                           | \$ 271.44       | \$ 3831.44                        | \$ 383.14   | \$ 31.93     | \$ 31.93              |
| 4      | Kitchen Backsplash      | 1                   | \$ 882       | 8.85%                  | 10                           | \$ 67.25        | \$ 949.25                         | \$ 94.92    | \$ 7.97      | \$ 7.91               |
|        |                         |                     | \$ _____     | %                      |                              | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
|        | Total                   | 1                   | \$ 11497     | 8.85%                  |                              | \$ 876.60       | \$ 12373.60                       | \$ 1237.36  | \$ 103.11    | \$ 103.11             |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Current Year [add amounts in column (d)]: \$ 11,497.00

Annual Cost for Current Year [add amounts in column (i)]: \$ 1,237.36

XII. Blank Worksheet (Optional – Available for Petitioner Use)



### XIII. Owner-Performed Labor

Landlord-performed labor shall be compensated at reasonable hourly rates. However, no Landlord-performed labor shall be included as an operating expense unless the Landlord submits documentation showing the date, duration, and nature of the work performed. There shall be a maximum allowed under this provision of five percent (5%) of gross income unless the Landlord demonstrates that greater services were performed for the benefit of the residents.

#### Owner Performed Labor – Base Year

| Date (or Range) | Hours | Hourly Rate | Units Impacted | Type of Work |
|-----------------|-------|-------------|----------------|--------------|
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |

#### Owner Performed Labor – Current Year

| Date  | Hours | Hourly Rate | Units Impacted | Type of Work |
|-------|-------|-------------|----------------|--------------|
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |

#### XIV. Planned Capital Improvements

To encourage necessary capital improvements and expenses, a Landlord may include anticipated future expenses for the amortized cost of capital improvements and expenses in a fair return petition. An allowance shall be made for anticipated expenses that the Landlord intends to incur during the twenty-four month period following the date of a final Rent Program determination. This procedure should not be used for anticipated expenses for ordinary maintenance and repairs. The portion of any allowable rent increase attributable to the capital improvement and expense shall not go into effect until completion has been documented to the Rent Program.

**Complete this table only if you are seeking preliminary approval for improvements you plan to complete within the next twenty-four (24) months. A rent increase cannot be granted until the improvements are completed and documentation of the cost of the improvements has been reviewed and approved by the City.**

| (a)    | (b)                                               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|---------------------------------------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description and Expected Date of Completion | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| 1      | Worksheet-Jun25                                   | 1                   | 13733        | 8.85%                  | Var                          | 593.14          | 14325.99                          | 2645.59     | 220.47       | 220.47                |
| 2      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 3      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 4      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 5      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |

\*Use the amortization table in this Attachment and the information about interest rates.

Proposed Capital Expenses [add amounts in column (d)]: \$ Approx. \$13,733

Annual Cost for Proposed Capital Expenses [add amounts in column (i)]: \$ Approx. \$2,646

# XV. Net Operating Income (NOI)

Net Operating Income = Income – Operating Expenses

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ 19200                                                                                          | \$ 20400            |
| 2. Annual Operating Expenses                                                                     | \$ 8130                                                                                           | \$ 10782            |
| 3. Net Annual Operating Income                                                                   | \$ 11070                                                                                          | \$ 9618             |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | 19.67 %             |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ 13247            |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ 3629             |
|                                                                                                  | Line 6 – Line 3 Current Year                                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>3</sup>                                               |                                                                                                   | \$ 302              |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                     |

<sup>3</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XVI. Monthly Rent Worksheet

List the monthly rent, including all fees, charged each tenant, for the twelve (12) months preceding the date of the petition. If the rent was raised during the twelve-month period preceding the petition, including the amount of any fees, list each rent charged and indicate the date each raise was implemented. Provide the year and amount of any unused (banked) Annual Increase Percentage (AIP), Tax Rate Rent Adjustment (prior to 2023), or New Tenancy, or any other rent increase authorized by the Rent Board that have been banked with proper notice to each tenant for future rent increases.

| Unit # | Rent    | AIP & New Tenant Increase | Date of Increase | AIP & New Tenant Taken (%) | AIP & New Tenant Deferred (%) | Other Charges (Please specify) | Comment                                |
|--------|---------|---------------------------|------------------|----------------------------|-------------------------------|--------------------------------|----------------------------------------|
| 1      | \$ 1650 | \$45.17 PTa               | 12/01/2021       | %                          | %                             | \$ 0                           | Rent increase of \$50 from \$1,600     |
| 1      | \$ 1700 | \$113.98 PTi & AIP        | 06/01/2023       | 43.9 %                     | 56.1 %                        | \$ 0                           | Rent increase of \$50 from \$1,650     |
| 1      | \$ 1700 | \$115.5 AIP               | 01/01/2024       | 0 %                        | 100 %                         | \$ 0                           | No Rent increase in 2024               |
| 1      | \$ 1800 | \$34 AIP                  | 01/01/2025       | 100 %                      | 0 %                           | \$                             | Rent increase of \$100 from \$1,700 or |
|        | \$      | \$                        |                  | %                          | %                             | \$                             |                                        |
|        | \$      | \$                        |                  | %                          | %                             | \$ 114                         | Remaining Banked Rent                  |
|        | \$      | \$                        |                  | %                          | %                             | \$                             |                                        |
|        | \$      | \$                        |                  | %                          | %                             | \$                             |                                        |

|       |          |          |       |         |         |          |       |
|-------|----------|----------|-------|---------|---------|----------|-------|
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |

## XVII. Proposed Adjustment Worksheet

Use the worksheet below to document current and proposed rents on a per-unit basis. MNOI increases should be distributed on a per capita basis or proportionally to the square footage or costs and expenses attributed to each unit.

Indicate method of allocation: Single Unit - No allocation needed

| Unit # | Base Period<br>Rent Year<br>(2019) | Date Tenancy<br>Commenced<br>(mm/dd/yyyy) | Initial Rent of<br>Current Tenant/s | Date of Last Rent<br>Increase<br>(mm/dd/yyyy) | Rent used in<br>Current Year<br>Income<br>Calculation | Rent as of Date<br>Petition<br>Submitted | Proposed<br>Rent |
|--------|------------------------------------|-------------------------------------------|-------------------------------------|-----------------------------------------------|-------------------------------------------------------|------------------------------------------|------------------|
| 1      | \$ 1600                            | 04/27/2019                                | \$ 1600                             | 01/01/2025                                    | \$ 1800                                               | \$ 1800                                  | \$ 2300          |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |

|       |          |       |          |       |          |          |          |
|-------|----------|-------|----------|-------|----------|----------|----------|
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |

## XVIII. CLAIM FOR ADJUSTMENT OF BASE YEAR NET OPERATING INCOME AND ASSOCIATED RENT ADJUSTED CLAIM

The ordinance dictates that the Rent Board must presume the net operating income the landlord earned from a covered unit during calendar year 2019 yielded a fair return on investment, unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. **Complete this Section XIX and the following Sections XX and XXI only if you are seeking an adjustment in base rent due to special or peculiar circumstances.**

Check the factors below that are applicable to your claim.

- A. **Exceptional Expenses in the Base Year.** The landlord's operating expenses in the base year were unusually high or low in comparison to other years. In such instances, adjustments may be made in calculating operating expenses in order that the base year operating expenses reflect average expenses for the property over a reasonable period of time. Check which factor(s) contributed to your claim:
  - a. Extraordinary amounts were expended for necessary maintenance and repairs
  - b. Maintenance and repair expenditures were exceptionally low as to cause inadequate maintenance or significant deterioration in the quality of services provide
  - c. Other expenses were unreasonably high or low notwithstanding the application of prudent business practices.
- B. **Exceptional Circumstances in the Base Year.** The gross income during the base year was disproportionately low due to exceptional circumstances. In such instances, adjustments may be made in calculating base year gross rental income consistent with the purpose of analyzing base year net operating income. Check which factor(s) contributed to your claim:
  - a. The gross income during the base year was lower than it might have been because some residents were charged reduced rent.
  - b. The gross income during the base year was significantly lower than normal because of the destruction of the premises and/or temporary relocation for construction or repairs.
  - c. The pattern of rent increases in the years prior to the base year were less than increases in the CPI.
- C. **Other exceptional circumstances: (specify)**

**Property is a 1 Bedroom Condo Unit on Munjoy Hill. Purchased in May/June 2013**  
**First and subsequent tenants starting in 2013 were charged \$1,600/mo from 2013 to 12/01/2021, i.e. same rent charged for nearly nine (9) years!! Even during those years, the rent charged was below market for that area for all years to current year.**

If the Rent Board determines that one or more of the above circumstances apply, the calculation of MNOI in Section XX will be performed with an Adjusted Gross Income, and that will be substituted for the Section XVI calculations. This figure represents the income that would have been expected absent the exceptional circumstances. Options for determining Adjusted Gross Income include, but are not limited to:

- A. Base year rents charged for any comparable units in the same building.
- B. The FY 2019 Fair Market Rents for Portland, ME, reported by the US Department of Housing:<sup>4</sup>

| Efficiency | One-Bedroom | Two-Bedroom | Three-Bedroom | Four-Bedroom |
|------------|-------------|-------------|---------------|--------------|
| \$989      | \$1,071     | \$1,387     | \$1,829       | \$2,198      |

<sup>4</sup> These values do not include the cost of utilities. If using these numbers, do not include the cost of utilities in the base year when completing the expense portion of the worksheet.



- C. An appraisal of comparable fair market rental values as of 2019 for units similar to the units that are the subject of this application which has been prepared by a Maine licensed appraiser and is attached to this application.

Actual Gross Income for 2019: \$ 19200

Proposed Adjusted Gross Income for 2019: \$ 24000

Briefly describe the method for obtaining the proposed income and attach any relevant documentation in support of the claim for an adjustment of base year rent.

**XIX. Income and Operating Expense Worksheet With Adjustment of Base Year**

|                                                                                             | <b>Base Year (2019)</b> | <b>Current Year (2024)</b> |
|---------------------------------------------------------------------------------------------|-------------------------|----------------------------|
| <b>Rental Income</b>                                                                        |                         |                            |
| 1. Adjusted Gross Income (with Adjusted Base Year as proposed in Section XIX)               | \$ 24000                | \$ 27600                   |
| 2. Portion Attributable to Vacancy                                                          | \$                      | \$                         |
| <b>Fees (indicate what fee is for):</b>                                                     |                         |                            |
| 3. Late fees                                                                                | \$                      | \$                         |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$                      | \$                         |
| 5. _____                                                                                    | \$                      | \$                         |
| 6. _____                                                                                    | \$                      | \$                         |
| 7. _____                                                                                    | \$                      | \$                         |
| <b>Other Income (list separately by type)<sup>5</sup>:</b>                                  |                         |                            |
| 8. _____                                                                                    | \$                      | \$                         |
| 9. _____                                                                                    | \$                      | \$                         |
| 10. _____                                                                                   | \$                      | \$                         |
| <b>Fees charged by landlord for Utilities</b>                                               |                         |                            |
| 11. Gas                                                                                     | \$                      | \$                         |
| 12. Electricity                                                                             | \$                      | \$                         |
| 13. Water                                                                                   | \$                      | \$                         |
| 14. Sewer                                                                                   | \$                      | \$                         |
| 15. Garbage & Recycling                                                                     | \$                      | \$                         |
| <b>Other Utilities (list separately by type):</b>                                           |                         |                            |
| 16. _____                                                                                   | \$                      | \$                         |
| 17. _____                                                                                   | \$                      | \$                         |
| <b>18. TOTAL INCOME</b>                                                                     | <b>\$ 24000</b>         | <b>\$ 27600</b>            |
| (add only lines 1 and 3-17)                                                                 |                         |                            |

<sup>5</sup> Interest earned by Landlord on Tenant security deposits, other interest or investment income.

XX. Calculation of Fair Return Rent Adjustment with Adjustments of Base Year Amount

Complete only if seeking an adjustment of base year rent.

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ 24000                                                                                          | \$ 27600            |
| 2. Annual Operating Expenses                                                                     | \$ 8130                                                                                           | \$ 10744            |
| 3. Net Annual Operating Income                                                                   | \$ 15870                                                                                          | \$ 16856            |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | 19.67 %             |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ 18992            |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ 2136             |
|                                                                                                  | Line 6 – Line 3 Current Year                                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>6</sup>                                               |                                                                                                   | \$ 178              |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                     |

<sup>6</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XXI. Other Claims

Explain any other claims in support of this application and provide/attach any evidence in support of those claims. Please use additional pages as appropriate:

Requesting an Adjustment of Base Rent (2019) from the actual value of \$1,600/mo to the more realistic value of \$2,000/mo., consistent with similar properties located in Portland/Munjoy Hill area.

Reasoning: See explanation for "Exceptional Circumstances in Base Year" on page 23 Section B.a. and B.c., as quoted:

B.a. "The gross income during the base year was lower than it might have been because some residents were charged reduced rent."

B.c. "The pattern of rent increases in the years prior to the base year were less than increases in the CPI."

Primary reason for proposed adjustment to Base Year Rent is due to the fact that NO INCREASES IN RENT were made for the period of June 2013 to November 2021, a total of 8 1/2 years. In those years, normal inflation occurred, and property taxes increased annually, nearly doubling in that same period. Additionally, the Condo Fees passed to owners from the Condo Association increased from \$197/mo. to \$309/mo., an increase of 58% over the 8+ years.

Overall, during that period of 2013 to 2021, expenses increased in all line items, but there was no increase in revenue at all. Personally, I thought I was doing multiple tenants a favor by keeping rent low, while I was not paying much attention to the increase in expenses. I also failed to keep up on researching and keeping myself informed of the change in the Market Value for similar units in the Portland/Munjoy Hill area.

I am requesting the adjustment to Base Year income for the fact that I didn't increase rent for an 8+ year period, did not take into account normal inflation, all while also make small improvements (painting, replacing carpeting and replacing certain appliances).

While this unit is not a low-income unit, the original investment in the property should justify normal increases in rent that were not being passed along to the tenants.

XXII. Documentation of Current Year Income & Operating Expenses

1. Organize documents by operating expense category.
2. Number each page, submitted with this Application, with the number of the Expense Category (for instance on page 7, category of Landscape Maintenance is on line 16, any documents supporting that line item would be marked p.7, 16-1, p. 7 16-2, p. 7 16-3 and so on).

XXIII. Current Tenant Information

If there are more than four affected tenants, attach additional sheet(s).

Tenant's Name Currently between tenants as of 6/12/2025 102  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name Currently between tenants \_\_\_\_\_  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

XXIV. Certification

I hereby certify that the information provided is accurate to the best of my knowledge, request that any required notices be given and ask that a hearing be scheduled in front of the Rent Board to process this request for a rent increase as outlined above.

Signature of Applicant Landlord:

Matthew F. Davies  6/20/25  
06/12/2025

Printed name

Signature

Date

**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2023 to June 30, 2024

BILL #: 2400822  
ACCOUNT #: 28074  
PARCEL ID #: 013-K-002-102  
LOCATION: 135 SHERIDAN ST 102DAVIES MATTHEW F  
56 MARLU ST  
WESTBROOK, ME 04092Owner of Record as of: April 1, 2023  
DAVIES MATTHEW F**CURRENT BILL RATE DISTRIBUTION**

|           |        |            |
|-----------|--------|------------|
| SCHOOL    | 7.450  | \$2,635.06 |
| COUNTY    | 0.620  | \$219.29   |
| MUNICIPAL | 6.340  | \$2,242.46 |
| TOTAL     | 14.410 | \$5,096.82 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE****Assessed Property Description:**13-K-2  
SHERIDAN ST 131-135  
135 SHERIDAN CONDO  
UNIT 102  
Acres: 0.000**FY24 REAL ESTATE TAX BILL****BILLING INFORMATION**

|                  |            |
|------------------|------------|
| LAND VALUE       | \$70,740   |
| BUILDING VALUE   | \$282,960  |
| TOTAL VALUE      | \$353,700  |
| EXEMPTIONS       | \$0        |
| TAXABLE VALUE    | \$353,700  |
| TAX RATE         | 14.410     |
| TOTAL TAX        | \$5,096.82 |
| PAYMENTS/CREDITS | \$0.00     |
| ABATEMENT/ADJUST | \$0.00     |
| TAX DUE          | \$5,096.82 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$2,548.41 |
| 03/14/2024 | \$2,548.41 |

1918/24 next page → 2659.52  
5202.93

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/20/2023 AND 03/15/2024.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2023.**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION****Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$370,989,894.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.**FY24 REAL ESTATE TAX BILL**THIS STUB MUST BE RETURNED WITH YOUR **SECOND** PAYMENT**CITY OF PORTLAND TREASURY**  
PO Box 16050  
LEWISTON, ME 04243BILL #: 2400822  
ACCOUNT #: 28074  
PARCEL ID #: 013-K-002-102INTEREST AT 8% CHARGED  
BEGINNING 03/15/2024

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2024 | \$2,548.41 |

DAVIES MATTHEW F

AMOUNT PAID \$ \_\_\_\_\_

208202480240082292600002548410

p7, 2-1

**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2506388  
ACCOUNT #: 28074  
PARCEL ID #: 013-K-002-102  
LOCATION: 135 SHERIDAN ST 102DAVIES MATTHEW F  
56 MARLU ST  
WESTBROOK, ME 04092Owner of Record as of: April 1, 2024  
DAVIES MATTHEW F

| CURRENT BILL RATE DISTRIBUTION |        |            |
|--------------------------------|--------|------------|
| SCHOOL                         | 7.880  | \$2,787.16 |
| COUNTY                         | 0.560  | \$198.07   |
| MUNICIPAL                      | 6.570  | \$2,323.81 |
| TOTAL                          | 15.010 | \$5,309.04 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**Assessed Property Description:  
13-K-2  
SHERIDAN ST 131-135  
135 SHERIDAN CONDO  
UNIT 102  
Acres: 0.000**FY25 REAL ESTATE TAX BILL**

| BILLING INFORMATION |            |
|---------------------|------------|
| LAND VALUE          | \$70,740   |
| BUILDING VALUE      | \$282,960  |
| TOTAL VALUE         | \$353,700  |
| EXEMPTIONS          | \$0        |
| TAXABLE VALUE       | \$353,700  |
| TAX RATE            | 15.010     |
| TOTAL TAX           | \$5,309.04 |
| PAYMENTS/CREDITS    | \$0.00     |
| ABATEMENT/ADJUST    | \$0.00     |
| TAX DUE             | \$5,309.04 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2024 | \$2,654.52 |
| 03/14/2025 | \$2,654.52 |

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2024.**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION****Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$374,509,262.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**Please make check or money order payable to City of Portland and mail to:City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.**FY25 REAL ESTATE TAX BILL**THIS STUB MUST BE RETURNED WITH YOUR **SECOND** PAYMENT**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**BILL #: 2506388  
ACCOUNT #: 28074  
PARCEL ID #: 013-K-002-102INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2025 | \$2,654.52 |

DAVIES MATTHEW F

AMOUNT PAID \$ \_\_\_\_\_

208202550250638842600002654523

p 7, 2-2

**INVOICE (INV-00111157)  
FOR CITY OF PORTLAND**

**BILLING CONTACT**  
Matthew Davies

135 Sheridan Street 102  
Portland, Me 04101



| INVOICE NUMBER | INVOICE DATE | INVOICE DUE DATE | INVOICE STATUS | INVOICE DESCRIPTION |
|----------------|--------------|------------------|----------------|---------------------|
| INV-00111157   | 12/20/2024   | 01/19/2025       | Due            | NONE                |

| CASE NUMBER                  | FEE NAME                          | TOTAL             |
|------------------------------|-----------------------------------|-------------------|
| 20183199                     | Long Term Rental Registration Fee | \$37.50           |
| 135 Sheridan St Portland, ME |                                   | SUB TOTAL \$37.50 |

|                                                           |
|-----------------------------------------------------------|
| REMITTANCE INFORMATION                                    |
| City of Portland<br>389 Congress St<br>Portland, ME 04101 |

TOTAL **\$37.50**

p7, 4





**CONCORD GROUP**  
INSURANCE

**Concord General Mutual Insurance Company**  
35B Constitution Dr., Ste. 101 | Bedford, NH 03110  
p. 800-852-3380  
ConcordGroupInsurance.com

## ANNIVERSARY RENEWAL DECLARATIONS

**THIS IS NOT A BILL. Your bill will be sent separately.**

**Refer billing, policy or coverage questions to:**

**Named Insured and Address:**

UNITED INSURANCE PORTLAND  
470 FOREST AVE  
PORTLAND, ME 04101  
(207) 797-9400

1169609 18-730

Matthew Davies  
56 Marlu St  
Westbrook, ME 04092-4627

**This Anniversary Renewal Declarations reflects your renewal coverages and premiums for the upcoming year. If new or revised forms or endorsements apply, they are attached. Please contact your agent with any questions.**

### A Valued Customer Since 2013

| POLICY NUMBER | POLICY TYPE                       | POLICY PERIOD                                      | EFFECTIVE DATE | PAYMENT PLAN | BILL TO |
|---------------|-----------------------------------|----------------------------------------------------|----------------|--------------|---------|
| 1169609       | Advantage Plus<br>Condos HO 00 06 | 04/30/2024 TO 04/30/2025<br>12:01 AM Standard Time | 04/30/2024     | 1-Pay        | Insured |

### LOCATION OF PREMISES

135 Sheridan St Unit 102, Portland, ME

### SECTION I COVERAGES

|                                                     | Limit    | Premium  |
|-----------------------------------------------------|----------|----------|
| A. Dwelling                                         | \$30,000 | \$26.00  |
| C. Personal Property                                | \$30,000 | \$114.00 |
| D. Loss of Use                                      | \$15,000 | Included |
| Section I losses are subject to a \$1000 deductible |          | Included |

### SECTION II COVERAGES

|                               | Limit     | Premium |
|-------------------------------|-----------|---------|
| E. Personal Liability         | \$500,000 | \$7.00  |
| F. Medical Payments To Others | \$5,000   | \$8.00  |

### ADDITIONAL COVERAGES and ENDORSEMENTS See following page(s) for details.

|                      | Premium |
|----------------------|---------|
| Additional Coverages | \$68.00 |

### CREDITS and DISCOUNTS APPLIED TO YOUR POLICY PREMIUM

|                       |              |
|-----------------------|--------------|
| Protective Devices    | Paid-In-Full |
| Loss Free             |              |
| CREDITS and DISCOUNTS |              |
|                       | Included     |

**TOTAL ANNUAL PREMIUM**

**\$223.00**



P7.5

paid  
5/2/24  
ACH to  
135 Sheridan  
Acct

135 SHERIDAN 2024 DUES ASSESSMENT

| 2022 Fee | 2023 Fee | 2024 Fee | UNIT # | SQ     | % INT.   | Jan      | Feb      | March    | April    | May      | June     | July     | Aug      | Sept     | Oct      | Nov      | Dec      | TOTAL     |
|----------|----------|----------|--------|--------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|-----------|
| 327      | 389      | 408      | 101    | 825    | 3.3339%  | 408      | 408      | 408      | 408      | 408      | 408      | 408      | 408      | 408      | 408      | 408      | 408      | 4,898     |
| 325      | 386      | 406      | 102    | 820    | 3.3137%  | 406      | 406      | 406      | 406      | 406      | 406      | 406      | 406      | 406      | 406      | 406      | 406      | 4,868     |
| 459      | 547      | 574      | 201    | 1160   | 4.6876%  | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 6,887     |
| 466      | 555      | 583      | 202    | 1178   | 4.7604%  | 583      | 583      | 583      | 583      | 583      | 583      | 583      | 583      | 583      | 583      | 583      | 583      | 6,994     |
| 461      | 549      | 576      | 203    | 1165   | 4.7078%  | 576      | 576      | 576      | 576      | 576      | 576      | 576      | 576      | 576      | 576      | 576      | 576      | 6,917     |
| 498      | 592      | 622      | 204    | 1257   | 5.0796%  | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 7,463     |
| 430      | 512      | 538      | 205    | 1087   | 4.3926%  | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 6,453     |
| 430      | 512      | 538      | 206    | 1087   | 4.3926%  | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 6,453     |
| 459      | 547      | 574      | 301    | 1160   | 4.6876%  | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 574      | 6,887     |
| 623      | 742      | 779      | 303    | 1574   | 6.3606%  | 779      | 779      | 779      | 779      | 779      | 779      | 779      | 779      | 779      | 779      | 779      | 779      | 9,345     |
| 498      | 592      | 622      | 304    | 1257   | 5.0796%  | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 7,463     |
| 430      | 512      | 538      | 305    | 1087   | 4.3926%  | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 6,453     |
| 430      | 512      | 538      | 306    | 1087   | 4.3926%  | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 6,453     |
| 487      | 580      | 609      | 307    | 1231   | 4.9745%  | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 7,308     |
| 1007     | 1198     | 1258     | 401    | 2543   | 10.2764% | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 1,258    | 15,098    |
| 620      | 738      | 775      | 402    | 1566   | 6.3283%  | 775      | 775      | 775      | 775      | 775      | 775      | 775      | 775      | 775      | 775      | 775      | 775      | 9,297     |
| 498      | 592      | 622      | 404    | 1257   | 5.0796%  | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 622      | 7,463     |
| 430      | 512      | 538      | 405    | 1087   | 4.3926%  | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 6,453     |
| 430      | 512      | 538      | 406    | 1087   | 4.3926%  | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 538      | 6,453     |
| 487      | 580      | 609      | 407    | 1231   | 4.9745%  | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 609      | 7,308     |
|          |          |          |        | 24,746 |          |          |          |          |          |          |          |          |          |          |          |          |          |           |
| \$9,795  | \$11,659 | \$12,245 |        |        | 100.000% | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$12,243 | \$146,916 |
| Annual   |          |          |        |        |          |          |          |          |          |          |          |          |          |          |          |          |          |           |

Condo Fees 2024  
 See Budget next page  
 $\$406 \times 12 = 4872$

**135 SHERIDAN CONDOMINIUM ASSOCIATION  
ANNUAL OPERATING BUDGET  
2024**

2024  
Budget

|                 |                               | J                | F                | M                | A                | M                | J                | J                | A                | S                | O                | N                | D                |                   |
|-----------------|-------------------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|------------------|-------------------|
| <b>EXPENSES</b> |                               |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                   |
| 5000            | Electricity                   | \$ 1,400         | \$ 1,400         | \$ 2,100         | \$ 1,600         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,500         | \$ 15,000         |
| 5040            | Water /Sewer                  | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,200         | \$ 1,200         | \$ 1,200         | \$ 1,200         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 12,800         |
| 5200            | Cleaning Extra                |                  |                  |                  |                  |                  |                  |                  |                  | \$ 500           | \$ 600           |                  |                  | \$ 1,100          |
| 5220            | Common Area Cleaning          | \$ 1,250         | \$ 1,000         | \$ 1,000         | \$ 1,000         | \$ 1,250         | \$ 1,000         | \$ 1,250         | \$ 1,000         | \$ 1,000         | \$ 1,250         | \$ 1,000         | \$ 1,150         | \$ 13,150         |
| 5230            | Cleaning-Flooring             |                  |                  |                  |                  | \$ 2,620         |                  |                  |                  |                  |                  |                  |                  | \$ 2,620          |
| 5290            | Trash                         | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 265           | \$ 3,180          |
| 5330            | Landscape Misc                |                  |                  |                  |                  | \$ 400           | \$ 500           |                  |                  | \$ 900           |                  |                  |                  | \$ 1,800          |
| 5465            | Snow Removal/Misc             |                  |                  | \$ 1,000         |                  |                  |                  |                  |                  |                  |                  |                  |                  | \$ 1,000          |
| 5470            | Grounds Contract              | \$ 1,000         | \$ 1,144         | \$ 1,144         | \$ 710           | \$ 710           | \$ 710           | \$ 710           | \$ 710           | \$ 710           | \$ 710           | \$ 710           | \$ 855           | \$ 9,823          |
| 5500            | Fire Safety Expense           |                  |                  |                  |                  | \$ 940           |                  |                  |                  |                  | \$ 200           |                  |                  | \$ 1,140          |
| 5505            | City Fire Service             |                  |                  |                  |                  |                  | \$ 275           |                  |                  |                  |                  |                  |                  | \$ 275            |
| 5540            | Sprinkler Expense             | \$ 207           |                  |                  | \$ 207           | \$ 50            | \$ 207           |                  |                  |                  | \$ 207           |                  |                  | \$ 878            |
| 5590            | DMC monthly life safety check | \$ 85            | \$ 185           | \$ 85            | \$ 85            | \$ 185           | \$ 85            | \$ 85            | \$ 85            | \$ 185           | \$ 85            | \$ 85            | \$ 85            | \$ 1,320          |
| 5600            | Elevator Phone/ Intercom      | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 65            | \$ 780            |
| 5601            | Elevator Inspection           |                  |                  |                  |                  |                  | \$ 205           | \$ 70            | \$ 50            |                  |                  |                  |                  | \$ 325            |
| 5710            | Building Maintenance          | \$ 300           | \$ 400           | \$ 600           | \$ 800           | \$ 800           | \$ 786           | \$ 900           | \$ 900           | \$ 900           | \$ 600           | \$ 400           | \$ 200           | \$ 7,586          |
| 5810            | Garage Door Maintenance       |                  |                  | \$ 350           | \$ 300           |                  | \$ 350           |                  |                  | \$ 350           | \$ 300           |                  | \$ 350           | \$ 2,000          |
| 5840            | Storm drain maintenance       | \$ 400           | \$ 500           |                  |                  |                  | \$ 1,500         |                  |                  |                  |                  |                  |                  | \$ 2,400          |
| 6010            | HVAC maintenance/repair       |                  |                  |                  | \$ 790           | \$ 500           |                  |                  |                  |                  |                  | \$ 790           | \$ 500           | \$ 2,580          |
| 6020            | Elevator Service/repair       |                  | \$ 195           |                  |                  | \$ 195           | \$ 250           |                  | \$ 195           |                  |                  | \$ 195           |                  | \$ 1,030          |
| 6025            | Dryer Vent Cleaning           |                  |                  |                  |                  | \$ 1,890         |                  |                  |                  |                  |                  |                  |                  | \$ 1,890          |
| 6300            | Insurance                     | \$ 1,038         | \$ 1,308         | \$ 1,308         | \$ 1,308         | \$ 1,308         | \$ 1,308         | \$ 1,308         | \$ 1,308         | \$ 1,308         | \$ 1,438         | \$ 1,438         | \$ 1,438         | \$ 15,816         |
| 6700            | Admin/Misc Expense            |                  | \$ 80            |                  |                  |                  | \$ 125           |                  |                  |                  |                  | \$ 75            | \$ 285           | \$ 565            |
| 6800            | Professional Fees             |                  | \$ 350           | \$ 350           | \$ 350           | \$ 200           |                  |                  |                  |                  |                  |                  |                  | \$ 1,250          |
| 6900            | Management Fee                | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 735           | \$ 8,820          |
| 7020            | Contingency                   |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  | \$ -              |
| 8000            | Monthly Reserve Transfer      | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 3,151         | \$ 37,812         |
| 8010            | Reserve Interest Transfer     |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  |                  | \$ 146,940        |
|                 | <b>Total Expenses</b>         | <b>\$ 10,896</b> | <b>\$ 11,778</b> | <b>\$ 13,153</b> | <b>\$ 12,366</b> | <b>\$ 17,264</b> | <b>\$ 13,030</b> | <b>\$ 11,356</b> | <b>\$ 10,684</b> | <b>\$ 12,319</b> | <b>\$ 11,606</b> | <b>\$ 10,909</b> | <b>\$ 11,579</b> | <b>\$ 146,940</b> |

p7, e-2



**How doers  
get more done..**

245 RIVERSIDE ST  
PORTLAND, ME 04103 (207)761-0600

2401 00061 04103 04/30/24 05:12 PM  
SALE SELF CHECKOUT

0000-999-533 BAG FEE .05 <B,U> 0.05N  
BAG FEE - 5 CENTS

-----Military Discount-----  
010306011037 4 OZ. GROUT <A> <M> 6.67  
QEP GROUT SEALER BRUSH APPLICATOR  
MAX REFUND VALUE \$6.00  
753927513503 IMPREGNATOR <A> <M> 28.47  
511 IMPREGNATOR SEALER 160Z  
MAX REFUND VALUE \$28.63  
Military Discount -3.51

SUBTOTAL 31.68  
SALES TAX 1.74  
TOTAL \$33.42

XXXXXXXXXXXX7578 VISA USD\$ 33.42

AUTH CODE 610341/6615848 TA

Chip Read VISA CREDIT

AID A0000000031010

<U> - NON-DISCOUNTABLE ITEM

<M> = Military Appreciation

2401 04/30/24 05:12 PM



2401 61 04103 04/30/2024 2639

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 07/29/2024  
B 2 NO REFUNDS

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance to WIN  
A \$5,000 HOME DEPOT GIFT CARD

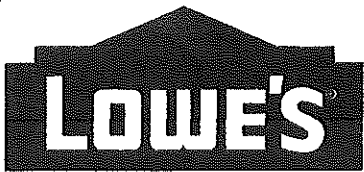
Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 10896 8556  
PASSWORD: 24230 8495

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

*Grout Sealer / Applicator  
for  
135 Sheridan  
New Kitchen Tile Backsplash*



Order #100901122241538155  
Placed April 30, 2024 | \$4.25

### Ready For Pickup

 Ready for Pickup Today

 Portland Lowe's

1058 Brighton Avenue,  
Portland, ME, 04102

### White Sealer Applicator

~~\$4.48~~ \$4.03

Item #643483 Model #APLTRAY8

 Saved \$0.45 with Military Discount

\$4.48 /ea. QTY 1

### Payment Method

Master Card

\*\*\*\* \* 1712

Matthew Davies

56 Marlu St

(207) 749-8214

135 Shandon

### Order Summary

|              |        |
|--------------|--------|
| Subtotal     | \$4.03 |
| Tax          | \$0.22 |
| Total Billed | \$4.25 |

Ap One QS



Mastercard •••• 1712

\$111.94

Feb 17, 2024

**Billing address**

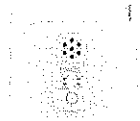
Matthew Davies

56 Marlu Street

Westbrook Maine 04092

United States

+12077498214



10-Year 100% Battery-Powered Natural Gas + Carbon Monoxide Alarm

\$101.99

Subtotal

\$101.99

Shipping

\$9.95

**Total**

USD **\$111.94**

[Refund policy](#) [Privacy policy](#) [Terms of service](#)

p. 7, 12-3a

← **Order #1278**

Confirmed Feb 17, 2024

Buy again

**Arrived Feb 22, 2024**

UPS 1Z0014Y80393811570

📍 **Delivered**

Feb 22, 2024

This shipment has been delivered.

Show details ▾

Track order with Shop

**News and offers**

You'll receive marketing emails. You can unsubscribe at any time.

Email me with news and offers

**Contact information**

Matthew Davies  
mdavies754@gmail.com

**Shipping address**

Matthew Davies  
56 Marlu Street  
Westbrook Maine 04092  
United States  
+12077498214

**Shipping method**

Standard

**Payment**

p7 12-36

## Final Details for Order #114-7463793-6947458

Print this page for your records.

Order Placed: January 29, 2024

Amazon.com order number: 114-7463793-6947458

Order Total: \$346.91

Shipped on January 31, 2024

## Items Ordered

Price

1 of: *INSINKERATOR Garbage Disposal EZ Connect 3-Foot Power Cord for EZ Connect Power and Advanced Series Continuous Feed Food Waste Disposer Models, CRD-EZ* \$16.98

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

1 of: *InSinkErator DWC-00 Plumbing Equipment*

\$10.53

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

1 of: *Frigidaire FRPAMRAF Pure Air Replacement Air Microwave Filter*

\$42.08

Sold by: Amazon.com Services, Inc

Supplied by: Other

+ Tax

$$\begin{array}{r} 42.08 \\ 2.31 \\ \hline 44.39 \end{array}$$

Condition: New

1 of: *E-Z Ink (TM Compatible Ink Cartridge Replacement for Canon PGI-280XXL PGI 280 XXL Compatible with PIXMA TR7520 TR8520 TS6120 TS6220 TS8120 TS8220 TS9120 TS9520 TS9521C Printer (4 PGBK)* \$29.99

Sold by: YUN-STORE (seller profile)

Supplied by: YUN-STORE (seller profile)

Condition: New

## Shipping Address:

Matthew F Davies  
56 MARLU ST  
WESTBROOK, ME 04092-4627  
United States

## Shipping Speed:

FREE Shipping

Shipped on January 31, 2024

## Items Ordered

Price

1 of: *InSinkErator EVOLUTION 0.75HP 3/4 HP, Advanced Series EZ Connect Continuous Feed Food Waste Garbage Disposal, Gray* \$232.26

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

## Shipping Address:

Matthew F Davies  
56 MARLU ST  
WESTBROOK, ME 04092-4627





Pine State Services  
3 Eisenhower Drive  
Westbrook, ME 04092  
(207) 883-1200  
www.PineStateServices.com

Invoice 173458  
Invoice Date 2/23/2024  
Completed Date 2/23/2024  
Customer PO  
Payment Term Due Upon Receipt  
Due Date 2/23/2024

Billing Address  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

Job Address  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

#### Description of Work

Unit #102 Annual maintenance gas furnace. Fired furnace. Checked gas pressure. Inspected flame rod and igniter. Tested electrical wiring and safeties. Inspected flue exhaust and air intake for signs of damage or leaks. Tested condensate. Replaced air filter. 12x20x1

| Task #              | Description                           | Quantity | Your Price | Your Total |
|---------------------|---------------------------------------|----------|------------|------------|
| Z-GAS-59<br>Furnace | PM3D - Gas Furnace Cleaning & Tune-up | 1.00     | \$251.60   | \$251.60   |

|                |          |
|----------------|----------|
| Member Savings | \$44.40  |
| Sub-Total      | \$251.60 |
| Tax            | \$0.00   |
| Total Due      | \$251.60 |
| Balance Due    | \$251.60 |

Thank you for choosing Pine State Services.

I knowingly consent to receive notices and disclosures electronically and agree to use electronic signatures as evidence of my binding intent. I agree the electronic signatures appearing on this service order are the same as handwritten signatures for the purposes of validity, enforceability, and admissibility.

pd 2/24/23  
by Cap One Venture

2/23/2024

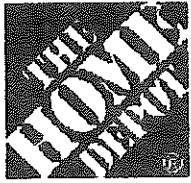
BY SIGNING BELOW, I AGREE TO THE TERMS OF THIS SERVICE ORDER AND THE FOLLOWING SERVICE EXPERTS GENERAL TERMS AND CONDITIONS. Terms and Conditions. IF APPLICABLE, I HAVE BEEN NOTIFIED VERBALLY OF MY RIGHT TO CANCEL AND ANY ADDENDUM DESCRIBING MY RIGHTS UNDER STATE LAW. You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. See the following notice of cancellation form for an explanation of this right. [LINK TO NOTICE OF CANCELLATION FORM]

2/23/2024

Capital Improvement and Expense Worksheet  
 Calendar Year 2024  
 135 Sheridan Street, Unit 102  
 6/9/2025

| Capital Improvement            | Cost        | Interest Allowance | Period | Total Principal & Interest - Life of Improvement | Total Interest Life of Improvement | Annual Amortized Cost | Monthly Amortized Cost | # Units | Monthly Cost per Unit |
|--------------------------------|-------------|--------------------|--------|--------------------------------------------------|------------------------------------|-----------------------|------------------------|---------|-----------------------|
| Kitchen Sink/Faucet/Plumbing   | \$1,359.00  | 8.85%              | 10     | \$1,462.62                                       | \$103.62                           | \$146.26              | \$12.19                | 1       | \$12.19               |
| Granite Countertops w/Brackets | \$5,696.00  | 8.85%              | 10     | 6,130.30                                         | 434.30                             | 613.03                | \$51.09                | 1       | 51.09                 |
| Stovetop Vent to Exterior      | \$3,560.00  | 8.85%              | 10     | 3,831.44                                         | 271.44                             | 383.14                | \$31.93                | 1       | 31.93                 |
| Kitchen Backsplash/Tile        | \$882.00    | 8.85%              | 10     | 949.25                                           | 67.25                              | 94.92                 | \$7.91                 | 1       | 7.91                  |
| <hr/>                          |             |                    |        |                                                  |                                    |                       |                        |         |                       |
| Total 2024 Improvements        | \$11,497.00 |                    |        | \$12,373.60                                      | \$876.60                           | \$1,237.36            | \$103.11               |         | \$103.11              |

P 14



**How doers  
get more done.**

245 RIVERSIDE ST  
PORTLAND, ME 04103 (207)761-0600

2401 00051 72069 02/02/24 04:13 PM  
SALE SELF CHECKOUT

-----Military Discount-----  
841712131251 100-WATT EQU <A> <M> 16.98  
ECS (100W) A19 FRO DL 4PK DIM  
MAX REFUND VALUE \$15.28  
034449996716 GREYDON SS <A> <M> 299.00  
GREYDON TOUCH P/D KITCHEN FAUCET SS  
MAX REFUND VALUE \$269.10  
Military Discount -31.60

*for Condo*

*for Condo*

SUBTOTAL 284.38  
SALES TAX 15.64  
TOTAL \$300.02

XXXXXXXXXXXX1712 MASTERCARD

USD\$ 300.02

AUTH CODE 05028P/4513906

TA

Chip Read

AID A00000000041010

CAPITAL ONE

*cc pd 2/6/24*

<M> = Military Appreciation

2401 02/02/24 04:13 PM



2401 51 72069 02/02/2024 3062

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 05/02/2024

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 146828 144478  
PASSWORD: 24102 144427

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

*Kitchen  
Faucet*

*Kitchen Faucet  
Kitchen Sink  
plumbing  
Disposal Mount*

*300.02 pg 1  
426.33 pg 2  
814.35 pg 3  
18.97 pg 4*

*1359.67*

*pg 4 L1 \$ 914.00  
pg 4 L1 \$ 445.00  
L1 \$ 1359.00*

*P 14 L1*

# ORDER #WM58856767

New Sink  
135 Sherrin



What can we help you find today?



Portland 9PM

04103

Order Number: WM58856767

Order Total: \$426.33

## Pick Up

## Product Information

| Item                                                                                                                   | Qty | Price   |
|------------------------------------------------------------------------------------------------------------------------|-----|---------|
| Ruvati 16-Gauge Stainless Steel 32 in. Single Bowl Undermount Workstation Kitchen Sink with Accessories Model #RVH8301 | 1   | \$404.1 |
| Store SKU #1004361316                                                                                                  |     |         |

## Payment Information

Billing Address  
Matthew Davies  
56 Marlu St  
WESTBROOK, ME 04092

| Payment Details |          |
|-----------------|----------|
| Subtotal        | \$449    |
| Sales Tax       | \$22.23  |
| Order Total     | \$426.33 |

Payment Method  
MA | Ending in 1712

cc pd 2/3/24

Date Ordered: January 29, 2024

Order Total: \$426.33

Payment: - 1712

Order Origin: Online

## Pick Up



Shop All



Services



DIY



Matthew

p 14 21 M40

2



Pine State Services  
3 Eisenhower Drive  
Westbrook, ME 04092  
(207) 883-1200  
www.PineStateServices.com

Invoice 84879501  
Invoice Date 4/8/2024  
Completed Date 4/8/2024  
Customer PO  
Payment Term Due Upon Receipt  
Due Date 4/8/2024

Billing Address  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

Job Address  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

### Description of Work

Customer had new sink installed, installed new customer supplied delta smart touch kitchen faucet. Customer also had used garbage disposal, installed new disposal plugged in ran disposal. Turned on water checked for leaks and operation.

| Task #             | Description                                                                                                                                                                                                                                                                                                                                                                        | Quantity | Your Price | Your Total |
|--------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|------------|------------|
| Trip               | Charge to send a qualified professional.                                                                                                                                                                                                                                                                                                                                           | 1.00     | \$0.00     | \$0.00     |
| Z-1YRPC<br>Monthly | Preferred Customer Club Monthly Membership                                                                                                                                                                                                                                                                                                                                         | 1.00     | \$10.00    | \$10.00    |
|                    | -Priority Scheduling<br>-Emergency Services 24/7<br>-Discounted Rates<br>-1 Year Parts & Labor on all Service Repairs<br>-No Trip Charges ever                                                                                                                                                                                                                                     |          |            |            |
| Laun-011           | Customer Supplied Fixtures - Level 3. Includes time and expertise to install customer supplied fixture. Also includes incidental items such as Teflon tape, pipe dope, plumbers putty, or silicone sealants. DOES NOT INCLUDE: any additional components like stops, water connections, adapters, or piping. ADD appropriate repairs for additional components that may be needed. | 1.00     | \$604.35   | \$604.35   |

| Paid On                                                                                          | Type        | Memo        | Amount                  |
|--------------------------------------------------------------------------------------------------|-------------|-------------|-------------------------|
| 4/8/2024                                                                                         | Credit Card |             | \$614.35                |
| <i>Install plumbing for<br/>New Sink, new faucet</i><br><br><i>pd 4/8/23<br/>Cap One Venture</i> |             |             | Member Savings \$205.65 |
|                                                                                                  |             |             | Sub-Total \$614.35      |
|                                                                                                  |             |             | Tax \$0.00              |
|                                                                                                  |             |             | Total Due \$614.35      |
|                                                                                                  |             |             | Payment \$614.35        |
|                                                                                                  |             | Balance Due | \$0.00                  |

Thank you for choosing Pine State Services.

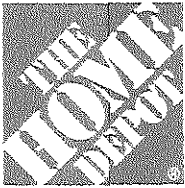
I knowingly consent to receive notices and disclosures electronically and agree to use electronic signatures as evidence of my binding intent. I agree the electronic signatures appearing on this service order are the same as handwritten signatures for the purposes of validity, enforceability, and admissibility.

4/8/2024

BY SIGNING BELOW, I AGREE TO THE TERMS OF THIS SERVICE ORDER AND THE FOLLOWING SERVICE EXPERTS GENERAL TERMS AND CONDITIONS. Terms and Conditions. IF APPLICABLE, I HAVE BEEN NOTIFIED VERBALLY OF MY RIGHT TO CANCEL AND ANY ADDENDUM DESCRIBING MY RIGHTS UNDER STATE LAW. You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. See the following notice of cancellation form for an explanation of this right. [LINK TO NOTICE OF CANCELLATION FORM]

P 14 21 MLD

17 7/1 d



135 SHERIDAN

Receipt # 2401-61-64438

Invoice Number(s) # 1613695

## In-Store Purchase

Order Origin: #2401, Portland

Ordered  
4/5/2024

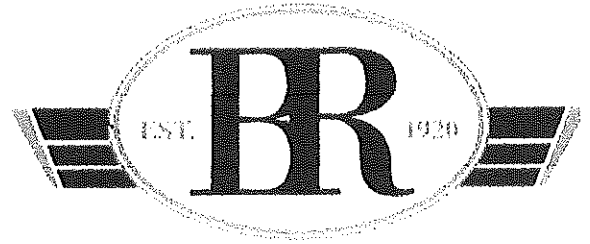
| Item Description                                                           | Qty | Unit Price | Discount | Net Unit Price | Pre Tax Amount |
|----------------------------------------------------------------------------|-----|------------|----------|----------------|----------------|
| Quick Lock Mount in Chrome for InSinkErator Garbage Disposal<br>SKU 641654 | 1   | \$19.98    | \$2.00   | \$17.98        | \$17.98        |
| Subtotal                                                                   |     |            |          |                | \$17.98        |
| Discount                                                                   |     |            |          |                | \$-2.0         |
| Shipping                                                                   |     |            |          |                | \$0            |
| Delivery Charge                                                            |     |            |          |                | \$0            |
| Sales Tax                                                                  |     |            |          |                | \$0.99         |
| Order Total                                                                |     |            |          |                | \$18.97        |

Printed On: June 13, 2025 13:28:39 EDT

Page 1 of 1

**BLUE ROCK INDUSTRIES**

P.O. BOX 1046  
Westbrook, ME 04098  
+1 2077726770

**INVOICE**

DEL TO  
Matthew Davies  
135 Sheridan St., Unit102  
Portland, ME 04101

SHIP TO  
Matthew Davies  
135 Sheridan St., Unit102  
Portland, ME 04101

| INVOICE | DATE       | TERMS  | DEL DATE   |
|---------|------------|--------|------------|
| 81915R  | 04/08/2024 | Net 10 | 04/18/2024 |

| DESCRIPTION                                                             | QTY | RATE     | AMOUNT    |
|-------------------------------------------------------------------------|-----|----------|-----------|
| Volga Blue polished granite kitchen counters with splash and island top | 1   | 2,525.84 | 2,525.84T |
| Double laminate removal                                                 | 1   | 632.48   | 632.48    |
| Template & installation                                                 | 1   | 1,517.70 | 1,517.70  |

Course BLUE ROCK PDD STRIP 5 to pay

SUBTOTAL 4,676.02

TAX 138.92

TOTAL 4,814.94

PAYMENT 2,415.51

BALANCE DUE \$2,399.43

1/22/24 pd CC  
pd

See pg 2  
showing complete payment

pg 3 1+2 Granite Countertop + Install  
pg 3 Countertop Brackets + Install  
4814.94  
880.63  
5695.57

p 14 L2-1

**Bill to**

Matthew Davies  
135 Sheridan St., Unit102  
Portland, ME 04101

**Ship to**

Matthew Davies  
135 Sheridan St., Unit102  
Portland, ME 04101

**Terms**

Net 10

Volga Blue polished granite kitchen counters with splash and island top

1 X \$2,525.84

\$2,525.84T

Double laminate removal

1 X \$632.48

\$632.48

Template & installation

1 X \$1,517.70

\$1,517.70

|             |            |
|-------------|------------|
| Subtotal    | \$4,676.02 |
| Tax         | \$138.92   |
| Total       | \$4,814.94 |
| Payment     | \$4,814.94 |
| Balance due | \$0.00     |

Contact BLUE ROCK INDUSTRIES to pay.

Review and pay

p14, 42-2



**DMC**Painting  
Remodeling Flooring

A division of Dirigo Management Company

DMC Painting Remodeling &amp; Flooring

One City Center, 4th Floor

Portland, ME 04101-6409

USA

**Bill To:**Matthew Davies  
56 Marlu Street  
Westbrook, ME 04092**INVOICE**

Invoice Number: 29811

Invoice Date: Apr 23, 2024

Voice: (207) 871-1080

Fax: (207) 871-7189

www.dirigomgmt.com

| Quantity | Item           | Description                                                                                          | Unit Price | Amount |
|----------|----------------|------------------------------------------------------------------------------------------------------|------------|--------|
| 5.50     | Owner Labor    | 3/12- 4/3/24- 102- 135 Sheridan- Find, purchased & installed brackets to support granite countertop. | 90.00      | 495.00 |
| 1.00     | Owner Supplies | adhesive, boards                                                                                     | 49.18      | 49.18  |
| 1.00     | Owner Supplies | brackets                                                                                             | 307.20     | 307.20 |
| 1.00     | Owner FF       | Fuel fee                                                                                             | 15.00      | 15.00  |
| 19.00    | Owner Mileage  | Mileage                                                                                              | 0.75       | 14.25  |

paid by check #1076  
5/2/24To pay by credit card please  
call 207-871-1080 & ask for  
Megan Swett!

|                               |               |
|-------------------------------|---------------|
| Invoice Amount                | 880.63        |
| Sales Tax                     |               |
| Payment/Credit Applied        |               |
| <b>TOTAL Due Upon Receipt</b> | <b>880.63</b> |

Tear/cut at perforation

**Make checks payable to:**DMC Painting Remodeling & Flooring  
One City Center, 4th Floor  
Portland, ME 04101-6409  
USAPlease note, invoices that are 30 days  
past due are subject to a 1.5% late fee

Customer ID: Matthew Davies

Invoice Date 4/23/24

Invoice # 29811

Total Due **\$880.63**Matthew Davies  
56 Marlu Street  
Westbrook, ME 04092

Please write Invoice # on your check or enclose this remittance stub with your payment.

p14 L2-3

p3



A division of Dirigo Management Company  
DMC Painting Remodeling & Flooring  
One City Center, 4th Floor  
Portland, ME 04101-6409  
USA

# INVOICE

Invoice Number: 30547  
Invoice Date: Jul 23, 2024

**Bill To:**

Matthew Davies  
56 Marlu Street  
Westbrook, ME 04092

Voice: (207) 871-1080  
Fax: (207) 871-7189

www.dirigomgmt.com

35193

| Quantity | Item                | Description                                                        | Unit Price | Amount   |
|----------|---------------------|--------------------------------------------------------------------|------------|----------|
| 1.00     | Owner-Contract Work | Contract Work~ Kitchen vent install~ 135 Sheridan~ proposal #35193 | 3,560.00   | 3,560.00 |

To pay by credit card please  
call 207-871-1080 & ask for  
David DiConzo!

|                               |                 |
|-------------------------------|-----------------|
| Invoice Amount                | 3,560.00        |
| Sales Tax                     |                 |
| Payment/Credit Applied        |                 |
| <b>TOTAL Due Upon Receipt</b> | <b>3,560.00</b> |

*Tear/cut at perforation*

**Make checks payable to:**

DMC Painting Remodeling & Flooring  
One City Center, 4th Floor  
Portland, ME 04101-6409  
USA

Please note, Invoices that are 30 days  
past due are subject to a 1.5% late fee

Customer ID: Matthew Davies

Invoice Date 7/23/24

Invoice # 30547

**Total Due** **\$3,560.00**

Matthew Davies  
56 Marlu Street  
Westbrook, ME 04092

Please write Invoice # on your check or enclose this remittance stub with your payment.

p14 L#3

**INSTALLATION #1**

(Continued)

REF #102

| OPTION                                                                                              | DESCRIPTION                                                                                                                                                                                                           | QTY  | UM | TAX | PRICE EACH | EXTENSION                                 |
|-----------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|----|-----|------------|-------------------------------------------|
| 1                                                                                                   | Customer indicated in reservation that they did not have heat present. Customer must ensure that heat is running for at least three days at a minimum temperature of 65 degrees before installation can be scheduled. | 1.00 | EA | N   | \$0.00     | \$0.00                                    |
| 2                                                                                                   | Customer indicated in reservation that they did not have electricity. Customer must ensure that they have electricity before installation can be scheduled.                                                           | 1.00 | EA | N   | \$0.00     | \$0.00                                    |
| 3                                                                                                   | 1 appliances in BACKSPLASH1                                                                                                                                                                                           | 1.00 | EA | N   | \$0.00     | \$0.00                                    |
| 4                                                                                                   | Backsplash Pattern 48                                                                                                                                                                                                 | 1.00 | EA | N   | \$0.00     | \$0.00                                    |
| <b>INSTALLATION SITE NAME:</b> DAVIES, MATT                                                         |                                                                                                                                                                                                                       |      |    |     |            | <b>INSTALL LABOR CHARGE:</b> \$734.00     |
| <b>ADDRESS:</b> 56 Marlu Street                                                                     |                                                                                                                                                                                                                       |      |    |     |            | <b>TRIP CHARGE:</b> \$0.00                |
| <b>CITY:</b> Westbrook <b>STATE:</b> ME <b>ZIP:</b> 04092                                           |                                                                                                                                                                                                                       |      |    |     |            | <b>CREDIT FOR DEPOSIT/MEASURE:</b> \$0.00 |
| <b>COUNTY:</b> CUMBERLAND <b>SALES TAX RATE:</b> 0.000 <b>TAX:</b> Merchandise - N <b>LABOR - N</b> |                                                                                                                                                                                                                       |      |    |     |            | <b>INSTALL TOTAL DUE:</b> \$700.22        |
| <b>PHONE:</b> (207) 7498214 <b>ALTERNATE PHONE:</b> (207) 7498214                                   |                                                                                                                                                                                                                       |      |    |     |            |                                           |

**INSTALLER SPECIAL INSTRUCTIONS:** Measure #19112614 Calc DateTime 04/12/24 11:54:04**BASIC INSTALLATION LABOR INCLUDES:**

\* INSTALL LABOR SERVICES ONLY. CUSTOMER IS RESPONSIBLE FOR PROVIDING TILE PRODUCT AND PRODUCT MATERIAL (E.G. ACCENT OR TRIM PIECES, BACKER BOARD, THIN-SET MORTAR, GROUT, ETC.)

\* BASIC INCLUDES SITE PREP / MINOR WALL REPAIR (2 SF MAX), CUTTING OF TILE TO PROPERLY FILL AREA, PRE-LAYOUT OF TILE PATTERN DESIGN, SECURE BACKER BOARD, APPLICATION OF ADHESIVE, ALLOW TO CURE / DRY (24 HR), PRE-SEAL TILE (IF NECESSARY),

\* APPLYING GROUT, TILE CLEANUP, SEAL/FINISH, FINAL CLEANUP OF ALL JOB RELATED DEBRIS, AND INSPECTION WITH CUSTOMER.

\* CUSTOMER MUST SELECT FROM PRE-DETERMINED PATTERN DESIGN (REF MYAPRON TILE BACKSPLASH PATTERN BOOK)

\* MEASURE FEE WILL BE DEDUCTED FROM THE INSTALLATION LABOR TOTAL AT TIME OF PURCHASE.

**END OF INSTALL #1****TOTAL CHARGES OF ALL MERCHANDISE & SERVICES**

Policy Id (PI):

;

|                                |            |
|--------------------------------|------------|
| <b>ORDER TOTAL</b>             | \$1,018.44 |
| <b>SALES TAX</b>               | \$9.43     |
| <b>TOTAL</b>                   | \$1,027.87 |
| <b>BALANCE DUE</b>             | \$0.00     |
| *** CONTINUED ON NEXT PAGE *** |            |

Less Person + Home Items - pg1 (180.94)

Backsplash Install plus Deposit pg4 846.93

Total Backsplash 881.93

pg 1

**INSTALLER DELIVERY #1**

(Continued)

REF #102

|                                                                                                           |              |      |    |                                                                                                                                              |                                           |     |                           |                 |
|-----------------------------------------------------------------------------------------------------------|--------------|------|----|----------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------|-----|---------------------------|-----------------|
| R06                                                                                                       | 0000-386-499 | 1.00 | EA | OmniGrip 1 Gal. (4 qt.) Premium Lightweight Adhesive for Tile and Stone /                                                                    |                                           | N   | \$29.86                   | \$29.86*        |
| <b>S/O - MDSE TO BE DELIVERED:</b>                                                                        |              |      |    | <b>REF # S03</b>                                                                                                                             | <b>ESTIMATED ARRIVAL DATE: 04/30/2024</b> |     | <b>P.O. #01504218</b>     |                 |
| REF #                                                                                                     | SKU          | QTY  | UM | DESCRIPTION                                                                                                                                  | PI                                        | TAX | PRICE EACH                | EXTENSION       |
| S0303                                                                                                     | 1004-159-487 | 3.00 | CA | 95806 / 1004-159-487 - 3 x 6 Blanco Rustico White Style: 9 / Blanco Rustico White 3 in. x 6 in. Glossy Ceramic Wall Tile (5.38 sq. ft./Case) |                                           | N   | \$21.74                   | \$65.22*        |
|                                                                                                           |              |      |    |                                                                                                                                              |                                           |     | <b>MERCHANDISE TOTAL:</b> | <b>\$146.71</b> |
| <b>DELIVERY INFORMATION:</b>                                                                              |              |      |    | <b>DELIVERY DATE: INSTALLER WILL SCHEDULE</b>                                                                                                |                                           |     |                           |                 |
| <b>INSTALLER WILL DELIVER MDSE TO:</b>                                                                    |              |      |    | SITE OF INSTALLATION #102 AT TIME OF INSTALLATION.                                                                                           |                                           |     |                           |                 |
| <b>NOTE: UPON RECEIPT OF ALL S/O MERCHANDISE - INSTALLER WILL CALL CUSTOMER TO SCHEDULE INSTALL DATE.</b> |              |      |    |                                                                                                                                              |                                           |     |                           |                 |

**INSTALLATION #1**

REF # 102

ESTIMATED INSTALL BEGIN DATE: 04/19/2024

ESTIMATED INSTALL END DATE: 07/18/2024

**MERCHANDISE TO BE INSTALLED:**

| REF # | SKU          | QTY  | UM | DESCRIPTION                                                                     |
|-------|--------------|------|----|---------------------------------------------------------------------------------|
| R04   | 1001-480-765 | 1.00 | EA | Commercial #381 Bright White 10.1 oz. Silicone Caulk                            |
| R05   | 1001-481-680 | 1.00 | EA | Prism #381 Bright White 17 lb. Ultimate Performance Rapid Setting Grout         |
| R06   | 0000-386-499 | 1.00 | EA | OmniGrip 1 Gal. (4 qt.) Premium Lightweight Adhesive for Tile and Stone         |
| S0303 | 1004-159-487 | 3.00 | CA | Blanco Rustico White 3 in. x 6 in. Glossy Ceramic Wall Tile (5.38 sq. ft./Case) |

**BASIC INSTALLATION LABOR:**

| SKU          | DESCRIPTION                                         | QTY  | UM   | TAX | PRICE EACH | EXTENSION |
|--------------|-----------------------------------------------------|------|------|-----|------------|-----------|
| 0000-285-632 | TILE BACKSPLASH-NAT / 1286 BACKSPLASH INSTALL 25 SF | 1.00 | EACH | N   | \$697.00   | \$697.00  |

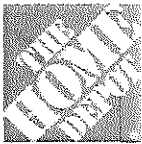
**OPTIONAL LABOR SELECTED INCLUDES:**

| OPTION | DESCRIPTION                                                                           | QTY  | UM | TAX | PRICE EACH | EXTENSION |
|--------|---------------------------------------------------------------------------------------|------|----|-----|------------|-----------|
| 8      | 0057 APPLIANCE - REMOVE AND REPLACE (WE DO NOT DISCONNECT ORRECONNECT GAS OR WATER) / | 1.00 | EA | N   | \$37.00    | \$37.00   |

**CUSTOM LABOR SELECTED INCLUDES:**

\*\*\* CONTINUED ON NEXT PAGE \*\*\*

P14, 4.3



# SPECIAL SERVICES CUSTOMER INVOICE

Store 2401 PORTLAND  
245 RIVERSIDE STREET  
PORTLAND, ME 04103

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

Page 1 of 4

No. H2401-166106

|         |                            |  |                                     |                          |
|---------|----------------------------|--|-------------------------------------|--------------------------|
| SOLD TO | Name <b>DAVIES MATTHEW</b> |  | Phone 1 <b>(207) 749-8214</b>       |                          |
|         | Address <b>56 MARLU ST</b> |  | Phone 2                             |                          |
|         | Company Name               |  |                                     |                          |
|         | City <b>WESTBROOK</b>      |  | Job Description <b>H2401-166106</b> |                          |
|         | State <b>ME</b>            |  | Zip <b>04092</b>                    | County <b>CUMBERLAND</b> |

REPRINT

2025-06-13 12:46

## CARRY OUT MERCHANDISE

## MERCHANDISE AND SERVICE SUMMARY

We reserve the right to limit the quantities of merchandise sold to customers

REF # W07 SKU # 0000-515-664 The items listed in this section will be carried out of the store by the customer at time of sale.

### STOCK MERCHANDISE CARRIED OUT:

| REF # | SKU          | QTY  | UM | DESCRIPTION                                                                                                      | PI | TAX | PRICE EACH | EXTENSION |
|-------|--------------|------|----|------------------------------------------------------------------------------------------------------------------|----|-----|------------|-----------|
| R07   | 0000-494-201 | 1.00 | EA | Turf Builder 40.05 lbs. 15,000 sq. ft. Halts Crabgrass Preventer with Lawn Fertilizer /                          |    | Y   | \$64.77    | \$64.77*  |
| R08   | 1006-938-496 | 1.00 | EA | Turf Builder Triple Action 33.94 lbs. 12,000 sq. ft. Lawn Fertilizer with Weed Control and Crabgrass Preventer / |    | Y   | \$63.87    | \$63.87*  |
| R09   | 0000-902-182 | 1.00 | EA | 20 lb. 5,000 sq. ft. Lawn Moss Killer Granules /                                                                 |    | Y   | \$16.17    | \$16.17*  |
| R10   | 1010-555-088 | 1.00 | BG | Turf Builder Triple Action For Moss Control, 20 lbs. Moss Killer and Lawn Fertilizer /                           |    | Y   | \$26.70    | \$26.70*  |

MERCHANDISE TOTAL: \$171.51

END OF CARRY OUT MERCHANDISE - REF #W07

## INSTALLER DELIVERY #1

REF # I02

### STOCK MERCHANDISE TO BE DELIVERED:

| REF # | SKU          | QTY  | UM | DESCRIPTION                                                               | PI | TAX | PRICE EACH | EXTENSION |
|-------|--------------|------|----|---------------------------------------------------------------------------|----|-----|------------|-----------|
| R04   | 1001-480-765 | 1.00 | EA | Commercial #381 Bright White 10.1 oz. Silicone Caulk /                    |    | N   | \$16.58    | \$16.58*  |
| R05   | 1001-481-680 | 1.00 | EA | Prism #381 Bright White 17 lb. Ultimate Performance Rapid Setting Grout / |    | N   | \$35.05    | \$35.05*  |

\*\*\* CONTINUED ON NEXT PAGE \*\*\*

Check your current order status online at  
[www.homedepot.com/orderstatus](http://www.homedepot.com/orderstatus)

P13

019.24-4



# SPECIAL SERVICES CUSTOMER INVOICE

Store 2401 PORTLAND  
245 RIVERSIDE STREET  
PORTLAND, ME 04103

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

Page 1 of 1 No. H2401-166105

|         |         |                                    |     |                 |                  |
|---------|---------|------------------------------------|-----|-----------------|------------------|
| SOLD TO | Name    | Davies Matthew                     |     | Home Phone      |                  |
|         | Address | 135 SHERIDAN ST UNIT 102, Unit 102 |     | Work Phone      | (207) 749-8214   |
|         |         |                                    |     | Company Name    |                  |
|         | City    | Portland                           |     | Job Description | FOR H2401-166106 |
|         | State   | ME                                 | Zip | 04101           | County           |

REPRINT

2025-06-13 13:05

|                                                                                                                       |              |                                        |    |                                                                               |                          |         |
|-----------------------------------------------------------------------------------------------------------------------|--------------|----------------------------------------|----|-------------------------------------------------------------------------------|--------------------------|---------|
| <b>MEASUREMENT #1</b>                                                                                                 |              | <b>MERCHANDISE AND SERVICE SUMMARY</b> |    | We reserve the right to limit the quantities of merchandise sold to customers |                          |         |
| REF # M01                                                                                                             |              | FROM INSTALLATION # H2401-166106-101   |    |                                                                               |                          |         |
| REF #                                                                                                                 | SKU          | QTY                                    | UM | DESCRIPTION                                                                   | TAX PRICE EACH EXTENSION |         |
| M01                                                                                                                   | 0000-285-632 | 1.00                                   | EA | TILE BACKSPLASH-NAT                                                           | N \$35.00 \$35.00        |         |
| MEASUREMENT SITE:                                                                                                     |              | CUSTOMER NAME: Davies, Matthew         |    |                                                                               |                          |         |
| ADDRESS: 135 SHERIDAN ST UNIT 102, Unit 102                                                                           |              | CITY: Portland                         |    | TRIP CHARGE: \$0.00                                                           |                          |         |
| STATE: ME ZIP: 04101 COUNTY: CUMBERLAND                                                                               |              | SALES TAX RATE: 0.000                  |    | DEPOSIT/MEASURE TOTAL: \$35.00                                                |                          |         |
| PHONE: (207) 749-8214                                                                                                 |              |                                        |    |                                                                               |                          |         |
| MEASURE SPECIAL INSTRUCTIONS:                                                                                         |              |                                        |    |                                                                               |                          |         |
|                                                                                                                       |              | END OF MEASUREMENT                     |    |                                                                               |                          |         |
| <b>TOTAL CHARGES OF ALL MERCHANDISE &amp; SERVICES</b>                                                                |              |                                        |    |                                                                               |                          |         |
| 'The Home Depot reserves the right to limit / deny returns. Please see the return policy sign in stores for details.' |              |                                        |    | ORDER TOTAL                                                                   |                          | \$35.00 |
|                                                                                                                       |              |                                        |    | SALES TAX                                                                     |                          | \$0.00  |
|                                                                                                                       |              |                                        |    | TOTAL                                                                         |                          | \$35.00 |
|                                                                                                                       |              |                                        |    | BALANCE DUE                                                                   |                          | \$0.00  |
| END OF ORDER No. H2401-166105                                                                                         |              |                                        |    |                                                                               |                          |         |

NOT VALID FOR MERCHANDISE CARRIED OUT

Check your current order status online at  
[www.homedepot.com/orderstatus](http://www.homedepot.com/orderstatus)

pg 4

Capital Improvement and Expense Worksheet  
 Calendar Year 2025 In-Process  
 135 Sheridan Street, Unit 102  
 6/9/2025

ALL ITEMS TO BE COMPLETED BY JUNE 30, 2025

| Capital Improvement                    |                     |                       | Cost        | Interest Allowance | Period | Total Principal & Interest - Life of Improvement | Total Interest Life of Improvement | Annual Amortized Cost | Monthly Amortized Cost | # Units | Monthly Cost per Unit |
|----------------------------------------|---------------------|-----------------------|-------------|--------------------|--------|--------------------------------------------------|------------------------------------|-----------------------|------------------------|---------|-----------------------|
| New Gas Range w/Install                | P17, L1-1, 1-2, 1-3 |                       | \$1,525.50  | 8.85%              | 5      | \$1,582.59                                       | \$57.09                            | \$316.52              | \$26.38                | 1       | \$26.38               |
| Nat Gas Pipe Relocation w/construction | p17, L2             | Pending Invoice       | \$750.00    | 8.85%              | 10     | \$807.18                                         | \$57.18                            | \$80.72               | \$6.73                 | 1       | \$6.73                |
| New Microwave w/Install&Labor          | p17, L3-1, 3-2      | Pending Labor Invoice | \$797.13    | 8.85%              | 5      | \$826.96                                         | \$29.83                            | \$165.39              | \$13.78                | 1       | \$13.78               |
| New Refrigerator w/Install             | p17, L4             |                       | \$1,280.11  | 8.85%              | 5      | 1,328.02                                         | 47.91                              | 265.60                | \$22.13                | 1       | 22.13                 |
| New Dishwasher w/removal & Install     | p17, L5-1, 5-2      | Pending Labor Invoice | \$941.00    | 8.85%              | 5      | 976.21                                           | 35.21                              | 195.24                | \$16.27                | 1       | 16.27                 |
| Plumbing rework for Dishwasher         | p17, L6-1           |                       | \$394.20    | 8.85%              | 10     | \$424.26                                         | \$30.06                            | \$42.43               | \$3.54                 | 1       | \$3.54                |
| Door Hardware & Door Realignment&Labor | p17, L7-1, 7-2      | Pending Labor Invoice | \$496.32    | 8.85%              | 10     | \$534.16                                         | \$37.84                            | \$53.42               | \$4.45                 | 1       | \$4.45                |
| Kitchen Backsplash Update (Estimate)   | p17, L8-1           | Estimate              | \$400.00    | 8.85%              | 10     | \$430.50                                         | \$30.50                            | \$43.05               | \$3.59                 | 1       | \$3.59                |
| Bedroom Carpeting                      | p17, L9-1           |                       | \$1,265.11  | 8.85%              | 5      | 1,312.45                                         | 47.34                              | 262.49                | \$21.87                | 1       | 21.87                 |
| Bathroom Flooring                      | p17, L10-1          |                       | \$1,693.43  | 8.85%              | 5      | 1,756.80                                         | 63.37                              | 351.36                | \$29.28                | 1       | 29.28                 |
| New Blinds (1)                         | p17, L11-1          |                       | \$190.05    | 8.85%              | 5      | 197.16                                           | 7.11                               | 39.43                 | \$3.29                 | 1       | 3.29                  |
| Painting (Estimate)                    | p17, L12-1          | Pending Invoice       | \$4,000.00  | 8.85%              | 5      | 4,149.69                                         | 149.69                             | 829.94                | \$69.16                | 1       | 69.16                 |
| Other Repair Work                      |                     |                       |             |                    |        |                                                  |                                    |                       |                        |         |                       |
| Total 2025 Improvements                |                     |                       | \$13,732.85 |                    |        | \$14,325.99                                      | \$593.14                           | \$2,645.59            | \$220.47               |         | \$220.47              |

pg 17 L1-1

**Ship To:**

Matthew Davies  
135 Sheridan St  
Portland, ME 04101

**Ordered**

6/11/2025

**Backordered**

6/10/2025

| Item Description                                                                                                                     | Qty | Unit Price | Discount | Net Unit Price | Pre Tax Amount |
|--------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|----------------|----------------|
| Gallery 24 in. Top Control Built in Tall Tub Dishwasher in Stainless Steel with 7-Cycles and 50 Minute Normal Wash<br>SKU 1013193302 | 1   | \$799.00   | \$171.00 | \$628.00       | \$628.00       |
| SKU 205954                                                                                                                           | 1   | \$26.98    | \$0.00   | \$26.98        | \$26.98        |
| SKU 589984                                                                                                                           | 1   | \$179.00   | \$0.00   | \$179.00       | \$0.01         |
| SKU 174602                                                                                                                           | 1   | \$50.00    | \$0.00   | \$50.00        | \$50.00        |
| Gallery 30 in. 5 Burner Freestanding Gas Range in Stainless Steel with True Convection and Air Fry<br>SKU 1010459420                 | 1   | \$1499.00  | \$401.00 | \$1098.00      | \$1098.00      |
| SKU 174602                                                                                                                           | 1   | \$50.00    | \$0.00   | \$50.00        | \$50.00        |
| Gallery 36 in. 26 cu. ft. Standard Depth Side by Side Refrigerator in Smudge-Proof Stainless Steel, ENERGY STAR<br>SKU 1006427644    | 1   | \$1649.00  | \$451.00 | \$1198.00      | \$1148.00      |
| SKU 1001854188                                                                                                                       | 1   | \$17.98    | \$0.00   | \$17.98        | \$17.98        |

\$1,148.00  
 + Tax 63.14  
 1,211.14  
 + L1-2 224.40  
 + L1-3 37.96  
 1,525.50

Printed On: June 22, 2025 16:37:39 EDT

Page 2 of 3

pg 17 L1-1





Pine State Services  
3 Eisenhower Drive  
Westbrook, ME 04092  
(207) 883-1200  
www.PineStateServices.com

Invoice 169395362  
Invoice Date 6/12/2025  
Completed Date 6/12/2025  
Customer PO  
Payment Term Due Upon Receipt  
Due Date 6/12/2025

**Billing Address**  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

**Job Address**  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

**Description of Work**

Connected new gas range to existing gas line. Checked fittings for leaks, and tested operation.

| Task #     | Description                                         | Quantity | Your Price | Your Total |
|------------|-----------------------------------------------------|----------|------------|------------|
| Trip       | Charge to send a qualified professional.            | 1.00     | \$0.00     | \$0.00     |
| Z-DiagMRL1 | Diagnostic/Fault Location (w/Minor Repair): Level 1 | 1.00     | \$224.40   | \$224.40   |

| Paid On   | Type        | Memo | Amount   |
|-----------|-------------|------|----------|
| 6/12/2025 | Credit Card |      | \$224.40 |

Member Savings \$138.60

Sub-Total \$224.40

Tax \$0.00

Total Due \$224.40

Payment \$224.40

Balance Due \$0.00

Thank you for choosing Pine State Services.

I knowingly consent to receive notices and disclosures electronically and agree to use electronic signatures as evidence of my binding intent. I agree the electronic signatures appearing on this service order are the same as handwritten signatures for the purposes of validity, enforceability, and admissibility.

6/12/2025

BY SIGNING BELOW, I AGREE TO THE TERMS OF THIS SERVICE ORDER AND THE FOLLOWING SERVICE EXPERTS GENERAL TERMS AND CONDITIONS. Terms and Conditions. IF APPLICABLE, I HAVE BEEN NOTIFIED VERBALLY OF MY RIGHT TO CANCEL AND ANY ADDENDUM DESCRIBING MY RIGHTS UNDER STATE LAW. You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. See the following notice of cancellation form for an explanation of this right. [LINK TO NOTICE OF CANCELLATION FORM]

6/12/2025

I authorize Pine State Services to charge the agreed amount to my credit card provided herein. I agree that I will pay for this purchase in accordance with the issuing bank cardholder agreement.

P 14 L 1-2



**How doers  
get more done.**

245 RIVERSIDE ST  
PORTLAND, ME 04103 (207)761-0600

2401 00052 15298 06/12/25 07:09 AM  
SALE SELF CHECKOUT

-----Military Discount-----  
084691906094 4 FT. GAS RA <A> <M> 39.98  
4 FT. GAS RANGE CONNECTOR KIT (106K  
MAX REFUND VALUE \$35.98  
Military Discount -4.00

SUBTOTAL 35.98  
SALES TAX 1.98  
TOTAL \$37.96

XXXXXXXXXXXX6173 HOME DEPOT USD\$ 37.96

AUTH CODE 012248/8520201 TA  
Chip Read  
AID A000000004999908490303 THD PLCC CON

PRO XTRA MEMBER STATEMENT

PRO XTRA ###-###-8214 SUMMARY

2025 PRO XTRA SPEND 06/11: \$1,679.87

Get the CREDIT LINE your business needs  
PLUS earn Perks 4X FASTER when you join  
Pro Xtra, register, & use your Pro Xtra  
Credit Card. Apply and SAVE UP TO \$100.  
Learn more at homedepot.com/credit

<M> = Military Appreciation

2401 06/12/25 07:09 AM



2401 52 15298 06/12/2025 6303

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 11 365 06/12/2026

4 A gas Range connector Kit  
\$37.96

P 17 L 1-3



# INVOICE

35 FODEN ROAD  
SOUTH PORTLAND, ME 04106  
Call/Text: (207) 874-4739  
www.agrenappliance.com  
www.agrenmattress.com

|                |                  |
|----------------|------------------|
| Date           | Invoice Number # |
| 06/07/2025     | PS00063160       |
| Schedule Date  | Status           |
| 06/12/2025     | CPU              |
| Purchase Order | Page             |
|                | 1                |

|                                                       |                                                                     |
|-------------------------------------------------------|---------------------------------------------------------------------|
| Bill To:                                              | Ship To:                                                            |
| DAVIES, MATTHEW<br>56 MARLU ST<br>WESTBROOK, ME 04092 | 2077498214<br>DAVIES, MATTHEW<br>56 MARLU ST<br>WESTBROOK, ME 04092 |

|                              |                                      |                                     |                               |             |
|------------------------------|--------------------------------------|-------------------------------------|-------------------------------|-------------|
| Customer #<br>(207) 749-8214 | Payment Type<br>PAID BEFORE DELIVERY | Invoice Type<br>SOUTH PORTLAND SALE | Salesperson<br>STEPHEN TAYLOR | Alt Phone # |
|------------------------------|--------------------------------------|-------------------------------------|-------------------------------|-------------|

COMMENTS: SPORT CPU CALL WHEN IN

## DIRECTIONS:

| QTY | BRAND | MODEL / PART | DESCRIPTION                                                                                                                                                                                                                                                                                                                               | PRICE  | EXT PRICE |
|-----|-------|--------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-----------|
|     |       |              | CUSTOMER MUST TAKE PRODUCT WITHIN 30 DAYS OF ARRIVAL.<br>ITEMS NOT TAKEN WITHIN 30 DAYS WILL BE RETURNED TO THE<br>VENDOR AND SUBJECT TO PRICING AND AVAILABILITY CHANGES.<br>***I UNDERSTAND IF I RESCHEDULE DELIVERY THE DAY BEFORE OR<br>DAY OF THE SCHEDULED DELIVERY THERE WILL BE AN ADDITIONAL<br>CHARGE OF \$79.99.***<br>X _____ |        |           |
| 1   | FRI   | GMOS1266AF   | 1.2 CU. FT. LOW-PROFILE OVER-THE-RANGE<br>MICROWAVE                                                                                                                                                                                                                                                                                       | 566.00 | 566.00    |
|     |       | Payment      | EPASS PAY CREDIT/DEBIT CARD                                                                                                                                                                                                                                                                                                               | -      | -         |
|     |       | Payment      | EPASS PAY CREDIT/DEBIT CARD                                                                                                                                                                                                                                                                                                               | 597.13 | 597.13    |

For more information about your 5-year No-Lose Protection Plan offer please visit protection.agrenappliance.com. Product will not be ordered, and delivery will not be scheduled until the invoice is paid in full. Delivery windows are subject to change without notice. Payment on an order does not imply that Agren is physically holding appliances in its warehouse. Inspection of appliances must be done immediately for defects/damages. Agren is not responsible for damages noticed/reported at a later date. Product found to have cosmetic damage will be repaired, not replaced. Due to liability issues, Agren will only connect to copper or stainless refrigerator water supply lines that are properly installed and free of defects. Agren is not responsible for faulty/outdated plumbing or electrical. All non-stocked/clearance items sales are final---no returns. Any authorized return is subject to a 20% restocking fee. Used items cannot be returned. For commercial jobs: All deliveries to the site require a 4-week lead time. Elevators are required for deliveries above the second floor. Deliveries do not include the installation of built-in appliances unless a separate quote is requested.

|               |        |
|---------------|--------|
| SUB TOTAL     | 566.00 |
| TAX           | 31.13  |
| INVOICE TOTAL | 597.13 |
| DEPOSITS      | 597.13 |
| BALANCE       | 0.00   |

PRICING SUBJECT TO CHANGE WITHOUT NOTICE UNTIL ORDER PAID IN FULL

CUSTOMER SIGNATURE \_\_\_\_\_

Customer has acknowledged above information and confirms order with no changes.

P 17 L 3-1

**Ship To:**

Matthew Davies  
135 Sheridan St  
Portland, ME 04101

**Ordered**

6/11/2025

**Backordered**

6/10/2025

| Item Description                                                                                                                     | Qty | Unit Price | Discount | Net Unit Price | Pre Tax Amount |
|--------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|----------------|----------------|
| Gallery 24 in. Top Control Built in Tall Tub Dishwasher in Stainless Steel with 7-Cycles and 50 Minute Normal Wash<br>SKU 1013193302 | 1   | \$799.00   | \$171.00 | \$628.00       | \$628.00       |
| SKU 205954                                                                                                                           | 1   | \$26.98    | \$0.00   | \$26.98        | \$26.98        |
| SKU 589984                                                                                                                           | 1   | \$179.00   | \$0.00   | \$179.00       | \$0.01         |
| SKU 174602                                                                                                                           | 1   | \$50.00    | \$0.00   | \$50.00        | \$50.00        |
| Gallery 30 in. 5 Burner Freestanding Gas Range in Stainless Steel with True Convection and Air Fry<br>SKU 1010459420                 | 1   | \$1499.00  | \$401.00 | \$1098.00      | \$1098.00      |
| SKU 174602                                                                                                                           | 1   | \$50.00    | \$0.00   | \$50.00        | \$50.00        |
| Gallery 36 in. 26 cu. ft. Standard Depth Side by Side Refrigerator in Smudge-Proof Stainless Steel, ENERGY STAR<br>SKU 1006427644    | 1   | \$1649.00  | \$451.00 | \$1198.00      | \$1148.00      |
| SKU 1001854188                                                                                                                       | 1   | \$17.98    | \$0.00   | \$17.98        | \$17.98        |

Printed On: June 22, 2025 16:37:39 EDT

p 17 L4

Refrigerator Total 1,280.11

P17 L5-1

**Ship To:**

Matthew Davies  
135 Sheridan St  
Portland, ME 04101

**Ordered**

6/11/2025

**Backordered**

6/10/2025

| Item Description                                                                                                                     | Qty | Unit Price | Discount | Net Unit Price | Pre Tax Amount        |
|--------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|----------------|-----------------------|
| Gallery 24 in. Top Control Built in Tall Tub Dishwasher in Stainless Steel with 7-Cycles and 50 Minute Normal Wash<br>SKU 1013193302 | 1   | \$799.00   | \$171.00 | \$628.00       | \$628.00<br>Tax 34.54 |
| SKU 205954                                                                                                                           | 1   | \$26.98    | \$0.00   | \$26.98        | \$26.98<br>Tax 1.42   |
| SKU 589984                                                                                                                           | 1   | \$179.00   | \$0.00   | \$179.00       | \$0.01                |
| SKU 174602                                                                                                                           | 1   | \$50.00    | \$0.00   | \$50.00        | \$50.00               |
| Gallery 30 in. 5 Burner Freestanding Gas Range in Stainless Steel with True Convection and Air Fry<br>SKU 1010459420                 | 1   | \$1499.00  | \$401.00 | \$1098.00      | \$1098.00             |
| SKU 174602                                                                                                                           | 1   | \$50.00    | \$0.00   | \$50.00        | \$50.00               |
| Gallery 36 in. 26 cu. ft. Standard Depth Side by Side Refrigerator in Smudge-Proof Stainless Steel, ENERGY STAR<br>SKU 1006427644    | 1   | \$1649.00  | \$451.00 | \$1198.00      | \$1148.00             |
| SKU 1001854188                                                                                                                       | 1   | \$17.98    | \$0.00   | \$17.98        | \$17.98               |

\$ 741.00

Printed On: June 22, 2025 16:37:39 EDT

Page 2 of 3

P17 L5-1



Pine State Services  
3 Eisenhower Drive  
Westbrook, ME 04092  
(207) 883-1200  
www.PineStateServices.com

Invoice 170719270  
Invoice Date 6/16/2025  
Completed Date 6/16/2025  
Customer PO  
Payment Term Due Upon Receipt  
Due Date 6/16/2025

**Billing Address**  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

**Job Address**  
Matthew Davies  
135 Sheridan Street  
Portland, ME 04101 USA

**Description of Work**

Customer has new dishwasher to be installed. Customer authorized work to be done today. Proceeded to connect electrical, water supply, and drain into garbage disposal. Once all connected found dishwasher won't push tight to back due to pice of wood in back which needs to be removed. Customer going to have contractor remove. Changed pricing to diagnostic level 2 due to dishwasher not fully set. Finally cleaned work area and collected payment.

| Task #     | Description                                         | Quantity | Your Price | Your Total |
|------------|-----------------------------------------------------|----------|------------|------------|
| Trip       | Charge to send a qualified professional.            | 1.00     | \$0.00     | \$0.00     |
| Z-DiagMRL2 | Diagnostic/Fault Location (w/Minor Repair): Level 2 | 1.00     | \$384.20   | \$384.20   |

| Paid On   | Type        | Memo | Amount   |
|-----------|-------------|------|----------|
| 6/16/2025 | Credit Card |      | \$384.20 |

|                |          |
|----------------|----------|
| Member Savings | \$166.80 |
| Sub-Total      | \$384.20 |
| Tax            | \$0.00   |
| Total Due      | \$384.20 |
| Payment        | \$384.20 |
| Balance Due    | \$0.00   |

Thank you for choosing Pine State Services.

I knowingly consent to receive notices and disclosures electronically and agree to use electronic signatures as evidence of my binding intent. I agree the electronic signatures appearing on this service order are the same as handwritten signatures for the purposes of validity, enforceability, and admissibility.

6/16/2025

BY SIGNING BELOW, I AGREE TO THE TERMS OF THIS SERVICE ORDER AND THE FOLLOWING SERVICE EXPERTS GENERAL TERMS AND CONDITIONS. Terms and Conditions. IF APPLICABLE, I HAVE BEEN NOTIFIED VERBALLY OF MY RIGHT TO CANCEL AND ANY ADDENDUM DESCRIBING MY RIGHTS UNDER STATE LAW. You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. See the following notice of cancellation form for an explanation of this right. [LINK TO NOTICE OF CANCELLATION FORM]

6/16/2025

I authorize Pine State Services to charge the agreed amount to my credit card provided herein. I agree that I will pay for this purchase in accordance with the issuing bank cardholder agreement.



# Customer Receipt

6/06/2025, 1:04 PM EDT

Sales Person CNR3327

Store Phone # (207) 761-0600

Store # 2401

Location 245 RIVERSIDE STREET, PORTLAND, ME 04103

## Customer Information

MATTHEW DAVIES

(207) 749-8214

MDAVIES754@GMAIL.COM

56 MARLU ST

WESTBROOK, ME 04092



Order # H2401-197626

PO / Job Name Patio Door Parts

### Will Call

Will Call Details  
S/O ANDERSEN LOGISTICS

Estimated Arrival  
32 Days  
Customer will be notified when order  
is ready for pickup

Alternate Pickup Person  
MATTHEW DAVIES

| Special Order Products                                                                                                                                                                                       | Model # | SKU #      | Unit Price                                    | Qty | Subtotal |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|------------|-----------------------------------------------|-----|----------|
| <b>S/O ANDERSEN LOGISTICS</b>                                                                                                                                                                                |         |            |                                               |     |          |
| 01 S/O ANDERSEN LOGISTICS FWH/FWO, HANDLE, WHITE LH LEVER TRIBECA   FWH/FWO, HANDLE, WHITE LH LEVER TRIBECA W/SCREWS REPL PN: 2579835 Catalog Version: 04/10/2025{#2}<br>♦ MILITARY DISCOUNT \$5.14 OFF EACH | NA      | 1000019269 | <del>\$51.39 / each</del><br>\$46.25 / each   | 1   | \$46.25  |
| 02 S/O ANDERSEN LOGISTICS FWH/FWO68, LOCK, MECHANISM 3 POINT REPL   FWH/FWO68, LOCK, MECHANISM 3 POINT REPL PN: 2579771 Catalog Version: 04/10/2025{#1}<br>♦ MILITARY DISCOUNT \$20.80 OFF EACH              | NA      | 1000019269 | <del>\$208.03 / each</del><br>\$187.23 / each | 1   | \$187.23 |

90 DAY RETURN POLICY. The Home Depot reserves the right to limit / deny returns. Please see the return policy sign in the stores for details.

### Pro Xtra 2025

Member Statement (as of 06/06)

Visit ProXtra: [https://www.homedepot.com/c/Pro\\_Xtra](https://www.homedepot.com/c/Pro_Xtra)

Pro Xtra Spend \$288.25  
Pro Xtra Savings \$1,217.45

### Payment Method

06/07/2025  
4:00 PM EDT

The Home Depot 6173

Charged \$246.32

|             |          |
|-------------|----------|
| Subtotal    | \$259.42 |
| Discounts   | -\$25.94 |
| Sales Tax   | \$12.84  |
| Order Total | \$246.32 |
| Balance Due | \$0.00   |

P 17 27

# **Proposal** VALID FOR 30 DAYS

Page 1

CLASSIC FLOORING  
429 US Rt #1  
P.O. Box 7004  
Scarborough, ME 04070-7004  
207-883-7847



Proposal #: 7920  
SaleDate: 6/10/2025  
Next Install:  
Sales Rep: Amy Shea

SOLD TO: 207-749-9214

Matt Davies  
135 Sheridan St. #102  
Portland, ME 04101

SHIPPED TO

**No Returns on Special Orders**  
**Pick up hours M-F 9am - 4pm**

| MATERIALS                               |                      | QUANTITY    | PRICE    | TOTAL    |
|-----------------------------------------|----------------------|-------------|----------|----------|
| QS959 *Stock*                           | Stone Path           | 25.67 SqYrd | \$15.67  | \$402.25 |
| Carpet - Bedroom                        |                      |             |          |          |
| Pad *Stock*                             | 8lb. Challenger 7/16 | 25.67 SqYrd | \$4.15   | \$106.53 |
| Paragon Tile Plus-15.83                 | Pebble               | 63.32 SqFt  | \$5.75   | \$364.09 |
| LVT - Bathroom                          |                      |             |          |          |
| US101 6 Mil Black Poly                  | 100 SF Roll          | 1.00 Each   | \$19.00  | \$19.00  |
| Fiber Rock                              | 4x4x1/4              | 4.00 Each   | \$28.15  | \$112.60 |
| Kerdi Fix White 290 ML Cartridge        | KERDIFIX/White       | 2.00 Each   | \$31.18  | \$62.36  |
| Paragon Tile T-Mold                     | Pebble               | 1.00 Each   | \$65.94  | \$65.94  |
| Paragon Reducer                         | Pebble               | 1.00 SqFt   | \$65.95  | \$65.95  |
| LABOR                                   |                      | QUANTITY    | PRICE    | TOTAL    |
| Carpet Job Minimum                      |                      | 1.00 Each   | \$600.00 | \$600.00 |
| Carpet Removal & Disposal on Concrete   |                      | 25.67 SqYrd | \$5.00   | \$126.35 |
| LVP/LVT Install w/6 Mil Poly            |                      | 63.32 Each  | \$3.50   | \$221.62 |
| Baseboards On/Off                       |                      | 28.00 LnFt  | \$4.00   | \$104.00 |
| Wood Removal & Disposal Glue Down       |                      | 63.32 SqFt  | \$6.00   | \$379.92 |
| Underlayment Install 1/4" Staple & Prep |                      | 4.00 Each   | \$45.00  | \$180.00 |
| Transitions per 8'                      |                      | 2.00 Each   | \$40.00  | \$80.00  |

Comments: Customer to move all furniture and toilet for installation.

SubTotal: \$2,892.61  
Sales Tax: \$65.93  
Total: \$2,958.54  
Payments: \$0.00  
Balance: \$2,958.54

Bedroom Carpet  
Bathroom Tile

1265.11  
1693.43

p 17 L9 and L10





# Customer Receipt

6/02/2025, 1:41 PM EDT

Sales Person CNR3327

Store Phone # (207) 761-0600

Store # 2401

Location 245 RIVERSIDE STREET, PORTLAND, ME 04103

## Customer Information

MATTHEW DAVIES

(207) 749-8214

MDAVIES754@GMAIL.COM

135 SHERIDAN

56 MARLU ST

WESTBROOK, ME 04092



Order # H2401-197264

PO / Job Name Blind

## Delivery

### Delivery Address

56 MARLU ST  
WESTBROOK, ME 04092

### Delivery Options

Vendor Direct  
S/O SPRNG WNDW FASH BALI

### Delivery Date

17 Days

## Special Order Products

### Model #

### SKU #

### Unit Price

### Qty

### Subtotal

## S/O SPRNG WNDW FASH BALI

|    |                                                                                                                               |    |            |                                               |   |          |
|----|-------------------------------------------------------------------------------------------------------------------------------|----|------------|-----------------------------------------------|---|----------|
| 01 | S/O SPRNG WNDW FASH BALI Light Filtering Cellular Shades   CategoryName=Cellular Shades<br>MILITARY DISCOUNT \$20.02 OFF EACH | NA | 1003010297 | <del>\$200.16 / each</del><br>\$180.14 / each | 1 | \$180.14 |
|----|-------------------------------------------------------------------------------------------------------------------------------|----|------------|-----------------------------------------------|---|----------|

**90 DAY RETURN POLICY.** The Home Depot reserves the right to limit / deny returns. Please see the return policy sign in the stores for details.

## Pro Xtra 2025

### Member Statement (as of 06/03)

Visit ProXtra: [https://www.homedepot.com/c/Pro\\_Xtra](https://www.homedepot.com/c/Pro_Xtra)

### Pro Xtra Spend

\$125.00

### Pro Xtra Savings

\$1,170.05

## Payment Method

06/04/2025  
3:29 PM EDT

The Home Depot 6173

Charged \$190.05

|             |          |
|-------------|----------|
| Subtotal    | \$200.16 |
| Discounts   | -\$20.02 |
| Sales Tax   | \$9.91   |
| Order Total | \$190.05 |
| Balance Due | \$0.00   |

Consumer Price Index for All U  
Original Data Value

Series Id: CUURS11ASA0  
Not Seasonally Adjusted  
Series Title: All items in Boston-Cami

Area: Boston-Cambridge-Newton, MA-NH  
Item: All items  
Base Period 1982-84=100  
Years: 2013 to 2025

| Year | CPI Annual | CPI Annual Inflation Rate | Fiscal Year | Real Estate Taxes | RE Taxes Annual Inflation Rate | Excess of Real Estate Tax Above/-Below Inflation (CPI) | Condo Fees | Condo Fee Inflation Rate |
|------|------------|---------------------------|-------------|-------------------|--------------------------------|--------------------------------------------------------|------------|--------------------------|
| 2013 | 251.139    |                           | 2013        | \$ 3,011.20       |                                | 2013                                                   | \$ 197.00  |                          |
| 2014 | 255.184    | 1.61%                     | 2014        | \$ 3,105.60       | 3.13%                          | 2014                                                   | \$ 200.00  | 1.52%                    |
| 2015 | 256.715    | 0.60%                     | 2015        | \$ 3,200.00       | 3.04%                          | 2015                                                   | \$ 213.00  | 6.50%                    |
| 2016 | 260.496    | 1.47%                     | 2016        | \$ 3,300.80       | 3.15%                          | 2016                                                   | \$ 244.00  | 14.55%                   |
| 2017 | 267.033    | 2.51%                     | 2017        | \$ 3,377.60       | 2.33%                          | 2017                                                   | \$ 251.00  | 2.87%                    |
| 2018 | 275.815    | 3.29%                     | 2018        | \$ 3,464.00       | 2.56%                          | 2018                                                   | \$ 266.00  | 5.98%                    |
| 2019 | 281.082    | 1.91%                     | 2019        | \$ 3,596.80       | 3.83%                          | 2019                                                   | \$ 293.00  | 10.15%                   |
| 2020 | 284.266    | 1.13%                     | 2020        | \$ 3,729.60       | 3.69%                          | 2020                                                   | \$ 297.00  | 1.37%                    |
| 2021 | 293.521    | 3.26%                     | 2021        | \$ 3,729.60       | 0.00%                          | 2021                                                   | \$ 306.00  | 3.03%                    |
| 2022 | 314.356    | 7.10%                     | 2022        | \$ 4,594.56       | 23.19%                         | 2022                                                   | \$ 325.00  | 6.21%                    |
| 2023 | 326.016    | 3.71%                     | 2023        | \$ 4,813.86       | 4.77%                          | 2023                                                   | \$ 386.00  | 18.77%                   |
| 2024 | 336.376    | 3.18%                     | 2024        | \$ 5,096.82       | 5.88%                          | 2024                                                   | \$ 406.00  | 5.18%                    |
| 2025 |            |                           | 2025        | \$ 5,309.04       | 4.16%                          | 2025                                                   | \$ 448.00  | 10.34%                   |

| 2013 to 2024 | 2013 to 2024 | Total Excess RE Tax over CPI 2013 to 2024 | 2013 to 2024 |
|--------------|--------------|-------------------------------------------|--------------|
| 133.94%      | 169.26%      | 35.32%                                    | 206.09%      |

| Increase in Rent Based upon CPI | Increase in Rent Based upon RE Tax Increase | 2013 to 2025 |
|---------------------------------|---------------------------------------------|--------------|
| CPI Increase                    | RE Tax Increase                             | 227.41%      |

|                       |                   |                            |                    |
|-----------------------|-------------------|----------------------------|--------------------|
| 1013 Rent Base        | \$ 1,600.00       | 1013 Rent Base             | \$1,600.00         |
| Base Rent Adj for CPI | 116.9% \$1,870.01 | 2013 to 2021               | 123.9% \$1,981.72  |
| Base Rent Adj for CPI | 133.9% \$2,143.04 | 2013 to 2024               | 169.3% \$2,708.19  |
|                       |                   | RE Tax Inflation to 2021   | 123.9%             |
|                       |                   | CPI + RE Inflation 2022    | 130.3%             |
|                       |                   | CPI Inflation 2023 to 2024 | 107.0%             |
|                       |                   | Proposed Total             | 161.2% \$ 2,578.44 |



Dylan Orr &lt;dorr@portlandmaine.gov&gt;

---

## Request for Rent Board Approved Increased Rent

---

**Matthew Davies** <mdavies754@gmail.com>

Mon, Jun 23, 2025 at 4:16 PM

To: Dylan Orr &lt;dorr@portlandmaine.gov&gt;

Dylan,

Today I dropped off at your office the latest and last version of the 2025 Petition for Rent Increase. also included are the hardcopy spreadsheets (slightly revised) along with copies of invoices.

Again, please keep in mind that this single rental unit is not a low-income type of unit. But I am still required to abide by Portland's Rental regulations in any case.

The primary reason for filing is that I did not increase the rent to tenants at all for 8.5 years - from 2013 until 2021.

Because of that, I have not kept up to even close to market value for similar units. If I had made normal increases during that period, even just in line with CPI, I would not be so far below market as I am now. I would have been able to be close to market value even given the limitations that started in 2021 and 2022.

I have enclosed backup for improvements made in 2024 and have also attached backup for improvements made in 2025 for the invoices that I have received to date. Completion of the 2025 improvements should be completed in the next 2-3 weeks.

"NO, the improvements do not meet the threshold of 20% of market value of the individual property. However, given that improvements include all new appliances, new floors in the bedroom and bathroom, granite countertops, and other significant expenditures, all these items together should be taken into consideration when determining any rent increase. It's common sense. Total value of improvements in 2024 and 2025, **just for one unit**, approximates \$24-25,000, **not an insignificant amount**. Many of these improvements or purchases were not essential at this time, but ,for example, all the appliances were 17 years old, and it was time to replace them. Again, NO, it's not 20% of market value of the property, but still necessary improvements. Much of the market value of the property lies in the location, location, location - not necessarily the value of the hard assets and construction."

It would be appreciated if the above paragraph be presented as stated along with all the other documentation.

Please let me know, or please keep me informed of how the process works from here?

Thanks You,

Matt Davies  
207-749-8214

[Quoted text hidden]

**RESIDENTIAL LEASE AGREEMENT: 135 Sheridan Street, Portland Maine unit 102**

**1. PARTIES**

The parties to this agreement are Matthew F. Davies, hereinafter called "the Landlord", and Jessica Zeigerman hereinafter called "the Tenant".

There will be no other persons residing in the rented premises except as specifically authorized in writing by the Landlord or as listed here None.

No pets of any kind are permitted in or around the premises without the written permission of the Landlord. If permission is granted, a Pet Addendum will be signed by both parties and attached to and made a part of this Lease Agreement.

**2. CO-TENANTS**

In the case of co-tenants, the obligations and commitments contained in this lease will be joint and several, and each of the co-tenants expressly agrees to perform the obligations and make the payments required under this lease without regard to any non-performance by a co-tenant. Any default or breach of the terms of this lease by any co-tenant will constitute a default or breach by all co-tenants.

**3. PROPERTY**

The Landlord hereby lets the following property to the Tenant for the term of this Agreement: (a) the dwelling unit located at 135 Sheridan Street, Portland, ME 04101. The Tenant understands and agrees that the Tenant will have the use of 1 parking spaces on the property.

**4. TERM**

The term of this Agreement will be for 1 Year Lease beginning at noon on Saturday June 1<sup>st</sup>, 2013 and ending at noon on Sunday June 1<sup>st</sup>, 2014. The Tenant is specifically liable for all rent due and payable during this term. Early termination by the Tenant will not relieve him/her of this obligation to pay all rent hereunder, which said amount is accelerated and then due and payable, subject to the Landlord's duty to mitigate. This Agreement shall automatically terminate on the first day of any month following the death of the Tenant. If more than one Tenant, this provision shall only apply upon the death of the last surviving Tenant.

**5. CONFIRMATION**

This agreement is subject to confirmation and verification of all information provided by the Tenant to the Landlord including but not limited to source of employment, income levels, and resources. It is also subject to a satisfactory check of references, payment in full of the security deposit and first month's rent and prompt surrender of possession of the premises by any current tenant. The Landlord will not be liable to the Tenant for any consequential damages arising pursuant to this paragraph.

**6. RENT**

The monthly rental payment for the property will be One Thousand Three Hundred Fifty dollars (1350.00) due and payable on the first day of each month to the ~~Property Management Company, Aquarius Property Management (APM) at: 19 South Street Suite 5, Portland, ME, 04101.~~ Failure to pay rent when due will be considered a breach of this Lease and will lead to an eviction. Owner, Matthew Davies, 56 Maple Street, Westbrook ME 04092

For purposes of determining the timely payment of rent, the postmark on tenant's properly addressed envelope will be binding on the parties.

Notwithstanding the foregoing provision and without waiving any rights there under, the Tenant will be liable for and pay to the Landlord a late payment penalty of four percent (4%) of the rental amount whenever the rent is fifteen (15) days or more overdue.

Tenant shall make all rental payments in full. Payment or receipt of a rental payment of less than the amount stated in the lease shall be deemed to be nothing more than partial payment on that month's account. Any and all partial payments accepted by the Landlord shall be applied to the rent arrearage (or any other monetary obligation under the lease) which first became due and no partial payment shall be applied to the current month's rent until all outstanding arrearages have been paid in full despite any endorsement, stipulation, or other statement on any check or money order. Under no circumstances shall the Landlord's acceptance of a partial payment constitute accord and satisfaction. The Landlord's acceptance of a partial payment will not forfeit the Landlord's right to collect the balance due on the account, despite any endorsement, stipulation, or other statement on any check or money order.

The parties agree that upon expiration of the initial term and with a minimum of forty-five (45) days written notice, the monthly rent due and payable may be increased by Landlord.

The Tenant will pay a Thirty-Five Dollar (\$35.00) service fee as additional rent for any check returned to the Landlord by the Tenant's bank for insufficient funds and/or any other reason.

## LEASE

This agreement, entered into this 1<sup>st</sup> day of November, 2014 between Alexandra Essman, (hereinafter called "Tenant") and Matthew F. Davies (hereinafter called "Owner").

**Leased Premises:** The Leased premises are located in the city of Portland, County of Cumberland, State of Maine and commonly described as 135 Sheridan Street, Unit Number 102, together with the inventory of furniture, if any, and appliances attached hereto ("Premises") for use as private residence only. If anyone else has guaranteed performance of this Lease Agreement, a separate Guaranty of Lease is attached.

1. **Term:** The term of this agreement shall be for a term of 1 Year beginning on the first day of November, 2014 and ending at midnight on the thirty-first day of October, 2015. This lease Agreement will automatically renew month-to-month unless either part gives at least thirty (30) days written notice of termination or intent to vacate as required by paragraph 14.

2. **Monthly Rent:**

Base Rent:

\$1,500.00

Total Monthly Rent

\$1,500.00

Parking Space Assignment: Space No. 25 (see paragraph 11).

- A. **Payment of Rent:** Tenant agrees to pay rent to Owner in advance and without demand at the home of the Owner or his/her designated agent or at such other place as may be designated by Owner.

\$1,500.00 due and payable on the first day of each month. For calculation and proration of rent, each calendar month is a 30 day period.

- B. **Late Payment:** If the rent is not paid in full by the THIRD (3<sup>RD</sup>) day of any calendar month, a late payment penalty of four percent (4%) of the rental amount whenever the rent is fifteen (15) days or more overdue. If the THIRD (3<sup>RD</sup>) day of any calendar month falls on a Sunday or federal legal holiday, then the rent is late if not paid in full on the next business day. Further, if the rent is paid by a check or other financial instrument returned by the financial institution for any reason, in addition to the late charge set forth above, a returned check charge shall also be due and payable in the sum of \$35.00. Tenant agrees that the combination of late charges and returned check charges provided for by this paragraph is a reasonable estimate of Owner's bank charges, administrative fees, loss of use of the rent due, and other damages which could otherwise be difficult or impractical to ascertain. All payments received after the tenth (10th) of the month must be in the form of cashier's check or money order.

- C. **Method and Allocation of Payments Received.** All monies paid will be applied first to any previous balance due on Tenant's account, including rent, late charges, returned check charges, and damages; and secondly, to current rent. No cash will be accepted. All checks must be from Tenant of record named in the lease. No third party checks will be accepted unless approved by the Owner in advance. All personal checks will be run through Tenant's bank one time only. If Tenant has had two returned checks, or in the event of a Three Day Notice to Pay Rent or Quit, Tenant agrees that

Consumer Price Index for All Urban Consumers (CP  
Original Data Value

Series Id: CUURS11ASA0  
Not Seasonally Adjusted  
Series Title: All items in Boston-Cambridge-Newton, MA-NH, all

Area:  
Item:  
Base Period  
Years:

| Year | Feb | CPI<br>Annual | Allowable<br>Rate<br>Increase | CPI<br>Annual<br>Inflation<br>Rate |
|------|-----|---------------|-------------------------------|------------------------------------|
| 2019 |     | 281.082       |                               | 1.91%                              |
| 2020 |     | 284.266       |                               | 1.13%                              |
| 2021 |     | 293.521       |                               | 3.26%                              |
| 2022 |     | 314.356       | 4.30%                         | 7.10%                              |
| 2023 |     | 326.016       | 7.00%                         | 3.71%                              |
| 2024 |     | 336.376       | 2.00%                         | 3.18%                              |
| 2025 |     |               | 2.50%                         |                                    |

COMPARABLE RENT

to Unit Access the Hall - Unit 101  
Discounted from 2023 to 2019

|                            |                              |                  |            |
|----------------------------|------------------------------|------------------|------------|
| Comparable Rent            |                              | Actual 2023 Rent | \$2,350.00 |
| Less Discount 2023 to 2022 | 2023 Allowable Rent Increase | 7.00%            | 93.00%     |
| Discount 2022 to 2021      | 2022 Allowable Rent Increase | 4.30%            | 95.70%     |
| Discount 2021 to 2020      | 2021 CPI                     | 3.26%            | 96.74%     |
| Discount 2020 to 2019      | 2020 CPI                     | 1.13%            | 98.87%     |
| Net 2019 Discounted Rent   |                              |                  | \$2,000.51 |

135 Sheridan Street, Unit 102  
Detail of Kitchen Backsplash Install Cost

Kitchen Backsplash Installation

Home Depot

Supplies

| Qty | Cost          |
|-----|---------------|
| 1   | \$16.58       |
| 1   | 35.05         |
| 1   | 29.86         |
| 3   | 65.22         |
|     | <u>146.71</u> |

Commercial Bright White Silicone Caulk  
Prism Bright White 7lb Rapid Setting Grout  
Omnigrip 1Gal Premium Adhesive for Tile and Stone  
3" x 6" Blanco Rustico White Glossy Ceramic Wall Tile - 3cases  
Subtotal Supplies after discounts

Installation/Labor

|                                                        |                               |                 |
|--------------------------------------------------------|-------------------------------|-----------------|
| Measurement Fee (not Discounted)                       |                               | 35.00           |
| Tile/Backsplash Install - minimum charge up to 25sq ft | (\$697 less \$35 Measure Fee) | 662.00          |
| Installer Pickup/Delivery Fee                          |                               | 79.00           |
| Appliance - Remove and Replace (Move Stove)            |                               | 37.00           |
|                                                        |                               | <u>778.00</u>   |
| Subtotal Labor                                         |                               | (77.80)         |
| 10% Discount                                           |                               | <u>700.20</u>   |
| Subtotal Labor after discount                          |                               |                 |
|                                                        |                               | <u>\$881.91</u> |
| Total Backsplash Install (Supplies + Labor)            |                               |                 |

(\$0.02 Variance from Invoice ??)  
possible rounding of discount on a per item basis by Home Depot.

Request #3

|                                                                                               |                  |                |              |                                                       |
|-----------------------------------------------------------------------------------------------|------------------|----------------|--------------|-------------------------------------------------------|
| City of Portland<br>389 Congress St, Portland, ME 04101<br>Real Estate Property Tax Statement |                  | <b>FY 2019</b> |              | For Fiscal Year 2019<br>July 01, 2018 - June 30, 2019 |
| DUE Sep 21, 2018                                                                              | DUE Mar 08, 2019 | AMOUNT PAID    | INTEREST DUE | PAY THIS AMOUNT                                       |
| \$1,798.40                                                                                    | \$1,798.40       | \$1,798.40     | \$0.00       | \$1,798.40                                            |

CBL: 013-K-002-102

DAVIES MATTHEW F  
56 MARLU ST  
WESTBROOK, ME 04092

Next Page Sept 2019 1864.80  
ACCOUNT NUMBER: 28074 3663.20  
ACRES: 0.000  
BILL NUMBER: 791 pd in Cal Year

Owner of Record as of: April 1, 2018  
DAVIES MATTHEW F

Assessed Property Description:  
13-K-2  
SHERIDAN ST 131-135  
135 SHERIDAN CONDO  
UNIT 102

| CURRENT BILLING DISTRIBUTION |         |         |
|------------------------------|---------|---------|
| Education                    | \$1,780 | 49.50%  |
| Public Safety                | \$640   | 17.80%  |
| Debt Service                 | \$504   | 14.00%  |
| Public Works                 | \$194   | 5.40%   |
| County Tax                   | \$126   | 3.50%   |
| Rec & Fac Mgmt               | \$101   | 2.80%   |
| Health & Human Svcs          | \$86    | 2.40%   |
| Library                      | \$83    | 2.30%   |
| Metro                        | \$54    | 1.50%   |
| General Government           | \$29    | .80%    |
|                              |         | 100.00% |

| CURRENT BILLING INFORMATION |            |
|-----------------------------|------------|
| Land Value                  | \$32,000   |
| Building Value              | \$128,000  |
| Total Value                 | \$160,000  |
| Exemptions                  | \$0        |
| Taxable Value               | \$160,000  |
| Tax Rate                    | 22.48      |
| TOTAL TAX DUE               | \$1,798.40 |
| AMOUNT PAID                 | \$1,798.40 |

**KEEP THIS PORTION FOR YOUR RECORDS**  
FOR IMPORTANT PAYMENT INFORMATION, PLEASE SEE BACK OF BILL

F 7 2019 L 2a



**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2019 to June 30, 2020

BILL #: 798  
ACCOUNT #: 28074  
CBL: 013-K-002-102  
LOCATION: 135 SHERIDAN ST 102DAVIES MATTHEW F  
56 MARLU ST  
WESTBROOK, ME 04092Owner of Record as of: April 1, 2019  
DAVIES MATTHEW F**CURRENT BILL RATE DISTRIBUTION**

|           |        |            |
|-----------|--------|------------|
| SCHOOL    | 11.690 | \$1,870.40 |
| COUNTY    | 0.830  | \$132.80   |
| MUNICIPAL | 10.790 | \$1,726.40 |
| TOTAL     | 23.310 | \$3,729.60 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE****Assessed Property Description:**13-K-2  
SHERIDAN ST 131-135  
135 SHERIDAN CONDO  
UNIT 102  
Acres: 0.000**FY20 REAL ESTATE TAX BILL****BILLING INFORMATION**

|                  |            |
|------------------|------------|
| LAND VALUE       | \$32,000   |
| BUILDING VALUE   | \$128,000  |
| TOTAL VALUE      | \$160,000  |
| EXEMPTIONS       | \$0        |
| TAXABLE VALUE    | \$160,000  |
| TAX RATE         | 23.310     |
| TOTAL TAX        | \$3,729.60 |
| PAYMENTS/CREDITS | \$0.00     |
| TAX DUE          | \$3,729.60 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2019 | \$1,864.80 |
| 03/20/2020 | \$1,864.80 |

**INTEREST AT 9% PER ANNUM CHARGED BEGINNING 10/19/2019 AND 03/21/2020.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2019.**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION****Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.12% higher. The current City and School bonded indebtedness is \$319,660,011.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:**City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533**For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.**FY20 REAL ESTATE TAX BILL** THIS STUB MUST BE RETURNED WITH YOUR **SECOND** PAYMENT**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**BILL #: 798  
ACCOUNT #: 28074  
CBL: 013-K-002-102**INTEREST AT 9% CHARGED  
BEGINNING 03/21/2020**

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/20/2020 | \$1,864.80 |

DAVIES MATTHEW F

**AMOUNT PAID \$** \_\_\_\_\_

208202060000079892600001864800

p7 2019 &lt; 216



Matthew Davies <mdavies754@gmail.com>

## Payment Confirmation - City of Portland, ME

1 message

noreply@mygovpay.com <noreply@mygovpay.com>

Fri, Dec 13, 2019 at 7:40 PM

To: mdavies754@gmail.com



City of Portland, ME

### Payment Confirmation

Payment Date Friday, December 13, 2019

Order Number 19075

#### Line Items

| Invoice #    | Item Description | Quantity | Unit Price | Total Price |
|--------------|------------------|----------|------------|-------------|
| INV-00025588 | NONE             | 1        | \$22.50    | \$22.50     |

Item Total \$22.50

Convenience Fee \$0.56

Order Total \$23.06

Thank you for your payment,

City of Portland, ME

p 7 2019 L 4



# THE CONCORD GROUP INSURANCE COMPANIES

Concord General Mutual Insurance Company, 4 Bouton Street, Concord, NH 03301-5006

## ANNIVERSARY RENEWAL DECLARATIONS

*THIS IS NOT A BILL. Your bill will be sent separately.*

Refer billing, policy or coverage questions to:

Named Insured and Address:

Online Access#: 1086348

United Insurance Portland  
470 Forest Ave  
Portland, ME 04101  
(207) 797-9400

Matthew Davies  
56 Marlu St  
Westbrook, ME 04092-4627

1169609 - 0 18-730

This Anniversary Renewal Declarations reflects your renewal coverages and premiums for the upcoming year. If new or revised forms or endorsements apply, they are attached. Please contact your agent with any questions.

### A Valued Customer Since 2013

| POLICY NUMBER | POLICY TYPE                       | POLICY PERIOD                                      | EFFECTIVE DATE | PAYMENT PLAN | BILL TO |
|---------------|-----------------------------------|----------------------------------------------------|----------------|--------------|---------|
| 1169609       | Advantage Plus<br>Condos HO 00 06 | 04/30/2019 TO 04/30/2020<br>12:01 AM Standard Time | 04/30/2019     | 1-Pay        | Insured |

### LOCATION OF PREMISES

135 Sheridan St Unit 102, Portland, ME 04101-2678

### SECTION I COVERAGES

|                                                     | Limit    | Premium  |
|-----------------------------------------------------|----------|----------|
| A. Dwelling                                         | \$30,000 | \$29.00  |
| C. Personal Property                                | \$30,000 | \$72.00  |
| D. Loss of Use                                      | \$15,000 | Included |
| Section I losses are subject to a \$1000 deductible |          | -\$11.00 |

### SECTION II COVERAGES

|                               | Limit     | Premium |
|-------------------------------|-----------|---------|
| E. Personal Liability         | \$500,000 | \$15.00 |
| F. Medical Payments To Others | \$5,000   | \$10.00 |

### ADDITIONAL COVERAGES and ENDORSEMENTS See following page(s) for details.

|                      | Premium |
|----------------------|---------|
| Additional Coverages | \$86.00 |

### CREDITS, DISCOUNTS and CHARGES APPLIED TO YOUR POLICY PREMIUM

|                                                                                                |         |
|------------------------------------------------------------------------------------------------|---------|
| Advantage<br>Renewal<br>Loss Free<br>Protective Devices<br>Smoke Fire Alarm<br>Minimum Premium |         |
| <b>CREDITS, DISCOUNTS and CHARGES</b>                                                          |         |
|                                                                                                | \$14.00 |

### TOTAL ANNUAL PREMIUM

\$215.00



p 7 2019 45

135 SHERIDAN STREET 2020 DUES ASSESSMENT

| 2018 Fee  | 2019 Fee | 2020 Fee | UNIT # | SQ     | % INT.   | Jan     | Feb     | March   | April   | May     | June    | July    | Aug     | Sept    | Oct     | Nov     | Dec     | TOTAL     |
|-----------|----------|----------|--------|--------|----------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|---------|-----------|
| \$267     | 295      | 298      | 101    | 825    | 3.3339%  | 298     | 298     | 298     | 298     | 298     | 298     | 298     | 298     | 298     | 298     | 298     | 298     | 3,580     |
| \$266     | 293      | 297      | 102    | 820    | 3.3137%  | 297     | 297     | 297     | 297     | 297     | 297     | 297     | 297     | 297     | 297     | 297     | 297     | 3,559     |
| \$376     | 415      | 420      | 201    | 1160   | 4.6876%  | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 5,034     |
| \$382     | 421      | 426      | 202    | 1178   | 4.7604%  | 426     | 426     | 426     | 426     | 426     | 426     | 426     | 426     | 426     | 426     | 426     | 426     | 5,113     |
| \$377     | 417      | 421      | 203    | 1165   | 4.7078%  | 421     | 421     | 421     | 421     | 421     | 421     | 421     | 421     | 421     | 421     | 421     | 421     | 5,056     |
| \$407     | 450      | 455      | 204    | 1257   | 5.0796%  | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 5,455     |
| \$352     | 389      | 393      | 205    | 1087   | 4.3926%  | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 4,718     |
| \$352     | 389      | 393      | 206    | 1087   | 4.3926%  | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 4,718     |
| \$376     | 415      | 420      | 301    | 1160   | 4.6876%  | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 420     | 5,034     |
| \$510     | 563      | 569      | 303    | 1574   | 6.3606%  | 569     | 569     | 569     | 569     | 569     | 569     | 569     | 569     | 569     | 569     | 569     | 569     | 6,831     |
| \$407     | 450      | 455      | 304    | 1257   | 5.0796%  | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 5,455     |
| \$352     | 389      | 393      | 305    | 1087   | 4.3926%  | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 4,718     |
| \$352     | 389      | 393      | 306    | 1087   | 4.3926%  | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 4,718     |
| \$399     | 440      | 445      | 307    | 1231   | 4.9745%  | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 5,342     |
| \$824     | 909      | 920      | 401    | 2543   | 10.2764% | 920     | 920     | 920     | 920     | 920     | 920     | 920     | 920     | 920     | 920     | 920     | 920     | 11,037    |
| \$507     | 560      | 566      | 402    | 1566   | 6.3283%  | 566     | 566     | 566     | 566     | 566     | 566     | 566     | 566     | 566     | 566     | 566     | 566     | 6,796     |
| \$407     | 450      | 455      | 404    | 1257   | 5.0796%  | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 455     | 5,455     |
| \$352     | 389      | 393      | 405    | 1087   | 4.3926%  | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 4,718     |
| \$352     | 389      | 393      | 406    | 1087   | 4.3926%  | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 393     | 4,718     |
| \$399     | 440      | 445      | 407    | 1231   | 4.9745%  | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 445     | 5,342     |
|           |          |          |        | 24,746 |          |         |         |         |         |         |         |         |         |         |         |         |         |           |
| \$8,016   | \$8,852  | \$8,950  |        |        | 100.000% | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$8,950 | \$107,396 |
| \$107,400 |          |          |        |        | Annual   |         |         |         |         |         |         |         |         |         |         |         |         |           |

The difference between the \$8,852 and the \$8,850 is the formula used to compute the \$8,850 includes cents which are then rounded up or down.

P7 2019 L8-1

2019 Condo Fees

$$\$293 \times 12 = \$3,516$$

Change in Tenant  
 { Move Out Fee \$100.00  
 { Move In Fee \$100.00

\$3,716

paid to ~~135 Sheridan Assoc.~~  
 (Next page)  
 L8-2

## Check Image

| Bus. Date  | Blk Num | Seq. Num | Serial | Acct. Num     | Tran Code | Amount       | Routing   |
|------------|---------|----------|--------|---------------|-----------|--------------|-----------|
| 05/02/2019 | 906     | 67-00    | 1052   | 1860000798951 | 0         | 200.00 - USD | 211288239 |

| Sort Pattern ID | Category | Bundle ID | Batch ID |
|-----------------|----------|-----------|----------|
| 850             | 1        | 0         | 1        |

**MATTHEW DAVIES** unit 102  
**135 SHERIDAN**  
**68 MARLU STREET**  
**WESTBROOK, ME 04092**

1052  
52-8823/2112

4/19/19 Date

Pay to the Order of 135 Sheriden Association \$200.00  
One hundred dollars and 00/100 Dollars

**★cPort** P.O. Box 777  
 CREDIT UNION Portland, Maine 04104

For Move Out / Move-In Fee APR 24 2019 Matthew Davies

⑆ 2 1 1 288 239 ⑆ 1860000798951 ⑆ 1052

REGAL

Capital One, N.A. Richmond VA 065000090

35025DFU5621120190501000072892518

Capital One, N.A. Richmond VA 065000090

35025DFU5621120190501000072892518

&gt;065000090&lt;

CAPITAL ONE, NA

0006926042

05012019

RICHMOND, VA 007 21

360 Deposit

179742626

 deposit only  
 For

Check Image

| Bus. Date  | Blk Num | Seq. Num | Serial | Acct. Num     | Tran Code | Amount       | Routing   |
|------------|---------|----------|--------|---------------|-----------|--------------|-----------|
| 05/03/2019 | 909     | 5785-00  | 1054   | 1860000798951 | 0         | 350.00 - USD | 211288239 |

| Sort Pattern ID | Category | Bundle ID | Batch ID |
|-----------------|----------|-----------|----------|
| 850             | 1        | 0         | 20       |

**MATTHEW DAVIES**  
**135 SHERIDAN**  
**58 MARLU STREET**  
**WESTBROOK, ME 04092**

**1054**  
62-8823/2112

4/30/19 Date

Pay to the Order of Dick Colucci \$ 350.00

Three hundred fifty dollars and 00/100 Dollars

**ccPort** CREDIT UNION  
P.O. Box 777  
Portland, Maine 04104

For Painting Matthew Davies

⑆ 211288239⑆ 1860000798951⑆ 1054

Full item

+ \$ 3.00 for Light Bulbs  
 can't find receipt

353.00

p7 2019 L10

From: Bellhops Green Cleaning <invoicing@messaging.squareup.com>

To: mdavies754 <mdavies754@aol.com>

Subject: New Invoice: #000649 from Bellhops Green Cleaning

Date: Fri, Apr 19, 2019 9:01 pm

---



**Bellhops Green Cleaning**

## New Invoice

\$160.00 due on April 19, 2019

[Pay Invoice](#)

**Bellhops Move In / Move Out Cleaning on Friday April 19th  
2019**

Invoice #000649

April 19, 2019

**Customer**

Matt Davies

mdavies754@aol.com

Thank you again Matt,

If you see anything that needs more attention please let me  
know and I can swing back out in the next couple of days.

Andrew

**Bellhops Move In / Move Out Cleaning (4  
Hours)**

**\$160.00**

p7 2019 4/12

City of Portland | Permitting and Inspections  
Zachary Lenhert, Licensing and Housing Safety Manager



**To: City of Portland Rent Board**  
**From: Licensing and Housing Safety Office**  
**Re: 135 Sheridan St, Unit 102 - Rent Control Audit**

The Long Term Rental registration for 135 Sheridan St, Unit 102 (20181349) is currently undergoing a rent control audit under code case RCC2500338.

Thank you,

A handwritten signature in black ink, appearing to read 'Dylan Orr', is written over a light blue horizontal line.

Dylan Orr  
City of Portland  
Business Licensing & Housing Safety Office





08/13/2025  
License #: **20183199**  
Code Case #: **RCC2500338**  
Matthew Davies / Gail Adkins  
135 Sheridan Street 102  
Portland, ME 04101

## **NOTICE OF VIOLATION AND ORDER TO CORRECT**

To Whom It May Concern,

The City of Portland Permitting and Inspections Department inspected the rental data for **135 SHERIDAN ST PORTLAND, ME** on **08/13/2025** and found violations of the City of Portland Code of Ordinances, which are listed on the attached page(s). You are hereby ordered to correct these violations by **09/12/2025**. Please be advised that penalties will be applied if the violations are not corrected by that date.

If you do not correct the attached violations by the date given, then this matter will be referred to the City of Portland Corporation Counsel for legal action, and you will be charged \$150 for re-inspection per the City's fee schedule. In the event of court action, the City may be entitled to an order to correct the violations, civil penalties in the minimum of \$100 per violation per day, costs and fees, and other relief under §1-15 of the City Code and 30-A M.R.S. §4452.

Please respond in writing via email to [rentcontrol@portlandmaine.gov](mailto:rentcontrol@portlandmaine.gov) or send response by USPS to **389 Congress St, Portland, Maine 04101**.

**You have a right to appeal this decision to Superior Court within 30 days of the date of this notice pursuant to Rule 80B of the Maine Rules of Civil Procedure.**

I appreciate your anticipated cooperation, and please contact our office by calling 207-874-8900 if you have any questions.

Thank you,

A handwritten signature in black ink, appearing to read "Dylan Orr", is written over a light blue horizontal line.

Dylan Orr  
Rental Registration Coordinator

---

Matthew Davies / Gail Adkins  
135 Sheridan Street 102  
Portland, ME 04101



Total Violations: 4

### NON-COMPLIANCE VIOLATION LIST

|                                   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|-----------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>APPLICABLE CODE SECTION(S)</b> | City Code 6-234(d)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |
| <b>CODE DESCRIPTION</b>           | (d) Before increasing the rent of a Covered Unit, a Landlord must send a signed document to the tenant(s) no fewer than ninety (90) days before the effective date of the rent increase. This document must include the date on which the Tenancy began, the date on which the rent will be increased, the amount of the increase, any remaining Banked Rent that has not been included in the Rent increase, and the appropriate justifications for such a rent increase as defined in Section 6-234(b) above. Failure to provide such documentation shall be considered a violation of this Article, and any notice not containing all such documentation shall be void. |
| <b>COMMENTS</b>                   | Owner has not provided proper notices of rent increases containing the required information for increases that took place in June 2023 and January 2025.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
| <b>DEADLINE</b>                   | 09/12/2025                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |

|                                   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
|-----------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>APPLICABLE CODE SECTION(S)</b> | City Code 6-234(d) 11-3-2020                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
| <b>CODE DESCRIPTION</b>           | Before increasing the rent of a Covered Unit, a Landlord must send a signed document to the Tenant(s) no fewer than seventy-five (75) days before the effective date of the rent increase. This document must include the date on which the Tenancy began, the date on which the rent will be increased, and the appropriate justifications for such a rent increase as defined in Section 6-234(b) above. Failure to provide such documentation shall be considered a violation of this Article. |
| <b>COMMENTS</b>                   | Owner has not provided a proper notice of rent increase for December 2021 rent increase.                                                                                                                                                                                                                                                                                                                                                                                                          |
| <b>DEADLINE</b>                   | 09/12/2025                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |

|                                   |                                                                                                                               |
|-----------------------------------|-------------------------------------------------------------------------------------------------------------------------------|
| <b>APPLICABLE CODE SECTION(S)</b> | City Code Sec 6-234 (b)                                                                                                       |
| <b>CODE DESCRIPTION</b>           | A Landlord may not increase the rent charged for a Covered Unit within twelve (12) months following a previous Rent increase. |

---

Matthew Davies / Gail Adkins  
135 Sheridan Street 102  
Portland, ME 04101



|                 |                                                                                                                                                                                                        |
|-----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>COMMENTS</b> | <p>Property owner increased rent within twelve (12) months or previous rent increase.</p> <p>Unit 102 - Rent was increased January 2025, next increase occurred in July 2025, increase in 6 months</p> |
| <b>DEADLINE</b> | 09/12/2025                                                                                                                                                                                             |

|                                   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
|-----------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>APPLICABLE CODE SECTION(S)</b> | Remedy - City Code Sec 6-234(f)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| <b>CODE DESCRIPTION</b>           | A landlord who is not in substantial compliance with any provision of this chapter, including but not limited to the Rent Stabilization Ordinance, may not demand, accept or retain any rent increase otherwise permitted by this section or any other provision of this Code or Maine statute.                                                                                                                                                                                                                                                                                                                                                     |
| <b>COMMENTS</b>                   | <p>The owner is ordered to reduce the rent to the last code-compliant amount of \$1,700 and reimburse the tenant(s) any overcharge.</p> <p>Reimbursement to tenants can be made by lump-sum payment or credit toward future rent. The owner must notify the City when resolution is made. Proof of resolution should show the amount of reimbursement due to each tenant, the method of reimbursement and must be signed by both the owner and tenant. The proof of resolution can be mailed to 389 Congress St, Portland, ME 04101 or sent electronically to <a href="mailto:rentcontrol@portlandmaine.gov">rentcontrol@portlandmaine.gov</a>.</p> |
| <b>DEADLINE</b>                   | 09/12/2025                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |

**City of Portland – Housing Safety Division**  
**LANDLORD APPLICATION FOR RENT INCREASE SUMMARY**

**Date of Hearing:**

August 27, 2025

**Owner Name and Address:**

56&58 Federal LLC  
104 East St  
Carlisle, MA 01741

**Agent Name and Address:**

N/A

**Property Address and Unit:**

58 Federal St, Unit 58-2

**CBL:**

020-D-009-001

**Tenants/Interested Parties:**

Yes

**City of Portland Permitting and Inspections Department Landlord  
Worksheet/Petition for Rent Board Approved Increase Rent Increase using  
Fair Return Standard: Maintenance of Net Operating Income (MNOI)**

### **Note to Applicants**

All information and documentation provided in this application will be made available to the public, pursuant to applicable public access laws in the State of Maine. An Applicant may choose to redact sensitive information contained herein, including, but not limited to bank account information, debit card or credit card information, government-issued identification information, personal contact information such as phone numbers, email addresses, tenant or employee names, or other personally identifying information. The Rent Board may act within its authority to request any additional information it deems pertinent to the application at hand.

### **Introductory Information**

A landlord is entitled to a fair return on investment, which means an amount sufficient to allow a just and reasonable rate of return, to encourage the investment of capital in the rental housing market, to fairly compensate investors for the risks they have assumed, and to achieve minimum constitutionally protected standards.

Pursuant to the Rent Control Ordinance, the fair return on investment must be calculated using Maintenance of Net Operating Income (MNOI). This methodology presumes the net operating income the landlord earned from a Covered unit during the calendar year 2019 yielded a fair return on investment unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. To qualify for an MNOI increase, the landlord has to file this application for a hearing by the Rent Board.

1. **Presumption of Base Year Net Operating Income**  
It shall be presumed that the net operating income received by the landlord during the calendar year 2019 (the Base Year) yielded a Fair Return on investment. This presumption may be rebutted, in which case an adjusted Base Year Net Operating Income shall be used.
2. **Fair Return**  
A landlord has the right to obtain a net operating income equal to the Base Year (2019) net operating income adjusted by 100% of the percentage increase in the Consumer Price Index (CPI), since the Base Year. It shall be presumed this standard provides a Fair Return.
3. **Base Year:**
  - a. Calendar year 2019 is the Base Year.
  - b. In the event that a prior determination of the allowable Rent is made pursuant to a Fair Return petition, if a subsequent petition is filed, the Base Year shall be the year that was considered as the "current year" in the prior petition.
  - c. Unless otherwise exempted from the limitation on rent increases by local, state or federal laws or regulations, if a Rental Unit enters the marketplace for the first time after 2019, the Base Year shall be the year the Unit entered the marketplace.
4. **Current Year**  
The "current year" shall be the calendar year preceding the petition.
5. **CPI (Consumer Price Index)**  
The annual CPI for the current year for All Urban Consumers for the Greater Boston Metro area (All Urban Consumers, All Items) provided by the U.S. Bureau of Labor Statistics ([Bureau of Labor Statistics Data \(bls.gov\)](https://www.bls.gov)).
6. **Limits of Allowable Rent Increases in Any One Year**  
If the amount of any rent increase granted pursuant to a fair return petition exceeds 10%, the portion in excess of 10% shall be deferred to the next year or years following the procedure for Banked Rent.

General Information About the Property

Street Address: 56-58 Federal St., Portland, ME 04101

Parcel Numbers(s): Chart 20, Block D, Lot 9

Year Property Purchased by Current Owner: 2024

Total Number of Units on the Property: 6

Total Number of Units Affected by Proposed Rent Increase: 1 (58-2 apartment)

Are there Rental Units that are Partially or Fully Exempt (circle)? Yes (No)

If yes, number of Exempt Rental Units and Basis for Exemption: \_\_\_\_\_

I. Landlord Information

Name: 56 & 58 Federal LLC

Phone(s): 8604604515

Business Address: 104 East St.

City, State, Zip: Carlsle, MA 01741

Business E-mail: 5658federalllc@gmail.com

II. Agent Information (if applicable)

Name: \_\_\_\_\_

Phone(s): \_\_\_\_\_

Business Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Business E-mail: \_\_\_\_\_

III. Services

Please check the applicable box to identify the manner in which each service is paid.

|             | Paid by Landlord, but<br>not passed through to<br>Tenants   | Tenants pay service<br>directly                       | Landlord pays service<br>and passes cost<br>through to Tenants |
|-------------|-------------------------------------------------------------|-------------------------------------------------------|----------------------------------------------------------------|
| Gas         | <input checked="" type="checkbox"/> Hot water               | <input checked="" type="checkbox"/> Heating & cooling | <input type="checkbox"/>                                       |
| Electricity | <input checked="" type="checkbox"/> electricity for laundry | <input checked="" type="checkbox"/>                   | <input type="checkbox"/>                                       |
| Water       | <input checked="" type="checkbox"/>                         | <input type="checkbox"/>                              | <input type="checkbox"/>                                       |
| Sewer       | <input checked="" type="checkbox"/>                         | <input type="checkbox"/>                              | <input type="checkbox"/>                                       |
| Garbage     | <input checked="" type="checkbox"/>                         | <input checked="" type="checkbox"/>                   | <input type="checkbox"/>                                       |
| Other:      | <input checked="" type="checkbox"/> snow removal            | <input type="checkbox"/>                              | <input type="checkbox"/>                                       |

#### IV. Changes to Services

Briefly describe the services provided to the rental units. Include all services provided and state which services are provided without additional charge.

Owner pays gas hot water for all 6 units plus hot water for the laundry. Owner pays electricity for the washer and dryer. Owner pays for water and sewer for the whole building all these without additional charge to tenants.

If there have been any changes to the services listed above or in the responsibility for their payment since the base year, please explain:

In 2022, owner replaced individual electric water heaters for each of the 6 units with a gas-fired/on demand hot water system and pay for the gas to heat all hot water.

## V. Income and Expense Explanation and Calculation

### Calculation of Net Operating Income

Net operating income shall be calculated by subtracting operating expenses from gross rental income.

### Gross Rental Income

Gross rental income includes:

- Scheduled rental income at one hundred percent (100%) occupancy plus all other income or consideration received or in connection with the use or occupancy of the Rental Unit. If there is a change in the number of rental units between the Base Year & Current Year, the rental income and expenses for the same number of units shall be used in calculating the net operating income for both periods. The purpose of this provision is to provide a fair compensation between the Base Year and the Current Year.
- Vacant or owner-occupied rental units at the time a petition is filed, that provided rental income in the Base Year, shall count toward the calculation of gross rental income in the Current Year. The Rent Program shall attribute rental income calculated on the basis of average rents for comparable units at the property that were most recently rented. If no comparable units on the property were rented within the last two years, initial rents for comparable units in the City may be used if there is no other basis for its calculation.

Gross rental income shall not include:

- Utility charges that are sub-metered, for gas, electricity or water paid directly by the tenant;
- Charges for refuse disposal, sewer service or other services (which are either provided solely on a cost pass-through basis if they are regulated by state or local law)

## VI. Operating Expenses

Operating expenses include reasonable costs of operation and maintenance of the Rental Unit, including:

- Management Expenses;
- Utility Costs except a utility that are paid directly by the tenant(s);
- Real Property Taxes Assessed and Paid;
- Insurance;
- License, Registration and other Public Fees;
- Landlord-performed Labor;
- Legal Expenses;
- The Amortized Costs of Capital Improvements; and
- Other Reasonable Operating Expenses.

Operating expenses shall not include the following:

- Mortgage principal or interest payments or other debt service costs and costs associated with obtaining financing;
- Any penalties, fees or interest assessed or awarded for violation of any provision of this chapter or of any other provision of law;
- Land lease expenses;
- Political contributions and payments to organizations or individuals which are substantially devoted to legislative lobbying purposes;
- Depreciation;
- Any expenses for which the Landlord has been reimbursed by any utility rebate or discount, Security Deposit, insurance settlement, judgment for damages, settlement or any other method or device;
- Unreasonable increases in expenses since the Base Year;
- Expenses associated with the provision of master-metered gas and electricity services;



- Expenses which are attributable to unreasonable delays in performing necessary maintenance or repair work or the failure to complete necessary replacements. (For example if a roof replacement is unreasonably delayed, the full cost of the roof replacement would be allowed; however, if interior water damage occurred as a result of the unreasonable delay, that expense would not be allowable to support a fair return); and
- Unreasonable Expenses.

#### Claim for Base Rent Adjustment

A claim may be made for a Base Year Rent Adjustment if the Base Year Rent and/or earlier rent amounts were disproportionately low. A Base Year Rent Adjustment will be considered if the evidence supporting a requested adjustment is provided and sufficiently compelling enough to show that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. Landlords may rebut the presumption that the Base Year net operating income provided a fair return. If a claim is made on this basis, the petitioner must complete Section XIX, Claim for Adjustment of Base Year Net Operating Income and Associated Rent Adjusted Claim at the end of this Application.

Check here ☒ if a claim for a Base Year Rent Adjustment is included in this application and complete Section XVIII of this Application.

The rent for Unit 58-2 has been historically extremely low since 2019, starting at \$975/month as compared to the market rent of \$1387 (see Page 23) for FY2019 2Br unit. Therefore we want to claim for Base Rent Adjustment using FY2019 2Br Market rent of \$1387. (see Page 23-26)

## VII. Income Worksheet

|                                                                                             | Base Year (2019) <sup>1</sup>             | Current Year (2024)                        |
|---------------------------------------------------------------------------------------------|-------------------------------------------|--------------------------------------------|
| <b>Rental Income</b>                                                                        |                                           |                                            |
| 1. Gross scheduled rental income (total for the calendar year) including uncollected rent.  | \$ <u>11700</u><br>(monthly rent = \$975) | \$ <u>14448</u><br>(monthly rent = \$1204) |
| 2. Portion Attributable to Vacancy                                                          | \$ <u>0</u>                               | \$ <u>0</u>                                |
| <b>Fees (indicate what fee is for):</b>                                                     |                                           |                                            |
| 3. Late fees                                                                                | \$ <u>0</u>                               | \$ <u>0</u>                                |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$ <u>0</u>                               | \$ <u>0</u>                                |
| 5. _____                                                                                    | \$ _____                                  | \$ _____                                   |
| 6. _____                                                                                    | \$ _____                                  | \$ _____                                   |
| 7. _____                                                                                    | \$ _____                                  | \$ _____                                   |
| <b>Other Income (list separately by type)<sup>2</sup>:</b>                                  |                                           |                                            |
| 8. _____                                                                                    | \$ _____                                  | \$ _____                                   |
| 9. _____                                                                                    | \$ _____                                  | \$ _____                                   |
| 10. _____                                                                                   | \$ _____                                  | \$ _____                                   |
| <b>Fees charged by landlord for Utilities</b>                                               |                                           |                                            |
| 11. Gas                                                                                     | \$ <u>0</u>                               | \$ <u>0</u>                                |
| 12. Electricity                                                                             | \$ <u>0</u>                               | \$ <u>0</u>                                |
| 13. Water                                                                                   | \$ <u>0</u>                               | \$ <u>0</u>                                |
| 14. Sewer                                                                                   | \$ <u>0</u>                               | \$ <u>0</u>                                |
| 15. Garbage & Recycling                                                                     | \$ _____                                  | \$ _____                                   |
| <b>Other Utilities (list separately by type):</b>                                           |                                           |                                            |
| 16. _____                                                                                   | \$ _____                                  | \$ _____                                   |
| 17. _____                                                                                   | \$ _____                                  | \$ _____                                   |
| <b>18. TOTAL INCOME</b>                                                                     | \$ <u>11700</u>                           | \$ <u>14448</u>                            |
| (add only lines 1 and 3-17)                                                                 |                                           |                                            |

<sup>1</sup> or an alternative year in the event of extenuating circumstances.<sup>2</sup> Interest earned by Landlord on Tenant security deposits, other interest, or investment income.

# VIII. Operating Expense Worksheet

Additional operating expense items can be listed for this worksheet using separate page(s) as needed.

Expense for each unit (58-2) was calculated by dividing total expense by six.  
Base Year (2019) Current Year (2024)

|                                                                                     |                                |                                |
|-------------------------------------------------------------------------------------|--------------------------------|--------------------------------|
| 1. Assessments                                                                      | \$ _____                       | \$ _____                       |
| 2. Real Property Taxes                                                              | \$ $11107.22 \div 6 = 1851.20$ | \$ $19313.37 \div 6 = 3218.89$ |
| 3. License Tax/Fee                                                                  | \$ _____                       | \$ _____                       |
| 4. Rent Board Registration Fees                                                     | \$ _____                       | \$ _____                       |
| 5. Insurance                                                                        | \$ _____                       | \$ _____                       |
| 6. Accounting                                                                       | \$ _____                       | \$ _____                       |
| 7. Legal (explain types of legal expenses)                                          | \$ _____                       | \$ _____                       |
| 8. Manager /Management Services                                                     | \$ _____                       | \$ _____                       |
| 9. Security                                                                         | \$ _____                       | \$ _____                       |
| 10. Office Supplies                                                                 | \$ _____                       | \$ _____                       |
| 12. Normal Repairs                                                                  | \$ _____                       | \$ _____                       |
| 13. Owner-Performed Labor                                                           | \$ _____                       | \$ _____                       |
| 14. Plumbing Maintenance                                                            | \$ _____                       | \$ _____                       |
| 15. Pool Maintenance                                                                | \$ _____                       | \$ _____                       |
| 16. Landscape Maintenance/snow removal                                              | \$ _____                       | \$ _____                       |
| 17. Other Maintenance                                                               | \$ _____                       | \$ _____                       |
| 18. Parking Lot/Street Maintenance                                                  | \$ _____                       | \$ _____                       |
| 19. Gas (separately metered only)                                                   | \$ _____                       | \$ _____                       |
| 20. Electricity (separately metered only)                                           | \$ _____                       | \$ _____                       |
| 21. Water                                                                           | \$ _____                       | \$ _____                       |
| 22. Sewer                                                                           | \$ _____                       | \$ _____                       |
| 23. Amortized portion of Capital Expense<br>(see Sections X, XI and XII column (i)) | \$ _____                       | \$ _____                       |
| 24. Vandalism Repairs                                                               | \$ _____                       | \$ _____                       |
| 25. Uninsured Damages                                                               | \$ _____                       | \$ _____                       |
| 27. TOTAL OPERATING EXPENSES <sup>x</sup> for unit 58-2                             | \$ <u>1851.20</u>              | \$ <u>3218.89</u>              |

\* Please note tax has been the biggest expense throughout the year and was more than 70% increased in 2024 as compared to 2019. Other expenses such as gas/electricity/water/sewer/insurance have been consistent and the changes are minimal/insignificant so they were not listed.

## IX. Allowances for Capital Improvements

Operating expenses include the amortized costs of capital improvements plus an interest allowance to cover the amortization of those costs. A capital improvement shall be any improvement to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250.00 or more per unit.

Allowances for capital improvements shall be subject to the following conditions:

1. The amortization period shall be in conformance with the schedule adopted by the City, as provided in Section XI, unless it is determined that an alternate period is justified based on the evidence presented at the Rent Board hearing.
2. Capital improvement costs do not include costs incurred to bring the Rental Unit into compliance with a provision of Portland Code or state law where the original installation of the improvement was not in compliance with code requirements.

Example of a Capital Improvement with Amortized Expenses and an Interest Allowance:

Owner filed a Petition on March 1, 2023 for an individual rent adjustment for a roof that was completed covering a four-rental unit building. The cost of the Capital Improvement was \$20,000 benefiting all four units in the building. The amortization period for a roof is ten (10) years according to the below tables. The applicable interest allowance based on the Primary Mortgage Survey is 3.88% + 2% for this example. The calculation of the capital improvement per month is:

| Capital Improvement Cost | Interest Allowance | Period                   | Total Principal & Interest – Life of Improvement | Total Interest – Life of Improvement |
|--------------------------|--------------------|--------------------------|--------------------------------------------------|--------------------------------------|
| \$20,000                 | 5.88%              | 10 years<br>(120 months) | \$26,500.52                                      | \$6,500.52                           |

| Annual Amortized Cost | Monthly Amortized Cost | # of Units | Monthly Cost per Unit |
|-----------------------|------------------------|------------|-----------------------|
| \$2,650.05            | \$220.84               | 4          | \$55.21               |

## X. Amortization Period of Capital Improvements/Expenses

In amortizing capital improvements/ expenses, the following schedule shall be used to determine the amortization period of the capital improvements and expenses. Improvements add to the health & safety of the rental unit.

|                   | Years |
|-------------------|-------|
| Appliances        |       |
| Air Conditioners* | 10    |
| Refrigerator*     | 5     |
| Stove*            | 5     |
| Garbage Disposal  | 5     |
| Water Heater*     | 5     |
| Dishwasher        | 5     |
| Microwave Oven    | 5     |
| Washer/Dryer      | 5     |
|                   |       |
| Basic Items       |       |
| Fans*             | 5     |
| Cabinets*         | 10    |
| Carpentry         | 10    |
| Counters*         | 10    |
| Doors*            | 10    |
| Knobs             | 5     |

|                                    | Years |
|------------------------------------|-------|
| Screen Doors                       | 5     |
| Fencing and Security*              | 5     |
| Management                         | 5     |
| Tenant Assistance                  | 5     |
|                                    |       |
| Structural Repair and Retrofitting |       |
| Foundation Repair*                 | 10    |
| Foundation Replacement*            | 20    |
| Foundation Bolting*                | 20    |
| Iron or Steel Work                 | 20    |
| Masonry-Chimney Repair*            | 20    |
| Shear Wall Installation*           | 10    |
| Electrical Wiring*                 | 10    |
| Elevator*                          | 20    |
|                                    |       |
| Fencing -                          |       |
| Chain                              | 10    |
| Block                              | 10    |
| Wood                               | 10    |
|                                    |       |

|                                | Years |
|--------------------------------|-------|
|                                |       |
| Fire Systems                   |       |
| Fire Alarm System*             | 10    |
| Fire Sprinkler System*         | 20    |
| Fire Escape*                   | 10    |
|                                |       |
| Flooring/Floor Covering        |       |
| Hardwood                       | 10    |
| Tile and Linoleum              | 5     |
| Carpet                         | 5     |
| Carpet Pad                     | 5     |
| Subfloor                       | 10    |
| Fumigation Tenting*            | 5     |
| Furniture                      | 5     |
| Automatic Garage Door Openers* | 10    |
|                                |       |
| Gates                          |       |
| Chain Link                     | 10    |
| Wrought Iron                   | 10    |
| Wood                           | 10    |

|                  | Years |
|------------------|-------|
|                  |       |
|                  |       |
| Glass            |       |
| Windows*         | 5     |
| Doors*           | 5     |
| Mirrors          | 5     |
|                  |       |
| Heating*         |       |
| Central          | 10    |
| Gas              | 10    |
| Electric         | 10    |
| Solar            | 10    |
| Insulation       | 10    |
|                  |       |
| Landscaping      |       |
| Planting         | 10    |
| Sprinklers       | 10    |
| Tree Replacement | 10    |
|                  |       |
| Lighting         |       |

|                          | Years |
|--------------------------|-------|
| Interior*                | 10    |
| Exterior*                | 5     |
| Exterior                 |       |
| Locks*                   | 10    |
| Mailboxes*               | 10    |
| Meters*                  | 10    |
|                          |       |
| Plumbing                 |       |
| Fixtures*                | 10    |
| Pipe Replacement*        | 10    |
| Re-Pipe Entire Building* | 20    |
| Shower Doors*            | 5     |
|                          |       |
| Painting                 |       |
| Interior                 | 5     |
| Exterior                 | 5     |
|                          |       |
| Paving                   |       |
| Asphalt                  | 10    |
| Cement                   | 10    |

|                          | Years |
|--------------------------|-------|
| Decking                  | 10    |
| Plastering               | 10    |
| Sump Pumps*              | 10    |
| Railings*                | 10    |
|                          |       |
| Roofing*                 |       |
| Shingle/Asphalt          | 10    |
| Built-up, Tar and Gravel | 10    |
| Tile                     | 10    |
| Gutters/Downspouts       | 10    |
|                          |       |
| Security*                |       |
| Entry Telephone Intercom | 10    |
| Gates/Doors              | 10    |
| Fencing                  | 10    |
| Alarms                   | 10    |
|                          |       |
| Sidewalks/Walkways*      | 10    |
| Stairs                   | 10    |
| Stucco                   | 10    |

|                    | Years |
|--------------------|-------|
| Tilework           | 10    |
| Wallpaper          | 5     |
| Window Coverings*  |       |
| Drapes             | 5     |
| Shades             | 5     |
| Screens            | 5     |
| Awnings            | 5     |
| Blinds/Mini-blinds | 5     |
| Shutters           | 5     |

\*Capital Improvements generally concern any change or addition to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250 or more per unit.

The \* items are likely capital improvements. Other items may depend on the circumstances.



## XI. Interest Allowance on Capital Improvements

If an amount was reported as an amortized portion of expenses on Section IX, Operating Expense Worksheet, line 23 of the Base Year or current operating expense table above, complete this section.

An interest allowance may be calculated on the cost of amortized expenses. The interest allowance shall be the interest rate equivalent to the "average rate" for a thirty-year fixed rate on home mortgages plus two percent (2%). The "average rate" shall be the rate Freddie Mac last published in its weekly Primary Mortgage Market Survey (PMMS) as of the date of the initial petition. <http://www.freddiemac.com/pmms/archive.html>

**Please use the Microsoft Excel version of this page (available from the Housing Safety Office) or an online amortization calculator to ensure that your numbers are correct.**

### Completed Capital Improvement and Expense Worksheet (Base Year)

| (a)<br>Item # | (b)<br>Brief Description | (c)<br># of Units Impacted | (d)<br>Initial Cost | (e)<br>Interest Rate Allowed* | (f)<br>Amortization Period (years)* | (g)<br>Interest Amount | (h)<br>Total Cost [Principal + Interest] | (i)<br>Annual Cost | (j)<br>Monthly Cost | (k)<br>Monthly Cost Per Unit |
|---------------|--------------------------|----------------------------|---------------------|-------------------------------|-------------------------------------|------------------------|------------------------------------------|--------------------|---------------------|------------------------------|
| _____         | _____                    | _____                      | \$ _____            | _____%                        | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____%                        | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____%                        | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____%                        | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____%                        | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____%                        | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Base Year [add amounts in column (d)]: \$ \_\_\_\_\_

Annual Cost for Base Year [add amounts in column (i)]: \$ \_\_\_\_\_

Page 13

Completed Capital Improvement and Expense Worksheet (Current Year)

This list may include any capital expenses that are still being amortized in the current year. For example, if a roof was replaced last year, the amortized portion may be counted in the current year.

| (a)<br>Item # | (b)<br>Brief Description | (c)<br># of Units Impacted | (d)<br>Initial Cost | (e)<br>Interest Rate Allowed* | (f)<br>Amortization Period (years)* | (g)<br>Interest Amount | (h)<br>Total Cost [Principal + Interest] | (i)<br>Annual Cost | (j)<br>Monthly Cost | (k)<br>Monthly Cost Per Unit |
|---------------|--------------------------|----------------------------|---------------------|-------------------------------|-------------------------------------|------------------------|------------------------------------------|--------------------|---------------------|------------------------------|
| —             | —                        | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                        | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                        | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                        | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                        | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                        | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Current Year [add amounts in column (d)]: \$ —

Annual Cost for Current Year [add amounts in column (i)]: \$ —

XII. Elank Workshee' (Optional – Available for Petitioner Use)



Page 15

### XIII. Owner-Performed Labor

Landlord-performed labor shall be compensated at reasonable hourly rates. However, no Landlord-performed labor shall be included as an operating expense unless the Landlord submits documentation showing the date, duration, and nature of the work performed. There shall be a maximum allowed under this provision of five percent (5%) of gross income unless the Landlord demonstrates that greater services were performed for the benefit of the residents.

#### Owner Performed Labor – Base Year

| Date (or Range) | Hours | Hourly Rate | Units Impacted | Type of Work |
|-----------------|-------|-------------|----------------|--------------|
|                 |       |             |                |              |
|                 |       |             |                |              |
|                 |       |             |                |              |
|                 |       |             |                |              |
|                 |       |             |                |              |

#### Owner Performed Labor – Current Year

| Date | Hours | Hourly Rate | Units Impacted | Type of Work |
|------|-------|-------------|----------------|--------------|
|      |       |             |                |              |
|      |       |             |                |              |
|      |       |             |                |              |
|      |       |             |                |              |

Page 17

#### XIV. Planned Capital Improvements

To encourage necessary capital improvements and expenses, a Landlord may include anticipated future expenses for the amortized cost of capital improvements and expenses in a fair return petition. An allowance shall be made for anticipated expenses that the Landlord intends to incur during the twenty-four month period following the date of a final Rent Program determination. This procedure should not be used for anticipated expenses for ordinary maintenance and repairs. The portion of any allowable rent increase attributable to the capital improvement and expense shall not go into effect until completion has been documented to the Rent Program.

**Complete this table only if you are seeking preliminary approval for improvements you plan to complete within the next twenty-four (24) months. A rent increase cannot be granted until the improvements are completed and documentation of the cost of the improvements has been reviewed and approved by the City.**

| (a)    | (b)                                               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|---------------------------------------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description and Expected Date of Completion | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| _____  | _____                                             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____                                             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____                                             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____                                             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____                                             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |

\*Use the amortization table in this Attachment and the information about interest rates.

Proposed Capital Expenses [add amounts in column (d)]: \$ \_\_\_\_\_

Annual Cost for Proposed Capital Expenses [add amounts in column (i)]: \$ \_\_\_\_\_



# XV. Net Operating Income (NOI)

Net Operating Income = Income – Operating Expenses

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ <u>11700.00</u>                                                                                | \$ <u>14448.00</u>  |
| 2. Annual Operating Expenses                                                                     | \$ <u>1851.20</u>                                                                                 | \$ <u>3218.89</u>   |
| 3. Net Annual Operating Income                                                                   | \$ <u>9848.80</u>                                                                                 | \$ <u>11129.11</u>  |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | <u>19.67</u> %      |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ <u>11786.06</u>  |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ <u>656.95</u>    |
|                                                                                                  | Line 6 – Line 3 Current Year                                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>3</sup>                                               |                                                                                                   | \$ <u>54.75</u>     |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                     |

<sup>3</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.



# XVI. Monthly Rent Worksheet

List the monthly rent, including all fees, charged each tenant, for the twelve (12) months preceding the date of the petition. If the rent was raised during the twelve-month period preceding the petition, including the amount of any fees, list each rent charged and indicate the date each raise was implemented. Provide the year and amount of any unused (banked) Annual Increase Percentage (AIP), Tax Rate Rent Adjustment (prior to 2023), or New Tenancy, or any other rent increase authorized by the Rent Board that have been banked with proper notice to each tenant for future rent increases.

| Unit # | Rent    | AIP & New<br>Tenant<br>Increase | Date of Increase | AIP & New<br>Tenant Taken<br>(%) | AIP & New<br>Tenant<br>Deferred<br>(%) | Other<br>Charges<br>(Please<br>specify) | Comment                                                                          |
|--------|---------|---------------------------------|------------------|----------------------------------|----------------------------------------|-----------------------------------------|----------------------------------------------------------------------------------|
| 58-2   | \$ 1204 | \$ 109.5                        | Dec 1, 2024      | 10 %                             | 0 %                                    | \$ 0                                    | Increased by previous owner<br>with 12m yearly lease starting<br>on Dec 1, 2024. |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |
| —      | \$ —    | \$ —                            | —                | — %                              | — %                                    | \$ —                                    | —                                                                                |

|       |          |          |       |         |         |          |       |
|-------|----------|----------|-------|---------|---------|----------|-------|
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |

page 20



# XVII. Proposed Adjustment Worksheet

Use the worksheet below to document current and proposed rents on a per-unit basis. MNOI increases should be distributed on a per capita basis or proportionally to the square footage or costs and expenses attributed to each unit.

Indicate method of allocation: using claims for adjustment of base year net operating income (Page 23-26)

| Unit # | Base Period<br>Rent Year<br>(2019) | Date Tenancy<br>Commenced<br>(mm/dd/yyyy) | Initial Rent of<br>Current Tenant/s | Date of Last Rent<br>Increase<br>(mm/dd/yyyy) | Rent used in<br>Current Year<br>Income<br>Calculation | Rent as of Date<br>Petition<br>Submitted | Proposed<br>Rent |
|--------|------------------------------------|-------------------------------------------|-------------------------------------|-----------------------------------------------|-------------------------------------------------------|------------------------------------------|------------------|
| 58-2   | \$ 975.00                          | 11/01/2004                                | \$ 900.00                           | 12/01/2024                                    | \$ 1204                                               | \$ 1204                                  | \$ 1743          |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |
| —      | \$ —                               | —                                         | \$ —                                | —                                             | \$ —                                                  | \$ —                                     | \$ —             |

\* 2025  
rent  
will be  
capped 10%  
increase  
to \$1324.40

\* 2026  
rent  
will be  
capped 10%  
increase  
to 1456.84

\* 2027 x 1.1%  
→ 1602.52

\* 2028 x 1.1%  
→ 1762.78

Page 21



## XVIII. CLAIM FOR ADJUSTMENT OF BASE YEAR NET OPERATING INCOME AND ASSOCIATED RENT ADJUSTED CLAIM

The ordinance dictates that the Rent Board must presume the net operating income the landlord earned from a covered unit during calendar year 2019 yielded a fair return on investment, unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. **Complete this Section XIX and the following Sections XX and XXI only if you are seeking an adjustment in base rent due to special or peculiar circumstances.**

Check the factors below that are applicable to your claim.

- A. Exceptional Expenses in the Base Year. The landlord's operating expenses in the base year were unusually high or low in comparison to other years. In such instances, adjustments may be made in calculating operating expenses in order that the base year operating expenses reflect average expenses for the property over a reasonable period of time. Check which factor(s) contributed to your claim:
  - a. Extraordinary amounts were expended for necessary maintenance and repairs
  - b. Maintenance and repair expenditures were exceptionally low as to cause inadequate maintenance or significant deterioration in the quality of services provide
  - c. Other expenses were unreasonably high or low notwithstanding the application of prudent business practices.
- ☒ B. Exceptional Circumstances in the Base Year. The gross income during the base year was disproportionately low due to exceptional circumstances. In such instances, adjustments may be made in calculating base year gross rental income consistent with the purpose of analyzing base year net operating income. Check which factor(s) contributed to your claim:
  - ☒ a. The gross income during the base year was lower than it might have been because some residents were charged reduced rent. *The unit of 58-2 was charged much reduced rent at \$975*
  - b. The gross income during the base year was significantly lower than normal because of the destruction of the premises and/or temporary relocation for construction or repairs.
  - c. The pattern of rent increases in the years prior to the base year were less than increases in the CPI. *as compared to market rent of FY2019 for 2-BR of \$1387*
- C. Other exceptional circumstances: (specify)

If the Rent Board determines that one or more of the above circumstances apply, the calculation of MNOI in Section XX will be performed with an Adjusted Gross Income, and that will be substituted for the Section XVI calculations. This figure represents the income that would have been expected absent the exceptional circumstances. Options for determining Adjusted Gross Income include, but are not limited to:

- A. Base year rents charged for any comparable units in the same building.
- ☒ B. The FY 2019 Fair Market Rents for Portland, ME, reported by the US Department of Housing:<sup>4</sup>

| Efficiency | One-Bedroom | Two-Bedroom    | Three-Bedroom | Four-Bedroom |
|------------|-------------|----------------|---------------|--------------|
| \$989      | \$1,071     | <u>\$1,387</u> | \$1,829       | \$2,198      |

<sup>4</sup> These values do not include the cost of utilities. If using these numbers, do not include the cost of utilities in the base year when completing the expense portion of the worksheet.

- C. An appraisal of comparable fair market rental values as of 2019 for units similar to the units that are the subject of this application which has been prepared by a Maine licensed appraiser and is attached to this application.

Actual Gross Income for 2019: \$ 11700

Proposed Adjusted Gross Income for 2019: \$ 16644

Briefly describe the method for obtaining the proposed income and attach any relevant documentation in support of the claim for an adjustment of base year rent.

The FY2019 Fair Market Rent for 2 Br Apt was used.

$$\$1387 \times 12 = \$16644$$



**XIX. Income and Operating Expense Worksheet With Adjustment of Base Year**

|                                                                                             | Base Year (2019)  | Current Year (2024) |
|---------------------------------------------------------------------------------------------|-------------------|---------------------|
| <b>Rental Income</b>                                                                        |                   |                     |
| 1. Adjusted Gross Income (with Adjusted Base Year as proposed in Section XIX)               | \$ <u>16644.-</u> | \$ <u>14448.-</u>   |
| 2. Portion Attributable to Vacancy                                                          | \$ _____          | \$ _____            |
| <b>Fees (indicate what fee is for):</b>                                                     |                   |                     |
| 3. Late fees                                                                                | \$ _____          | \$ _____            |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$ _____          | \$ _____            |
| 5. _____                                                                                    | \$ _____          | \$ _____            |
| 6. _____                                                                                    | \$ _____          | \$ _____            |
| 7. _____                                                                                    | \$ _____          | \$ _____            |
| <b>Other Income (list separately by type)<sup>6</sup>:</b>                                  |                   |                     |
| 8. _____                                                                                    | \$ _____          | \$ _____            |
| 9. _____                                                                                    | \$ _____          | \$ _____            |
| 10. _____                                                                                   | \$ _____          | \$ _____            |
| <b>Fees charged by landlord for Utilities</b>                                               |                   |                     |
| 11. Gas                                                                                     | \$ _____          | \$ _____            |
| 12. Electricity                                                                             | \$ _____          | \$ _____            |
| 13. Water                                                                                   | \$ _____          | \$ _____            |
| 14. Sewer                                                                                   | \$ _____          | \$ _____            |
| 15. Garbage & Recycling                                                                     | \$ _____          | \$ _____            |
| <b>Other Utilities (list separately by type):</b>                                           |                   |                     |
| 16. _____                                                                                   | \$ _____          | \$ _____            |
| 17. _____                                                                                   | \$ _____          | \$ _____            |
| <b>18. TOTAL INCOME</b>                                                                     | \$ <u>16644.-</u> | \$ <u>14448.-</u>   |
| (add only lines 1 and 3-17)                                                                 |                   |                     |

<sup>6</sup> Interest earned by Landlord on Tenant security deposits, other interest or investment income.

## XX. Calculation of Fair Return Rent Adjustment with Adjustments of Base Year Amount

Complete only if seeking an adjustment of base year rent.

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ <u>16644</u>                                                                                   | \$ <u>14448</u>     |
| 2. Annual Operating Expenses                                                                     | \$ <u>1851.20</u>                                                                                 | \$ <u>3218.89</u>   |
| 3. Net Annual Operating Income                                                                   | \$ <u>14792.80</u>                                                                                | \$ <u>11229.11</u>  |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | <u>19.67</u> %      |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ <u>17702.54</u>  |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ <u>6473.43</u>   |
|                                                                                                  | Line 6 - Line 3 Current Year                                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>6</sup>                                               |                                                                                                   | \$ <u>539.45</u>    |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                     |

<sup>6</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

XXI. Other Claims

Explain any other claims in support of this application and provide/attach any evidence in support of those claims. Please use additional pages as appropriate:

Please see Page 29 for rent roll record in 2019 which showed extremely low rate of \$975 for unit 58-2 (highlighted in yellow)

Please see Page 30 for rent roll record in 2024 (last column showing the increased rent as of Dec 2024) highlighted in yellow for Unit 58-2 at \$1204.-

Please see Pages 31 & 32 for real estate taxes for 2019 and 2024. paid.

XXII. Documentation of Current Year Income & Operating Expenses

1. Organize documents by operating expense category.
2. Number each page, submitted with this Application, with the number of the Expense Category (for instance on page 7, category of Landscape Maintenance is on line 16, any documents supporting that line item would be marked p.7, 16-1, p. 7 16-2, p. 7 16-3 and so on).

XXIII. Current Tenant Information

If there are more than four affected tenants, attach additional sheet(s).

Tenant's Name Jan Wilkinson 58-2  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: jwilkinson0108@gmail.com

Tenant's Name \_\_\_\_\_  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

XXIV. Certification

I hereby certify that the information provided is accurate to the best of my knowledge, request that any required notices be given and ask that a hearing be scheduled in front of the Rent Board to process this request for a rent increase as outlined above.

Signature of Applicant Landlord:

56&58 Federal LLC [Signature] 07/21/2025  
(Jianhong Zhao, manager) Printed name Signature Date



## &lt; 56-58 Federal Street rent roll

Page 29

## 56-58 Federal Street rent roll

| Unit | Tenant(s)             | Rent     | Move-in date | Lease expiration                                | Size                | Security deposit | Pet deposit |
|------|-----------------------|----------|--------------|-------------------------------------------------|---------------------|------------------|-------------|
| 56-1 | Christine Williams    | \$1500*  | 3/1/2020     | month-to-month                                  | 1 BR<br>700 sq. ft. | \$1500           |             |
| 56-2 | Jesse Smith           | \$1170   | 1/01/2020    | Year lease<br>carried over to<br>month-to-month | 2 BR<br>700 sq. ft. | \$1150           |             |
| 56-3 | Tracy Henderson       | \$1300   | 7/01/2020    | month-to-month                                  | 2 BR<br>750 sq. ft. | \$1300           |             |
| 58-1 | Justin & Diane Bryand | \$1600   | 3/1/2020     | month-to-month                                  | 2 BR<br>700 sq. ft. | \$1600           | \$400       |
| 58-2 | Jan & Jade Wilkinson  | \$975.00 | 11/01/2004   | Year lease<br>carried over to<br>month-to-month | 2 BR<br>700 sq. ft. | \$900            |             |
| 58-3 | Andrea Danielson      | \$1300   | 8/1/2019     | Year lease<br>carried over to<br>month-to-month | 2 BR<br>750 sq. ft. | \$1300           |             |

2019  
rent for →  
58-2

Income + expense projection for 2020

What expenses will NOT be incurred due to air bnb?

Income consistent w/past 3 years ~125,000 income and around  
Compare expenses w/past 3 years

\*electric paid by lessor (connected to common area electric)

2024

Page 30

| Unit | Tenant(s)                                    | Rent      | Move-in date | Lease expiration                          | Size                | Security deposit | Pet deposit | Dec. '24 rent |
|------|----------------------------------------------|-----------|--------------|-------------------------------------------|---------------------|------------------|-------------|---------------|
| 56-1 | Jake Willett<br>Hannah Schnyder              | \$1800*   | 3/1/2020     | month-to-month                            | 1 BR<br>700 sq. ft. | \$1800           |             | \$1935 paid   |
| 56-2 | Jesse Smith                                  | \$1287    | 1/01/2020    | Year lease carried over to month-to-month | 2 BR<br>700 sq. ft. | \$1150           |             | \$1415 paid   |
| 56-3 | Tracy Henderson                              | \$1430    | 7/01/2020    | month-to-month                            | 2 BR<br>750 sq. ft. | \$1300           |             | \$1573 paid   |
| 56-1 | Justin & Diane Bryand                        | \$1760    | 3/1/2020     | month-to-month                            | 2 BR<br>700 sq. ft. | \$1600           | \$400       | \$1936 paid   |
| 58-2 | Jan & Jade Wilkinson                         | \$1094.50 | 11/01/2004   | Year lease carried over to month-to-month | 2 BR<br>700 sq. ft. | \$900            |             | \$1204 paid   |
| 56-3 | Maggie-Elle Delaney Paterson (M.E. roommate) | \$1410    | 8/1/2019     | Year lease carried over to month-to-month | 2 BR<br>750 sq. ft. | \$1300           |             | \$1550 paid   |

← 58-2  
rent 2024



**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2019 to June 30, 2020

BILL #: 1760  
ACCOUNT #: 86013  
CBL: 020-D-009-001  
LOCATION: 56 FEDERAL STJUBILACION LLC  
1090 NORTH RD  
NORTH YARMOUTH, ME 04097Owner of Record as of: April 1, 2019  
JUBILACION LLC

2019 tax Bill

Page 31  
FY20 REAL ESTATE TAX BILL**CURRENT BILL RATE DISTRIBUTION**

|           |        |             |
|-----------|--------|-------------|
| SCHOOL    | 11.690 | \$5,570.28  |
| COUNTY    | 0.830  | \$395.50    |
| MUNICIPAL | 10.790 | \$5,141.44  |
| TOTAL     | 23.310 | \$11,107.22 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**Assessed Property Description:  
20-D-9  
FEDERAL ST EAST 56-603650 SF  
Acres: 0.084**BILLING INFORMATION**

|                  |             |
|------------------|-------------|
| LAND VALUE       | \$64,800    |
| BUILDING VALUE   | \$411,700   |
| TOTAL VALUE      | \$476,500   |
| EXEMPTIONS       | \$0         |
| TAXABLE VALUE    | \$476,500   |
| TAX RATE         | 23.310      |
| TOTAL TAX        | \$11,107.22 |
| PAYMENTS/CREDITS | \$0.00      |
| TAX DUE          | \$11,107.22 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2019 | \$5,553.61 |
| 03/20/2020 | \$5,553.61 |

**INTEREST AT 9% PER ANNUM CHARGED BEGINNING 10/19/2019 AND 03/21/2020.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2019.**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION****Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.12% higher. The current City and School bonded indebtedness is \$319,660,011.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:**City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533**For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.**FY20 REAL ESTATE TAX BILL**

THIS STUB MUST BE RETURNED WITH YOUR SECOND PAYMENT

**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**BILL #: 1760  
ACCOUNT #: 86013  
CBL: 020-D-009-001INTEREST AT 9% CHARGED  
BEGINNING 03/21/2020

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/20/2020 | \$5,553.61 |

JUBILACION LLC

AMOUNT PAID \$ \_\_\_\_\_

208202060000176082600005553615

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK





CITY OF PORTLAND

389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2512133  
ACCOUNT #: 86013  
PARCEL ID #: 020-D-009-001  
LOCATION: 56 FEDERAL ST

JUBILACION LLC  
1075 NORTH RD  
NORTH YARMOUTH, ME 04097

Owner of Record as of: April 1, 2024  
JUBILACION LLC

CURRENT BILL RATE DISTRIBUTION

|           |        |             |
|-----------|--------|-------------|
| SCHOOL    | 7.880  | \$10,139.20 |
| COUNTY    | 0.560  | \$720.55    |
| MUNICIPAL | 6.570  | \$8,453.62  |
| TOTAL     | 15.010 | \$19,313.37 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

Assessed Property Description:  
20-D-9  
FEDERAL ST EAST 56-60

3650 SF  
Acres: 0.084

FY25 REAL ESTATE TAX BILL

BILLING INFORMATION

|                  |             |
|------------------|-------------|
| LAND VALUE       | \$199,700   |
| BUILDING VALUE   | \$1,087,000 |
| TOTAL VALUE      | \$1,286,700 |
| EXEMPTIONS       | \$0         |
| TAXABLE VALUE    | \$1,286,700 |
| TAX RATE         | 15.010      |
| TOTAL TAX        | \$19,313.37 |
| PAYMENTS/CREDITS | \$0.00      |
| ABATEMENT/ADJUST | \$0.00      |
| TAX DUE          | \$19,313.37 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2024 | \$9,656.69 |
| 03/14/2025 | \$9,656.68 |

INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.

TAXPAYER'S NOTICE

Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2024.

**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR**

INFORMATION

**Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$374,509,262.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.

REMITTANCE INSTRUCTIONS

**THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:

City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533

For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.

FY25 REAL ESTATE TAX BILL

THIS STUB MUST BE RETURNED WITH YOUR SECOND PAYMENT

CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243

BILL #: 2512133  
ACCOUNT #: 86013  
PARCEL ID #: 020-D-009-001

INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2025 | \$9,656.68 |

JUBILACION LLC

AMOUNT PAID \$ \_\_\_\_\_

208202550251213362600009656687

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.



City of Portland | Permitting and Inspections  
Zachary Lenhert, Licensing and Housing Safety Manager



**To: City of Portland Rent Board**  
**From: Licensing and Housing Safety Office**  
**Re: 56 Federal St - Rent Control Audit**

The Long Term Rental registration for 56 Federal St (LTR-006835-2025) is currently undergoing a rent control audit under code case RCC2500339.

Thank you,

A handwritten signature in black ink, appearing to read "Dylan Orr", is written over a light blue horizontal line.

Dylan Orr  
City of Portland  
Business Licensing & Housing Safety Office

**City of Portland – Housing Safety Division**  
**TENANT RIGHTS COMPLAINT**

**Date of Hearing:**

August 27, 2025

**Appellant:**

Elise Morano

**Owner Name and Address:**

Stephanie Dambrie & Angela Dambrie  
8 Kellogg St  
Portland, ME 04101

**Property Address and Unit:**

12 Kellogg St, Unit 1

**CBL:**

017-F-015-001



**To: Interested Parties of 12 Kellogg Street, Unit #1**  
**From: Licensing and Housing Safety Office**  
**Re: Tenant Rights Appeal - Notice of Public Meeting**

A request for a hearing regarding the rental unit at 12 Kellogg St, unit #1 (CBL: 017-F-015-001) has been submitted to the Rent Board. The request submitted by Elise Morano is in regards to a potential violation of the City of Portland's Tenants' Rights. A copy of the submitted complaint is attached to this email.

The next regular Rent Board meeting is scheduled for **Wednesday, August 27th, 2025 at 5:00 PM**. Please submit any supporting documentation by **Wednesday, August 13th, 2025** which can be sent to [rentboard@portlandmaine.gov](mailto:rentboard@portlandmaine.gov). Be advised, this is a public meeting and all documentation submitted can be subject to any Freedom of Access Act requests. All interested parties have the right to appoint representation.

Rent Board meetings are held remotely via Zoom. The agenda with the Zoom link will be posted by Wednesday, August 20, 2025.

The agenda packet and Zoom link can be found on this page: [Agendas & Minutes - City of Portland, Maine](#)

Thank you,

Dylan Orr  
City of Portland  
Business Licensing & Housing Safety Office

| Approximate Date | Event                                                 | Details                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
|------------------|-------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 4/23/25          | Lease renewal/<br>Attempt to add Ely Spencer to Lease | <ul style="list-style-type: none"> <li>On 4/23/25 ECM submitted intent to renew lease, asked to add Ely. See addendum 1.</li> <li>Stephanie approved Ely's move-in over the phone, said that she broke her arm and would not be able to add him to the lease until the renewal in July because she could not type.</li> <li>On 4/23/25, text from SD said, "Elise. Please pick up your paperwork, I need you and Ely to sign and date" I am not sure what this is referencing. I do not have a record of this paperwork.</li> </ul>                                                                                                                                                   |
| 5/26/25          | Water damage                                          | <ul style="list-style-type: none"> <li>ECM reported water damage to ceiling over the phone on 5/26 and sent this photo to SD via text.</li> </ul>  <ul style="list-style-type: none"> <li>"Elise, which part of the sun porch was this picture taken? The closet side or the bathroom side? The single window on the closet side? The window facing 18 Kellogg? The left or right window facing the yard? When Jimmy checked your porch today at 9:00 am, he told me the your sun oorch ceilings were bone dry with no visible damage. Please reply. I am asking him to go back to your</li> </ul> |



|         |                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
|---------|----------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|         |                      | <p>sun porch for another look tomorrow morning at 9:00 am. Upon checking Hannah's and Elise's porches, he did not find and visible signs of water damage. Thank you for the picture, I await your reply. Stephanie. I have spoken to Hannah and texted Elise this evening. I am asking every one in the building to keep your sun porch widows shut tight and locked when you are not on the sun porch to avoid an out of sight out of mind situation during a rain storm. Thank you for your cooperation and understanding. Stephanie"</p> <ul style="list-style-type: none"> <li>• "If you are facing the yard, it is on the right side in front of the large window. Please have him knock on my door tomorrow at 9 AM-- I will show him. He will need a small ladder to be able to access the spot. There is no sign of water intrusion on Hanna's sunporch from an open window. Jimmy did not move the items on their porch to confirm that, but I did. We emptied it out and did not see anything. Moreover, they have not opened their porch windows since last fall. The ceiling seems to have water damage in this area. It is softened and crumbly to the touch and the paint has bubbled up. It is unclear where it has come from-- perhaps a slow leak in a heating line, failed window seal, or from a bathroom fixture flowing down. It is not clear to me if it is still wet at this point or if it has since dried out. I have a moisture probe but the ceiling matter has crumbled so it can not get an accurate reading. Either way, I am concerned about the possibility of water damage and mold. I would like the ceiling opened up to determine what is going on. My renters insurance will not cover any impacts due to lack of maintenance, so I want to make sure that this is handled correctly for our health and also the safety of our belongings. Thank you.</li> <li>• On 5/28, SD and ECM met in person to access the damage, a small section of the ceiling was removed to check for leak, nothing was found, and ceiling was patched.</li> </ul> |
| 6/12/25 | AC request under ADA | <ul style="list-style-type: none"> <li>• 6/12/25 ECM drops request in SD's mailbox. See Addendum 2.</li> <li>• No direct response to letter, except for request to meet with Elise on 6/29. "Elise, I can meet with you tomorrow anytime between 10:00 am and 2:00 pm or after 5:30 pm. Please text me back with your preferred time. Thank you. Stephanie"</li> <li>• This meeting did not happen because Elise was out of the state. At next in-person meeting, Elise was given lease non-renewal notice.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| 6/29/25 | Rent payment issue   | <ul style="list-style-type: none"> <li>• See addendum 3 for text exchange.</li> <li>• We think that this was an attempt to force us into non-payment to be able to process an immediate eviction and not have to pay lease-termination fees.</li> </ul>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |

## Addendum 1:

4/23/25

Dear Stephanie,

I hope you're doing well. I'm writing to confirm my interest in renewing the lease for another year. I've really appreciated living here and would love to continue calling this home. I understand there will be a rent increase with the new lease term and wanted to acknowledge that I've reviewed and accepted the updated rate.

I'd also like to request your approval to have my partner, Ely Spencer, move in with me. Our original plan was for him to join at the start of the renewed lease, but due to ongoing health challenges, it would be very helpful to have him move in sooner. His application materials are attached to this message for your review, and we're happy to provide anything further you may need.

I also wanted to share a little about Ely. We met at Bowdoin and have been together for three years. He's responsible, financially stable, and already familiar with the building and community—he knows most of the neighbors and is well aware of the house rules. I feel confident he'll be a respectful and positive addition to the household.

Thank you for your time and consideration. I look forward to hearing from you.

Warmly,  
Elise

## Addendum 2:

June 12, 2025

Dear Stephanie,

I hope this letter finds you well. I am writing to respectfully request permission to use window air conditioning units in place of the portable unit specified in our lease. I understand that this policy may have been established with general guidelines in mind, but I am asking for an exception based on health and safety needs, including a disability-related accommodation.

### 1. Disability-Related Accommodation

[REDACTED] both of which are protected under the Americans with Disabilities Act (ADA). The portable unit currently in use produces a level of noise that causes significant sensory distress, making it difficult for me to sleep,

work, and function comfortably in my living space. A window unit, with its compressor placed outside, would substantially reduce this impact and improve my quality of life.

Additionally, I have concerns about:

2. **Mold and Moisture Risk**

The portable unit has led to condensation building up near the window, raising concerns about mold growth and potential long-term damage. Window units more effectively vent moisture outdoors, minimizing this risk.

3. **Security and Personal Safety**

Following a prior break-in at this building, I feel unsafe leaving a window cracked open for the portable unit's exhaust hose. The plastic venting insert does not feel secure; someone could remove it just by pushing the plastic. A window unit can be properly and safely installed to prevent this kind of vulnerability. I have purchased bars that prevent the window from being opened from the outside with the window unit installed, that can be easily removed from the inside in case egress is necessary.

I have purchased no-drill support brackets to prevent damage to the window sills and outside of the building as well as to ensure maximum stability and safety. See attached details. We will make sure that no one is passing below the unit when we are installing it..

I hope you will consider this request as a reasonable accommodation under the ADA, and as a measure to ensure safety and health in my home. Moreover, I believe that air conditioners are part of the implied warrant of habitability in Maine during the summer, where internal temperatures reach 90+ degrees, putting tenants at risk of heat exhaustion and heat-related illness.

Thank you very much for your time and consideration. Please feel free to reach out if you have any questions.

Sincerely,

Elise Morano



- NO TOOLS, NO DRILLING – Our A/C mounting bracket is easily installed in minutes from inside the room. Just attach the wings and legs and place as directed in the window. Molded Parts-Rubber
- HEAVY DUTY CONSTRUCTION– The only rust proof window air conditioner bracket, it has an anti-corrosive treatment on all surfaces. It's made of premium 18-gauge powder-coated steel, and holds up to 225 pounds
- MAXIMIZED SAFETY – The tabs on the wings are made of 13 gauge steel, and use pins for increased strength and durability. The exclusive, 4-sided enclosed leg design provides unparalleled support and stability
- UNIVERSAL CONVENIENCE – With an adjustable width and depth, this air conditioner brace fits most double or single hung windows from 24" to 38" wide with a 6" to 12" wall thickness and 10" of clearance below the window
- WINDOW SILL PROTECTION – Superior support prevents damage to your window sill and wall by removing the pressure and weight of an air conditioner unit

### **Addendum 3:**

Stephanie Dambrie:

Elise, I can meet with you tomorrow anytime between 10:00 am and 2:00 pm or after 5:30 pm. Please text me back with your preferred time. Thank you.  
Stephanie

Elise Morano:

I am in New York visiting family. Ely is getting in from Alaska tonight. I'll have him



text you with a time!

Stephanie Dambrie:

Thank you.

When will you be back in Portland? Please advise. Thank you.

Elise Morano:

Not sure!

Sometime early this week

Stephanie Dambrie:

I need to speak with you personally on or before Tuesday, July 1st at 9:00am as you texted "you would be returning early this week". Please bring your July rent check at that time. Thank you. Stephanie

Elise Morano:

You are welcome to set a time to call me on the phone before then.

I just booked my flight, I won't be in until about 8 PM on the 1st. Alternatively, I could meet with you on the 2nd. Ely can give you the rent check any time.

Stephanie Dambrie:

You are responsible for the rent. If you do not return by Tuesday, July 1st, you will be in violation of your lease. We need to meet in person at that time. Thank you. Stephanie

Elise Morano:

It is my understanding that your decision to let Ely "move in" would mean that he could drop off my rent check. You have allowed him to drop things off in the past. If you've changed your mind on this, I am unable to accommodate the new policy with no notice as I am out of state dealing with a dying family member.

Please select one of the following ways to receive rent.

1. Ely drops off my check.
2. Theo or Catherine drop off my check at their appointment.
3. I put the check in your mailbox on Tuesday night when I get off the plane around 8:30 PM. If you wanted to talk to me then, you are welcome to.

Stephanie Dambrie:

No. Ely is not my legal tenant. He is your roommate. He is not on your lease. Your lease specifically states that your rent is due on or before the last day of the month. It specifically states that if you are going to be away, you must make arrangements with us to drop off your post dated rent check before you leave.  
Stephanie

Elise Morano:

Apologize, I left town unexpectedly given the circumstances. I cannot do anything about this now. I will pay my rent at 8:30 PM on the 1st or anytime on the 2nd. Your choice.

According to Maine statute, 7-Day Notice to Quit (14 M.R.S. Section 6002(1));, I can pay rent up to 7 days late before being in violation of the law or subject to eviction notice.

Stephanie Dambrie:

This refers to someone who does not have a lease. You have a lease. Thank you. Stephanie

What time is your flight on July 1st?

Elise Morano:

5 PM

Stephanie Dambrie:

Angela and I will meet with you July 1, 2025 at 6:00 pm. Stephanie

Elise Morano:

No, I leave New York at 5 PM.

I estimate I will arrive on Kellogg by about 8:30.

Elise Morano:

I cannot guarantee that there will not be delays.

Stephanie Dambrie:

We will meet with you at that time July 1, 2025 at 8:30 pm.

Elise Morano:

Ok. I will let you know if there are delays.

Stephanie Dambrie:

If you are in New York visiting family, you can get a flight back to Portland tomorrow June 30, 2025.

Elise Morano:

I will not be leaving my dying family member and spending 600 dollars on a last minute flight to satisfy your demands.

Stephanie Dambrie:

I am sorry about your dying family member, we will see you on July 1, 2025 at 8:30 pm. Stephanie

Stephanie Dambrie:

Elise, this has nothing to do with demands. It has to do with the terms and conditions of your lease which are requirements of your lease. Stephanie

Elise Morano:

I have had our lease reviewed by my family's real estate legal counsel, and I feel comfortable proceeding with the plan as stated.

You have called Ely to make a rent appointment in the past, so this is a reasonable expectation.

Stephanie Dambrie:

You are subject to the laws of the State of Maine, City of Portland not laws of another state. We will meet with you Tuesday, July 1, 2025 at 8:30 pm. Stephanie

Elise Morano:

I am aware. We own property in Portland and Boothbay Harbor. I have also consulted with Pine Tree Legal.

Stephanie Dambrie:

We will see you July 1, 2025 at 8:30 pm.

\*During this period, Ely tried to put the check in SD's mailbox. Her mailbox was removed from the side of the house. We are not sure if it was to prevent us from putting a check in there, but she did previously have a mailbox. He then tried to put the check in her mailslot on 3 occasions, but the storm door was always locked, preventing access to the mail slot. She has told us previously that the mailslot is accessible during daylight hours. At this point, he taped the envelope to her storm door.

Elise Morano:

Please see your front door for an envelope with my rent check. This is a good faith effort to ensure timely payment in accordance with the lease. This message also serves as written documentation of my attempt to tender rent on time. If you choose not to accept the check in this manner, you may return it to me, and I will provide a replacement at our scheduled meeting tomorrow at 8:30 PM. Thank you.

Stephanie Dambrie:

Elise, my storm door was locked. Someone foolishly taped an envelope with clear packaging tape to the outside of the storm door window. I carefully removed the envelope from the storm door window and wrapped the tape around the envelope to secure the envelope. I did not open the envelope. I do not know who put it there. I will give it to you tomorrow night when we meet at 8:30 pm. Per your lease it was your responsibility to make arrangements with me before you left Portland. See you tomorrow, July 1, 2025 at 8:30 pm.

Elise Morano:

I understand that this was my responsibility to arrange, and I want to be clear that I didn't take it lightly. I left Portland urgently and got on the first flight I could to try to be with my grandfather in hospice.

It was my understanding that Ely could deliver the check in my stead given that you allowed him to move in. Again, I apologize and can ensure that this won't happen again.

Unfortunately, my flight has been cancelled due to storms and I am not sure when I will be able to get on a new flight. On top of that, Ely just tested positive for COVID-- making me further hesitant to return to Portland. I am responsible for my grandfather's care and need to be able to travel back and forth as he needs me-- and having COVID would make this impossible.

I'd like to ask how you'd suggest we proceed. I remain committed to resolving this and am happy to work with you to find a solution that works for both of us. Again, I am not trying to be difficult, I am trying my best to comply with your requests in a very tough set of circumstances.

I've laid out some ideas below:



1. Could I send Theo as my proxy to deliver the check and take the receipt?
2. Is there something going on beyond the rent check delivery that you want to discuss with me? Could we talk on the phone instead? Is this about my AC request letter? The new lease?

If you would prefer to call me, you are welcome to. I look forward to hearing your thoughts on how we could resolve this.

Stephanie Dambrie:

I am very sorry about your grandfather. I am also sorry to learn about Ely having COVID. We understand the severity of that because of Jerome and how sick he is. We also understand the circumstances surrounding the care of your grandfather. We took care of our Aunt for 5 years before she died. We are also giving extensive care to Jerome. We are praying that he can live long enough for a cure. Under these circumstances, Theo may pay your rent and we will give Theo your receipt. We will also give her the sealed envelope that was left in the door. The first time you are able to get home, I will discuss what I need to discuss with you in person only. Please have Theo call me. Thank you Stephanie

\*\* At this point, SD met with Theo (Stephanie's tenant and Elise's former roommate). She handed Theo the check that was taped on her front door, Theo opened it in front of her, handed her the check, and was given a receipt. SD cashed the check.

Elise: (7/8/25)

Hi. I would like to pay rent and resign our lease today or tomorrow before 4 PM, if possible.

I am going home for a funeral and am not sure when I will be back. It will hopefully be before the end of the month, but I can't be certain.

Stephanie Dambrie:

I will see you at 10:00am in my office. Thank you.

\*\*At this meeting, ECM was handed lease non-renewal by SD and asked to sign it. ECM asked if there was a reason for non renewal. SD and family said that they are getting old and are considering going in an entirely different direction with the building. ECM said, I don't believe that this is not retaliation because I know that I am the only person who is not having their lease renewed in all of your buildings. SD said it is not about me and if it were, she would not be sitting down having a nice meeting with me. ECM

acknowledged receipt of the letter and told SD that she would speak with Ely Spencer and look into options/ speak to a lawyer before signing it. At this point, Angela Dambrie/ SD starts screaming at ECM "THIS IS ILLEGAL" "YOU ARE NOT WELCOME HERE" "GET OUT" "YOU HAVE TO SIGN IT" Their brother says, "Calm down, no she doesn't". ECM takes the paperwork and walks out of their house as they continue to scream because she is scared for her safety.

Elise Morano:

We will be leaving the state today to host the funeral of my beloved grandfather-- whose bedside you demanded I leave in order to pay you hand you the rent check that was already on your door/ waiting to be handed to you by any number of trusted people.

If you contact me about this situation between today and next Tuesday, it will need to be by email or text. Do not put any letters on my door as they will not be read. Do not call me or leave me voicemails-- I will be with grieving family and will not pick up. You can reach me at [elisemoranogap@gmail.com](mailto:elisemoranogap@gmail.com) or at 908-463-3994.

I will not sign the paperwork that you gave me today until I have researched the laws and my options. I acknowledge that you handed it to me and asked me to sign it. Thank you.

\*\*No response, end of exchange.



August 14, 2025

Casco Bay Direct Primary Care  
100 Brickhill Avenue  
South Portland, Maine 04106  
Phone: 207-407-5027  
Fax: 207-536-2442

To Whom It May Concern:

Elise Morano is under my care and it is requested for her to be allowed a window based AC unit instead of a floor based portable unit due the noise it creates and her medical reasons. I treat Elise for multiple conditions that are adversely impacted by poor sleep. Additionally, two medications that are prescribed to her cause heat intolerance that proper cooling would help ameliorate.

Thank you,  
*Jennifer Beall, MD*  
Jennifer Beall, MD

# HOLLY KHIEL COUNSELING

(207) 389-7225

hello@hollykhIELcounseling.com

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To Whom It May Concern:

My name is Holly Khiel and I am a licensed clinical professional counselor (LCPC). I have been providing care in the form of clinical counseling to Elise Morano since November 10, 2022. In my professional opinion, Elise's disabilities (as defined by the Americans with Disabilities Act) require accommodation in order for her to manage the impact of said disabilities on her major life activities.

Because of her disabilities, Elise experiences heightened sensitivity to environmental stimuli, including temperature, sound, vibration, and airflow patterns. As such, the use of a window air conditioning unit is not a preference but a necessary accommodation to provide equitable access to a functional living space under the Fair Housing Act.

This letter is provided at the request of my client for the purpose of verifying their need for this accommodation. To ensure their privacy, I have not included any specific diagnostic information. Please feel free to contact me if additional clarification is required.

Sincerely,

Holly Khiel  
LCPC, License # CC8113



Eight Kellogg Street  
Portland, Maine 04101  
207-871-0322

July 9, 2025

Elise C. Morano  
12-1 Kellogg Street  
Portland, Maine 04101

Dear Elise:

This letter serves as your One Hundred Twenty (120) day notice that we will not be renewing your lease at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 when it expires on Thursday, July 31, 2025. You will have to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Sunday, November 9, 2025.

Because you will become a "Tenant at Will" effective August 1, 2025, we must follow the City of Portland, Maine Housing Rights guidelines as explained in Addendum H, Page 1 of 2 incorporated in all of your Leases and cited in your Amendment to Lease that all terms and conditions remain the same.

If you find a new apartment before your lease expires on Thursday, July 31, 2025, you will need to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Thursday, July 31, 2025. We are not required to pay you any money because you are not a "Tenant at Will" during your lease which expires Thursday, July 31, 2025.

If you find a new apartment on or before Tuesday, September 9, 2025, you will need to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Tuesday, September 9, 2025. We are required by law to pay you \$1,000.00 because you will have been given at least a 30-day notice in this letter dated July 9, 2025.

If you find a new apartment on or before Thursday, October 9, 2025, you will have

to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Thursday, October 9, 2025. We are required by law to pay you \$500.00 because you will have been given at least a 60-day notice in this letter dated July 9, 2025.

If you find a new apartment on or before Sunday, November 9, 2025, you will have to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Sunday, November 9, 2025. We are not required to pay you anything according to the City of Portland, Maine Housing Rights guidelines as explained in Addendum H, Page 1 of 2 incorporated in all of your leases including your Amendments to Leases. This is because there is no indication that any money needs to be paid when giving a One Hundred Twenty (120) notice to vacate.

CMP and Unitil require a two-week notice to disconnect their service. Please call us at 207-871-0322 the same day you disconnect your service so that we can request continuity of service as follows:

If you vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Thursday, July 31, 2025, please call CMP and Unitil on or before Thursday, July 17, 2025 requesting that your last day of service be Thursday, July 31, 2025. Upon receipt of your phone call to us, we will call CMP and Unitil to request continuity of service.

If you vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Tuesday, September 9, 2025, please call CMP and Unitil on or before Tuesday, August 26, 2025 requesting that your last day of service be Tuesday, September 9, 2025. Upon receipt of your phone call to us, we will call CMP and Unitil to request continuity of service.

If you vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 on or before Thursday, October 9, 2025, please call CMP and Unitil on or before Thursday, September 25, 2025 requesting that your last day of service be Thursday,

October 9, 2025. Upon receipt of your phone call to us, we will call CMP and Unitil to request continuity of service.

Provided your monthly rent in the amount of \$1,620.49 is kept current per your Lease and Amendment to Lease on or before July 31, 2025, as a Tenant at Will on or before September 9, 2025, as a Tenant at Will on or before October 9, 2025 or as a Tenant at Will on or before November 9, 2025, your apartment is left immaculately clean and is without damages; we will fully reimburse your security deposit on the day of your exit inspection along with any money due to you per the City of Portland, Maine Housing Rights guidelines Addendum H, Page 1 of 2.

Please place the blinds that you have removed from the apartment windows in separately, labeled white kitchen trash bags and leave each blind in front of the window that the blind was removed from.

Please be sure that all of your trash is put in securely tied City of Portland purple trash bags, and placed in the trash bin between 6 and 8 Kellogg Street on the evening before your exit inspection.

Please be sure that all of your recyclables, including cardboard is broken down no larger than 3 feet x 3 feet, and are put in the large blue recycling carts between 6 and 8 Kellogg Street on the evening before your exit inspection.

Please be sure that all of your bottles and cans have been redeemed or recycled in the large blue recycling carts between 6 and 8 Kellogg Street on the evening before your exit inspection.

All of your personal property must be removed from 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 before your exit inspection. Nothing can be left behind.

All of your keys to 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 must be demonstrated and surrendered at the time of your exit inspection.

It is our sincere wish to keep our lines of communication open, and our interactions with you amicable to facilitate your vacating 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101. We wish you and Ely, your roommate, well.

Please keep us apprised of your planned exit date whether it is July 31, 2025,

Elise C. Morano

4

July 9, 2025

September 9, 2025, October 9, 2025 or November 9, 2025.

Thank you for your cooperation and understanding

Stephanie A. Dambrie

7/9/2025

Stephanie A. Dambrie

Date

I acknowledge receipt of this letter:

Elise C. Morano

Date

Angela M. Dambrie, Witness

Date

Richard B. Dambrie, Witness

Date



Elise C. Morano  
Theodora K. Hurley

1

September 23, 2024

This lease is between Elise C. Morano and Theodora K. Hurley, Joint Tenants and not as Tenants In Common, of 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 hereinafter called "Tenants" or "Lessees" and Stephanie A. Dambrie, Owner of 12 Kellogg Street, Portland, Maine 04101, hereinafter called "Owner" or "Lessor."

The term of this lease begins October 1, 2024 and ends July 31, 2025. The monthly rent for 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 from October 1, 2014 through July 31, 2025 is One Thousand Six Hundred Twenty Dollars and Forty-nine Cents (\$1,620.49) per month and does not include utilities. The maximum number of Tenants allowed during the term of this lease at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 is two (2).

Stephanie A. Dambrie, Owner, may terminate this Lease upon seven (7) days written notice to Elise C. Morano and Theodora K. Hurley, Lessees, if it is determined the Tenants have made material or verbal misrepresentations or omissions to the Owner.

The Tenants are not allowed to sublet 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 under any circumstances on an hourly, daily, weekly monthly or yearly basis during the term of this lease by themselves or by a third party.

The Tenants must be at home when entertaining guests. The Tenants cannot invite guests to stay at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 in their absence.

If the Tenants should go away during the winter months, they must leave their thermostat set at 68 degrees to avoid frozen pipes. Failure to do so will result in the Tenants being financially responsible for any damage caused by frozen pipes.

The Tenants' rent is calculated on a monthly basis, will not be prorated and must be kept current. The Tenants' rent is due in full on or before the last day of each month. It is the responsibility of the Tenants to bring their rent to the Owner. If the Tenants are going to be away on the last day of the month when their rent is

TKH 9/23/24

ECM 9/23/24

Elise C. Morano  
Theodora K. Hurley

2

September 23, 2024

due, they must bring their post-dated checks to the Owner before they leave 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101.

The Tenants must not text or e-mail the Owner as their primary means of communication with the Owner. The Tenants must telephone the Owner at 207-871-0322. In the event the Owner is not able to answer the telephone, please leave a detailed message on the Owner's voicemail and the Owner will return your call as soon as possible. The Tenants must keep their voice mail free from being full so that the Owner can reach the Tenants in an emergency and to schedule appointments with the Tenants to pay the Owner their rent each month.

The Tenants' personal checks will be accepted. However, if one of the Tenants' personal checks should bounce for insufficient funds, the Tenants will be liable for the bounced checks and any bank charges incurred to the Owner. In addition, the Tenants will be required to pay the Owner in cash from that day forward.

A security deposit check in the amount of One Thousand Five Hundred Forty Dollars (\$1,540.00) was received from Elise C. Morano on August 1, 2022. An additional Eighty Dollars and Forty-Nine Cents (\$80.49) was received from Elise C. Morano and was dated August 1, 2024.

The security deposit may not be used for payment of rent at any time during the duration of this lease agreement. No reimbursement of the security deposit by the Owner to Elise C. Morano will be made until the Tenants have vacated 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101; and the Owner has inspected the apartment and has found the apartment to be totally empty of the Tenants' personal property. The entire apartment, sun porch, 1<sup>st</sup> Floor back and front hall landings must be thoroughly cleaned, be without damage; and the Tenants must have demonstrated and surrendered all of their keys to the Owner.

If 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 has damage or has not been thoroughly cleaned, the Owner will have thirty (30) days in which to authorize the refund of the security deposit, any portion of it, and/or provide a letter stating the reasons for the retention of the security deposit.

TKH 9/23/24

ECM 9/23/24

Elise C. Morano  
Theodora K. Hurley

3

September 23, 2024

12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 is to be used by the Tenants for residential purposes only and to work remotely if required by their employers. The Tenants may not engage in illegal activity nor may they cause damage, uncleanness, be a nuisance or disturb the other Tenants in the building or the neighbors.

The Owner reserves the right to terminate the Tenants' lease for nonpayment of rent, nuisance, damage, uncleanness, criminal activity, dangerous acts and any other breaches of the lease agreement. The Owner may also terminate the Tenants' lease in the event that the Owner decides to sell 12 Kellogg Street, Portland, Maine 04101.

The Tenants are responsible for all utilities with the exception of water and sewer, which will be paid by the Owner. However, if the Tenants exceed Five Hundred Cubic Feet (5 HCF) of water and sewer per billing period, which is considered typical for two (2) people by the Portland Water District, the Owner will bill the Tenants for the overage. The overage must be paid to the Owner within five (5) business days of the receipt of the invoice.

The Tenants agree that the Owner or the Owner's Agent has the right to enter 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 and inspect the leased premises after 24 hours written, verbal or telephone notice to the Tenants to make repairs or renovations. However, the Owner or the Owner's Agent shall have the right to enter 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 in an emergency without notice to the Tenants.

A Ninety (90) day written notice signed and dated by the Tenants is required by the Owner whether or not the Tenants are planning to renew their lease effective August 1, 2025 or planning to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 at their lease expiration date on July 31, 2025. The Owner must receive the Tenants' written, signed and dated letter on or before April 30, 2025. Failure to do so will result in Elise C. Morano's forfeiture of her entire security deposit. In addition, the Tenants will be liable for any and all damages and uncleanness.

TKH 9/23/24

ECM 9/23/24

Elise C. Morano  
Theodora K. Hurley

4

September 23, 2024

The following are not allowed at 12 Kellogg Street, Portland, Maine 04101 by the Tenants or their guests:

No Smoking of Tobacco of any Kind or any Form/  
No Smoking of E-cigarettes or Vaping of any Kind or any Form/  
No Smoking of Marijuana of any Kind or any Form/  
No Tobacco Chewing of any Kind or any Form within  
100 feet of the Dambrie properties.  
No growing of Marijuana plants and No Heat Lamps are allowed.

No Illegal Drugs/No Firearms/No Bows & Arrows/No Darts/No Dart  
Boards/No Explosives/No Firecrackers are allowed.

No Cats/No Dogs/No Reptiles/No Birds/No Fish/No Rodents/  
No Chickens or any other Domestic, Farm, Exotic or Wild Animals  
are allowed.

No Pet Sitting or Pet Visiting of other people's pets of any kind  
is allowed at any time.

No Dishwashers/No Washing Machines/No Clothes Dryers/  
No Freezers/No Garbage Disposals are allowed.

No Barbecues/No Barbecue Grills of any kind/No Candles with a  
Flame are allowed.

No Window Air Conditioners/No Waterbeds/No Satellite Dishes  
are allowed.

No Large Console, Upright or Grand Pianos of any Kind/No Large Console,  
or Large Upright Organs of any Kind/No Floor Safes or Large Table Safes  
of any Kind are allowed.

No Gasoline or Flammable/Combustible Materials are allowed.

TkH 9/23/24

CCM 9/23/24



Elise C. Morano  
Theodora K. Hurley

5

September 23, 2024

The following are not allowed at 12 Kellogg Street, Portland, Maine 04101 by the Tenants or their guests continued:

No installation of Wall-to-Wall Carpeting, Tile or Vinyl Flooring is allowed.

No installation of Wall Shelves or Wall Cabinets is allowed.

No installation of pull-up bars in the Apartments, Halls or Sun Porch Door Frames is allowed.

No installation of Wallpaper or Wallpaper Borders is allowed.

No Painting of Walls, Ceilings, Woodwork, Doors, Cabinets or Floors is allowed.

No Removal of the 1 ½ Gallon-per-Minute Shower Head is allowed.

No Loud Parties or Playing of Loud Music is allowed.

No Trampolines/No Children's Swimming Pools, Sand Boxes or Swing Sets are allowed.

No Gardens/No Bird Feeders/No Bird Baths/No Composting in the Yard is allowed.

No Storage of any Kind is allowed in the Basement, in the Common Halls, Exterior Exit Landings and/or Stairs or in the Yard at 12 Kellogg Street, Portland, Maine 04101.

All repairs and renovations to 12 Kellogg Street, Portland, Maine 04101 will be authorized and done by the Owner or the Owner's Agent.

The Tenants cannot install anything on the exterior clapboards in the sun porch, the

TKH 9/23/24

ECM 9/23/24

Elise C. Morano  
Theodora K. Hurley

6

September 23, 2024

exterior building surfaces, on the fences, or on the roof at 12 Kellogg Street, Portland, Maine 04101.

The Tenants are not allowed to put anything other than picture nails or hooks on the walls at 12 Kellogg Street, Portland, Maine 04101. Do not install sticky picture hanging materials on the walls even if the packaging says it is safe to do so. Over time, these products will remove paint from the walls. The Tenants are not allowed to nail or screw anything to the woodwork, window frames, door frames, pantry cabinets, kitchen cabinets, interior doors, fire doors, beams or ceilings in the apartment, sun porch or the common halls.

The Owner has installed mini-blinds at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101, which cannot be removed. If the Tenants require additional window treatments on a window, the Tenants may only install tension rods over the blinds to avoid damage to the window frames. The Tenants are financially liable for any breakage to the mini-blinds or damage to the window frames during the term of this lease.

The Tenants may only use "non-scratch" cleaning pads and "nonabrasive" cleaning products on the kitchen stove, refrigerator, kitchen and pantry counter tops, pantry sink, bathroom shower, toilet, sink, mirror and accessories. The Tenants may only use Murphy's Oil Soap on the hardwood floors. No vinegar is allowed on the hardwood floors.

The Tenants cannot install window curtains, shades, blinds or any other window treatments on the sun porch windows, sun porch door or the back and front hall windows. The Owner wants the natural light to shine through the halls and the sun porch door.

If the Tenants decide to vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 at the lease expiration date of July 31, 2025, their apartment, sun porch, 1<sup>st</sup> floor back and front hall landings must be thoroughly cleaned and without damage. Failure to do so will result in the Tenant being financially liable for any damage and uncleanness.

TKH 9/23/24

ECM 9/23/24

The Tenants must exercise caution when moving their personal property in and out of 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 to avoid damage to the apartment, the sun porch and the common halls. The Tenants will be liable for any damage to the apartment, the sun porch, the common hall hardwood floors, walls, woodwork and doors as well as the exterior stairs, handrails and doors. The Tenants must be sure to advise their movers to be very careful moving their personal property in and out of the building and to lift their personal property above the exterior hand railings.

The Owner is very particular about the cleanliness of the kitchen, pantry and bathroom—especially the kitchen stove, refrigerator, and sinks, the kitchen and pantry counter tops, cabinets and floors; and the bathroom tub/shower, toilet, sink, mirror, accessories and floor.

Do not leave shaving cream cans in the bathroom tub/shower or the bathroom sink as they will produce rust rings in the tub/shower and the sink.

Please be sure to use a cutting board or plate when cutting meat/poultry/fish, fruits and/or vegetables on the kitchen and pantry counter tops.

When the Tenants utilize the self-cleaning oven feature on the stove, the Tenants must be at home at all times during the self-cleaning cycle to avoid a fire in the oven. If there is any grease on the bottom of the oven, the Tenants must completely wipe up the grease from the oven with wet towels before starting the self-cleaning cycle to avoid a grease fire. All oven racks must be removed from the oven until the full self-cleaning cycle has been completed. If the Tenants leave the racks in the oven during the self-cleaning cycle, they will warp; and the Tenants will be financially responsible to replace them with brand new racks.

During the duration of this lease agreement, the Owner requires the Tenants to keep the apartment, sun porch, front and back hall landings vacuumed and clean. A damp mop, Murphy's Oil Soap and warm water is the only cleaning solution allowed on the hardwood floors. Vinegar is not allowed on the hardwood floors. Vinegar will damage the finish.

TKH 9/23/24

ECM 9/23/24

Elise C. Morano

Theodora K. Hurley

8

September 23, 2024

No storage of any kind is allowed in the front or back halls or in the cellar. No apartment exits or common hall exits can be blocked for any reason at any time. It is a violation of the City of Portland Fire Code to leave or store any personal property (including shoes, boots, sandals, sneakers or slippers) in the common halls or to block any exit with furniture or clothing. It is a violation of the City of Portland Fire Code to disconnect a smoke detector, a carbon monoxide detector or a fuel gas detector.

The City of Portland randomly inspects three (3) family dwellings in the City of Portland. If they should inspect 12 Kellogg Street, Portland, Maine 04101 and find personal property (including shoes, boots, sandals, sneakers or slippers left or stored in the common halls, any exits blocked with furniture or clothing, smoke detectors, carbon monoxide detectors or fuel gas detectors removed or disconnected, they will fine the Owner. The Owner in turn will be forced to bill the Tenants for the violation(s) caused by the Tenants. All City of Portland Code violations generating a fine caused by the Tenants must be paid by the Tenants to the Owner within five (5) business days of the receipt of the fine invoice.

An annual inspection at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 will be conducted by the Owner in April 2025.

12 Kellogg Street, Portland, Maine 04101 is a quiet building. The Tenants are not allowed to have loud parties, play loud music, slam doors, run and jump in the apartment, or run and jump up and down the hall or exterior stairs. Respect and consideration for the other Tenants in the building and the neighbors is required at all times.

The Owner requests that the Tenants and their guests use the back entrance (where the mailboxes are located) at 12 Kellogg Street, Portland, Maine 04101 as your main, every day entrance and exit. The back, every day entrance must be kept shut and both locks locked at all times. The front entrance is for emergency use only. The front, emergency door must be kept shut and both locks locked at all times. Only the Owner's legal Tenants living at 12 Kellogg Street, Portland, Maine 04101 are allowed to have keys to the building.

TKH 9/23/24

ECM 9/23/24

To avoid rotting food odors, all food scraps must be placed in plastic food storage bags and securely tied before placing them into City of Portland purple trash bags. All rubbish must be bagged and securely tied in the City of Portland purple bags before placing rubbish in the gray bin located in the side yard between 8 Kellogg Street and 12 Kellogg Street. No white or green trash bags or loose rubbish is allowed in the gray bin.

Recyclables must be separated from rubbish, placed in the Tenants' small recycling blue bin and kept in their apartment until full. Once full, the small recycling bin must be emptied into one of the large blue recycling carts located in the side yard. The Tenants' small recycling bin must be kept clean with Clorox wipes. Cardboard must be cut up into pieces no larger than three (3) feet by three (3) feet and placed in one of the large blue recycling carts in the side yard. The City of Portland will not take recyclables placed at the curb that are not in one of the large blue recycling carts. All rubbish and recycling carts will be placed on the sidewalk curb before 6:00 am on Wednesday mornings by the Owner or the Owner's Agent.

Rubbish must be securely bagged, tied and placed in City of Portland purple bags. When the Tenants' bags are full, they must place them in the large grey bin in the side yard between 8 Kellogg and 12 Kellogg Street until it is time for the Owner or the Owner's Agent to place them on the sidewalk curb on Wednesday mornings at 6:00 am. No green or white trash bags are allowed in this bin.

The Tenants must never place any City of Portland purple bags or loose recyclables on the sidewalk curb on Tuesday nights. We have nocturnal critters and seagulls in the neighborhood who will tear open the bags, have a picnic and make a mess of the sidewalk, the curb and the street. Noncompliance is a violation of the Tenants' lease and could result in the Owner being fined by the City of Portland for which the Owner would be forced to bill the Tenants. All City of Portland trash and recycling violations generating a fine by the Tenants must be paid to the Owner within five (5) business days of receipt of the fine invoice. The Tenants must redeem or recycle all of their beverage bottles and cans on a weekly

TKH 9/23/24

ECM 9/23/24



Elise C. Morano  
Theodora K. Hurley

10

September 23, 2024

basis before Wednesday morning at 6:00 am.

The maximum wattage light bulbs for all apartment and sun porch overhead lights are 60-watt LED bulbs. The Tenants are responsible for all apartment and sun porch light bulbs. The spiral, energy-saver light bulbs are not allowed as they contain mercury. If the Tenants use spiral, energy-saver light bulbs, and they should break, the Tenants will be financially responsible for the environmental clean-up in the apartment, the common halls and the sun porch.

The maximum wattage for each of the bathroom wall strip lights is 40 watts. Again, only LED light bulbs are allowed.

To prevent blackening of the overhead lights, do not move the position of the overhead lights. The Tenants are liable for any blackened overhead lights. If the Tenants need additional lighting, they must purchase their own task lamps.

The Owner furnished three (3) working 60-watt LED light bulbs for each of the overhead lights in the apartment and the sun porch and four (4) working 40-watt LED light bulbs for the bathroom strip light before Elise C. Morano and her former roommate Claire I. Reboussin moved into 12 Kellogg Street, Portland, Maine 04101 on August 27, 2022. The Tenants must leave three (3) working 60-watt LED light bulbs in the apartment and the sun porch, and four (4) working 40-watt LED light bulbs in the bathroom strip light when they vacate 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101.

The Owner will furnish all 60-watt LED light bulbs for each overhead light in the back and front halls, and any exterior lights. If a light bulb burns out in one of the hall overhead lights or outside, the Tenants are required to call the owner immediately so that the burned-out light bulb(s) can be removed and replaced by the Owner or the Owner's Agent.

It is a crime in the State of Maine to disconnect a smoke detector. The photoelectric smoke detectors at 12 Kellogg Street, Portland, Maine 04101 are

TKH 9/23/24

cem 9/23/24

electrically hard-wired with a 9-volt battery backup. If the Tenants hear any photoelectric smoke detectors start to beep at 12 Kellogg Street, Portland, Maine 04101, it is the Tenants' responsibility to notify the Owner immediately. The Owner or the Owner's Agent will install a new 9-volt battery as required, or the Owner or the Owner's Agent will install a new photoelectric smoke detector if the smoke detector proves to be malfunctioning.

There is one (1) combination, photoelectric carbon monoxide/smoke detector which is electrically, hard-wired with a 9-volt battery back-up at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101. In addition, there is one (1) combination, photoelectric carbon monoxide/smoke detector, which is electrically hard-wired with a 9-volt battery backup, on all landings in front and back halls and in the basement at 12 Kellogg Street, Portland, Maine 04101.

If one of the electrically hard-wired, combination photoelectric carbon monoxide/smoke detectors with a 9-volt battery back-up begins to "TALK" or "BEEP", call the Owner immediately. The Owner or the Owner's Agent will install a new 9-volt battery as required, or the Owner or the Owner's Agent will install a new combination photoelectric, carbon monoxide/smoke detector if the combination photoelectric, carbon monoxide/smoke detector proves to be malfunctioning.

A fuel gas detector, which is electrically hard-wired with a 9-volt battery backup, is installed in the basement near the three (3) gas furnaces. No other fuel gas detectors are required at 12 Kellogg Street, Portland, Maine 04101 because there are no gas stoves or appliances on the first, second or third floors. A sprinkler system is also installed in the basement over the three (3) gas furnaces.

Because of the tremendous increases in water and sewer rates, the Owner has installed water-saver 1 ½ gallon-per-minute shower heads and 1 ½ gallon flush toilets. The 1 ½ gallon-per-minute shower heads are not to be removed by the Tenants. When using the 1 ½ gallon water saver toilet, please flush the toilet as you go when you are having a bowel movement before putting any toilet paper in the toilet. We remind everyone of this due to a bad experience in the past.

TKH 9/23/24

ECM 9/23/24

The Tenants and their female guests are not allowed to flush tampons down the toilet. The Tenants and their guests must not flush any other material down the toilet except toilet paper even if the packaging says it is "ok" to do so. 12 Kellogg Street, Portland, Maine 04101 has cast iron sewer piping and over time the interior of the cast iron piping becomes pitted. Anything other than toilet paper can get caught on the internal pits of the cast iron piping and cause a sewer backup in the basement. If this should happen, the Tenants will be financially liable for all plumbing charges and environmental clean-up.

Please be sure that your faucets are completely turned off when not in use. It is the Tenants' responsibility to let the Owner know immediately if they have a leak, a dripping faucet or a toilet that is constantly running water from the toilet tank into the toilet bowl. Failure to do so will result in the Tenants being billed by the Owner and financially responsible for any water and sewer overages. Payment for any water and sewer overages are due from the Tenants to the Owner within five (5) business days from receipt of the invoice.

Parking is on the street. Parking alternates from one side of the street to the other side of the street on Tuesdays from 10:00 am to 2:00 pm from May 31<sup>st</sup> to October 31<sup>st</sup> of each calendar year so that the City of Portland can sweep the neighborhood streets. The Tenants' failure to comply with the City of Portland alternate parking rules will result in their vehicles being ticketed and/or towed at the Tenants' expense.

#### Lead-Based Paint Disclosures (3):

The Owner is complying with the Owner's duty to provide disclosure to the Tenants under the Residential Lead-Based Paint Hazard Reduction Act and regulations codified in the Federal Code of Regulations adopted by the EPA and HUD and the State of Maine by providing the Tenants with the "Disclosure of Information on Lead-Based Paint" and "Lead-Based Paint Hazards" forms which are attached hereto and incorporated herein as two (2) pages for Addendum A and by providing the Tenants with a copy of "Protect Your Family from Lead in Your Home" incorporated herein at Addendum B.

TKH 9/23/24

ECM 9/23/24

Energy Efficiency Disclosure for Rental Units in the State of Maine (1):

The Owner is complying with the Owner's duty to provide disclosure regarding Energy Efficiency Standards for Residential Rental Properties in the State of Maine. The two (2) page form is attached hereto and incorporated herein as Addendum C.

No Smoking and No Drug Policy Disclosure (1):

The Owner is complying with the Owner's duty to provide the No Smoking and No Drug Policy within 100 feet of the Dambrie Property Complex which is attached hereto and incorporated herein as Addendum D.

Smokers are not a protected class in the State of Maine.

No Tobacco Smoking of Pipes of any Kind, Cigars and Cigarettes  
No Smoking and/or No Vaping of E-cigarettes  
No Smoking of Marijuana/No Smoking of Marijuana Pipes  
No Growing of Marijuana Plants/No Heat Lamps  
No Home Labs for Extracting Cannabis Concentrates  
(Hash Oil, Shatter, Wax Etc.)  
No Manufacture of Any Other Illegal or Legal Substances

Radon Gas Disclosure Forms (3):

The Owner is complying with the Owner's duty to provide the "Landlords Disclosure of Radon Gas Hazards in a Residential Property" form, which is attached hereto and incorporated herein as Addendum E.

A copy of "Radon in Rental Housing, a Serious Hidden Danger to Family Health", which is attached hereto and incorporated herein as Addendum F.

The Northeast Laboratory Service "Air Radon Analysis Report" dated February 8, 2024 for 12 Kellogg Street, Portland, Maine 04101, which is attached hereto and

TKH 9/23/24

ECM 9/23/24

Elise C. Morano  
Theodora K. Hurley

14

September 23, 2024

Radon Gas Disclosure Forms continued (3):

and incorporated herein as Addendum G.

Addendum G was sent to the State of Maine Certified Mail, Return Receipt Requested on February 12, 2024. The Owner received confirmation from the State of Maine on February 15, 2024 in compliance with the March 1, 2024 deadline. Radon testing is not required again at 12 Kellogg Street, Portland, Maine 04101 until February 2034.

City of Portland Tenant Housing Rights Information Sheet and the Required Forms & Information Material Checklist (1):

In January 2017, the City of Portland issued a requirement that all landlords owning rental property in the City of Portland must provide the "City of Portland Tenant Housing Rights Information Sheet" and the "Required Forms and Information Material Checklist". We are complying with the Owner's duty to provide this two-page (2) document which is attached hereto and incorporated herein as Addendum H.

Elise C. Morano and Theodora K. Hurley are leasing 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 which is a contract that is effective October 1, 2024 through July 31, 2025. A Tenancy at Will is a month-to-month rental of housing.

Pest Infestation and Unwanted Critters:

There is no pest or critter infestation at 12 Kellogg Street, Portland, Maine 04101.

To prevent an infestation of any kind at 12 Kellogg Street, Portland, Maine 04101, the Tenants must notify the Owner immediately if they know of or suspect any bedbugs, roaches, rodents, insects or any other pest or critter in their apartment, their sunporch, the back or front hall or in the basement. If possible, catch the pest in a jar, put the lid on the jar, and bring the sample to the Owner.

TKH 9/23/24

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Elise C. Morano  
Theodora K. Hurley

15

September 23, 2024

Pest Infestation and Unwanted Critters continued:

To avoid a pest infestation or an unwanted critter, the Tenants are not allowed to let anyone who is not the Owner's legal Tenant to store any furniture, clothing or other personal property of any kind under any circumstances at 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101.

The Tenants agree to notify the Owner the same day the Tenants discover a pest or critter infestation so that the Owner may engage a pest infestation company to eradicate the pests and/or critters.

Once the Owner has engaged a pest control company, the Owner will then advise the Tenants of the procedure required and the date and time that the pest control company will arrive at 12 Kellogg Street, Portland, Maine 04101 to eradicate the pests and/or critters.

For the health and safety of the all of the occupants at 12 Kellogg Street, Portland, Maine 04101 and to allow the pest control company to do their job; the Tenants must agree to vacate the building so that the pest control company can perform the eradication of the pests and/or critters.

The Tenants also agree not to return to 12 Kellogg Street, Portland, Maine 04101 until the pest control company has advised the Owner that it is safe for the Tenants to return to 12 Kellogg Street, Portland, Maine 04101. Failure to cooperate with the Owner and the pest control company, will result in the termination of the Tenants' lease.

Please remember that the Owner or the Owner's Agent do not email or text Tenants as their primary means of communication with Tenants. Please keep your cell phone voice mailbox clear of messages in the event that the Owner or the Owner's Agent is trying to return your call to them or to get in touch with you for some other reason.

If you need the Owner's assistance with a concern or a problem, please call the

TKH 9/23/24

ECM 9/23/24

Elise C. Morano  
Theodora K. Hurley

16

September 23, 2024

Owner's landline telephone number 207-871-0322. If there is no answer, please leave a detailed message on the Owner's landline voice mail; and the Owner or the Owner's Agent will return your call as soon as possible. Please do not call or text the Owner on her cell phone if you have a concern or a problem. The Owner has her cell phone turned off most of the time.

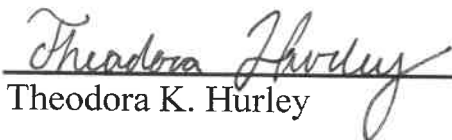
Thank you for choosing to make 12 Kellogg Street, 1<sup>st</sup> Floor, Portland, Maine 04101 your home.



Elise C. Morano

9/23/24

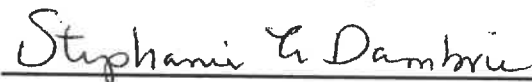
Date



Theodora K. Hurley

9/23/24

Date



Stephanie A. Dambrie

9/27/2024

Date

Elise C. Morano  
Theodora K. Hurley

Lease  
10/1/2024 - 7/31/2025

12-1 Kellon Street  
Portland, ME 04101  
Page 1 of 2

**Residential Real Property Disclosure Statement**

Building Built: 1904  
Addendum A

**MAINE WARNING: LEAD-BASED PAINT HAZARDS**

Any residence built before 1978 may contain lead sufficient to poison children and sometimes adults. Lead poisoning poses a particular risk if you are pregnant or may become pregnant. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, a reduced intelligence quotient (IQ), impaired memory and behavioral problems such as attention deficit hyperactive disorder and a propensity for violence.

Every tenant or lessor of any interest in residential real property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. The landlord or other lessor of any interest in real property is required to provide the tenant or lessee with any information on lead-based paint hazards from risk assessments or inspections in the landlord's or lessor's possession and notify the tenant or lessee of any known lead-based paint hazards.

The only way to know with certainty whether lead-based paint hazards are present on the property is to test the property for the presence of lead.

**Acknowledgement of State Disclosure Statement.**

The signature below acknowledges that the lessor or potential lessor has disclosed to me information about lead-based paint hazards as required by 22 M.R.S.A. Section 1328. This acknowledgement does not constitute a waiver of any rights.

Stephanie A. Dambrie 9/27/2024  
Lessor Signature Date

Stephanie A. Dambrie  
Lessor Name printed

\_\_\_\_\_  
Lessor Signature Date

\_\_\_\_\_  
Lessor Name printed

Theodora Hurley 9/23/24  
Lessee Signature Date

Theodora Hurley  
Lessee Name printed

Elise Morano 9/23/24  
Lessee Signature Date

Elise Morano  
Lessee Name printed

Elise C. Moran  
Theodora K. Hurley

Lease  
10/1/2024 - 7/31/2025  
Addendum A

12-1 Kellogg Street  
Portland, ME 04101  
Page 2 of 2

**Acknowledgement of federal disclosure of information  
on Lead-Based Paint and/or Lead-Based Paint Hazards**

**Lead Warning Statement**

*Housing built before 1978 may contain lead-based paint. Lead from paint, paint chips, and dust can pose health hazards if not managed properly. Lead exposure is especially harmful to young children and pregnant women. Before renting pre-1978 housing, lessors must disclose the presence of known lead-based paint and/or lead-based paint hazards in the dwelling. Lessees must also receive a federally approved pamphlet on lead poisoning prevention.*

Building Built: 1904

**Lessor's Disclosure**

(a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):

(i) ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).

(ii) SAD Lessor has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the lessor (check (i) or (ii) below):

(i) ☐ Lessor has provided the lessee with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).

(ii) SAD Lessor has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

**Lessee's Acknowledgement (initial)**

(c) ☐ Lessee has received copies of all information listed above.

(d) TKH Lessee has received the pamphlet *Protect Your Family from Lead in Your Home* to share  
CCM

**Agent's Acknowledgement (initial)**

(e) ☐ Agent has informed the lessor of the lessor's obligations under 42 U.S.C. 4852(d) and is aware of his/her responsibility to ensure compliance.

**Certification of Accuracy**

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Stephanie L. Dambrie 9/27/24  
Lessor  
Theodora Hurley 9/23/24  
Lessee

Lessee  
Edu 9/23/24  
Date

Agent Date

Agent Date



# Protect Your Family From Lead in Your Home



United States  
Environmental  
Protection Agency



United States  
Consumer Product  
Safety Commission



United States  
Department of Housing  
and Urban Development

Elise C. Morano  
Theodorak. Hurlen  
12-1 Kellogg Street  
Portland, ME 04101  
Lease

10/1/2024 - 7/31/2025

Addendum B

20 pages including  
the cover sheet

Theodorak Hurlen 9/23/24  
Signature Date

Elise C. Morano 9/23/24  
Signature Date

Stephanie X Dambrie 9/27/24  
Signature Date

To Share



Elise C. Morano  
Theodora K. Hurlen

Lease  
10/1/2024-7/31/2025  
Addendum C

12-1 Kellogg Street  
Portland, ME 04101  
Page 1 of 2

## Energy Efficiency Disclosure Form for Rental Units in Maine

Address of Rental Unit: 12-1 Kellogg Street, Portland, ME 04101

This rental unit ☒ meets/ ☐ does not meet/ ☐ partially meets (check one)  
the minimum energy efficiency guidelines suggested below for rental units  
in Maine.

You can expect your energy bills to be lower if your dwelling is insulated and has efficient appliances. There are several factors that affect energy costs. The areas below are the most important ones and indicate where this dwelling exceeds, meets, or falls below minimum efficiency guidelines suggested for Maine. The **bold items** below are suggested minimum guidelines.

### Heating Systems

#### Space Heat

Tested heating system efficiency (minimum: 82%) 86.1 % ☐ unknown Test date: 8/27/2020  
Exposed pipes or ducts in unheated crawl space insulated? ☐ yes ☒ no n/a full basement  
Heating fuels: ☐ oil ☐ natural gas ☐ propane ☐ kerosene ☐ wood ☐ electric ☐ other

#### Water Heat

Accessible domestic hot water pipes insulated? ☒ yes ☐ no  
Fuels: ☐ oil ☒ natural gas ☐ propane ☐ solar ☐ electric ☐ other

### Insulation

#### Walls

Blown in in the 1980's  
Insulated? (minimum: cavity filled) ☒ filled ☐ partially filled ☐ no insulation ☐ unknown  
Insulation thickness: ☐ less than 3" ☒ 3-6" ☐ more than 6"

#### Ceiling

Blown in in the 1980's  
Insulated? (minimum: R-38 or cavity filled) ☒ filled ☐ partially filled ☐ no insulation ☐ unknown  
Insulation thickness: ☐ inches or R- unknown

#### Floors over unheated areas

Insulated? (minimum: R-21 or cavity filled) ☒ filled ☐ partially filled ☐ no insulation ☐ unknown

#### Basement wall

Insulated? (minimum: 2' below grade) ☐ yes ☒ no Brick Walls

plus storm windows

### Windows and Doors

Windows (minimum: 2 panes of glass) ☐ single pane ☐ single + storm ☒ double (DG) ☐ DG + low-e  
(DG + low-e + argon gas) ☐ triple or better

Doors (minimum: insulated or with storm) ☒ insulated ☐ storm ☐ insulated + storm ☐ neither

### Appliances

Refrigerator (minimum: post-1995) ☒ yes ☐ no ☐ unknown ☒ Energy Star rated  
Gas stove (suggested electronic ignition) ☐ electronic ignition ☐ pilot light ☒ no gas stove

You have the right to obtain a 12-month history of electricity used by this rental unit by calling your local electric company. If this unit uses natural gas, you have the right to obtain a 12-month history of natural gas used by the unit by calling your local natural gas company.

For further information about energy efficiency, contact **Efficiency Maine, 1-866-376-2463**

Stephani R. Dambrie

Signatures: Landlord: 9/27/2024 Tenant: Theodora Hurlen Date: 9/23/24

This information is accurate to the best of the landlord's knowledge.

Tenant: Elise Morano Date: 9/23/24

Other comments about the unit's efficiency: \_\_\_\_\_

Available on the Maine Public Utilities Commission or Maine State Housing Authority  
web pages ([www.maine.gov/mpuc](http://www.maine.gov/mpuc) or [www.mainehousing.org](http://www.mainehousing.org))  
May 12, 2006

Page 1 of 2

Elise C. Morano  
Theodora K. Hurley

Lease  
10/1/2024 - 7/31/2025  
Addendum C

12-1 Kellogg Street  
Portland, ME 04101  
Page 2 of 2

## Guidelines and Explanation of Terms

**Tested heating system efficiency (minimum 82%):** This is the combustion efficiency test typically performed by a heating technician when servicing and cleaning the burner.

**Floors over unheated areas:** Examples are an enclosed porch or a crawlspace. Doesn't refer to a basement.

**Basement wall:** Basements in many new buildings are insulated all the way to the floor or footings (full height). Older buildings may have poor soil drainage, e.g. a wet basement. To avoid potential foundation damage from damp soils freezing and expanding, it is generally considered safe to insulate to 1'-2' below ground level. This still saves considerable energy.

**Windows:** Sealed double glazing sometimes has gas fill such as argon or krypton. Low-e storm windows are also available. Either exceeds the basic single glass + storm.

**Doors:** A solid wood door is only a bit more insulating than a single pane of glass. Adding a storm door cuts heat loss in half. An insulated door can equal almost 10 panes of glass.

**Refrigerator:** Refrigerators made before 1995 have the make and model information on a metal plate inside, usually on the door. From 1995 on, the information is on a sheet of metal foil.

**Gas stove:** According to the U.S. Department of Energy, piloted gas burners can use more than twice the energy used by electric ignition gas burners.

Theodora Hurley      9/23/24  
Signature      Date

Elise C. Morano      9/23/24  
Signature      Date

Stephanie L. Dambrosi      9/27/2024  
Signature      Date

Elise C. Morano  
Theodora K. Hurley

Lease  
10/1/2024 - 7/31/2025  
Addendum D

12-1 Kellogg Street  
Portland, ME 04101  
Page 1 of 1

NO SMOKING OF TOBACCO PRODUCTS, NO CHEWING OF TOBACCO PRODUCTS, NO SMOKING OF E-CIGARETTES, NO SMOKING OF MARIJUANA, NO GROWING OF MARIJUANA PLANTS, NO HEAT LAMPS, NO HOME LABS FOR EXTRACTING CANNABIS CONCENTRATES (HASH OIL, SHATTER, WAX ETC.) OR THE MANUFACTURE OF ANY OTHER ILLEGAL OR LEGAL SUBSTANCE(S):

12 Kellogg Street, Portland, ME 04101

NO SMOKING TOBACCO PRODUCTS, NO CHEWING OF TOBACCO PRODUCTS, NO SMOKING OF E-CIGARETTES, NO SMOKING OF MARIJUANA, NO GROWING OF MARIJUANA PLANTS, NO HEAT LAMPS, AND NO HOME LABS FOR THE EXTRACTING OF CANNABIS CONCENTRATES (HASH OIL, SHATTER, WAX ETC.) OR THE MANUFACTURE OF ANY OTHER ILLEGAL OR LEGAL SUBSTANCE(S):

SAD NOT ALLOWED Inside all apartments, enclosed sunporches, or garages

SAD NOT ALLOWED Inside all common areas, such as hallways or basements

SAD NOT ALLOWED Outside within 100 feet of the Dambrie property complex  
(19 Adams St, 5 Kellogg St, 8 Kellogg St, 12 Kellogg St, 18 Kellogg St, Portland, ME 04101)  
(Garages: 1-3 Kellogg St, 11-15 Kellogg St, 29-37 Adams St, 39-45 Adams St, Portland, ME 04101)

SAD NOT ALLOWED Outside on porches, decks, stairways, patios, yards

I have read and understand the No Smoking of Tobacco Products, No Chewing of Tobacco Products, No Smoking of E-cigarettes, No Smoking of Marijuana, No Growing of Marijuana Plants, No Heat Lamps, and No Home Labs for Extracting Cannabis Concentrates (Hash Oil, Shatter, Wax etc.) or the manufacture of any other Illegal or Legal substance(s):

12 Kellogg Street, Portland, ME 04101

Tenant Printed Name: Theodora Hurley

Apartment No.: 12-1 Kellogg Street

Tenant Signature: Theodora Hurley

Date: 9/23/24

Tenant Printed Name: Elise Morano

Apartment No.: 12-1 Kellogg Street

Tenant Signature: Elise Morano

Date: 9/23/24

Tenant Printed Name: \_\_\_\_\_

Apartment No.: \_\_\_\_\_

Tenant Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Tenant Printed Name: \_\_\_\_\_

Apartment No.: \_\_\_\_\_

Owner Signature: Stephanie A Dambrie

Date: 9/27/2024

Owner Printed Name: Stephanie A Dambrie

Date: 9/27/2024

Elise C. Morano  
Theodora K. Hurley



Lease  
10/1/2024 - 7/31/2025  
Addendum E

12-1 Kellogg Street  
Portland, ME 04101  
Page 1 of 1

## Landlords Disclosure To Tenants Of Radon Gas Hazards In A Residential Rental Property

There are possible serious health risks due to exposure to radon. Please read the attached information.

### Information About Your Building

Residential Rental Unit Number Or Other Identifier: Apt #1

Street Address (including Rental complex name if applicable): 12 Kellogg Street Complex  
12 Kellogg Street, Portland, ME 04101

A radon test in the unit identified above or in other parts of your building was completed on 2 / 7 / 2024  
(day)/(month)/(year)

A Tenant may request a re-test after 10 years from the date above, unless the landlord has installed and maintains a functioning radon mitigation system.

The radon level found in the above identified unit (or, if the unit was not tested, the highest level found during testing in other parts of the building) was <0.30 pCi/l. A copy of the original results report is available for viewing by the Tenant. Radon mitigation is recommended, but not required, for radon levels of 4 pCi/l or higher. However, if radon levels of 4.0 pCi/l or higher are not mitigated, the landlord or Tenant have the option to end the lease after providing at least 30 days notice.

The radon was tested by (check one): A Maine Registered Radon Tester \_\_\_ /the landlord X /a Tenant \_\_\_

If tested by a Maine-registered radon tester, their Maine Radon ID number is \_\_\_  
Air Radon Analysis done by Northeast Laboratory Services on 2/8/2024

Under Maine law, any radon testing in residential rental buildings must be conducted according to proper protocols and in accordance with rules adopted by the Maine Department of Health and Human Services. Additionally, Maine law gives the Tenant the right to conduct radon tests in their dwelling unit. They may hire a registered radon tester or conduct the test themselves.

A page explaining the hazards of radon, Radon in Rental Housing-A Serious Hidden Danger to Family Health, is attached.

### ACKNOWLEDGEMENT OF RADON GAS HAZARDS DISCLOSURE

The signatures below acknowledge that the landlord or their agent has disclosed to the lessee, information about radon gas as required by 14 M.R.S.A. Section 6030-D. This acknowledgement does not constitute a waiver of any rights.

Stephanie A. Dambrie  
Landlord or Agent (printed) Date

Stephanie A Dambrie 9/27/2024  
Landlord or Agent (signed) Date

Theodora Hurley 9/23/24  
Tenant (printed) Date

Theodora Hurley 9/23/24  
Tenant (signed) Date

Elise Morano 9/23/24  
Tenant (printed) Date

Elise 9/23/24  
Tenant (signed) Date

# Radon in Rental Housing Addendum F A Serious Hidden Danger to Family Health



**Renting a home with high radon levels is a major risk for lung cancer.**

Radon is the 2nd leading cause of lung cancer. Any home, including rental housing, can have a radon problem. It doesn't matter if it's old or new, or where it's located. High levels of radon gas occur naturally in Maine soil and water, and can move up into a house from the ground. The house then traps the radon in the air inside.

**The only way to know if a home has a problem is to test.** Landlords in Maine are required to test their rental properties for radon by March 1, 2014. This tipsheet can help you understand how radon testing in rental housing works.

## About Radon Testing in Rental Housing

Maine requires landlords to test all residential rental properties by March 1, 2014, and re-test every 10 years.

Simple air tests can show whether radon levels are safe. Only registered radon testers can conduct a radon test. They will put radon test devices in the building, usually in the basement or in ground floor units. Sometimes they will test units on other floors.

## What Tenants Need to Do

- Do not touch, move, cover or otherwise interfere with the testing devices.
- For 12 hours before, and all during the test, keep windows and doors closed, except for normal entry and exit.
- **IMPORTANT:** If the test is not done the right way it must be done again, **costing time and money for the landlord and tenant.**
- Your landlord must show you the results for your residence. If your residence was not tested, you will get the results from the basement or the highest result found in your building.

Stephanie E. Dambrie 9/27/2024  
Signature Date

## About High Radon Levels

A radon concentration of 4 pCi/l (picocuries per liter) or above is a high radon level. If there is a high radon level in your building, your landlord must get the problem fixed within six months.

Only registered radon reduction contractors, called radon mitigators, can fix high radon levels in rental housing. Radon mitigators can install the proper system to make sure that your home and all the others in your building, have safe radon levels.

Radon treatment systems work well to bring the level down to safer levels, no matter how high the levels are to start.

## Follow-Up Testing

Once your building has a radon mitigation system, there will be another radon test and there may be periodic re-tests to make sure the system is working. In addition, landlords must conduct a re-test of the building every 10 years.

Theodore K. Hurley 9/23/24  
Signature Date  
Eunice 9/23/24  
Signature Date

**Protect your family. Learn. Test. Treat if needed.**

- Check this website: [www.MaineRadiationControl.org](http://www.MaineRadiationControl.org)
- For advice: 1-800-232-0842 • [radon.dhhs@maine.gov](mailto:radon.dhhs@maine.gov) • TTY: 800-606-0215





# Certificate of Analysis

Administrative Offices

Phone: 207-873-7711

Fax: 207-873-7022

Customer Service

Phone: 207-878-6481

Fax: 207-887-8387

## Radon Air Report

Report Date: 2/8/2024

Attention: Stephanie A Dambrie  
8 Kellogg Street Apt 1  
Portland ME 04101

### Legend

- ✓ Below EPA Action Level (4.0 pCi/L)
- ✗ At EPA Action Level or Above (4.0 pCi/L)

### Location:

12 Kellogg St  
Portland ME 04101

| Lab ID Number | Building Name/Area    | Unit  | Test Area                  | Temp (°F) | Start Date/Time | End Date/Time  | Radon in Air (pCi/L) |
|---------------|-----------------------|-------|----------------------------|-----------|-----------------|----------------|----------------------|
| 602400268     | 12 Kellogg St Complex | Apt 1 | #3 Bedroom, 1st Fl: 283006 | 68        | 2/5/2024 10:20  | 2/7/2024 13:13 | ✓ Detector 1: <0.30  |
| 602400269     | 12 Kellogg St Complex | Apt 2 | #2 Bedroom, 2nd Fl: 283007 | 70        | 2/5/2024 10:23  | 2/7/2024 13:14 | ✓ Detector 1: <0.30  |
| 602400270     | 12 Kellogg St Complex | Apt 3 | #4 Bedroom, 3rd Fl: 283008 | 68        | 2/5/2024 10:26  | 2/7/2024 13:17 | ✓ Detector 1: <0.30  |

Radon measurements with a reading of 4pCi/L or more are at the EPA action level. The EPA recommends follow up measurements and fixing a home with levels of 4pCi/L or higher. The State of Maine considers levels of 2pCi/L or lower desirable, but does not necessarily recommend action unless over 4pCi/L.

Information on indoor radon, and any questions, comments, or complaints concerning radon services should be directed to the State of Maine Radiation Control Program, State House #10, Augusta, ME 04333-0010, 287-5676 or 1-800-232-0842.

Should you have any questions concerning your radon test result, please feel free to call us.

Please, contact NEL for your other environmental analytical needs, including water testing for lead and arsenic or indoor air quality.

Authorized By

*Adam Weber*  
Adam Weber, Laboratory Analyst

Review Date

2/8/2024

Note: NEL meets EPA requirements for radon testing. The State of Maine Radon Registration Act (22 MRSA sec. 771 et seq.) requires this laboratory to report the test results and zip codes of structures tested, and the street address in cases of very high radon levels.

Analytical results and reports are generated by NEL at the request of and for the exclusive use of the person or entity (client) named on this report. Results, reports, or copies of same will not be released by NEL to any third party without the prior express written consent from the client named in this report. This report applies only to those samples taken at the time, place, and location referenced by the client. This report makes no express or implied warranty or guarantee as to the sampling methodology used by the individual performing the sampling. The client is solely responsible for the use and interpretation of these results and NEL makes no express or implied warranties as to such use or interpretation. NEL is not able to make and does not make a determination as to the environmental soundness, safety, or health of a property from only the samples sent to their laboratory for analysis. Unless otherwise specified by the Client, NEL reserves the right to dispose of all samples after the testing of such samples is sufficiently completed. NEL liability extends only to the cost of the testing. NRSB Reg# ARL1401. ME REG# SPC3.

*Elise C. Morano* 9/23/24  
Elise C. Morano Date

*Theodore K. Hurley* 9/23/24  
Theodore K. Hurley Date

Lease  
10/1/2024 - 7/31/2025  
Addendum 9  
Page 1 of 1

*Stephanie A. Dambrie* 9/27/2024  
Stephanie A. Dambrie Date

Elise C. Morano  
Theodora K. Hurley

Lease  
10/1/2024 - 7/31/2025  
Addendum #

12-1 Kellogg Street  
Portland, ME 04101  
Page 1 of 2

City of Portland, Maine  
Rental Housing Rights

**Tenant/Landlord Rights and Responsibilities**

The relationships between tenants and landlords in Portland are governed, in part, by the City of Portland Code of Ordinances and the State of Maine statutes, and cover a wide variety of topics. There are various resources for additional information, including Pine Tree Legal and the State of Maine's publication "Consumer Rights When You Rent an Apartment", and others. It is recommended that concerned individuals obtain professional legal advice, as necessary.

**Rent Control**

Landlords of rental units in Portland, that are not otherwise exempt, may only increase the rent once within a rental year. Before increasing rent, a landlord must give tenants written, signed notice at least 75 days in advance. That notice must include the date the tenancy began, the date of the rent increase, and the reasons for the rent increase. Rent may only be increased for certain reasons and by certain amounts, such as the increase in the Consumer Price Index, certain increases in taxes, where there is a new tenant, or if a landlord requests special permission from the Rent Board. A landlord may never raise the rent more than 10% in one year.

**Tenants at Will**

When a tenant rents a housing unit without a written lease that tenant is a "tenant at will". Unless the unit is exempt, for tenants at will, landlords must typically provide at least 90 days written notice to tenants before they must move out. If a landlord provides \$500.00 reimbursement to the tenant, tenancies-at-will may be determined by notice at least 60 days before they must move out. If \$1,000.00 in reimbursement is provided, tenancies-at-will may be determined by notice at least 30 days before they must move out. Landlords do not have to provide a reason for asking the tenant to leave.

A landlord may evict a tenant at will with a minimum 7-day written notice if the tenant: (1) has caused serious damage to the apartment and has not repaired the damage; (2) has been a nuisance to other tenants or neighbors; (3) has made the unit unlivable or unfit to live in; (4) has changed the door locks and refused to give the landlord a key; and (5) is 7 days or more behind in rent.

**Prohibited Discrimination**

Housing discrimination on the basis of race, color, sex, sexual orientation, physical or mental disability, ancestry, national origin, or family status is prohibited by the City of Portland and the State of Maine. Landlords may not refuse to rent or impose terms of tenancy on any tenant who is a recipient of federal, state or local public assistance, including medical assistance and housing subsidies. Unless a unit is otherwise exempt, landlords must also comply with reasonable requirements of any subsidy program, including filling out paperwork, allowing inspections, and making reasonable repairs.

**Concerns, Complaints, or Questions**

If you have questions about the City's ordinances on rent control and tenant protections, think your landlord has violated the City's ordinances, or want to file an appeal with the Rent Board, please contact the Housing Safety Office at [housingsafety@portlandmaine.gov](mailto:housingsafety@portlandmaine.gov) or 207-756-8131  
Revised March 2021

Theodora Hurley  
Signature

9/23/24  
Date

Eem M  
Signature

9/23/24  
Date

Stephanie G Dambriu  
Signature

9/27/2024  
Date

Elise C. Morano  
Theodora K. Hurley

Lease  
10/1/2024 - 7/31/2025  
Addendum H

12-1 Kellogg Street  
Portland, ME 04101  
Page 2 of 2

Required Forms & Informational Material

Landlords must provide the following informational material and forms to tenants:

- The City of Portland Rental Housing Rights Document (above) Lease 10/1/2024 - 7/31/2025  
Addendum H - 2 pages
- Energy Efficiency Disclosure  
<https://www.maine.gov/mpuc/online/forms/EnergyEfficiencyDisclosure.html> Lease 10/1/2024 - 7/31/2025  
Addendum C - 2 pages
- Lead Paint Pamphlet - "Protect Your Family From Lead in Your Home"  
<https://www.epa.gov/lead/protect-your-family-lead-your-home> Lease 10/1/2024 - 7/31/2025  
Addendum B - 20 pages including cover page
- Lead Based Paint Disclosure Form  
Lead Based Paint Disclosure Form Lease 10/1/2024 - 7/31/2025  
Addendum A - 2 pages
- Smoking Policy Disclosure (To be drafted by the landlord) Lease 10/1/2024 - 7/31/2025, Addendum D - 1 page
- Radon in Rental Housing Pamphlet  
<https://www.maine.gov/dhhs/mecdc/environmental-health/rad/radon/documents/2019tipsheet1.pdf> Lease 10/1/2024 - 7/31/2025  
Addendum F - 1 page
- Radon Disclosure  
<https://www.maine.gov/dhhs/mecdc/environmental-health/rad/radon/documents/Maine%20radon%20gas%20disclosure-final.pdf> Lease 10/1/2024 - 7/31/2025  
Addendum E - 1 page each

By signing below, landlords and tenants acknowledge that they have read and understand the information contained within this document and landlords have provided tenants with copies of the informational material and forms noted above.

|          |                     |      |           |
|----------|---------------------|------|-----------|
| Landlord | Stephanie A. Dambri | Date | 9/27/2024 |
|          | Stephanie A. Dambri |      |           |
| Tenant   | Elise C. Morano     | Date | 9/23/24   |
|          | Elise C. Morano     |      |           |
| Tenant   | Theodora K. Hurley  | Date |           |
|          | Theodora Hurley     |      | 9/23/24   |
| Tenant   |                     | Date |           |

Revised March 2021

**City of Portland – Housing Safety Division**  
**LANDLORD APPLICATION FOR RENT INCREASE SUMMARY**

**Date of Hearing:**

August 27, 2025

**Owner Name and Address:**

Dennis Fuller  
3946 Easton Terr  
Sarasota, FL 34238-2617

**Agent Name and Address:**

Troy Hanna  
394 Meadow Rd  
Durham, ME 04222

**Property Address and Unit:**

489 Cumberland Ave, all 4 units

**CBL:**

048-F-023-001

**Tenants/Interested Parties:**

Yes

**City of Portland Permitting and Inspections Department Landlord  
Worksheet/Petition for Rent Board Approved Increase Rent Increase using  
Fair Return Standard: Maintenance of Net Operating Income (MNOI)**

**Note to Applicants**

All information and documentation provided in this application will be made available to the public, pursuant to applicable public access laws in the State of Maine. An Applicant may choose to redact sensitive information contained herein, including, but not limited to bank account information, debit card or credit card information, government-issued identification information, personal contact information such as phone numbers, email addresses, tenant or employee names, or other personally identifying information. The Rent Board may act within its authority to request any additional information it deems pertinent to the application at hand.

**Introductory Information**

A landlord is entitled to a fair return on investment, which means an amount sufficient to allow a just and reasonable rate of return, to encourage the investment of capital in the rental housing market, to fairly compensate investors for the risks they have assumed, and to achieve minimum constitutionally protected standards.

Pursuant to the Rent Control Ordinance, the fair return on investment must be calculated using Maintenance of Net Operating Income (MNOI). This methodology presumes the net operating income the landlord earned from a Covered unit during the calendar year 2019 yielded a fair return on investment unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. To qualify for an MNOI increase, the landlord has to file this application for a hearing by the Rent Board.

1. **Presumption of Base Year Net Operating Income**  
It shall be presumed that the net operating income received by the landlord during the calendar year 2019 (the Base Year) yielded a Fair Return on investment. This presumption may be rebutted, in which case an adjusted Base Year Net Operating Income shall be used.
2. **Fair Return**  
A landlord has the right to obtain a net operating income equal to the Base Year (2019) net operating income adjusted by 100% of the percentage increase in the Consumer Price Index (CPI), since the Base Year. It shall be presumed this standard provides a Fair Return.
3. **Base Year:**
  - a. Calendar year 2019 is the Base Year.
  - b. In the event that a prior determination of the allowable Rent is made pursuant to a Fair Return petition, if a subsequent petition is filed, the Base Year shall be the year that was considered as the "current year" in the prior petition.
  - c. Unless otherwise exempted from the limitation on rent increases by local, state or federal laws or regulations, if a Rental Unit enters the marketplace for the first time after 2019, the Base Year shall be the year the Unit entered the marketplace.
4. **Current Year**  
The "current year" shall be the calendar year preceding the petition.
5. **CPI (Consumer Price Index)**  
The annual CPI for the current year for All Urban Consumers for the Greater Boston Metro area (All Urban Consumers, All Items) provided by the U.S. Bureau of Labor Statistics [[Bureau of Labor Statistics Data \(bls.gov\)](https://www.bls.gov)].
6. **Limits of Allowable Rent Increases in Any One Year**  
If the amount of any rent increase granted pursuant to a fair return petition exceeds 10%, the portion in excess of 10% shall be deferred to the next year or years following the procedure for Banked Rent.



General Information About the Property

Street Address: 489 Cumberland Avenue

Parcel Number(s): 048-F-023-001

Year Property Purchased by Current Owner: 1989

Total Number of Units on the Property: 4

Total Number of Units Affected by Proposed Rent Increase: 4

Are there Rental Units that are Partially or Fully Exempt (circle)? Yes No

If yes, number of Exempt Rental Units and Basis for Exemption: no

I. Landlord Information

Name: Denny Fuller

Phone(s): 8607965314

Business Address: 3946 Easton Terr

City, State, Zip: Sarasota, FL 34238-2617

Business E-mail: fullerdenny@gmail.com

II. Agent Information (if applicable)

Name: Troy Hanna

Phone(s): 2072338051

Business Address: 394 Meadow Rd

City, State, Zip: Durham, ME 04222

Business E-mail: troyallagash@gmail.com

III. Services

Please check the applicable box to identify the manner in which each service is paid.

|             | Paid by Landlord, but<br>not passed through to<br>Tenants | Tenants pay service<br>directly     | Landlord pays service<br>and passes cost<br>through to Tenants |
|-------------|-----------------------------------------------------------|-------------------------------------|----------------------------------------------------------------|
| Gas         | <input checked="" type="checkbox"/>                       | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Electricity | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Water       | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Sewer       | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Garbage     | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Other:      | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input type="checkbox"/>                                       |

#### IV. Changes to Services

Briefly describe the services provided to the rental units. Include all services provided and state which services are provided without additional charge.

Heat, electricity, water, sewer. Unit 2 has its own laundry machines, the basement has coin operated machines for the other units. Additional storage for all units in the basement.

If there have been any changes to the services listed above or in the responsibility for their payment since the base year, please explain:

One of the units (unit 1) used to pay their own gas bills and contributes \$25 a month to the gas service on top of their normal rent. In 2021 we had to purchase a new boiler which was more efficient but the new set up prohibited the use of the separate gas meter for unit 1. The tenant agreed to reimburse us \$25 a month for gas which was a much lower number than what they were paying previously.

## V. Income and Expense Explanation and Calculation

### Calculation of Net Operating Income

Net operating income shall be calculated by subtracting operating expenses from gross rental income.

### Gross Rental Income

Gross rental income includes:

- Scheduled rental income at one hundred percent (100%) occupancy plus all other income or consideration received or in connection with the use or occupancy of the Rental Unit.  
If there is a change in the number of rental units between the Base Year & Current Year, the rental income and expenses for the same number of units shall be used in calculating the net operating income for both periods. The purpose of this provision is to provide a fair compensation between the Base Year and the Current Year.
- Vacant or owner-occupied rental units at the time a petition is filed, that provided rental income in the Base Year, shall count toward the calculation of gross rental income in the Current Year. The Rent Program shall attribute rental income calculated on the basis of average rents for comparable units at the property that were most recently rented. If no comparable units on the property were rented within the last two years, initial rents for comparable units in the City may be used if there is no other basis for its calculation.

Gross rental income shall not include:

- Utility charges that are sub-metered, for gas, electricity or water paid directly by the tenant;
- Charges for refuse disposal, sewer service or other services (which are either provided solely on a cost pass-through basis if they are regulated by state or local law)

## VI. Operating Expenses

Operating expenses include reasonable costs of operation and maintenance of the Rental Unit, including:

- Management Expenses;
- Utility Costs except a utility that are paid directly by the tenant(s);
- Real Property Taxes Assessed and Paid;
- Insurance;
- License, Registration and other Public Fees;
- Landlord-performed Labor;
- Legal Expenses;
- The Amortized Costs of Capital Improvements; and
- Other Reasonable Operating Expenses.

Operating expenses shall not include the following:

- Mortgage principal or interest payments or other debt service costs and costs associated with obtaining financing;
- Any penalties, fees or interest assessed or awarded for violation of any provision of this chapter or of any other provision of law;
- Land lease expenses;
- Political contributions and payments to organizations or individuals which are substantially devoted to legislative lobbying purposes;
- Depreciation;
- Any expenses for which the Landlord has been reimbursed by any utility rebate or discount, Security Deposit, insurance settlement, judgment for damages, settlement or any other method or device;
- Unreasonable increases in expenses since the Base Year;
- Expenses associated with the provision of master-metered gas and electricity services;

- Expenses which are attributable to unreasonable delays in performing necessary maintenance or repair work or the failure to complete necessary replacements. (For example if a roof replacement is unreasonably delayed, the full cost of the roof replacement would be allowed; however, if interior water damage occurred as a result of the unreasonable delay, that expense would not be allowable to support a fair return); and
- Unreasonable Expenses.

#### Claim for Base Rent Adjustment

A claim may be made for a Base Year Rent Adjustment if the Base Year Rent and/or earlier rent amounts were disproportionately low. A Base Year Rent Adjustment will be considered if the evidence supporting a requested adjustment is provided and sufficiently compelling enough to show that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. Landlords may rebut the presumption that the Base Year net operating income provided a fair return. If a claim is made on this basis, the petitioner must complete Section XIX, Claim for Adjustment of Base Year Net Operating Income and Associated Rent Adjusted Claim at the end of this Application.

**Check here ☐ if a claim for a Base Year Rent Adjustment is included in this application and complete Section XVIII of this Application.**

## VII. Income Worksheet

|                                                                                             | Base Year (2019) <sup>1</sup> | Current Year (2024) |
|---------------------------------------------------------------------------------------------|-------------------------------|---------------------|
| <b>Rental Income</b>                                                                        |                               |                     |
| 1. Gross scheduled rental income (total for the calendar year) including uncollected rent.  | \$ 44,400                     | \$ 52,365           |
| 2. Portion Attributable to Vacancy                                                          | \$ 0                          | \$                  |
| <b>Fees (indicate what fee is for):</b>                                                     |                               |                     |
| 3. Late fees                                                                                | \$ 0                          | \$                  |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$                            | \$                  |
| 5. _____                                                                                    | \$                            | \$                  |
| 6. _____                                                                                    | \$                            | \$                  |
| 7. _____                                                                                    | \$                            | \$                  |
| <b>Other Income (list separately by type)<sup>2</sup>:</b>                                  |                               |                     |
| 8. Laundry Coin                                                                             | \$ 100                        | \$ 200              |
| 9. _____                                                                                    | \$                            | \$                  |
| 10. _____                                                                                   | \$                            | \$                  |
| <b>Fees charged by landlord for Utilities</b>                                               |                               |                     |
| 11. Gas                                                                                     | \$                            | \$                  |
| 12. Electricity                                                                             | \$                            | \$                  |
| 13. Water                                                                                   | \$                            | \$                  |
| 14. Sewer                                                                                   | \$                            | \$                  |
| 15. Garbage & Recycling                                                                     | \$                            | \$                  |
| <b>Other Utilities (list separately by type):</b>                                           |                               |                     |
| 16. _____                                                                                   | \$                            | \$                  |
| 17. _____                                                                                   | \$                            | \$                  |
| <b>18. TOTAL INCOME</b>                                                                     | <b>\$ 44,500</b>              | <b>\$ 52,565</b>    |
| (add only lines 1 and 3-17)                                                                 |                               |                     |
| _____                                                                                       |                               |                     |

<sup>1</sup> or an alternative year in the event of extenuating circumstances.

<sup>2</sup> Interest earned by Landlord on Tenant security deposits, other interest, or investment income.



## VIII. Operating Expense Worksheet

Additional operating expense items can be listed for this worksheet using separate page(s) as needed.

|                                                                                     | Base Year (2019)   | Current Year (2024) |
|-------------------------------------------------------------------------------------|--------------------|---------------------|
| 1. Assessments                                                                      | \$ _____           | \$ _____            |
| 2. Real Property Taxes                                                              | \$ 9,450.79        | \$ 14,223.63        |
| 3. License Tax/Fee                                                                  | \$ 243.4           | \$ _____            |
| 4. Rent Board Registration Fees                                                     | \$ _____           | \$ 1030.35          |
| 5. Insurance                                                                        | \$ 2,066.56        | \$ 4,339.49         |
| 6. Accounting                                                                       | \$ _____           | \$ _____            |
| 7. Legal (explain types of legal expenses)                                          | \$ _____           | \$ _____            |
| 8. Manager /Management Services                                                     | \$ 5,550.00        | \$ 6,283.8          |
| 9. Security                                                                         | \$ _____           | \$ _____            |
| 10. Office Supplies                                                                 | \$ _____           | \$ 100              |
| 12. Normal Repairs                                                                  | \$ 1,655.00        | \$ 1730.07          |
| 13. Owner-Performed Labor                                                           | \$ 1,870           | \$ 2,160            |
| 14. Plumbing Maintenance                                                            | \$ _____           | \$ 6,244            |
| 15. Pool Maintenance                                                                | \$ _____           | \$ _____            |
| 16. Landscape Maintenance/snow removal                                              | \$ _____           | \$ 1358             |
| 17. Other Maintenance                                                               | \$ _____           | \$ _____            |
| 18. Parking Lot/Street Maintenance                                                  | \$ _____           | \$ _____            |
| 19. Gas (separately metered only)                                                   | \$ 3,201.47        | \$ 4,514.29         |
| 20. Electricity (separately metered only)                                           | \$ 1,138.17        | \$ 3,090.51         |
| 21. Water                                                                           | \$ 1,565.88        | \$ 1,861.29         |
| 22. Sewer                                                                           | \$ _____           | \$ _____            |
| 23. Amortized portion of Capital Expense<br>(see Sections X, XI and XII column (i)) | \$ 2020.24         | \$ 2020.24          |
| 24. Vandalism Repairs                                                               | \$ _____           | \$ _____            |
| 25. Uninsured Damages                                                               | \$ _____           | \$ _____            |
| <b>27. TOTAL OPERATING EXPENSES</b>                                                 | <b>\$ 28761.51</b> | <b>\$ 48,955.67</b> |

## IX. Allowances for Capital Improvements

Operating expenses include the amortized costs of capital improvements plus an interest allowance to cover the amortization of those costs. A capital improvement shall be any improvement to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250.00 or more per unit.

Allowances for capital improvements shall be subject to the following conditions:

1. The amortization period shall be in conformance with the schedule adopted by the City, as provided in Section XI, unless it is determined that an alternate period is justified based on the evidence presented at the Rent Board hearing.
2. Capital improvement costs do not include costs incurred to bring the Rental Unit into compliance with a provision of Portland Code or state law where the original installation of the improvement was not in compliance with code requirements.

Example of a Capital Improvement with Amortized Expenses and an Interest Allowance:

Owner filed a Petition on March 1, 2023 for an individual rent adjustment for a roof that was completed covering a four-rental unit building. The cost of the Capital Improvement was \$20,000 benefiting all four units in the building. The amortization period for a roof is ten (10) years according to the below tables. The applicable interest allowance based on the Primary Mortgage Survey is 3.88% + 2% for this example. The calculation of the capital improvement per month is:

| Capital Improvement Cost | Interest Allowance | Period                   | Total Principal & Interest – Life of Improvement | Total Interest – Life of Improvement |
|--------------------------|--------------------|--------------------------|--------------------------------------------------|--------------------------------------|
| \$20,000                 | 5.88%              | 10 years<br>(120 months) | \$26,500.52                                      | \$6,500.52                           |

| Annual Amortized Cost | Monthly Amortized Cost | # of Units | Monthly Cost per Unit |
|-----------------------|------------------------|------------|-----------------------|
| \$2,650.05            | \$220.84               | 4          | \$55.21               |

## X. Amortization Period of Capital Improvements/Expenses

In amortizing capital improvements/ expenses, the following schedule shall be used to determine the amortization period of the capital improvements and expenses. Improvements add to the health & safety of the rental unit.

|                   | Years |
|-------------------|-------|
| Appliances        |       |
| Air Conditioners* | 10    |
| Refrigerator*     | 5     |
| Stove*            | 5     |
| Garbage Disposal  | 5     |
| Water Heater*     | 5     |
| Dishwasher        | 5     |
| Microwave Oven    | 5     |
| Washer/Dryer      | 5     |
|                   |       |
| Basic Items       |       |
| Fans*             | 5     |
| Cabinets*         | 10    |
| Carpentry         | 10    |
| Counters*         | 10    |
| Doors*            | 10    |
| Knobs             | 5     |

|                                    | Years |
|------------------------------------|-------|
| Screen Doors                       | 5     |
| Fencing and Security*              | 5     |
| Management                         | 5     |
| Tenant Assistance                  | 5     |
|                                    |       |
| Structural Repair and Retrofitting |       |
| Foundation Repair*                 | 10    |
| Foundation Replacement*            | 20    |
| Foundation Bolting*                | 20    |
| Iron or Steel Work                 | 20    |
| Masonry-Chimney Repair*            | 20    |
| Shear Wall Installation*           | 10    |
| Electrical Wiring*                 | 10    |
| Elevator*                          | 20    |
|                                    |       |
| Fencing                            |       |
| Chain                              | 10    |
| Block                              | 10    |
| Wood                               | 10    |
|                                    |       |

|                                | Years |
|--------------------------------|-------|
|                                |       |
| Fire Systems                   |       |
| Fire Alarm System*             | 10    |
| Fire Sprinkler System*         | 20    |
| Fire Escape*                   | 10    |
|                                |       |
| Flooring/Floor Covering        |       |
| Hardwood                       | 10    |
| Tile and Linoleum              | 5     |
| Carpet                         | 5     |
| Carpet Pad                     | 5     |
| Subfloor                       | 10    |
| Fumigation Tenting*            | 5     |
| Furniture                      | 5     |
| Automatic Garage Door Openers* | 10    |
|                                |       |
| Gates                          |       |
| Chain Link                     | 10    |
| Wrought Iron                   | 10    |
| Wood                           | 10    |

|                  | Years |
|------------------|-------|
|                  |       |
|                  |       |
| Glass            |       |
| Windows*         | 5     |
| Doors*           | 5     |
| Mirrors          | 5     |
|                  |       |
| Heating*         |       |
| Central          | 10    |
| Gas              | 10    |
| Electric         | 10    |
| Solar            | 10    |
| Insulation       | 10    |
|                  |       |
| Landscaping      |       |
| Planting         | 10    |
| Sprinklers       | 10    |
| Tree Replacement | 10    |
|                  |       |
| Lighting         |       |

|                          | Years |
|--------------------------|-------|
| Interior*                | 10    |
| Exterior*                | 5     |
| Exterior                 |       |
| Locks*                   | 10    |
| Mailboxes*               | 10    |
| Meters*                  | 10    |
|                          |       |
| Plumbing                 |       |
| Fixtures*                | 10    |
| Pipe Replacement*        | 10    |
| Re-Pipe Entire Building* | 20    |
| Shower Doors*            | 5     |
|                          |       |
| Painting                 |       |
| Interior                 | 5     |
| Exterior                 | 5     |
|                          |       |
| Paving                   |       |
| Asphalt                  | 10    |
| Cement                   | 10    |

|                          | Years |
|--------------------------|-------|
| Decking                  | 10    |
| Plastering               | 10    |
| Sump Pumps*              | 10    |
| Railings*                | 10    |
|                          |       |
| Roofing*                 |       |
| Shingle/Asphalt          | 10    |
| Built-up, Tar and Gravel | 10    |
| Tile                     | 10    |
| Gutters/Downspouts       | 10    |
|                          |       |
| Security*                |       |
| Entry Telephone Intercom | 10    |
| Gates/Doors              | 10    |
| Fencing                  | 10    |
| Alarms                   | 10    |
|                          |       |
| Sidewalks/Walkways*      | 10    |
| Stairs                   | 10    |
| Stucco                   | 10    |



|                    | Years |
|--------------------|-------|
| Tilework           | 10    |
| Wallpaper          | 5     |
| Window Coverings*  |       |
| Drapes             | 5     |
| Shades             | 5     |
| Screens            | 5     |
| Awnings            | 5     |
| Blinds/Mini-blinds | 5     |
| Shutters           | 5     |

\*Capital Improvements generally concern any change or addition to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250 or more per unit.

The \* items are likely capital improvements. Other items may depend on the circumstances.

## XI. Interest Allowance on Capital Improvements

If an amount was reported as an amortized portion of expenses on Section IX, Operating Expense Worksheet, line 23 of the Base Year or current operating expense table above, complete this section.

An interest allowance may be calculated on the cost of amortized expenses. The interest allowance shall be the interest rate equivalent to the "average rate" for a thirty-year fixed rate on home mortgages plus two percent (2%). The "average rate" shall be the rate Freddie Mac last published in its weekly Primary Mortgage Market Survey (PMMS) as of the date of the initial petition. <http://www.freddie.mac.com/pmms/archive.html>

**Please use the Microsoft Excel version of this page (available from the Housing Safety Office) or an online amortization calculator to ensure that your numbers are correct.**

### Completed Capital Improvement and Expense Worksheet (Base Year)

| (a)    | (b)               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|-------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| 1      | Brick Repointing  | 4                   | 24,195       | 5.6                    | 20                           | 16,209.7        | 40,404.7                          | 2020.24     | 168.35       | 42.08                 |
| —      | —                 | —                   | \$ —         | —%                     | —                            | \$ —            | \$ —                              | \$ —        | \$ —         | \$ —                  |
| —      | —                 | —                   | \$ —         | —%                     | —                            | \$ —            | \$ —                              | \$ —        | \$ —         | \$ —                  |
| —      | —                 | —                   | \$ —         | —%                     | —                            | \$ —            | \$ —                              | \$ —        | \$ —         | \$ —                  |
| —      | —                 | —                   | \$ —         | —%                     | —                            | \$ —            | \$ —                              | \$ —        | \$ —         | \$ —                  |
| —      | —                 | —                   | \$ —         | —%                     | —                            | \$ —            | \$ —                              | \$ —        | \$ —         | \$ —                  |
| —      | —                 | —                   | \$ —         | —%                     | —                            | \$ —            | \$ —                              | \$ —        | \$ —         | \$ —                  |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Base Year [add amounts in column (d)]: \$ 24,195

Annual Cost for Base Year [add amounts in column (i)]: \$ 168.35

Completed Capital Improvement and Expense Worksheet (Current Year)

**This list may include any capital expenses that are still being amortized in the current year.** For example, if a roof was replaced last year, the amortized portion may be counted in the current year.

| (a)<br>Item # | (b)<br>Brief Description   | (c)<br># of Units Impacted | (d)<br>Initial Cost | (e)<br>Interest Rate Allowed* | (f)<br>Amortization Period (years)* | (g)<br>Interest Amount | (h)<br>Total Cost [Principal + Interest] | (i)<br>Annual Cost | (j)<br>Monthly Cost | (k)<br>Monthly Cost Per Unit |
|---------------|----------------------------|----------------------------|---------------------|-------------------------------|-------------------------------------|------------------------|------------------------------------------|--------------------|---------------------|------------------------------|
| 1             | roofing and siding repairs | 4                          | \$ 66,800           | 8.7%                          | 10                                  | \$ 33,446.             | \$ 100,246.                              | \$ 10,024.         | \$ 835.39           | \$ 208.8                     |
| —             | —                          | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                          | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                          | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                          | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |
| —             | —                          | —                          | \$ —                | —%                            | —                                   | \$ —                   | \$ —                                     | \$ —               | \$ —                | \$ —                         |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Current Year [add amounts in column (d)]: \$ 66,800

Annual Cost for Current Year [add amounts in column (i)]: \$ 10,024.6

XII. Blank Worksheet (Optional – Available for Petitioner Use)

### XIII. Owner-Performed Labor

Landlord-performed labor shall be compensated at reasonable hourly rates. However, no Landlord-performed labor shall be included as an operating expense unless the Landlord submits documentation showing the date, duration, and nature of the work performed. There shall be a maximum allowed under this provision of five percent (5%) of gross income unless the Landlord demonstrates that greater services were performed for the benefit of the residents.

#### Owner Performed Labor – Base Year

| Date (or Range) | Hours | Hourly Rate | Units Impacted | Type of Work                                      |
|-----------------|-------|-------------|----------------|---------------------------------------------------|
| 2019            | 10    | 85          | 4              | Travel to Portland from Western MA to inspect     |
| 2019            | 12    | 85          | 4              | building and discuss operations with the manager. |
|                 |       |             |                |                                                   |
|                 |       |             |                | Periodic telephone calls with                     |
|                 |       |             |                | the manager about building operations.            |
|                 |       |             |                |                                                   |

#### Owner Performed Labor – Current Year

| Date | Hours | Hourly Rate | Units Impacted | Type of Work                                                 |
|------|-------|-------------|----------------|--------------------------------------------------------------|
| 2024 | 10    | 90          | 4              | Travel to Portland from Western MA to                        |
| 2024 | 14    | 90          | 4              | inspect building and talk with manager.                      |
|      |       |             |                |                                                              |
|      |       |             |                | Discuss management of building and rent                      |
|      |       |             |                | control ordinances and especially this for with the manager. |
|      |       |             |                |                                                              |



#### XIV. Planned Capital Improvements

To encourage necessary capital improvements and expenses, a Landlord may include anticipated future expenses for the amortized cost of capital improvements and expenses in a fair return petition. An allowance shall be made for anticipated expenses that the Landlord intends to incur during the twenty-four month period following the date of a final Rent Program determination. This procedure should not be used for anticipated expenses for ordinary maintenance and repairs. The portion of any allowable rent increase attributable to the capital improvement and expense shall not go into effect until completion has been documented to the Rent Program.

**Complete this table only if you are seeking preliminary approval for improvements you plan to complete within the next twenty-four (24) months. A rent increase cannot be granted until the improvements are completed and documentation of the cost of the improvements has been reviewed and approved by the City.**

| (a)<br>Item # | (b)<br>Brief Description<br>and Expected Date<br>of Completion | (c)<br># of Units<br>Impacted | (d)<br>Initial Cost | (e)<br>Interest Rate<br>Allowed* | (f)<br>Amortization<br>Period (years)* | (g)<br>Interest<br>Amount | (h)<br>Total Cost<br>[Principal +<br>Interest] | (i)<br>Annual Cost | (j)<br>Monthly<br>Cost | (k)<br>Monthly<br>Cost Per<br>Unit |
|---------------|----------------------------------------------------------------|-------------------------------|---------------------|----------------------------------|----------------------------------------|---------------------------|------------------------------------------------|--------------------|------------------------|------------------------------------|
| —             | _____                                                          | —                             | \$ _____            | ____%                            | —                                      | \$ _____                  | \$ _____                                       | \$ _____           | \$ _____               | \$ _____                           |
| —             | _____                                                          | —                             | \$ _____            | ____%                            | —                                      | \$ _____                  | \$ _____                                       | \$ _____           | \$ _____               | \$ _____                           |
| —             | _____                                                          | —                             | \$ _____            | ____%                            | —                                      | \$ _____                  | \$ _____                                       | \$ _____           | \$ _____               | \$ _____                           |
| —             | _____                                                          | —                             | \$ _____            | ____%                            | —                                      | \$ _____                  | \$ _____                                       | \$ _____           | \$ _____               | \$ _____                           |
| —             | _____                                                          | —                             | \$ _____            | ____%                            | —                                      | \$ _____                  | \$ _____                                       | \$ _____           | \$ _____               | \$ _____                           |

\*Use the amortization table in this Attachment and the information about interest rates.

Proposed Capital Expenses [add amounts in column (d)]: \$ \_\_\_\_\_

Annual Cost for Proposed Capital Expenses [add amounts in column (i)]: \$ \_\_\_\_\_

## XV. Net Operating Income (NOI)

Net Operating Income = Income – Operating Expenses

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ <u>44,500</u>                                                                                  | \$ <u>52,565</u>    |
| 2. Annual Operating Expenses                                                                     | \$ <u>28,761.51</u>                                                                               | \$ <u>48,955.67</u> |
| 3. Net Annual Operating Income                                                                   | \$ <u>15,738.49</u>                                                                               | \$ <u>3609.33</u>   |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | <u>20</u> %         |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ <u>18,886.19</u> |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ <u>15,276.86</u> |
|                                                                                                  | Line 6 – Line 3 Current Year                                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>3</sup>                                               |                                                                                                   | \$ <u>318.27</u>    |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                     |

---

<sup>3</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XVI. Monthly Rent Worksheet

List the monthly rent, including all fees, charged each tenant, for the twelve (12) months preceding the date of the petition. If the rent was raised during the twelve-month period preceding the petition, including the amount of any fees, list each rent charged and indicate the date each raise was implemented. Provide the year and amount of any unused (banked) Annual Increase Percentage (AIP), Tax Rate Rent Adjustment (prior to 2023), or New Tenancy, or any other rent increase authorized by the Rent Board that have been banked with proper notice to each tenant for future rent increases.

| Unit # | Rent    | AIP & New<br>Tenant<br>Increase | Date of Increase | AIP & New<br>Tenant Taken<br>(%) | AIP & New<br>Tenant<br>Deferred<br>(%) | Other<br>Charges<br>(Please<br>specify) | Comment             |
|--------|---------|---------------------------------|------------------|----------------------------------|----------------------------------------|-----------------------------------------|---------------------|
| 1      | \$ 1290 | \$                              | 10-1-24          | 1.9 %                            | %                                      | \$ 25 (Gas)                             |                     |
| 2      | \$ 1030 | \$                              | 10-1-24          | 3.5 %                            | %                                      | \$                                      |                     |
| 3      | \$ 745  | \$                              |                  | %                                | %                                      | \$                                      | no increase in 2024 |
| 4      | \$ 1300 | \$                              |                  | %                                | %                                      | \$                                      | no increase in 2024 |
|        | \$      | \$                              |                  | %                                | %                                      | \$                                      |                     |
| 2      | \$      | \$                              |                  | %                                | %                                      | \$                                      |                     |
|        | \$      | \$                              |                  | %                                | %                                      | \$                                      |                     |
|        | \$      | \$                              |                  | %                                | %                                      | \$                                      |                     |

|       |          |          |       |         |         |          |       |
|-------|----------|----------|-------|---------|---------|----------|-------|
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |

## XVII. Proposed Adjustment Worksheet

Use the worksheet below to document current and proposed rents on a per-unit basis. MNOI increases should be distributed on a per capita basis or proportionally to the square footage or costs and expenses attributed to each unit.

Indicate method of allocation: \_\_\_\_\_

| Unit # | Base Period<br>Rent Year<br>(2019) | Date Tenancy<br>Commenced<br>(mm/dd/yyyy) | Initial Rent of<br>Current Tenant/s | Date of Last Rent<br>Increase<br>(mm/dd/yyyy) | Rent used in<br>Current Year<br>Income<br>Calculation | Rent as of Date<br>Petition<br>Submitted | Proposed<br>Rent |
|--------|------------------------------------|-------------------------------------------|-------------------------------------|-----------------------------------------------|-------------------------------------------------------|------------------------------------------|------------------|
| 1      | 1050                               | 8/1/2015                                  | 1000 + Utilities                    | 10/01/2024                                    | 1290                                                  | 1290                                     | 1415             |
| 2      | 825                                | 10/01/2022                                | 905                                 | 10/01/2024                                    | 1030                                                  | 1030                                     | 1130             |
| 3      | 675                                | 4/1/2013                                  | 625                                 | 10/1/2023                                     | 745                                                   | 745                                      | 815              |
| 4      | 1150                               | 7/1/2020                                  | 1150                                | 10/1/2023                                     | 1300                                                  | 1300                                     | 1430             |
|        | \$                                 |                                           | \$                                  |                                               | \$                                                    | \$                                       | \$               |
|        | \$                                 |                                           | \$                                  |                                               | \$                                                    | \$                                       | \$               |
|        | \$                                 |                                           | \$                                  |                                               | \$                                                    | \$                                       | \$               |
|        | \$                                 |                                           | \$                                  |                                               | \$                                                    | \$                                       | \$               |
|        | \$                                 |                                           | \$                                  |                                               | \$                                                    | \$                                       | \$               |



|       |          |       |          |       |          |          |          |
|-------|----------|-------|----------|-------|----------|----------|----------|
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |

## XVIII. CLAIM FOR ADJUSTMENT OF BASE YEAR NET OPERATING INCOME AND ASSOCIATED RENT ADJUSTED CLAIM

The ordinance dictates that the Rent Board must presume the net operating income the landlord earned from a covered unit during calendar year 2019 yielded a fair return on investment, unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. **Complete this Section XIX and the following Sections XX and XXI only if you are seeking an adjustment in base rent due to special or peculiar circumstances.**

Check the factors below that are applicable to your claim.

- A. **Exceptional Expenses in the Base Year.** The landlord's operating expenses in the base year were unusually high or low in comparison to other years. In such instances, adjustments may be made in calculating operating expenses in order that the base year operating expenses reflect average expenses for the property over a reasonable period of time. Check which factor(s) contributed to your claim:
  - a. Extraordinary amounts were expended for necessary maintenance and repairs
  - b. Maintenance and repair expenditures were exceptionally low as to cause inadequate maintenance or significant deterioration in the quality of services provide
  - c. Other expenses were unreasonably high or low notwithstanding the application of prudent business practices.
- B. **Exceptional Circumstances in the Base Year.** The gross income during the base year was disproportionately low due to exceptional circumstances. In such instances, adjustments may be made in calculating base year gross rental income consistent with the purpose of analyzing base year net operating income. Check which factor(s) contributed to your claim:
  - a. The gross income during the base year was lower than it might have been because some residents were charged reduced rent.
  - b. The gross income during the base year was significantly lower than normal because of the destruction of the premises and/or temporary relocation for construction or repairs.
  - c. The pattern of rent increases in the years prior to the base year were less than increases in the CPI.
- C. **Other exceptional circumstances:** (specify)

If the Rent Board determines that one or more of the above circumstances apply, the calculation of MNOI in Section XX will be performed with an Adjusted Gross Income, and that will be substituted for the Section XVI calculations. This figure represents the income that would have been expected absent the exceptional circumstances. Options for determining Adjusted Gross Income include, but are not limited to:

- A. Base year rents charged for any comparable units in the same building.
- B. The FY 2019 Fair Market Rents for Portland, ME, reported by the US Department of Housing:<sup>4</sup>

| Efficiency | One-Bedroom | Two-Bedroom | Three-Bedroom | Four-Bedroom |
|------------|-------------|-------------|---------------|--------------|
| \$989      | \$1,071     | \$1,387     | \$1,829       | \$2,198      |

<sup>4</sup> These values do not include the cost of utilities. If using these numbers, do not include the cost of utilities in the base year when completing the expense portion of the worksheet.

- C. An appraisal of comparable fair market rental values as of 2019 for units similar to the units that are the subject of this application which has been prepared by a Maine licensed appraiser and is attached to this application.

Actual Gross Income for 2019: \$ \_\_\_\_\_

Proposed Adjusted Gross Income for 2019: \$ \_\_\_\_\_

Briefly describe the method for obtaining the proposed income and attach any relevant documentation in support of the claim for an adjustment of base year rent.

**XIX. Income and Operating Expense Worksheet With Adjustment of Base Year**

|                                                                                             | <b>Base Year (2019)</b> | <b>Current Year (2024)</b> |
|---------------------------------------------------------------------------------------------|-------------------------|----------------------------|
| <b>Rental Income</b>                                                                        |                         |                            |
| 1. Adjusted Gross Income (with Adjusted Base Year as proposed in Section XIX)               | \$ _____                | \$ _____                   |
| 2. Portion Attributable to Vacancy                                                          | \$ _____                | \$ _____                   |
| <b>Fees (indicate what fee is for):</b>                                                     |                         |                            |
| 3. Late fees                                                                                | \$ _____                | \$ _____                   |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$ _____                | \$ _____                   |
| 5. _____                                                                                    | \$ _____                | \$ _____                   |
| 6. _____                                                                                    | \$ _____                | \$ _____                   |
| 7. _____                                                                                    | \$ _____                | \$ _____                   |
| <b>Other Income (list separately by type)<sup>5</sup>:</b>                                  |                         |                            |
| 8. _____                                                                                    | \$ _____                | \$ _____                   |
| 9. _____                                                                                    | \$ _____                | \$ _____                   |
| 10. _____                                                                                   | \$ _____                | \$ _____                   |
| <b>Fees charged by landlord for Utilities</b>                                               |                         |                            |
| 11. Gas                                                                                     | \$ _____                | \$ _____                   |
| 12. Electricity                                                                             | \$ _____                | \$ _____                   |
| 13. Water                                                                                   | \$ _____                | \$ _____                   |
| 14. Sewer                                                                                   | \$ _____                | \$ _____                   |
| 15. Garbage & Recycling                                                                     | \$ _____                | \$ _____                   |
| <b>Other Utilities (list separately by type):</b>                                           |                         |                            |
| 16. _____                                                                                   | \$ _____                | \$ _____                   |
| 17. _____                                                                                   | \$ _____                | \$ _____                   |
| <b>18. TOTAL INCOME</b>                                                                     | <b>\$ _____</b>         | <b>\$ _____</b>            |
| (add only lines 1 and 3-17)                                                                 |                         |                            |

<sup>5</sup> Interest earned by Landlord on Tenant security deposits, other interest or investment income.

## XX. Calculation of Fair Return Rent Adjustment with Adjustments of Base Year Amount

Complete only if seeking an adjustment of base year rent.

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ _____                                                                                          | \$ _____            |
| 2. Annual Operating Expenses                                                                     | \$ _____                                                                                          | \$ _____            |
| 3. Net Annual Operating Income                                                                   | \$ _____                                                                                          | \$ _____            |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | _____ %             |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ _____            |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ _____            |
|                                                                                                  | $\text{Line 6} - \text{Line 3 Current Year}$                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>6</sup>                                               |                                                                                                   | \$ _____            |
|                                                                                                  | $\text{Line 7} \div 12 \div \# \text{ of Units}$                                                  |                     |

---

<sup>6</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.



## XXI. Other Claims

Explain any other claims in support of this application and provide/attach any evidence in support of those claims. Please use additional pages as appropriate:

## XXII. Documentation of Current Year Income & Operating Expenses

1. Organize documents by operating expense category.
2. Number each page, submitted with this Application, with the number of the Expense Category (for instance on page 7, category of Landscape Maintenance is on line 16, any documents supporting that line item would be marked p.7, 16-1, p. 7 16-2, p. 7 16-3 and so on).

## XXIII. Current Tenant Information

If there are more than four affected tenants, attach additional sheet(s).

Tenant's Name Lauren / Laura Janson / Bramley 1  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: laurenejan@gmail.com / damagejoy@gmail.com

Tenant's Name Samson Pfeffer 2  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: samsonpfe@gmail.com

Tenant's Name John Lyons 3  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: none

Tenant's Name Lauren Wessels 4  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: lauren@citrinebody.com

## XXIV. Certification

I hereby certify that the information provided is accurate to the best of my knowledge, request that any required notices be given and ask that a hearing be scheduled in front of the Rent Board to process this request for a rent increase as outlined above.

Signature of Applicant Landlord:

Troy Hanna  7/29/25  
Printed name Signature Date

Page 7 (2-1)



**CITY OF PORTLAND**  
389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2023 to June 30, 2024

BILL #: 2405191  
ACCOUNT #: 12672  
PARCEL ID #: 048-F-023-001  
LOCATION: 489 CUMBERLAND AVE

PORT ISLAND REALTY  
14 WELCH ST  
PEAKS ISLAND, ME 04108

Owner of Record as of: April 1, 2023  
FULLER DENNY A &

Assessed Property Description:  
48-F-23  
CUMBERLAND AVE 487-489

5500 SF  
Acres: 0.126

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

**FY24 REAL ESTATE TAX BILL**

| BILLING INFORMATION |             |
|---------------------|-------------|
| LAND VALUE          | \$305,000   |
| BUILDING VALUE      | \$661,800   |
| TOTAL VALUE         | \$966,800   |
| EXEMPTIONS          | \$0         |
| TAXABLE VALUE       | \$966,800   |
| TAX RATE            | 14.410      |
| TOTAL TAX           | \$13,931.59 |
| PAYMENTS/CREDITS    | \$0.00      |
| ABATEMENT/ADJUST    | \$0.00      |
| TAX DUE             | \$13,931.59 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$8,965.80 |
| 03/14/2024 | \$8,965.79 |

INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/20/2023 AND 03/15/2024.

**TAXPAYER'S NOTICE**

Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2023.

**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR**

**INFORMATION**

Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$370,989,894.  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.

**REMITTANCE INSTRUCTIONS**

**THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:

City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533

For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.

**FY24 REAL ESTATE TAX BILL** THIS STUB MUST BE RETURNED WITH YOUR **SECOND** PAYMENT

BILL #: 2405191  
ACCOUNT #: 204422  
PARCEL ID #: 048-F-023-001

INTEREST AT 8% CHARGED  
BEGINNING 03/15/2024

**CITY OF PORTLAND TREASURY**  
PO Box 16050  
LEWISTON, ME 04243

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2024 | \$8,965.79 |

PORT ISLAND REALTY

AMOUNT PAID \$ \_\_\_\_\_

208202480240519142600006965792

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.

**FY24 REAL ESTATE TAX BILL** THIS STUB MUST BE RETURNED WITH YOUR **FIRST** PAYMENT

BILL #: 2405191  
ACCOUNT #: 204422  
PARCEL ID #: 048-F-023-001

INTEREST AT 8% CHARGED  
BEGINNING 10/20/2023

**CITY OF PORTLAND TREASURY**  
PO Box 16050  
LEWISTON, ME 04243

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$8,965.80 |

PORT ISLAND REALTY

AMOUNT PAID \$ \_\_\_\_\_

208202480240519141800006965800

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.

Page 7 (2-2)



**CITY OF PORTLAND**  
389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2518326  
ACCOUNT #: 12672  
PARCEL ID #: 048-F-023-001  
LOCATION: 489 CUMBERLAND AVE

PORT ISLAND REALTY  
14 WELCH ST  
PEAKS ISLAND, ME 04108

Owner of Record as of: April 1, 2024  
FULLER DENNY A &

| CURRENT BILL RATE DISTRIBUTION |        |             |
|--------------------------------|--------|-------------|
| SCHOOL                         | 7.880  | \$7,618.38  |
| COUNTY                         | 0.560  | \$541.41    |
| MUNICIPAL                      | 6.570  | \$6,351.88  |
| TOTAL                          | 15.010 | \$14,511.67 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

Assessed Property Description:  
48-F-23  
CUMBERLAND AVE 487-489

5500 SF  
Acres: 0.126

**FY25 REAL ESTATE TAX BILL**

| BILLING INFORMATION |             |
|---------------------|-------------|
| LAND VALUE          | \$305,000   |
| BUILDING VALUE      | \$661,800   |
| TOTAL VALUE         | \$966,800   |
| EXEMPTIONS          | \$0         |
| TAXABLE VALUE       | \$966,800   |
| TAX RATE            | 15.010      |
| TOTAL TAX           | \$14,511.67 |
| PAYMENTS/CREDITS    | \$0.00      |
| ABATEMENT/ADJUST    | \$0.00      |
| TAX DUE             | \$14,511.67 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2024 | \$7,255.84 |
| 03/14/2025 | \$7,255.83 |

INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.

**TAXPAYER'S NOTICE**

Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2024.

**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR**

**INFORMATION**

Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$374,509,262.  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.

**REMITTANCE INSTRUCTIONS**

**THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:

**City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533**

For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.

**FY25 REAL ESTATE TAX BILL** THIS STUB MUST BE RETURNED WITH YOUR SECOND PAYMENT

BILL #: 2518326  
ACCOUNT #: 204422  
PARCEL ID #: 048-F-023-001

INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2025 | \$7,255.83 |

PORT ISLAND REALTY

AMOUNT PAID \$ \_\_\_\_\_

208202550251832602600007255839

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.

**FY25 REAL ESTATE TAX BILL** THIS STUB MUST BE RETURNED WITH YOUR FIRST PAYMENT

BILL #: 2518326  
ACCOUNT #: 204422  
PARCEL ID #: 048-F-023-001

INTEREST AT 8% CHARGED  
BEGINNING 10/19/2024

**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2024 | \$7,255.84 |

PORT ISLAND REALTY

AMOUNT PAID \$ \_\_\_\_\_

208202550251832601800007255847

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.



## Existing USAA Rental Property Insurance Policy Summary

To Whom It May Concern,

We're writing to provide the following summary of the USAA rental property policy:

|                                   |                                           |
|-----------------------------------|-------------------------------------------|
| <b>Effective Date of Policy:</b>  | April 30, 2024 12:01 a.m. standard time   |
| <b>Policy Expiration Date:</b>    | April 30, 2025 12:01 a.m. standard time   |
| <b>Policy Location:</b>           | 489 CUMBERLAND AVE,<br>PORTLAND, ME 04101 |
| <b>Policy Number:</b>             | USAA 000604878 82A                        |
| <b>Named Insured:</b>             | DENNY A FULLER                            |
| <b>Additional Insured:</b>        | ESTATE OF DENNIS W KIERNAN                |
| <b>Additional Insured Type:</b>   | Co-owner                                  |
| <b>Description of coverage(s)</b> |                                           |
| <b>Dwelling coverage:</b>         | \$1,997,000                               |
| <b>Home Protector:</b>            | Not Included                              |
| <b>Deductible(s)</b>              |                                           |
| <b>All other perils:</b>          | \$2,000                                   |
| <b>Wind and hail:</b>             | \$2,000                                   |
| <b>Revised Annual Premium:</b>    | \$4,339.49                                |

Page 7 (5-1)

Your Home Protector coverage, if included, provides you an additional 25% of dwelling coverage. Policy terms, conditions and exclusions apply.

### Notification to Additional Interest Upon Cancellation

If this policy is canceled or not renewed, the mortgagee or lender will be properly notified at least 10 days before the date cancellation or nonrenewal takes effect.

### How to Contact Us

If you have questions about the changes to the policy, please call us at one of the following numbers:

 **Phone:** 210-531-USAA (8722), our mobile shortcut #8722 or 800-531-8722

As always, we appreciate the opportunity to serve you.

Thank you,  
United Services Automobile Association



**Carlo Doria Plumbing & Heating, Inc.**  
 23 Waterhouse Rd.  
 Cape Elizabeth, ME 04107  
 (207) 799-0066

# INVOICE

| Date      | Invoice # |
|-----------|-----------|
| 1/26/2024 | 7169      |

|                                                 |
|-------------------------------------------------|
| Bill To                                         |
| Troy Hanna<br>394 Meadow Rd<br>Durham, ME 04222 |

*Page 7 (14-1)*

| P.O. No. | Terms          | Project           |
|----------|----------------|-------------------|
|          | Due on receipt | 489 Cumberland Av |

| Quantity                     | Description                                                                                                      | Rate         | Amount          |
|------------------------------|------------------------------------------------------------------------------------------------------------------|--------------|-----------------|
|                              | Service work at 489 Cumberland not included in estimate.                                                         |              |                 |
|                              | 10/2023- Repaired flow check<br>Materials- Taco flow check valve assembly                                        | 34.00        | 34.00           |
|                              | 10/2023- Supplied and installed disposer<br>Materials- Disposer, putty                                           | 184.00       | 184.00          |
| 2                            | Hours Labor- Plumber One                                                                                         | 110.00       | 220.00          |
|                              | 10/2023- Supplied and installed sprinkler heads<br>Materials- Pendant sprinkler heads, misc/                     | 116.00       | 116.00          |
| 3                            | Hours Labor- Plumber One                                                                                         | 110.00       | 330.00          |
|                              | 1/24/24- Service call to check for "no heat" in first floor apartment; Found heat to be working.<br>Service Call | 110.00       | 110.00          |
| Thank you for your business. |                                                                                                                  | <b>Total</b> | <b>\$994.00</b> |

Carlo Doria Plumbing & Heating, Inc.

23 Waterhouse Rd.  
Cape Elizabeth, ME 04107  
(207) 799-0066

# Invoice

| Date      | Invoice # |
|-----------|-----------|
| 1/26/2024 | 7168      |

| Bill To                                         |
|-------------------------------------------------|
| Troy Hanna<br>394 Meadow Rd<br>Durham, ME 04222 |

Page 7 (14-2)

|                          |                                                                                                                                                                                                      |          |           |         |     | P.O. No.         | Terms          |         | Project           |          |            |
|--------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|---------|-----|------------------|----------------|---------|-------------------|----------|------------|
|                          |                                                                                                                                                                                                      |          |           |         |     |                  | Due on receipt |         | 489 Cumberland Av |          |            |
| Item                     | Description                                                                                                                                                                                          | Est Amt  | Prior Amt | Prior % | Qty | U/M              | Rate           | Curr %  | Total %           | Amount   |            |
| Contrac...<br>Contrac... | To address the heating issues at 489 Cumberland Avenue:<br><br>Basement- Repipe supply and return manifolds in mechanical room; update air eliminator and move circulators to supply side.           |          |           |         |     |                  |                |         |                   |          |            |
|                          | Labor                                                                                                                                                                                                | 1,500.00 |           |         |     |                  | 1,500.00       | 100.00% | 100.00%           | 1,500.00 |            |
|                          | Materials                                                                                                                                                                                            | 550.00   |           |         |     |                  | 550.00         | 100.00% | 100.00%           | 550.00   |            |
|                          | Subtotal                                                                                                                                                                                             | 2,050.00 |           |         |     |                  |                | 100.00% | 100.00%           | 2,050.00 |            |
| Contrac...<br>Contrac... | Third Floor- Add approximately 16 feet of element to baseboard along Cumberland Avenue facing wall; replace failed kick space heater with Quiet One Kick space heater and related piping and wiring. |          |           |         |     |                  |                |         |                   |          |            |
|                          | Labor                                                                                                                                                                                                | 1,760.00 |           |         |     |                  | 1,760.00       | 100.00% | 100.00%           | 1,760.00 |            |
|                          | Materials                                                                                                                                                                                            | 1,440.00 |           |         |     |                  | 1,440.00       | 100.00% | 100.00%           | 1,440.00 |            |
|                          | Subtotal                                                                                                                                                                                             | 3,200.00 |           |         |     |                  |                | 100.00% | 100.00%           | 3,200.00 |            |
|                          | Above scope of work not to exceed \$5250.00                                                                                                                                                          |          |           |         |     |                  |                |         |                   |          |            |
| All work is complete!    |                                                                                                                                                                                                      |          |           |         |     | Total            |                |         |                   |          | \$5,250.00 |
|                          |                                                                                                                                                                                                      |          |           |         |     | Payments/Credits |                |         |                   |          | \$0.00     |
|                          |                                                                                                                                                                                                      |          |           |         |     | Balance Due      |                |         |                   |          | \$5,250.00 |

ACCOUNT NUMBER: 5151217502  
 Bill Date 01/26/24  
 Next Meter Read Date 02/26/24  
**\*\*BANK DRAFT\*\***
**\$96.12**
**02/20/24**
**OTHER WAYS TO PAY**

**UNI-PAY BANK DRAFT**

 Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)

**ONLINE**

 Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).

**BY PHONE**

Call (888) 301-7700 and follow the prompts.

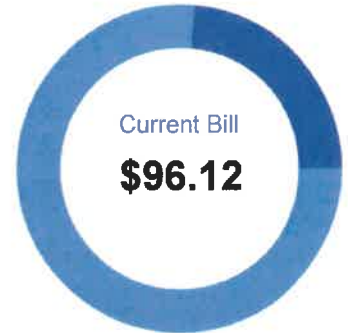
**BILL SUMMARY**

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$95.13   |
| Payment - Thank You 01/23/24 | (\$95.13) |
| Balance Forward              | \$0.00    |

|                        |         |
|------------------------|---------|
| ■ Gas Service          | \$73.41 |
| ■ Gas Supplier Service | \$22.71 |



USAGE AND DETAILS ON PAGE 3

Page 7 (19-1)

# The Unitil Scholarship Fund

Science, Technology, Engineering and Math (STEM) scholarships are available for the 2024-2025 academic year.

We are happy to announce that we are again offering scholarships for high school students. Six high school seniors from our service territories in New Hampshire, Maine and Massachusetts who are pursuing degrees in engineering, math, science, or technology will each receive \$5,000 for the first year of undergraduate study.

Unitil Scholarship Fund guidelines and application for the 2024-2025 academic year are available online at [unitil.com/scholarship](http://unitil.com/scholarship). The deadline to submit your completed application is on or before March 31st and recipients will be notified of selection by mail no later than April 30th.

If you have any questions regarding our Unitil Scholarship Fund and the application process, please reach out to us via email at [community@unitil.com](mailto:community@unitil.com).

**STEM**  
 SCIENCE • TECHNOLOGY • ENGINEERING • MATH

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

**PAYMENT INFO**

**DENNY FULLER**  
**394 MEADOW ROAD**  
**DURHAM ME 04222 5411**

ACCOUNT NUMBER  
**5151217502**



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$96.12    | 02/20/24      | BANK DRAFT  |



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Take advantage of paperless billing!  
 More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

**UNITIL**  
**P.O. BOX 981077**  
**BOSTON, MA 02298-1077**

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

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Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

Assistance Programs - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

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**Cost of Gas & LDAC - All Residential Customer Classes:**Effective January 1, 2024, the Cost of Gas will decrease from \$0.7095 to \$0.6849 per therm for residential heating customers and from \$0.3902 to \$0.3767 per therm for low Income heating customers. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0883 to \$0.0908 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

**Cost of Gas & LDAC – G40, 41, 42 Customer Classes:**Effective January 1, 2024, the Cost of Gas will decrease from \$0.7215 to \$0.6969 per therm. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0362 to \$0.0375 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

**Cost of Gas & LDAC – G50, 51, 52 Customer Classes:**Effective January 1, 2024, the Cost of Gas will decrease from \$0.6400 to \$0.6154 per therm. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0362 to \$0.0375 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

As we are approaching a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

PERIOD 12/27/23 - 01/24/24

|                                 |                                |                |
|---------------------------------|--------------------------------|----------------|
| Metered Usage                   | 31 CCF x 1.0493 = 32.53 THERMS |                |
| Delivery Charges                |                                |                |
| Customer Charge                 |                                | 31.76          |
| Distribution Charge First       | 32.53 Therms x \$1.2709        | 41.34          |
| EERA                            | 32.53 Therms x \$0.0077        | 0.25           |
| ERC                             | 32.53 Therms x \$0.0017        | 0.06           |
| <b>Total Current GA Charges</b> |                                | <b>\$73.41</b> |



GAS SUPPLIER SERVICE

PERIOD 12/27/23 - 12/31/23

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 4.65 Therms x \$0.7404 | 3.43          |
| <b>Total Current GS Charges</b> |                        | <b>\$3.43</b> |

GAS SUPPLIER SERVICE

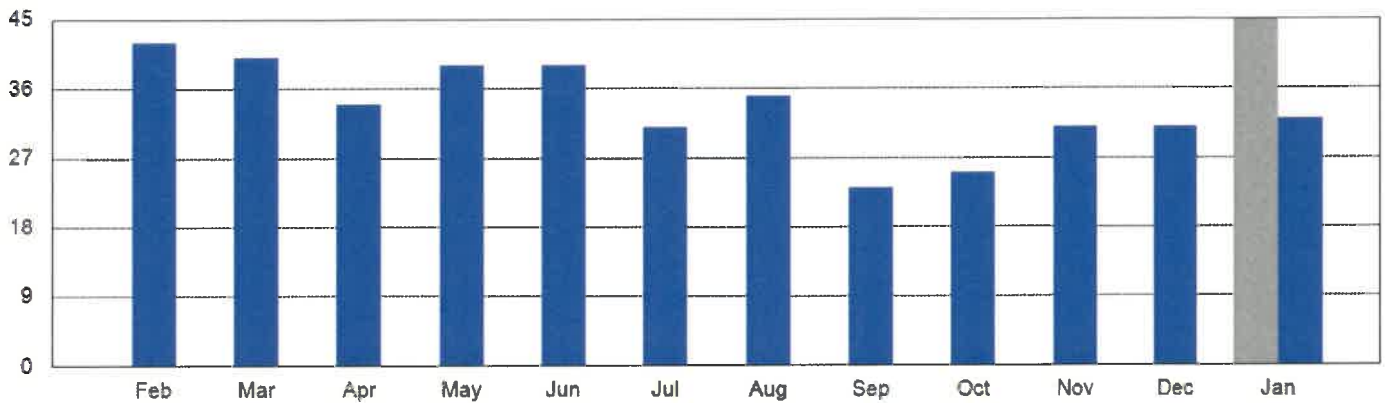
PERIOD 01/01/24 - 01/24/24

|                                 |                         |                |
|---------------------------------|-------------------------|----------------|
| Supply Charges At Cost          |                         |                |
| Cost Of Gas                     | 27.88 Therms x \$0.6920 | 19.28          |
| <b>Total Current GS Charges</b> |                         | <b>\$19.28</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 954                    | 985                   |                | 31.00 CCF     | 28             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year







Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

12/29/23  
01/24/24

**\$95.13**

**01/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

Amount of Last Bill

\$93.09

Payment - Thank You 12/26/23

(-\$93.09)

Balance Forward

\$0.00



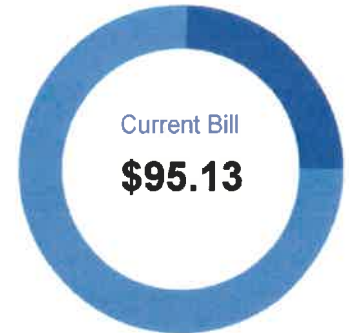
Gas Service

\$71.91



Gas Supplier Service

\$23.22



USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

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More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER

5151217502



AMOUNT DUE

**\$95.13**

PLEASE PAY BY

**01/23/24**

AMOUNT PAID

**BANK DRAFT**



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UNITIL  
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BOSTON, MA 02298-1077

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#### **IMPORTANT RATE INFORMATION**

##### **All Residential & Commercial Customer Classes:**

For all overdue balances that are not on a payment plan by January 1, 2024, the late payment charge on your unpaid balance will be 12.00%. The equivalent monthly charge will be 1%.

As we are approaching a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

#### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE



| GAS SERVICE                     |                         | PERIOD 11/28/23 - 12/27/23      |  |
|---------------------------------|-------------------------|---------------------------------|--|
| Metered Usage                   |                         | 30 CCF x 1.04524 = 31.36 THERMS |  |
| Delivery Charges                |                         |                                 |  |
| Customer Charge                 |                         | 31.76                           |  |
| Distribution Charge First       | 31.36 Therms x \$1.2709 | 39.86                           |  |
| EERA                            | 31.36 Therms x \$0.0077 | 0.24                            |  |
| ERC                             | 31.36 Therms x \$0.0017 | 0.05                            |  |
| <b>Total Current GA Charges</b> |                         | <b>\$71.91</b>                  |  |

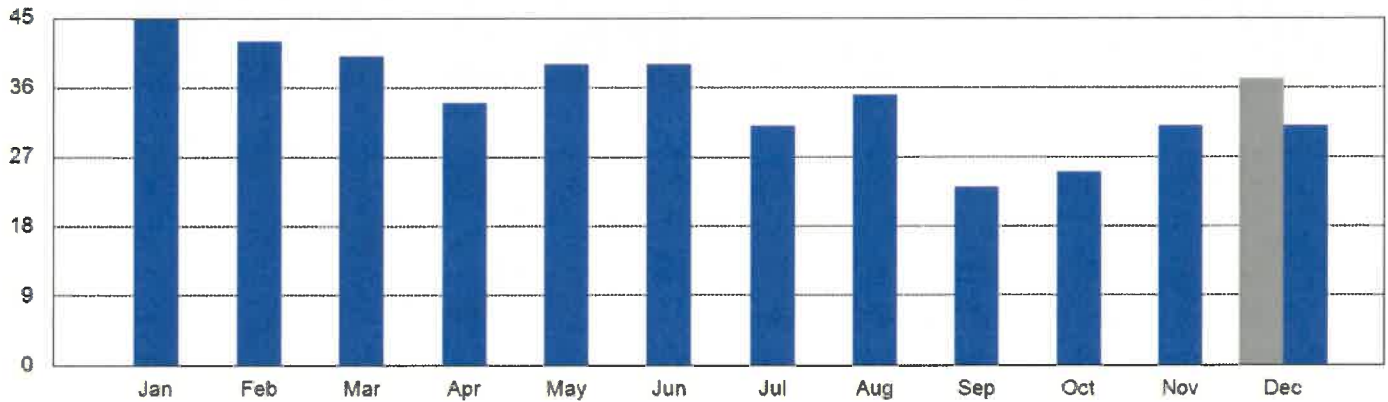


| GAS SUPPLIER SERVICE            |                         | PERIOD 11/28/23 - 12/27/23 |  |
|---------------------------------|-------------------------|----------------------------|--|
| Supply Charges At Cost          |                         |                            |  |
| Cost Of Gas                     | 31.36 Therms x \$0.7404 | 23.22                      |  |
| <b>Total Current GS Charges</b> |                         | <b>\$23.22</b>             |  |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 924                    | 954                   |                | 30.00 CCF     | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



# Residential Methane Detectors

An additional way to recognize natural gas leaks

1-888-301-7700

[unitil.com](http://unitil.com)

As you know there are several ways to detect a natural gas leak - smelling rotten eggs, hearing a hissing sound or seeing debris or fire blowing from the ground. A residential methane detector adds an additional, secondary layer of detection.

A residential methane detector alerts residents of natural gas leak inside a building. The detector works like a smoke detector, using an internal sensor that measures and monitors the concentration of methane in the air. (Natural gas consists primarily of methane.) The detector will activate an alarm when safe levels of methane are exceeded.

There are a range of detectors available on the market. Unitil recommends that whatever you purchase is UL rated (UL 1484).

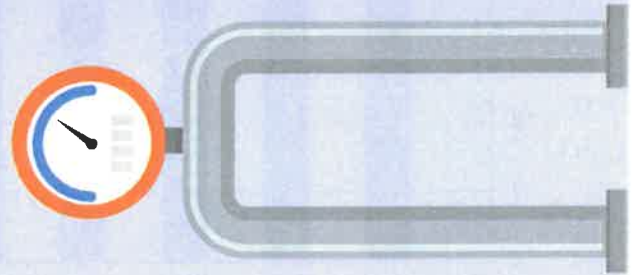
As always, if you suspect a gas leak, leave the area immediately and from a safe distance call 911. Emergency responders and Unitil will inspect and secure the area.



**ATTENTION!**

## Gas Customers

If you are looking to modify, replace or add new gas equipment, piping and components please contact Unitil's sales team at **1-888-486-4845**.







ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

02/28/24  
03/27/24

**\$103.97**

**03/25/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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#### BY PHONE

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#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

Amount of Last Bill

\$96.12

Payment - Thank You 02/20/24

(\$96.12)

Balance Forward

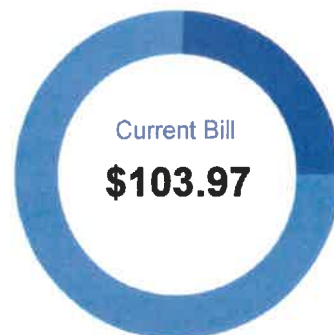
\$0.00

Gas Service

\$78.63

Gas Supplier Service

\$25.34



USAGE AND DETAILS ON PAGE 3

## Financial Assistance

Support for your energy needs.

[unitil.com/financial-assistance](http://unitil.com/financial-assistance)



#### Payment Plans

The unexpected can happen to any of us. If you fall behind on your account, our Customer Service Team can help create a personalized plan to get you back on track.



#### Budget Billing

Our residential customers can enjoy the convenience of our Budget Billing Program. This program helps distribute your payments evenly throughout the year to avoid fluctuating costs.



#### Find State-Specific Programs

Local and state organizations in our service areas offer highly supportive programs for qualified customers to increase energy efficiency and manage energy costs.

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DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
**5151217502**



AMOUNT DUE

**\$103.97**

PLEASE PAY BY

**03/25/24**

AMOUNT PAID

**BANK DRAFT**



GO PAPERLESS - GO GREEN

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**All Residential Classes**

Unitil offers a Low-Income Discount Program to all eligible customers. The program is available to all income eligible heating and non-heating customers identified by the Maine State Housing Authority as eligible for LIHEAP funds and will provide for a discount off the total billed charges. For additional information, contact our Customer Service team.

Lights out? Phones on! Make sure we have your updated personal information & that it ties to your account. If we don't have it – visit [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber) or call us.

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

PERIOD 01/24/24 - 02/26/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 35 CCF x 1.04608 = 36.61 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 31.76          |
| Distribution Charge First       | 36.61 Therms x \$1.2709         | 46.53          |
| EERA                            | 36.61 Therms x \$0.0077         | 0.28           |
| ERC                             | 36.61 Therms x \$0.0017         | 0.06           |
| <b>Total Current GA Charges</b> |                                 | <b>\$78.63</b> |


**GAS SUPPLIER SERVICE**

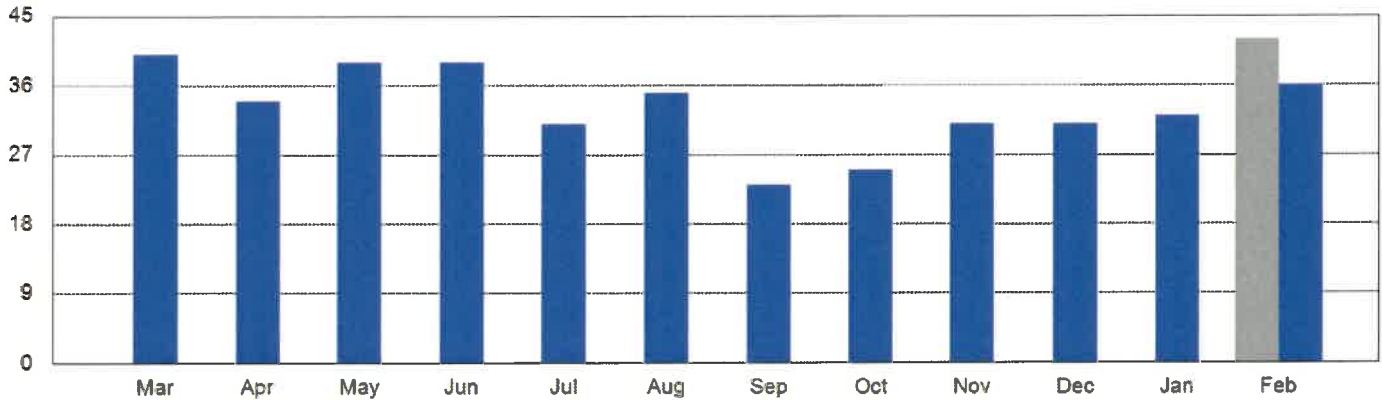
PERIOD 01/24/24 - 02/26/24

|                                 |                         |                |
|---------------------------------|-------------------------|----------------|
| Supply Charges At Cost          |                         |                |
| Cost Of Gas                     | 36.61 Therms x \$0.6920 | 25.34          |
| <b>Total Current GS Charges</b> |                         | <b>\$25.34</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 985                    | 1020                  |                | 35.00 CCF     | 33             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

5151217502  
03/29/24  
04/25/24

**\$88.91**

**04/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

Amount of Last Bill

\$103.97

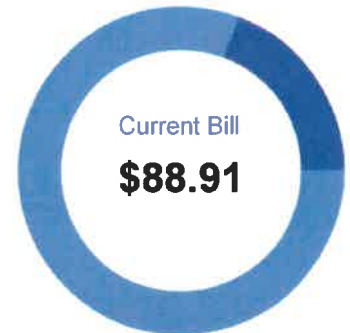
Payment - Thank You 03/25/24

(\$103.97)

Balance Forward

\$0.00

|                      |         |
|----------------------|---------|
| Gas Service          | \$71.73 |
| Gas Supplier Service | \$17.18 |



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



#### Customer Service / Report a Power Outage

1-888-301-7700



#### Gas Emergency

MA - 1-866-542-3547

ME - 1-866-900-4460

NH - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



[unitil.com](http://unitil.com)



[facebook.com/Unitil](https://facebook.com/Unitil)



[twitter.com/Unitil](https://twitter.com/Unitil)



[instagram.com/unitilenergy](https://instagram.com/unitilenergy)



[linkedin.com/company/unitil](https://linkedin.com/company/unitil)



[youtube.com/UnitilEnergy](https://youtube.com/UnitilEnergy)

## Update Your Info.

Make sure we have your current contact information in your MyUnitil account.

1.

Sign in to MyUnitil at [myaccount.unitil.com](http://myaccount.unitil.com)

2.

Click on "profile" and then "edit contact & profile" to update your phone number and email address

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5151217502



AMOUNT DUE

**\$88.91**

PLEASE PAY BY

**04/23/24**

AMOUNT PAID

**BANK DRAFT**



GO PAPERLESS - GO GREEN

Take advantage of paperless billing!

More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700  
Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

Late payment charges will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

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**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### IMPORTANT RATE INFORMATION

**Cost of Gas - All Residential Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6920 to \$0.5347 per therm for residential customers and from \$0.4844 to \$0.3743 per therm for low income customers. The decrease is due to lower market prices for natural gas.

**Cost of Gas - G40, 41, 42 Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6786 to \$0.5213 per therm. The decrease is due to lower market prices for natural gas.

**Cost of Gas - G50, 51, 52 Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6228 to \$0.4655 per therm. The decrease is due to lower market prices for natural gas.

All Residential Rate Classes: If you received an application from your Fuel Assistance office, be sure to return it as soon as possible. The sooner your application is approved, the sooner you will begin to receive assistance.

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

|                                 |                                |                |
|---------------------------------|--------------------------------|----------------|
| Metered Usage                   | PERIOD 02/26/24 - 03/27/24     |                |
|                                 | 30 CCF x 1.0406 = 31.22 THERMS |                |
| Delivery Charges                |                                |                |
| Customer Charge                 |                                | 31.76          |
| Distribution Charge First       | 31.22 Therms x \$1.2709        | 39.68          |
| EERA                            | 31.22 Therms x \$0.0077        | 0.24           |
| ERC                             | 31.22 Therms x \$0.0017        | 0.05           |
| <b>Total Current GA Charges</b> |                                | <b>\$71.73</b> |



GAS SUPPLIER SERVICE

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 02/26/24 - 02/29/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 3.12 Therms x \$0.6920 2.16 |
| <b>Total Current GS Charges</b> | <b>\$2.16</b>               |

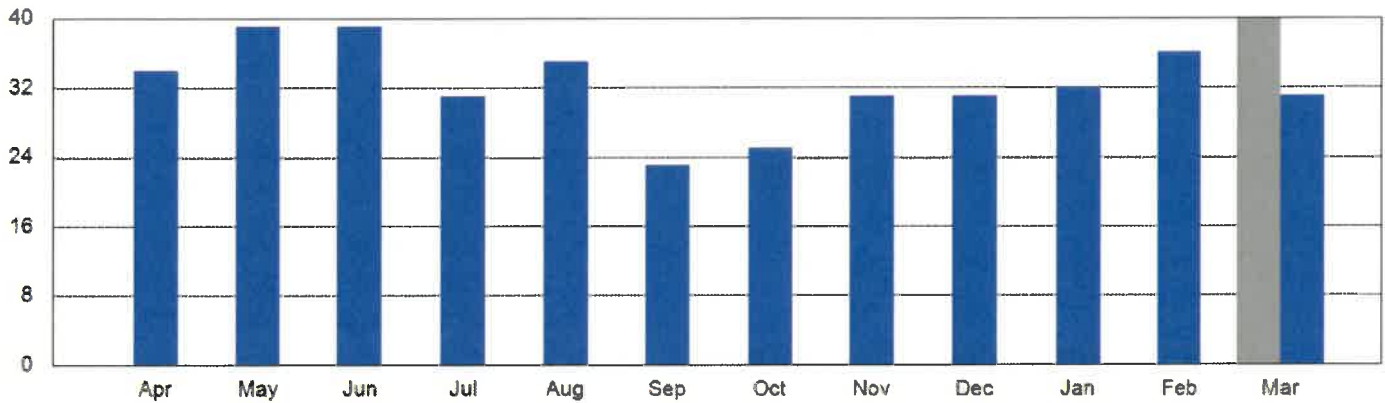
GAS SUPPLIER SERVICE

|                                 |                               |
|---------------------------------|-------------------------------|
| PERIOD 03/01/24 - 03/27/24      |                               |
| Supply Charges At Cost          |                               |
| Cost Of Gas                     | 28.10 Therms x \$0.5347 15.02 |
| <b>Total Current GS Charges</b> | <b>\$15.02</b>                |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1020                   | 1050                  |                | 30.00 CCF     | 30             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



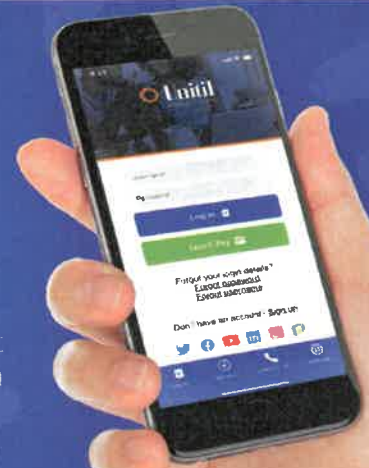


# Get Ready to Upgrade!

## A new MyUnitil is on its way.

We're updating our MyUnitil customer portal with a new, more modern solution that is easier to navigate and offers exciting new features including a brand-new mobile app. Behind the scenes, our customer information system (CIS) is also getting updated to a newer version that provides enhanced security and is better equipped to meet today's data and technology needs. These improvements pave the way for future enhancements such as expanded notifications and self-service options, enhanced data sharing, additional payment methods, and more!

For more information, visit [unitil.com/myunitil-upgrade](https://unitil.com/myunitil-upgrade).



### What's in it for you?

Our upgraded customer information system and online portal are designed to enhance the customer experience. Among many new upgrades, here's what the new MyUnitil will offer:

- ☀ Increased security to meet today's data and technology needs
- ☀ A more modern interface, improved navigation, and added functionality
- ☀ New usage graphs to help customers better understand and manage their energy usage
  - Temperature overlays provide insight
  - Add events that may impact energy usage
  - Access to daily electric usage  
*Available to electric customers with a smart meter*
- ☀ New notifications including appointment reminders and payment due reminders
- ☀ The ability to authorize guest access to an account
- ☀ Enhanced messaging about programs and services
- ☀ The ability to download payment, billing, and consumption history for all accounts linked to a profile into a single file
- ☀ A mobile app to conveniently access accounts on the go

### How will this impact you?

As we prepare to launch these new upgrades, please be aware of the following:

- ☀ All account numbers will stay the same
- ☀ Current MyUnitil users will log in using existing user names and passwords
- ☀ Account information, payment and billing preferences for existing MyUnitil users will carry over to the new MyUnitil

MyUnitil and all automated phone system transactions will be unavailable during this transition.

- ☀ Credit card and ACH payments may be made online via our one-time payment portal: [unitil.com/one-time-payment](https://unitil.com/one-time-payment)
- ☀ Outages can be reported at [unitil.com/report-outage](https://unitil.com/report-outage)

### Report a Gas Emergency

**Maine:** 1-866-900-4460

**Massachusetts:** 1-866-542-3547

**New Hampshire:** 1-866-900-4115

ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
**\*\*BANK DRAFT\*\***

5151217502  
04/29/24  
05/28/24

**\$92.04**

**05/24/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

Amount of Last Bill

\$88.91

Payment - Thank You 04/23/24

(\$88.91)

Balance Forward

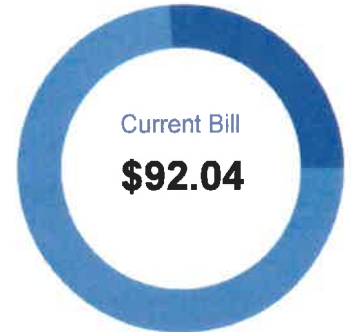
\$0.00

Gas Service

\$67.88

Gas Supplier Service

\$24.16



USAGE AND DETAILS ON PAGE 3

## New MyUnitil Experience

Introducing a new customer portal to manage your account

MyUnitil has been updated with a new, more modern solution that is easier to navigate and offers exciting new benefits and features, including:

- Enhanced security to meet today's data and technology needs
- A more modern interface that is easy to navigate
- New usage graphs to help customers better understand and manage their energy usage
- Appointment reminders and payment-due reminders
- The ability to authorize guest access to an account

For more information and how-to's, visit [unitil.com/myunitil-upgrade](http://unitil.com/myunitil-upgrade)

Visit [myaccount.unitil.com](http://myaccount.unitil.com) to check out the new MyUnitil today!

If you are a current user, you will log in to the new MyUnitil experience using your existing username and password.



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

**DENNY FULLER**  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
**5151217502**



AMOUNT DUE

**\$92.04**

PLEASE PAY BY

**05/24/24**

AMOUNT PAID

**BANK DRAFT**



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Take advantage of paperless billing!

More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

**UNITIL**  
P.O. BOX 981077  
BOSTON, MA 02298-1077

**Understanding your bill**

**CCF**- Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700  
Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

Assistance Programs - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

Late payment charges will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

Disclaimer- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

**IMPORTANT RATE INFORMATION**

**Cost of Gas - All Residential Customer Classes:** Effective April 1, 2024, the Cost of Gas will increase from \$0.5347 to \$0.9082 per therm for residential customers and from \$0.3743 to \$0.6357 per therm for low income customers. The increase is due to higher market prices for natural gas.

**Cost of Gas – G40, 41, 42 Customer Classes:**  
Effective April 1, 2024, the Cost of Gas will increase from \$0.5213 to \$0.8948 per therm. The increase is due to higher market prices for natural gas.

**Cost of Gas – G50, 51, 52 Customer Classes:**  
Effective April 1, 2024, the Cost of Gas will increase from \$0.4655 to \$0.8390 per therm. The increase is due to higher market prices for natural gas.

Fuel Assistance & Weatherization Assistance programs help customers who meet certain income guidelines pay winter heating bills & can help make homes more energy- efficient. Contact 211 or your local Fuel Assistance Agency for more info.

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



GAS SERVICE



**GAS SERVICE**

PERIOD 03/27/24 - 04/25/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 27 CCF x 1.04469 = 28.21 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 31.76          |
| Distribution Charge First       | 28.21 Therms x \$1.2709         | 35.85          |
| EERA                            | 28.21 Therms x \$0.0077         | 0.22           |
| ERC                             | 28.21 Therms x \$0.0017         | 0.05           |
| <b>Total Current GA Charges</b> |                                 | <b>\$67.88</b> |



**GAS SUPPLIER SERVICE**

PERIOD 03/27/24 - 03/31/24

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 3.89 Therms x \$0.5347 | 2.08          |
| <b>Total Current GS Charges</b> |                        | <b>\$2.08</b> |

**GAS SUPPLIER SERVICE**

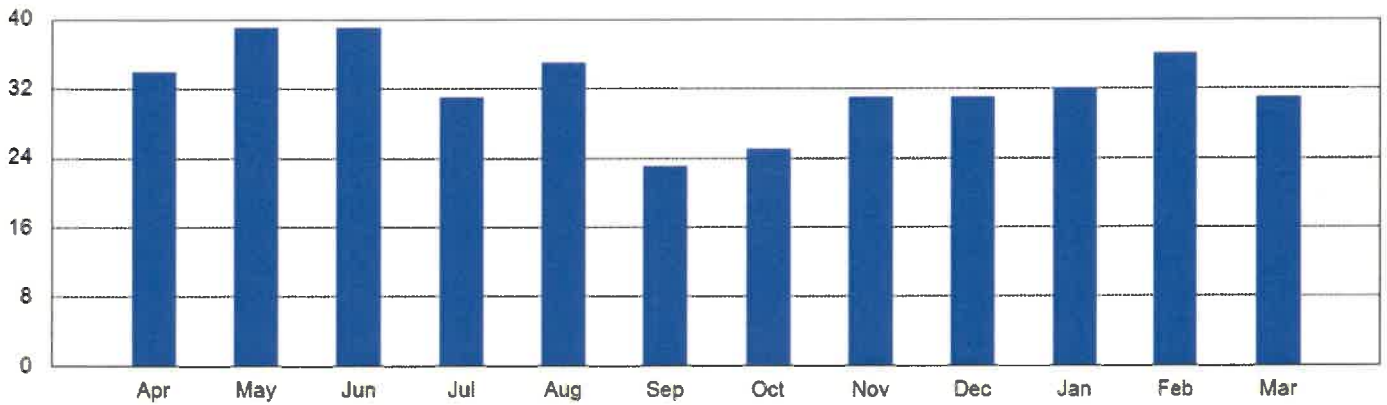
PERIOD 04/01/24 - 04/25/24

|                                 |                         |                |
|---------------------------------|-------------------------|----------------|
| Supply Charges At Cost          |                         |                |
| Cost Of Gas                     | 24.32 Therms x \$0.9082 | 22.08          |
| <b>Total Current GS Charges</b> |                         | <b>\$22.08</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1050                   | 1077                  |                | 27.00 CCF     | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





Account Number: 5151217502  
Bill Date: 05/30/24  
Next Meter Read Date: 06/26/24  
\*\*BANK DRAFT\*\*

**\$92.23**

**06/24/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

Amount of Last Bill

\$92.04

Payment - Thank You 05/28/24

(-\$92.04)

Balance Forward

\$0.00

|                      |         |
|----------------------|---------|
| Gas Service          | \$76.75 |
| Gas Supplier Service | \$15.48 |

Current Bill

**\$92.23**

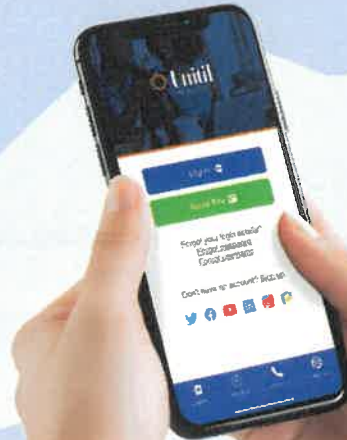
USAGE AND DETAILS ON PAGE 3



## The MyUnitil Mobile App

Manage your account on the go!

- Pay monthly bills and view payment and billing history
- Understand and manage energy usage with colorful usage graphs
- Customize notification and communication preferences
- Report a power outage and sign up for paperless billing



Available Now!



GET IT ON  
Google Play



Download on the  
App Store

Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

## PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411



GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at unitil.com/gopaperless

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

ACCOUNT NUMBER  
5151217502



AMOUNT DUE

**\$92.23**

PLEASE PAY BY

**06/24/24**

AMOUNT PAID

**BANK DRAFT**

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



#### Understanding your Bill

**CCF**- Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

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#### **IMPORTANT RATE INFORMATION**

**\*\* All Customers:** Effective May 1, customer bills will reflect a 3.49 % increase in distribution rates as part of annual tariff revisions filed and approved by the Maine Public Utilities Commission. The rate changes support infrastructure improvement projects and operations costs in Maine.

**For rate classes R1 and R2** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.9082 to \$0.3840. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

**For rate classes G40, G41 and G42** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.8948 to \$0.3511 per therm. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

**For rate classes G50, G51 and G52** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.8390 to \$0.3074 per therm. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

Uni-Pay allows your payment to be automatically deducted from your checking account 25 days after the bill date noted on your bill. It's a convenient way to pay your bill every month, hassle-free. Call us or visit us online at [myaccount.unitil.com](http://myaccount.unitil.com) to sign up!

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



| GAS SERVICE                     |                         | PERIOD 04/25/24 - 05/28/24      |  |
|---------------------------------|-------------------------|---------------------------------|--|
| Metered Usage                   |                         | 32 CCF x 1.04488 = 33.44 THERMS |  |
| Delivery Charges                |                         |                                 |  |
| Customer Charge                 |                         | 32.70                           |  |
| Distribution Charge First       | 33.44 Therms x \$1.3085 | 43.74                           |  |
| EERA                            | 33.44 Therms x \$0.0070 | 0.24                            |  |
| ERC                             | 33.44 Therms x \$0.0020 | 0.07                            |  |
| <b>Total Current GA Charges</b> |                         | <b>\$76.75</b>                  |  |



| GAS SUPPLIER SERVICE            |                        | PERIOD 04/25/24 - 04/30/24 |  |
|---------------------------------|------------------------|----------------------------|--|
| Supply Charges At Cost          |                        |                            |  |
| Cost Of Gas                     | 5.07 Therms x \$0.9082 | 4.59                       |  |
| <b>Total Current GS Charges</b> |                        | <b>\$4.59</b>              |  |

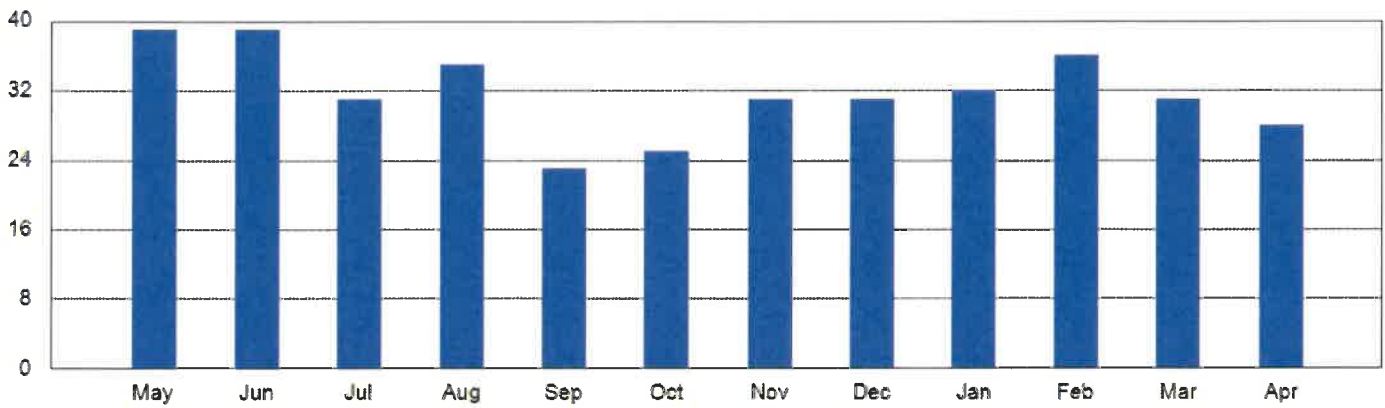
  

| GAS SUPPLIER SERVICE            |                         | PERIOD 05/01/24 - 05/28/24 |  |
|---------------------------------|-------------------------|----------------------------|--|
| Supply Charges At Cost          |                         |                            |  |
| Cost Of Gas                     | 28.37 Therms x \$0.3840 | 10.89                      |  |
| <b>Total Current GS Charges</b> |                         | <b>\$10.89</b>             |  |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1077                   | 1109                  |                | 32.00 CCF     | 33             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.

ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

5151217502  
06/28/24  
07/26/24

**\$71.97**

**07/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

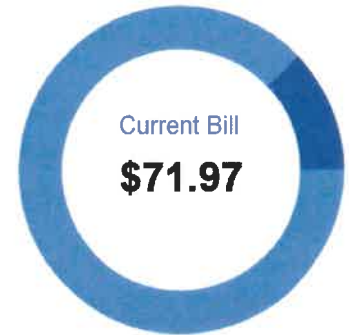
#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$92.23   |
| Payment - Thank You 06/24/24 | (\$92.23) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$63.18 |
| Gas Supplier Service | \$8.79  |



USAGE AND DETAILS ON PAGE 3

## Ways to Save

Explore options to take control of your energy use.



#### Rebates and Efficiency Programs

Offers and services to help you meet your energy goals and lower your monthly bill



#### Tools and Tips

Tools to understand your energy use and tips to use energy more efficiently



#### Solar and Private Generation

Generate your own renewable energy in parallel with our electric system

[unitil.com/ways-to-save](http://unitil.com/ways-to-save)



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5151217502



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$71.97    | 07/23/24      | BANK DRAFT  |



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Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

**Understanding your Bill**

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700

Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

**Late payment charges** will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

**All Residential Classes:**

Need help with winter heating bills? If you can't pay your bill in full, contact us to discuss your possible payment plan options.

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

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I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



## GAS SERVICE


**GAS SERVICE**

PERIOD 05/28/24 - 06/26/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 22 CCF x 1.04027 = 22.89 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 22.89 Therms x \$1.3152         | 30.10          |
| EERA                            | 22.89 Therms x \$0.0069         | 0.16           |
| ERC                             | 22.89 Therms x \$0.0020         | 0.05           |
| <b>Total Current GA Charges</b> |                                 | <b>\$63.18</b> |


**GAS SUPPLIER SERVICE**

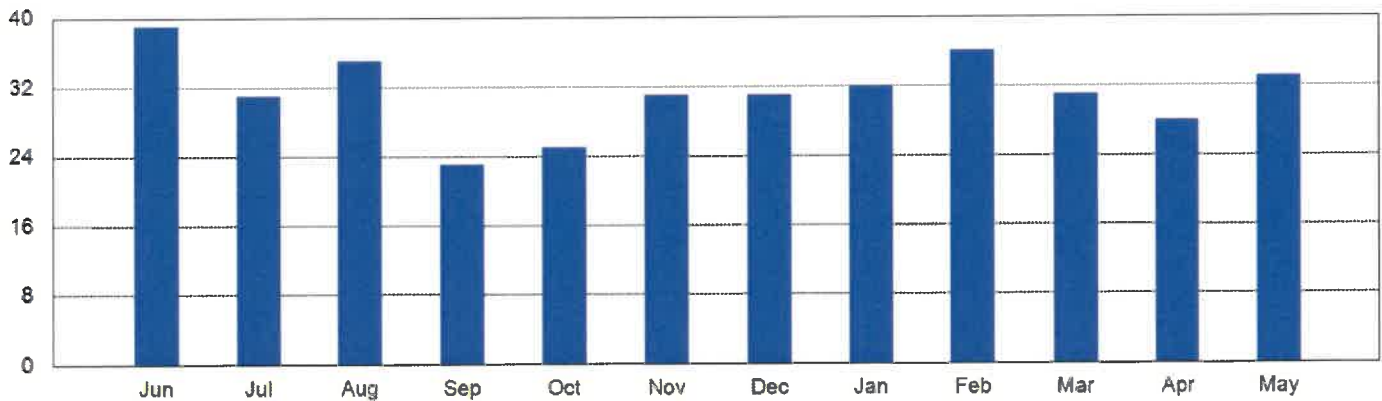
PERIOD 05/28/24 - 06/26/24

|                                 |                         |               |
|---------------------------------|-------------------------|---------------|
| Supply Charges At Cost          |                         |               |
| Cost Of Gas                     | 22.89 Therms x \$0.3840 | 8.79          |
| <b>Total Current GS Charges</b> |                         | <b>\$8.79</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1109                   | 1131                  |                | 22.00 CCF     | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

07/30/24  
08/27/24

**\$68.31**

**08/26/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

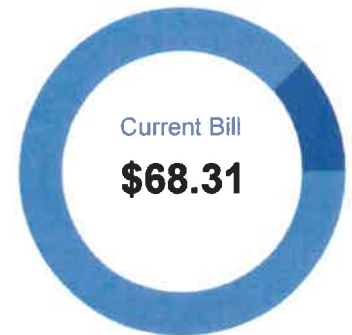
#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$71.97   |
| Payment - Thank You 07/23/24 | (\$71.97) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$60.35 |
| Gas Supplier Service | \$7.96  |



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



**Customer Service /  
Report a Power Outage**  
1-888-301-7700



**Gas Emergency**  
**MA** - 1-866-542-3547  
**ME** - 1-866-900-4460  
**NH** - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



[unitil.com](http://unitil.com)



[facebook.com/Unitil](https://facebook.com/Unitil)



[twitter.com/Unitil](https://twitter.com/Unitil)



[instagram.com/unitilenergy](https://instagram.com/unitilenergy)



[linkedin.com/company/unitil](https://linkedin.com/company/unitil)



[youtube.com/UnitilEnergy](https://youtube.com/UnitilEnergy)

## Update Your Info.

Make sure we have your contact information in your MyUnitil account.

1. Sign in to MyUnitil at [myaccount.unitil.com](http://myaccount.unitil.com)

2. Click on the "Profile" and then, select "My" and click the "Edit A Profile" button

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

**DENNY FULLER**  
**394 MEADOW ROAD**  
**DURHAM ME 04222 5411**

ACCOUNT NUMBER  
**5151217502**



| AMOUNT DUE     | PLEASE PAY BY   | AMOUNT PAID       |
|----------------|-----------------|-------------------|
| <b>\$68.31</b> | <b>08/26/24</b> | <b>BANK DRAFT</b> |



**GO PAPERLESS - GO GREEN**

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

**UNITIL**  
**P.O. BOX 981077**  
**BOSTON, MA 02298-1077**

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

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#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

PERIOD 06/26/24 - 07/26/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 20 CCF x 1.03766 = 20.75 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 20.75 Therms x \$1.3152         | 27.30          |
| EERA                            | 20.75 Therms x \$0.0069         | 0.14           |
| ERC                             | 20.75 Therms x \$0.0020         | 0.04           |
| <b>Total Current GA Charges</b> |                                 | <b>\$60.35</b> |


**GAS SUPPLIER SERVICE**

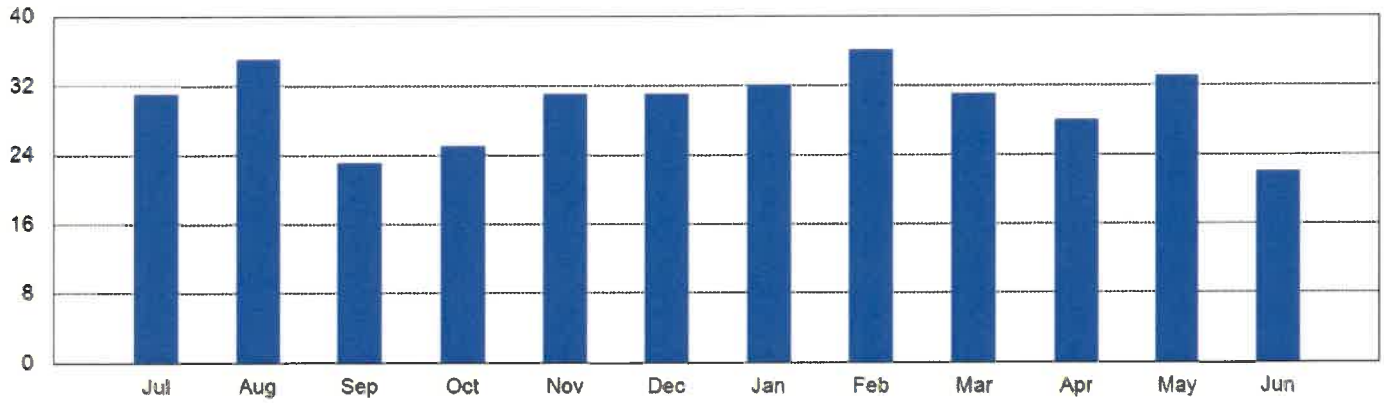
PERIOD 06/26/24 - 07/26/24

|                                 |                         |               |
|---------------------------------|-------------------------|---------------|
| Supply Charges At Cost          |                         |               |
| Cost Of Gas                     | 20.75 Therms x \$0.3840 | 7.96          |
| <b>Total Current GS Charges</b> |                         | <b>\$7.96</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1131                   | 1151                  |                | 20.00 CCF     | 30             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year







Account Number: 5151217502  
Bill Date: 08/29/24  
Next Meter Read Date: 09/25/24  
\*\*BANK DRAFT\*\*

\$70.25

09/23/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



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#### BY PHONE

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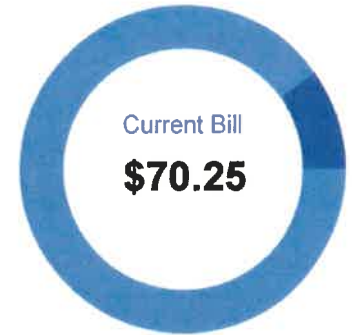
#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$68.31   |
| Payment - Thank You 08/26/24 | (\$68.31) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$63.22 |
| Gas Supplier Service | \$7.03  |



USAGE AND DETAILS ON PAGE 3

## August 11 is National 811 Day

### Call Before You Dig

Whether you are planting fall bulbs in your own backyard, or preparing for a whole new construction project, ANYONE planning to do ANY digging is required, by law, to call DigSafe® at 811 at **least three working days** before any digging begins.

Remember, utilities can be buried just a few inches below the ground, so even tiny gardens can do big damage to your community! Hitting a buried line when digging can disrupt utility service, cost money to repair, or cause serious injury or death.



Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5151217502



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$70.25    | 09/23/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

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UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



#### Understanding your bill

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#### Important Rate Information

##### **Residential Classes – R1 & R2**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3840 to \$0.2924 per therm for residential customers & decrease from \$0.2688 to \$0.2047 per therm for low-income customers. The decrease is due to lower market prices for natural gas.

##### **Commercial Customers – G-40, G-41 & G-42**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3511 to \$0.2595 per therm. The decrease is due to lower market prices for natural gas.

##### **Commercial Customers – G-50, G-51 & G-52**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3074 to \$0.2158 per therm. The decrease is due to lower market prices for natural gas.

**Gas Pipeline Markers:** Underground natural gas pipelines crisscross the nation supplying many of our energy needs. The general location of some underground pipelines is identified by above-ground markers that include the pipeline operator's name & emergency contact information. If you see someone digging near a pipeline marker, contact Unitil immediately.

#### All Customer Classes:

**Is your service out? Make sure your phone is on!** To ensure we have your updated phone number and that it ties to your account(s) please visit [unitil.com/sharemynumber](http://unitil.com/sharemynumber) or call us.

#### All Residential Customer Classes - Budget Billing:

If you haven't signed up for Budget Billing, now is the perfect time. Enroll at [unitil.com/budgetbilling](http://unitil.com/budgetbilling).

#### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

#### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | PERIOD 07/26/24 - 08/27/24      |                |
|                                 | 22 CCF x 1.04174 = 22.92 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 22.92 Therms x \$1.3152         | 30.14          |
| EERA                            | 22.92 Therms x \$0.0069         | 0.16           |
| ERC                             | 22.92 Therms x \$0.0020         | 0.05           |
| <b>Total Current GA Charges</b> |                                 | <b>\$63.22</b> |


**GAS SUPPLIER SERVICE**

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 07/26/24 - 07/31/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 3.58 Therms x \$0.3840 1.37 |
| <b>Total Current GS Charges</b> | <b>\$1.37</b>               |

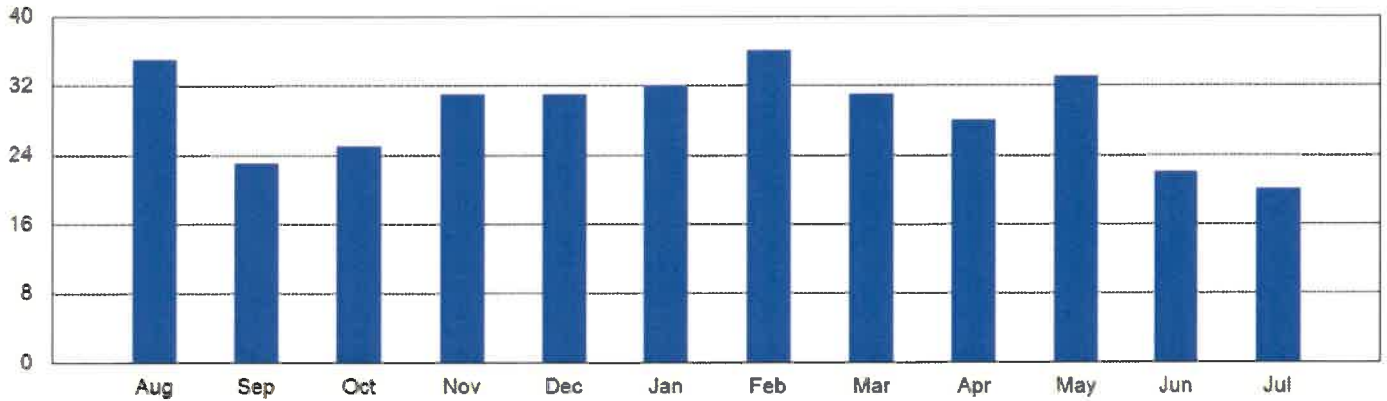
**GAS SUPPLIER SERVICE**

|                                 |                              |
|---------------------------------|------------------------------|
| PERIOD 08/01/24 - 08/27/24      |                              |
| Supply Charges At Cost          |                              |
| Cost Of Gas                     | 19.34 Therms x \$0.2924 5.66 |
| <b>Total Current GS Charges</b> | <b>\$5.66</b>                |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1151                   | 1173                  |                | 22.00 CCF     | 32             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

5151217502  
09/27/24  
10/25/24

**\$69.83**

**10/22/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

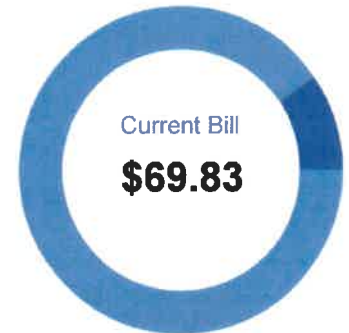
#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$70.25   |
| Payment - Thank You 09/23/24 | (\$70.25) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$63.14 |
| Gas Supplier Service | \$6.69  |



USAGE AND DETAILS ON PAGE 3



## Be Prepared

with your emergency storm kit

Don't wait for the lights to go out to prepare your emergency kit. We've gathered a list of 10 must-haves that will help keep your family safe and comfortable in the event of a power outage.

- Take inventory once a year to reassess your needs and replace any expired food or medications.
- Keep your emergency kit in an easily accessible location and be sure other members of your household know where to find it.



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5151217502



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$69.83    | 10/22/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

**Understanding your bill**

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700

Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

**Late payment charges** will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com).

**Important Information:**

All Residential Classes: If you enroll in Fuel Assistance, you will receive Unitil's discount rate. For more information, contact our Customer Service Center.

As we maneuver through a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



**GAS SERVICE**

| PERIOD 08/27/24 - 09/25/24      |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 22 CCF x 1.03899 = 22.86 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 22.86 Therms x \$1.3152         | 30.06          |
| EERA                            | 22.86 Therms x \$0.0069         | 0.16           |
| ERC                             | 22.86 Therms x \$0.0020         | 0.05           |
| <b>Total Current GA Charges</b> |                                 | <b>\$63.14</b> |



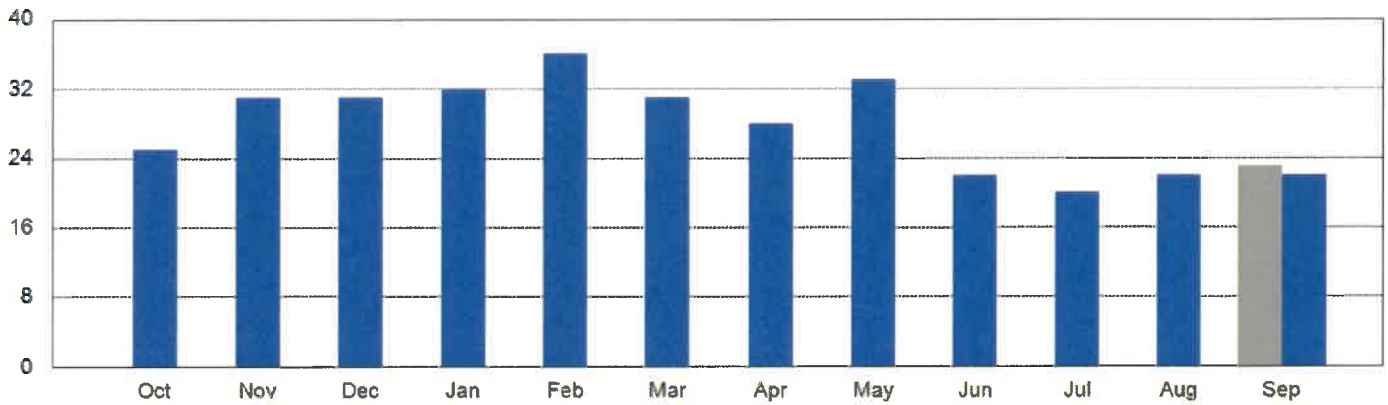
**GAS SUPPLIER SERVICE**

| PERIOD 08/27/24 - 09/25/24      |                         |               |
|---------------------------------|-------------------------|---------------|
| Supply Charges At Cost          |                         |               |
| Cost Of Gas                     | 22.86 Therms x \$0.2924 | 6.69          |
| <b>Total Current GS Charges</b> |                         | <b>\$6.69</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1173                   | 1195                  |                | 22.00 CCF     | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.



ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
**\*\*BANK DRAFT\*\***

10/29/24  
11/25/24

**\$73.29**

**11/25/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

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#### BY PHONE

Call (888) 301-7700 and follow the prompts.

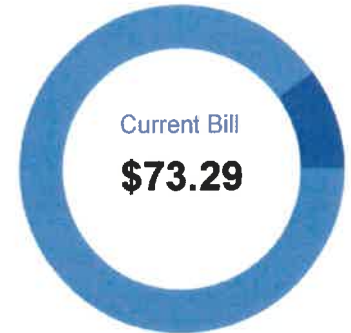
#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$69.83   |
| Payment - Thank You 10/22/24 | (\$69.83) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$65.97 |
| Gas Supplier Service | \$7.32  |



USAGE AND DETAILS ON PAGE 3

## Go Paperless

Stop throwing away unwanted paper bills. Enrolling in paperless billing is easy.

1. Log in to your MyUnitil account and adjust your account preferences.
2. Effective with your next bill, your account(s) will be automatically updated to email or text message delivery.



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
**5151217502**



|                |                 |                   |
|----------------|-----------------|-------------------|
| AMOUNT DUE     | PLEASE PAY BY   | AMOUNT PAID       |
| <b>\$73.29</b> | <b>11/25/24</b> | <b>BANK DRAFT</b> |



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

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**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### Important Information

**Rate Reclassification - Commercial Only:** You can obtain a copy of our existing rate schedules by visiting [unitil.com](http://unitil.com), calling 1-888-301-7700, or writing to our correspondence address. If you feel that another rate may be more appropriate, please contact us.

**All Residential Customers:** Fuel Assistance & Weatherization Assistance programs help customers who meet certain income guidelines pay winter heating bills & can help make homes more energy-efficient. Contact 211 or your local Fuel Assistance Agency for more info.

A MyUnitil online account can be a valuable tool for viewing, managing, and paying for your energy service at a time and place convenient for you. Visit [myaccount.unitil.com](http://myaccount.unitil.com) to sign up today!

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

| PERIOD 09/25/24 - 10/25/24      |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 24 CCF x 1.04176 = 25.00 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 25.00 Therms x \$1.3152         | 32.88          |
| EERA                            | 25.00 Therms x \$0.0069         | 0.17           |
| ERC                             | 25.00 Therms x \$0.0020         | 0.05           |
| <b>Total Current GA Charges</b> |                                 | <b>\$65.97</b> |

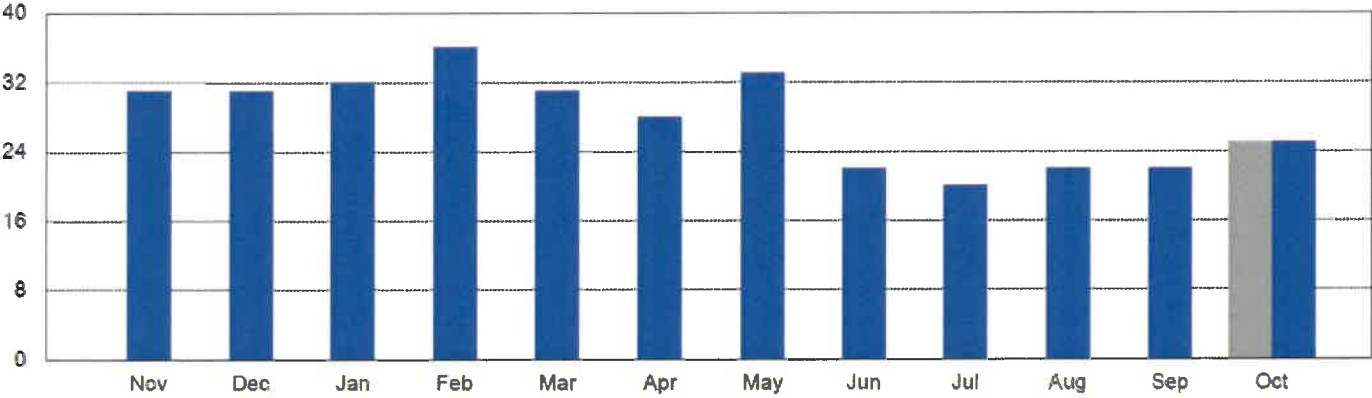

**GAS SUPPLIER SERVICE**

| PERIOD 09/25/24 - 10/25/24      |                         |               |
|---------------------------------|-------------------------|---------------|
| Supply Charges At Cost          |                         |               |
| Cost Of Gas                     | 25.00 Therms x \$0.2924 | 7.32          |
| <b>Total Current GS Charges</b> |                         | <b>\$7.32</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1195                   | 1219                  |                | 24.00 CCF     | 30             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year







Account Number  
Bill Date  
Next Meter Read Date  
**\*\*BANK DRAFT\*\***

5151217502  
11/27/24  
12/24/24

**\$83.97**

**12/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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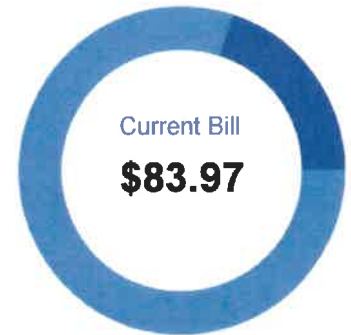
#### BILL SUMMARY

489 Cumberland Ave Apt 2, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$73.29   |
| Payment - Thank You 11/25/24 | (\$73.29) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$67.22 |
| Gas Supplier Service | \$16.75 |



USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)

To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

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More information on reverse.

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#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5151217502



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$83.97    | 12/23/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

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UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



### Understanding your Bill

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### IMPORTANT RATE INFORMATION

#### **CGA - All Residential Customer Classes:**

Effective 11/1/24 - 4/30/25 winter rates are in effect. The Cost of Gas will increase from \$0.2924 to \$0.7254/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

#### **CGA - G40, 41, 42 Customer Classes:**

Effective 11/1/24 - 4/30/25, winter rates are in effect. The Cost of Gas will increase from \$0.2595 to \$0.7236/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

#### **CGA - G50, 51, 52 Customer Classes:**

Effective 11/1/24 - 4/30/25, winter rates are in effect. The Cost of Gas will increase from \$0.2158 to \$0.5937/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

#### **All Customer Classes:**

Effective 11/1/24 - 4/30/25, the Environmental Response Cost Adjustment will decrease from \$0.0020 to \$0.0016 per therm. The Residential Low Income Program Rate will increase from \$0.0008 to \$0.0016 per therm. The Energy Efficiency Rate Assessment will decrease from \$0.0069 to \$(0.0033) per therm.

#### **All Residential Customer Classes:**

If you received an application from your Fuel Assistance office, be sure to return it as soon as possible. The sooner your application is approved, the sooner you will begin to receive assistance.

A MyUnitil online account can be a valuable tool for viewing, managing, and paying for your energy service at a time and place convenient for you. Visit [myaccount.unitil.com](http://myaccount.unitil.com) to sign up today!

### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

|                                 |                                                               |                |
|---------------------------------|---------------------------------------------------------------|----------------|
| Metered Usage                   | PERIOD 10/25/24 - 11/25/24<br>25 CCF x 1.04453 = 26.11 THERMS |                |
| Delivery Charges                |                                                               |                |
| Customer Charge                 |                                                               | 32.87          |
| Distribution Charge First       | 26.11 Therms x \$1.3158                                       | 34.35          |
| EERA                            | 26.11 Therms x (\$0.0013)                                     | (0.04)         |
| ERC                             | 26.11 Therms x \$0.0017                                       | 0.04           |
| <b>Total Current GA Charges</b> |                                                               | <b>\$67.22</b> |


**GAS SUPPLIER SERVICE**

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 10/25/24 - 10/31/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 5.05 Therms x \$0.2924 1.48 |
| <b>Total Current GS Charges</b> | <b>\$1.48</b>               |

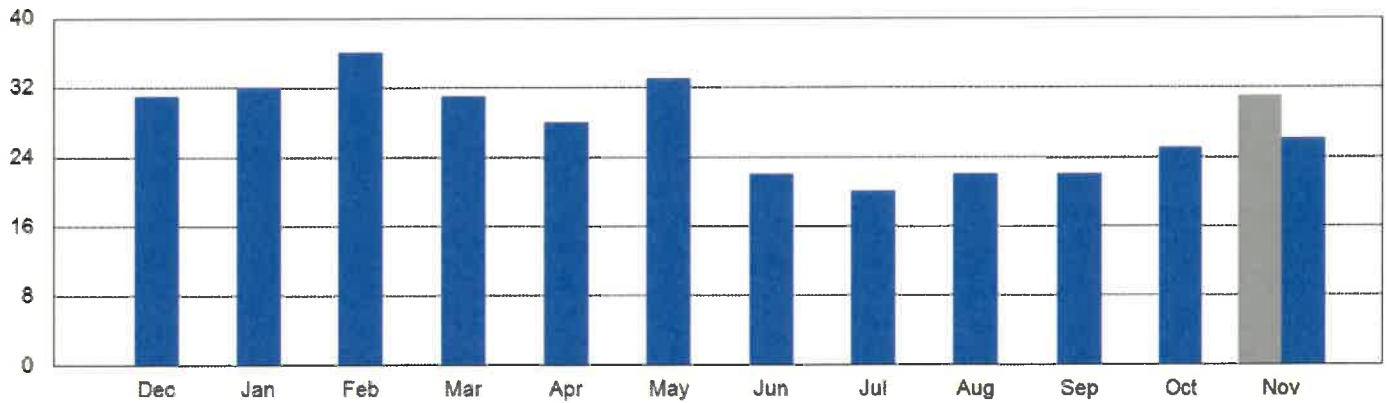
**GAS SUPPLIER SERVICE**

|                                 |                               |
|---------------------------------|-------------------------------|
| PERIOD 11/01/24 - 11/25/24      |                               |
| Supply Charges At Cost          |                               |
| Cost Of Gas                     | 21.06 Therms x \$0.7254 15.27 |
| <b>Total Current GS Charges</b> | <b>\$15.27</b>                |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30355       | 1219                   | 1244                  |                | 25.00 CCF     | 31             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.



ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
**\*\*BANK DRAFT\*\***

5152172500  
12/29/23  
01/24/24

**\$477.29**

**01/23/24**

OTHER WAYS TO PAY



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



**ONLINE**

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

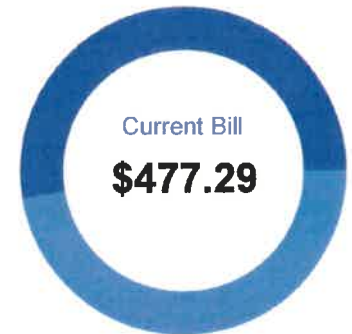
BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

|                              |            |
|------------------------------|------------|
| Amount of Last Bill          | \$390.62   |
| Payment - Thank You 12/26/23 | (\$390.62) |
| Balance Forward              | \$0.00     |

|                      |          |
|----------------------|----------|
| Gas Service          | \$225.78 |
| Gas Supplier Service | \$251.51 |



USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152172500



AMOUNT DUE

**\$477.29**

PLEASE PAY BY

**01/23/24**

AMOUNT PAID

**BANK DRAFT**



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Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

### Understanding your Bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700

Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

Assistance Programs - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

Late payment charges will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer**- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

### **IMPORTANT RATE INFORMATION**

#### **All Residential & Commercial Customer Classes:**

For all overdue balances that are not on a payment plan by January 1, 2024, the late payment charge on your unpaid balance will be 12.00%. The equivalent monthly charge will be 1%.

As we are approaching a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



GAS SERVICE



| GAS SERVICE                     |                          | PERIOD 11/28/23 - 12/27/23        |                 |
|---------------------------------|--------------------------|-----------------------------------|-----------------|
| Metered Usage                   |                          | 325 CCF x 1.04524 = 339.70 THERMS |                 |
| Delivery Charges                |                          |                                   |                 |
| Customer Charge                 |                          |                                   | 31.76           |
| Distribution Charge First       | 40.00 Therms x \$0.7719  |                                   | 30.87           |
| Distribution Charge Next        | 299.70 Therms x \$0.5337 |                                   | 159.95          |
| EERA                            | 339.70 Therms x \$0.0077 |                                   | 2.62            |
| ERC                             | 339.70 Therms x \$0.0017 |                                   | 0.58            |
| <b>Total Current GA Charges</b> |                          |                                   | <b>\$225.78</b> |

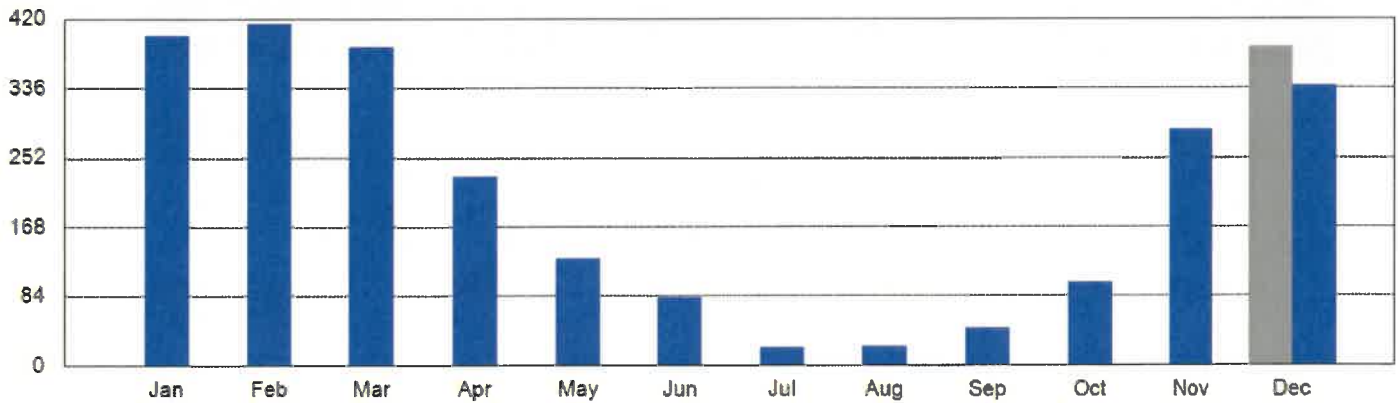


| GAS SUPPLIER SERVICE            |                          | PERIOD 11/28/23 - 12/27/23 |                 |
|---------------------------------|--------------------------|----------------------------|-----------------|
| Supply Charges At Cost          |                          |                            |                 |
| Cost Of Gas                     | 339.70 Therms x \$0.7404 |                            | 251.51          |
| <b>Total Current GS Charges</b> |                          |                            | <b>\$251.51</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 5729                   | 6054                  |                | 325.00 CCF    | 29             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year



# Residential Methane Detectors

An additional way to recognize natural gas leaks

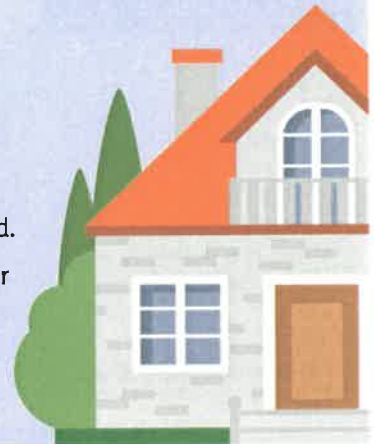
1-888-301-7700  
unitil.com

As you know there are several ways to detect a natural gas leak - smelling rotten eggs, hearing a hissing sound or seeing debris or fire blowing from the ground. A residential methane detector adds an additional, secondary layer of detection.

A residential methane detector alerts residents of natural gas leak inside a building. The detector works like a smoke detector, using an internal sensor that measures and monitors the concentration of methane in the air. (Natural gas consists primarily of methane.) The detector will activate an alarm when safe levels of methane are exceeded.

There are a range of detectors available on the market. Unitil recommends that whatever you purchase is UL rated (UL 1484).

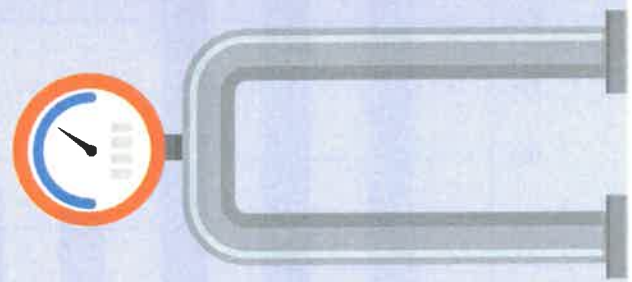
As always, if you suspect a gas leak, leave the area immediately and from a safe distance call 911. Emergency responders and Unitil will inspect and secure the area.



**ATTENTION!**

## Gas Customers

If you are looking to modify, replace or add new gas equipment, piping and components please contact Unitil's sales team at **1-888-486-4845**.





ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

01/26/24  
02/26/24

\$539.13

02/20/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

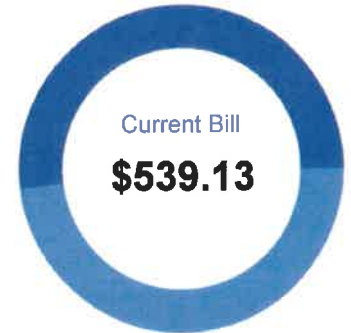
#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

|                              |            |
|------------------------------|------------|
| Amount of Last Bill          | \$477.29   |
| Payment - Thank You 01/23/24 | (\$477.29) |
| Balance Forward              | \$0.00     |

|                      |          |
|----------------------|----------|
| Gas Service          | \$258.98 |
| Gas Supplier Service | \$280.15 |



USAGE AND DETAILS ON PAGE 3

## The Unitil Scholarship Fund

Science, Technology, Engineering and Math (STEM) scholarships are available for the 2024-2025 academic year.

We are happy to announce that we are again offering scholarships for high school students. Six high school seniors from our service territories in New Hampshire, Maine and Massachusetts who are pursuing degrees in engineering, math, science, or technology will each receive \$5,000 for the first year of undergraduate study.

Unitil Scholarship Fund guidelines and application for the 2024-2025 academic year are available online at [unitil.com/scholarship](http://unitil.com/scholarship). The deadline to submit your completed application is on or before March 31st and recipients will be notified of selection by mail no later than April 30th.

If you have any questions regarding our Unitil Scholarship Fund and the application process, please reach out to us via email at [community@unitil.com](mailto:community@unitil.com).

**STEM**  
SCIENCE • TECHNOLOGY • ENGINEERING • MATH

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152172500



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$539.13   | 02/20/24      | BANK DRAFT  |



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More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

**Understanding your bill**

**CCF** - Basic measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700

Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

Assistance Programs - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

Late payment charges will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer**- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

**Cost of Gas & LDAC - All Residential Customer Classes:**Effective January 1, 2024, the Cost of Gas will decrease from \$0.7095 to \$0.6849 per therm for residential heating customers and from \$0.3902 to \$0.3767 per therm for low income heating customers. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0883 to \$0.0908 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

**Cost of Gas & LDAC – G40, 41, 42 Customer Classes:**Effective January 1, 2024, the Cost of Gas will decrease from \$0.7215 to \$0.6969 per therm. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0362 to \$0.0375 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

**Cost of Gas & LDAC – G50, 51, 52 Customer Classes:**Effective January 1, 2024, the Cost of Gas will decrease from \$0.6400 to \$0.6154 per therm. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0362 to \$0.0375 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

As we are approaching a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



GAS SERVICE



**GAS SERVICE**

PERIOD 12/27/23 - 01/24/24

|                                 |                                  |                 |
|---------------------------------|----------------------------------|-----------------|
| Metered Usage                   | 382 CCF x 1.0493 = 400.83 THERMS |                 |
| Delivery Charges                |                                  |                 |
| Customer Charge                 |                                  | 31.76           |
| Distribution Charge First       | 40.00 Therms x \$0.7719          | 30.87           |
| Distribution Charge Next        | 360.83 Therms x \$0.5337         | 192.58          |
| EERA                            | 400.83 Therms x \$0.0077         | 3.09            |
| ERC                             | 400.83 Therms x \$0.0017         | 0.68            |
| <b>Total Current GA Charges</b> |                                  | <b>\$258.98</b> |



**GAS SUPPLIER SERVICE**

PERIOD 12/27/23 - 12/31/23

|                                 |                         |                |
|---------------------------------|-------------------------|----------------|
| Supply Charges At Cost          |                         |                |
| Cost Of Gas                     | 57.26 Therms x \$0.7404 | 42.40          |
| <b>Total Current GS Charges</b> |                         | <b>\$42.40</b> |

**GAS SUPPLIER SERVICE**

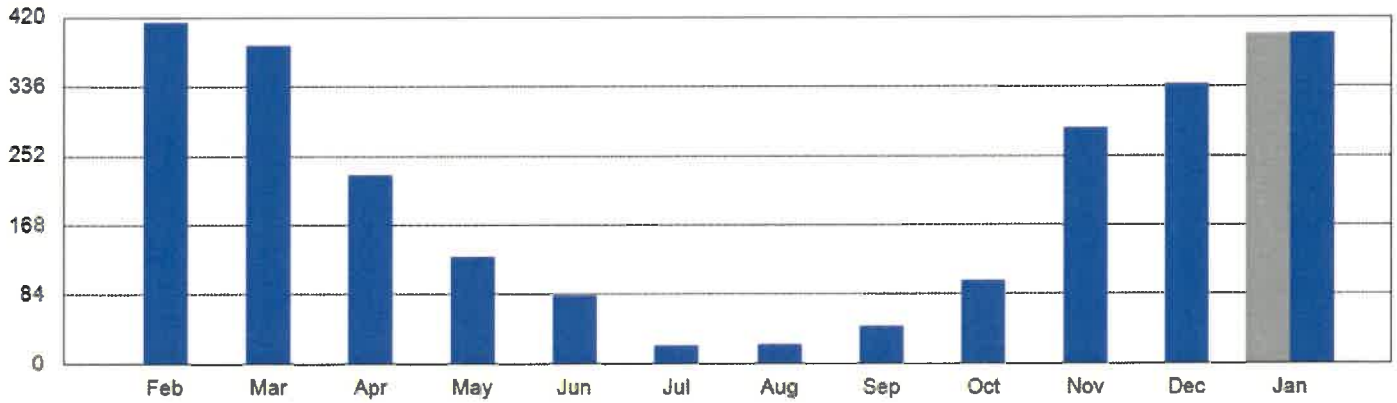
PERIOD 01/01/24 - 01/24/24

|                                 |                          |                 |
|---------------------------------|--------------------------|-----------------|
| Supply Charges At Cost          |                          |                 |
| Cost Of Gas                     | 343.57 Therms x \$0.6920 | 237.75          |
| <b>Total Current GS Charges</b> |                          | <b>\$237.75</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 6054                   | 6436                  |                | 382.00 CCF    | 28             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year







ACCOUNT NUMBER  
Bill Date 02/28/24  
Next Meter Read Date 03/27/24  
\*\*BANK DRAFT\*\*

**\$578.77**

**03/25/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

Amount of Last Bill

\$539.13

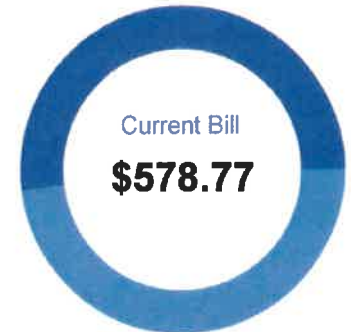
Payment - Thank You 02/20/24

(\$539.13)

Balance Forward

\$0.00

|                      |          |
|----------------------|----------|
| Gas Service          | \$277.63 |
| Gas Supplier Service | \$301.14 |



USAGE AND DETAILS ON PAGE 3

## Financial Assistance

Support for your energy needs.

[unitil.com/financial-assistance](http://unitil.com/financial-assistance)



### Payment Plans

The unexpected can happen to any of us. If you fall behind on your account, our Customer Service Team can help create a personalized plan to get you back on track.



### Budget Billing

Our residential customers can enjoy the convenience of our Budget Billing Program. This program helps distribute your payments evenly throughout the year to avoid fluctuating costs.



### Find State-Specific Programs

Local and state organizations in our service areas offer highly supportive programs for qualified customers to increase energy efficiency and manage energy costs.

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152172500



AMOUNT DUE

**\$578.77**

PLEASE PAY BY

**03/25/24**

AMOUNT PAID

**BANK DRAFT**



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700  
Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

Late payment charges will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### **All Residential Classes**

Unitil offers a Low-Income Discount Program to all eligible customers. The program is available to all income eligible heating and non-heating customers identified by the Maine State Housing Authority as eligible for LIHEAP funds and will provide for a discount off the total billed charges. For additional information, contact our Customer Service team.

Lights out? Phones on! Make sure we have your updated personal information & that it ties to your account. If we don't have it – visit [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber) or call us.

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

PERIOD 01/24/24 - 02/26/24

|                                 |                                   |                 |
|---------------------------------|-----------------------------------|-----------------|
| Metered Usage                   | 416 CCF x 1.04608 = 435.17 THERMS |                 |
| Delivery Charges                |                                   |                 |
| Customer Charge                 |                                   | 31.76           |
| Distribution Charge First       | 40.00 Therms x \$0.7719           | 30.87           |
| Distribution Charge Next        | 395.17 Therms x \$0.5337          | 210.91          |
| EERA                            | 435.17 Therms x \$0.0077          | 3.35            |
| ERC                             | 435.17 Therms x \$0.0017          | 0.74            |
| <b>Total Current GA Charges</b> |                                   | <b>\$277.63</b> |



GAS SUPPLIER SERVICE

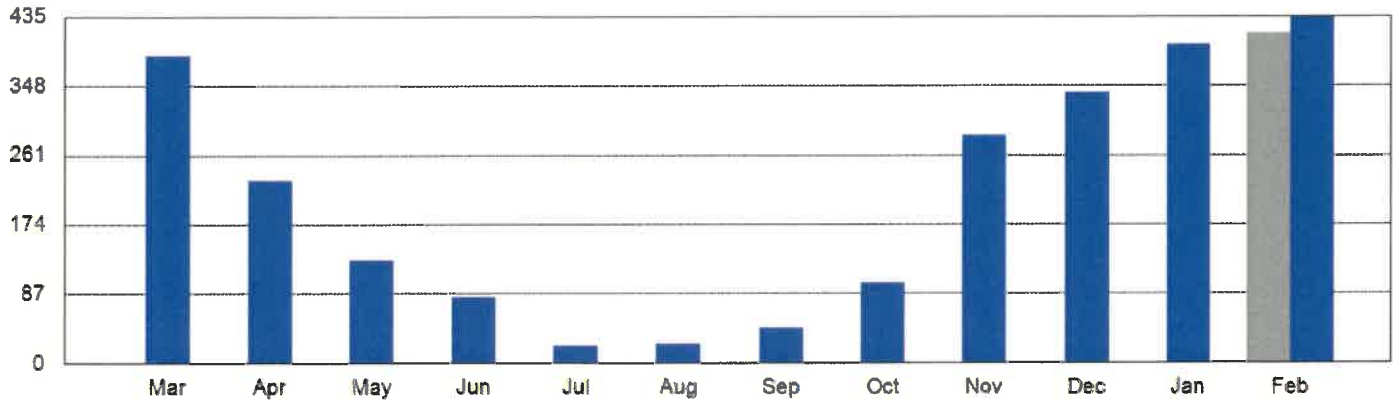
PERIOD 01/24/24 - 02/26/24

|                                 |                          |                 |
|---------------------------------|--------------------------|-----------------|
| Supply Charges At Cost          |                          |                 |
| Cost Of Gas                     | 435.17 Therms x \$0.6920 | 301.14          |
| <b>Total Current GS Charges</b> |                          | <b>\$301.14</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 6436                   | 6852                  |                | 416.00 CCF    | 33             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year



ACCOUNT NUMBER: 5152172500  
 Bill Date: 03/29/24  
 Next Meter Read Date: 04/25/24  
**\*\*BANK DRAFT\*\***

**\$392.93**

**04/23/24**

OTHER WAYS TO PAY



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at [myaccount.unitil.com](http://myaccount.unitil.com)



**ONLINE**

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

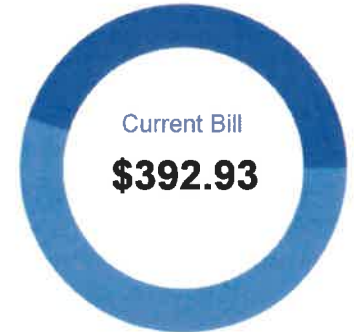
BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

|                              |            |
|------------------------------|------------|
| Amount of Last Bill          | \$578.77   |
| Payment - Thank You 03/25/24 | (\$578.77) |
| Balance Forward              | \$0.00     |

|                      |          |
|----------------------|----------|
| Gas Service          | \$215.93 |
| Gas Supplier Service | \$177.00 |



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



**Customer Service / Report a Power Outage**

1-888-301-7700



**Gas Emergency**

**MA** - 1-866-542-3547

**ME** - 1-866-900-4460

**NH** - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



[unitil.com](http://unitil.com)



[facebook.com/Unitil](https://facebook.com/Unitil)



[twitter.com/Unitil](https://twitter.com/Unitil)



[instagram.com/unitilenergy](https://instagram.com/unitilenergy)



[linkedin.com/company/unitil](https://linkedin.com/company/unitil)



[youtube.com/UnitilEnergy](https://youtube.com/UnitilEnergy)

## Update Your Info.

Make sure we have your current contact information in your MyUnitil account.

1.

Sign in to MyUnitil at [myaccount.unitil.com](http://myaccount.unitil.com)

2.

Click on "profile" and then "edit contact & profile" to update your phone number and email address

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

DENNY FULLER  
 394 MEADOW ROAD  
 DURHAM ME 04222 5411

ACCOUNT NUMBER  
**5152172500**



AMOUNT DUE

**\$392.93**

PLEASE PAY BY

**04/23/24**

AMOUNT PAID

**BANK DRAFT**



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UNITIL  
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**Disclaimer**- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### IMPORTANT RATE INFORMATION

**Cost of Gas - All Residential Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6920 to \$0.5347 per therm for residential customers and from \$0.4844 to \$0.3743 per therm for low income customers. The decrease is due to lower market prices for natural gas.

**Cost of Gas – G40, 41, 42 Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6786 to \$0.5213 per therm. The decrease is due to lower market prices for natural gas.

**Cost of Gas – G50, 51, 52 Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6228 to \$0.4655 per therm. The decrease is due to lower market prices for natural gas.

All Residential Rate Classes: If you received an application from your Fuel Assistance office, be sure to return it as soon as possible. The sooner your application is approved, the sooner you will begin to receive assistance.

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



## GAS SERVICE



## GAS SERVICE

### Metered Usage

### Delivery Charges

Customer Charge

Distribution Charge

**Distribution Charge Next**

EERA

ERC

**Total Current GA Charges****PERIOD 02/26/24 - 03/27/24**
$$309 \text{ CCF} \times 1.0406 = 321.55 \text{ THERMS}$$

40.00 Therms x \$0.7719

281.55 Therms x \$0.5337

321.55 Therms x \$0.0077

321.55 Therms x \$0.0017

31.76

30.87

150.27

2.48

**\$215.93**



## GAS SUPPLIER SERVICE

### Supply Charges At Cost

### Cost Of Gas

### Total Current GS Charges

## GAS SUPPLIER SERVICE

### Supply Charges At Cost

### Cost Of Gas

**Total Current GS Charges**

PERIOD 02/26/24 - 02/29/24

32.16 Therms x \$0.6920

22.26

**\$22.26**

**PERIOD 03/01/24 - 03/27/24**

289.39 Therms x \$0.5347

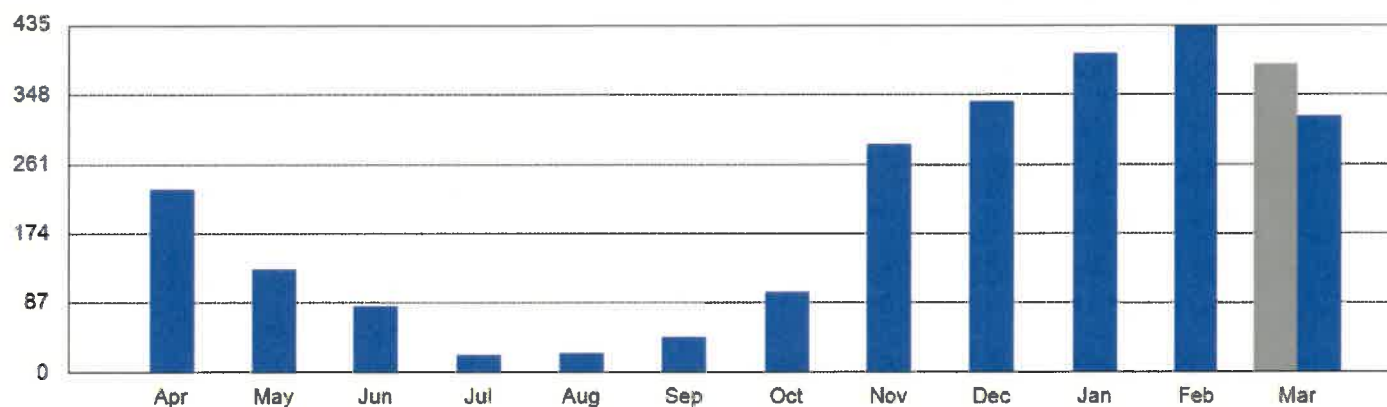
154.74

**\$154.74**

|             | Meter Number | Meter Reading<br>Previous      Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|----------------------------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 6852      7161                         |                | 309.00 CCF    | 30             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year

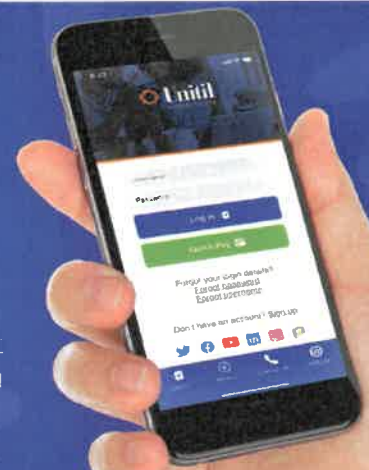


# Get Ready to Upgrade!

## A new MyUnitil is on its way.

We're updating our MyUnitil customer portal with a new, more modern solution that is easier to navigate and offers exciting new features including a brand-new mobile app. Behind the scenes, our customer information system (CIS) is also getting updated to a newer version that provides enhanced security and is better equipped to meet today's data and technology needs. These improvements pave the way for future enhancements such as expanded notifications and self-service options, enhanced data sharing, additional payment methods, and more!

For more information, visit [unitil.com/myunitil-upgrade](http://unitil.com/myunitil-upgrade).



### What's in it for you?

Our upgraded customer information system and online portal are designed to enhance the customer experience. Among many new upgrades, here's what the new MyUnitil will offer:

- ☀ Increased security to meet today's data and technology needs
- ☀ A more modern interface, improved navigation, and added functionality
- ☀ New usage graphs to help customers better understand and manage their energy usage
  - Temperature overlays provide insight
  - Add events that may impact energy usage
  - Access to daily electric usage  
*Available to electric customers with a smart meter*
- ☀ New notifications including appointment reminders and payment due reminders
- ☀ The ability to authorize guest access to an account
- ☀ Enhanced messaging about programs and services
- ☀ The ability to download payment, billing, and consumption history for all accounts linked to a profile into a single file
- ☀ A mobile app to conveniently access accounts on the go

### How will this impact you?

As we prepare to launch these new upgrades, please be aware of the following:

- ☀ All account numbers will stay the same
- ☀ Current MyUnitil users will log in using existing user names and passwords
- ☀ Account information, payment and billing preferences for existing MyUnitil users will carry over to the new MyUnitil

MyUnitil and all automated phone system transactions will be unavailable during this transition.

- ☀ Credit card and ACH payments may be made online via our one-time payment portal: [unitil.com/one-time-payment](http://unitil.com/one-time-payment)
- ☀ Outages can be reported at [unitil.com/report-outage](http://unitil.com/report-outage)

### Report a Gas Emergency

**Maine:** 1-866-900-4460

**Massachusetts:** 1-866-542-3547

**New Hampshire:** 1-866-900-4115

Account Number 5152172500  
 Bill Date 04/29/24  
 Next Meter Read Date 05/28/24  
**\*\*BANK DRAFT\*\***

**\$362.99**

**05/24/24**

OTHER WAYS TO PAY



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at unitil.com



**ONLINE**

Pay and view your bill using our secure website at myaccount.unitil.com.



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

Amount of Last Bill

\$392.93

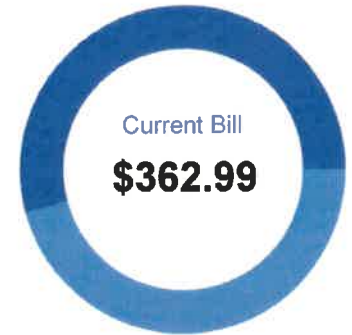
Payment - Thank You 04/23/24

(\$392.93)

Balance Forward

\$0.00

|                      |          |
|----------------------|----------|
| Gas Service          | \$166.10 |
| Gas Supplier Service | \$196.89 |



USAGE AND DETAILS ON PAGE 3

## New MyUnitil Experience

Introducing a new customer portal to manage your account

MyUnitil has been updated with a new, more modern solution that is easier to navigate and offers exciting new benefits and features, including:

- Enhanced security to meet today's data and technology needs
- A more modern interface that is easy to navigate
- New usage graphs to help customers better understand and manage their energy usage
- Appointment reminders and payment-due reminders
- The ability to authorize guest access to an account

For more information and how-to's, visit [unitil.com/myunitil-upgrade](https://unitil.com/myunitil-upgrade)

Visit [myaccount.unitil.com](https://myaccount.unitil.com) to check out the new MyUnitil today!

If you are a current user, you will log in to the new MyUnitil experience using your existing username and password.



Questions about your bill? Visit [unitil.com](https://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

DENNY FULLER  
 394 MEADOW ROAD  
 DURHAM ME 04222 5411

ACCOUNT NUMBER  
**5152172500**



AMOUNT DUE

**\$362.99**

PLEASE PAY BY

**05/24/24**

AMOUNT PAID

**BANK DRAFT**



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 P.O. BOX 981077  
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**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

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**IMPORTANT RATE INFORMATION**

**Cost of Gas - All Residential Customer Classes:** Effective April 1, 2024, the Cost of Gas will increase from \$0.5347 to \$0.9082 per therm for residential customers and from \$0.3743 to \$0.6357 per therm for low income customers. The increase is due to higher market prices for natural gas.

**Cost of Gas – G40, 41, 42 Customer Classes:**  
Effective April 1, 2024, the Cost of Gas will increase from \$0.5213 to \$0.8948 per therm. The increase is due to higher market prices for natural gas.

**Cost of Gas – G50, 51, 52 Customer Classes:**  
Effective April 1, 2024, the Cost of Gas will increase from \$0.4655 to \$0.8390 per therm. The increase is due to higher market prices for natural gas.

Fuel Assistance & Weatherization Assistance programs help customers who meet certain income guidelines pay winter heating bills & can help make homes more energy- efficient. Contact 211 or your local Fuel Assistance Agency for more info.

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



| GAS SERVICE                     |                          | PERIOD 03/27/24 - 04/25/24        |                 |
|---------------------------------|--------------------------|-----------------------------------|-----------------|
| Metered Usage                   |                          | 220 CCF x 1.04469 = 229.83 THERMS |                 |
| Delivery Charges                |                          |                                   |                 |
| Customer Charge                 |                          |                                   | 31.76           |
| Distribution Charge First       | 40.00 Therms x \$0.7719  |                                   | 30.87           |
| Distribution Charge Next        | 189.83 Therms x \$0.5337 |                                   | 101.31          |
| EERA                            | 229.83 Therms x \$0.0077 |                                   | 1.77            |
| ERC                             | 229.83 Therms x \$0.0017 |                                   | 0.39            |
| <b>Total Current GA Charges</b> |                          |                                   | <b>\$166.10</b> |



| GAS SUPPLIER SERVICE            |                         | PERIOD 03/27/24 - 03/31/24 |                |
|---------------------------------|-------------------------|----------------------------|----------------|
| Supply Charges At Cost          |                         |                            |                |
| Cost Of Gas                     | 31.70 Therms x \$0.5347 |                            | 16.95          |
| <b>Total Current GS Charges</b> |                         |                            | <b>\$16.95</b> |

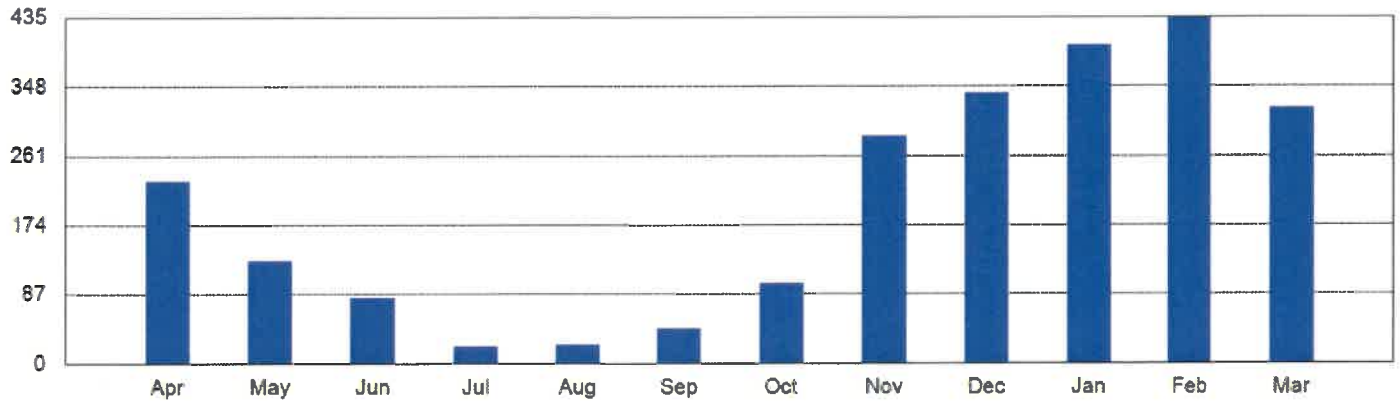
  

| GAS SUPPLIER SERVICE            |                          | PERIOD 04/01/24 - 04/25/24 |                 |
|---------------------------------|--------------------------|----------------------------|-----------------|
| Supply Charges At Cost          |                          |                            |                 |
| Cost Of Gas                     | 198.13 Therms x \$0.9082 |                            | 179.94          |
| <b>Total Current GS Charges</b> |                          |                            | <b>\$179.94</b> |

|             | Meter Number | Meter Reading |         | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|---------------|---------|----------------|---------------|----------------|----------------|-----------|
|             |              | Previous      | Present |                |               |                |                |           |
| Residential | A30323       | 7161          | 7381    |                | 220.00 CCF    | 29             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year







ACCOUNT NUMBER 5152172500  
Bill Date 05/30/24  
Next Meter Read Date 06/26/24  
\*\*BANK DRAFT\*\*

**\$178.12**

**06/24/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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#### BY PHONE

Call (888) 301-7700 and follow the prompts.

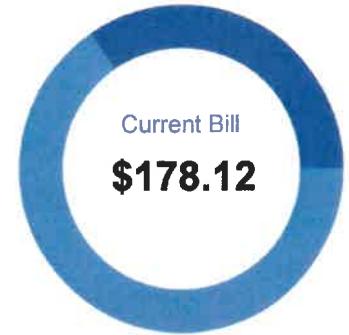
#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

|                              |            |
|------------------------------|------------|
| Amount of Last Bill          | \$362.99   |
| Payment - Thank You 05/28/24 | (\$258.15) |
| Balance Forward              | \$0.00     |
| Other Adjustments            | (\$104.84) |

|                      |          |
|----------------------|----------|
| Gas Service          | \$116.61 |
| Gas Supplier Service | \$61.51  |



USAGE AND DETAILS ON PAGE 3



## The MyUnitil Mobile App

Manage your account on the go!

- Pay monthly bills and view payment and billing history
- Understand and manage energy usage with colorful usage graphs
- Customize notification and communication preferences
- Report a power outage and sign up for paperless billing



## Available Now!



GET IT ON  
Google Play



Download on the  
App Store

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

## PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

ACCOUNT NUMBER  
5152172500



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$178.12   | 06/24/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

### Understanding your Bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as: metering, meter reading, billing, and account maintenance.

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### **IMPORTANT RATE INFORMATION**

**\*\* All Customers:** Effective May 1, customer bills will reflect a 3.49 % increase in distribution rates as part of annual tariff revisions filed and approved by the Maine Public Utilities Commission. The rate changes support infrastructure improvement projects and operations costs in Maine.

**For rate classes R1 and R2** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.9082 to \$0.3840. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

**For rate classes G40, G41 and G42** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.8948 to \$0.3511 per therm. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

**For rate classes G50, G51 and G52** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.8390 to \$0.3074 per therm. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

Uni-Pay allows your payment to be automatically deducted from your checking account 25 days after the bill date noted on your bill. It's a convenient way to pay your bill every month, hassle-free. Call us or visit us online at [myaccount.unitil.com](http://myaccount.unitil.com) to sign up!

### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



| GAS SERVICE               |                          | PERIOD 04/25/24 - 05/28/24        |  |
|---------------------------|--------------------------|-----------------------------------|--|
| Metered Usage             |                          | 127 CCF x 1.04488 = 132.70 THERMS |  |
| Delivery Charges          |                          |                                   |  |
| Customer Charge           |                          | 32.70                             |  |
| Distribution Charge First | 40.00 Therms x \$0.7947  | 31.78                             |  |
| Distribution Charge Next  | 92.70 Therms x \$0.5495  | 50.94                             |  |
| EERA                      | 132.70 Therms x \$0.0070 | 0.93                              |  |
| ERC                       | 132.70 Therms x \$0.0020 | 0.26                              |  |
| Total Current GA Charges  |                          | \$116.61                          |  |

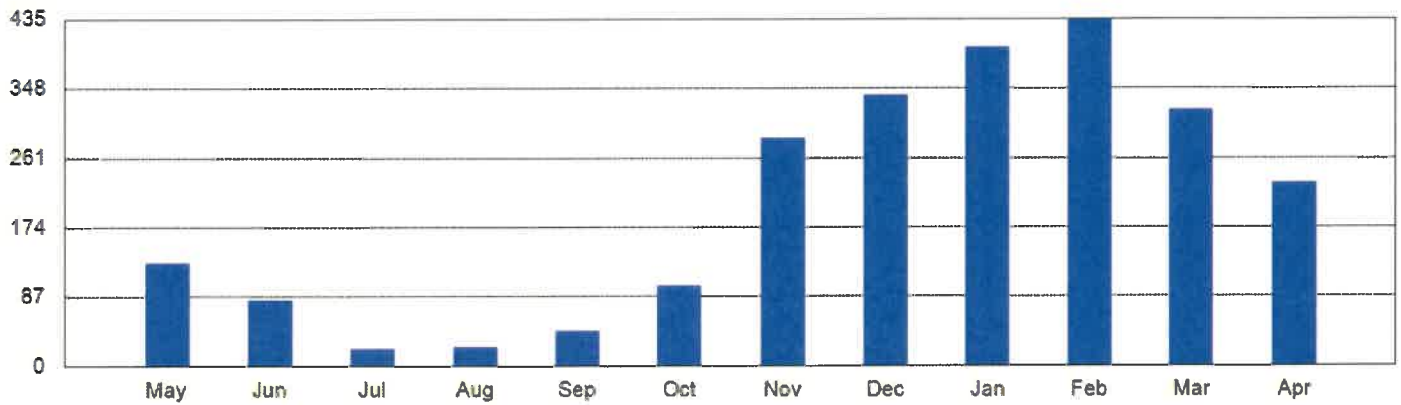


| GAS SUPPLIER SERVICE     |                          | PERIOD 04/25/24 - 04/30/24 |  |
|--------------------------|--------------------------|----------------------------|--|
| Supply Charges At Cost   |                          |                            |  |
| Cost Of Gas              | 20.11 Therms x \$0.9082  | 18.26                      |  |
| Total Current GS Charges |                          | \$18.26                    |  |
| GAS SUPPLIER SERVICE     |                          | PERIOD 05/01/24 - 05/28/24 |  |
| Supply Charges At Cost   |                          |                            |  |
| Cost Of Gas              | 112.59 Therms x \$0.3840 | 43.25                      |  |
| Total Current GS Charges |                          | \$43.25                    |  |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7381                   | 7508                  |                | 127.00 CCF    | 33             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year



While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.





ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

5152172500  
06/28/24  
07/26/24

\$75.00

07/23/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

Amount of Last Bill

\$178.12

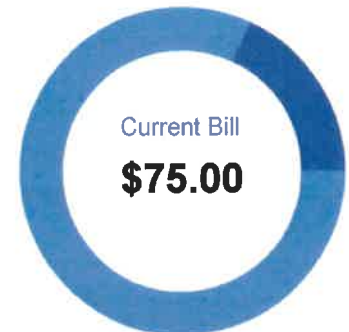
Payment - Thank You 06/24/24

(\$178.12)

Balance Forward

\$0.00

|                      |         |
|----------------------|---------|
| Gas Service          | \$61.43 |
| Gas Supplier Service | \$13.57 |



USAGE AND DETAILS ON PAGE 3

## Ways to Save

Explore options to take control of your energy use.



#### Rebates and Efficiency Programs

Offers and services to help you meet your energy goals and lower your monthly bill



#### Tools and Tips

Tools to understand your energy use and tips to use energy more efficiently



#### Solar and Private Generation

Generate your own renewable energy in parallel with our electric system



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More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152172500



AMOUNT DUE

\$75.00

PLEASE PAY BY

07/23/24

AMOUNT PAID

BANK DRAFT



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



**Understanding your bill**

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**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

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**All Residential Classes:**

Need help with winter heating bills? If you can't pay your bill in full, contact us to discuss your possible payment plan options.

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | PERIOD 05/28/24 - 06/26/24      |                |
|                                 | 34 CCF x 1.04027 = 35.37 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 35.37 Therms x \$0.7988         | 28.25          |
| EERA                            | 35.37 Therms x \$0.0069         | 0.24           |
| ERC                             | 35.37 Therms x \$0.0020         | 0.07           |
| <b>Total Current GA Charges</b> |                                 | <b>\$61.43</b> |



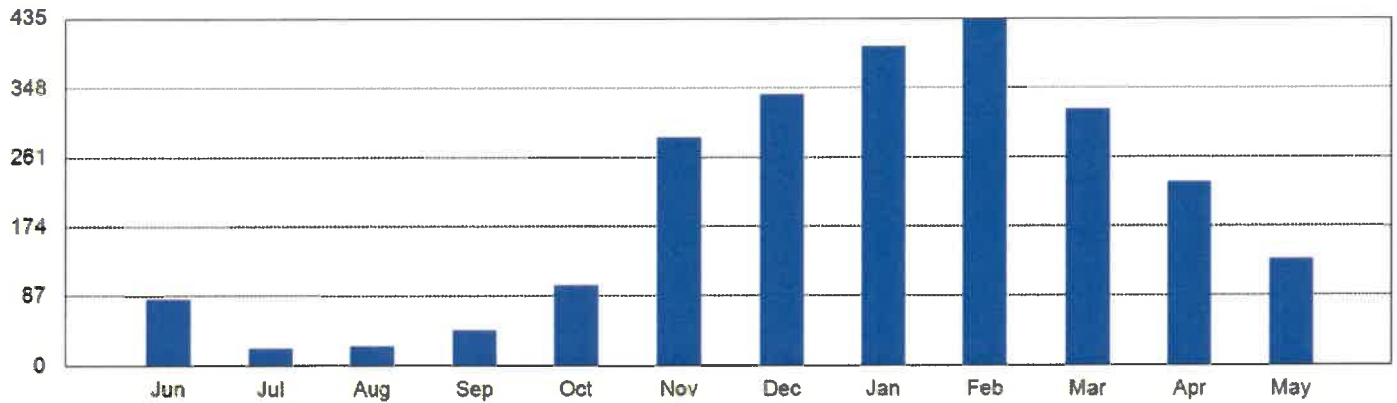
GAS SUPPLIER SERVICE

|                                 |                         |
|---------------------------------|-------------------------|
| PERIOD 05/28/24 - 06/26/24      |                         |
| Supply Charges At Cost          |                         |
| Cost Of Gas                     | 35.37 Therms x \$0.3840 |
|                                 | 13.57                   |
| <b>Total Current GS Charges</b> | <b>\$13.57</b>          |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7508                   | 7542                  |                | 34.00 CCF     | 29             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year





ACCOUNT NUMBER

5152172500

Bill Date

07/30/24

Next Meter Read Date

08/27/24

**\$53.89****08/26/24****\*\*BANK DRAFT\*\***

## OTHER WAYS TO PAY

**UNI-PAY BANK DRAFT**

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## BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

Amount of Last Bill

\$75.00

Payment - Thank You 07/23/24

(\$75.00)

Balance Forward

\$0.00



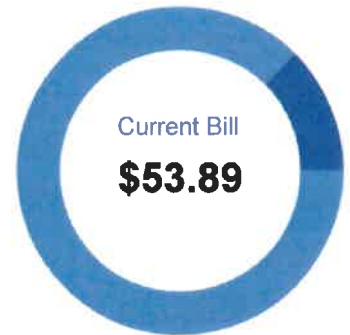
Gas Service

\$47.12



Gas Supplier Service

\$6.77



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.

**Customer Service /  
Report a Power Outage**

1-888-301-7700

**Gas Emergency****MA** - 1-866-542-3547**ME** - 1-866-900-4460**NH** - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



unitil.com



facebook.com/Unitil



twitter.com/Unitil



instagram.com/unitilenergy



linkedin.com/company/unitil



youtube.com/UnitilEnergy

## Update Your Info.

Make sure we have your contact information in your MyUnitil account.

**1.**Sign in to MyUnitil at [myaccount.unitil.com](https://myaccount.unitil.com)**2.**

Click on the "Profile" and then, select "My" and click the "Edit A Profile" button

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Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

**DENNY FULLER**  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER

**5152172500**

AMOUNT DUE

**\$53.89**

PLEASE PAY BY

**08/26/24**

AMOUNT PAID

**BANK DRAFT****GO PAPERLESS - GO GREEN**Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](https://unitil.com/gopaperless)**UNITIL**  
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#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

PERIOD 06/26/24 - 07/26/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 17 CCF x 1.03766 = 17.64 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 17.64 Therms x \$0.7988         | 14.09          |
| EERA                            | 17.64 Therms x \$0.0069         | 0.12           |
| ERC                             | 17.64 Therms x \$0.0020         | 0.04           |
| <b>Total Current GA Charges</b> |                                 | <b>\$47.12</b> |


**GAS SUPPLIER SERVICE**

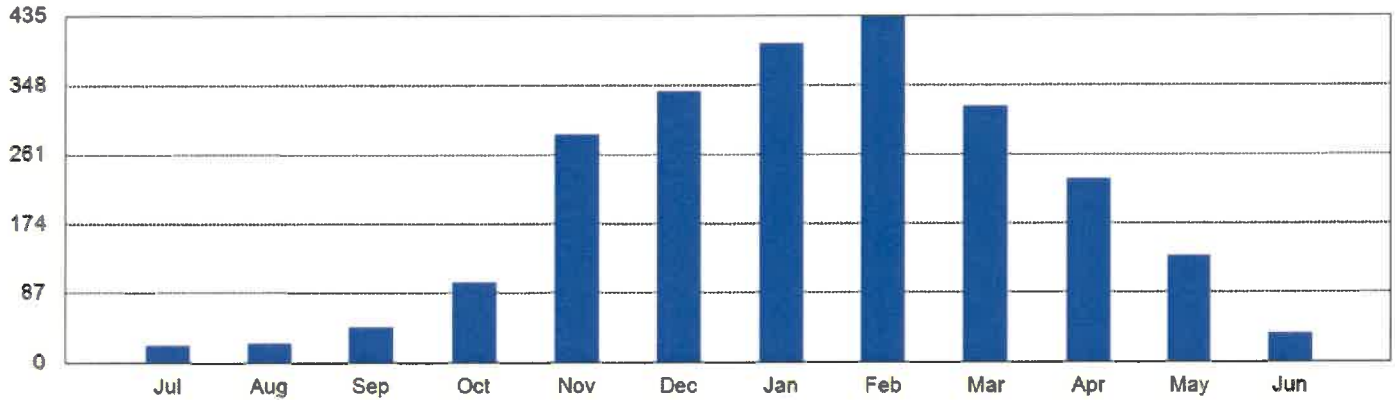
PERIOD 06/26/24 - 07/26/24

|                                 |                         |               |
|---------------------------------|-------------------------|---------------|
| Supply Charges At Cost          |                         |               |
| Cost Of Gas                     | 17.64 Therms x \$0.3840 | 6.77          |
| <b>Total Current GS Charges</b> |                         | <b>\$6.77</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7542                   | 7559                  |                | 17.00 CCF     | 30             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year







ACCOUNT NUMBER  
Bill Date 08/29/24  
Next Meter Read Date 09/25/24  
\*\*BANK DRAFT\*\*

\$56.08

09/23/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

Amount of Last Bill

\$53.89

Payment - Thank You 08/26/24

(\$53.89)

Balance Forward

\$0.00



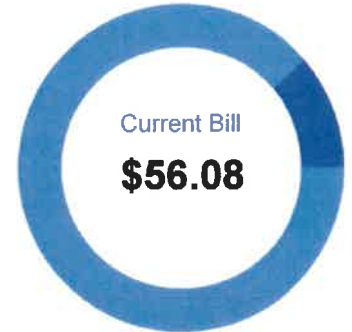
Gas Service

\$49.70



Gas Supplier Service

\$6.38



USAGE AND DETAILS ON PAGE 3

## August 11 is National 811 Day

### Call Before You Dig

Whether you are planting fall bulbs in your own backyard, or preparing for a whole new construction project, ANYONE planning to do ANY digging is required, by law, to call DigSafe® at 811 at **least three working days** before any digging begins.

Remember, utilities can be buried just a few inches below the ground, so even tiny gardens can do big damage to your community! Hitting a buried line when digging can disrupt utility service, cost money to repair, or cause serious injury or death.



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER

5152172500



AMOUNT DUE

\$56.08

PLEASE PAY BY

09/23/24

AMOUNT PAID

BANK DRAFT



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your Bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as: metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

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To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

**Late payment charges** will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

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**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### **Important Rate Information**

##### **Residential Classes – R1 & R2**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3840 to \$0.2924 per therm for residential customers & decrease from \$0.2688 to \$0.2047 per therm for low-income customers. The decrease is due to lower market prices for natural gas.

##### **Commercial Customers – G-40, G-41 & G-42**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3511 to \$0.2595 per therm. The decrease is due to lower market prices for natural gas.

##### **Commercial Customers – G-50, G-51 & G-52**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3074 to \$0.2158 per therm. The decrease is due to lower market prices for natural gas.

**Gas Pipeline Markers:** Underground natural gas pipelines crisscross the nation supplying many of our energy needs. The general location of some underground pipelines is identified by above-ground markers that include the pipeline operator's name & emergency contact information. If you see someone digging near a pipeline marker, contact Unitil immediately.

#### All Customer Classes:

**Is your service out? Make sure your phone is on!** To ensure we have your updated phone number and that it ties to your account(s) please visit [unitil.com/sharemynumber](http://unitil.com/sharemynumber) or call us.

#### All Residential Customer Classes - Budget Billing:

If you haven't signed up for Budget Billing, now is the perfect time. Enroll at [unitil.com/budgetbilling](http://unitil.com/budgetbilling).

#### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

PERIOD 07/26/24 - 08/27/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 20 CCF x 1.04174 = 20.84 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 20.84 Therms x \$0.7988         | 16.65          |
| EERA                            | 20.84 Therms x \$0.0069         | 0.14           |
| ERC                             | 20.84 Therms x \$0.0020         | 0.04           |
| <b>Total Current GA Charges</b> |                                 | <b>\$49.70</b> |


**GAS SUPPLIER SERVICE**

PERIOD 07/26/24 - 07/31/24

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 3.26 Therms x \$0.3840 | 1.25          |
| <b>Total Current GS Charges</b> |                        | <b>\$1.25</b> |

**GAS SUPPLIER SERVICE**

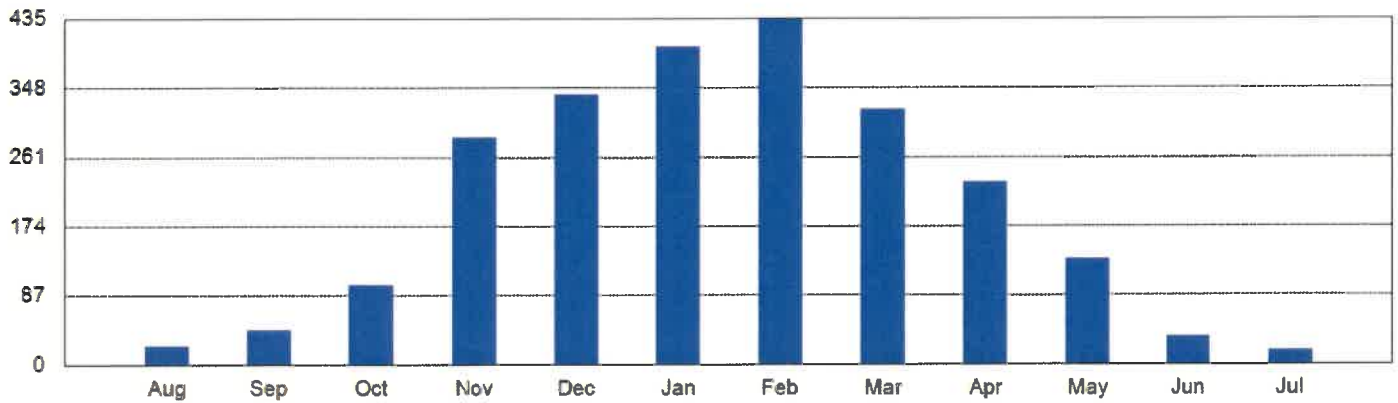
PERIOD 08/01/24 - 08/27/24

|                                 |                         |               |
|---------------------------------|-------------------------|---------------|
| Supply Charges At Cost          |                         |               |
| Cost Of Gas                     | 17.58 Therms x \$0.2924 | 5.13          |
| <b>Total Current GS Charges</b> |                         | <b>\$5.13</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7559                   | 7579                  |                | 20.00 CCF     | 32             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year



Account Number 5152172500  
 Bill Date 09/27/24  
 Next Meter Read Date 10/25/24  
**\*\*BANK DRAFT\*\***

**\$84.42**

**10/22/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

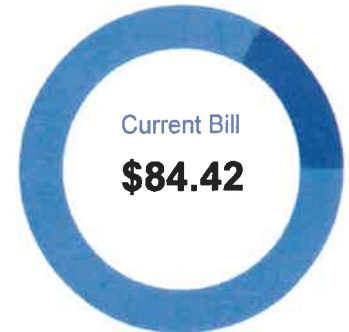
#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$56.08   |
| Payment - Thank You 09/23/24 | (\$56.08) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$70.14 |
| Gas Supplier Service | \$14.28 |



USAGE AND DETAILS ON PAGE 3



## Be Prepared

with your emergency storm kit

Don't wait for the lights to go out to prepare your emergency kit. We've gathered a list of 10 must-haves that will help keep your family safe and comfortable in the event of a power outage.

- Take inventory once a year to reassess your needs and replace any expired food or medications.
- Keep your emergency kit in an easily accessible location and be sure other members of your household know where to find it.



Questions about your bill? Visit unitil.com or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

**DENNY FULLER**  
**394 MEADOW ROAD**  
**DURHAM ME 04222 5411**

ACCOUNT NUMBER  
**5152172500**



| AMOUNT DUE     | PLEASE PAY BY   | AMOUNT PAID       |
|----------------|-----------------|-------------------|
| <b>\$84.42</b> | <b>10/22/24</b> | <b>BANK DRAFT</b> |



#### GO PAPERLESS - GO GREEN

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 More details online at unitil.com/gopaperless

**UNITIL**  
**P.O. BOX 981077**  
**BOSTON, MA 02298-1077**



**Understanding your bill**

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**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com).

**Important Information:**

All Residential Classes: If you enroll in Fuel Assistance, you will receive Unitil's discount rate. For more information, contact our Customer Service Center.

As we maneuver through a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

**AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



GAS SERVICE



**GAS SERVICE**

|                                 |                                                               |                |
|---------------------------------|---------------------------------------------------------------|----------------|
| Metered Usage                   | PERIOD 08/27/24 - 09/25/24<br>47 CCF x 1.03899 = 48.83 THERMS |                |
| Delivery Charges                |                                                               |                |
| Customer Charge                 |                                                               | 32.87          |
| Distribution Charge First       | 40.00 Therms x \$0.7988                                       | 31.95          |
| Distribution Charge Next        | 8.83 Therms x \$0.5523                                        | 4.88           |
| EERA                            | 48.83 Therms x \$0.0069                                       | 0.34           |
| ERC                             | 48.83 Therms x \$0.0020                                       | 0.10           |
| <b>Total Current GA Charges</b> |                                                               | <b>\$70.14</b> |



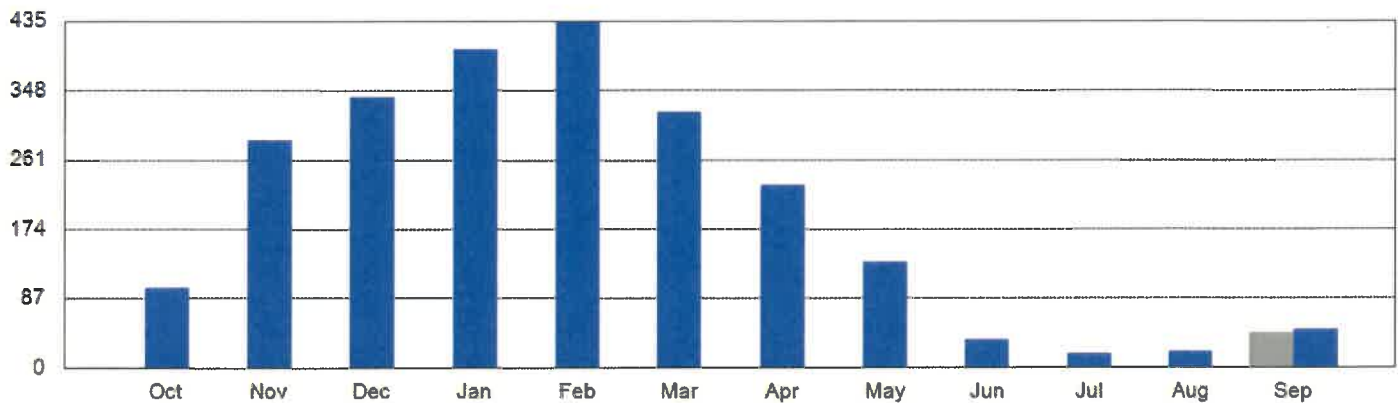
**GAS SUPPLIER SERVICE**

|                                 |                         |
|---------------------------------|-------------------------|
| PERIOD 08/27/24 - 09/25/24      |                         |
| Supply Charges At Cost          |                         |
| Cost Of Gas                     | 48.83 Therms x \$0.2924 |
| <b>Total Current GS Charges</b> | <b>\$14.28</b>          |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7579                   | 7626                  |                | 47.00 CCF     | 29             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year



# For Natural Gas Customers

While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.



Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

5152172500  
10/29/24  
11/25/24

**\$127.21**

**11/25/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

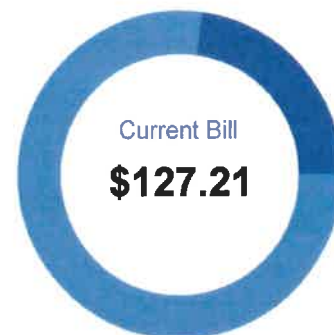
#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$84.42   |
| Payment - Thank You 10/22/24 | (\$84.42) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$98.27 |
| Gas Supplier Service | \$28.94 |



USAGE AND DETAILS ON PAGE 3

## Go Paperless

Stop throwing away unwanted paper bills.  
Enrolling in paperless billing is easy.

1. Log in to your MyUnitil account and adjust your account preferences.
2. Effective with your next bill, your account(s) will be automatically updated to email or text message delivery.



Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

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#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152172500



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$127.21   | 11/25/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

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UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

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#### Important Information

**Rate Reclassification - Commercial Only:** You can obtain a copy of our existing rate schedules by visiting [unitil.com](http://unitil.com), calling 1-888-301-7700, or writing to our correspondence address. If you feel that another rate may be more appropriate, please contact us.

**All Residential Customers:** Fuel Assistance & Weatherization Assistance programs help customers who meet certain income guidelines pay winter heating bills & can help make homes more energy-efficient. Contact 211 or your local Fuel Assistance Agency for more info.

A MyUnitil online account can be a valuable tool for viewing, managing, and paying for your energy service at a time and place convenient for you. Visit [myaccount.unitil.com](http://myaccount.unitil.com) to sign up today!

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

PERIOD 09/25/24 - 10/25/24

|                                 |                                 |                |
|---------------------------------|---------------------------------|----------------|
| Metered Usage                   | 95 CCF x 1.04176 = 98.97 THERMS |                |
| Delivery Charges                |                                 |                |
| Customer Charge                 |                                 | 32.87          |
| Distribution Charge First       | 40.00 Therms x \$0.7988         | 31.95          |
| Distribution Charge Next        | 58.97 Therms x \$0.5523         | 32.57          |
| EERA                            | 98.97 Therms x \$0.0069         | 0.68           |
| ERC                             | 98.97 Therms x \$0.0020         | 0.20           |
| <b>Total Current GA Charges</b> |                                 | <b>\$98.27</b> |



GAS SUPPLIER SERVICE

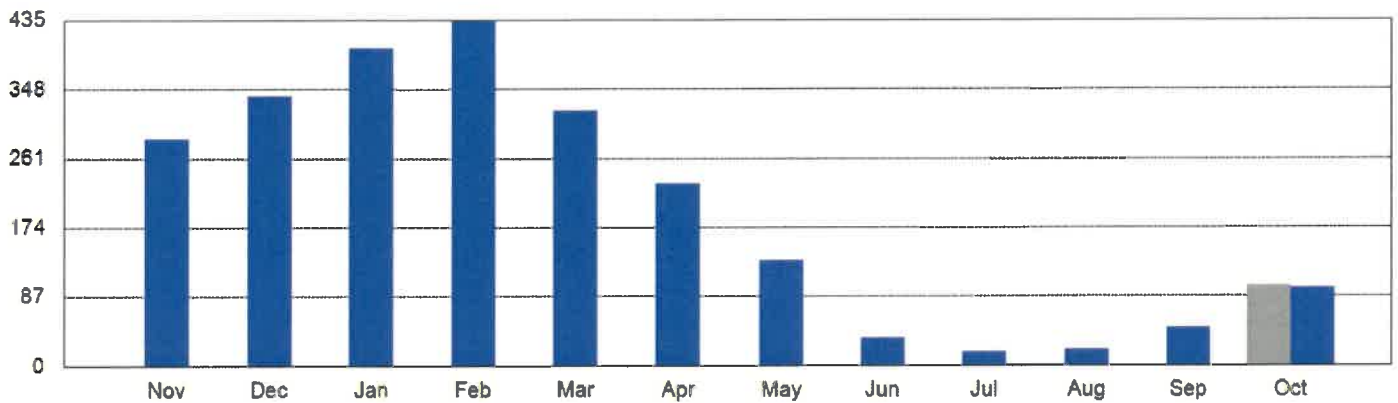
PERIOD 09/25/24 - 10/25/24

|                                 |                         |                |
|---------------------------------|-------------------------|----------------|
| Supply Charges At Cost          |                         |                |
| Cost Of Gas                     | 98.97 Therms x \$0.2924 | 28.94          |
| <b>Total Current GS Charges</b> |                         | <b>\$28.94</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7626                   | 7721                  |                | 95.00 CCF     | 30             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year







Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

5152172500  
11/27/24  
12/24/24

\$277.37

12/23/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 3, Portland

FULL

Amount of Last Bill

\$127.21

Payment - Thank You 11/25/24

(\$127.21)

Balance Forward

\$0.00



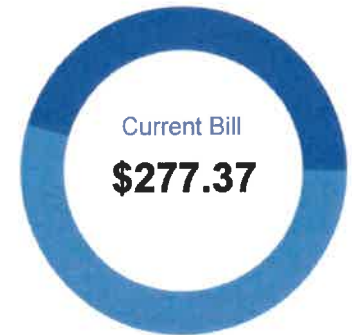
Gas Service

\$151.38



Gas Supplier Service

\$125.99



USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

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394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152172500



AMOUNT DUE

\$277.37

PLEASE PAY BY

12/23/24

AMOUNT PAID

BANK DRAFT



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BOSTON, MA 02298-1077

### **Understanding your bill**

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700  
Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

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**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available online at [unitil.com/tariffs](http://unitil.com/tariffs) or upon request.

### **IMPORTANT RATE INFORMATION**

#### ***CGA - All Residential Customer Classes:***

Effective 11/1/24 - 4/30/25 winter rates are in effect. The Cost of Gas will increase from \$0.2924 to \$0.7254/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

#### ***CGA - G40, 41, 42 Customer Classes:***

Effective 11/1/24 - 4/30/25, winter rates are in effect. The Cost of Gas will increase from \$0.2595 to \$0.7236/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

#### ***CGA - G50, 51, 52 Customer Classes:***

Effective 11/1/24 - 4/30/25, winter rates are in effect. The Cost of Gas will increase from \$0.2158 to \$0.5937/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

#### ***All Customer Classes:***

Effective 11/1/24 - 4/30/25, the Environmental Response Cost Adjustment will decrease from \$0.0020 to \$0.0016 per therm. The Residential Low Income Program Rate will increase from \$0.0008 to \$0.0016 per therm. The Energy Efficiency Rate Assessment will decrease from \$0.0069 to \$(0.0033) per therm.

#### ***All Residential Customer Classes:***

If you received an application from your Fuel Assistance office, be sure to return it as soon as possible. The sooner your application is approved, the sooner you will begin to receive assistance.

A MyUnitil online account can be a valuable tool for viewing, managing, and paying for your energy service at a time and place convenient for you. Visit [myaccount.unitil.com](http://myaccount.unitil.com) to sign up today!

### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

| PERIOD 10/25/24 - 11/25/24      |                                   |                 |
|---------------------------------|-----------------------------------|-----------------|
| Metered Usage                   | 188 CCF x 1.04453 = 196.37 THERMS |                 |
| Delivery Charges                |                                   |                 |
| Customer Charge                 |                                   | 32.87           |
| Distribution Charge First       | 40.00 Therms x \$0.7994           | 31.98           |
| Distribution Charge Next        | 156.37 Therms x \$0.5529          | 86.46           |
| EERA                            | 196.37 Therms x (\$0.0013)        | (0.26)          |
| ERC                             | 196.37 Therms x \$0.0017          | 0.33            |
| <b>Total Current GA Charges</b> |                                   | <b>\$151.38</b> |


**GAS SUPPLIER SERVICE**

| PERIOD 10/25/24 - 10/31/24      |                         |                |
|---------------------------------|-------------------------|----------------|
| Supply Charges At Cost          |                         |                |
| Cost Of Gas                     | 38.01 Therms x \$0.2924 | 11.11          |
| <b>Total Current GS Charges</b> |                         | <b>\$11.11</b> |

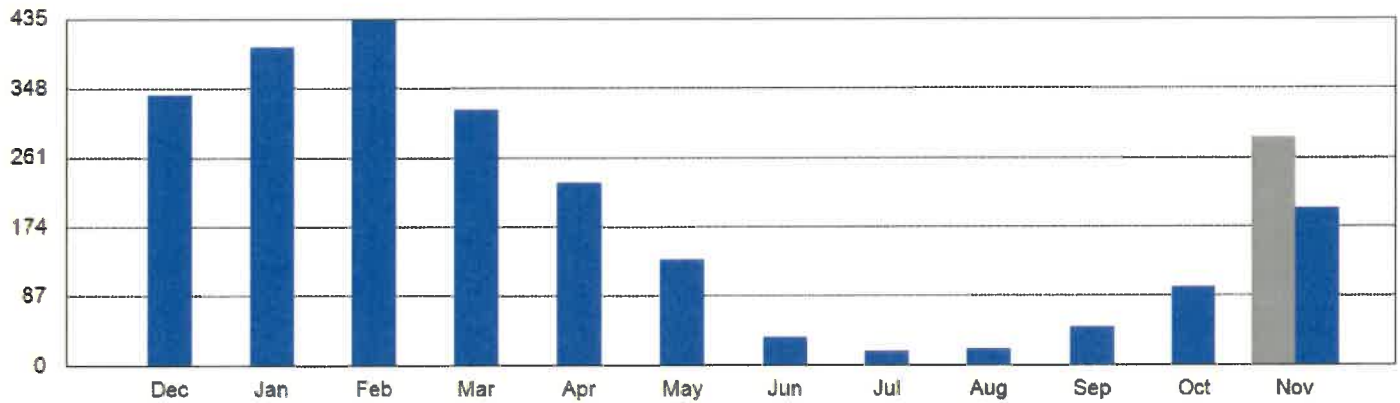
**GAS SUPPLIER SERVICE**

| PERIOD 11/01/24 - 11/25/24      |                          |                 |
|---------------------------------|--------------------------|-----------------|
| Supply Charges At Cost          |                          |                 |
| Cost Of Gas                     | 158.37 Therms x \$0.7254 | 114.88          |
| <b>Total Current GS Charges</b> |                          | <b>\$114.88</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30323       | 7721                   | 7909                  |                | 188.00 CCF    | 31             |                | R2        |

Gas Usage (CCF)

Previous Year Current Year



# For Natural Gas Customers

While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.





Account Number  
Bill Date  
Next Meter Read Date  
**\*\*BANK DRAFT\*\***

5152870500  
12/29/23  
01/24/24

**\$33.87**

**01/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

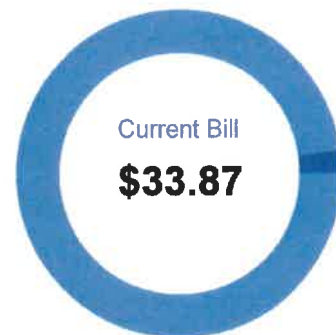
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$35.84   |
| Payment - Thank You 12/26/23 | (\$35.84) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$33.10 |
| Gas Supplier Service | \$0.77  |



USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



|            |               |             |
|------------|---------------|-------------|
| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
| \$33.87    | 01/23/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



#### Understanding your Bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

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**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

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**Disclaimer**- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### **IMPORTANT RATE INFORMATION**

##### **All Residential & Commercial Customer Classes:**

For all overdue balances that are not on a payment plan by January 1, 2024, the late payment charge on your unpaid balance will be 12.00%. The equivalent monthly charge will be 1%.

As we are approaching a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

#### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | PERIOD 11/28/23 - 12/27/23    |                |
|                                 | 1 CCF x 1.04524 = 1.05 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 31.76          |
| Distribution Charge First       | 1.05 Therms x \$1.2709        | 1.33           |
| EERA                            | 1.05 Therms x \$0.0077        | 0.01           |
| ERC                             | 1.05 Therms x \$0.0017        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$33.10</b> |



GAS SUPPLIER SERVICE

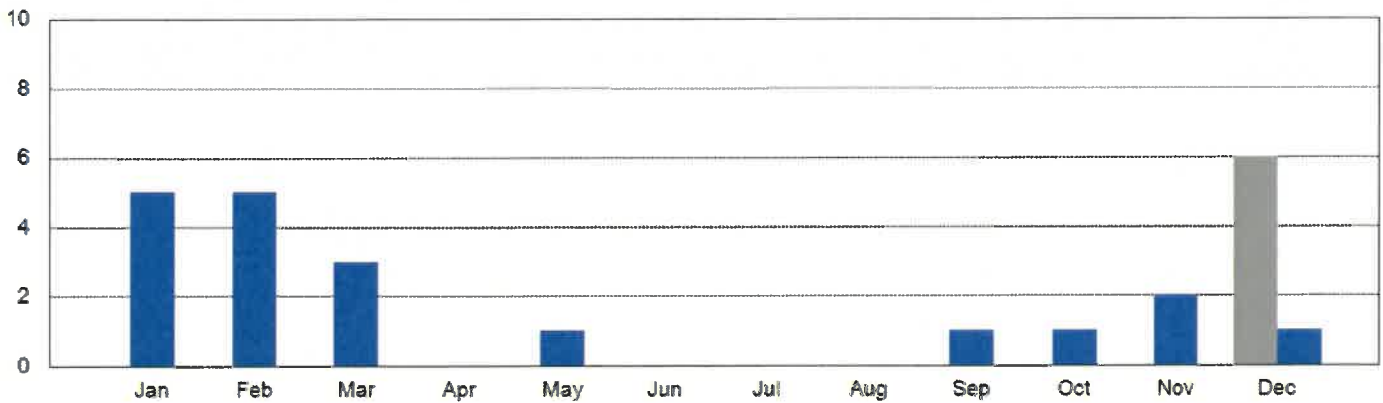
PERIOD 11/28/23 - 12/27/23

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 1.05 Therms x \$0.7404 | 0.77          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.77</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 456                    | 457                   |                | 1.00 CCF      | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



# Residential Methane Detectors

An additional way to recognize natural gas leaks

1-888-301-7700

[unitil.com](http://unitil.com)

As you know there are several ways to detect a natural gas leak - smelling rotten eggs, hearing a hissing sound or seeing debris or fire blowing from the ground. A residential methane detector adds an additional, secondary layer of detection.

A residential methane detector alerts residents of natural gas leak inside a building. The detector works like a smoke detector, using an internal sensor that measures and monitors the concentration of methane in the air. (Natural gas consists primarily of methane.) The detector will activate an alarm when safe levels of methane are exceeded.

There are a range of detectors available on the market. Unitil recommends that whatever you purchase is UL rated (UL 1484).

As always, if you suspect a gas leak, leave the area immediately and from a safe distance call 911. Emergency responders and Unitil will inspect and secure the area.



**ATTENTION!**

## Gas Customers

If you are looking to modify, replace or add new gas equipment, piping and components please contact Unitil's sales team at **1-888-486-4845**.





ACCOUNT NUMBER  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

012670000  
01/26/24  
02/26/24

**\$33.84**

**02/20/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

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#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

Amount of Last Bill

\$33.87

Payment - Thank You 01/23/24

(\$33.87)

Balance Forward

\$0.00



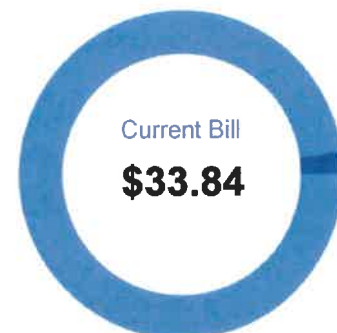
Gas Service

\$33.10



Gas Supplier Service

\$0.74



USAGE AND DETAILS ON PAGE 3

## The Unitil Scholarship Fund

Science, Technology, Engineering and Math (STEM) scholarships are available for the 2024-2025 academic year.

We are happy to announce that we are again offering scholarships for high school students. Six high school seniors from our service territories in New Hampshire, Maine and Massachusetts who are pursuing degrees in engineering, math, science, or technology will each receive \$5,000 for the first year of undergraduate study.

Unitil Scholarship Fund guidelines and application for the 2024-2025 academic year are available online at [unitil.com/scholarship](http://unitil.com/scholarship). The deadline to submit your completed application is on or before March 31st and recipients will be notified of selection by mail no later than April 30th.

If you have any questions regarding our Unitil Scholarship Fund and the application process, please reach out to us via email at [community@unitil.com](mailto:community@unitil.com).

**STEM**  
SCIENCE • TECHNOLOGY • ENGINEERING • MATH

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More information on reverse.

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**DENNY FULLER**  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
**5152870500**



AMOUNT DUE

**\$33.84**

PLEASE PAY BY

**02/20/24**

AMOUNT PAID

**BANK DRAFT**



**GO PAPERLESS - GO GREEN**

Take advantage of paperless billing!

More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

**UNITIL**  
P.O. BOX 981077  
BOSTON, MA 02298-1077



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**Cost of Gas & LDAC - All Residential Customer Classes:** Effective January 1, 2024, the Cost of Gas will decrease from \$0.7095 to \$0.6849 per therm for residential heating customers and from \$0.3902 to \$0.3767 per therm for low Income heating customers. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0883 to \$0.0908 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

**Cost of Gas & LDAC – G40, 41, 42 Customer Classes:** Effective January 1, 2024, the Cost of Gas will decrease from \$0.7215 to \$0.6969 per therm. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0362 to \$0.0375 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

**Cost of Gas & LDAC – G50, 51, 52 Customer Classes:** Effective January 1, 2024, the Cost of Gas will decrease from \$0.6400 to \$0.6154 per therm. This decrease is due to a reduction in market prices for natural gas. Also, the Local Delivery Adjustment Clause (LDAC) rate will increase from \$0.0362 to \$0.0375 per therm, reflecting an inflation adjustment to the energy efficiency rate component.

As we are approaching a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



## GAS SERVICE


**GAS SERVICE**

|                                 |                              |                |
|---------------------------------|------------------------------|----------------|
| Metered Usage                   | PERIOD 12/27/23 - 01/24/24   |                |
|                                 | 1 CCF x 1.0493 = 1.05 THERMS |                |
| Delivery Charges                |                              |                |
| Customer Charge                 |                              | 31.76          |
| Distribution Charge First       | 1.05 Therms x \$1.2709       | 1.33           |
| EERA                            | 1.05 Therms x \$0.0077       | 0.01           |
| ERC                             | 1.05 Therms x \$0.0017       | 0.00           |
| <b>Total Current GA Charges</b> |                              | <b>\$33.10</b> |


**GAS SUPPLIER SERVICE**

|                                 |                        |
|---------------------------------|------------------------|
| PERIOD 12/27/23 - 12/31/23      |                        |
| Supply Charges At Cost          |                        |
| Cost Of Gas                     | 0.15 Therms x \$0.7404 |
| <b>Total Current GS Charges</b> | <b>\$0.11</b>          |

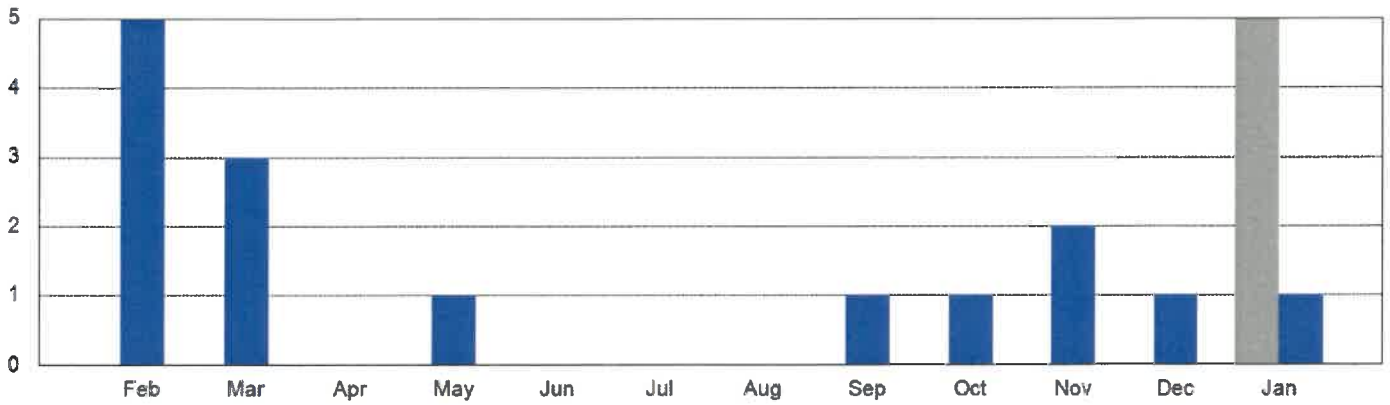
**GAS SUPPLIER SERVICE**

|                                 |                        |
|---------------------------------|------------------------|
| PERIOD 01/01/24 - 01/24/24      |                        |
| Supply Charges At Cost          |                        |
| Cost Of Gas                     | 0.90 Therms x \$0.6920 |
| <b>Total Current GS Charges</b> | <b>\$0.63</b>          |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 457                    | 458                   |                | 1.00 CCF      | 28             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





Account Number 5152870500  
Bill Date 02/28/24  
Next Meter Read Date 03/27/24  
\*\*BANK DRAFT\*\*

**\$33.82**

**03/25/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

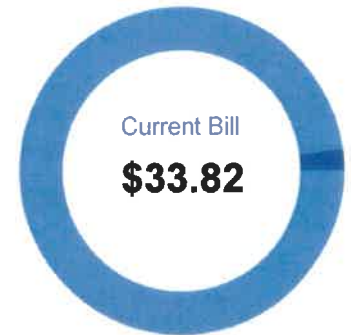
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$33.84   |
| Payment - Thank You 02/20/24 | (\$33.84) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$33.10 |
| Gas Supplier Service | \$0.72  |



USAGE AND DETAILS ON PAGE 3

## Financial Assistance

Support for your energy needs.

[unitil.com/financial-assistance](https://unitil.com/financial-assistance)



#### Payment Plans

The unexpected can happen to any of us. If you fall behind on your account, our Customer Service Team can help create a personalized plan to get you back on track.



#### Budget Billing

Our residential customers can enjoy the convenience of our Budget Billing Program. This program helps distribute your payments evenly throughout the year to avoid fluctuating costs.



#### Find State-Specific Programs

Local and state organizations in our service areas offer highly supportive programs for qualified customers to increase energy efficiency and manage energy costs.

Questions about your bill? Visit [unitil.com](https://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$33.82    | 03/25/24      | BANK DRAFT  |



GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](https://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

Customer Service - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700

Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

Assistance Programs - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

Late payment charges will be waived for an qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer**- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### **All Residential Classes**

Unitil offers a Low-Income Discount Program to all eligible customers. The program is available to all income eligible heating and non-heating customers identified by the Maine State Housing Authority as eligible for LIHEAP funds and will provide for a discount off the total billed charges. For additional information, contact our Customer Service team.

Lights out? Phones on! Make sure we have your updated personal information & that it ties to your account. If we don't have it – visit [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber) or call us.

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

| PERIOD 01/24/24 - 02/26/24      |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | 1 CCF x 1.04608 = 1.05 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 31.76          |
| Distribution Charge First       | 1.05 Therms x \$1.2709        | 1.33           |
| EERA                            | 1.05 Therms x \$0.0077        | 0.01           |
| ERC                             | 1.05 Therms x \$0.0017        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$33.10</b> |



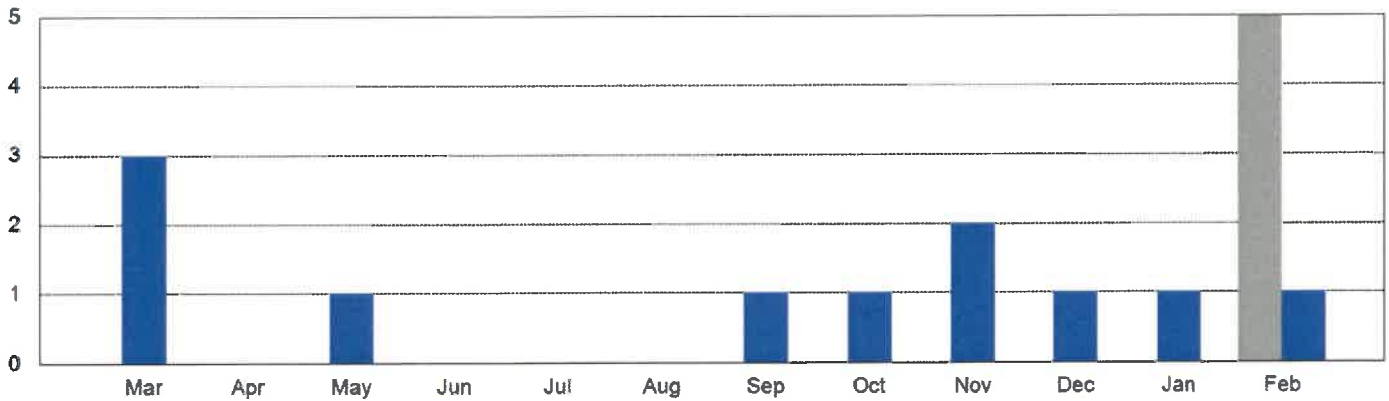
GAS SUPPLIER SERVICE

| PERIOD 01/24/24 - 02/26/24      |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 1.05 Therms x \$0.6920 | 0.72          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.72</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 458                    | 459                   |                | 1.00 CCF      | 33             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year







Account Number  
Bill Date  
Next Meter Read Date  
\*\*BANK DRAFT\*\*

032870500  
03/29/24  
04/25/24

**\$33.66**

**04/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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#### ONLINE

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#### BY PHONE

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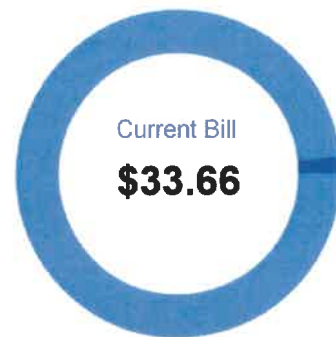
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$33.82   |
| Payment - Thank You 03/25/24 | (\$33.82) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$33.09 |
| Gas Supplier Service | \$0.57  |



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



#### Customer Service / Report a Power Outage

1-888-301-7700



#### Gas Emergency

MA - 1-866-542-3547

ME - 1-866-900-4460

NH - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



[unitil.com](http://unitil.com)



[facebook.com/Unitil](https://facebook.com/Unitil)



[twitter.com/Unitil](https://twitter.com/Unitil)



[instagram.com/unitilenergy](https://instagram.com/unitilenergy)



[linkedin.com/company/unitil](https://linkedin.com/company/unitil)



[youtube.com/UnitilEnergy](https://youtube.com/UnitilEnergy)

## Update Your Info.

Make sure we have your current contact information in your MyUnitil account.

1.

Sign in to MyUnitil at [myaccount.unitil.com](http://myaccount.unitil.com)

2.

Click on "profile" and then "edit contact & profile" to update your phone number and email address

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$33.66    | 04/23/24      | BANK DRAFT  |



GO PAPERLESS - GO GREEN

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UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



### Understanding your bill

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**Disclaimer**- A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

### IMPORTANT RATE INFORMATION

**Cost of Gas - All Residential Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6920 to \$0.5347 per therm for residential customers and from \$0.4844 to \$0.3743 per therm for low income customers. The decrease is due to lower market prices for natural gas.

**Cost of Gas – G40, 41, 42 Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6786 to \$0.5213 per therm. The decrease is due to lower market prices for natural gas.

**Cost of Gas – G50, 51, 52 Customer Classes:** Effective March 1, 2024, the Cost of Gas will decrease from \$0.6228 to \$0.4655 per therm. The decrease is due to lower market prices for natural gas.

All Residential Rate Classes: If you received an application from your Fuel Assistance office, be sure to return it as soon as possible. The sooner your application is approved, the sooner you will begin to receive assistance.

### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

|                                 |                              |                |
|---------------------------------|------------------------------|----------------|
| Metered Usage                   | PERIOD 02/26/24 - 03/27/24   |                |
|                                 | 1 CCF x 1.0406 = 1.04 THERMS |                |
| Delivery Charges                |                              |                |
| Customer Charge                 |                              | 31.76          |
| Distribution Charge First       | 1.04 Therms x \$1.2709       | 1.32           |
| EERA                            | 1.04 Therms x \$0.0077       | 0.01           |
| ERC                             | 1.04 Therms x \$0.0017       | 0.00           |
| <b>Total Current GA Charges</b> |                              | <b>\$33.09</b> |


**GAS SUPPLIER SERVICE**

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 02/26/24 - 02/29/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 0.10 Therms x \$0.6920 0.07 |
| <b>Total Current GS Charges</b> | <b>\$0.07</b>               |

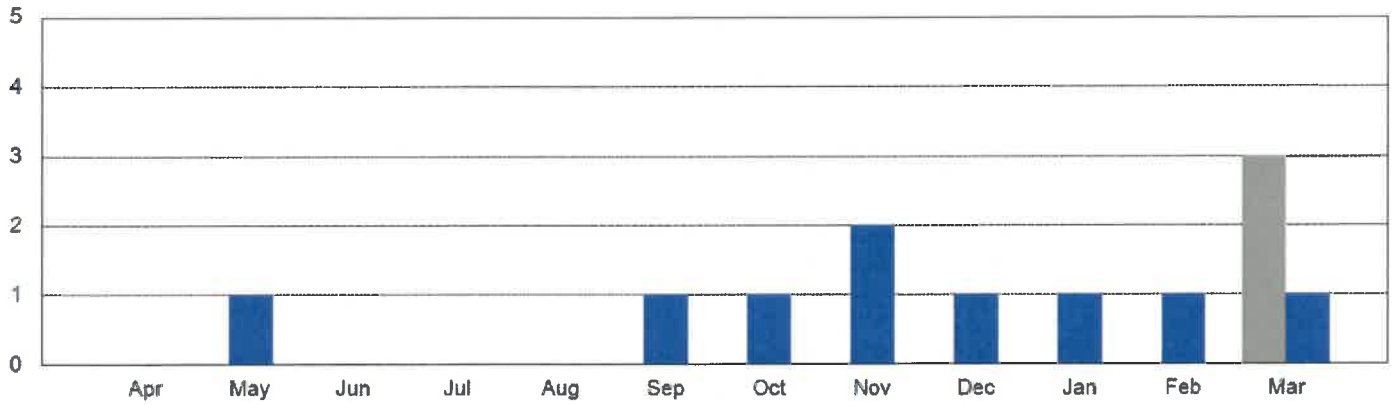
**GAS SUPPLIER SERVICE**

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 03/01/24 - 03/27/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 0.94 Therms x \$0.5347 0.50 |
| <b>Total Current GS Charges</b> | <b>\$0.50</b>               |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 459                    | 460                   |                | 1.00 CCF      | 30             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



# Get Ready to Upgrade!

## A new MyUnitil is on its way.

We're updating our MyUnitil customer portal with a new, more modern solution that is easier to navigate and offers exciting new features including a brand-new mobile app. Behind the scenes, our customer information system (CIS) is also getting updated to a newer version that provides enhanced security and is better equipped to meet today's data and technology needs. These improvements pave the way for future enhancements such as expanded notifications and self-service options, enhanced data sharing, additional payment methods, and more!

For more information, visit [unitil.com/myunitil-upgrade](https://unitil.com/myunitil-upgrade).



### What's in it for you?

Our upgraded customer information system and online portal are designed to enhance the customer experience. Among many new upgrades, here's what the new MyUnitil will offer:

- ☀ Increased security to meet today's data and technology needs
- ☀ A more modern interface, improved navigation, and added functionality
- ☀ New usage graphs to help customers better understand and manage their energy usage
  - Temperature overlays provide insight
  - Add events that may impact energy usage
  - Access to daily electric usage  
*Available to electric customers with a smart meter*
- ☀ New notifications including appointment reminders and payment due reminders
- ☀ The ability to authorize guest access to an account
- ☀ Enhanced messaging about programs and services
- ☀ The ability to download payment, billing, and consumption history for all accounts linked to a profile into a single file
- ☀ A mobile app to conveniently access accounts on the go

### How will this impact you?

As we prepare to launch these new upgrades, please be aware of the following:

- ☀ All account numbers will stay the same
- ☀ Current MyUnitil users will log in using existing user names and passwords
- ☀ Account information, payment and billing preferences for existing MyUnitil users will carry over to the new MyUnitil

MyUnitil and all automated phone system transactions will be unavailable during this transition.

- ☀ Credit card and ACH payments may be made online via our one-time payment portal: [unitil.com/one-time-payment](https://unitil.com/one-time-payment)
- ☀ Outages can be reported at [unitil.com/report-outage](https://unitil.com/report-outage)

### Report a Gas Emergency

**Maine:** 1-866-900-4460

**Massachusetts:** 1-866-542-3547

**New Hampshire:** 1-866-900-4115





Account Number: 5152870500  
 Bill Date: 04/29/24  
 Next Meter Read Date: 05/28/24  
**\*\*BANK DRAFT\*\***

**\$34.01**

**05/24/24**

**OTHER WAYS TO PAY**



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at unitil.com



**ONLINE**

Pay and view your bill using our secure website at myaccount.unitil.com.



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

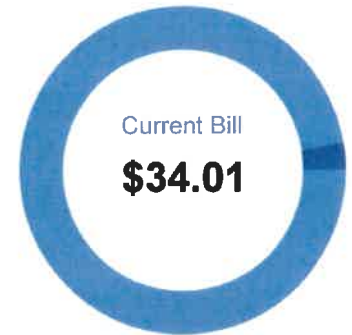
**BILL SUMMARY**

489 Cumberland Ave Apt 4, Portland

FULL

|                              |             |
|------------------------------|-------------|
| Amount of Last Bill          | \$33.66     |
| Payment - Thank You 04/23/24 | ((\$33.66)) |
| Balance Forward              | \$0.00      |

|                      |         |
|----------------------|---------|
| Gas Service          | \$33.10 |
| Gas Supplier Service | \$0.91  |



USAGE AND DETAILS ON PAGE 3

## New MyUnitil Experience

Introducing a new customer portal to manage your account

MyUnitil has been updated with a new, more modern solution that is easier to navigate and offers exciting new benefits and features, including:

- Enhanced security to meet today's data and technology needs
- A more modern interface that is easy to navigate
- New usage graphs to help customers better understand and manage their energy usage
- Appointment reminders and payment-due reminders
- The ability to authorize guest access to an account

For more information and how-to's, visit [unitil.com/myunitil-upgrade](http://unitil.com/myunitil-upgrade)



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 More information on reverse.

## PAYMENT INFO

**DENNY FULLER**  
**394 MEADOW ROAD**  
**DURHAM ME 04222 5411**



**GO PAPERLESS - GO GREEN**

Take advantage of paperless billing!  
 More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

ACCOUNT NUMBER  
**5152870500**



|                |                 |                   |
|----------------|-----------------|-------------------|
| AMOUNT DUE     | PLEASE PAY BY   | AMOUNT PAID       |
| <b>\$34.01</b> | <b>05/24/24</b> | <b>BANK DRAFT</b> |

**UNITIL**  
**P.O. BOX 981077**  
**BOSTON, MA 02298-1077**

#### Understanding your bill

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#### **IMPORTANT RATE INFORMATION**

**Cost of Gas - All Residential Customer Classes:** Effective April 1, 2024, the Cost of Gas will increase from \$0.5347 to \$0.9082 per therm for residential customers and from \$0.3743 to \$0.6357 per therm for low income customers. The increase is due to higher market prices for natural gas.

#### **Cost of Gas – G40, 41, 42 Customer Classes:**

Effective April 1, 2024, the Cost of Gas will increase from \$0.5213 to \$0.8948 per therm. The increase is due to higher market prices for natural gas.

#### **Cost of Gas – G50, 51, 52 Customer Classes:**

Effective April 1, 2024, the Cost of Gas will increase from \$0.4655 to \$0.8390 per therm. The increase is due to higher market prices for natural gas.

Fuel Assistance & Weatherization Assistance programs help customers who meet certain income guidelines pay winter heating bills & can help make homes more energy- efficient. Contact 211 or your local Fuel Assistance Agency for more info.

#### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

**BANK NAME** \_\_\_\_\_

**NAME ON BANK ACCOUNT** \_\_\_\_\_

**BANK ACCOUNT NUMBER** \_\_\_\_\_

#### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

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**SIGNATURE** \_\_\_\_\_ **DATE** \_\_\_\_\_



## GAS SERVICE


**GAS SERVICE**

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | PERIOD 03/27/24 - 04/25/24    |                |
|                                 | 1 CCF x 1.04469 = 1.05 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 31.76          |
| Distribution Charge First       | 1.05 Therms x \$1.2709        | 1.33           |
| EERA                            | 1.05 Therms x \$0.0077        | 0.01           |
| ERC                             | 1.05 Therms x \$0.0017        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$33.10</b> |


**GAS SUPPLIER SERVICE**

|                                 |                        |
|---------------------------------|------------------------|
| PERIOD 03/27/24 - 03/31/24      |                        |
| Supply Charges At Cost          |                        |
| Cost Of Gas                     | 0.14 Therms x \$0.5347 |
| <b>Total Current GS Charges</b> | <b>\$0.08</b>          |

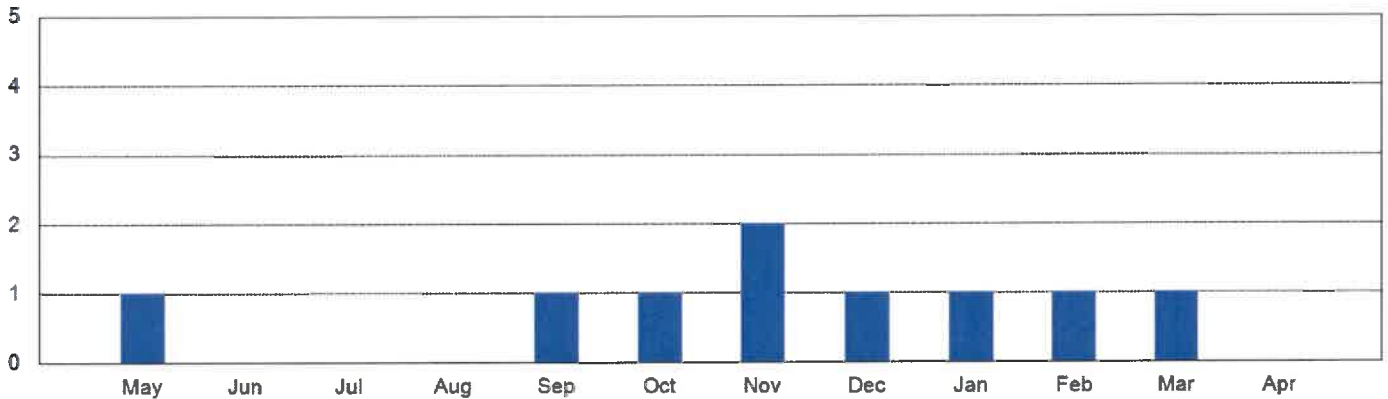
**GAS SUPPLIER SERVICE**

|                                 |                        |
|---------------------------------|------------------------|
| PERIOD 04/01/24 - 04/25/24      |                        |
| Supply Charges At Cost          |                        |
| Cost Of Gas                     | 0.90 Therms x \$0.9082 |
| <b>Total Current GS Charges</b> | <b>\$0.83</b>          |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 460                    | 461                   |                | 1.00 CCF      | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



Account Number: 5152870500  
 Bill Date: 05/30/24  
 Next Meter Read Date: 06/26/24  
**\*\*BANK DRAFT\*\***

**\$34.56**

**06/24/24**

OTHER WAYS TO PAY



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at unitil.com



**ONLINE**

Pay and view your bill using our secure website at myaccount.unitil.com.



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

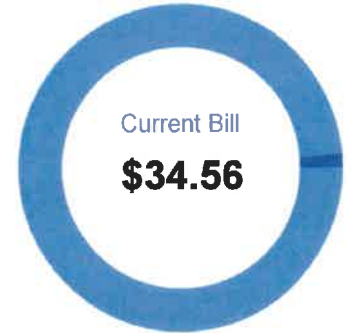
BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$34.01   |
| Payment - Thank You 05/28/24 | (\$34.01) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$34.08 |
| Gas Supplier Service | \$0.48  |



USAGE AND DETAILS ON PAGE 3



**The MyUnitil Mobile App**

Manage your account on the go!

- Pay monthly bills and view payment and billing history
- Understand and manage energy usage with colorful usage graphs
- Customize notification and communication preferences
- Report a power outage and sign up for paperless billing



**Available Now!**



GET IT ON  
Google Play



Download on the  
App Store

Questions about your bill? Visit unitil.com or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

**PAYMENT INFO**

**DENNY FULLER**  
**394 MEADOW ROAD**  
**DURHAM ME 04222 5411**

ACCOUNT NUMBER  
**5152870500**



|                |                 |                   |
|----------------|-----------------|-------------------|
| AMOUNT DUE     | PLEASE PAY BY   | AMOUNT PAID       |
| <b>\$34.56</b> | <b>06/24/24</b> | <b>BANK DRAFT</b> |



**GO PAPERLESS - GO GREEN**

Take advantage of paperless billing!  
 More details online at unitil.com/gopaperless

**UNITIL**  
**P.O. BOX 981077**  
**BOSTON, MA 02298-1077**

### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as: metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700  
Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

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**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

### **IMPORTANT RATE INFORMATION**

**\*\* All Customers:** Effective May 1, customer bills will reflect a 3.49 % increase in distribution rates as part of annual tariff revisions filed and approved by the Maine Public Utilities Commission. The rate changes support infrastructure improvement projects and operations costs in Maine.

**For rate classes R1 and R2** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.9082 to \$0.3840. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

**For rate classes G40, G41 and G42** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.8948 to \$0.3511 per therm. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

**For rate classes G50, G51 and G52** For gas consumption from May 1st to October 31st, summer gas rates will be in effect. The Cost of Gas Factor (CGF) will decrease from \$0.8390 to \$0.3074 per therm. The Environmental Response Cost (ERC) Rate Adjustment will increase from \$0.0017 to \$0.0020 per therm. The Energy Efficiency Rate Assessment (EERA) will decrease from \$0.0077 to \$0.0069 per therm. For more rate information, please visit [unitil.com/rates](http://unitil.com/rates) or call us.

Uni-Pay allows your payment to be automatically deducted from your checking account 25 days after the bill date noted on your bill. It's a convenient way to pay your bill every month, hassle-free. Call us or visit us online at [myaccount.unitil.com](http://myaccount.unitil.com) to sign up!

### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

**PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | PERIOD 04/25/24 - 05/28/24    |                |
|                                 | 1 CCF x 1.04488 = 1.05 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 32.70          |
| Distribution Charge First       | 1.05 Therms x \$1.3085        | 1.37           |
| EERA                            | 1.05 Therms x \$0.0070        | 0.01           |
| ERC                             | 1.05 Therms x \$0.0019        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$34.08</b> |


**GAS SUPPLIER SERVICE**

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 04/25/24 - 04/30/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 0.16 Therms x \$0.9082 0.14 |
| <b>Total Current GS Charges</b> | <b>\$0.14</b>               |

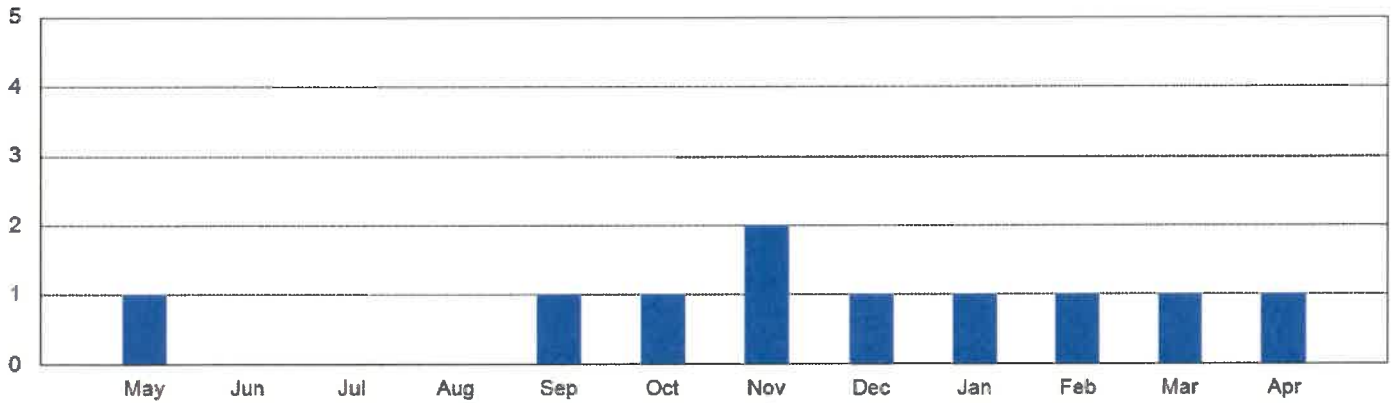
**GAS SUPPLIER SERVICE**

|                                 |                             |
|---------------------------------|-----------------------------|
| PERIOD 05/01/24 - 05/28/24      |                             |
| Supply Charges At Cost          |                             |
| Cost Of Gas                     | 0.89 Therms x \$0.3840 0.34 |
| <b>Total Current GS Charges</b> | <b>\$0.34</b>               |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 461                    | 462                   |                | 1.00 CCF      | 33             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.





ACCOUNT NUMBER 0702070000  
Bill Date 06/28/24  
Next Meter Read Date 07/26/24  
\*\*BANK DRAFT\*\*

\$34.65

07/23/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

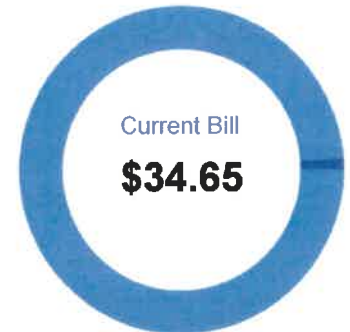
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |            |
|------------------------------|------------|
| Amount of Last Bill          | \$34.56    |
| Payment - Thank You 06/24/24 | (-\$34.56) |
| Balance Forward              | \$0.00     |

|                      |         |
|----------------------|---------|
| Gas Service          | \$34.25 |
| Gas Supplier Service | \$0.40  |



USAGE AND DETAILS ON PAGE 3

## Ways to Save

Explore options to take control of your energy use.



#### Rebates and Efficiency Programs

Offers and services to help you meet your energy goals and lower your monthly bill



#### Tools and Tips

Tools to understand your energy use and tips to use energy more efficiently



#### Solar and Private Generation

Generate your own renewable energy in parallel with our electric system



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



|            |               |             |
|------------|---------------|-------------|
| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
| \$34.65    | 07/23/24      | BANK DRAFT  |



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your Bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

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**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available upon request or online at [unitil.com](http://unitil.com)

#### All Residential Classes:

Need help with winter heating bills? If you can't pay your bill in full, contact us to discuss your possible payment plan options.

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

| PERIOD 05/28/24 - 06/26/24      |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | 1 CCF x 1.04027 = 1.04 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 32.87          |
| Distribution Charge First       | 1.04 Therms x \$1.3152        | 1.37           |
| EERA                            | 1.04 Therms x \$0.0069        | 0.01           |
| ERC                             | 1.04 Therms x \$0.0020        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$34.25</b> |



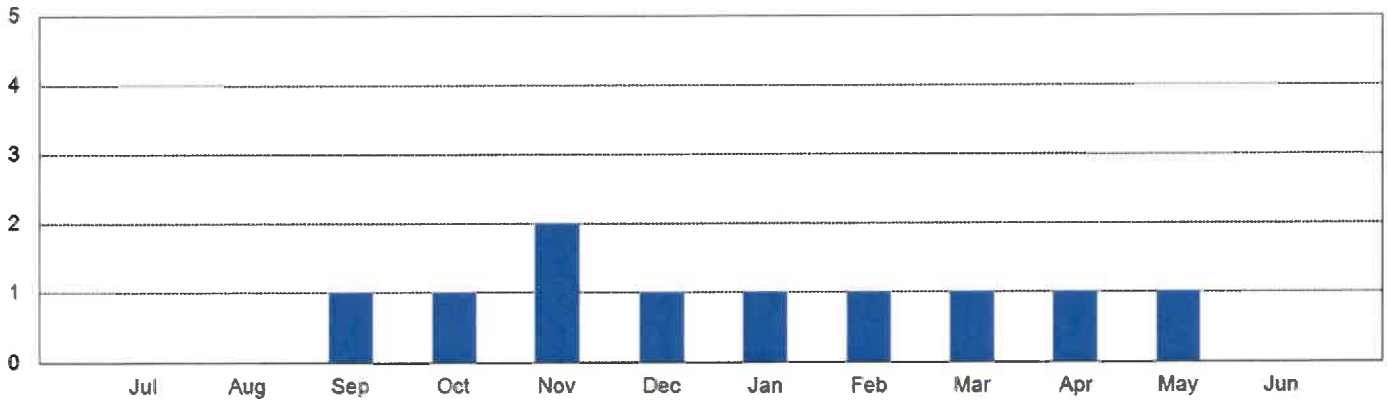
GAS SUPPLIER SERVICE

| PERIOD 05/28/24 - 06/26/24      |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 1.04 Therms x \$0.3840 | 0.40          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.40</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 462                    | 463                   |                | 1.00 CCF      | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





Account Number: 5152870500  
Bill Date: 07/30/24  
Next Meter Read Date: 08/27/24  
\*\*BANK DRAFT\*\*

**\$32.87**

**08/26/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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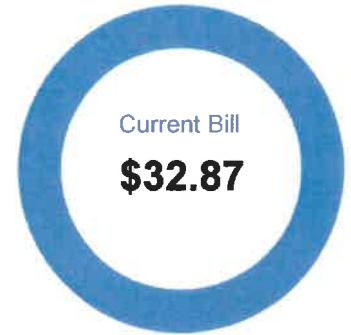
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489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$34.65   |
| Payment - Thank You 07/23/24 | (\$34.65) |
| Balance Forward              | \$0.00    |

■ Gas Service \$32.87



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



**Customer Service /  
Report a Power Outage**  
1-888-301-7700



**Gas Emergency**  
**MA** - 1-866-542-3547  
**ME** - 1-866-900-4460  
**NH** - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



[unitil.com](http://unitil.com)



[facebook.com/Unitil](https://facebook.com/Unitil)



[twitter.com/Unitil](https://twitter.com/Unitil)



[instagram.com/unitilenergy](https://instagram.com/unitilenergy)



[linkedin.com/company/unitil](https://linkedin.com/company/unitil)



[youtube.com/UnitilEnergy](https://youtube.com/UnitilEnergy)

## Update Your Info.

Make sure we have your contact information in your MyUnitil account.

1. Sign in to MyUnitil at [myaccount.unitil.com](http://myaccount.unitil.com)

2. Click on the "Profile" and then, select "My" and click the "Edit A Profile" button

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



AMOUNT DUE

**\$32.87**

PLEASE PAY BY

**08/26/24**

AMOUNT PAID

**BANK DRAFT**



**GO PAPERLESS - GO GREEN**

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UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



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#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

#### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



## GAS SERVICE



## GAS SERVICE

Metered Usage

Delivery Charges

Customer Charge

Total Current GA Charges

PERIOD 06/26/24 - 07/26/24

0 CCF x 1.03766 = 0.00 THERMS

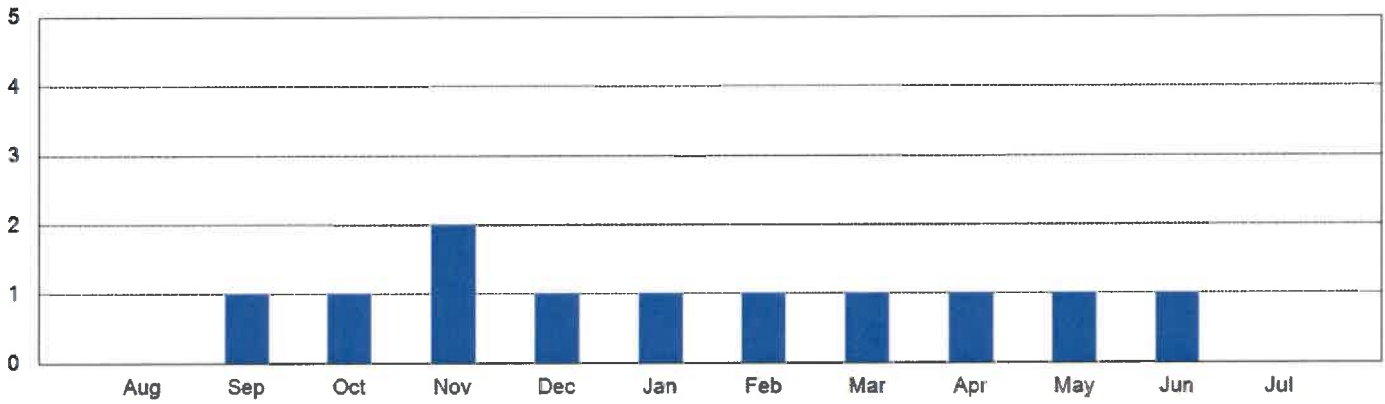
32.87

\$32.87

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 463                    | 463                   |                | 0.00 CCF      | 30             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





ACCOUNT NUMBER 5152870500  
Bill Date 08/29/24  
Next Meter Read Date 09/25/24  
\*\*BANK DRAFT\*\*

\$34.58

09/23/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

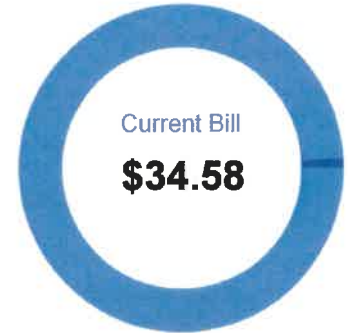
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$32.87   |
| Payment - Thank You 08/26/24 | (\$32.87) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$34.25 |
| Gas Supplier Service | \$0.33  |



USAGE AND DETAILS ON PAGE 3

## August 11 is National 811 Day

### Call Before You Dig

Whether you are planting fall bulbs in your own backyard, or preparing for a whole new construction project, ANYONE planning to do ANY digging is required, by law, to call DigSafe® at 811 at **least three working days** before any digging begins.

Remember, utilities can be buried just a few inches below the ground, so even tiny gardens can do big damage to your community! Hitting a buried line when digging can disrupt utility service, cost money to repair, or cause serious injury or death.



Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



AMOUNT DUE

\$34.58

PLEASE PAY BY

09/23/24

AMOUNT PAID

BANK DRAFT



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at unitil.com/gopaperless

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

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**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

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Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

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**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

**Late payment charges** will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

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### Important Rate Information

#### **Residential Classes – R1 & R2**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3840 to \$0.2924 per therm for residential customers & decrease from \$0.2688 to \$0.2047 per therm for low-income customers. The decrease is due to lower market prices for natural gas.

#### **Commercial Customers – G-40, G-41 & G-42**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3511 to \$0.2595 per therm. The decrease is due to lower market prices for natural gas.

#### **Commercial Customers – G-50, G-51 & G-52**

Effective 8/1/2024, the cost of gas component of this bill will decrease from \$0.3074 to \$0.2158 per therm. The decrease is due to lower market prices for natural gas.

**Gas Pipeline Markers:** Underground natural gas pipelines crisscross the nation supplying many of our energy needs. The general location of some underground pipelines is identified by above-ground markers that include the pipeline operator's name & emergency contact information. If you see someone digging near a pipeline marker, contact Unitil immediately.

### All Customer Classes:

**Is your service out? Make sure your phone is on!** To ensure we have your updated phone number and that it ties to your account(s) please visit [unitil.com/sharemynumber](http://unitil.com/sharemynumber) or call us.

### All Residential Customer Classes - Budget Billing:

If you haven't signed up for Budget Billing, now is the perfect time. Enroll at [unitil.com/budgetbilling](http://unitil.com/budgetbilling).

### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_

NAME ON BANK ACCOUNT \_\_\_\_\_

BANK ACCOUNT NUMBER \_\_\_\_\_

### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | PERIOD 07/26/24 - 08/27/24    |                |
|                                 | 1 CCF x 1.04174 = 1.04 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 32.87          |
| Distribution Charge First       | 1.04 Therms x \$1.3152        | 1.37           |
| EERA                            | 1.04 Therms x \$0.0069        | 0.01           |
| ERC                             | 1.04 Therms x \$0.0020        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$34.25</b> |


**GAS SUPPLIER SERVICE**

|                                 |                        |
|---------------------------------|------------------------|
| PERIOD 07/26/24 - 07/31/24      |                        |
| Supply Charges At Cost          |                        |
| Cost Of Gas                     | 0.16 Therms x \$0.3840 |
| <b>Total Current GS Charges</b> | <b>\$0.07</b>          |

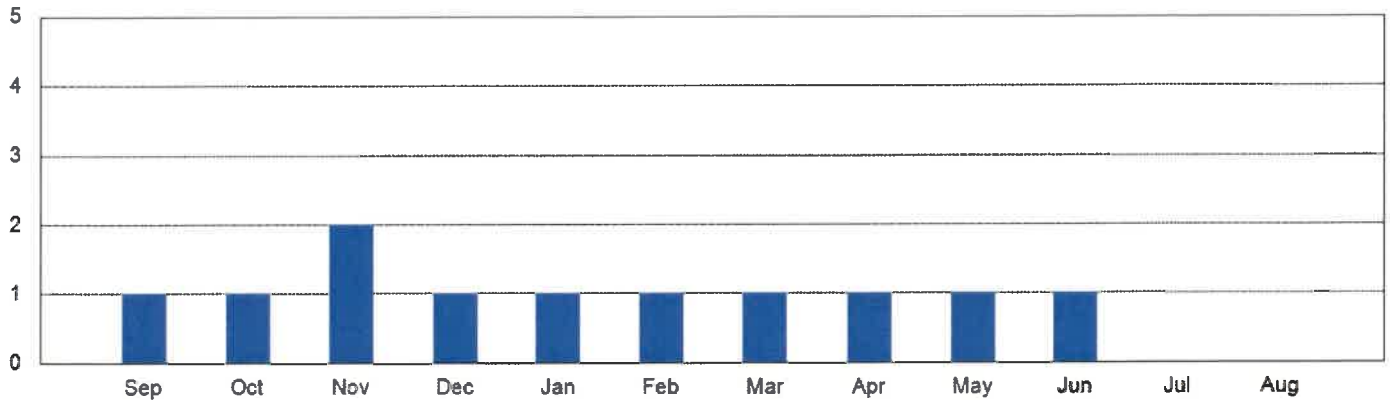
**GAS SUPPLIER SERVICE**

|                                 |                        |
|---------------------------------|------------------------|
| PERIOD 08/01/24 - 08/27/24      |                        |
| Supply Charges At Cost          |                        |
| Cost Of Gas                     | 0.88 Therms x \$0.2924 |
| <b>Total Current GS Charges</b> | <b>\$0.26</b>          |

|             | Meter Number | Meter Reading |         | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|---------------|---------|----------------|---------------|----------------|----------------|-----------|
|             |              | Previous      | Present |                |               |                |                |           |
| Residential | A30324       | 463           | 464     |                | 1.00 CCF      | 32             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year







Account Number 5152870500  
Bill Date 09/27/24  
Next Meter Read Date 10/25/24  
**\*\*BANK DRAFT\*\***

**\$34.56**

**10/22/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



#### ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



#### BY PHONE

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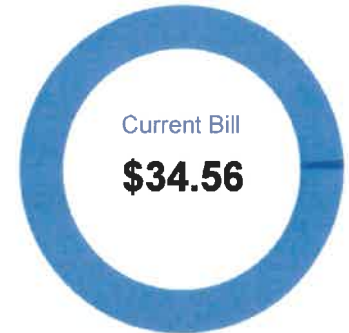
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$34.58   |
| Payment - Thank You 09/23/24 | (\$34.58) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$34.25 |
| Gas Supplier Service | \$0.31  |



USAGE AND DETAILS ON PAGE 3



## Be Prepared

with your emergency storm kit

Don't wait for the lights to go out to prepare your emergency kit. We've gathered a list of 10 must-haves that will help keep your family safe and comfortable in the event of a power outage.

- ✓ Take inventory once a year to reassess your needs and replace any expired food or medications.
- ✓ Keep your emergency kit in an easily accessible location and be sure other members of your household know where to find it.



Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

#### PAYMENT INFO

**DENNY FULLER**  
394 MEADOW ROAD  
DURHAM ME 04222 5411



#### GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

ACCOUNT NUMBER  
**5152870500**



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$34.56    | 10/22/24      | BANK DRAFT  |

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077



### Understanding your Bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

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### **Important Information:**

**All Residential Classes:** If you enroll in Fuel Assistance, you will receive Unitil's discount rate. For more information, contact our Customer Service Center.

As we maneuver through a very stormy time of year, it is important that we have your contact information. When you call to report an outage, our outage reporting system recognizes your outage location by the phone number. You can also request a call, email, or text message when power has been restored. If you have recently changed your number or would like to share your email address, please contact Customer Service or visit us at [www.unitil.com/sharemynumber](http://www.unitil.com/sharemynumber)

### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

### PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

GAS SERVICE



GAS SERVICE

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | PERIOD 08/27/24 - 09/25/24    |                |
|                                 | 1 CCF x 1.03899 = 1.04 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 32.87          |
| Distribution Charge First       | 1.04 Therms x \$1.3152        | 1.37           |
| EERA                            | 1.04 Therms x \$0.0069        | 0.01           |
| ERC                             | 1.04 Therms x \$0.0020        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$34.25</b> |



GAS SUPPLIER SERVICE

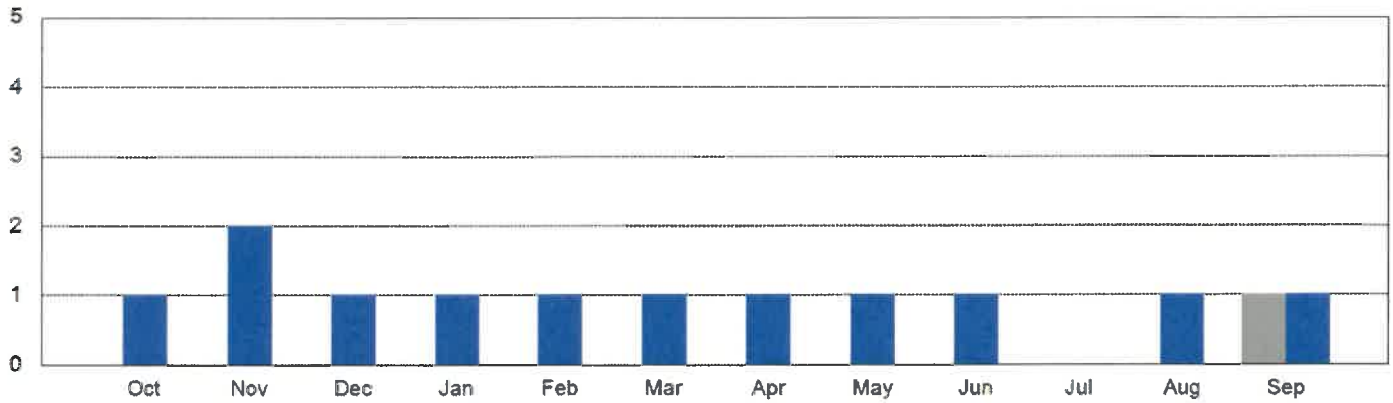
PERIOD 08/27/24 - 09/25/24

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 1.04 Therms x \$0.2924 | 0.31          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.31</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 464                    | 465                   |                | 1.00 CCF      | 29             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.



Account Number 5152870500  
Bill Date 10/29/24  
Next Meter Read Date 11/25/24  
\*\*BANK DRAFT\*\*

\$34.56

11/25/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

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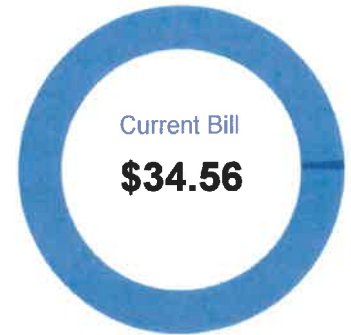
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$34.56   |
| Payment - Thank You 10/22/24 | (\$34.56) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$34.25 |
| Gas Supplier Service | \$0.31  |



USAGE AND DETAILS ON PAGE 3

## Go Paperless

Stop throwing away unwanted paper bills.  
Enrolling in paperless billing is easy.

1. Log in to your MyUnitil account and adjust your account preferences.
2. Effective with your next bill, your account(s) will be automatically updated to email or text message delivery.



Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$34.56    | 11/25/24      | BANK DRAFT  |



GO PAPERLESS - GO GREEN

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UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

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#### Important Information

**Rate Reclassification - Commercial Only:** You can obtain a copy of our existing rate schedules by visiting [unitil.com](http://unitil.com), calling 1-888-301-7700, or writing to our correspondence address. If you feel that another rate may be more appropriate, please contact us.

**All Residential Customers:** Fuel Assistance & Weatherization Assistance programs help customers who meet certain income guidelines pay winter heating bills & can help make homes more energy-efficient. Contact 211 or your local Fuel Assistance Agency for more info.

A MyUnitil online account can be a valuable tool for viewing, managing, and paying for your energy service at a time and place convenient for you. Visit [myaccount.unitil.com](http://myaccount.unitil.com) to sign up today!

#### AUTOMATIC BANK DRAFT OPTION – UNI-PAY

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

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SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



## GAS SERVICE


**GAS SERVICE**

PERIOD 09/25/24 - 10/25/24

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | 1 CCF x 1.04176 = 1.04 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 32.87          |
| Distribution Charge First       | 1.04 Therms x \$1.3152        | 1.37           |
| EERA                            | 1.04 Therms x \$0.0069        | 0.01           |
| ERC                             | 1.04 Therms x \$0.0020        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$34.25</b> |


**GAS SUPPLIER SERVICE**

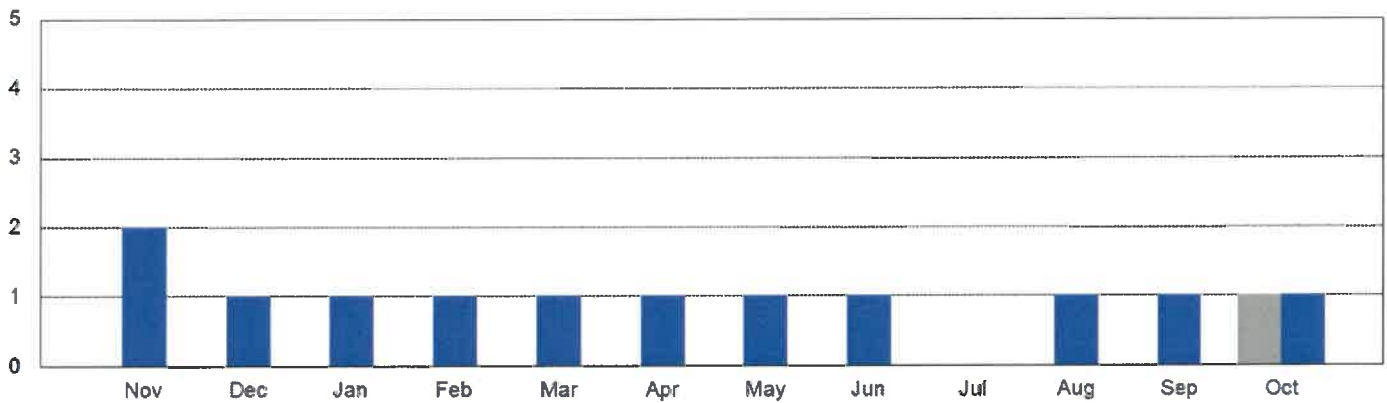
PERIOD 09/25/24 - 10/25/24

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 1.04 Therms x \$0.2924 | 0.31          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.31</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 465                    | 466                   |                | 1.00 CCF      | 30             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year





ACCOUNT NUMBER 5152870500  
Bill Date 11/27/24  
Next Meter Read Date 12/24/24  
\*\*BANK DRAFT\*\*

**\$34.93**

**12/23/24**

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



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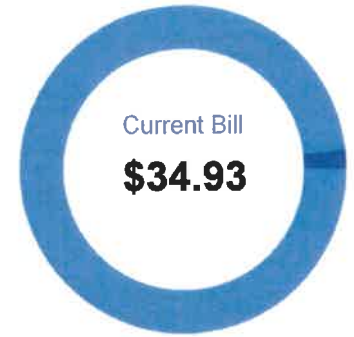
#### BILL SUMMARY

489 Cumberland Ave Apt 4, Portland

FULL

|                              |           |
|------------------------------|-----------|
| Amount of Last Bill          | \$34.56   |
| Payment - Thank You 11/25/24 | (\$34.56) |
| Balance Forward              | \$0.00    |

|                      |         |
|----------------------|---------|
| Gas Service          | \$34.25 |
| Gas Supplier Service | \$0.68  |



USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

DENNY FULLER  
394 MEADOW ROAD  
DURHAM ME 04222 5411

ACCOUNT NUMBER  
5152870500



|            |               |             |
|------------|---------------|-------------|
| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
| \$34.93    | 12/23/24      | BANK DRAFT  |



GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at [unitil.com/gopaperless](http://unitil.com/gopaperless)

UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

#### Understanding your bill

**CCF** - Basic Measurement of the gas you used. Natural gas is measured by volume. One CCF equals one hundred cubic feet of gas.

**Therm** - Basic measurement of the heat content of gas you used. The Therm Factor converts the volume of gas used from CCF to therms. One Therm equals 100,000 BTUs (British Thermal Units).

**Estimated Meter Reading** - If we are unable to read your meter, we will estimate your reading based on the history of usage at that service address. Any necessary adjustments will be made after the next actual reading to ensure you only pay for the gas you have used.

**Sales Tax** - Maine Sales Tax

**Customer Charge** - Fixed charge that recovers the basic cost of providing service to customers regardless of gas use. It covers costs such as metering, meter reading, billing, and account maintenance.

**Distribution Charge** - Covers the cost of operating and maintaining our natural gas distribution system.

**Cost of Gas** - Includes the purchase, storage, and interstate transmission of natural gas for all Sales Service customers and is passed through to customers without markup.

For all other charges, visit [www.unitil.com](http://www.unitil.com) for additional information.

**Customer Service** - [www.unitil.com](http://www.unitil.com) or call us at (888) 301-7700  
Business Hours- Monday- Friday, 7:00a.m. to 7:00p.m. (Automated services available 24 hours a day)

To report a gas leak or gas odor, 24 hours/day, call 1-866-900-4460

**Assistance Programs** - Please contact us or visit our website at [unitil.com](http://unitil.com) for information on the Statewide Assistance Programs, Energy Efficiency Programs, or a list of agencies that can offer assistance in paying your bills.

**Late payment charges** will be waived for all qualified low-income customers. Payment plans are available to residential customers to help pay overdue portions of your bill. Please contact us to arrange if a payment problem should occur.

**Your Right to Dispute Your Bill** - If you think your bill is incorrect, call us at 1-888-301-7700 before the due date. We will review your account and notify you of the results, in writing if you wish. If you are not satisfied with our response, you have a right to file a complaint with the Consumer Assistance and Safety Division (CASD) of the Maine Public Utilities Commission (PUC) in writing at: Maine PUC, 18 State House Station, Augusta ME 04333-0018, by phone at 1-800-452-4699, or online at <https://www.maine.gov/mpuc/online/index.shtml>. Until the CASD resolves your complaint, your service cannot be shut off for non-payment of the disputed portion of that bill and other bills that are not part of the dispute.

**Disclaimer** - A complete copy of the company's tariff which includes all rate schedules, terms and conditions, is available online at [unitil.com/tariffs](http://unitil.com/tariffs) or upon request.

#### **IMPORTANT RATE INFORMATION**

##### **CGA - All Residential Customer Classes:**

Effective 11/1/24 - 4/30/25 winter rates are in effect. The Cost of Gas will increase from \$0.2924 to \$0.7254/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

##### **CGA - G40, 41, 42 Customer Classes:**

Effective 11/1/24 - 4/30/25, winter rates are in effect. The Cost of Gas will increase from \$0.2595 to \$0.7236/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

##### **CGA - G50, 51, 52 Customer Classes:**

Effective 11/1/24 - 4/30/25, winter rates are in effect. The Cost of Gas will increase from \$0.2158 to \$0.5937/therm due to expected higher natural gas supply costs in the winter. This bill reflects both winter & summer rates since some usage was before 11/1/24.

##### **All Customer Classes:**

Effective 11/1/24 - 4/30/25, the Environmental Response Cost Adjustment will decrease from \$0.0020 to \$0.0016 per therm. The Residential Low Income Program Rate will increase from \$0.0008 to \$0.0016 per therm. The Energy Efficiency Rate Assessment will decrease from \$0.0069 to \$0.0033 per therm.

##### **All Residential Customer Classes:**

If you received an application from your Fuel Assistance office, be sure to return it as soon as possible. The sooner your application is approved, the sooner you will begin to receive assistance.

A MyUnitil online account can be a valuable tool for viewing, managing, and paying for your energy service at a time and place convenient for you. Visit [myaccount.unitil.com](http://myaccount.unitil.com) to sign up today!

#### **AUTOMATIC BANK DRAFT OPTION – UNI-PAY**

BANK NAME \_\_\_\_\_  
NAME ON BANK ACCOUNT \_\_\_\_\_  
BANK ACCOUNT NUMBER \_\_\_\_\_

#### **PLEASE INCLUDE A VOIDED CHECK, OTHERWISE WE WILL NOT BE ABLE TO PROCESS YOUR REQUEST.**

I authorize Unitil to instruct my bank to withdraw the amount of my bill directly from my checking account. I understand that if at any time I decide to terminate my participation in Uni-Pay, I will notify Unitil in writing at 5 McGuire St., Concord, NH 03301, Attn: Customer Service Department. I understand and agree that Unitil is not liable for any damages that result from a transfer made on a disputed bill if I do not contact Unitil at least 5 business days prior to the scheduled transfer date. I understand that my participation in Uni-Pay is subject to Unitil's approval and Unitil reserves the right, upon written notice to me, to terminate Uni-Pay and/or my participation in Uni-Pay. Unitil will send me a confirmation letter or email once I am enrolled in Uni-Pay.

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

## GAS SERVICE


**GAS SERVICE**

|                                 |                               |                |
|---------------------------------|-------------------------------|----------------|
| Metered Usage                   | 1 CCF x 1.04453 = 1.05 THERMS |                |
| Delivery Charges                |                               |                |
| Customer Charge                 |                               | 32.87          |
| Distribution Charge First       | 1.05 Therms x \$1.3158        | 1.38           |
| EERA                            | 1.05 Therms x (\$0.0013)      | 0.00           |
| ERC                             | 1.05 Therms x \$0.0017        | 0.00           |
| <b>Total Current GA Charges</b> |                               | <b>\$34.25</b> |


**GAS SUPPLIER SERVICE**

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 0.20 Therms x \$0.2924 | 0.06          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.06</b> |

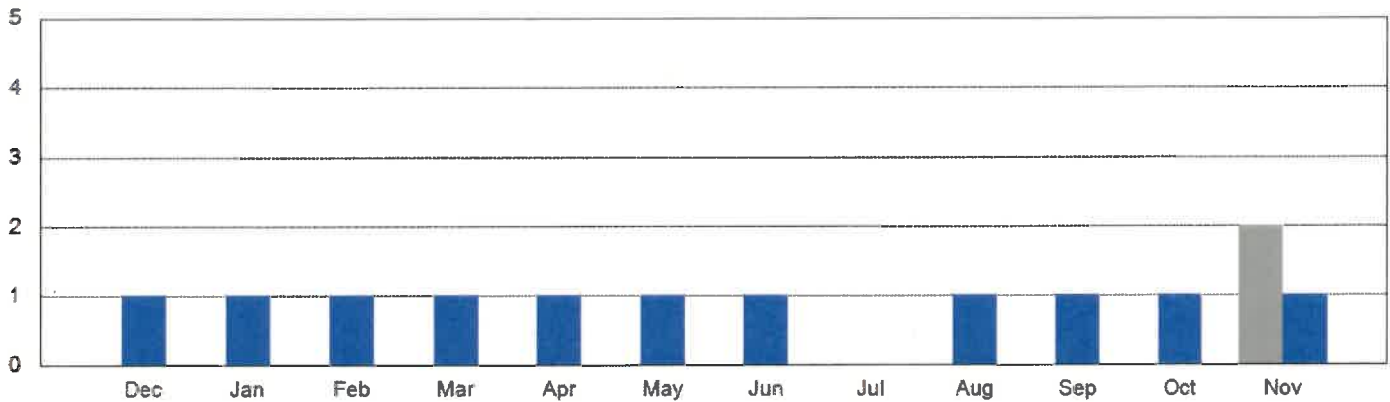
**GAS SUPPLIER SERVICE**

|                                 |                        |               |
|---------------------------------|------------------------|---------------|
| Supply Charges At Cost          |                        |               |
| Cost Of Gas                     | 0.84 Therms x \$0.7254 | 0.62          |
| <b>Total Current GS Charges</b> |                        | <b>\$0.62</b> |

|             | Meter Number | Meter Reading Previous | Meter Reading Present | Meter Constant | Metered Usage | Number of Days | Metered Demand | Rate Code |
|-------------|--------------|------------------------|-----------------------|----------------|---------------|----------------|----------------|-----------|
| Residential | A30324       | 466                    | 467                   |                | 1.00 CCF      | 31             |                | R1        |

Gas Usage (CCF)

Previous Year Current Year



# For Natural Gas Customers

While Unitil is responsible for gas lines up to and including the meter, customers are responsible for the maintenance of all natural gas lines extending from the meter to and within their homes or businesses. This includes buried gas lines as well as lines above ground that run from the meter to the homes or businesses.

Our natural gas system is governed by Federal regulations, which recommend that customers with natural gas lines buried from the meter to the primary structure should:

1. Ensure piping is in compliance with the National Fuel Gas Code NFPA 54
2. Periodically inspect the gas lines for leaks
3. Periodically inspect the gas lines for corrosion if the piping is metallic
4. Repair the gas lines if any unsafe condition is discovered

When digging near buried gas piping, the piping should be located in advance and the digging done by hand, not machine. You can find a list of private pipeline locating services on the DigSafe website ([digsafe.com/private\\_locators.php](https://digsafe.com/private_locators.php)). Plumbing or heating contractors can assist you in inspecting and repairing your buried piping.

If natural gas lines are not properly maintained, they may be subject to potential hazards of corrosion and leakage. While the DOT regulations do not require that you inspect or maintain your natural gas service line, Unitil along with the DOT, recommend that you periodically inspect them for corrosion and leaks.





# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Price change associated with annual compliance and stranded costs is anticipated on July 1, 2024, pending MPUC approval.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979               | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$80.72    | 07/24/2024 |
| Invoice Number 701002311322 |                                                             |            |            |

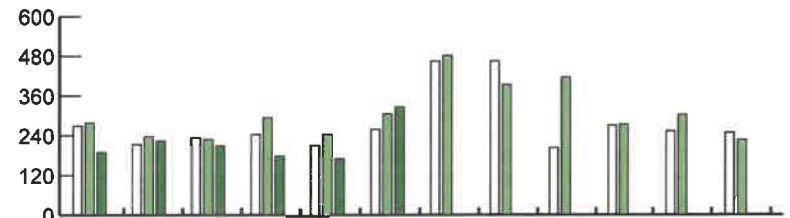
## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$50.26        |
| Payments received through 06/27/2024 - Thank you | -\$50.26       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$45.29       |
| Non-CMP Supplier Standard Offer                  | +\$35.43       |
| <b>Please pay by 07/24/2024</b>                  | <b>\$80.72</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 07/25/2024

kWh



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

## Account Number

3501-0449-979

## Date Due

07/24/2024

## Amount Due

\$80.72

## Amount Paid

Please do not write below this line.

100724240035010449979000008072

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |              |             |  |          |
|-----------------------------------------------------------|--|--|--------------|-------------|--|----------|
| Prior Balance for Central Maine Power Delivery            |  |  |              |             |  | \$31.84  |
| Payments received - Thank you                             |  |  |              |             |  | -\$31.84 |
| Balance Forward                                           |  |  |              |             |  | \$0.00   |
| Delivery Charges                                          |  |  |              |             |  |          |
| Delivery Charges: Residential ( 05/25/2024 - 06/26/2024 ) |  |  |              |             |  |          |
| Delivery Service:                                         |  |  |              |             |  |          |
|                                                           |  |  | 327 KWH      |             |  |          |
|                                                           |  |  | Up to 50 KWH | @\$21.55    |  | +\$21.55 |
|                                                           |  |  | 277 KWH      | @\$0.085717 |  | +\$23.74 |
| Total Current Delivery Charges                            |  |  |              |             |  | \$45.29  |
| Central Maine Power Account Balance                       |  |  |              |             |  | \$45.29  |

| Your Meter Details |            |               | Read Cycle 18   |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 06/26/2024 | 39,065        | 05/24/2024      | 38,738              | 33             | 327       |

Customer Information for Your Delivery Service

Delivery rates are approved by the Maine Public Utilities Commission. For bills that cover both electricity supply and CMP delivery, CMP forwards energy-supply payments to the appropriate energy provider. For a schedule of CMP delivery rates, visit [cmpco.com](http://cmpco.com) or call us at 800.750.4000. To see how your Delivery Charges are impacted by Maine public policy, visit [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

**Payment Arrangements**  
If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Maine Public Utilities Commission (MPUC)**  
The MPUC's Consumer Assistance and Safety Division (CASD) investigates and resolves complaints, educates the public and ensures utilities remain in compliance with State statutes and Commission rules. To contact the CASD, call 800.452.4699 or visit [maine.gov/mpuc](http://maine.gov/mpuc).

Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$18.42  |
| Payments received - Thank you                     |         |             | -\$18.42 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 05/25/2024 - 06/26/2024 ) |         |             |          |
| Energy Charge                                     | 327 KWH | @\$0.108363 | +\$35.43 |
| Total New Supplier Charges                        |         |             | \$35.43  |
| Standard Offer Supplier Account Balance           |         |             | \$35.43  |

**Supplier Information**

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.108363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



# CENTRAL MAINE POWER

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## Your Messages

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Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

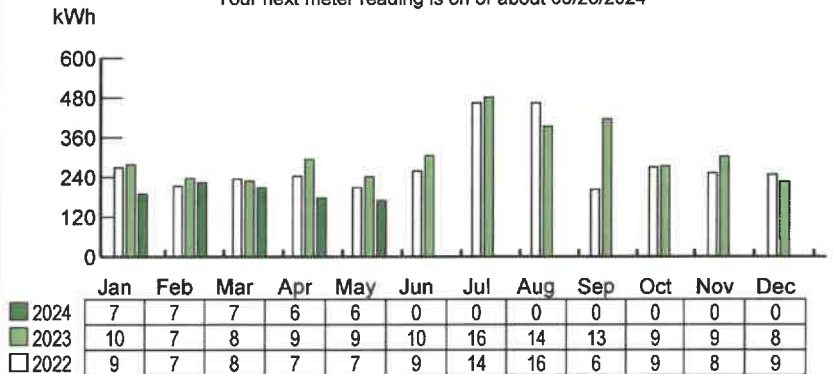
| Account Number                 | Service Location                                            | Amount Due | Date Due   |
|--------------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979                  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$50.26    | 06/24/2024 |
| Invoice Number<br>723001912157 |                                                             |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$51.81        |
| Payments received through 05/28/2024 - Thank you | -\$51.81       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$31.84       |
| Non-CMP Supplier Standard Offer                  | +\$18.42       |
| <b>Please pay by 06/24/2024</b>                  | <b>\$50.26</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 06/26/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

|                |
|----------------|
| Account Number |
| 3501-0449-979  |
| Date Due       |
| 06/24/2024     |
| Amount Due     |
| \$50.26        |
| Amount Paid    |
|                |

Please do not write below this line.

100624240035010449979000005026

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |             |           |
|-----------------------------------------------------------|--------------|-------------|-----------|
| Prior Balance for Central Maine Power Delivery            |              |             | \$32.52   |
| Payments received - Thank you                             |              |             | - \$32.52 |
| Balance Forward                                           |              |             | \$0.00    |
| Delivery Charges                                          |              |             |           |
| Delivery Charges: Residential ( 04/26/2024 - 05/24/2024 ) |              |             |           |
| Delivery Service:                                         |              |             |           |
|                                                           | 170 KWH      |             |           |
|                                                           | Up to 50 KWH | @\$21.55    | +\$21.55  |
|                                                           | 120 KWH      | @\$0.085717 | +\$10.29  |
| Total Current Delivery Charges                            |              |             | \$31.84   |
| Central Maine Power Account Balance                       |              |             | \$31.84   |

| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 05/24/2024 | 38,738        | 04/25/2024      | 38,568              | 29             | 170       |

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### Supplier: Standard Offer

**Standard  
Offer**

DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |                       |
|---------------------------------------------------|---------|-------------|-----------------------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             | \$19.29               |
| Payments received - Thank you                     |         |             | -\$19.29              |
| <b>Balance Forward</b>                            |         |             | <u>\$0.00</u>         |
| <b>New Supplier Charges</b>                       |         |             |                       |
| Residential Service : ( 04/26/2024 - 05/24/2024 ) |         |             |                       |
| Energy Charge                                     | 170 KWH | @\$0.108363 | +\$18.42              |
| <b>Total New Supplier Charges</b>                 |         |             | <u>\$18.42</u>        |
| <b>Standard Offer Supplier Account Balance</b>    |         |             | <u><u>\$18.42</u></u> |

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Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



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## Your Messages

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On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, our Arrearage Management Program or our Electricity Lifeline Program. For more information, please visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), call us at 800.750.4000, or contact your local Community Action Agency.

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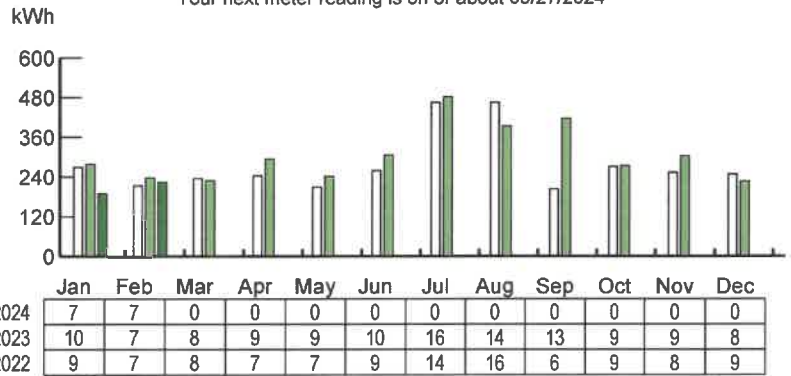
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$60.73    | 03/26/2024 |
| Invoice Number | 705002016814                                                |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$55.59        |
| Payments received through 02/28/2024 - Thank you | -\$55.59       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$36.46       |
| Non-CMP Supplier Standard Offer                  | +\$24.27       |
| <b>Please pay by 03/26/2024</b>                  | <b>\$60.73</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 03/27/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 03/26/2024     |
| Amount Due     |
| \$60.73        |
| Amount Paid    |
|                |

Please do not write below this line.

100326240035010449979000006073

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |             |          |
|-----------------------------------------------------------|--------------|-------------|----------|
| Prior Balance for Central Maine Power Delivery            |              |             | \$33.61  |
| Payments received - Thank you                             |              |             | -\$33.61 |
| Balance Forward                                           |              |             | \$0.00   |
| Delivery Charges                                          |              |             |          |
| Delivery Charges: Residential ( 01/26/2024 - 02/27/2024 ) |              |             |          |
| Delivery Service:                                         |              |             |          |
|                                                           | 224 KWH      |             |          |
|                                                           | Up to 50 KWH | @\$21.55    | +\$21.55 |
|                                                           | 174 KWH      | @\$0.085717 | +\$14.91 |
| Total Current Delivery Charges                            |              |             | \$36.46  |
| Central Maine Power Account Balance                       |              |             | \$36.46  |

| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 02/27/2024 | 38,181        | 01/25/2024      | 37,957              | 33             | 224       |

Customer Information for Your Delivery Service

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**What's a kilowatt-hour?**  
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**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

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Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
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**Payment Arrangements**  
If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Maine Public Utilities Commission (MPUC)**  
The MPUC's Consumer Assistance and Safety Division (CASD) investigates and resolves complaints, educates the public and ensures utilities remain in compliance with State statutes and Commission rules. To contact the CASD, call 800.452.4699 or visit [maine.gov/mpuc](http://maine.gov/mpuc).

Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$21.98  |
| Payments received - Thank you                     |         |             | -\$21.98 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 01/26/2024 - 02/27/2024 ) |         |             |          |
| Energy Charge                                     | 224 KWH | @\$0.108363 | +\$24.27 |
| Total New Supplier Charges                        |         |             | \$24.27  |
| Standard Offer Supplier Account Balance           |         |             | \$24.27  |

Supplier Information

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.108363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts)

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Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

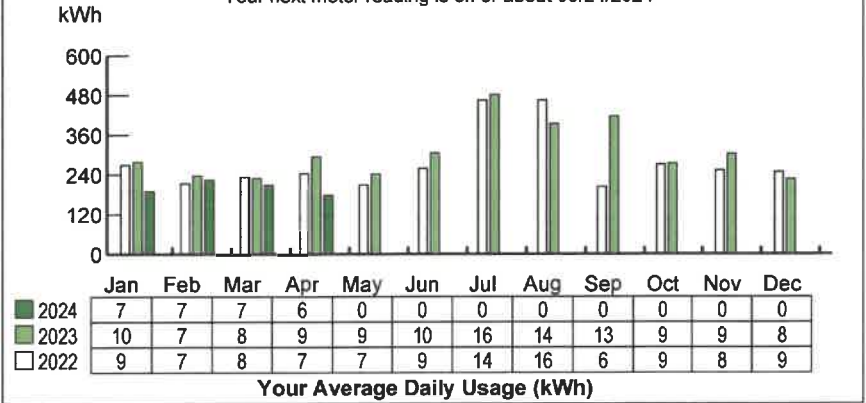
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979               | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$51.81    | 05/23/2024 |
| Invoice Number 715002000368 |                                                             |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$57.83        |
| Payments received through 04/26/2024 - Thank you | -\$57.83       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$32.52       |
| Non-CMP Supplier Standard Offer                  | +\$19.29       |
| <b>Please pay by 05/23/2024</b>                  | <b>\$51.81</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 05/24/2024



Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 05/23/2024     |
| Amount Due     |
| \$51.81        |
| Amount Paid    |
|                |

Please do not write below this line.

100523240035010449979000005181



Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |  |              |             |          |
|-----------------------------------------------------------|--|--|--|--------------|-------------|----------|
| Prior Balance for Central Maine Power Delivery            |  |  |  |              |             | \$35.18  |
| Payments received - Thank you                             |  |  |  |              |             | -\$35.18 |
| Balance Forward                                           |  |  |  |              |             | \$0.00   |
| Delivery Charges                                          |  |  |  |              |             |          |
| Delivery Charges: Residential ( 03/28/2024 - 04/25/2024 ) |  |  |  |              |             |          |
| Delivery Service:                                         |  |  |  |              |             |          |
|                                                           |  |  |  | 178 KWH      |             |          |
|                                                           |  |  |  | Up to 50 KWH | @\$21.55    | +\$21.55 |
|                                                           |  |  |  | 128 KWH      | @\$0.085717 | +\$10.97 |
| Total Current Delivery Charges                            |  |  |  |              |             | \$32.52  |
| Central Maine Power Account Balance                       |  |  |  |              |             | \$32.52  |

|                    |            |               |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 04/25/2024 | 38,568        | 03/27/2024      | 38,390              | 29             | 178       |

Customer Information for Your Delivery Service

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**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

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Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$22.65  |
| Payments received - Thank you                     |         |             | -\$22.65 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 03/28/2024 - 04/25/2024 ) |         |             |          |
| Energy Charge                                     | 178 KWH | @\$0.108363 | +\$19.29 |
| Total New Supplier Charges                        |         |             | \$19.29  |
| Standard Offer Supplier Account Balance           |         |             | \$19.29  |

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An Avangrid company

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

Page 1 of 3

| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$111.16   | 11/25/2024 |
| Invoice Number | 715002161438                                                |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$121.93        |
| Payments received through 10/29/2024 - Thank you | -\$121.93       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$66.70        |
| Non-CMP Supplier Standard Offer                  | +\$44.46        |
| <b>Please pay by 11/25/2024</b>                  | <b>\$111.16</b> |

### Your Messages

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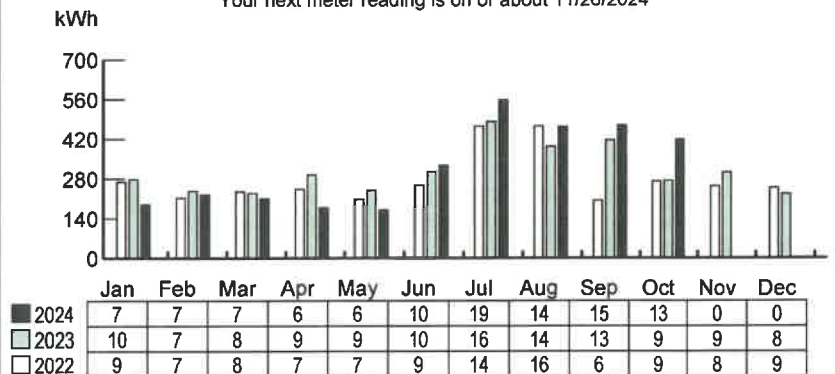
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### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 11/26/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

### Account Number

3501-0449-979

### Date Due

11/25/2024

### Amount Due

\$111.16

### Amount Paid

Please do not write below this line.

101125240035010449979000011116

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |              |             |
|-----------------------------------------------------------|--|--------------|-------------|
| Prior Balance for Central Maine Power Delivery            |  |              | \$72.15     |
| Payments received - Thank you                             |  |              | -\$72.15    |
| Balance Forward                                           |  |              | \$0.00      |
| Delivery Charges                                          |  |              |             |
| Delivery Charges: Residential ( 09/27/2024 - 10/28/2024 ) |  |              |             |
| Delivery Service:                                         |  | 418 KWH      |             |
|                                                           |  | Up to 50 KWH | @\$26.60    |
|                                                           |  | 368 KWH      | @\$0.108980 |
| Total Current Delivery Charges                            |  |              | +\$26.60    |
|                                                           |  |              | +\$40.10    |
|                                                           |  |              | \$66.70     |
| Central Maine Power Account Balance                       |  |              | \$66.70     |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L108127806   | 10/28/2024 | 40,970        | 09/26/2024      | 40,552              | 32             | 418       |

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☐

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**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$49.78  |
| Payments received - Thank you                     |         |             | -\$49.78 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 09/27/2024 - 10/28/2024 ) |         |             |          |
| Energy Charge                                     | 418 KWH | @\$0.106363 | +\$44.46 |
| Total New Supplier Charges                        |         |             | \$44.46  |
| Standard Offer Supplier Account Balance           |         |             | \$44.46  |

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Page 1 of 3

| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$121.93   | 10/24/2024 |
| Invoice Number | 721002069498                                                |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$120.62        |
| Payments received through 09/27/2024 - Thank you | -\$120.62       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$72.15        |
| Non-CMP Supplier Standard Offer                  | +\$49.78        |
| <b>Please pay by 10/24/2024</b>                  | <b>\$121.93</b> |

### Your Messages

The average residential **CMP Delivery** amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

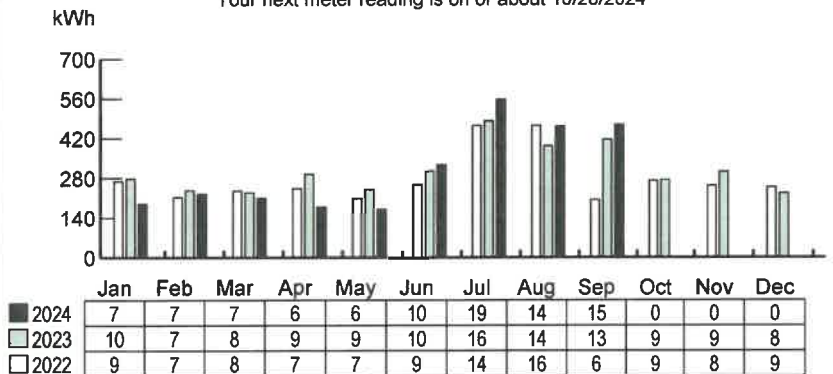
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### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 10/28/2024



### Your Average Daily Usage (kWh)

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PO Box 847810  
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DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

### Account Number

3501-0449-979

### Date Due

10/24/2024

### Amount Due

\$121.93

### Amount Paid

Please do not write below this line.

101024240035010449979000012193

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |              |           |
|-----------------------------------------------------------|--------------|--------------|-----------|
| Prior Balance for Central Maine Power Delivery            |              |              | \$71.48   |
| Payments received - Thank you                             |              |              | - \$71.48 |
| Balance Forward                                           |              |              | \$0.00    |
| Delivery Charges                                          |              |              |           |
| Delivery Charges: Residential ( 08/27/2024 - 09/26/2024 ) |              |              |           |
| Delivery Service:                                         |              |              |           |
|                                                           | 468 KWH      |              |           |
|                                                           | Up to 50 KWH | @ \$26.60    | + \$26.60 |
|                                                           | 418 KWH      | @ \$0.108980 | + \$45.55 |
| Total Current Delivery Charges                            |              |              | \$72.15   |
| Central Maine Power Account Balance                       |              |              | \$72.15   |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L108127806   | 09/26/2024 | 40,552        | 08/26/2024      | 40,084              | 31             | 468       |

Customer Information for Your Delivery Service

Delivery rates are approved by the Maine Public Utilities Commission. For bills that cover both electricity supply and CMP delivery, CMP forwards energy-supply payments to the appropriate energy provider. For a schedule of CMP delivery rates, visit [cmpco.com](http://cmpco.com) or call us at 800.750.4000. To see how your Delivery Charges are impacted by Maine public policy, visit [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

**Payment Arrangements**  
If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Maine Public Utilities Commission (MPUC)**  
The MPUC's Consumer Assistance and Safety Division (CASD) investigates and resolves complaints, educates the public and ensures utilities remain in compliance with State statutes and Commission rules. To contact the CASD, call **800.452.4699** or visit [maine.gov/mpuc](http://maine.gov/mpuc).

Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$49.14  |
| Payments received - Thank you                     |         |             | -\$49.14 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 08/27/2024 - 09/26/2024 ) |         |             |          |
| Energy Charge                                     | 468 KWH | @\$0.106363 | +\$49.78 |
| Total New Supplier Charges                        |         |             | \$49.78  |
| Standard Offer Supplier Account Balance           |         |             | \$49.78  |

**Supplier Information**

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.106363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

Page 1 of 3

| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979               | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$120.62   | 09/23/2024 |
| Invoice Number 717002092368 |                                                             |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$138.93        |
| Payments received through 08/27/2024 - Thank you | -\$138.93       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$71.48        |
| Non-CMP Supplier Standard Offer                  | +\$49.14        |
| <b>Please pay by 09/23/2024</b>                  | <b>\$120.62</b> |

### Your Messages

The average residential CMP Delivery amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

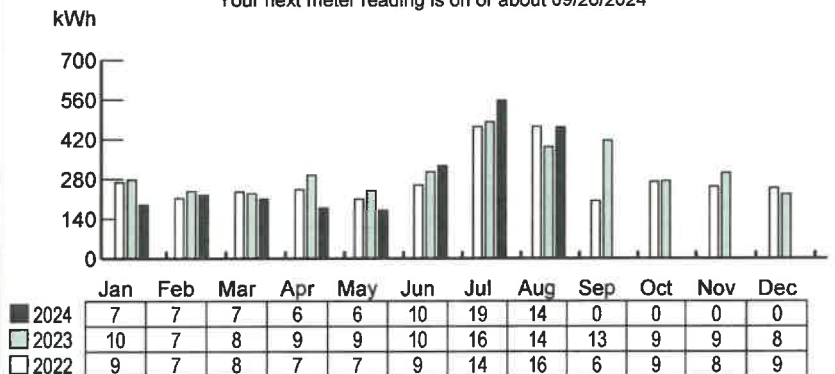
Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/26/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 09/23/2024     |
| Amount Due     |
| \$120.62       |
| Amount Paid    |
|                |

Please do not write below this line.

100923240035010449979000012062

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |          |
|-----------------------------------------------------------|--------------|----------|
| Prior Balance for Central Maine Power Delivery            |              | \$79.53  |
| Payments received - Thank you                             |              | -\$79.53 |
| Balance Forward                                           |              | \$0.00   |
| Delivery Charges                                          |              |          |
| Delivery Charges: Residential ( 07/26/2024 - 07/31/2024 ) |              |          |
| Delivery Service:                                         |              |          |
|                                                           | Up to 9 KWH  | +\$4.90  |
|                                                           | 77 KWH       | +\$8.46  |
|                                                           |              |          |
| Delivery Charges: Residential ( 08/01/2024 - 08/26/2024 ) |              |          |
| Delivery Service:                                         |              |          |
|                                                           | Up to 41 KWH | +\$21.61 |
|                                                           | 335 KWH      | +\$36.51 |
| Total Current Delivery Charges                            |              | \$71.48  |
| Central Maine Power Account Balance                       |              | \$71.48  |

| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 08/26/2024 | 40,084        | 07/25/2024      | 39,622              | 32             | 462       |

Customer Information for Your Delivery Service

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Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

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Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

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Please do not write below this line.



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Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

*Supplier: Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$59.40  |
| Payments received - Thank you                     |         |             | -\$59.40 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 07/26/2024 - 08/26/2024 ) |         |             |          |
| Energy Charge                                     | 462 KWH | @\$0.106363 | +\$49.14 |
| Total New Supplier Charges                        |         |             | \$49.14  |
| Standard Offer Supplier Account Balance           |         |             | \$49.14  |

**Supplier Information**

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You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

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# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

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Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

When you enroll in Usage Alerts, you receive weekly updates about your electricity use - powered by your smart meter. You can choose to receive usage updates, usage amount exceeded, and usage change alerts. Go to [cmpco.com/alerts](http://cmpco.com/alerts) to learn more.

Manage your account anytime, anywhere with our FREE Mobile App. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

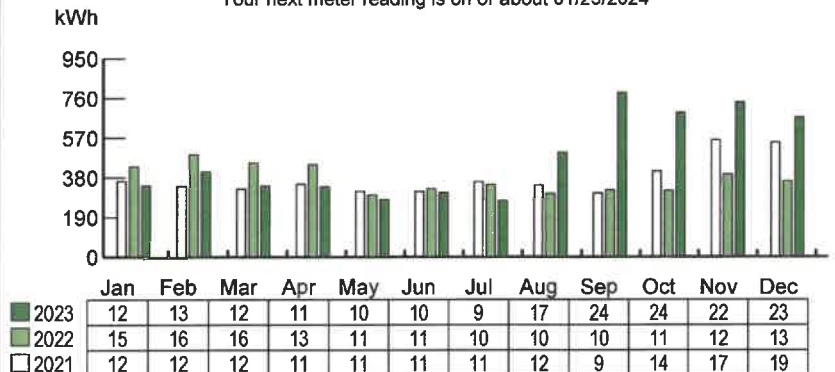
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$188.68   | 01/24/2024 |
| Invoice Number 724001734767 |                                                             |            |            |

## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$207.16        |
| Payments received through 12/28/2023 - Thank you | -\$207.16       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$77.75        |
| Non-CMP Supplier Standard Offer                  | +\$110.93       |
| <b>Please pay by 01/24/2024</b>                  | <b>\$188.68</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 01/25/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 01/24/2024     |
| Amount Due     |
| \$188.68       |
| Amount Paid    |
|                |

Please do not write below this line.

100124240035014913046000018868

**Your Central Maine Power Delivery Service Account Detail****Prior Balance for Central Maine Power Delivery****\$84.26**

Payments received - Thank you

-\$84.26

**Balance Forward****\$0.00****Delivery Charges**

Delivery Charges: Residential ( 11/29/2023 - 12/27/2023 )

Delivery Service:

667 KWH

Up to 50 KWH @\$21.91

+\$21.91

617 KWH

@\$.090499

+\$55.84

**Total Current Delivery Charges****\$77.75****Central Maine Power Account Balance****\$77.75****Your Meter Details**

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 12/27/2023 | 21,970        | 11/28/2023      | 21,303              | 29             | 667       |

**Customer Information for Your Delivery Service**

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**What's a kilowatt-hour?**

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**Questions?**

To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

**Sales-Tax Exemption**

Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Payment Arrangements**

If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Late-Payment Charge**

Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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**Mail Address Changes**

Please "X" for mail address changes and fill in your new mailing address information below.

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If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

Bill Date 12/28/2023

Invoice Number 724001734767

Account Number 3501-4913-046

Page 3 of 3

You have chosen to purchase your electricity supply from: [Standard Offer](#).

Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**

**Standard  
Offer**

DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |                        |
|---------------------------------------------------|---------|-------------|------------------------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             | \$122.90               |
| Payments received - Thank you                     |         |             | -\$122.90              |
| <b>Balance Forward</b>                            |         |             | <u>\$0.00</u>          |
| <b>New Supplier Charges</b>                       |         |             |                        |
| Residential Service : ( 11/29/2023 - 12/27/2023 ) |         |             |                        |
| Energy Charge                                     | 667 KWH | @\$0.166310 | +\$110.93              |
| <b>Total New Supplier Charges</b>                 |         |             | <u>\$110.93</u>        |
| <b>Standard Offer Supplier Account Balance</b>    |         |             | <u><u>\$110.93</u></u> |

### Supplier Information

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by NextEra Energy Marketing LLC (33%) and New Brunswick Power Marketing (67%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

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Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, our Arrearage Management Program or our Electricity Lifeline Program. For more information, please visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), call us at 800.750.4000, or contact your local Community Action Agency.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive alerts and updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

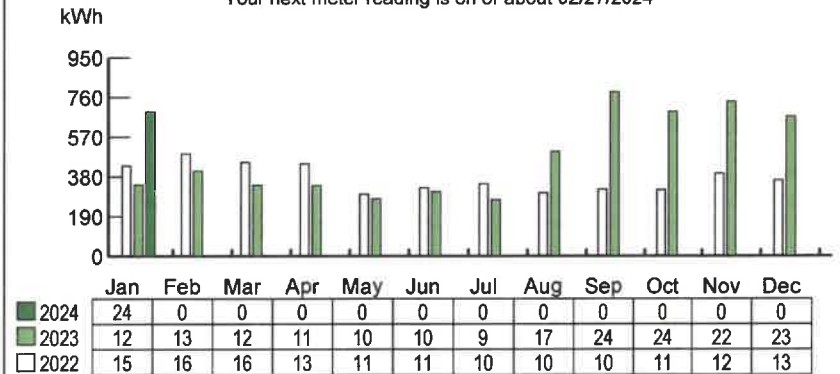
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$158.12   | 02/22/2024 |
| Invoice Number 713001935779 |                                                             |            |            |

## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$188.68        |
| Payments received through 01/26/2024 - Thank you | -\$188.68       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$77.30        |
| Non-CMP Supplier Standard Offer                  | +\$80.82        |
| <b>Please pay by 02/22/2024</b>                  | <b>\$158.12</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 02/27/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 02/22/2024     |
| Amount Due     |
| \$158.12       |
| Amount Paid    |
|                |

Please do not write below this line.

100222240035014913046000015812



Your Central Maine Power Delivery Service Account Detail

|                                                           |              |           |
|-----------------------------------------------------------|--------------|-----------|
| Prior Balance for Central Maine Power Delivery            |              | \$77.75   |
| Payments received - Thank you                             |              | - \$77.75 |
| Balance Forward                                           |              | \$0.00    |
| Delivery Charges                                          |              |           |
| Delivery Charges: Residential ( 12/28/2023 - 12/31/2023 ) |              |           |
| Delivery Service:                                         |              |           |
|                                                           | Up to 7 KWH  | +\$3.02   |
|                                                           | 88 KWH       | +\$7.96   |
| Delivery Charges: Residential ( 01/01/2024 - 01/25/2024 ) |              |           |
| Delivery Service:                                         |              |           |
|                                                           | Up to 43 KWH | +\$18.58  |
|                                                           | 557 KWH      | +\$47.74  |
| Total Current Delivery Charges                            |              | \$77.30   |
| Central Maine Power Account Balance                       |              | \$77.30   |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 01/25/2024 | 22,665        | 12/27/2023      | 21,970              | 29             | 695       |

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**What's a kilowatt-hour?**  
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**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

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Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

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Please do not write below this line.

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Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |  |           |
|---------------------------------------------------|---------|-------------|--|-----------|
| Prior Balance for Standard Offer Supplier         |         |             |  | \$110.93  |
| Payments received - Thank you                     |         |             |  | -\$110.93 |
| Balance Forward                                   |         |             |  | \$0.00    |
| New Supplier Charges                              |         |             |  |           |
| Residential Service : ( 12/28/2023 - 12/31/2023 ) |         |             |  |           |
| Energy Charge                                     | 95 KWH  | @\$0.166310 |  | +\$15.80  |
| Residential Service : ( 01/01/2024 - 01/25/2024 ) |         |             |  |           |
| Energy Charge                                     | 600 KWH | @\$0.108363 |  | +\$65.02  |
| Total New Supplier Charges                        |         |             |  | \$80.82   |
| Standard Offer Supplier Account Balance           |         |             |  | \$80.82   |

**Supplier Information**

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. January 1, 2024, the Standard Offer electricity supply rate is going down from \$0.166310 per kWh to \$0.108363 per kWh.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

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## CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

Page 1 of 3

| Account Number                 | Service Location                                            | Amount Due | Date Due   |
|--------------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046                  | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$165.07   | 03/26/2024 |
| Invoice Number<br>723001833758 |                                                             |            |            |

### Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, our Arrearage Management Program or our Electricity Lifeline Program. For more information, please visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), call us at 800.750.4000, or contact your local Community Action Agency.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

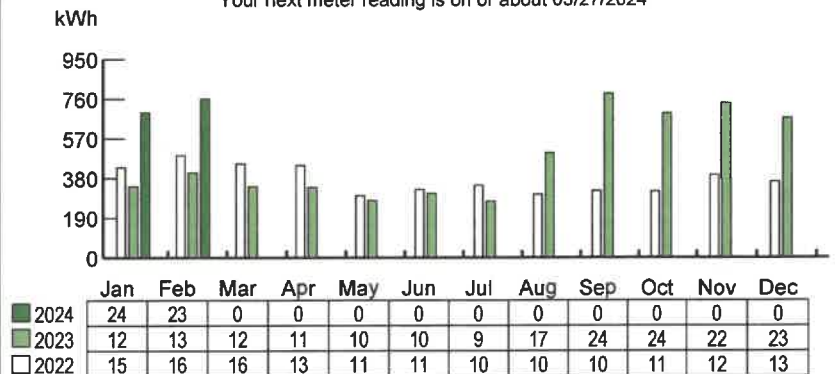
Receive alerts and updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$158.12        |
| Payments received through 02/28/2024 - Thank you | -\$158.12       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$82.54        |
| Non-CMP Supplier Standard Offer                  | +\$82.53        |
| <b>Please pay by 03/26/2024</b>                  | <b>\$165.07</b> |

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 03/27/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

### Account Number

3501-4913-046

### Date Due

03/26/2024

### Amount Due

\$165.07

### Amount Paid

Please do not write below this line.

100326240035014913046000016507

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |                        |           |
|-----------------------------------------------------------|--|------------------------|-----------|
| Prior Balance for Central Maine Power Delivery            |  |                        | \$77.30   |
| Payments received - Thank you                             |  |                        | - \$77.30 |
| Balance Forward                                           |  |                        | \$0.00    |
| Delivery Charges                                          |  |                        |           |
| Delivery Charges: Residential ( 01/26/2024 - 02/27/2024 ) |  |                        |           |
| Delivery Service:                                         |  | 761 KWH                |           |
|                                                           |  | Up to 50 KWH @ \$21.55 | + \$21.55 |
|                                                           |  | 711 KWH @ \$0.085717   | + \$60.94 |
| Maine Sales Tax                                           |  |                        | + \$0.05  |
| Total Current Delivery Charges                            |  |                        | \$82.54   |
| Central Maine Power Account Balance                       |  |                        | \$82.54   |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 02/27/2024 | 23,426        | 01/25/2024      | 22,665              | 33             | 761       |

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Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$80.82  |
| Payments received - Thank you                     |         |             | -\$80.82 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 01/26/2024 - 02/27/2024 ) |         |             |          |
| Energy Charge                                     | 761 KWH | @\$0.108363 | +\$82.46 |
| Maine Sales Tax                                   |         |             | +\$0.07  |
| Total New Supplier Charges                        |         |             | \$82.53  |
| Standard Offer Supplier Account Balance           |         |             | \$82.53  |

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Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.108363.

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# CENTRAL MAINE POWER

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

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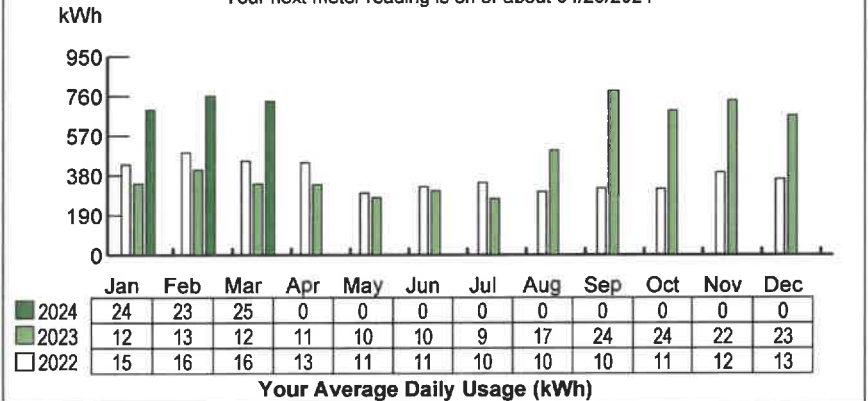
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$159.92   | 04/24/2024 |
| Invoice Number 704002051160 |                                                             |            |            |

## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$165.07        |
| Payments received through 03/28/2024 - Thank you | -\$165.07       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$80.27        |
| Non-CMP Supplier Standard Offer                  | +\$79.65        |
| <b>Please pay by 04/24/2024</b>                  | <b>\$159.92</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 04/25/2024



Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 04/24/2024     |
| Amount Due     |
| \$159.92       |
| Amount Paid    |
|                |

Please do not write below this line.

100424240035014913046000015992

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |             |          |
|-----------------------------------------------------------|--------------|-------------|----------|
| Prior Balance for Central Maine Power Delivery            |              |             | \$82.54  |
| Payments received - Thank you                             |              |             | -\$82.54 |
| Balance Forward                                           |              |             | \$0.00   |
| Delivery Charges                                          |              |             |          |
| Delivery Charges: Residential ( 02/28/2024 - 03/27/2024 ) |              |             |          |
| Delivery Service:                                         |              |             |          |
|                                                           | 735 KWH      |             |          |
|                                                           | Up to 50 KWH | @\$21.55    | +\$21.55 |
|                                                           | 685 KWH      | @\$0.085717 | +\$58.72 |
| Total Current Delivery Charges                            |              |             | \$80.27  |
| Central Maine Power Account Balance                       |              |             | \$80.27  |

|                    |            |               |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L148963305         | 03/27/2024 | 24,161        | 02/27/2024      | 23,426              | 29             | 735       |

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**Supplier: Standard Offer**

**Standard  
Offer**

DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |                       |
|---------------------------------------------------|---------|-------------|-----------------------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             | \$82.53               |
| Payments received - Thank you                     |         |             | -\$82.53              |
| <b>Balance Forward</b>                            |         |             | <u>\$0.00</u>         |
| <b>New Supplier Charges</b>                       |         |             |                       |
| Residential Service : ( 02/28/2024 - 03/27/2024 ) |         |             |                       |
| Energy Charge                                     | 735 KWH | @\$0.108363 | <u>+\$79.65</u>       |
| <b>Total New Supplier Charges</b>                 |         |             | <u>\$79.65</u>        |
| <b>Standard Offer Supplier Account Balance</b>    |         |             | <u><u>\$79.65</u></u> |

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# CENTRAL MAINE POWER

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 Customer Service: 800.750.4000  
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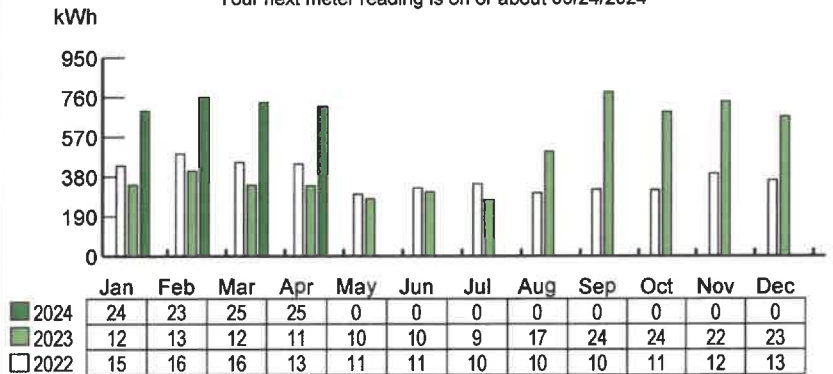
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$156.03   | 05/28/2024 |
| Invoice Number 722001920413 |                                                             |            |            |

## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$159.92        |
| Payments received through 04/29/2024 - Thank you | -\$159.92       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$78.55        |
| Non-CMP Supplier Standard Offer                  | +\$77.48        |
| <b>Please pay by 05/28/2024</b>                  | <b>\$156.03</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 05/24/2024



## Your Average Daily Usage (kWh)

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Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

DENNY FULLER  
 C/O ATTN TROY HANNA  
 15 BRAMHALL ST. APT 1  
 PORTLAND ME 04102

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 05/28/2024     |
| Amount Due     |
| \$156.03       |
| Amount Paid    |
|                |

Please do not write below this line.

100528240035014913046000015603

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |  |              |             |          |
|-----------------------------------------------------------|--|--|--|--------------|-------------|----------|
| Prior Balance for Central Maine Power Delivery            |  |  |  |              |             | \$80.27  |
| Payments received - Thank you                             |  |  |  |              |             | -\$80.27 |
| Balance Forward                                           |  |  |  |              |             | \$0.00   |
| Delivery Charges                                          |  |  |  |              |             |          |
| Delivery Charges: Residential ( 03/28/2024 - 04/25/2024 ) |  |  |  |              |             |          |
| Delivery Service:                                         |  |  |  |              |             |          |
|                                                           |  |  |  | 715 KWH      |             |          |
|                                                           |  |  |  | Up to 50 KWH | @\$21.55    | +\$21.55 |
|                                                           |  |  |  | 665 KWH      | @\$0.085717 | +\$57.00 |
| Total Current Delivery Charges                            |  |  |  |              |             | \$78.55  |
| Central Maine Power Account Balance                       |  |  |  |              |             | \$78.55  |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 04/25/2024 | 24,876        | 03/27/2024      | 24,161              | 29             | 715       |

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Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

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Please do not write below this line.



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Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$79.65  |
| Payments received - Thank you                     |         |             | -\$79.65 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 03/28/2024 - 04/25/2024 ) |         |             |          |
| Energy Charge                                     | 715 KWH | @\$0.108363 | +\$77.48 |
| Total New Supplier Charges                        |         |             | \$77.48  |
| Standard Offer Supplier Account Balance           |         |             | \$77.48  |

**Supplier Information**

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.108363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

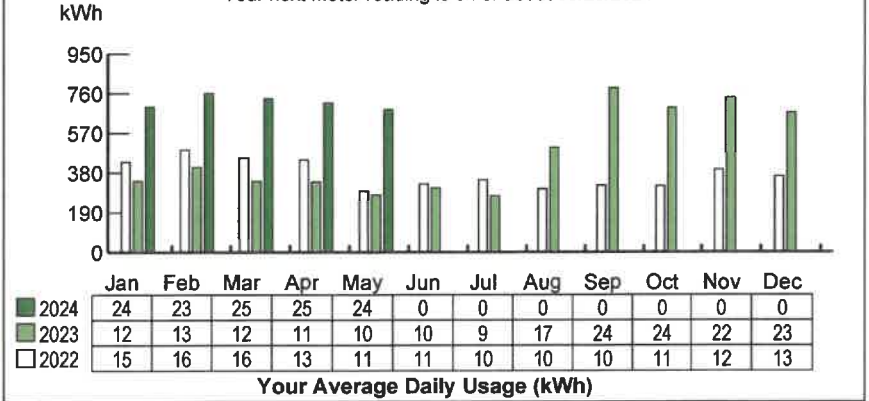
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046  | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$149.82   | 06/24/2024 |
| Invoice Number | 708002081923                                                |            |            |

## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$156.03        |
| Payments received through 05/28/2024 - Thank you | -\$156.03       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$75.81        |
| Non-CMP Supplier Standard Offer                  | +\$74.01        |
| <b>Please pay by 06/24/2024</b>                  | <b>\$149.82</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 06/26/2024



Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 06/24/2024     |
| Amount Due     |
| \$149.82       |
| Amount Paid    |
|                |

Please do not write below this line.

100624240035014913046000014982

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |  |              |             |          |
|-----------------------------------------------------------|--|--|--|--------------|-------------|----------|
| Prior Balance for Central Maine Power Delivery            |  |  |  |              |             | \$78.55  |
| Payments received - Thank you                             |  |  |  |              |             | -\$78.55 |
| Balance Forward                                           |  |  |  |              |             | \$0.00   |
| Delivery Charges                                          |  |  |  |              |             |          |
| Delivery Charges: Residential ( 04/26/2024 - 05/24/2024 ) |  |  |  |              |             |          |
| Delivery Service:                                         |  |  |  |              |             |          |
|                                                           |  |  |  | 683 KWH      |             |          |
|                                                           |  |  |  | Up to 50 KWH | @\$21.55    | +\$21.55 |
|                                                           |  |  |  | 633 KWH      | @\$0.085717 | +\$54.26 |
| Total Current Delivery Charges                            |  |  |  |              |             | \$75.81  |
| Central Maine Power Account Balance                       |  |  |  |              |             | \$75.81  |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 05/24/2024 | 25,559        | 04/25/2024      | 24,876              | 29             | 683       |

Customer Information for Your Delivery Service

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**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

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**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |                       |
|---------------------------------------------------|---------|-------------|-----------------------|
| Prior Balance for Standard Offer Supplier         |         |             | \$77.48               |
| Payments received - Thank you                     |         |             | <u>-\$77.48</u>       |
| Balance Forward                                   |         |             | \$0.00                |
| New Supplier Charges                              |         |             |                       |
| Residential Service : ( 04/26/2024 - 05/24/2024 ) |         |             |                       |
| Energy Charge                                     | 683 KWH | @\$0.108363 | <u>+\$74.01</u>       |
| Total New Supplier Charges                        |         |             | <u>\$74.01</u>        |
| Standard Offer Supplier Account Balance           |         |             | <u><u>\$74.01</u></u> |

**Supplier Information**

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If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Price change associated with annual compliance and stranded costs is anticipated on July 1, 2024, pending MPUC approval.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

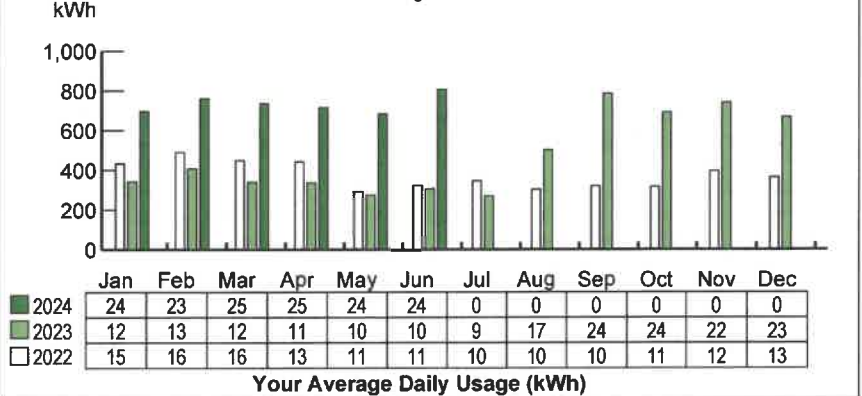
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$174.28   | 07/24/2024 |
| Invoice Number 714002062998 |                                                             |            |            |

**Your Account Summary**

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$149.82        |
| Payments received through 06/27/2024 - Thank you | -\$149.82       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$86.61        |
| Non-CMP Supplier Standard Offer                  | +\$87.67        |
| <b>Please pay by 07/24/2024</b>                  | <b>\$174.28</b> |

**Your Monthly Usage Summary(kWh)**

Your next meter reading is on or about 07/25/2024



**Your Average Daily Usage (kWh)**

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 07/24/2024     |
| Amount Due     |
| \$174.28       |
| Amount Paid    |
|                |

Please do not write below this line.

100724240035014913046000017428



Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |  |              |             |          |
|-----------------------------------------------------------|--|--|--|--------------|-------------|----------|
| Prior Balance for Central Maine Power Delivery            |  |  |  |              |             | \$75.81  |
| Payments received - Thank you                             |  |  |  |              |             | -\$75.81 |
| Balance Forward                                           |  |  |  |              |             | \$0.00   |
| Delivery Charges                                          |  |  |  |              |             |          |
| Delivery Charges: Residential ( 05/25/2024 - 06/26/2024 ) |  |  |  |              |             |          |
| Delivery Service:                                         |  |  |  | 806 KWH      |             |          |
|                                                           |  |  |  | Up to 50 KWH | @\$21.55    | +\$21.55 |
|                                                           |  |  |  | 756 KWH      | @\$0.085717 | +\$64.80 |
|                                                           |  |  |  |              |             | +\$0.26  |
| Maine Sales Tax                                           |  |  |  |              |             |          |
| Total Current Delivery Charges                            |  |  |  |              |             | \$86.61  |
| Central Maine Power Account Balance                       |  |  |  |              |             | \$86.61  |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 06/26/2024 | 26,365        | 05/24/2024      | 25,559              | 33             | 806       |

Customer Information for Your Delivery Service

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**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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Please do not write below this line.

Bill Date 06/27/2024

Invoice Number 714002062998

Account Number 3501-4913-046

Page 3 of 3

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**Supplier: Standard Offer**

**Standard  
Offer**

DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |                |
|---------------------------------------------------|---------|-------------|----------------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             | <b>\$74.01</b> |
| Payments received - Thank you                     |         |             | -\$74.01       |
| <b>Balance Forward</b>                            |         |             | <b>\$0.00</b>  |
| <b>New Supplier Charges</b>                       |         |             |                |
| Residential Service : ( 05/25/2024 - 06/26/2024 ) |         |             |                |
| Energy Charge                                     | 806 KWH | @\$0.108363 | +\$87.34       |
| Maine Sales Tax                                   |         |             | +\$0.33        |
| <b>Total New Supplier Charges</b>                 |         |             | <b>\$87.67</b> |
| <b>Standard Offer Supplier Account Balance</b>    |         |             | <b>\$87.67</b> |

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An Avangrid company

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

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Rates changed July 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

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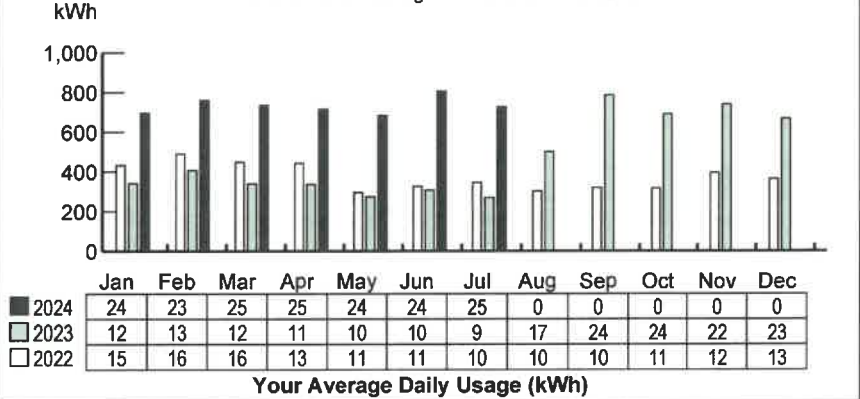
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046  | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$174.94   | 08/22/2024 |
| Invoice Number | 707002136724                                                |            |            |

### Your Account Summary

|                                                  |           |
|--------------------------------------------------|-----------|
| Prior Balance                                    | \$174.28  |
| Payments received through 07/26/2024 - Thank you | -\$174.28 |
| Balance Forward                                  | \$0.00    |
| CMP Delivery                                     | +\$97.52  |
| Non-CMP Supplier Standard Offer                  | +\$77.42  |
| Please pay by 08/22/2024                         | \$174.94  |

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 08/26/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

|                |
|----------------|
| Account Number |
| 3501-4913-046  |
| Date Due       |
| 08/22/2024     |
| Amount Due     |
| \$174.94       |
| Amount Paid    |
|                |

Please do not write below this line.

100822240035014913046000017494

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |          |
|-----------------------------------------------------------|--------------|----------|
| Prior Balance for Central Maine Power Delivery            |              | \$86.61  |
| Payments received - Thank you                             |              | -\$86.61 |
| Balance Forward                                           |              | \$0.00   |
| Delivery Charges                                          |              |          |
| Delivery Charges: Residential ( 06/27/2024 - 06/30/2024 ) |              |          |
| Delivery Service:                                         |              |          |
|                                                           | Up to 7 KWH  | +\$2.97  |
|                                                           | 93 KWH       | +\$7.97  |
| Delivery Charges: Residential ( 07/01/2024 - 07/25/2024 ) |              |          |
| Delivery Service:                                         |              |          |
|                                                           | Up to 43 KWH | +\$22.53 |
|                                                           | 583 KWH      | +\$64.05 |
| Total Current Delivery Charges                            |              | \$97.52  |
| Central Maine Power Account Balance                       |              | \$97.52  |

| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L148963305         | 07/25/2024 | 27,091        | 06/26/2024      | 26,365              | 29             | 726       |

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Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |  |          |
|---------------------------------------------------|---------|-------------|--|----------|
| Prior Balance for Standard Offer Supplier         |         |             |  | \$87.67  |
| Payments received - Thank you                     |         |             |  | -\$87.67 |
| Balance Forward                                   |         |             |  | \$0.00   |
| New Supplier Charges                              |         |             |  |          |
| Residential Service : ( 06/27/2024 - 06/30/2024 ) |         |             |  |          |
| Energy Charge                                     | 100 KWH | @\$0.108363 |  | +\$10.84 |
| Residential Service : ( 07/01/2024 - 07/25/2024 ) |         |             |  |          |
| Energy Charge                                     | 626 KWH | @\$0.106363 |  | +\$66.58 |
| Total New Supplier Charges                        |         |             |  | \$77.42  |
| Standard Offer Supplier Account Balance           |         |             |  | \$77.42  |

Supplier Information

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. July 1, 2024, the Standard Offer electricity supply rate decreased from 0.108363 cents per kWh to 0.106363 cents per kWh.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.





An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

Page 1 of 3

| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046  | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$194.50   | 09/24/2024 |
| Invoice Number | 703002197449                                                |            |            |

### Your Messages

The average residential **CMP Delivery** amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

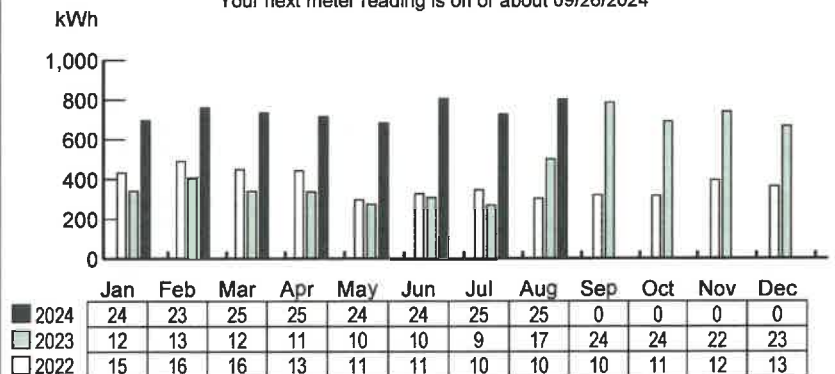
Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$174.94        |
| Payments received through 08/28/2024 - Thank you | -\$174.94       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$108.90       |
| Non-CMP Supplier Standard Offer                  | +\$85.60        |
| <b>Please pay by 09/24/2024</b>                  | <b>\$194.50</b> |

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/26/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 09/24/2024     |
| Amount Due     |
| \$194.50       |
| Amount Paid    |
|                |

Please do not write below this line.

100924240035014913046000019450

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |          |
|-----------------------------------------------------------|--------------|----------|
| Prior Balance for Central Maine Power Delivery            |              | \$97.52  |
| Payments received - Thank you                             |              | -\$97.52 |
| Balance Forward                                           |              | \$0.00   |
| Delivery Charges                                          |              |          |
| Delivery Charges: Residential ( 07/26/2024 - 07/31/2024 ) |              |          |
| Delivery Service:                                         |              |          |
|                                                           | Up to 9 KWH  | +\$4.90  |
|                                                           | 141 KWH      | +\$15.49 |
| Delivery Charges: Residential ( 08/01/2024 - 08/26/2024 ) |              |          |
| Delivery Service:                                         |              |          |
|                                                           | Up to 41 KWH | +\$21.61 |
|                                                           | 611 KWH      | +\$66.59 |
| Maine Sales Tax                                           |              | +\$0.31  |
| Total Current Delivery Charges                            |              | \$108.90 |
| Central Maine Power Account Balance                       |              | \$108.90 |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 08/26/2024 | 27,893        | 07/25/2024      | 27,091              | 32             | 802       |

Customer Information for Your Delivery Service

Delivery rates are approved by the Maine Public Utilities Commission. For bills that cover both electricity supply and CMP delivery, CMP forwards energy-supply payments to the appropriate energy provider. For a schedule of CMP delivery rates, visit [cmpco.com](http://cmpco.com) or call us at 800.750.4000. To see how your Delivery Charges are impacted by Maine public policy, visit [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

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If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Maine Public Utilities Commission (MPUC)**  
The MPUC's Consumer Assistance and Safety Division (CASD) investigates and resolves complaints, educates the public and ensures utilities remain in compliance with State statutes and Commission rules. To contact the CASD, call **800.452.4699** or visit [maine.gov/mpuc](http://maine.gov/mpuc).

Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$77.42  |
| Payments received - Thank you                     |         |             | -\$77.42 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 07/26/2024 - 08/26/2024 ) |         |             |          |
| Energy Charge                                     | 802 KWH | @\$0.106363 | +\$85.30 |
| Maine Sales Tax                                   |         |             | +\$0.30  |
| Total New Supplier Charges                        |         |             | \$85.60  |
| Standard Offer Supplier Account Balance           |         |             | \$85.60  |

**Supplier Information**

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CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.106363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

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An Avangrid company

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

Page 1 of 3

| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$188.79   | 10/24/2024 |
| Invoice Number 701002397811 |                                                             |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$194.50        |
| Payments received through 09/27/2024 - Thank you | -\$194.50       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$105.99       |
| Non-CMP Supplier Standard Offer                  | +\$82.80        |
| <b>Please pay by 10/24/2024</b>                  | <b>\$188.79</b> |

### Your Messages

The average residential CMP Delivery amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

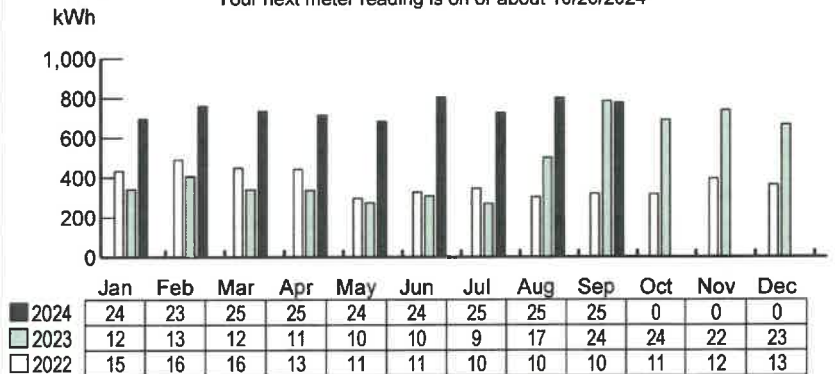
Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 10/28/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

| Account Number |
|----------------|
| 3501-4913-046  |
| Date Due       |
| 10/24/2024     |
| Amount Due     |
| \$188.79       |
| Amount Paid    |
|                |

Please do not write below this line.

101024240035014913046000018879

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |  |              |             |           |
|-----------------------------------------------------------|--|--|--|--------------|-------------|-----------|
| Prior Balance for Central Maine Power Delivery            |  |  |  |              |             | \$108.90  |
| Payments received - Thank you                             |  |  |  |              |             | -\$108.90 |
| Balance Forward                                           |  |  |  |              |             | \$0.00    |
| Delivery Charges                                          |  |  |  |              |             |           |
| Delivery Charges: Residential ( 08/27/2024 - 09/26/2024 ) |  |  |  |              |             |           |
| Delivery Service:                                         |  |  |  |              |             |           |
|                                                           |  |  |  | 777 KWH      |             |           |
|                                                           |  |  |  | Up to 50 KWH | @\$26.60    | +\$26.60  |
|                                                           |  |  |  | 727 KWH      | @\$0.108980 | +\$79.23  |
|                                                           |  |  |  |              |             | +\$0.16   |
| Maine Sales Tax                                           |  |  |  |              |             |           |
| Total Current Delivery Charges                            |  |  |  |              |             | \$105.99  |
| Central Maine Power Account Balance                       |  |  |  |              |             | \$105.99  |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 09/26/2024 | 28,670        | 08/26/2024      | 27,893              | 31             | 777       |

Customer Information for Your Delivery Service

Delivery rates are approved by the Maine Public Utilities Commission. For bills that cover both electricity supply and CMP delivery, CMP forwards energy-supply payments to the appropriate energy provider. For a schedule of CMP delivery rates, visit [cmpco.com](http://cmpco.com) or call us at 800.750.4000. To see how your Delivery Charges are impacted by Maine public policy, visit [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

**What's a kilowatt-hour?**  
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**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

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Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.



Bill Date 09/27/2024

Invoice Number 701002397811

Account Number 3501-4913-046

Page 3 of 3

You have chosen to purchase your electricity supply from: [Standard Offer](#).

Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**

**Standard  
Offer**

DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |                |
|---------------------------------------------------|---------|-------------|----------------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             | <b>\$85.60</b> |
| Payments received - Thank you                     |         |             | -\$85.60       |
| <b>Balance Forward</b>                            |         |             | <b>\$0.00</b>  |
| <b>New Supplier Charges</b>                       |         |             |                |
| Residential Service : ( 08/27/2024 - 09/26/2024 ) |         |             |                |
| Energy Charge                                     | 777 KWH | @\$0.106363 | +\$82.64       |
| Maine Sales Tax                                   |         |             | +\$0.16        |
| <b>Total New Supplier Charges</b>                 |         |             | <b>\$82.80</b> |
| <b>Standard Offer Supplier Account Balance</b>    |         |             | <b>\$82.80</b> |

**Supplier Information**

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CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.106363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

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An Avangrid company

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

### Your Messages

The average residential **CMP Delivery** amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

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A credit has been applied to your bill. The Maine Public Utilities Commission has approved updated fixed and kWh charges, effective August 1, 2024 and retroactive to rates from July 1, 2024.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

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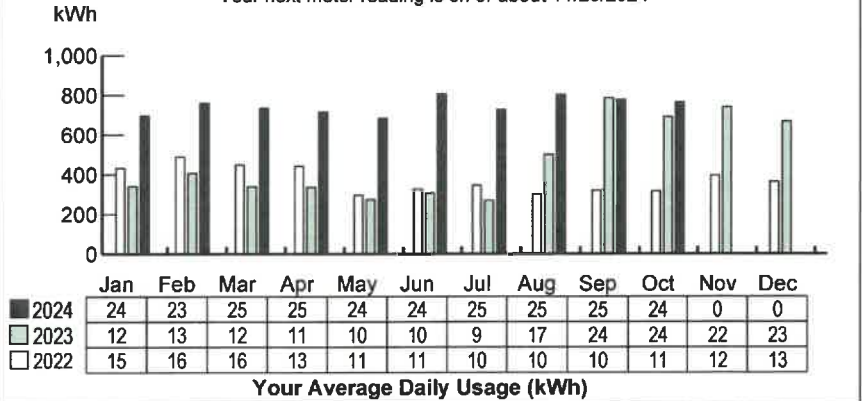
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046  | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$185.43   | 11/25/2024 |
| Invoice Number | 709002200075                                                |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$188.79        |
| Payments received through 10/29/2024 - Thank you | -\$188.79       |
| Balance Forward                                  | \$0.00          |
| Other Charges                                    | -\$0.19         |
| CMP Delivery                                     | +\$104.39       |
| Non-CMP Supplier Standard Offer                  | +\$81.23        |
| <b>Please pay by 11/25/2024</b>                  | <b>\$185.43</b> |

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 11/26/2024



Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

|                |
|----------------|
| Account Number |
| 3501-4913-046  |
| Date Due       |
| 11/25/2024     |
| Amount Due     |
| \$185.43       |
| Amount Paid    |
|                |

Please do not write below this line.

101125240035014913046000018543

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |             |  |           |
|-----------------------------------------------------------|--------------|-------------|--|-----------|
| Prior Balance for Central Maine Power Delivery            |              |             |  | \$105.99  |
| Payments received - Thank you                             |              |             |  | -\$105.99 |
| Balance Forward                                           |              |             |  | \$0.00    |
| Delivery Charges                                          |              |             |  |           |
| Delivery Charges: Residential ( 09/27/2024 - 10/28/2024 ) |              |             |  |           |
| Delivery Service:                                         | 763 KWH      |             |  |           |
|                                                           | Up to 50 KWH | @\$26.60    |  | +\$26.60  |
|                                                           | 713 KWH      | @\$0.108980 |  | +\$77.71  |
|                                                           |              |             |  | +\$0.08   |
| Maine Sales Tax                                           |              |             |  | \$104.39  |
| Total Current Delivery Charges                            |              |             |  |           |
| Other Charges                                             |              |             |  |           |
| Stranded Cost Pricing Adjustment                          |              |             |  | -\$0.19   |
| Total Other Charges                                       |              |             |  | -\$0.19   |
| Central Maine Power Account Balance                       |              |             |  | \$104.20  |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L148963305   | 10/28/2024 | 29,433        | 09/26/2024      | 28,670              | 32             | 763       |

Customer Information for Your Delivery Service

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Late-Payment Charge

Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

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If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$82.80  |
| Payments received - Thank you                     |         |             | -\$82.80 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 09/27/2024 - 10/28/2024 ) |         |             |          |
| Energy Charge                                     | 763 KWH | @\$0.106363 | +\$81.15 |
| Maine Sales Tax                                   |         |             | +\$0.08  |
| Total New Supplier Charges                        |         |             | \$81.23  |
| Standard Offer Supplier Account Balance           |         |             | \$81.23  |

Supplier Information

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.106363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

Page 1 of 3

| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-4913-046               | DENNY FULLER<br>489 CUMBERLAND AVE HSE<br>PORTLAND ME 04104 | \$171.25   | 12/24/2024 |
| Invoice Number 718002157246 |                                                             |            |            |

### Your Account Summary

|                                                  |                  |
|--------------------------------------------------|------------------|
| Prior Balance                                    | \$185.43         |
| Payments received through 11/27/2024 - Thank you | <u>-\$185.43</u> |
| Balance Forward                                  | \$0.00           |
| CMP Delivery                                     | +\$97.11         |
| Non-CMP Supplier Standard Offer                  | +\$74.14         |
| Please pay by 12/24/2024                         | \$171.25         |

### Your Messages

The average residential CMP Delivery amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

Asking for help can be hard. With a variety of assistance programs available, we can help if you're having trouble managing your electricity bills. For example, you may be eligible for the Arrearage Management Program or our Electricity Lifeline Program. Learn more at [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill) or call us at 800.750.4000.

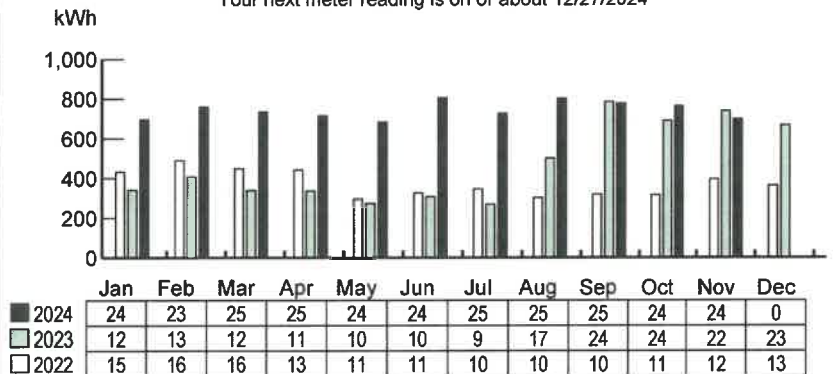
Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Stay informed about your electricity use with Usage Alerts. You'll receive weekly updates on your energy use -- powered by your smart meter. You can even customize your alerts so you're notified if you exceed a set amount of electricity use or cost. Visit [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Simplify your account management with our Mobile App. Make payments, enroll in eBill and get outage updates, it's all at your fingertips. Text APP to 267898 and we'll send you a link to download the app.

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 12/27/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

### Account Number

3501-4913-046

### Date Due

12/24/2024

### Amount Due

\$171.25

### Amount Paid

Please do not write below this line.

101224240035014913046000017125



Your Central Maine Power Delivery Service Account Detail

|                                                           |              |             |           |
|-----------------------------------------------------------|--------------|-------------|-----------|
| Prior Balance for Central Maine Power Delivery            |              |             | \$104.20  |
| Payments received - Thank you                             |              |             | -\$104.20 |
| Balance Forward                                           |              |             | \$0.00    |
| Delivery Charges                                          |              |             |           |
| Delivery Charges: Residential ( 10/29/2024 - 11/26/2024 ) |              |             |           |
| Delivery Service:                                         |              |             |           |
|                                                           | 697 KWH      |             |           |
|                                                           | Up to 50 KWH | @\$26.60    | +\$26.60  |
|                                                           | 647 KWH      | @\$0.108980 | +\$70.51  |
| Total Current Delivery Charges                            |              |             | \$97.11   |
| Central Maine Power Account Balance                       |              |             | \$97.11   |

|                    |            |               |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L148963305         | 11/26/2024 | 30,130        | 10/28/2024      | 29,433              | 29             | 697       |

Customer Information for Your Delivery Service

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What's a kilowatt-hour?

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Payment Arrangements

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Maine Public Utilities Commission (MPUC)

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Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE HSE PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$81.23  |
| Payments received - Thank you                     |         |             | -\$81.23 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 10/29/2024 - 11/26/2024 ) |         |             |          |
| Energy Charge                                     | 697 KWH | @\$0.106363 | +\$74.14 |
| Total New Supplier Charges                        |         |             | \$74.14  |
| Standard Offer Supplier Account Balance           |         |             | \$74.14  |

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# CENTRAL MAINE POWER

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

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If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Price change associated with annual compliance and stranded costs is anticipated on July 1, 2024, pending MPUC approval.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

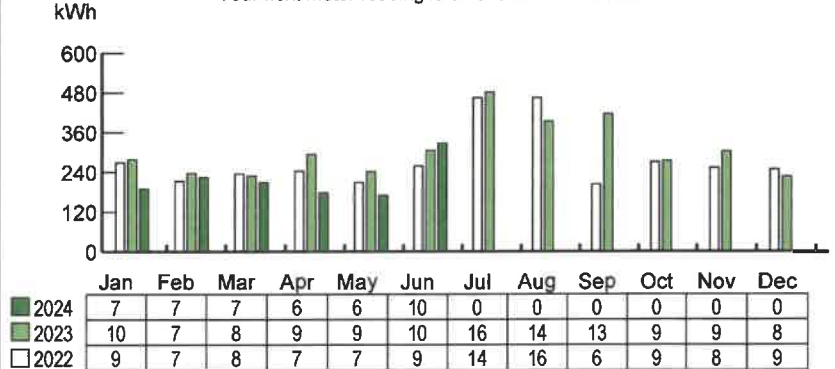
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979               | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$80.72    | 07/24/2024 |
| Invoice Number 701002311322 |                                                             |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$50.26        |
| Payments received through 06/27/2024 - Thank you | -\$50.26       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$45.29       |
| Non-CMP Supplier Standard Offer                  | +\$35.43       |
| <b>Please pay by 07/24/2024</b>                  | <b>\$80.72</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 07/25/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

|                |
|----------------|
| Account Number |
| 3501-0449-979  |
| Date Due       |
| 07/24/2024     |
| Amount Due     |
| \$80.72        |
| Amount Paid    |
|                |

Please do not write below this line.

100724240035010449979000008072

**Your Central Maine Power Delivery Service Account Detail****Prior Balance for Central Maine Power Delivery****\$31.84**

Payments received - Thank you

**-\$31.84****Balance Forward****\$0.00****Delivery Charges**

Delivery Charges: Residential ( 05/25/2024 - 06/26/2024 )

Delivery Service:

327 KWH

Up to 50 KWH @\$21.55

+\$21.55

277 KWH @\$0.085717

+\$23.74

**Total Current Delivery Charges****\$45.29****Central Maine Power Account Balance****\$45.29****Your Meter Details**

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L108127806   | 06/26/2024 | 39,065        | 05/24/2024      | 38,738              | 33             | 327       |

**Customer Information for Your Delivery Service**

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**Sales-Tax Exemption**

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**Mail Address Changes**☐

Please "X" for mail address changes and fill in your new mailing address information below.

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If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$18.42  |
| Payments received - Thank you                     |         |             | -\$18.42 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 05/25/2024 - 06/26/2024 ) |         |             |          |
| Energy Charge                                     | 327 KWH | @\$0.108363 | +\$35.43 |
| Total New Supplier Charges                        |         |             | \$35.43  |
| Standard Offer Supplier Account Balance           |         |             | \$35.43  |

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# CENTRAL MAINE POWER

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Customer Service: **800.750.4000**  
Outage reporting line: **800.696.1000**

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Manage your account anytime, anywhere with our FREE Mobile App. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

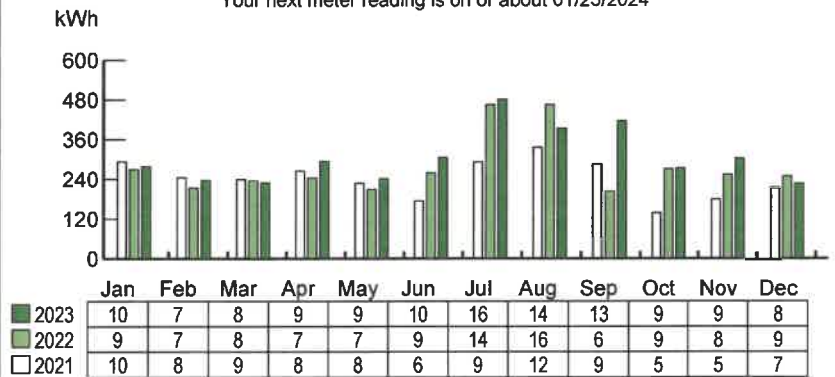
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979               | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$75.43    | 01/24/2024 |
| Invoice Number 722001814286 |                                                             |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$94.95        |
| Payments received through 12/28/2023 - Thank you | -\$94.95       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$37.84       |
| Non-CMP Supplier Standard Offer                  | +\$37.59       |
| <b>Please pay by 01/24/2024</b>                  | <b>\$75.43</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 01/25/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 01/24/2024     |
| Amount Due     |
| \$75.43        |
| Amount Paid    |
|                |

Please do not write below this line.

1.00124240035010449979000007543

Bill Date 12/28/2023

Invoice Number 722001814286

Account Number 3501-0449-979

Page 2 of 3

**Your Central Maine Power Delivery Service Account Detail****Prior Balance for Central Maine Power Delivery****\$44.72**Payments received - Thank you **-\$44.72****Balance Forward****\$0.00****Delivery Charges**

Delivery Charges: Residential ( 11/29/2023 - 12/27/2023 )

Delivery Service:

|              |             |  |                |
|--------------|-------------|--|----------------|
| 226 KWH      |             |  |                |
| Up to 50 KWH | @\$21.91    |  | +\$21.91       |
| 176 KWH      | @\$0.090499 |  | +\$15.93       |
|              |             |  | <b>\$37.84</b> |

**Total Current Delivery Charges****Central Maine Power Account Balance****\$37.84****Your Meter Details**

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L108127806   | 12/27/2023 | 37,768        | 11/28/2023      | 37,542              | 29             | 226       |

**Customer Information for Your Delivery Service**

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☐

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Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$50.23  |
| Payments received - Thank you                     |         |             | -\$50.23 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 11/29/2023 - 12/27/2023 ) |         |             |          |
| Energy Charge                                     | 226 KWH | @\$0.166310 | +\$37.59 |
| Total New Supplier Charges                        |         |             | \$37.59  |
| Standard Offer Supplier Account Balance           |         |             | \$37.59  |

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On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

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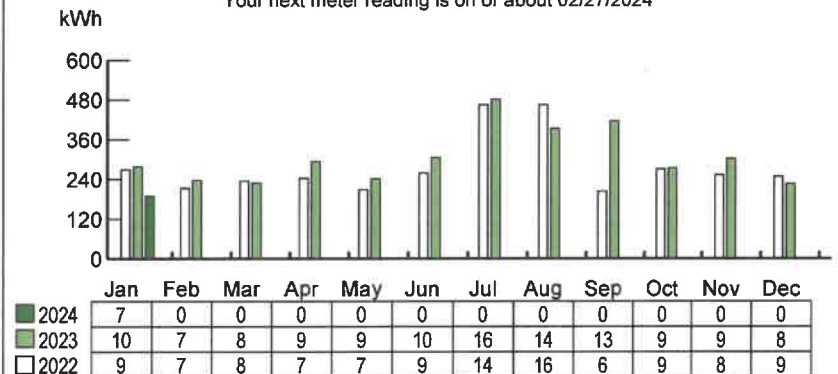
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$55.59    | 02/22/2024 |
| Invoice Number | 703002008877                                                |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$75.43        |
| Payments received through 01/26/2024 - Thank you | -\$75.43       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$33.61       |
| Non-CMP Supplier Standard Offer                  | +\$21.98       |
| <b>Please pay by 02/22/2024</b>                  | <b>\$55.59</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 02/27/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
 C/O ATTN TROY HANNA  
 15 BRAMHALL ST. APT 1  
 PORTLAND ME 04102

Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 02/22/2024     |
| Amount Due     |
| \$55.59        |
| Amount Paid    |
|                |

Please do not write below this line.

100222240035010449979000005559

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |                      |
|-----------------------------------------------------------|--------------|----------------------|
| Prior Balance for Central Maine Power Delivery            |              | \$37.84              |
| Payments received - Thank you                             |              | <div>-</div> \$37.84 |
| Balance Forward                                           |              | \$0.00               |
| Delivery Charges                                          |              |                      |
| Delivery Charges: Residential ( 12/28/2023 - 12/31/2023 ) |              |                      |
| Delivery Service:                                         |              |                      |
|                                                           | Up to 7 KWH  | +\$3.02              |
|                                                           | 19 KWH       | +\$1.72              |
| Delivery Charges: Residential ( 01/01/2024 - 01/25/2024 ) |              |                      |
| Delivery Service:                                         |              |                      |
|                                                           | Up to 43 KWH | +\$18.58             |
|                                                           | 120 KWH      | +\$10.29             |
| Total Current Delivery Charges                            |              | \$33.61              |
| Central Maine Power Account Balance                       |              | \$33.61              |

|                    |            |               |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 01/25/2024 | 37,957        | 12/27/2023      | 37,768              | 29             | 189       |

Customer Information for Your Delivery Service

Delivery rates are approved by the Maine Public Utilities Commission. For bills that cover both electricity supply and CMP delivery, CMP forwards energy-supply payments to the appropriate energy provider. For a schedule of CMP delivery rates, visit [cmpco.com](http://cmpco.com) or call us at 800.750.4000. To see how your Delivery Charges are impacted by Maine public policy, visit [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

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If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Maine Public Utilities Commission (MPUC)**  
The MPUC's Consumer Assistance and Safety Division (CASD) investigates and resolves complaints, educates the public and ensures utilities remain in compliance with State statutes and Commission rules. To contact the CASD, call 800.452.4699 or visit [maine.gov/mpuc](http://maine.gov/mpuc).

Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.



You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |          |
|---------------------------------------------------|---------|-------------|----------|
| Prior Balance for Standard Offer Supplier         |         |             | \$37.59  |
| Payments received - Thank you                     |         |             | -\$37.59 |
| Balance Forward                                   |         |             | \$0.00   |
| New Supplier Charges                              |         |             |          |
| Residential Service : ( 12/28/2023 - 12/31/2023 ) |         |             |          |
| Energy Charge                                     | 26 KWH  | @\$0.166310 | +\$4.32  |
| Residential Service : ( 01/01/2024 - 01/25/2024 ) |         |             |          |
| Energy Charge                                     | 163 KWH | @\$0.108363 | +\$17.66 |
| Total New Supplier Charges                        |         |             | \$21.98  |
| Standard Offer Supplier Account Balance           |         |             | \$21.98  |

Supplier Information

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. January 1, 2024, the Standard Offer electricity supply rate is going down from \$0.166310 per kWh to \$0.108363 per kWh.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

### Your Messages

The average residential **CMP Delivery** amount includes about \$15.11 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed July 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

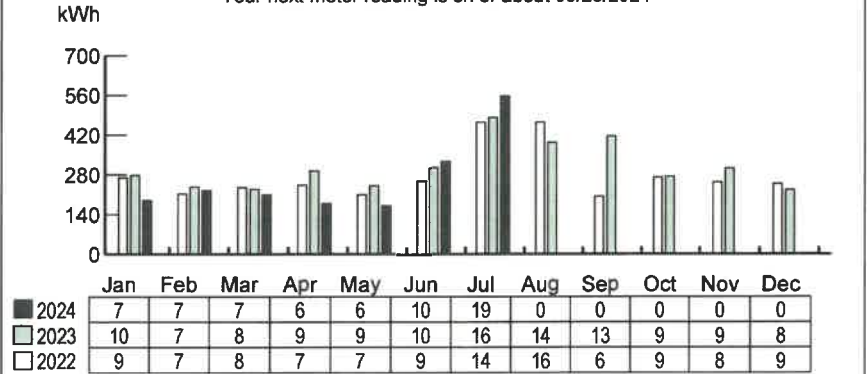
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$138.93   | 08/22/2024 |
| Invoice Number | 704002157155                                                |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$80.72         |
| Payments received through 07/26/2024 - Thank you | -\$80.72        |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$79.53        |
| Non-CMP Supplier Standard Offer                  | +\$59.40        |
| <b>Please pay by 08/22/2024</b>                  | <b>\$138.93</b> |

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 08/26/2024



### Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 08/22/2024     |
| Amount Due     |
| \$138.93       |
| Amount Paid    |
|                |

Please do not write below this line.

100822240035010449979000013893

Your Central Maine Power Delivery Service Account Detail

|                                                           |              |                                  |
|-----------------------------------------------------------|--------------|----------------------------------|
| Prior Balance for Central Maine Power Delivery            |              | \$45.29                          |
| Payments received - Thank you                             |              | <div></div> <div>- \$45.29</div> |
| Balance Forward                                           |              | <div></div> <div>\$0.00</div>    |
| Delivery Charges                                          |              |                                  |
| Delivery Charges: Residential ( 06/27/2024 - 06/30/2024 ) |              |                                  |
| Delivery Service:                                         |              |                                  |
|                                                           | Up to 7 KWH  | + \$2.97                         |
|                                                           | 69 KWH       | + \$5.91                         |
| Delivery Charges: Residential ( 07/01/2024 - 07/25/2024 ) |              |                                  |
| Delivery Service:                                         |              |                                  |
|                                                           | Up to 43 KWH | + \$22.53                        |
|                                                           | 438 KWH      | + \$48.12                        |
| Total Current Delivery Charges                            |              | <div></div> <div>\$79.53</div>   |
| Central Maine Power Account Balance                       |              | <div></div> <div>\$79.53</div>   |

| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 07/25/2024 | 39,622        | 06/26/2024      | 39,065              | 29             | 557       |

Customer Information for Your Delivery Service

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What's a kilowatt-hour?

Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

Sales-Tax Exemption

Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

Late-Payment Charge

Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

Estimated Bills

When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](http://cmpco.com) for more information, or call 800.750.4000.

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Maine Public Utilities Commission (MPUC)

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Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |  |          |
|---------------------------------------------------|---------|-------------|--|----------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             |  | \$35.43  |
| Payments received - Thank you                     |         |             |  | -\$35.43 |
| <b>Balance Forward</b>                            |         |             |  | \$0.00   |
| <b>New Supplier Charges</b>                       |         |             |  |          |
| Residential Service : ( 06/27/2024 - 06/30/2024 ) |         |             |  |          |
| Energy Charge                                     | 76 KWH  | @\$0.108363 |  | +\$8.24  |
| Residential Service : ( 07/01/2024 - 07/25/2024 ) |         |             |  |          |
| Energy Charge                                     | 481 KWH | @\$0.106363 |  | +\$51.16 |
| <b>Total New Supplier Charges</b>                 |         |             |  | \$59.40  |
| <b>Standard Offer Supplier Account Balance</b>    |         |             |  | \$59.40  |

**Supplier Information**

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CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. July 1, 2024, the Standard Offer electricity supply rate decreased from 0.108363 cents per kWh to 0.106363 cents per kWh.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

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An Avangrid company

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 Outage reporting line: 800.696.1000

### Your Messages

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Asking for help can be hard. With a variety of assistance programs available, we can help if you're having trouble managing your electricity bills. For example, you may be eligible for the Arrearage Management Program or our Electricity Lifeline Program. Learn more at [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill) or call us at 800.750.4000.

Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Stay informed about your electricity use with Usage Alerts. You'll receive weekly updates on your energy use -- powered by your smart meter. You can even customize your alerts so you're notified if you exceed a set amount of electricity use or cost. Visit [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Simplify your account management with our Mobile App. Make payments, enroll in eBill and get outage updates, it's all at your fingertips. Text APP to 267898 and we'll send you a link to download the app.

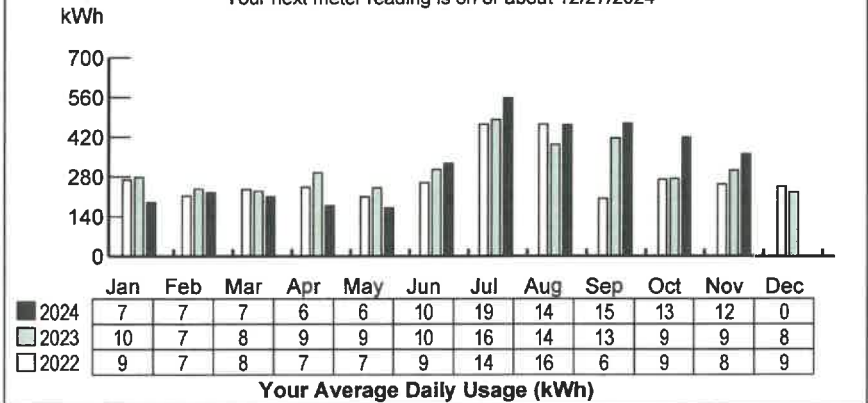
| Account Number              | Service Location                                            | Amount Due | Date Due   |
|-----------------------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979               | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$98.67    | 12/24/2024 |
| Invoice Number 703002275728 |                                                             |            |            |

### Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$111.16        |
| Payments received through 11/27/2024 - Thank you | -\$111.16       |
| <b>Balance Forward</b>                           | <b>\$0.00</b>   |
| <b>CMP Delivery</b>                              | <b>+\$60.38</b> |
| <i>Non-CMP Supplier Standard Offer</i>           | <i>+\$38.29</i> |
| <b>Please pay by 12/24/2024</b>                  | <b>\$98.67</b>  |

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 12/27/2024



Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
 C/O ATTN TROY HANNA  
 15 BRAMHALL ST. APT 1  
 PORTLAND ME 04102

Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 12/24/2024     |
| Amount Due     |
| \$98.67        |
| Amount Paid    |
|                |

Please do not write below this line.

101224240035010449979000009867



Your Central Maine Power Delivery Service Account Detail

|                                                           |              |             |           |
|-----------------------------------------------------------|--------------|-------------|-----------|
| Prior Balance for Central Maine Power Delivery            |              |             | \$66.70   |
| Payments received - Thank you                             |              |             | - \$66.70 |
| Balance Forward                                           |              |             | \$0.00    |
| Delivery Charges                                          |              |             |           |
| Delivery Charges: Residential ( 10/29/2024 - 11/26/2024 ) |              |             |           |
| Delivery Service:                                         |              |             |           |
|                                                           | 360 KWH      |             |           |
|                                                           | Up to 50 KWH | @\$26.60    | +\$26.60  |
|                                                           | 310 KWH      | @\$0.108980 | +\$33.78  |
| Total Current Delivery Charges                            |              |             | \$60.38   |
| Central Maine Power Account Balance                       |              |             | \$60.38   |

|                    |            |               |                 |                     |                |           |
|--------------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| Your Meter Details |            | Read Cycle 18 |                 |                     |                |           |
| Meter Number       | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
| L108127806         | 11/26/2024 | 41,330        | 10/28/2024      | 40,970              | 29             | 360       |

Customer Information for Your Delivery Service

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Please do not write below this line.

Bill Date 11/27/2024

Invoice Number 703002275728

Account Number 3501-0449-979

Page 3 of 3

You have chosen to purchase your electricity supply from: [Standard Offer](#).

Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

**Supplier: Standard Offer**

**Standard  
Offer**

DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |             |                       |
|---------------------------------------------------|---------|-------------|-----------------------|
| <b>Prior Balance for Standard Offer Supplier</b>  |         |             | \$44.46               |
| Payments received - Thank you                     |         |             | -\$44.46              |
| <b>Balance Forward</b>                            |         |             | <u>\$0.00</u>         |
| <b>New Supplier Charges</b>                       |         |             |                       |
| Residential Service : ( 10/29/2024 - 11/26/2024 ) |         |             |                       |
| Energy Charge                                     | 360 KWH | @\$0.106363 | +\$38.29              |
| <b>Total New Supplier Charges</b>                 |         |             | <u>\$38.29</u>        |
| <b>Standard Offer Supplier Account Balance</b>    |         |             | <u><u>\$38.29</u></u> |

**Supplier Information**

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CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$0.106363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

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# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

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Thank you for choosing AutoPay - our most convenient payment option. Your payments are made automatically, on time every month. There is no need to send payment with this bill.

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

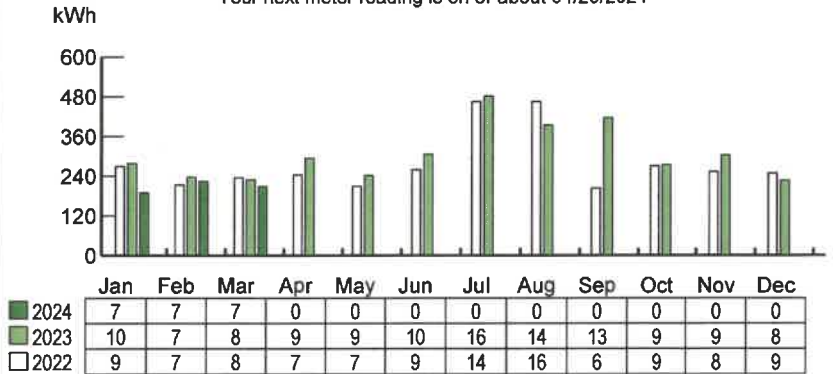
| Account Number | Service Location                                            | Amount Due | Date Due   |
|----------------|-------------------------------------------------------------|------------|------------|
| 3501-0449-979  | DENNY FULLER<br>489 CUMBERLAND AVE A/2<br>PORTLAND ME 04104 | \$57.83    | 04/24/2024 |
| Invoice Number | 705002042961                                                |            |            |

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$60.73        |
| Payments received through 03/28/2024 - Thank you | -\$60.73       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$35.18       |
| Non-CMP Supplier Standard Offer                  | +\$22.65       |
| <b>Please pay by 04/24/2024</b>                  | <b>\$57.83</b> |

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 04/25/2024



Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.

DENNY FULLER  
C/O ATTN TROY HANNA  
15 BRAMHALL ST. APT 1  
PORTLAND ME 04102

Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

| Account Number |
|----------------|
| 3501-0449-979  |
| Date Due       |
| 04/24/2024     |
| Amount Due     |
| \$57.83        |
| Amount Paid    |
|                |

Please do not write below this line.

100424240035010449979000005783

Your Central Maine Power Delivery Service Account Detail

|                                                           |  |  |  |              |             |                      |
|-----------------------------------------------------------|--|--|--|--------------|-------------|----------------------|
| Prior Balance for Central Maine Power Delivery            |  |  |  |              |             | \$36.46              |
| Payments received - Thank you                             |  |  |  |              |             | <div>- \$36.46</div> |
| Balance Forward                                           |  |  |  |              |             | <div>\$0.00</div>    |
| Delivery Charges                                          |  |  |  |              |             |                      |
| Delivery Charges: Residential ( 02/28/2024 - 03/27/2024 ) |  |  |  |              |             |                      |
| Delivery Service:                                         |  |  |  |              |             |                      |
|                                                           |  |  |  | 209 KWH      |             |                      |
|                                                           |  |  |  | Up to 50 KWH | @\$21.55    | <div>+ \$21.55</div> |
|                                                           |  |  |  | 159 KWH      | @\$0.085717 | <div>+ \$13.63</div> |
| Total Current Delivery Charges                            |  |  |  |              |             | <div>\$35.18</div>   |
| Central Maine Power Account Balance                       |  |  |  |              |             | <div>\$35.18</div>   |

Your Meter Details

Read Cycle 18

| Meter Number | Read Date  | Meter Reading | Prior Read Date | Prior Meter Reading | Number of Days | Total kWh |
|--------------|------------|---------------|-----------------|---------------------|----------------|-----------|
| L108127806   | 03/27/2024 | 38,390        | 02/27/2024      | 38,181              | 29             | 209       |

Customer Information for Your Delivery Service

Delivery rates are approved by the Maine Public Utilities Commission. For bills that cover both electricity supply and CMP delivery, CMP forwards energy-supply payments to the appropriate energy provider. For a schedule of CMP delivery rates, visit [cmpco.com](#) or call us at 800.750.4000. To see how your Delivery Charges are impacted by Maine public policy, visit [cmpco.com/PublicPolicyCosts](#).

**What's a kilowatt-hour?**  
Electric power is measured in watts. 1000 watts of power used for 1 hour is a kilowatt-hour (kWh) of energy. Example: a 100 watt bulb lit for 10 hours uses 1 kWh of energy.

**Sales-Tax Exemption**  
Maine sales tax does not apply to the first 750 kilowatt-hours (kWh) of residential usage.

**Late-Payment Charge**  
Bills are due on receipt. A rate of 0.949% will be applied each month to the unpaid balance after 25 days from the bill postmark.

**Estimated Bills**  
When we cannot read your meter, we will estimate your usage for the month. You have the right to read your own meter. Visit [cmpco.com](#) for more information, or call 800.750.4000.

**Questions?**  
To ask a question or dispute a bill, you can email [customer.service@cmpco.com](mailto:customer.service@cmpco.com), or call 800.750.4000, or write to CMP Customer Service, 83 Edison Drive, Augusta, ME 04336.

**Payment Arrangements**  
If you have trouble paying your bill, a payment plan may help. Call 800.686.4044 for more information.

**Maine Public Utilities Commission (MPUC)**  
The MPUC's Consumer Assistance and Safety Division (CASD) investigates and resolves complaints, educates the public and ensures utilities remain in compliance with State statutes and Commission rules. To contact the CASD, call **800.452.4699** or visit [maine.gov/mpuc](#).

Mail Address Changes

Please "X" for mail address changes and fill in your new mailing address information below.

If you are moving or need to stop service, please call a Customer Representative at 1.800.750.4000

Please do not write below this line.

You have chosen to purchase your electricity supply from: [Standard Offer](#).  
Rates for electricity supply are not set by CMP yet we are required to bill and collect them on behalf of your Supplier.

Supplier: *Standard Offer*



DENNY FULLER  
489 CUMBERLAND AVE A/2 PORTLAND ME 04104

|                                                   |         |            |          |
|---------------------------------------------------|---------|------------|----------|
| Prior Balance for Standard Offer Supplier         |         |            | \$24.27  |
| Payments received - Thank you                     |         |            | -\$24.27 |
| Balance Forward                                   |         |            | \$0.00   |
| New Supplier Charges                              |         |            |          |
| Residential Service : ( 02/28/2024 - 03/27/2024 ) |         |            |          |
| Energy Charge                                     | 209 KWH | @\$.108363 | +\$22.65 |
| Total New Supplier Charges                        |         |            | \$22.65  |
| Standard Offer Supplier Account Balance           |         |            | \$22.65  |

Supplier Information

CMP does not generate or supply electricity. We deliver your electricity. Your Standard Offer electricity is supplied by Constellation Energy (25%) and NextEra Energy Marketing LLC (75%). Standard Offer is the default if you have not chosen an electricity supplier.

CMP is your energy delivery company. Other companies, not regulated by the Maine Public Utilities Commission (MPUC), supply your electricity, which we deliver to you safely and reliably. CMP does not control the supply price though we are required to include and collect the costs in our monthly bills. Now you will see the name of your supplier and their itemized supply charges in BLUE on this page.

Competitive bidding for the right to supply Standard Offer electricity is supervised by the MPUC. The price per kWh for your default Standard Offer electricity supply is \$.108363.

You may learn more about energy supply and suppliers, and possibly find a better supply price, by visiting the Office of the Public Advocate (OPA) at [maine.gov/SupplyRates](http://maine.gov/SupplyRates), calling the OPA at 207.624.3687, or by visiting the MPUC at [maine.gov/mpuc](http://maine.gov/mpuc).

Visit us at [cmpco.com/UnderstandYourUsage](http://cmpco.com/UnderstandYourUsage) to see ways to manage and potentially reduce your usage.



Page 7 (21-1)



|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 1507727 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 01/05/2024 |  | Payment Due Upon Receipt    |                |         |

**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| 07/23                                 | 28   | 13    | 13          |
| 06/23                                 | 28   | 11    | 11          |
| 05/23                                 | 33   | 12    | 12          |
| 04/23                                 | 29   | 11    | 11          |
| 03/23                                 | 26   | 11    | 11          |
| 02/23                                 | 35   | 15    | 15          |
| 01/23                                 | 31   | 12    | 12          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$209.26        |
| Payment - Thank You     |                      |                             | \$209.26CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$29.91              | \$102.00                    | \$131.91        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$131.91</b> |

**Current Charges Detail**

|                |         |         |
|----------------|---------|---------|
| Minimum Charge | \$10.87 | \$12.75 |
| Usage Charge   | \$19.04 | \$89.25 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 12/21/2023 | 11/27/2023      | 2149            | 2141          | 8           |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                 |  |
|-------------------------------------------------------------------------------------------------------|--|
| ACCOUNT NUMBER: 30023550                                                                              |  |
| AMOUNT                                                                                                |  |
| ENCLOSED                                                                                              |  |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |  |
| <b>TOTAL AMOUNT DUE: \$131.91</b>                                                                     |  |

2300235500000131912

## **PAYMENTS**

Payments may be made by mail to PO Box 9751, Portland, ME 04104-5051, or at our office at 225 Douglass Street in Portland from 8:00 AM to 4:30 PM, Monday through Friday, or online at [www.pwd.org](http://www.pwd.org).

## **LATE PAYMENT CHARGES**

Your bill is due upon receipt. Late payment charges are assessed for overdue water and/or sewer bills that are not paid within 25 days from the postmark date, or 25 days from the e-bill notification date. The interest rate charged will be the interest rate established for delinquent taxes by the State Treasurer.

## **QUESTIONS ABOUT BILLING**

Please contact our Customer Service Department at (207) 761-8310. If you are not satisfied with the results, you have the right to appeal to: Consumer Assistance Division, Public Utilities Commission, 242 State St., 18 State House Station, Augusta, ME 04333-0018, or call (207) 287-3831 or 1-800-452-4699.

## **PAYMENT ARRANGEMENTS**

If you are unable to pay an overdue balance, please call our Customer Service Department at (207) 761-8310 to make an affordable payment arrangement and avoid disconnection of service. You also have the right to a payment arrangement for any charge previously unbilled due to our error.

## **HOW TO REACH US**

225 Douglass St. P.O. Box 3553 Portland, ME 04104-3553  
Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

## **MEDICAL EMERGENCY**

Disconnection will be postponed if we are notified that an occupant of your residence has a serious medical condition that will be certified, orally or in writing, by a physician or the physician's agent. Up to 3 medical certifications are allowed in a 12 month period. Customers still have a duty to make a payment or a payment arrangement.

## **SEWER CHARGES**

The Portland Water District bills and collects sewer charges for several local municipalities. Sewer rates are set by the municipality. All sewer payments are turned over to the municipality.

## **MAINE SALES TAX**

Generally, water usage is taxable except for residential usage. For additional clarification see Maine State Law (36 M.R.S.A., Section 1760, subsection 39 as enacted by P.L. 1977, c.686, section 3). The customer is responsible for informing Portland Water District of their proper sales tax status.

## **EMPLOYEE IDENTIFICATION**

Our employees carry a Portland Water District picture identification badge with them at all times.

## **DIG SAFE**

Before you or your contractor dig, call DIG SAFE at 1-888-DIGSAFE to have underground utilities located at no cost to you. A single call to DIG SAFE can help prevent personal injury and property damage caused by ruptured pipes and cables.

## **TRUSTEE MEETINGS**

Regular Board business meetings, open to the public, are usually held at 225 Douglass Street in Portland at 6 PM on the fourth Monday of each month (on Tuesday, if Monday is a holiday). Please call to verify time and location.

# **Paying your bill is easy!**

PWD offers online payment services to view and pay your bill. Choose auto pay or pay at your convenience.

Eliminate hassles, reduce check writing, and save a stamp! To learn more or to register, log on to [www.pwd.org](http://www.pwd.org). Go Paperless for added convenience.



**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| 07/23                                 | 28   | 13    | 13          |
| 06/23                                 | 28   | 11    | 11          |
| 05/23                                 | 33   | 12    | 12          |
| 04/23                                 | 29   | 11    | 11          |
| 03/23                                 | 26   | 11    | 11          |
| 02/23                                 | 35   | 15    | 15          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 1565306 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 02/02/2024 |  | Payment Due Upon Receipt    |                |         |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$131.91   |
| Payment - Thank You   |                      |                             | \$131.91CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$36.62              | \$127.50                    | \$164.12   |
| TOTAL AMOUNT DUE      |                      |                             | \$164.12   |

#### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.27 | \$12.75  |
| Usage Charge   | \$25.35 | \$114.75 |

**DIRECT PAYMENT - DO NOT PAY**

#### Customer Meter Summary:

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 01/18/2024 | 12/21/2023      | 2159            | 2149          | 10          |

Refer to back for customer information, online payment options, or to make mailing address changes.



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                 |  |
|-------------------------------------------------------------------------------------------------------|--|
| ACCOUNT NUMBER: 30023550                                                                              |  |
| AMOUNT                                                                                                |  |
| ENCLOSED                                                                                              |  |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |  |
| TOTAL AMOUNT DUE: \$164.12                                                                            |  |

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## **PAYMENTS**

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## **LATE PAYMENT CHARGES**

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## **QUESTIONS ABOUT BILLING**

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## **PAYMENT ARRANGEMENTS**

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## **HOW TO REACH US**

225 Douglass St. P.O. Box 3553 Portland, ME 04104-3553  
Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

## **MEDICAL EMERGENCY**

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## **SEWER CHARGES**

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Generally, water usage is taxable except for residential usage. For additional clarification see Maine State Law (36 M.R.S.A., Section 1760, subsection 39 as enacted by P.L. 1977, c.686, section 3). The customer is responsible for informing Portland Water District of their proper sales tax status.

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Eliminate hassles, reduce check writing, and save a stamp! To learn more or to register, log on to [www.pwd.org](http://www.pwd.org). Go Paperless for added convenience.



|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 1623081 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 03/01/2024 |  | Payment Due Upon Receipt    |                |         |

**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| 07/23                                 | 28   | 13    | 13          |
| 06/23                                 | 28   | 11    | 11          |
| 05/23                                 | 33   | 12    | 12          |
| 04/23                                 | 29   | 11    | 11          |
| 03/23                                 | 26   | 11    | 11          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$164.12        |
| Payment - Thank You     |                      |                             | \$164.12CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$37.32              | \$127.50                    | \$164.82        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$164.82</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$25.83 | \$114.75 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 02/20/2024 | 01/18/2024      | 2169            | 2159          | 10          |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                                                                 |          |
|-------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| ACCOUNT NUMBER:                                                                                                                                       | 30023550 |
| AMOUNT ENCLOSED                                                                                                                                       | _____    |
| <p>DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You.</p> <p><b>TOTAL AMOUNT DUE: \$164.82</b></p> |          |

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## **PAYMENTS**

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Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
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(Revised 8/2020)

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Eliminate hassles, reduce check writing, and save a stamp! To learn more or to register, log on to [www.pwd.org](http://www.pwd.org). Go Paperless for added convenience.



Office Hours  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

Web Site and E-Mail  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |                |
|---------------------------------------|------|-------|----------------|
| Month                                 | Days | Water | Waste<br>Water |
| 04/24                                 | 28   | 8     | 8              |
| 03/24                                 | 33   | 10    | 10             |
| 02/24                                 | 28   | 10    | 10             |
| 01/24                                 | 24   | 8     | 8              |
| 12/23                                 | 40   | 13    | 13             |
| 11/23                                 | 33   | 11    | 11             |
| 10/23                                 | 28   | 12    | 12             |
| 09/23                                 | 28   | 12    | 12             |
| 08/23                                 | 31   | 13    | 13             |
| 07/23                                 | 28   | 13    | 13             |
| 06/23                                 | 28   | 11    | 11             |
| 05/23                                 | 33   | 12    | 12             |
| 04/23                                 | 29   | 11    | 11             |
| Hundred Cubic Feet = 748 Gallons      |      |       |                |

|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 1681055 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 04/05/2024 |  | Payment Due Upon Receipt    |                |         |

| Account Detail        | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|-----------------------|-------------------------|--------------------------------|------------|
| Previous Balance      |                         |                                | \$164.82   |
| Payment - Thank You   |                         |                                | \$164.82CR |
| Balance Forward       |                         |                                | \$0.00     |
| Total Current Charges | \$31.58                 | \$102.00                       | \$133.58   |
| TOTAL AMOUNT DUE      |                         |                                | \$133.58   |

#### Current Charges Detail

|                |         |         |
|----------------|---------|---------|
| Minimum Charge | \$11.49 | \$12.75 |
| Usage Charge   | \$20.09 | \$89.25 |

**DIRECT PAYMENT - DO NOT PAY**

#### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A16152494       | Primary 5/8"  | 03/19/2024   | 02/20/2024         | 2177               | 2169             | 8              |

Refer to back for customer information, online payment options, or to make mailing address changes.



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                 |       |
|-------------------------------------------------------------------------------------------------------|-------|
| ACCOUNT NUMBER: 30023550                                                                              |       |
| AMOUNT<br>ENCLOSED                                                                                    | _____ |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |       |
| <b>TOTAL AMOUNT DUE: \$133.58</b>                                                                     |       |

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## **PAYMENTS**

Payments may be made by mail to PO Box 9751, Portland, ME 04104-5051, or at our office at 225 Douglass Street in Portland from 8:00 AM to 4:30 PM, Monday through Friday, or online at [www.pwd.org](http://www.pwd.org).

## **LATE PAYMENT CHARGES**

Your bill is due upon receipt. Late payment charges are assessed for overdue water and/or sewer bills that are not paid within 25 days from the postmark date, or 25 days from the e-bill notification date. The interest rate charged will be the interest rate established for delinquent taxes by the State Treasurer.

## **QUESTIONS ABOUT BILLING**

Please contact our Customer Service Department at (207) 761-8310. If you are not satisfied with the results, you have the right to appeal to: Consumer Assistance Division, Public Utilities Commission, 242 State St., 18 State House Station, Augusta, ME 04333-0018, or call (207) 287-3831 or 1-800-452-4699.

## **PAYMENT ARRANGEMENTS**

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## **HOW TO REACH US**

225 Douglass St. P.O. Box 3553 Portland, ME 04104-3553  
Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
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E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

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## **SEWER CHARGES**

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**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| 07/23                                 | 28   | 13    | 13          |
| 06/23                                 | 28   | 11    | 11          |
| 05/23                                 | 33   | 12    | 12          |

Hundred Cubic Feet = 748 Gallons

|                              |  |                                 |                       |
|------------------------------|--|---------------------------------|-----------------------|
| <b>Customer Name</b>         |  | DENNY FULLER                    | <b>Account Number</b> |
| <b>Service Address</b>       |  | 489 CUMBERLAND AVE PORTLAND     | 30023550              |
| <b>Bill Date:</b> 05/03/2024 |  | <b>Payment Due Upon Receipt</b> |                       |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$133.58        |
| Payment - Thank You     |                      |                             | \$133.58CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$34.45              | \$114.75                    | \$149.20        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$149.20</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$22.96 | \$102.00 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 04/17/2024 | 03/19/2024      | 2186            | 2177          | 9           |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                                                                 |          |
|-------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| ACCOUNT NUMBER:                                                                                                                                       | 30023550 |
| AMOUNT                                                                                                                                                |          |
| ENCLOSED                                                                                                                                              |          |
| <p>DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You.</p> <p><b>TOTAL AMOUNT DUE: \$149.20</b></p> |          |

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24 hour emergency - leaks - outages (207) 761-8300  
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Customer Service Fax (207) 879-5837  
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Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

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[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| 07/23                                 | 28   | 13    | 13          |
| 06/23                                 | 28   | 11    | 11          |

Hundred Cubic Feet = 748 Gallons

|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 1797484 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 06/07/2024 |  | Payment Due Upon Receipt    |                |         |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$149.20   |
| Payment - Thank You   |                      |                             | \$149.20CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$34.45              | \$114.75                    | \$149.20   |
| TOTAL AMOUNT DUE      |                      |                             | \$149.20   |

#### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$22.96 | \$102.00 |

**DIRECT PAYMENT - DO NOT PAY**

#### Customer Meter Summary:

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 05/16/2024 | 04/17/2024      | 2195            | 2186          | 9           |

#### Message Center

The latest water quality report is now available. Read the enclosed information or visit us online at [www.pwd.org](http://www.pwd.org) to download the detailed report. You may request a copy be mailed to you by contacting us at [customerservice@pwd.org](mailto:customerservice@pwd.org) or 207-761-8310.

Refer to back for customer information, online payment options, or to make mailing address changes.



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                 |  |
|-------------------------------------------------------------------------------------------------------|--|
| ACCOUNT NUMBER: 30023550                                                                              |  |
| AMOUNT                                                                                                |  |
| ENCLOSED                                                                                              |  |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |  |
| TOTAL AMOUNT DUE: \$149.20                                                                            |  |

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## **HOW TO REACH US**

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Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

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|                       |                             |                          |          |
|-----------------------|-----------------------------|--------------------------|----------|
| Customer Name         | DENNY FULLER                | Account Number           | 30023550 |
| Service Address       | 489 CUMBERLAND AVE PORTLAND |                          |          |
| Bill Date: 07/05/2024 |                             | Payment Due Upon Receipt |          |

Office Hours  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

Web Site and E-Mail  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 07/24                                 | 33   | 11    | 11          |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| 07/23                                 | 28   | 13    | 13          |

Hundred Cubic Feet = 748 Gallons

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$149.20   |
| Payment - Thank You   |                      |                             | \$149.20CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$40.19              | \$140.25                    | \$180.44   |
| TOTAL AMOUNT DUE      |                      |                             | \$180.44   |

#### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$28.70 | \$127.50 |

DIRECT PAYMENT - DO NOT PAY

#### Customer Meter Summary:

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 06/18/2024 | 05/16/2024      | 2206            | 2195          | 11          |

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Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

|                                                                                                       |       |
|-------------------------------------------------------------------------------------------------------|-------|
| BILL DUE UPON RECEIPT                                                                                 |       |
| ACCOUNT NUMBER: 30023550                                                                              |       |
| AMOUNT                                                                                                |       |
| ENCLOSED                                                                                              | _____ |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |       |
| TOTAL AMOUNT DUE: \$180.44                                                                            |       |

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(Revised 8/2020)

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| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 08/24                                 | 28   | 9     | 9           |
| 07/24                                 | 33   | 11    | 11          |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |
| 09/23                                 | 28   | 12    | 12          |
| 08/23                                 | 31   | 13    | 13          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 1912922 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 08/02/2024 |  | Payment Due Upon Receipt    |                |         |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$180.44   |
| Payment - Thank You   |                      |                             | \$180.44CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$34.45              | \$116.03                    | \$150.48   |
| TOTAL AMOUNT DUE      |                      |                             | \$150.48   |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.89  |
| Usage Charge   | \$22.96 | \$103.14 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 07/16/2024 | 06/18/2024      | 2215            | 2206          | 9           |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                 |       |
|-------------------------------------------------------------------------------------------------------|-------|
| ACCOUNT NUMBER: 30023550                                                                              |       |
| AMOUNT ENCLOSED                                                                                       | _____ |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |       |
| <b>TOTAL AMOUNT DUE: \$150.48</b>                                                                     |       |

2300235500000150482



## **PAYMENTS**

Payments may be made by mail to PO Box 9751, Portland, ME 04104-5051, or at our office at 225 Douglass Street in Portland from 8:00 AM to 4:30 PM, Monday through Friday, or online at [www.pwd.org](http://www.pwd.org).

### **LATE PAYMENT CHARGES**

Your bill is due upon receipt. Late payment charges are assessed for overdue water and/or sewer bills that are not paid within 25 days from the postmark date, or 25 days from the e-bill notification date. The interest rate charged will be the interest rate established for delinquent taxes by the State Treasurer.

### **QUESTIONS ABOUT BILLING**

Please contact our Customer Service Department at (207) 761-8310. If you are not satisfied with the results, you have the right to appeal to: Consumer Assistance Division, Public Utilities Commission, 242 State St., 18 State House Station, Augusta, ME 04333-0018, or call (207) 287-3831 or 1-800-452-4699.

### **PAYMENT ARRANGEMENTS**

If you are unable to pay an overdue balance, please call our Customer Service Department at (207) 761-8310 to make an affordable payment arrangement and avoid disconnection of service. You also have the right to a payment arrangement for any charge previously unbilled due to our error.

### **HOW TO REACH US**

225 Douglass St. P.O. Box 3553 Portland, ME 04104-3553  
Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

## **MEDICAL EMERGENCY**

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**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 09/24                                 | 30   | 9     | 9     |       |
| 08/24                                 | 28   | 9     | 9     |       |
| 07/24                                 | 33   | 11    | 11    |       |
| 06/24                                 | 29   | 9     | 9     |       |
| 05/24                                 | 29   | 9     | 9     |       |
| 04/24                                 | 28   | 8     | 8     |       |
| 03/24                                 | 33   | 10    | 10    |       |
| 02/24                                 | 28   | 10    | 10    |       |
| 01/24                                 | 24   | 8     | 8     |       |
| 12/23                                 | 40   | 13    | 13    |       |
| 11/23                                 | 33   | 11    | 11    |       |
| 10/23                                 | 28   | 12    | 12    |       |
| 09/23                                 | 28   | 12    | 12    |       |
| Hundred Cubic Feet = 748 Gallons      |      |       |       |       |

|                              |  |                                 |                       |
|------------------------------|--|---------------------------------|-----------------------|
| <b>Customer Name</b>         |  | DENNY FULLER                    | <b>Account Number</b> |
| <b>Service Address</b>       |  | 489 CUMBERLAND AVE PORTLAND     |                       |
| <b>Bill Date:</b> 09/06/2024 |  | <b>Payment Due Upon Receipt</b> |                       |

1970718

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$150.48        |
| Payment - Thank You     |                      |                             | \$150.48CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$34.45              | \$117.00                    | \$151.45        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$151.45</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$22.96 | \$104.00 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 08/15/2024 | 07/16/2024      | 2224            | 2215          | 9           |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                                                                 |          |
|-------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| ACCOUNT NUMBER:                                                                                                                                       | 30023550 |
| AMOUNT ENCLOSED                                                                                                                                       | _____    |
| <p>DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You.</p> <p><b>TOTAL AMOUNT DUE: \$151.45</b></p> |          |

2300235500000151454

## **PAYMENTS**

Payments may be made by mail to PO Box 9751, Portland, ME 04104-5051, or at our office at 225 Douglass Street in Portland from 8:00 AM to 4:30 PM, Monday through Friday, or online at [www.pwd.org](http://www.pwd.org).

## **LATE PAYMENT CHARGES**

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## **QUESTIONS ABOUT BILLING**

Please contact our Customer Service Department at (207) 761-8310. If you are not satisfied with the results, you have the right to appeal to: Consumer Assistance Division, Public Utilities Commission, 242 State St., 18 State House Station, Augusta, ME 04333-0018, or call (207) 287-3831 or 1-800-452-4699.

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## **HOW TO REACH US**

225 Douglass St. P.O. Box 3553 Portland, ME 04104-3553  
Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

## **MEDICAL EMERGENCY**

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## **SEWER CHARGES**

The Portland Water District bills and collects sewer charges for several local municipalities. Sewer rates are set by the municipality. All sewer payments are turned over to the municipality.

## **MAINE SALES TAX**

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## **EMPLOYEE IDENTIFICATION**

Our employees carry a Portland Water District picture identification badge with them at all times.

## **DIG SAFE**

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## **TRUSTEE MEETINGS**

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Eliminate hassles, reduce check writing, and save a stamp! To learn more or to register, log on to [www.pwd.org](http://www.pwd.org). Go Paperless for added convenience.



2028840

|                              |                             |                                 |          |
|------------------------------|-----------------------------|---------------------------------|----------|
| <b>Customer Name</b>         | DENNY FULLER                | <b>Account Number</b>           | 30023550 |
| <b>Service Address</b>       | 489 CUMBERLAND AVE PORTLAND |                                 |          |
| <b>Bill Date: 10/04/2024</b> |                             | <b>Payment Due Upon Receipt</b> |          |

**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
 www.pwd.org  
 customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 10/24                                 | 33   | 10    | 10          |
| 09/24                                 | 30   | 9     | 9           |
| 08/24                                 | 28   | 9     | 9           |
| 07/24                                 | 33   | 11    | 11          |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |
| 10/23                                 | 28   | 12    | 12          |

Hundred Cubic Feet = 748 Gallons

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$151.45        |
| Payment - Thank You     |                      |                             | \$151.45CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$37.32              | \$130.00                    | \$167.32        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$167.32</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$25.83 | \$117.00 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 09/17/2024 | 08/15/2024      | 2234            | 2224          | 10          |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
 PO Box 9751  
 Portland, ME 04104-5051

DENNY FULLER  
 C/O PORT ISLAND REALTY  
 PO BOX 7341  
 PORTLAND, ME 04112

| BILL DUE UPON RECEIPT                                                                                 |       |
|-------------------------------------------------------------------------------------------------------|-------|
| ACCOUNT NUMBER: 30023550                                                                              |       |
| AMOUNT ENCLOSED                                                                                       | _____ |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |       |
| <b>TOTAL AMOUNT DUE: \$167.32</b>                                                                     |       |

2300235500000167321

## **PAYMENTS**

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Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

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2086988

|                              |                             |                                 |          |
|------------------------------|-----------------------------|---------------------------------|----------|
| <b>Customer Name</b>         | DENNY FULLER                | <b>Account Number</b>           | 30023550 |
| <b>Service Address</b>       | 489 CUMBERLAND AVE PORTLAND |                                 |          |
| <b>Bill Date: 11/01/2024</b> |                             | <b>Payment Due Upon Receipt</b> |          |

**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
 www.pwd.org  
 customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 11/24                                 | 35   | 11    | 11          |
| 10/24                                 | 33   | 10    | 10          |
| 09/24                                 | 30   | 9     | 9           |
| 08/24                                 | 28   | 9     | 9           |
| 07/24                                 | 33   | 11    | 11          |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| 11/23                                 | 33   | 11    | 11          |

Hundred Cubic Feet = 748 Gallons

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$167.32        |
| Payment - Thank You     |                      |                             | \$167.32CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$40.19              | \$143.00                    | \$183.19        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$183.19</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$28.70 | \$130.00 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 10/22/2024 | 09/17/2024      | 2245            | 2234          | 11          |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
 PO Box 9751  
 Portland, ME 04104-5051

DENNY FULLER  
 C/O PORT ISLAND REALTY  
 PO BOX 7341  
 PORTLAND, ME 04112

|                                                                                                       |       |
|-------------------------------------------------------------------------------------------------------|-------|
| <b>BILL DUE UPON RECEIPT</b>                                                                          |       |
| ACCOUNT NUMBER: 30023550                                                                              |       |
| AMOUNT ENCLOSED                                                                                       | _____ |
| DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You. |       |
| <b>TOTAL AMOUNT DUE: \$183.19</b>                                                                     |       |

2300235500000183198

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24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

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Eliminate hassles, reduce check writing, and save a stamp! To learn more or to register, log on to [www.pwd.org](http://www.pwd.org). Go Paperless for added convenience.



|                       |  |                             |                |         |
|-----------------------|--|-----------------------------|----------------|---------|
| Customer Name         |  | DENNY FULLER                | Account Number | 2145108 |
| Service Address       |  | 489 CUMBERLAND AVE PORTLAND |                |         |
| Bill Date: 12/06/2024 |  | Payment Due Upon Receipt    |                |         |

**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 12/24                                 | 28   | 8     | 8           |
| 11/24                                 | 35   | 11    | 11          |
| 10/24                                 | 33   | 10    | 10          |
| 09/24                                 | 30   | 9     | 9           |
| 08/24                                 | 28   | 9     | 9           |
| 07/24                                 | 33   | 11    | 11          |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 29   | 9     | 9           |
| 04/24                                 | 28   | 8     | 8           |
| 03/24                                 | 33   | 10    | 10          |
| 02/24                                 | 28   | 10    | 10          |
| 01/24                                 | 24   | 8     | 8           |
| 12/23                                 | 40   | 13    | 13          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$183.19        |
| Payment - Thank You     |                      |                             | \$183.19CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$31.58              | \$104.00                    | \$135.58        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$135.58</b> |

**Current Charges Detail**

|                |         |         |
|----------------|---------|---------|
| Minimum Charge | \$11.49 | \$13.00 |
| Usage Charge   | \$20.09 | \$91.00 |

**DIRECT PAYMENT - DO NOT PAY**

**Customer Meter Summary:**

| METER NUMBER | METER TYPE   | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|--------------|------------|-----------------|-----------------|---------------|-------------|
| A16152494    | Primary 5/8" | 11/19/2024 | 10/22/2024      | 2253            | 2245          | 8           |

**Refer to back for customer information, online payment options, or to make mailing address changes.**



Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

DENNY FULLER  
C/O PORT ISLAND REALTY  
PO BOX 7341  
PORTLAND, ME 04112

|                                                                                                                                                       |       |
|-------------------------------------------------------------------------------------------------------------------------------------------------------|-------|
| <b>BILL DUE UPON RECEIPT</b>                                                                                                                          |       |
| <b>ACCOUNT NUMBER: 30023550</b>                                                                                                                       |       |
| <b>AMOUNT ENCLOSED</b>                                                                                                                                | _____ |
| <p>DIRECT PAYMENT The total amount due will automatically be deducted from your bank account. Thank You.</p> <p><b>TOTAL AMOUNT DUE: \$135.58</b></p> |       |

2300235500000135589

## **PAYMENTS**

Payments may be made by mail to PO Box 9751, Portland, ME 04104-5051, or at our office at 225 Douglass Street in Portland from 8:00 AM to 4:30 PM, Monday through Friday, or online at [www.pwd.org](http://www.pwd.org).

## **LATE PAYMENT CHARGES**

Your bill is due upon receipt. Late payment charges are assessed for overdue water and/or sewer bills that are not paid within 25 days from the postmark date, or 25 days from the e-bill notification date. The interest rate charged will be the interest rate established for delinquent taxes by the State Treasurer.

## **QUESTIONS ABOUT BILLING**

Please contact our Customer Service Department at (207) 761-8310. If you are not satisfied with the results, you have the right to appeal to: Consumer Assistance Division, Public Utilities Commission, 242 State St., 18 State House Station, Augusta, ME 04333-0018, or call (207) 287-3831 or 1-800-452-4699.

## **PAYMENT ARRANGEMENTS**

If you are unable to pay an overdue balance, please call our Customer Service Department at (207) 761-8310 to make an affordable payment arrangement and avoid disconnection of service. You also have the right to a payment arrangement for any charge previously unbilled due to our error.

## **HOW TO REACH US**

225 Douglass St. P.O. Box 3553 Portland, ME 04104-3553  
Customer Service (207) 761-8310  
24 hour emergency - leaks - outages (207) 761-8300  
All other calls (207) 774-5961  
Customer Service Fax (207) 879-5837  
E-mail address - [customerservice@pwd.org](mailto:customerservice@pwd.org)  
Website - [www.pwd.org](http://www.pwd.org)  
(Revised 8/2020)

## **MEDICAL EMERGENCY**

Disconnection will be postponed if we are notified that an occupant of your residence has a serious medical condition that will be certified, orally or in writing, by a physician or the physician's agent. Up to 3 medical certifications are allowed in a 12 month period. Customers still have a duty to make a payment or a payment arrangement.

## **SEWER CHARGES**

The Portland Water District bills and collects sewer charges for several local municipalities. Sewer rates are set by the municipality. All sewer payments are turned over to the municipality.

## **MAINE SALES TAX**

Generally, water usage is taxable except for residential usage. For additional clarification see Maine State Law (36 M.R.S.A., Section 1760, subsection 39 as enacted by P.L. 1977, c.686, section 3). The customer is responsible for informing Portland Water District of their proper sales tax status.

## **EMPLOYEE IDENTIFICATION**

Our employees carry a Portland Water District picture identification badge with them at all times.

## **DIG SAFE**

Before you or your contractor dig, call DIG SAFE at 1-888-DIGSAFE to have underground utilities located at no cost to you. A single call to DIG SAFE can help prevent personal injury and property damage caused by ruptured pipes and cables.

## **TRUSTEE MEETINGS**

Regular Board business meetings, open to the public, are usually held at 225 Douglass Street in Portland at 6 PM on the fourth Monday of each month (on Tuesday, if Monday is a holiday). Please call to verify time and location.

# **Paying your bill is easy!**

PWD offers online payment services to view and pay your bill. Choose auto pay or pay at your convenience.

Eliminate hassles, reduce check writing, and save a stamp! To learn more or to register, log on to [www.pwd.org](http://www.pwd.org). Go Paperless for added convenience.

**The Joinery, Inc**

59A Main Street  
South Portland, Maine 04106

Phone (207) 318-7697  
Email [thejoinery@maine.rr.com](mailto:thejoinery@maine.rr.com)

Troy Hanna  
394 Meadow Rd.  
Durham, ME 04222

January 24, 2024

**PROJECT:** 489 Cumberland Ave. Portland, ME

Remove and replace "hanging" slates as directed by City of Portland (west side)  
Replace misc. missing and broken slates at eave (west side) – approx. 10

Total

\$850.00

Page 7 (12-1)





You matter more.

Date 1/31/24  
Primary Account  
Enclosures

Page 1  
[REDACTED]  
3

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
| [REDACTED]     | BUSINESS COMPLETE | 10,512.26       | 3          |

### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

| BUSINESS COMPLETE  |            | Enclosures                           |
|--------------------|------------|--------------------------------------|
| Account Number     | [REDACTED] | 3                                    |
| Previous Balance   | 10,045.88  | Statement Dates 1/01/24 thru 1/31/24 |
| 1 Deposits/Credits | 4,355.00   | Days In This Statement Period 31     |
| 8 Withdrawals      | 1,216.02   | Average Ledger 12,021.76             |
| 3 Checks           | 2,672.60   | Average Collected 11,619.66          |
| Service Charges    | .00        |                                      |
| Interest Paid      | .00        |                                      |
| Current Balance    | 10,512.26  |                                      |

### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 1/05                             | Deposit     | 4,355.00 | 300033977 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

### WITHDRAWALS

| DATE | DESCRIPTION | AMOUNT  | REFERENCE |
|------|-------------|---------|-----------|
| 1/03 | CMP PMT CMP | 75.43-  | 454011030 |
|      | PPD         |         |           |
| 1/03 | CMP PMT CMP | 188.68- | 454010913 |
|      | PPD         |         |           |

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**EVERY STATEMENT SHOULD BE CHECKED WITH YOUR OWN RECORDS. IF NO ERRORS (OTHER THAN ELECTRONIC TRANSFERS) ARE REPORTED WITHIN 30 DAYS THE ACCOUNT WILL BE CONSIDERED CORRECT.**

**SUGGESTIONS TO HELP RECONCILE YOUR ACCOUNT:**

1. Have you added your interest earned for the month to your checkbook balance?
2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance:
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

**IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS**

Call or Write:

Bangor Support  
Bangor Savings Bank  
P.O. Box 930  
Bangor, Maine 04402-0930  
Toll Free: 1.877.Bangor1 (1.877.226.4671)

as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

We will investigate the complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error so that you have use of the money during the time it takes us to complete our investigation.

For errors involving transactions occurring within 30 days after the first deposit to a new account, as defined by regulation, the period referred to above is 20 days instead of 10 days.

| ACCOUNT RECONCILIATION                                                                           |        |
|--------------------------------------------------------------------------------------------------|--------|
| ① <b>ADD</b> INTEREST TO/OR<br><b>SUBTRACT</b> SERVICE<br>CHARGE FROM YOUR<br>CHECKBOOK BALANCE. |        |
| ② <b>ENTER</b> ALL<br>OUTSTANDING CHECKS.                                                        |        |
| NUMBER                                                                                           | AMOUNT |
|                                                                                                  |        |
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|                                                                                                  |        |
| TOTAL -<br>OUTSTANDING                                                                           |        |
| ③ <b>ENTER</b> ENDING BANK BALANCE                                                               |        |
| ④ <b>ADD</b> DEPOSITS MADE AFTER<br>STATEMENT DATE                                               |        |
| ⑤ SUB TOTAL                                                                                      |        |
| ⑥ <b>SUBTRACT</b><br>TOTAL OUTSTANDING*<br>(FOR STEP 2)                                          |        |
| ⑦ YOUR CHECKBOOK SHOULD SHOW<br>THIS BALANCE                                                     |        |



You matter more.

Date 1/31/24  
Primary Account  
Enclosures

Page 2  
~~000000~~  
3

BUSINESS COMPLETE

~~000000~~ (Continued)

WITHDRAWALS

| DATE | DESCRIPTION                   | AMOUNT    | REFERENCE |
|------|-------------------------------|-----------|-----------|
| 1/25 | UT BILL UNITIL ME<br>PPD      | 33.87-    | 526891303 |
| 1/25 | UT BILL UNITIL ME<br>PPD      | 95.13-    | 526890793 |
| 1/25 | UTILITY PORTLAND WATER<br>TEL | 131.91-   | 524206974 |
| 1/25 | UT BILL UNITIL ME<br>PPD      | 477.29-   | 526891073 |
| 1/31 | CMP PMT CMP<br>PPD            | 55.59-    | 855253587 |
| 1/31 | CMP PMT CMP<br>PPD            | 158.12-   | 855253284 |
|      | TOTAL WITHDRAWALS             | 1,216.02- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  | DATE | CHECK NO | AMOUNT   | TRACE NO  |
|------|----------|--------|-----------|------|----------|----------|-----------|
| 1/31 | 3369     | 850.00 | 310001151 | 1/09 | 239035*  | 1,300.00 | 310010217 |
| 1/08 | 3511*    | 522.60 | 380000145 |      |          |          |           |

\* checks missing from sequence

TOTAL # OF CHECKS 3 TOTAL \$ OF CHECKS 2,672.60

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE   |
|------|-----------|------|-----------|------|-----------|
| 1/01 | 10,045.88 | 1/08 | 13,614.17 | 1/31 | 10,512.26 |
| 1/03 | 9,781.77  | 1/09 | 12,314.17 |      |           |
| 1/05 | 14,136.77 | 1/25 | 11,575.97 |      |           |

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TROY HANCO  
 184 WEAVER RD  
 DORHAM, NH 04222  
 DATE: 1-25-24 3369  
 PAY TO THE ORDER OF: The Joirey, Inc \$ 850.00  
Eight hundred fifty dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 #2112743824 3369

Check 3369 Amount \$850.00 Date 1/31/2024

TROY HANCO  
 184 WEAVER RD  
 DORHAM, NH 04222  
 DATE: 1-5-24 3511  
 PAY TO THE ORDER OF: Troy Hanrahan \$ 522.60  
Five hundred twenty-two dollars and 60/100 DOLLARS  
 Bangor Savings Bank  
 #2112743824 3511

Check 3511 Amount \$522.60 Date 1/8/2024

Account: 0141381914 \$1,300.00  
 Please Check Any Changes To: 100012  
 TROY HANCO  
 184 WEAVER RD  
 DORHAM, NH 04222  
 ORDER: Public Works  
 BANGOR SAVINGS BANK  
 0000239035  
 January 05, 2024  
 ONE THOUSAND THREE HUNDRED AND NO/100 DOLLARS  
 TO: USA  
 THE ORDER OF: SAM FREDERICKSON RD  
 SAN ANTONIO, TX 78248-0001  
 \$1,300.00  
 Your New 1st DATE: Signature On File  
 This check has been authorized by your depositor  
 #239035 #2112743824

Check 239035 Amount \$1,300.00 Date 1/9/2024

↑  
 page 7 (8-1)



You matter more.

Date 2/29/24  
Primary Account  
Enclosures

Page 1  
~~422233~~  
4

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER    | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|-------------------|-------------------|-----------------|------------|
| <del>422233</del> | BUSINESS COMPLETE | 7,117.45        | 4          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

| BUSINESS COMPLETE  |                   | Enclosures                    | 4                    |
|--------------------|-------------------|-------------------------------|----------------------|
| Account Number     | <del>422233</del> | Statement Dates               | 2/01/24 thru 2/29/24 |
| Previous Balance   | 10,512.26         | Days In This Statement Period | 29                   |
| 1 Deposits/Credits | 4,355.00          | Average Ledger                | 10,283.34            |
| 4 Withdrawals      | 833.21            |                               |                      |
| 4 Checks           | 6,916.60          | Average Collected             | 9,853.51             |
| Service Charges    | .00               |                               |                      |
| Interest Paid      | .00               |                               |                      |
| Current Balance    | 7,117.45          |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 2/02                             | Deposit     | 4,355.00 | 300026983 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION       | AMOUNT | REFERENCE |
|------|-------------------|--------|-----------|
| 2/22 | UT BILL UNITIL ME | 33.84- | 123222335 |
|      | PPD               |        |           |
| 2/22 | UT BILL UNITIL ME | 96.12- | 123221825 |
|      | PPD               |        |           |

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2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance:
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

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Bangor Support  
Bangor Savings Bank  
P.O. Box 930  
Bangor, Maine 04402-0930  
Toll Free: 1.877.Bangor1 (1.877.226.4671)

as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

We will investigate the complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error so that you have use of the money during the time it takes us to complete our investigation.

For errors involving transactions occurring within 30 days after the first deposit to a new account, as defined by regulation, the period referred to above is 20 days instead of 10 days.

| ACCOUNT RECONCILIATION                                                           |        |
|----------------------------------------------------------------------------------|--------|
| ① <b>ADD INTEREST TO/OR SUBTRACT SERVICE CHARGE FROM YOUR CHECKBOOK BALANCE.</b> |        |
| ② <b>ENTER ALL OUTSTANDING CHECKS.</b>                                           |        |
| NUMBER                                                                           | AMOUNT |
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| <b>TOTAL · OUTSTANDING</b>                                                       |        |
| ③ <b>ENTER ENDING BANK BALANCE</b>                                               |        |
| ④ <b>ADD DEPOSITS MADE AFTER STATEMENT DATE</b>                                  |        |
| ⑤ <b>SUB TOTAL</b>                                                               |        |
| ⑥ <b>SUBTRACT TOTAL OUTSTANDING* (FOR STEP 2)</b>                                |        |
| ⑦ <b>YOUR CHECKBOOK SHOULD SHOW THIS BALANCE</b>                                 |        |



You matter more.

Date 2/29/24  
Primary Account  
Enclosures

Page 2  
4

BUSINESS COMPLETE

~~2/29/24~~ (Continued)

WITHDRAWALS

| DATE | DESCRIPTION                   | AMOUNT  | REFERENCE |
|------|-------------------------------|---------|-----------|
| 2/22 | UTILITY PORTLAND WATER<br>TEL | 164.12- | 227949691 |
| 2/22 | UT BILL UNITIL ME<br>PPD      | 539.13- | 123222106 |
|      | TOTAL WITHDRAWALS             | 833.21- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  | DATE | CHECK NO | AMOUNT   | TRACE NO  |
|------|----------|--------|-----------|------|----------|----------|-----------|
| 2/12 | 3370     | 150.00 | 320007354 | 2/13 | 3372     | 994.00   | 310003278 |
| 2/05 | 3371     | 522.60 | 350001081 | 2/13 | 3373     | 5,250.00 | 310003279 |

\* checks missing from sequence

|                   |   |                    |          |
|-------------------|---|--------------------|----------|
| TOTAL # OF CHECKS | 4 | TOTAL \$ OF CHECKS | 6,916.60 |
|-------------------|---|--------------------|----------|

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE  |
|------|-----------|------|-----------|------|----------|
| 2/01 | 10,512.26 | 2/05 | 14,344.66 | 2/13 | 7,950.66 |
| 2/02 | 14,867.26 | 2/12 | 14,194.66 | 2/22 | 7,117.45 |

TROY KAMBA  
394 MEADOW RD  
DORHAN, ME 04222

DATE: 2-2-24 3370

PAY TO THE ORDER OF Sohn Lyons \$ 150.00

One hundred fifty dollars and 00/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

Shoud my Han

⑆211274382⑆ 3370

Check 3370 Amount \$150.00 Date 2/12/2024

TROY KAMBA  
394 MEADOW RD  
DORHAN, ME 04222

DATE: 2-2-24 3371

PAY TO THE ORDER OF Troy Hanna \$ 522.60

Five hundred twenty-two dollars and 60/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

my Han

⑆211274382⑆ 3371

Check 3371 Amount \$522.60 Date 2/5/2024

TROY KAMBA  
394 MEADOW RD  
DORHAN, ME 04222

DATE: 2-9-24 3372

PAY TO THE ORDER OF Carlo Doria \$ 994.00

Nine hundred ninety-four dollars and 00/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

Inv 7169 my Han

⑆211274382⑆ 3372

Check 3372 Amount \$994.00 Date 2/13/2024

TROY KAMBA  
394 MEADOW RD  
DORHAN, ME 04222

DATE: 2-9-24 3373

PAY TO THE ORDER OF Carlo Doria \$ 5250.00

Five thousand two hundred fifty dollars and 00/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

Inv 7169 my Han

⑆211274382⑆ 3373

Check 3373 Amount \$5,250.00 Date 2/13/2024

page 7 (8-2)

Page 7 (16-1)



You matter more.

Date 3/29/24 Page 1  
Primary Account [REDACTED]  
Enclosures 1

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
| [REDACTED]     | BUSINESS COMPLETE | 2,875.88        | 1          |

### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

| BUSINESS COMPLETE  |            | Enclosures                    | 1                    |
|--------------------|------------|-------------------------------|----------------------|
| Account Number     | [REDACTED] | Statement Dates               | 3/01/24 thru 3/31/24 |
| Previous Balance   | 7,117.45   | Days In This Statement Period | 31                   |
| 1 Deposits/Credits | 4,355.00   | Average Ledger                | 5,382.04             |
| 7 Withdrawals      | 8,073.97   |                               |                      |
| 1 Checks           | 522.60     | Average Collected             | 5,248.01             |
| Service Charges    | .00        |                               |                      |
| Interest Paid      | .00        |                               |                      |
| Current Balance    | 2,875.88   |                               |                      |

### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 3/05                             | Deposit     | 4,355.00 | 300018749 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

### WITHDRAWALS

| DATE | DESCRIPTION | AMOUNT  | REFERENCE |
|------|-------------|---------|-----------|
| 3/05 | CMP PMT CMP | 60.73-  | 852333387 |
|      | PPD         |         |           |
| 3/05 | CMP PMT CMP | 165.07- | 852334404 |
|      | PPD         |         |           |

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1. Have you added your interest earned for the month to your checkbook balance?
2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance?
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

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as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

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- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

We will investigate the complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error so that you have use of the money during the time it takes us to complete our investigation.

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| ACCOUNT RECONCILIATION                                                                           |        |
|--------------------------------------------------------------------------------------------------|--------|
| ① <b>ADD</b> INTEREST TO/OR<br><b>SUBTRACT</b> SERVICE<br>CHARGE FROM YOUR<br>CHECKBOOK BALANCE. |        |
| ② <b>ENTER</b> ALL<br>OUTSTANDING CHECKS.                                                        |        |
| NUMBER                                                                                           | AMOUNT |
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|                                                                                                  |        |
| TOTAL -<br>OUTSTANDING                                                                           |        |
| ③ <b>ENTER</b> ENDING BANK BALANCE                                                               |        |
| ④ <b>ADD</b> DEPOSITS MADE AFTER<br>STATEMENT DATE                                               |        |
| ⑤ SUB TOTAL                                                                                      |        |
| ⑥ <b>SUBTRACT</b><br>TOTAL OUTSTANDING*<br>(FOR STEP 2)                                          |        |
| ⑦ YOUR CHECKBOOK SHOULD SHOW<br>THIS BALANCE                                                     |        |





You matter more.

Date 3/29/24  
Primary Account  
Enclosures

Page 2  
~~4000~~  
1

BUSINESS COMPLETE

~~XXXXXXXXXX~~ (Continued)

WITHDRAWALS

| DATE | DESCRIPTION                          | AMOUNT    | REFERENCE |
|------|--------------------------------------|-----------|-----------|
| 3/11 | PAYMENT City of Portland<br>WEB 3375 | 6,966.79- | 515904623 |
| 3/21 | UTILITY PORTLAND WATER<br>TEL        | 164.82-   | 728427997 |
| 3/27 | UT BILL UNITIL ME<br>PPD             | 33.82-    | 323032488 |
| 3/27 | UT BILL UNITIL ME<br>PPD             | 103.97-   | 323031979 |
| 3/27 | UT BILL UNITIL ME<br>PPD             | 578.77-   | 323032258 |
|      | TOTAL WITHDRAWALS                    | 8,073.97- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|
| 3/06 | 3374     | 522.60 | 340000815 |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 1 | TOTAL \$ OF CHECKS | 522.60 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE  |
|------|-----------|------|-----------|------|----------|
| 3/01 | 7,117.45  | 3/06 | 10,724.05 | 3/21 | 3,592.44 |
| 3/05 | 11,246.65 | 3/11 | 3,757.26  | 3/27 | 2,875.88 |

TROY RAMON  
 284 KENDON RD  
 DURHAM, NC 27722  
 DATE 3-5-24 3374  
 PAY TO THE ORDER OF Troy Harris \$ 522.60  
Five hundred twenty-two dollars and 60/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
 MICR LINE: ⑆211274382⑆ 3374

Check 3374 Amount \$522.60 Date 3/6/2024

page 7 (8-3)



You matter more.

Date 4/30/24  
Primary Account  
Enclosures

Page 1  
[REDACTED]  
5

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
| [REDACTED]     | BUSINESS COMPLETE | 5,189.39        | 5          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

|                    |            |                               |                      |
|--------------------|------------|-------------------------------|----------------------|
| BUSINESS COMPLETE  |            | Enclosures                    | 5                    |
| Account Number     | [REDACTED] | Statement Dates               | 4/01/24 thru 4/30/24 |
| Previous Balance   | 2,875.88   | Days In This Statement Period | 30                   |
| 1 Deposits/Credits | 4,355.00   | Average Ledger                | 5,836.83             |
| 6 Withdrawals      | 866.83     |                               |                      |
| 5 Checks           | 1,174.66   | Average Collected             | 5,698.33             |
| Service Charges    | .00        |                               |                      |
| Interest Paid      | .00        |                               |                      |
| Current Balance    | 5,189.39   |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 4/03                             | Deposit     | 4,355.00 | 310020558 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION | AMOUNT  | REFERENCE |
|------|-------------|---------|-----------|
| 4/02 | CMP PMT CMP | 57.83-  | 652515558 |
|      | PPD         |         |           |
| 4/02 | CMP PMT CMP | 159.92- | 652516135 |
|      | PPD         |         |           |

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You matter more.

Date 4/30/24  
Primary Account  
Enclosures

Page 2  
45  
5

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE | DESCRIPTION                   | AMOUNT  | REFERENCE |
|------|-------------------------------|---------|-----------|
| 4/25 | UT BILL UNITIL ME<br>PPD      | 33.66-  | 422545073 |
| 4/25 | UT BILL UNITIL ME<br>PPD      | 88.91-  | 422544567 |
| 4/25 | UTILITY PORTLAND WATER<br>TEL | 133.58- | 924785090 |
| 4/25 | UT BILL UNITIL ME<br>PPD      | 392.93- | 422544847 |
|      | TOTAL WITHDRAWALS             | 866.83- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  | DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|------|----------|--------|-----------|
| 4/11 | 3375     | 45.00  | 310005091 | 4/18 | 3378     | 68.10  | 310005351 |
| 4/04 | 3376     | 522.60 | 340000847 | 4/18 | 3379     | 500.00 | 310005095 |
| 4/18 | 3377     | 38.96  | 310005350 |      |          |        |           |

\* checks missing from sequence

|                   |   |                    |          |
|-------------------|---|--------------------|----------|
| TOTAL # OF CHECKS | 5 | TOTAL \$ OF CHECKS | 1,174.66 |
|-------------------|---|--------------------|----------|

BALANCE BY DATE

| DATE | BALANCE  | DATE | BALANCE  | DATE | BALANCE  |
|------|----------|------|----------|------|----------|
| 4/01 | 2,875.88 | 4/04 | 6,490.53 | 4/25 | 5,189.39 |
| 4/02 | 2,658.13 | 4/11 | 6,445.53 |      |          |
| 4/03 | 7,013.13 | 4/18 | 5,838.47 |      |          |



TROY HANNA  
 384 MEADOW RD  
 DORHAM, ME 04222  
 DATE 4-3-24 3375  
 PAY TO THE ORDER OF John Lyons \$ 45.00  
Forty-five dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 Troy, ME  
 42112743824 # [REDACTED] 3375

Check 3375 Amount \$45.00 Date 4/11/2024

TROY HANNA  
 384 MEADOW RD  
 DORHAM, ME 04222  
 DATE 4-3-24 3376  
 PAY TO THE ORDER OF Troy Hanna \$ 522.60  
Five hundred twenty-two dollars and 60/100 DOLLARS  
 Bangor Savings Bank  
 Troy, ME  
 42112743824 # [REDACTED] 3376

Check 3376 Amount \$522.60 Date 4/4/2024

TROY HANNA  
 384 MEADOW RD  
 DORHAM, ME 04222  
 DATE 4-10-24 3377  
 PAY TO THE ORDER OF Lauren Janson \$ 38.96  
Thirty-eight dollars and 96/100 DOLLARS  
 Bangor Savings Bank  
 Troy, ME  
 42112743824 # [REDACTED] 3377

Check 3377 Amount \$38.96 Date 4/18/2024

TROY HANNA  
 384 MEADOW RD  
 DORHAM, ME 04222  
 DATE 4-16-24 3378  
 PAY TO THE ORDER OF Lauren Janson \$ 68.10  
Sixty-eight dollars and 10/100 DOLLARS  
 Bangor Savings Bank  
 Troy, ME  
 42112743824 # [REDACTED] 3378

Check 3378 Amount \$68.10 Date 4/18/2024

TROY HANNA  
 384 MEADOW RD  
 DORHAM, ME 04222  
 DATE 4-16-24 3379  
 PAY TO THE ORDER OF Earthly Clean \$ 500.00  
Five hundred dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 Troy, ME  
 42112743824 # [REDACTED] 3379

Check 3379 Amount \$500.00 Date 4/18/2024

Page 7 (8.4)

page 7 (16-2)

Page 7 (12-2)



You matter more.

Date 5/31/24 Page 1  
Primary Account  
Enclosures 2

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
| <del>100</del> | BUSINESS COMPLETE | 8,095.55        | 2          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

| BUSINESS COMPLETE  |                | Enclosures                    | 2                    |
|--------------------|----------------|-------------------------------|----------------------|
| Account Number     | <del>100</del> | Statement Dates               | 5/01/24 thru 6/02/24 |
| Previous Balance   | 5,189.39       | Days In This Statement Period | 33                   |
| 1 Deposits/Credits | 4,355.00       | Average Ledger                | 7,935.13             |
| 6 Withdrawals      | 741.24         |                               |                      |
| 2 Checks           | 707.60         | Average Collected             | 7,809.22             |
| Service Charges    | .00            |                               |                      |
| Interest Paid      | .00            |                               |                      |
| Current Balance    | 8,095.55       |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 5/07                             | Deposit     | 4,355.00 | 300025319 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION | AMOUNT  | REFERENCE |
|------|-------------|---------|-----------|
| 5/01 | CMP PMT CMP | 51.81-  | 457662942 |
|      | PPD         |         |           |
| 5/07 | CMP PMT CMP | 156.03- | 853621397 |
|      | PPD         |         |           |





You matter more.

Date 5/31/24  
Primary Account  
Enclosures

Page 2  
1000  
2

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE | DESCRIPTION            | AMOUNT  | REFERENCE |
|------|------------------------|---------|-----------|
| 5/23 | UTILITY PORTLAND WATER | 149.20- | 125232151 |
|      | TEL                    |         |           |
| 5/30 | UT BILL UNITIL ME      | 34.01-  | 824179768 |
|      | PPD                    |         |           |
| 5/30 | UT BILL UNITIL ME      | 92.04-  | 824179274 |
|      | PPD                    |         |           |
| 5/30 | UT BILL UNITIL ME      | 258.15- | 824179545 |
|      | PPD                    |         |           |
|      | TOTAL WITHDRAWALS      | 741.24- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  | DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|------|----------|--------|-----------|
| 5/08 | 3380     | 185.00 | 310006790 | 5/09 | 3400*    | 522.60 | 360000892 |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 2 | TOTAL \$ OF CHECKS | 707.60 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE | BALANCE  | DATE | BALANCE  | DATE | BALANCE  |
|------|----------|------|----------|------|----------|
| 5/01 | 5,137.58 | 5/08 | 9,151.55 | 5/23 | 8,479.75 |
| 5/07 | 9,336.55 | 5/09 | 8,628.95 | 5/30 | 8,095.55 |

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TROY HANNA  
 384 WEAVER RD  
 DORHAN, ME 04222  
 DATE 5-3-24 3380  
 PAY TO THE ORDER OF Jaha Lyons \$ 185.00  
One hundred eighty-five dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 55 School 150 Tree  
 12612743821 3380

Check 3380 Amount \$185.00 Date 5/8/2024

Page 7 (16-3)

TROY HANNA  
 384 WEAVER RD  
 DORHAN, ME 04222  
 DATE 5-8-24 3400  
 PAY TO THE ORDER OF Troy Hanna \$ 522.60  
Five hundred twenty-two dollars and 60/100 DOLLARS  
 Bangor Savings Bank  
 55 School 150 Tree  
 12612743821 3400

Check 3400 Amount \$522.60 Date 5/8/2024

Page 7 (8-5)





You matter more.

Date 6/28/24 Page 1  
Primary Account ~~4000000000~~  
Enclosures 1

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER        | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|-----------------------|-------------------|-----------------|------------|
| <del>4000000000</del> | BUSINESS COMPLETE | 11,173.76       | 1          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

|                    |                       |                               |                      |
|--------------------|-----------------------|-------------------------------|----------------------|
| BUSINESS COMPLETE  |                       | Enclosures                    | 1                    |
| Account Number     | <del>4000000000</del> | Statement Dates               | 6/03/24 thru 6/30/24 |
| Previous Balance   | 8,095.55              | Days In This Statement Period | 28                   |
| 1 Deposits/Credits | 4,355.00              | Average Ledger                | 11,379.17            |
| 7 Withdrawals      | 754.19                |                               |                      |
| 1 Checks           | 522.60                | Average Collected             | 11,230.78            |
| Service Charges    | .00                   |                               |                      |
| Interest Paid      | .00                   |                               |                      |
| Current Balance    | 11,173.76             |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 6/05                             | Deposit     | 4,355.00 | 300005401 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION | AMOUNT  | REFERENCE |
|------|-------------|---------|-----------|
| 6/04 | CMP PMT CMP | 50.26-  | 551912882 |
|      | PPD         |         |           |
| 6/04 | CMP PMT CMP | 149.82- | 551912809 |
|      | PPD         |         |           |





You matter more.

Date 6/28/24  
Primary Account  
Enclosures

Page 2  
1

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE | DESCRIPTION                                                                               | AMOUNT  | REFERENCE |
|------|-------------------------------------------------------------------------------------------|---------|-----------|
| 6/24 | DBT CRD 0852 06/24/24 83<br>AFP*Southern Mai<br>306 Congress Street<br>PortlandME C# 1135 | 100.00- | 200107104 |
| 6/26 | UT BILL UNITIL ME<br>PPD                                                                  | 34.56-  | 628556699 |
| 6/26 | UT BILL UNITIL ME<br>PPD                                                                  | 92.23-  | 628556203 |
| 6/26 | UT BILL UNITIL ME<br>PPD                                                                  | 178.12- | 628556474 |
| 6/27 | UTILITY PORTLAND WATER<br>TEL                                                             | 149.20- | 421683683 |
|      | TOTAL WITHDRAWALS                                                                         | 754.19- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|
| 6/06 | 3401     | 522.60 | 360000666 |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 1 | TOTAL \$ OF CHECKS | 522.60 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE   |
|------|-----------|------|-----------|------|-----------|
| 6/03 | 8,095.55  | 6/06 | 11,727.87 | 6/27 | 11,173.76 |
| 6/04 | 7,895.47  | 6/24 | 11,627.87 |      |           |
| 6/05 | 12,250.47 | 6/26 | 11,322.96 |      |           |

TRACY HANNA  
184 MEADOW RD  
DORRUM, ME 04222  
Date 6-5-24 3401

PAY TO THE  
ORDER OF Tracy Hanna \$ 522.60  
Five-hundred twenty-two dollars and 60/100 DOLLARS

**Bangor**  
Savings Bank  
Bangor, ME

*[Signature]*

⑆2112743824⑆ 3401

Check 3401 Amount \$522.60 Date 6/6/2024

page 7(8-6)



You matter more.

Date 7/31/24 Page 1  
Primary Account ~~XXXXXXXXXX~~  
Enclosures 2

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER        | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|-----------------------|-------------------|-----------------|------------|
| <del>XXXXXXXXXX</del> | BUSINESS COMPLETE | 13,805.23       | 2          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

| BUSINESS COMPLETE  |                       | Enclosures                    | 2                    |
|--------------------|-----------------------|-------------------------------|----------------------|
| Account Number     | <del>XXXXXXXXXX</del> | Statement Dates               | 7/01/24 thru 7/31/24 |
| Previous Balance   | 11,173.76             | Days In This Statement Period | 31                   |
| 1 Deposits/Credits | 4,355.00              | Average Ledger                | 14,171.31            |
| 8 Withdrawals      | 930.93                |                               |                      |
| 2 Checks           | 792.60                | Average Collected             | 13,769.22            |
| Service Charges    | .00                   |                               |                      |
| Interest Paid      | .00                   |                               |                      |
| Current Balance    | 13,805.23             |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 7/05                             | Deposit     | 4,355.00 | 340032359 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION        | AMOUNT  | REFERENCE |
|------|--------------------|---------|-----------|
| 7/02 | CMP PMT CMP<br>PPD | 80.72-  | 952602769 |
| 7/02 | CMP PMT CMP<br>PPD | 174.28- | 952602874 |

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**You matter more.**

Date 7/31/24      Page 2  
 Primary Account ~~4041-11309~~  
 Enclosures 2

BUSINESS COMPLETE  (Continued)

WITHDRAWALS

| DATE | DESCRIPTION                        | AMOUNT  | REFERENCE |
|------|------------------------------------|---------|-----------|
| 7/25 | UT BILL      UNITIL ME<br>PPD      | 34.65-  | 427523517 |
| 7/25 | UT BILL      UNITIL ME<br>PPD      | 71.97-  | 427523041 |
| 7/25 | UT BILL      UNITIL ME<br>PPD      | 75.00-  | 427523304 |
| 7/25 | UTILITY      PORTLAND WATER<br>TEL | 180.44- | 623411344 |
| 7/31 | CMP PMT      CMP<br>PPD            | 138.93- | 453884316 |
| 7/31 | CMP PMT      CMP<br>PPD            | 174.94- | 453884201 |
|      | TOTAL WITHDRAWALS                  | 930.93- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  | DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|------|----------|--------|-----------|
| 7/08 | 3402     | 522.60 | 370001151 | 7/26 | 3403     | 270.00 | 310006335 |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 2 | TOTAL \$ OF CHECKS | 792.60 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE   |
|------|-----------|------|-----------|------|-----------|
| 7/01 | 11,173.76 | 7/08 | 14,751.16 | 7/31 | 13,805.23 |
| 7/02 | 10,918.76 | 7/25 | 14,389.10 |      |           |
| 7/05 | 15,273.76 | 7/26 | 14,119.10 |      |           |

TROY BARRA  
 394 N. BROAD ST.  
 DORHAM, NC 27222  
 DATE 7-5-24 3402  
 PAY TO THE ORDER OF Troy Hanna \$ 522.60  
Five hundred twenty-two dollars and 60/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
 ⑆211274382⑆ 3402

Check 3402 Amount \$522.60 Date 7/8/2024

Page 7 (8-7)

TROY BARRA  
 394 N. BROAD ST.  
 DORHAM, NC 27222  
 DATE 7-24-24 3403  
 PAY TO THE ORDER OF John Lyons \$ 270.00  
Two hundred seventy dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
 ⑆211274382⑆ 3403

Check 3403 Amount \$270.00 Date 7/26/2024

Page 7 (16-4)



You matter more.

Date 8/30/24 Page 1  
Primary Account  
Enclosures 3

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
|                | BUSINESS COMPLETE | 16,619.08       | 3          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

|                    |           |                               |                      |
|--------------------|-----------|-------------------------------|----------------------|
| BUSINESS COMPLETE  |           | Enclosures                    | 3                    |
| Account Number     |           | Statement Dates               | 8/01/24 thru 9/02/24 |
| Previous Balance   | 13,805.23 | Days In This Statement Period | 33                   |
| 1 Deposits/Credits | 4,355.00  | Average Ledger                | 16,589.61            |
| 4 Withdrawals      | 305.55    |                               |                      |
| 3 Checks           | 1,235.60  | Average Collected             | 16,463.70            |
| Service Charges    | .00       |                               |                      |
| Interest Paid      | .00       |                               |                      |
| Current Balance    | 16,619.08 |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 8/05                             | Deposit     | 4,355.00 | 310034978 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION            | AMOUNT  | REFERENCE |
|------|------------------------|---------|-----------|
| 8/22 | UTILITY PORTLAND WATER | 150.48- | 726666083 |
|      | TEL                    |         |           |
| 8/28 | UT BILL UNITIL ME      | 32.87-  | 026292503 |
|      | PPD                    |         |           |

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**EVERY STATEMENT SHOULD BE CHECKED WITH YOUR OWN RECORDS. IF NO ERRORS (OTHER THAN ELECTRONIC TRANSFERS) ARE REPORTED WITHIN 30 DAYS THE ACCOUNT WILL BE CONSIDERED CORRECT.**

**SUGGESTIONS TO HELP RECONCILE YOUR ACCOUNT:**

1. Have you added your interest earned for the month to your checkbook balance?
2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance?
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

**IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS**

Call or Write:

Bangor Support  
Bangor Savings Bank  
P.O. Box 930  
Bangor, Maine 04402-0930  
Toll Free: 1.877.Bangor1 (1.877.226.4671)

as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

We will investigate the complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error so that you have use of the money during the time it takes us to complete our investigation.

For errors involving transactions occurring within 30 days after the first deposit to a new account, as defined by regulation, the period referred to above is 20 days instead of 10 days.

| ACCOUNT RECONCILIATION                                                           |        |
|----------------------------------------------------------------------------------|--------|
| ① <b>ADD INTEREST TO/OR SUBTRACT SERVICE CHARGE FROM YOUR CHECKBOOK BALANCE.</b> |        |
| ② <b>ENTER ALL OUTSTANDING CHECKS.</b>                                           |        |
| NUMBER                                                                           | AMOUNT |
|                                                                                  |        |
|                                                                                  |        |
|                                                                                  |        |
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| TOTAL - OUTSTANDING                                                              |        |
| ③ <b>ENTER</b> ENDING BANK BALANCE                                               |        |
| ④ <b>ADD</b> DEPOSITS MADE AFTER STATEMENT DATE                                  |        |
| ⑤ SUB TOTAL                                                                      |        |
| ⑥ <b>SUBTRACT</b> TOTAL OUTSTANDING* (FOR STEP 2)                                |        |
| ⑦ YOUR CHECKBOOK SHOULD SHOW THIS BALANCE                                        |        |





You matter more.

Date 8/30/24  
Primary Account  
Enclosures

Page 2  
3

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE              | DESCRIPTION              | AMOUNT  | REFERENCE |
|-------------------|--------------------------|---------|-----------|
| 8/28              | UT BILL UNITIL ME<br>PPD | 53.89-  | 026292290 |
| 8/28              | UT BILL UNITIL ME<br>PPD | 68.31-  | 026292026 |
| TOTAL WITHDRAWALS |                          | 305.55- |           |

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  | DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|------|----------|--------|-----------|
| 8/06 | 3404     | 613.00 | 310009549 | 8/30 | 3406     | 100.00 | 360001169 |
| 8/07 | 3405     | 522.60 | 330000671 |      |          |        |           |

\* checks missing from sequence

|                   |   |                    |          |
|-------------------|---|--------------------|----------|
| TOTAL # OF CHECKS | 3 | TOTAL \$ OF CHECKS | 1,235.60 |
|-------------------|---|--------------------|----------|

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE   |
|------|-----------|------|-----------|------|-----------|
| 8/01 | 13,805.23 | 8/07 | 17,024.63 | 8/30 | 16,619.08 |
| 8/05 | 18,160.23 | 8/22 | 16,874.15 |      |           |
| 8/06 | 17,547.23 | 8/28 | 16,719.08 |      |           |

TROY HANCO  
394 MEADOW RD  
DORHAM, NH 04222

DATE 8-2-24 3404

PAY TO THE ORDER OF John Lyons \$ 613.00  
Six hundred thirteen dollars and 00/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

42112743824 3404

Check 3404 Amount \$613.00 Date 8/6/2024

page 7 (16-5)

TROY HANCO  
394 MEADOW RD  
DORHAM, NH 04222

DATE 8-6-24 3405

PAY TO THE ORDER OF Troy Hanna \$ 522.60  
Five hundred twenty-two and 60/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

42112743824 3405

Check 3405 Amount \$522.60 Date 8/7/2024

page 7 (8-8)

TROY HANCO  
394 MEADOW RD  
DORHAM, NH 04222

DATE 8-19-24 3406

PAY TO THE ORDER OF Eliot Coates \$ 100.00  
One hundred dollars and 00/100 DOLLARS

Bangor Savings Bank  
Bangor, ME

42112743824 3406

Check 3406 Amount \$100.00 Date 8/30/2024

page 7 (12-3)



You matter more.

Date 9/30/24  
Primary Account  
Enclosures

Page 1  
~~1~~  
1

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER        | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|-----------------------|-------------------|-----------------|------------|
| <del>1111111111</del> | BUSINESS COMPLETE | 11,727.81       | 1          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

| BUSINESS COMPLETE  |                       | Enclosures                    | 1                    |
|--------------------|-----------------------|-------------------------------|----------------------|
| Account Number     | <del>1111111111</del> | Statement Dates               | 9/03/24 thru 9/30/24 |
| Previous Balance   | 16,619.08             | Days In This Statement Period | 28                   |
| 1 Deposits/Credits | 4,355.00              | Average Ledger                | 12,448.57            |
| 10 Withdrawals     | 8,723.67              |                               |                      |
| 1 Checks           | 522.60                | Average Collected             | 12,003.39            |
| Service Charges    | .00                   |                               |                      |
| Interest Paid      | .00                   |                               |                      |
| Current Balance    | 11,727.81             |                               |                      |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 9/06                             | Deposit     | 4,355.00 | 380033951 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,355.00 |           |

#### WITHDRAWALS

| DATE | DESCRIPTION | AMOUNT  | REFERENCE |
|------|-------------|---------|-----------|
| 9/04 | CMP PMT CMP | 120.62- | 258558536 |
|      | PPD         |         |           |
| 9/04 | CMP PMT CMP | 194.50- | 258569008 |
|      | PPD         |         |           |

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**EVERY STATEMENT SHOULD BE CHECKED WITH YOUR OWN RECORDS. IF NO ERRORS (OTHER THAN ELECTRONIC TRANSFERS) ARE REPORTED WITHIN 30 DAYS THE ACCOUNT WILL BE CONSIDERED CORRECT.**

**SUGGESTIONS TO HELP RECONCILE YOUR ACCOUNT:**

1. Have you added your interest earned for the month to your checkbook balance?
2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance?
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

**IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS**

Call or Write:

Bangor Support  
Bangor Savings Bank  
P.O. Box 930  
Bangor, Maine 04402-0930  
Toll Free: 1.877.Bangor1 (1.877.226.4671)

as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

We will investigate the complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error so that you have use of the money during the time it takes us to complete our investigation.

For errors involving transactions occurring within 30 days after the first deposit to a new account, as defined by regulation, the period referred to above is 20 days instead of 10 days.

| ACCOUNT RECONCILIATION                                                           |        |
|----------------------------------------------------------------------------------|--------|
| <b>① ADD INTEREST TO/OR SUBTRACT SERVICE CHARGE FROM YOUR CHECKBOOK BALANCE.</b> |        |
| <b>② ENTER ALL OUTSTANDING CHECKS.</b>                                           |        |
| NUMBER                                                                           | AMOUNT |
|                                                                                  |        |
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|                                                                                  |        |
| <b>TOTAL - OUTSTANDING</b>                                                       |        |
| <b>③ ENTER ENDING BANK BALANCE</b>                                               |        |
| <b>④ ADD DEPOSITS MADE AFTER STATEMENT DATE</b>                                  |        |
| <b>⑤ SUB TOTAL</b>                                                               |        |
| <b>⑥ SUBTRACT TOTAL OUTSTANDING* (FOR STEP 2)</b>                                |        |
| <b>⑦ YOUR CHECKBOOK SHOULD SHOW THIS BALANCE</b>                                 |        |



You matter more.

Date 9/30/24  
Primary Account  
Enclosures

Page 2  
1

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE | DESCRIPTION                                                                          | AMOUNT    | REFERENCE |
|------|--------------------------------------------------------------------------------------|-----------|-----------|
| 9/05 | PAYMENT City of Portland<br>WEB 0001                                                 | 7,256.84- | 011946915 |
| 9/09 | DBT CRD 0726 09/07/24 41<br>FEDEX OFFIC16800<br>50 MONUMENT SQ<br>PORTLANDME C# 1135 | 10.53-    | 200083905 |
| 9/09 | DBT CRD 0828 09/07/24 58<br>MAINE HDWE<br>274 SAINT JOHN STRE<br>PORTLANDME C# 1135  | 23.19-    | 200154881 |
| 9/13 | PAYMENT City of Portland<br>WEB 999000000042290                                      | 805.63-   | 915512519 |
| 9/25 | UT BILL UNITIL ME<br>PPD                                                             | 34.58-    | 723112785 |
| 9/25 | UT BILL UNITIL ME<br>PPD                                                             | 56.08-    | 723112570 |
| 9/25 | UT BILL UNITIL ME<br>PPD                                                             | 70.25-    | 723112305 |
| 9/26 | UTILITY PORTLAND WATER<br>TEL                                                        | 151.45-   | 120993992 |
|      | TOTAL WITHDRAWALS                                                                    | 8,723.67- |           |

Page 7 (4-1)  
Page 7 (4-2)  
Page 7 (4-3)  
This was all  
associated with  
petition to historic  
district to replace  
roof

CHECKS

| DATE | CHECK NO | AMOUNT | TRACE NO  |
|------|----------|--------|-----------|
| 9/09 | 3408     | 522.60 | 390001166 |

\* checks missing from sequence

TOTAL # OF CHECKS

1

TOTAL \$ OF CHECKS

522.60

BALANCE BY DATE

| DATE | BALANCE   | DATE | BALANCE   | DATE | BALANCE   |
|------|-----------|------|-----------|------|-----------|
| 9/03 | 16,619.08 | 9/06 | 13,402.12 | 9/25 | 11,879.26 |
| 9/04 | 16,303.96 | 9/09 | 12,845.80 | 9/26 | 11,727.81 |
| 9/05 | 9,047.12  | 9/13 | 12,040.17 |      |           |

TROY KAUBA  
 384 KIDDER RD  
 DORHAN, ME 04222  
 DATE 9-6-24 3408  
 PAY TO THE ORDER OF Troy Kauba \$ 522.60  
Five hundred twenty-two dollars and 60/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
 MICR: ⑆2⑆⑆274382⑆ ⑆⑆⑆⑆⑆⑆⑆⑆⑆⑆⑆⑆ 3408

Check 3408 Amount \$522.60 Date 9/9/2024

Page 7 (8-9)





You matter more.

Date 10/31/24  
Primary Account  
Enclosures

Page 1  
  
2

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER                  | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|---------------------------------|-------------------|-----------------|------------|
| <del>                    </del> | BUSINESS COMPLETE | 15,051.15       | 2          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

|                    |                                 |                               |                        |
|--------------------|---------------------------------|-------------------------------|------------------------|
| BUSINESS COMPLETE  |                                 | Enclosures                    | 2                      |
| Account Number     | <del>                    </del> | Statement Dates               | 10/01/24 thru 10/31/24 |
| Previous Balance   | 11,727.81                       | Days In This Statement Period | 31                     |
| 3 Deposits/Credits | 5,259.50                        | Average Ledger                | 14,934.86              |
| 8 Withdrawals      | 1,336.35                        |                               |                        |
| 2 Checks           | 599.81                          | Average Collected             | 14,468.79              |
| Service Charges    | .00                             |                               |                        |
| Interest Paid      | .00                             |                               |                        |
| Current Balance    | 15,051.15                       |                               |                        |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 10/04                            | Deposit     | 200.00   | 380016340 |
| 10/04                            | Deposit     | 4,390.00 | 380016164 |
| 10/11                            | Deposit     | 669.50   | 380031422 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 5,259.50 |           |

#### WITHDRAWALS

| DATE  | DESCRIPTION | AMOUNT  | REFERENCE |
|-------|-------------|---------|-----------|
| 10/02 | CMP PMT CMP | 121.93- | 452106991 |
|       | PPD         |         |           |

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You matter more.

Date 10/31/24  
Primary Account  
Enclosures

Page 2  
~~2~~  
2

BUSINESS COMPLETE

~~10/31/24~~ (Continued)

WITHDRAWALS

| DATE  | DESCRIPTION                    | AMOUNT    | REFERENCE |
|-------|--------------------------------|-----------|-----------|
| 10/02 | CMP PMT CMP                    | 188.79-   | 452107465 |
|       | PPD                            |           |           |
| 10/08 | Returned Deposited/Cashed Item | 657.50-   | 000000036 |
| 10/08 | Returned Deposited/Cashed Item | 12.00-    | 000000031 |
| 10/24 | UT BILL UNITIL ME              | 34.56-    | 724013904 |
|       | PPD                            |           |           |
| 10/24 | UT BILL UNITIL ME              | 69.83-    | 724013432 |
|       | PPD                            |           |           |
| 10/24 | UT BILL UNITIL ME              | 84.42-    | 724013691 |
|       | PPD                            |           |           |
| 10/24 | UTILITY PORTLAND WATER         | 167.32-   | 520816639 |
|       | TEL                            |           |           |
|       | TOTAL WITHDRAWALS              | 1,336.35- |           |

CHECKS

| DATE  | CHECK NO | AMOUNT | TRACE NO  | DATE  | CHECK NO | AMOUNT | TRACE NO  |
|-------|----------|--------|-----------|-------|----------|--------|-----------|
| 10/08 | 3409     | 73.01  | 330000117 | 10/07 | 3410     | 526.80 | 380000332 |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 2 | TOTAL \$ OF CHECKS | 599.81 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE  | BALANCE   | DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|-------|-----------|
| 10/01 | 11,727.81 | 10/07 | 15,480.29 | 10/24 | 15,051.15 |
| 10/02 | 11,417.09 | 10/08 | 14,737.78 |       |           |
| 10/04 | 16,007.09 | 10/11 | 15,407.28 |       |           |

TROY HANCO  
 334 MEADOW RD  
 DUBLIN, ME 04222  
 DATE: 10-4-24 3409  
 PAY TO THE ORDER OF Lauren Wessels \$ 73.01  
Seventy-three dollars and 01/100 DOLLARS  
 Bangor Savings Bank  
 12312743820 3409

Check 3409 Amount \$73.01 Date 10/8/2024

page 7 (12-4)

TROY HANCO  
 334 MEADOW RD  
 DUBLIN, ME 04222  
 DATE: 10-4-24 3410  
 PAY TO THE ORDER OF Troy Hanna \$ 526.80  
Five hundred twenty-six dollars and 80/100 DOLLARS  
 Bangor Savings Bank  
 12312743820 3410

Check 3410 Amount \$526.80 Date 10/7/2024

page 7 (8-10)



You matter more.

Date 11/29/24  
Primary Account  
Enclosures

Page 1  
1  
1

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
| [REDACTED]     | BUSINESS COMPLETE | 18,199.51       | 1          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

|                    |            |                               |                        |
|--------------------|------------|-------------------------------|------------------------|
| BUSINESS COMPLETE  |            | Enclosures                    | 1                      |
| Account Number     | [REDACTED] | Statement Dates               | 11/01/24 thru 12/01/24 |
| Previous Balance   | 15,051.15  | Days In This Statement Period | 31                     |
| 1 Deposits/Credits | 4,390.00   | Average Ledger                | 17,947.01              |
| 6 Withdrawals      | 714.84     |                               |                        |
| 1 Checks           | 526.80     | Average Collected             | 17,811.84              |
| Service Charges    | .00        |                               |                        |
| Interest Paid      | .00        |                               |                        |
| Current Balance    | 18,199.51  |                               |                        |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 11/06                            | Deposit     | 4,390.00 | 380008711 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,390.00 |           |

#### WITHDRAWALS

| DATE  | DESCRIPTION | AMOUNT  | REFERENCE |
|-------|-------------|---------|-----------|
| 11/05 | CMP PMT CMP | 111.16- | 658046481 |
|       | PPD         |         |           |
| 11/05 | CMP PMT CMP | 185.43- | 658045829 |
|       | PPD         |         |           |

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**SUGGESTIONS TO HELP RECONCILE YOUR ACCOUNT:**

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2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance?
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

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Bangor Support  
Bangor Savings Bank  
P.O. Box 930  
Bangor, Maine 04402-0930  
Toll Free: 1.877.Bangor1 (1.877.226.4671)

as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

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| ACCOUNT RECONCILIATION                                                                  |        |
|-----------------------------------------------------------------------------------------|--------|
| ① <b>ADD</b> INTEREST TO/OR <b>SUBTRACT</b> SERVICE CHARGE FROM YOUR CHECKBOOK BALANCE. |        |
| ② <b>ENTER</b> ALL OUTSTANDING CHECKS.                                                  |        |
| NUMBER                                                                                  | AMOUNT |
|                                                                                         |        |
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|                                                                                         |        |
| TOTAL - OUTSTANDING                                                                     |        |
| ③ <b>ENTER</b> ENDING BANK BALANCE                                                      |        |
| ④ <b>ADD</b> DEPOSITS MADE AFTER STATEMENT DATE                                         |        |
| ⑤ <b>SUB</b> TOTAL                                                                      |        |
| ⑥ <b>SUBTRACT</b> TOTAL OUTSTANDING* (FOR STEP 2)                                       |        |
| ⑦ <b>YOUR CHECKBOOK SHOULD SHOW THIS BALANCE</b>                                        |        |





**You matter more.**

Date 11/29/24  
Primary Account  
Enclosures

Page 2  
  
1

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE  | DESCRIPTION                        | AMOUNT  | REFERENCE |
|-------|------------------------------------|---------|-----------|
| 11/21 | UTILITY      PORTLAND WATER<br>TEL | 183.19- | 923280314 |
| 11/27 | UT BILL      UNITIL ME<br>PPD      | 34.56-  | 626396531 |
| 11/27 | UT BILL      UNITIL ME<br>PPD      | 73.29-  | 626396058 |
| 11/27 | UT BILL      UNITIL ME<br>PPD      | 127.21- | 626396315 |
|       | TOTAL WITHDRAWALS                  | 714.84- |           |

CHECKS

| DATE  | CHECK NO | AMOUNT | TRACE NO  |
|-------|----------|--------|-----------|
| 11/07 | 3407     | 526.80 | 330000925 |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 1 | TOTAL \$ OF CHECKS | 526.80 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE  | BALANCE   | DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|-------|-----------|
| 11/01 | 15,051.15 | 11/06 | 19,144.56 | 11/21 | 18,434.57 |
| 11/05 | 14,754.56 | 11/07 | 18,617.76 | 11/27 | 18,199.51 |

|                                                   |  |                     |      |
|---------------------------------------------------|--|---------------------|------|
| TROY NADGA<br>284 MEADOW RD.<br>DUBLIN, MA 01922  |  | Date <u>11-6-24</u> | 3407 |
| PAY TO THE ORDER OF <u>Troy Nadga</u>             |  | \$ <u>526.80</u>    |      |
| <u>Five hundred twenty-six dollars and 00/100</u> |  | DOLLARS             |      |
| Bangor Savings Bank<br>Bangor, ME                 |  | <u>Troy Nadga</u>   |      |
| ⑆ 221 274 38 218 ⑆                                |  | 3407                |      |

Check 3407 Amount \$526.80 Date 11/7/2024

page 7 (8-11)



You matter more.

Date 12/31/24  
Primary Account  
Enclosures

Page 1  
[REDACTED]  
3

DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING  
3946 EASTON TERRACE  
SARASOTA FL 34238-2617

#### SUMMARY OF ACCOUNTS

| ACCOUNT NUMBER | ACCOUNT TITLE     | CURRENT BALANCE | ENCLOSURES |
|----------------|-------------------|-----------------|------------|
| [REDACTED]     | BUSINESS COMPLETE | 20,874.94       | 3          |

#### CHECKING ACCOUNTS

ACCOUNT TITLE: DENNY A FULLER  
D/B/A DENNY FULLER  
CUMBERLAND AVE APTS OPERATING

|                    |            |                               |                        |
|--------------------|------------|-------------------------------|------------------------|
| BUSINESS COMPLETE  |            | Enclosures                    | 3                      |
| Account Number     | [REDACTED] | Statement Dates               | 12/02/24 thru 12/31/24 |
| Previous Balance   | 18,199.51  | Days In This Statement Period | 30                     |
| 1 Deposits/Credits | 4,390.00   | Average Ledger                | 21,394.43              |
| 7 Withdrawals      | 992.77     |                               |                        |
| 3 Checks           | 721.80     | Average Collected             | 21,254.77              |
| Service Charges    | .00        |                               |                        |
| Interest Paid      | .00        |                               |                        |
| Current Balance    | 20,874.94  |                               |                        |

#### DEPOSITS AND OTHER CREDITS

| DATE                             | DESCRIPTION | AMOUNT   | REFERENCE |
|----------------------------------|-------------|----------|-----------|
| 12/03                            | Deposit     | 4,390.00 | 380023019 |
| TOTAL DEPOSITS AND OTHER CREDITS |             | 4,390.00 |           |

#### WITHDRAWALS

| DATE  | DESCRIPTION        | AMOUNT  | REFERENCE |
|-------|--------------------|---------|-----------|
| 12/03 | CMP PMT CMP<br>PPD | 98.67-  | 858760394 |
| 12/03 | CMP PMT CMP<br>PPD | 171.25- | 858760279 |

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**EVERY STATEMENT SHOULD BE CHECKED WITH YOUR OWN RECORDS. IF NO ERRORS (OTHER THAN ELECTRONIC TRANSFERS) ARE REPORTED WITHIN 30 DAYS THE ACCOUNT WILL BE CONSIDERED CORRECT.**

**SUGGESTIONS TO HELP RECONCILE YOUR ACCOUNT:**

1. Have you added your interest earned for the month to your checkbook balance?
2. Have you deducted your service charge for the month from your checkbook balance?
3. Have you added all deposits made after the statement date to the ending bank balance?
4. Have you rechecked the addition of all your outstanding checks?
5. Have you added all deposits, cash advances, fund transfers, or credit memos shown on the statement, to your checkbook balance?
6. Have you deducted all checks, standby money payments, debit memos, fund transfers or bank charges shown on the statement from your checkbook balance?
7. Have you checked the addition and subtraction in your checkbook?
8. Do the checks and deposits that you wrote agree with the amount you recorded in your checkbook register?
9. Does the amount encoded on the lower right corner of your checks and deposits agree with the amount that you wrote them for?

**IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS**

Call or Write:

Bangor Support  
Bangor Savings Bank  
P.O. Box 930  
Bangor, Maine 04402-0930  
Toll Free: 1.877.Bangor1 (1.877.226.4671)

as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer that you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

We will investigate the complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error so that you have use of the money during the time it takes us to complete our investigation.

For errors involving transactions occurring within 30 days after the first deposit to a new account, as defined by regulation, the period referred to above is 20 days instead of 10 days.

| ACCOUNT RECONCILIATION                                                                  |        |
|-----------------------------------------------------------------------------------------|--------|
| ① <b>ADD</b> INTEREST TO/OR <b>SUBTRACT</b> SERVICE CHARGE FROM YOUR CHECKBOOK BALANCE. |        |
| ② <b>ENTER</b> ALL OUTSTANDING CHECKS.                                                  |        |
| NUMBER                                                                                  | AMOUNT |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
|                                                                                         |        |
| TOTAL - OUTSTANDING                                                                     |        |
| ③ <b>ENTER</b> ENDING BANK BALANCE                                                      |        |
| ④ <b>ADD</b> DEPOSITS MADE AFTER STATEMENT DATE                                         |        |
| ⑤ <b>SUB</b> TOTAL                                                                      |        |
| ⑥ <b>SUBTRACT</b> TOTAL OUTSTANDING* (FOR STEP 2)                                       |        |
| ⑦ YOUR CHECKBOOK SHOULD SHOW THIS BALANCE                                               |        |



You matter more.

Date 12/31/24  
Primary Account  
Enclosures

Page 2  
3

Page 7 (4-4)

BUSINESS COMPLETE

(Continued)

WITHDRAWALS

| DATE  | DESCRIPTION                                     | AMOUNT  | REFERENCE |
|-------|-------------------------------------------------|---------|-----------|
| 12/24 | PAYMENT City of Portland<br>WEB 999000000045745 | 191.00- | 714302478 |
| 12/26 | UT BILL UNITIL ME<br>PPD                        | 34.93-  | 725791021 |
| 12/26 | UT BILL UNITIL ME<br>PPD                        | 83.97-  | 725790541 |
| 12/26 | UTILITY PORTLAND WATER<br>TEL                   | 135.58- | 623178549 |
| 12/26 | UT BILL UNITIL ME<br>PPD                        | 277.37- | 725790804 |
|       | TOTAL WITHDRAWALS                               | 992.77- |           |

CHECKS

| DATE  | CHECK NO | AMOUNT | TRACE NO  | DATE  | CHECK NO | AMOUNT | TRACE NO  |
|-------|----------|--------|-----------|-------|----------|--------|-----------|
| 12/16 | 3411     | 100.00 | 360000822 | 12/04 | 4501     | 526.80 | 340000850 |
| 12/05 | 4500*    | 95.00  | 310005476 |       |          |        |           |

\* checks missing from sequence

|                   |   |                    |        |
|-------------------|---|--------------------|--------|
| TOTAL # OF CHECKS | 3 | TOTAL \$ OF CHECKS | 721.80 |
|-------------------|---|--------------------|--------|

BALANCE BY DATE

| DATE  | BALANCE   | DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|-------|-----------|
| 12/02 | 18,199.51 | 12/05 | 21,697.79 | 12/26 | 20,874.94 |
| 12/03 | 22,319.59 | 12/16 | 21,597.79 |       |           |
| 12/04 | 21,792.79 | 12/24 | 21,406.79 |       |           |

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TROY RAMO  
 324 WEAVER RD  
 DODDSON, ME 04222  
 DATE 11-3-24 3411  
 PAY TO THE ORDER OF Matt Myers \$ 100.00  
One hundred dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
 John cancellation M. H.  
 ⑆2111274382⑆ 3411

Check 3411 Amount \$100.00 Date 12/16/2024

TROY RAMO  
 324 WEAVER RD  
 DODDSON, ME 04222  
 DATE 12-3-24 4500  
 PAY TO THE ORDER OF John Lyons \$ 95.00  
Ninety-five dollars and 00/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
M. H.  
 ⑆2111274382⑆ 4500

Check 4500 Amount \$95.00 Date 12/5/2024

TROY RAMO  
 324 WEAVER RD  
 DODDSON, ME 04222  
 DATE 12-3-24 4501  
 PAY TO THE ORDER OF Troy Hanna \$ 526.80  
Five hundred twenty-six dollars and 80/100 DOLLARS  
 Bangor Savings Bank  
 Bangor, ME  
M. H.  
 ⑆2111274382⑆ 4501

Check 4501 Amount \$526.80 Date 12/4/2024

Page 7 (12-5)

Page 7 (16-6)

Page 7 (8-12)



We are fully insured  
and licensed.

TOLL FREE: 1-877-211-0212  
OFFICE: 508-488-6639  
FAX: 508-488-6640



4 Evergreen Lane  
Hopedale, MA 01747  
www.lctroofing.com  
email:info@lctroofing.com

CT-HIC0628724 MA-HIC166876 RI-HIC35948

**Proposal Submitted to:**

Denny Fuller  
489 Cumberland Ave  
Portland ME

Date: 4/2/2025  
Phone: 207-233-8051  
troyallagash@gmail.com

**Change Order**

**Original Contract Date: 8/03/24**

**Project Address:** 489 Cumberland Ave; Portland ME

**Reason for Change Order:**

- Adding 13 solar powered blinds with a hub connector

**Revised Contract Price:**

Original Contract Price: \$61,800.00  
Total Change Order Cost: \$5000.00  
Revised Total Contract Price: \$66,800.00

Sixty Six Thousand and Eight Hundred Dollars .....(\$66,800.00) with payments to be made as follows:

| Deposit     | @ Start     | Due When Complete |
|-------------|-------------|-------------------|
| \$22,266.00 | \$22,266.00 | \$22,268.00       |

**Warranties**

Workmanship: 15 year warranty.

**Terms and Conditions**

1. Access to Property: Client shall provide the contractor with access to the property during working hours.
  2. Change Orders: Any additional work or changes to the original scope must be documented in a change order and signed by both parties.
  3. Work Compensation & Liability: LCT Construction Services Inc. will maintain appropriate insurance coverage throughout the project.
  4. Termination: Either party may terminate this contract in writing under specified conditions (e.g., breach of terms).
- ❖ **Under the Mechanics' Lien Law, any contractor, subcontractor, laborer, materialman, or other person who helps to improve your property and is not paid for his labor, services or material, has a right to enforce his claim against your property.**

**Acceptance of Proposal** – The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. In the event of a job cancellation there will be a \$500.00 charge to cover the permit fees and administrative expenses.

Date of Acceptance APRIL 17, 2025

Authorized Signature \_\_\_\_\_

Note this proposal may be withdrawn by us if not accepted within \_\_\_\_\_ days

Owner Signature \_\_\_\_\_

Owner Signature \_\_\_\_\_

City of Portland | Permitting and Inspections  
Zachary Lenhert, Licensing and Housing Safety Manager



**To: City of Portland Rent Board**  
**From: Licensing and Housing Safety Office**  
**Re: 489 Cumberland Ave - Rent Control Audit**

The Long Term Rental registration for 489 Cumberland Ave (20181349) is currently undergoing a rent control audit under code case RCC2500364.

Thank you,

A handwritten signature in black ink, appearing to read "Dylan Orr", is written over a light blue horizontal line.

Dylan Orr  
City of Portland  
Business Licensing & Housing Safety Office

**City of Portland – Housing Safety Division**  
**LANDLORD APPLICATION FOR RENT INCREASE SUMMARY**

**Date of Hearing:**

August 27, 2025

**Owner Name and Address:**

The Fredericka Kapothanasis Testamentary Trust  
27 Running Brook Rd  
Westbrook, ME 04092

**Agent Name and Address:**

Kevin A. King  
PO Box 695  
Westbrook, ME 04098-0695

**Property Address and Unit:**

218 Ocean Ave, Units 218, 220 & 222

**CBL:**

140-B-015-001

**Tenants/Interested Parties:**

Yes

# **City of Portland Permitting and Inspections Department Landlord Worksheet/Petition for Rent Board Approved Increase Rent Increase using Fair Return Standard: Maintenance of Net Operating Income (MNOI)**

## **Note to Applicants**

All information and documentation provided in this application will be made available to the public, pursuant to applicable public access laws in the State of Maine. An Applicant may choose to redact sensitive information contained herein, including, but not limited to bank account information, debit card or credit card information, government-issued identification information, personal contact information such as phone numbers, email addresses, tenant or employee names, or other personally identifying information. The Rent Board may act within its authority to request any additional information it deems pertinent to the application at hand.

## **Introductory Information**

A landlord is entitled to a fair return on investment, which means an amount sufficient to allow a just and reasonable rate of return, to encourage the investment of capital in the rental housing market, to fairly compensate investors for the risks they have assumed, and to achieve minimum constitutionally protected standards.

Pursuant to the Rent Control Ordinance, the fair return on investment must be calculated using Maintenance of Net Operating Income (MNOI). This methodology presumes the net operating income the landlord earned from a Covered unit during the calendar year 2019 yielded a fair return on investment unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. To qualify for an MNOI increase, the landlord has to file this application for a hearing by the Rent Board.

### **1. Presumption of Base Year Net Operating Income**

It shall be presumed that the net operating income received by the landlord during the calendar year 2019 (the Base Year) yielded a Fair Return on investment. This presumption may be rebutted, in which case an adjusted Base Year Net Operating Income shall be used.

### **2. Fair Return**

A landlord has the right to obtain a net operating income equal to the Base Year (2019) net operating income adjusted by 100% of the percentage increase in the Consumer Price Index (CPI), since the Base Year. It shall be presumed this standard provides a Fair Return.

### **3. Base Year:**

- a. Calendar year 2019 is the Base Year.
- b. In the event that a prior determination of the allowable Rent is made pursuant to a Fair Return petition, if a subsequent petition is filed, the Base Year shall be the year that was considered as the "current year" in the prior petition.
- c. Unless otherwise exempted from the limitation on rent increases by local, state or federal laws or regulations, if a Rental Unit enters the marketplace for the first time after 2019, the Base Year shall be the year the Unit entered the marketplace.

### **4. Current Year**

The "current year" shall be the calendar year preceding the petition.

### **5. CPI (Consumer Price Index)**

The annual CPI for the current year for All Urban Consumers for the Greater Boston Metro area (All Urban Consumers, All Items) provided by the U.S. Bureau of Labor Statistics [[Bureau of Labor Statistics Data \(bls.gov\)](https://www.bls.gov)].

### **6. Limits of Allowable Rent Increases in Any One Year**

If the amount of any rent increase granted pursuant to a fair return petition exceeds 10%, the portion in excess of 10% shall be deferred to the next year or years following the procedure for Banked Rent.

### General Information About the Property

Street Address: 218-222 Ocean Avenue, Portland, ME 04103

Parcel Numbers(s): 140 B015001

Year Property Purchased by Current Owner: July 10, 2022 - Deed Transfer to Trust

Total Number of Units on the Property: 3

Total Number of Units Affected by Proposed Rent Increase: 3

Are there Rental Units that are Partially or Fully Exempt (circle)? Yes ☐ No ☒

If yes, number of Exempt Rental Units and Basis for Exemption: \_\_\_\_\_

### I. Landlord Information

Name: The Fredericka Kapothanasis Testamentary Trust c/o Paul Kapothanasis, Trustee

Phone(s): 207-318-7654

Business Address: 27 Running Brook Road

City, State, Zip: Westbrook, Maine 04092

Business E-mail: paulk@promptoil.com

### II. Agent Information (if applicable)

Name: Kevin A. King

Phone(s): 207-318-7568

Business Address: PO Box 695

City, State, Zip: Westbrook, Maine 04098-0695

Business E-mail: kking@promptoil.com

### III. Services

Please check the applicable box to identify the manner in which each service is paid.

|             | Paid by Landlord, but<br>not passed through to<br>Tenants | Tenants pay service<br>directly     | Landlord pays service<br>and passes cost<br>through to Tenants |
|-------------|-----------------------------------------------------------|-------------------------------------|----------------------------------------------------------------|
| Gas         | <input type="checkbox"/>                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Electricity | <input type="checkbox"/>                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Water       | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Sewer       | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Garbage     | <input type="checkbox"/>                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Other:      | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input type="checkbox"/>                                       |

#### IV.Changes to Services

Briefly describe the services provided to the rental units. Include all services provided and state which services are provided without additional charge.

The services checked in the boxes above are the only services provided to the rental units.

If there have been any changes to the services listed above or in the responsibility for their payment since the base year, please explain:

Other than repairs and improvements, there have been no actual changes in services to tenants.



## V. Income and Expense Explanation and Calculation

### Calculation of Net Operating Income

Net operating income shall be calculated by subtracting operating expenses from gross rental income.

### Gross Rental Income

Gross rental income includes:

- Scheduled rental income at one hundred percent (100%) occupancy plus all other income or consideration received or in connection with the use or occupancy of the Rental Unit.  
If there is a change in the number of rental units between the Base Year & Current Year, the rental income and expenses for the same number of units shall be used in calculating the net operating income for both periods. The purpose of this provision is to provide a fair compensation between the Base Year and the Current Year.
- Vacant or owner-occupied rental units at the time a petition is filed, that provided rental income in the Base Year, shall count toward the calculation of gross rental income in the Current Year. The Rent Program shall attribute rental income calculated on the basis of average rents for comparable units at the property that were most recently rented. If no comparable units on the property were rented within the last two years, initial rents for comparable units in the City may be used if there is no other basis for its calculation.

Gross rental income shall not include:

- Utility charges that are sub-metered, for gas, electricity or water paid directly by the tenant;
- Charges for refuse disposal, sewer service or other services (which are either provided solely on a cost pass-through basis if they are regulated by state or local law)

## VI. Operating Expenses

Operating expenses include reasonable costs of operation and maintenance of the Rental Unit, including:

- Management Expenses;
- Utility Costs except a utility that are paid directly by the tenant(s);
- Real Property Taxes Assessed and Paid;
- Insurance;
- License, Registration and other Public Fees;
- Landlord-performed Labor;
- Legal Expenses;
- The Amortized Costs of Capital Improvements; and
- Other Reasonable Operating Expenses.

Operating expenses shall not include the following:

- Mortgage principal or interest payments or other debt service costs and costs associated with obtaining financing;
- Any penalties, fees or interest assessed or awarded for violation of any provision of this chapter or of any other provision of law;
- Land lease expenses;
- Political contributions and payments to organizations or individuals which are substantially devoted to legislative lobbying purposes;
- Depreciation;
- Any expenses for which the Landlord has been reimbursed by any utility rebate or discount, Security Deposit, insurance settlement, judgment for damages, settlement or any other method or device;
- Unreasonable increases in expenses since the Base Year;
- Expenses associated with the provision of master-metered gas and electricity services;

- Expenses which are attributable to unreasonable delays in performing necessary maintenance or repair work or the failure to complete necessary replacements. (For example if a roof replacement is unreasonably delayed, the full cost of the roof replacement would be allowed; however, if interior water damage occurred as a result of the unreasonable delay, that expense would not be allowable to support a fair return); and
- Unreasonable Expenses.

#### Claim for Base Rent Adjustment

A claim may be made for a Base Year Rent Adjustment if the Base Year Rent and/or earlier rent amounts were disproportionately low. A Base Year Rent Adjustment will be considered if the evidence supporting a requested adjustment is provided and sufficiently compelling enough to show that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. Landlords may rebut the presumption that the Base Year net operating income provided a fair return. If a claim is made on this basis, the petitioner must complete Section XIX, Claim for Adjustment of Base Year Net Operating Income and Associated Rent Adjusted Claim at the end of this Application.

**Check here ☒ if a claim for a Base Year Rent Adjustment is included in this application and complete Section XVIII of this Application.**

## VII. Income Worksheet

|                                                                                             | Base Year (2019) <sup>1</sup> | Current Year (2024)     |
|---------------------------------------------------------------------------------------------|-------------------------------|-------------------------|
| <b>Rental Income</b>                                                                        |                               |                         |
| 1. Gross scheduled rental income (total for the calendar year) including uncollected rent.  | \$ <u>\$25,200</u>            | \$ <u>\$25,200</u>      |
| 2. Portion Attributable to Vacancy                                                          | \$ _____                      | \$ _____                |
| <b>Fees (indicate what fee is for):</b>                                                     |                               |                         |
| 3. Late fees                                                                                | \$ _____                      | \$ _____                |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$ _____                      | \$ _____                |
| 5. _____                                                                                    | \$ _____                      | \$ _____                |
| 6. _____                                                                                    | \$ _____                      | \$ _____                |
| 7. _____                                                                                    | \$ _____                      | \$ _____                |
| <b>Other Income (list separately by type)<sup>2</sup>:</b>                                  |                               |                         |
| 8. _____                                                                                    | \$ _____                      | \$ _____                |
| 9. _____                                                                                    | \$ _____                      | \$ _____                |
| 10. _____                                                                                   | \$ _____                      | \$ _____                |
| <b>Fees charged by landlord for Utilities</b>                                               |                               |                         |
| 11. Gas                                                                                     | \$ _____                      | \$ _____                |
| 12. Electricity                                                                             | \$ _____                      | \$ _____                |
| 13. Water                                                                                   | \$ _____                      | \$ _____                |
| 14. Sewer                                                                                   | \$ _____                      | \$ _____                |
| 15. Garbage & Recycling                                                                     | \$ _____                      | \$ _____                |
| <b>Other Utilities (list separately by type):</b>                                           |                               |                         |
| 16. _____                                                                                   | \$ _____                      | \$ _____                |
| 17. _____                                                                                   | \$ _____                      | \$ _____                |
| <b>18. TOTAL INCOME</b>                                                                     | <b>\$ <u>25,200</u></b>       | <b>\$ <u>25,200</u></b> |

(add only lines 1 and 3-17)

\_\_\_\_\_

<sup>1</sup> or an alternative year in the event of extenuating circumstances.

<sup>2</sup> Interest earned by Landlord on Tenant security deposits, other interest, or investment income.

## VIII. Operating Expense Worksheet

Additional operating expense items can be listed for this worksheet using separate page(s) as needed.

|                                                                                     | Base Year (2019) | Current Year (2024) |
|-------------------------------------------------------------------------------------|------------------|---------------------|
| 1. Assessments                                                                      | \$ _____         | \$ _____            |
| 2. Real Property Taxes                                                              | \$ <u>6,923</u>  | \$ <u>8,217</u>     |
| 3. License Tax/Fee                                                                  | \$ _____         | \$ <u>150</u>       |
| 4. Rent Board Registration Fees                                                     | \$ _____         | \$ _____            |
| 5. Insurance                                                                        | \$ _____         | \$ <u>5,036</u>     |
| 6. Accounting                                                                       | \$ _____         | \$ <u>937</u>       |
| 7. Legal (explain types of legal expenses)                                          | \$ _____         | \$ <u>3,689</u>     |
| 8. Manager /Management Services                                                     | \$ _____         | \$ _____            |
| 9. Security                                                                         | \$ _____         | \$ _____            |
| 10. Office Supplies                                                                 | \$ _____         | \$ _____            |
| 12. Normal Repairs                                                                  | \$ <u>2,746</u>  | \$ <u>4,539</u>     |
| 13. Owner-Performed Labor                                                           | \$ _____         | \$ _____            |
| 14. Plumbing Maintenance                                                            | \$ _____         | \$ _____            |
| 15. Pool Maintenance                                                                | \$ _____         | \$ _____            |
| 16. Landscape Maintenance/snow removal                                              | \$ _____         | \$ _____            |
| 17. Other Maintenance                                                               | \$ _____         | \$ _____            |
| 18. Parking Lot/Street Maintenance                                                  | \$ _____         | \$ _____            |
| 19. Gas (separately metered only)                                                   | \$ _____         | \$ _____            |
| 20. Electricity (separately metered only)                                           | \$ _____         | \$ _____            |
| 21. Water                                                                           | \$ <u>1,990</u>  | \$ <u>2,608</u>     |
| 22. Sewer                                                                           | \$ _____         | \$ _____            |
| 23. Amortized portion of Capital Expense<br>(see Sections X, XI and XII column (i)) | \$ _____         | \$ <u>58,041.61</u> |
| 24. Vandalism Repairs                                                               | \$ _____         | \$ _____            |
| 25. Uninsured Damages                                                               | \$ _____         | \$ _____            |
| <b>27. TOTAL OPERATING EXPENSES</b>                                                 | \$ <u>11,659</u> | \$ <u>83,217.61</u> |

## IX.Allowances for Capital Improvements

Operating expenses include the amortized costs of capital improvements plus an interest allowance to cover the amortization of those costs. A capital improvement shall be any improvement to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250.00 or more per unit.

Allowances for capital improvements shall be subject to the following conditions:

1. The amortization period shall be in conformance with the schedule adopted by the City, as provided in Section XI, unless it is determined that an alternate period is justified based on the evidence presented at the Rent Board hearing.
2. Capital improvement costs do not include costs incurred to bring the Rental Unit into compliance with a provision of Portland Code or state law where the original installation of the improvement was not in compliance with code requirements.

Example of a Capital Improvement with Amortized Expenses and an Interest Allowance:

Owner filed a Petition on March 1, 2023 for an individual rent adjustment for a roof that was completed covering a four-rental unit building. The cost of the Capital Improvement was \$20,000 benefiting all four units in the building. The amortization period for a roof is ten (10) years according to the below tables. The applicable interest allowance based on the Primary Mortgage Survey is 3.88% + 2% for this example. The calculation of the capital improvement per month is:

| Capital Improvement Cost | Interest Allowance | Period                   | Total Principal & Interest – Life of Improvement | Total Interest – Life of Improvement |
|--------------------------|--------------------|--------------------------|--------------------------------------------------|--------------------------------------|
| \$20,000                 | 5.88%              | 10 years<br>(120 months) | \$26,500.52                                      | \$6,500.52                           |

| Annual Amortized Cost | Monthly Amortized Cost | # of Units | Monthly Cost per Unit |
|-----------------------|------------------------|------------|-----------------------|
| \$2,650.05            | \$220.84               | 4          | \$55.21               |

## X. Amortization Period of Capital Improvements/Expenses

In amortizing capital improvements/ expenses, the following schedule shall be used to determine the amortization period of the capital improvements and expenses. Improvements add to the health & safety of the rental unit.

|                   | Years |
|-------------------|-------|
| Appliances        |       |
| Air Conditioners* | 10    |
| Refrigerator*     | 5     |
| Stove*            | 5     |
| Garbage Disposal  | 5     |
| Water Heater*     | 5     |
| Dishwasher        | 5     |
| Microwave Oven    | 5     |
| Washer/Dryer      | 5     |
|                   |       |
| Basic Items       |       |
| Fans*             | 5     |
| Cabinets*         | 10    |
| Carpentry         | 10    |
| Counters*         | 10    |
| Doors*            | 10    |
| Knobs             | 5     |

|                                    | Years |
|------------------------------------|-------|
| Screen Doors                       | 5     |
| Fencing and Security*              | 5     |
| Management                         | 5     |
| Tenant Assistance                  | 5     |
|                                    |       |
| Structural Repair and Retrofitting |       |
| Foundation Repair*                 | 10    |
| Foundation Replacement*            | 20    |
| Foundation Bolting*                | 20    |
| Iron or Steel Work                 | 20    |
| Masonry-Chimney Repair*            | 20    |
| Shear Wall Installation*           | 10    |
| Electrical Wiring*                 | 10    |
| Elevator*                          | 20    |
|                                    |       |
| Fencing                            |       |
| Chain                              | 10    |
| Block                              | 10    |
| Wood                               | 10    |
|                                    |       |



|                                | Years |
|--------------------------------|-------|
|                                |       |
| Fire Systems                   |       |
| Fire Alarm System*             | 10    |
| Fire Sprinkler System*         | 20    |
| Fire Escape*                   | 10    |
|                                |       |
| Flooring/Floor Covering        |       |
| Hardwood                       | 10    |
| Tile and Linoleum              | 5     |
| Carpet                         | 5     |
| Carpet Pad                     | 5     |
| Subfloor                       | 10    |
| Fumigation Tenting*            | 5     |
| Furniture                      | 5     |
| Automatic Garage Door Openers* | 10    |
|                                |       |
| Gates                          |       |
| Chain Link                     | 10    |
| Wrought Iron                   | 10    |
| Wood                           | 10    |

|                  | Years |
|------------------|-------|
|                  |       |
|                  |       |
| Glass            |       |
| Windows*         | 5     |
| Doors*           | 5     |
| Mirrors          | 5     |
|                  |       |
| Heating*         |       |
| Central          | 10    |
| Gas              | 10    |
| Electric         | 10    |
| Solar            | 10    |
| Insulation       | 10    |
|                  |       |
| Landscaping      |       |
| Planting         | 10    |
| Sprinklers       | 10    |
| Tree Replacement | 10    |
|                  |       |
| Lighting         |       |

|                          | Years |
|--------------------------|-------|
| Interior*                | 10    |
| Exterior*                | 5     |
| Exterior                 |       |
| Locks*                   | 10    |
| Mailboxes*               | 10    |
| Meters*                  | 10    |
|                          |       |
| Plumbing                 |       |
| Fixtures*                | 10    |
| Pipe Replacement*        | 10    |
| Re-Pipe Entire Building* | 20    |
| Shower Doors*            | 5     |
|                          |       |
| Painting                 |       |
| Interior                 | 5     |
| Exterior                 | 5     |
|                          |       |
| Paving                   |       |
| Asphalt                  | 10    |
| Cement                   | 10    |

|                          | Years |
|--------------------------|-------|
| Decking                  | 10    |
| Plastering               | 10    |
| Sump Pumps*              | 10    |
| Railings*                | 10    |
|                          |       |
| Roofing*                 |       |
| Shingle/Asphalt          | 10    |
| Built-up, Tar and Gravel | 10    |
| Tile                     | 10    |
| Gutters/Downspouts       | 10    |
|                          |       |
| Security*                |       |
| Entry Telephone Intercom | 10    |
| Gates/Doors              | 10    |
| Fencing                  | 10    |
| Alarms                   | 10    |
|                          |       |
| Sidewalks/Walkways*      | 10    |
| Stairs                   | 10    |
| Stucco                   | 10    |

|                    | Years |
|--------------------|-------|
| Tilework           | 10    |
| Wallpaper          | 5     |
| Window Coverings*  |       |
| Drapes             | 5     |
| Shades             | 5     |
| Screens            | 5     |
| Awnings            | 5     |
| Blinds/Mini-blinds | 5     |
| Shutters           | 5     |

\*Capital Improvements generally concern any change or addition to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250 or more per unit.

The \* items are likely capital improvements. Other items may depend on the circumstances.

## XI. Interest Allowance on Capital Improvements

If an amount was reported as an amortized portion of expenses on Section IX, Operating Expense Worksheet, line 23 of the Base Year or current operating expense table above, complete this section.

An interest allowance may be calculated on the cost of amortized expenses. The interest allowance shall be the interest rate equivalent to the "average rate" for a thirty-year fixed rate on home mortgages plus two percent (2%). The "average rate" shall be the rate Freddie Mac last published in its weekly Primary Mortgage Market Survey (PMMS) as of the date of the initial petition. <http://www.freddiemac.com/pmms/archive.html>

**Please use the Microsoft Excel version of this page (available from the Housing Safety Office) or an online amortization calculator to ensure that your numbers are correct.**

### Completed Capital Improvement and Expense Worksheet (Base Year)

| (a)    | (b)               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|-------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| ___    | _____             | ___                 | \$ _____     | _____%                 | ___                          | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| ___    | _____             | ___                 | \$ _____     | _____%                 | ___                          | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| ___    | _____             | ___                 | \$ _____     | _____%                 | ___                          | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| ___    | _____             | ___                 | \$ _____     | _____%                 | ___                          | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| ___    | _____             | ___                 | \$ _____     | _____%                 | ___                          | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| ___    | _____             | ___                 | \$ _____     | _____%                 | ___                          | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Base Year [add amounts in column (d)]: \$ \_\_\_\_\_

Annual Cost for Base Year [add amounts in column (i)]: \$ \_\_\_\_\_

### Completed Capital Improvement and Expense Worksheet (Current Year)

**This list may include any capital expenses that are still being amortized in the current year.** For example, if a roof was replaced last year, the amortized portion may be counted in the current year.

| (a)<br>Item # | (b)<br>Brief Description         | (c)<br># of Units Impacted | (d)<br>Initial Cost | (e)<br>Interest Rate Allowed* | (f)<br>Amortization Period (years)* | (g)<br>Interest Amount | (h)<br>Total Cost [Principal + Interest] | (i)<br>Annual Cost | (j)<br>Monthly Cost | (k)<br>Monthly Cost Per Unit |
|---------------|----------------------------------|----------------------------|---------------------|-------------------------------|-------------------------------------|------------------------|------------------------------------------|--------------------|---------------------|------------------------------|
| 1             | Basement Repairs                 | 3                          | \$ 200,000          | 8.75%                         | 20                                  | \$ 224,181.14          | \$ 424,181.14                            | \$ 21,209.06       | \$ 1,767.42         | \$ 589.14                    |
| 2             | Siding Asbestos Abatement        | 3                          | \$ 45,800           | 8.75%                         | 10                                  | \$ 23,079.58           | \$ 68,879.96                             | \$ 6,887.96        | \$ 574.00           | \$ 191.33                    |
| 3             | Siding Installation              | 3                          | \$ 84,950           | 8.75%                         | 10                                  | \$ 42,808.09           | \$ 127,758.09                            | \$ 12,775.81       | \$ 1,064.65         | \$ 354.88                    |
| 4             | New Windows                      | 3                          | \$ 28,506           | 8.75%                         | 5                                   | \$ 6,791.10            | \$ 35,297.10                             | \$ 7,059.42        | \$ 588.28           | \$ 196.09                    |
| 5             | New Furnaces                     | 2                          | \$ 27,340           | 8.75%                         | 10                                  | \$ 13,777.20           | \$ 41,117.20                             | \$ 4,111.72        | \$ 342.64           | \$ 114.21                    |
| 6             | Insulation, Doors, Steps, Paving | 3                          | \$ 39,880           | 8.75%                         | 10                                  | \$ 20,096.37           | \$ 59,976.37                             | \$ 5,997.64        | \$ 499.80           | \$ 166.60                    |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Current Year [add amounts in column (d)]: \$ 426,476

Annual Cost for Current Year [add amounts in column (i)]: \$ 58,041.61

## XII. Blank Worksheet (Optional – Available for Petitioner Use)

Asbestos removal - \$45,800.00

Siding removal/installation - \$84,950.00 (new installation)

New windows - \$28,506.00 (new installation/energy conserving)

Insulation ceilings - \$5,500.00 (new installation/energy conserving)

New furnaces - \$27,340.00 (new installation/energy efficiency)

New doors - \$6,380.00 (new installation/energy conserving)

New steps - \$20,000.00 (new installation/safety)

Paving - \$8,000.00 (New installation)

Unknown repair Contingency - \$23,524.00

Sub total - \$250,000.00



XIII. Owner-Performed Labor

Landlord-performed labor shall be compensated at reasonable hourly rates. However, no Landlord-performed labor shall be included as an operating expense unless the Landlord submits documentation showing the date, duration, and nature of the work performed. There shall be a maximum allowed under this provision of five percent (5%) of gross income unless the Landlord demonstrates that greater services were performed for the benefit of the residents.

Owner Performed Labor – Base Year

| Date (or Range) | Hours | Hourly Rate | Units Impacted | Type of Work |
|-----------------|-------|-------------|----------------|--------------|
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |

Owner Performed Labor – Current Year

| Date  | Hours | Hourly Rate | Units Impacted | Type of Work |
|-------|-------|-------------|----------------|--------------|
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |

#### XIV. Planned Capital Improvements

To encourage necessary capital improvements and expenses, a Landlord may include anticipated future expenses for the amortized cost of capital improvements and expenses in a fair return petition. An allowance shall be made for anticipated expenses that the Landlord intends to incur during the twenty-four month period following the date of a final Rent Program determination. This procedure should not be used for anticipated expenses for ordinary maintenance and repairs. The portion of any allowable rent increase attributable to the capital improvement and expense shall not go into effect until completion has been documented to the Rent Program.

**Complete this table only if you are seeking preliminary approval for improvements you plan to complete within the next twenty-four (24) months. A rent increase cannot be granted until the improvements are completed and documentation of the cost of the improvements has been reviewed and approved by the City.**

| (a)    | (b)                                               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|---------------------------------------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description and Expected Date of Completion | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| 1      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 2      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 3      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 4      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
| 5      |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |

\*Use the amortization table in this Attachment and the information about interest rates.

Proposed Capital Expenses [add amounts in column (d)]: \$

Annual Cost for Proposed Capital Expenses [add amounts in column (i)]: \$

## XV. Net Operating Income (NOI)

Net Operating Income = Income – Operating Expenses

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024)  |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|----------------------|
| 1. Total Annual Income                                                                           | \$ <u>25,200</u>                                                                                  | \$ <u>25,200</u>     |
| 2. Annual Operating Expenses                                                                     | \$ <u>11,659</u>                                                                                  | \$ <u>83,217.61</u>  |
| 3. Net Annual Operating Income                                                                   | \$ <u>13,541</u>                                                                                  | \$ <u>-58,017.61</u> |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376              |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | <u>19.67</u> %       |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                      |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ <u>13,567.64</u>  |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                      |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ <u>71,585.25</u>  |
|                                                                                                  | Line 6 – Line 3 Current Year                                                                      |                      |
| 8. Allowable Rent Increase/Unit/Month <sup>3</sup>                                               |                                                                                                   | \$ <u>1,988.48</u>   |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                      |

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<sup>3</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XVI. Monthly Rent Worksheet

List the monthly rent, including all fees, charged each tenant, for the twelve (12) months preceding the date of the petition. If the rent was raised during the twelve-month period preceding the petition, including the amount of any fees, list each rent charged and indicate the date each raise was implemented. Provide the year and amount of any unused (banked) Annual Increase Percentage (AIP), Tax Rate Rent Adjustment (prior to 2023), or New Tenancy, or any other rent increase authorized by the Rent Board that have been banked with proper notice to each tenant for future rent increases.

| Unit # | Rent     | AIP & New<br>Tenant<br>Increase | Date of Increase | AIP & New<br>Tenant Taken<br>(%) | AIP & New<br>Tenant<br>Deferred<br>(%) | Other<br>Charges<br>(Please<br>specify) | Comment            |
|--------|----------|---------------------------------|------------------|----------------------------------|----------------------------------------|-----------------------------------------|--------------------|
| 1      | \$ 700   | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | No rent increases. |
| 2      | \$ 700   | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | No rent increases. |
| 3      | \$ 700   | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | No rent increases. |
| _____  | \$ _____ | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | _____              |
| _____  | \$ _____ | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | _____              |
| _____  | \$ _____ | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | _____              |
| _____  | \$ _____ | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | _____              |
| _____  | \$ _____ | \$ _____                        | _____            | _____ %                          | _____ %                                | \$ _____                                | _____              |

|       |          |          |       |         |         |          |       |
|-------|----------|----------|-------|---------|---------|----------|-------|
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |

## XVII. Proposed Adjustment Worksheet

Use the worksheet below to document current and proposed rents on a per-unit basis. MNOI increases should be distributed on a per capita basis or proportionally to the square footage or costs and expenses attributed to each unit.

Indicate method of allocation: Distributed evenly (with max 10% increase). Also included a second calculation based on adjusted base rent (capped at 10%).

| Unit # | Base Period<br>Rent Year<br>(2019) | Date Tenancy<br>Commenced<br>(mm/dd/yyyy) | Initial Rent of<br>Current Tenant/s | Date of Last Rent<br>Increase<br>(mm/dd/yyyy) | Rent used in<br>Current Year<br>Income<br>Calculation | Rent as of Date<br>Petition<br>Submitted | Proposed<br>Rent |
|--------|------------------------------------|-------------------------------------------|-------------------------------------|-----------------------------------------------|-------------------------------------------------------|------------------------------------------|------------------|
| 218    | \$ 700                             | 01/27/2018                                | \$ 500                              | 04/01/2018                                    | \$ 700                                                | \$ 700                                   | \$ 770           |
| 220    | \$ 700                             | 02/01/2018                                | \$ 500                              | 04/01/2018                                    | \$ 700                                                | \$ 700                                   | \$ 770           |
| 222    | \$ 700                             | 01/27/2018                                | \$ 500                              | 04/01/2018                                    | \$ 700                                                | \$ 700                                   | \$ 770           |
|        | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| 218    | \$ 1829                            | 01/27/2018                                | \$ 500                              | 04/01/2018                                    | \$ 700                                                | \$ 700                                   | \$ 882.9         |
| 220    | \$ 1829                            | 02/01/2018                                | \$ 500                              | 04/01/2018                                    | \$ 700                                                | \$ 700                                   | \$ 882.9         |
| 222    | \$ 1829                            | 01/27/2018                                | \$ 500                              | 04/01/2018                                    | \$ 700                                                | \$ 700                                   | \$ 882.9         |
|        | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
|        | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |



|       |          |       |          |       |          |          |          |
|-------|----------|-------|----------|-------|----------|----------|----------|
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |

## XVIII. CLAIM FOR ADJUSTMENT OF BASE YEAR NET OPERATING INCOME AND ASSOCIATED RENT ADJUSTED CLAIM

The ordinance dictates that the Rent Board must presume the net operating income the landlord earned from a covered unit during calendar year 2019 yielded a fair return on investment, unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. **Complete this Section XIX and the following Sections XX and XXI only if you are seeking an adjustment in base rent due to special or peculiar circumstances.**

Check the factors below that are applicable to your claim.

- A. Exceptional Expenses in the Base Year. The landlord's operating expenses in the base year were unusually high or low in comparison to other years. In such instances, adjustments may be made in calculating operating expenses in order that the base year operating expenses reflect average expenses for the property over a reasonable period of time. Check which factor(s) contributed to your claim:
  - a. Extraordinary amounts were expended for necessary maintenance and repairs
  - b. Maintenance and repair expenditures were exceptionally low as to cause inadequate maintenance or significant deterioration in the quality of services provide
  - c. Other expenses were unreasonably high or low notwithstanding the application of prudent business practices.
- ✓ B. Exceptional Circumstances in the Base Year. The gross income during the base year was disproportionately low due to exceptional circumstances. In such instances, adjustments may be made in calculating base year gross rental income consistent with the purpose of analyzing base year net operating income. Check which factor(s) contributed to your claim:
  - a. The gross income during the base year was lower than it might have been because some residents were charged reduced rent.
  - b. The gross income during the base year was significantly lower than normal because of the destruction of the premises and/or temporary relocation for construction or repairs.
  - c. The pattern of rent increases in the years prior to the base year were less than increases in the CPI.
- C. Other exceptional circumstances: (specify)

The gross income during the base year was significantly lower than it might have been because all residents were charged reduced rent. The reason for charging the reduced rent was due to the kindness of the landlord's family.

If the Rent Board determines that one or more of the above circumstances apply, the calculation of MNOI in Section XX will be performed with an Adjusted Gross Income, and that will be substituted for the Section XVI calculations. This figure represents the income that would have been expected absent the exceptional circumstances. Options for determining Adjusted Gross Income include, but are not limited to:

- A. Base year rents charged for any comparable units in the same building.
- B. The FY 2019 Fair Market Rents for Portland, ME, reported by the US Department of Housing:<sup>4</sup>

| Efficiency | One-Bedroom | Two-Bedroom | Three-Bedroom | Four-Bedroom |
|------------|-------------|-------------|---------------|--------------|
| \$989      | \$1,071     | \$1,387     | \$1,829       | \$2,198      |

---

<sup>4</sup> These values do not include the cost of utilities. If using these numbers, do not include the cost of utilities in the base year when completing the expense portion of the worksheet.

- C. An appraisal of comparable fair market rental values as of 2019 for units similar to the units that are the subject of this application which has been prepared by a Maine licensed appraiser and is attached to this application.

Actual Gross Income for 2019: \$ 25,200

Proposed Adjusted Gross Income for 2019: \$ 65,844

Briefly describe the method for obtaining the proposed income and attach any relevant documentation in support of the claim for an adjustment of base year rent.

**Answer:** The proposed income was obtained using the FY 2019 Fair Market Rents for Portland, ME. As indicated above, and supported in the attached documentation, there were exceptional circumstances in the base year that made the gross income during that year disproportionately low. Specifically, prior to 2019, the rent for all three units had only been increased once--from \$500 to \$700 in April of 2018. The reduced rent of \$700 that began in 2018 remains in effect today, and the tenants have been compensated for any periods in which the rent exceeded that amount. Currently, however, the \$700 rent prevents the landlord from receiving any return on his investment.

Furthermore, as outlined in the preceding sections, the landlord has made significant investments in the property within the past year. An adjustment in the base rent amount is needed to rectify the incongruence that has resulted from the reduced rent, and allow the landlord to move closer to a fair return on his investment. As such, we have proposed an adjusted gross income for 2019 that reflects the fair market value of a three-bedroom apartment in Portland, ME, during that year. We have also adjusted our rent request accordingly, and the resulting rent will still be well below the 2019 fair market rent for Portland and the permissible increase based on MNOI.

# XIX. Income and Operating Expense Worksheet With Adjustment of Base Year

|                                                                                             | Base Year (2019) | Current Year (2024) |
|---------------------------------------------------------------------------------------------|------------------|---------------------|
| <b>Rental Income</b>                                                                        |                  |                     |
| 1. Adjusted Gross Income (with Adjusted Base Year as proposed in Section XIX)               | \$ 65,844        | \$ 25,200           |
| 2. Portion Attributable to Vacancy                                                          | \$               | \$                  |
| <b>Fees (indicate what fee is for):</b>                                                     |                  |                     |
| 3. Late fees                                                                                | \$               | \$                  |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$               | \$                  |
| 5. _____                                                                                    | \$               | \$                  |
| 6. _____                                                                                    | \$               | \$                  |
| 7. _____                                                                                    | \$               | \$                  |
| <b>Other Income (list separately by type)<sup>5</sup>:</b>                                  |                  |                     |
| 8. _____                                                                                    | \$               | \$                  |
| 9. _____                                                                                    | \$               | \$                  |
| 10. _____                                                                                   | \$               | \$                  |
| <b>Fees charged by landlord for Utilities</b>                                               |                  |                     |
| 11. Gas                                                                                     | \$               | \$                  |
| 12. Electricity                                                                             | \$               | \$                  |
| 13. Water                                                                                   | \$               | \$                  |
| 14. Sewer                                                                                   | \$               | \$                  |
| 15. Garbage & Recycling                                                                     | \$               | \$                  |
| <b>Other Utilities (list separately by type):</b>                                           |                  |                     |
| 16. _____                                                                                   | \$               | \$                  |
| 17. _____                                                                                   | \$               | \$                  |
| <b>18. TOTAL INCOME</b>                                                                     | <b>\$ 65,844</b> | <b>\$ 25,200</b>    |
| (add only lines 1 and 3-17)                                                                 |                  |                     |

<sup>5</sup> Interest earned by Landlord on Tenant security deposits, other interest or investment income.

## XX. Calculation of Fair Return Rent Adjustment with Adjustments of Base Year Amount

Complete only if seeking an adjustment of base year rent.

|                                                                                                   | Base Year (2019) | Current Year (2024)  |
|---------------------------------------------------------------------------------------------------|------------------|----------------------|
| 1. Total Annual Income                                                                            | \$ <u>65,844</u> | \$ <u>25,200</u>     |
| 2. Annual Operating Expenses                                                                      | \$ <u>11,659</u> | \$ <u>83,217.61</u>  |
| 3. Net Annual Operating Income                                                                    | \$ <u>54,185</u> | \$ <u>-58,017.61</u> |
| 4. CPI [Annual Average CPI]                                                                       | 281.082          | 336.376              |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                       |                  | <u>19.67</u> %       |
| $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                  |                      |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase     |                  | \$ <u>54,291.58</u>  |
| $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                  |                      |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase  |                  | \$ <u>112,309.19</u> |
| Line 6 – Line 3 Current Year                                                                      |                  |                      |
| 8. Allowable Rent Increase/Unit/Month <sup>6</sup>                                                |                  | \$ <u>3,119.69</u>   |
| Line 7 ÷ 12 ÷ # of Units                                                                          |                  |                      |

---

<sup>6</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XXI. Other Claims

Explain any other claims in support of this application and provide/attach any evidence in support of those claims. Please use additional pages as appropriate:



## XXII. Documentation of Current Year Income & Operating Expenses

1. Organize documents by operating expense category.
2. Number each page, submitted with this Application, with the number of the Expense Category (for instance on page 7, category of Landscape Maintenance is on line 16, any documents supporting that line item would be marked p.7, 16-1, p. 7 16-2, p. 7 16-3 and so on).

## XXIII. Current Tenant Information

If there are more than four affected tenants, attach additional sheet(s).

Tenant's Name Warren and Pamela Mathisen 218  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name Tim and Sheryl Verge 220  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name Alexi Mathisen 222  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number

Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

## XXIV. Certification

I hereby certify that the information provided is accurate to the best of my knowledge, request that any required notices be given and ask that a hearing be scheduled in front of the Rent Board to process this request for a rent increase as outlined above.

Signature of Applicant Landlord:

Paul Kapothorosis Paul Kpt 8-1-2025

Printed name

Signature

Date

### Maine Month-to-Month Rental Agreement

This form is a legally binding document for the use and occupation of space described in Section I for residential use (hereinafter known as the "Monthly Rental Agreement") under the following terms:

I. **The Property.** Landlord agrees to rent the property located at 218 Ocean Avenue, City of Portland, State of Maine.

**a. Furniture and Appliances**

☐ - In addition to the space described, the Landlord agrees to allow the use of the following Furniture and Appliances: \_\_\_\_\_

**It shall be the Tenants responsibility to maintain appliances in a good and workmanlike condition.** Tenant agrees to take possession "As-Is."

☐ - No Furniture or Appliances included in this Monthly Rental Agreement. Tenant agrees to take possession "As-Is."

☒ - Tenant agrees to take possession "As-Is."

**b. Common Areas**

☒ - The Tenant has the right to the use of any and all common areas that may exist on the property, including, but not limited to: **The parking lot and sidewalks.**

The Tenant must follow any and all rules associated with said common areas, along with the following restrictions: **Assigned parking not to exceed 2 spaces per rental unit.**

☐ - No common areas exist on the property,

II. **The Parties.** The Lease Agreement is between the following:

Landlord Constantine and Frederica Kapothanasis

Mailing Address 70 Scott Drive

City of Westbrook, State Maine 04092

Tenant Warren and Pamela Matheson

Mailing Address 218 Ocean Avenue

City of Portland, State Maine

Tenant \_\_\_\_\_

Mailing Address \_\_\_\_\_

City of \_\_\_\_\_, State \_\_\_\_\_

Minor children to be living on the premises (if any):

Name \_\_\_\_\_

Name \_\_\_\_\_

Name \_\_\_\_\_

Name \_\_\_\_\_

III. **Term of Agreement.** The Landlord and Tenant agree to a month to month term beginning on March 1, 2018 and ending upon written notice by one of the parties. The party seeking to terminate the lease must give the other party thirty (30) ☒ days' notice or must provide notice according to the applicable city and state law for month-to-month tenancies (if applicable).

IV. **Notices.** Any and all notices shall be sent to:

Landlord Constantine and Frederica Kapothanasis

Mailing Address 70 Scott Drive

City of Westbrook, State Maine 04092

Tenant. \_\_\_\_\_

Mailing Address \_\_\_\_\_

City of \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

V. **Rent.** The Tenant shall be obligated to pay the Landlord on the 1st of every month the following amount: Five Hundred Dollars (\$500.00). The rent shall increase to Seven Hundred Dollars (\$700.00) effective April 1, 2018.

The Landlord shall be paid under the following instructions:

**On or before the first day of each and every month during occupancy.**

**d. Rent in Advance.**

Rent Increases shall be reviewed annually.

VI. **Late Payment.** If the rent has not been paid in full by the due date the Landlord has the right to:

☒ - Charge the Tenant a penalty of Twenty Five Dollars 00/100 (\$25.00) per day until the rent is paid in full.

☒ - Terminate the lease and evict Tenant.

VII. **Utilities.** Landlord and Tenant agree that the following utilities shall be the responsibility of:

|               |                                              |                                            |
|---------------|----------------------------------------------|--------------------------------------------|
| Cable -       | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Electricity - | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Heat -        | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Internet -    | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Trash -       | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Water -       | <input checked="" type="checkbox"/> Landlord | <input type="checkbox"/> Tenant            |
| Other -       | <input type="checkbox"/> Landlord            | <input type="checkbox"/> Tenant            |

VIII. **Use of Property.** The Tenant, along with any guests, shall use the property solely for residential use and must obey all federal, state, and local laws in addition to the rules and restrictions of the Landlord.

The Tenant and any guests, during the term of the Monthly Rental Agreement, must always act in a manner that does not unreasonably disturb any neighbors or breach the peace of the general public.

a. **Alterations.**

☒ - Under no circumstances is the Tenant allowed to make any alterations to the property.

b. **Pets.**

☒ - The Landlord only allows the following types of pets on the property:

Cats, Dogs and Birds.



**c. Guests.**

Occupancy by more than two guests is prohibited unless the Tenant obtains written permission from the Landlord.

Any guest on the property is allowed to stay for a period of seven ☒ days ☐ months.

**IX. Landlord's Access to Premises.** The Landlord may enter the property by giving 48 ☐ days' ☒ hours' notice to the Tenant. Notice may be in the mail, slipped under the door, or via cell phone. (Make sure to check current applicable State Laws.) In addition to giving notice, the Landlord may also enter the premises under any of the following conditions:

- A. In any emergency situation that requires immediate action for the preservation of the property;
- B. If illegal activity is occurring on the property;
- C. If Tenant unreasonably withholds consent; or
- D. If the Tenant has vacated the property or has not been present for more than fifteen (15) days.

**X. Default.** The Tenant may be considered in default through the following:

**A. Tenant's Default.** The Tenant will be considered in default:

- 1. For failure to pay rent within seven (7) business days of the due date unless a "grace period" exists in the State. If such a grace period does exist, then the Tenant will be in default if rent is not paid by the end of the state grace period.
- 2. For causing severe damage to the property.
- 3. For Failure to follow any of the terms and conditions stated in this lease agreement.

**XII. Subleasing/Assigning.** The Tenant is barred from subletting or assigning any part of the property to another person or entity without the express written consent of the Landlord.

**XIII. Maintenance.** The Tenant is required to maintain the same sanitary condition throughout the term of the lease agreement as it was upon move-in. If any necessary repairs are needed, it is the Tenant's responsibility to inform the landlord as soon as possible of any defect(s). In the event of any water leaks, the Tenant has a duty to mitigate damage until necessary repairs have been made.

**XIV. Disclosure Addendums.** Tenant agrees that the Landlord has shown them the following documents by initialing below:

- \_\_\_\_ - State Disclosures described as \_\_\_\_\_
- \_\_\_\_ - Lead Paint Disclosure Statement - For all structures built before 1978.
- \_\_\_\_ - Move-In Checklist
- \_\_\_\_ - Other described as \_\_\_\_\_
- \_\_\_\_ - Other Addendums that are described as \_\_\_\_\_

**XV. Disclaimer.** If any part, sentence, or section of the lease agreement is considered invalid, the invalidity does not affect the parties from being legally liable for the remaining terms and conditions.

**XVI. Tenancy.** If the Tenant misrepresented any claim in the lease agreement or in the process of authorization, i.e. the "Rental Application," the Tenant may be found in violation of the Lease Agreement and be subject to default.

**XVII. Time.** Time is of the essence.

XVIII. **Other Agreements.** This legal document represents the entirety of the terms and conditions by which each party must abide. Any other agreements or deals made on behalf of the Landlord or any Tenant must be attached or incorporated by reference to be considered legally enforceable.

XIX. **Signatures.** In the witness whereof, the Landlord and Tenant agree to the terms and conditions to the executed lease agreement dated

1 / 27 / 2018 (Day/Month/Year)

Landlord's Name (Printed) Constantine and Frederica Kapothanasis

Landlord's Signature C. Kapoth Date 1-27-2018

-----  
Tenant's Name (Printed) Warren and Pamela Matheson

Tenant's Signature Warren Matheson Date 2-4-18

Tenant's Name (Printed) WARREN + PAMELA MATHESON

Tenant's Signature Pamela Matheson Date 2-4-18

### Maine Month-to-Month Rental Agreement

This form is a legally binding document for the use and occupation of space described in Section I for residential use (hereinafter known as the "Monthly Rental Agreement") under the following terms:

I. **The Property.** Landlord agrees to rent the property located at 220 Ocean Avenue, City of Portland, State of Maine.

**a. Furniture and Appliances**

☐ - In addition to the space described, the Landlord agrees to allow the use of the following Furniture and Appliances: \_\_\_\_\_

**It shall be the Tenants responsibility to maintain appliances in a good and workmanlike condition.** Tenant agrees to take possession "As-Is."

☐ - No Furniture or Appliances included in this Monthly Rental Agreement. Tenant agrees to take possession "As-Is."

☒ - Tenant agrees to take possession "As-Is."

**b. Common Areas**

☒ - The Tenant has the right to the use of any and all common areas that may exist on the property, including, but not limited to: **The parking lot and sidewalks.**

The Tenant must follow any and all rules associated with said common areas, along with the following restrictions: **Assigned parking not to exceed 2 spaces per rental unit.**

☐ - No common areas exist on the property,

II. **The Parties.** The Lease Agreement is between the following:

Landlord Constantine and Frederica Kapothanasis

Mailing Address 70 Scott Drive

City of Westbrook, State Maine 04092

Tenant Tim and Sheryl Verge

Mailing Address 220 Ocean Avenue

City of Portland State Maine

Tenant \_\_\_\_\_

Mailing Address \_\_\_\_\_

City of \_\_\_\_\_ State \_\_\_\_\_

Minor children to be living on the premises (if any):

Name \_\_\_\_\_

Name \_\_\_\_\_

Name \_\_\_\_\_

Name \_\_\_\_\_



III. **Term of Agreement.** The Landlord and Tenant agree to a month to month term beginning on March 1, 2018 and ending upon written notice by one of the parties. The party seeking to terminate the lease must give the other party thirty (30) ☒ days' notice or must provide notice according to the applicable city and state law for month-to-month tenancies (if applicable).

IV. **Notices.** Any and all notices shall be sent to:

Landlord Constantine and Frederica Kapothanasis

Mailing Address 70 Scott Drive

City of Westbrook, State Maine 04092

Tenant. Tim and Cheryl Verge

Mailing Address 220 Ocean Ave

City of Portland State ME Zip 04103

V. **Rent.** The Tenant shall be obligated to pay the Landlord on the 1st of every month the following amount: Five Hundred Dollars (\$500.00). The rent shall increase to Seven Hundred Dollars (\$700.00) effective April 1, 2018.

The Landlord shall be paid under the following instructions:

**On or before the first day of each and every month during occupancy.**

d. **Rent in Advance.**

Rent Increases shall be reviewed annually.

VI. **Late Payment.** If the rent has not been paid in full by the due date the Landlord has the right to:

☒ - Charge the Tenant a penalty of Twenty Five Dollars 00/100 (\$25.00) per day until the rent is paid in full.

☒ - Terminate the lease and evict Tenant.

VII. **Utilities.** Landlord and Tenant agree that the following utilities shall be the responsibility of:

|               |                                              |                                            |
|---------------|----------------------------------------------|--------------------------------------------|
| Cable -       | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Electricity - | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Heat -        | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Internet -    | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Trash -       | <input type="checkbox"/> Landlord            | <input checked="" type="checkbox"/> Tenant |
| Water -       | <input checked="" type="checkbox"/> Landlord | <input type="checkbox"/> Tenant            |
| Other -       | <input type="checkbox"/> Landlord            | <input type="checkbox"/> Tenant            |

VIII. **Use of Property.** The Tenant, along with any guests, shall use the property solely for residential use and must obey all federal, state, and local laws in addition to the rules and restrictions of the Landlord.

The Tenant and any guests, during the term of the Monthly Rental Agreement, must always act in a manner that does not unreasonably disturb any neighbors or breach the peace of the general public.

a. **Alterations.**

☒ - Under no circumstances is the Tenant allowed to make any alterations to the property.

b. **Pets.**

☒ - The Landlord only allows the following types of pets on the property:

Cats, Dogs and Birds.

**c. Guests.**

Occupancy by more than two guests is prohibited unless the Tenant obtains written permission from the Landlord.

Any guest on the property is allowed to stay for a period of seven ☒ days ☐ months.

**IX. Landlord's Access to Premises.** The Landlord may enter the property by giving 48 ☐ days' ☒ hours' notice to the Tenant. Notice may be in the mail, slipped under the door, or via cell phone. (Make sure to check current applicable State Laws.) In addition to giving notice, the Landlord may also enter the premises under any of the following conditions:

- A. In any emergency situation that requires immediate action for the preservation of the property;
- B. If illegal activity is occurring on the property;
- C. If Tenant unreasonably withholds consent; or
- D. If the Tenant has vacated the property or has not been present for more than fifteen (15) days.

**X. Default.** The Tenant may be considered in default through the following:

**A. Tenant's Default.** The Tenant will be considered in default:

- 1. For failure to pay rent within seven (7) business days of the due date unless a "grace period" exists in the State. If such a grace period does exist, then the Tenant will be in default if rent is not paid by the end of the state grace period.
- 2. For causing severe damage to the property.
- 3. For Failure to follow any of the terms and conditions stated in this lease agreement.

**XII. Subleasing/Assigning.** The Tenant is barred from subletting or assigning any part of the property to another person or entity without the express written consent of the Landlord.

**XIII. Maintenance.** The Tenant is required to maintain the same sanitary condition throughout the term of the lease agreement as it was upon move-in. If any necessary repairs are needed, it is the Tenant's responsibility to inform the landlord as soon as possible of any defect(s). In the event of any water leaks, the Tenant has a duty to mitigate damage until necessary repairs have been made.

**XIV. Disclosure Addendums.** Tenant agrees that the Landlord has shown them the following documents by initialing below:

NA - State Disclosures described as \_\_\_\_\_

NA - Lead Paint Disclosure Statement - For all structures built before 1978.

NA - Move-In Checklist

NA - Other described as \_\_\_\_\_

NA - Other Addendums that are described as \_\_\_\_\_

**XV. Disclaimer.** If any part, sentence, or section of the lease agreement is considered invalid, the invalidity does not affect the parties from being legally liable for the remaining terms and conditions.

**XVI. Tenancy.** If the Tenant misrepresented any claim in the lease agreement or in the process of authorization, i.e. the "Rental Application," the Tenant may be found in violation of the Lease Agreement and be subject to default.

**XVII. Time.** Time is of the essence.



XVIII. **Other Agreements.** This legal document represents the entirety of the terms and conditions by which each party must abide. Any other agreements or deals made on behalf of the Landlord or any Tenant must be attached or incorporated by reference to be considered legally enforceable.

XIX. **Signatures.** In the witness whereof, the Landlord and Tenant agree to the terms and conditions to the executed lease agreement dated

02 / 01 / 2018 (Day/Month/Year)

Landlord's Name (Printed) Constantine and Frederica Kapothanasis

Landlord's Signature C. Kapoth Date 1-27-2018

-----  
Tenant's Name (Printed) ~~Warren and Pamela Matheson~~ Tim and Cheryl Verge

Tenant's Signature Timothy Verge Date 2/1/18

Tenant's Name (Printed) Tim and Cheryl Verge

Tenant's Signature Cheryl Verge Date 2/1/18

\* Completion of foundation?  
repairs due to resume in spring 2018?  
(incomplete)  
Cheryl, Tim  
Verge

### Maine Month-to-Month Rental Agreement

This form is a legally binding document for the use and occupation of space described in Section I for residential use (hereinafter known as the "Monthly Rental Agreement") under the following terms:

**I. The Property.** Landlord agrees to rent the property located at 222 Ocean Avenue, City of Portland, State of Maine.

**a. Furniture and Appliances**

☐ - In addition to the space described, the Landlord agrees to allow the use of the following Furniture and Appliances: \_\_\_\_\_

**It shall be the Tenants responsibility to maintain appliances in a good and workmanlike condition.** Tenant agrees to take possession "As-Is."

☐ - No Furniture or Appliances included in this Monthly Rental Agreement. Tenant agrees to take possession "As-Is."

☒ - Tenant agrees to take possession "As-Is."

**b. Common Areas**

☒ - The Tenant has the right to the use of any and all common areas that may exist on the property, including, but not limited to: The parking lot and sidewalks.

The Tenant must follow any and all rules associated with said common areas, along with the following restrictions: Assigned parking not to exceed 2 spaces per rental unit.

☐ - No common areas exist on the property,

**II. The Parties.** The Lease Agreement is between the following:

Landlord Constantine and Frederica Kapothanasis

Mailing Address 70 Scott Drive

City of Westbrook, State Maine 04092

Tenant Mike and Danielle Matheson

Mailing Address 222 Ocean Avenue

City of Portland, State Maine

Tenant \_\_\_\_\_

Mailing Address \_\_\_\_\_

City of \_\_\_\_\_ State \_\_\_\_\_

Minor children to be living on the premises (if any):

Name Mariah Mathisen

Name \_\_\_\_\_

Name \_\_\_\_\_

Name \_\_\_\_\_

III. **Term of Agreement.** The Landlord and Tenant agree to a month to month term beginning on March 1, 2018 and ending upon written notice by one of the parties. The party seeking to terminate the lease must give the other party thirty (30) ☒ days' notice or must provide notice according to the applicable city and state law for month-to-month tenancies (if applicable).

IV. **Notices.** Any and all notices shall be sent to:

Landlord Constantine and Frederica Kapothanasis

Mailing Address 70 Scott Drive

City of Westbrook, State Maine 04092

Tenant. \_\_\_\_\_

Mailing Address \_\_\_\_\_

City of \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

V. **Rent.** The Tenant shall be obligated to pay the Landlord on the 1st of every month the following amount: Five Hundred Dollars (\$500.00). The rent shall increase to Seven Hundred Dollars (\$700.00) effective April 1, 2018.

The Landlord shall be paid under the following instructions:

**On or before the first day of each and every month during occupancy.**

**d. Rent in Advance.**

Rent Increases shall be reviewed annually.

VI. **Late Payment.** If the rent has not been paid in full by the due date the Landlord has the right to:

☒ - Charge the Tenant a penalty of Twenty Five Dollars 00/100 (\$25.00) per day until the rent is paid in full.

☒ - Terminate the lease and evict Tenant.

VII. **Utilities.** Landlord and Tenant agree that the following utilities shall be the responsibility of:

Cable - ☐ Landlord ☒ Tenant

Electricity - ☐ Landlord ☒ Tenant

Heat - ☐ Landlord ☒ Tenant

Internet - ☐ Landlord ☒ Tenant

Trash - ☐ Landlord ☒ Tenant

Water - ☒ Landlord ☐ Tenant

Other - ☐ Landlord ☐ Tenant

VIII. **Use of Property.** The Tenant, along with any guests, shall use the property solely for residential use and must obey all federal, state, and local laws in addition to the rules and restrictions of the Landlord.

The Tenant and any guests, during the term of the Monthly Rental Agreement, must always act in a manner that does not unreasonably disturb any neighbors or breach the peace of the general public.

a. **Alterations.**

☒ - Under no circumstances is the Tenant allowed to make any alterations to the property.

b. **Pets.**

☒ - The Landlord only allows the following types of pets on the property:

Cats, Dogs and Birds.



c. **Guests.**

Occupancy by more than two guests is prohibited unless the Tenant obtains written permission from the Landlord.

Any guest on the property is allowed to stay for a period of seven ☒ days ☐ months.

**IX. Landlord's Access to Premises.** The Landlord may enter the property by giving 48 ☐ days' ☒ hours' notice to the Tenant. Notice may be in the mail, slipped under the door, or via cell phone. (Make sure to check current applicable State Laws.) In addition to giving notice, the Landlord may also enter the premises under any of the following conditions:

- A. In any emergency situation that requires immediate action for the preservation of the property;
- B. If illegal activity is occurring on the property;
- C. If Tenant unreasonably withholds consent; or
- D. If the Tenant has vacated the property or has not been present for more than fifteen (15) days.

**X. Default.** The Tenant may be considered in default through the following:

A. **Tenant's Default.** The Tenant will be considered in default:

- 1. For failure to pay rent within seven (7) business days of the due date unless a "grace period" exists in the State. If such a grace period does exist, then the Tenant will be in default if rent is not paid by the end of the state grace period.
- 2. For causing severe damage to the property.
- 3. For Failure to follow any of the terms and conditions stated in this lease agreement.

**XII. Subleasing/Assigning.** The Tenant is barred from subletting or assigning any part of the property to another person or entity without the express written consent of the Landlord.

**XIII. Maintenance.** The Tenant is required to maintain the same sanitary condition throughout the term of the lease agreement as it was upon move-in. If any necessary repairs are needed, it is the Tenant's responsibility to inform the landlord as soon as possible of any defect(s). In the event of any water leaks, the Tenant has a duty to mitigate damage until necessary repairs have been made.

**XIV. Disclosure Addendums.** Tenant agrees that the Landlord has shown them the following documents by initialing below:

- \_\_\_\_ - State Disclosures described as \_\_\_\_\_
- \_\_\_\_ - Lead Paint Disclosure Statement - For all structures built before 1978.
- \_\_\_\_ - Move-in Checklist
- \_\_\_\_ - Other described as \_\_\_\_\_
- \_\_\_\_ - Other Addendums that are described as \_\_\_\_\_

**XV. Disclaimer.** If any part, sentence, or section of the lease agreement is considered invalid, the invalidity does not affect the parties from being legally liable for the remaining terms and conditions.

**XVI. Tenancy.** If the Tenant misrepresented any claim in the lease agreement or in the process of authorization, i.e. the "Rental Application," the Tenant may be found in violation of the Lease Agreement and be subject to default.

**XVII. Time.** Time is of the essence.



XVIII. **Other Agreements.** This legal document represents the entirety of the terms and conditions by which each party must abide. Any other agreements or deals made on behalf of the Landlord or any Tenant must be attached or incorporated by reference to be considered legally enforceable.

XIX. **Signatures.** In the witness whereof, the Landlord and Tenant agree to the terms and conditions to the executed lease agreement dated

1 / 27 / 2018 (Day/Month/Year)

Landlord's Name (Printed) Constantine and Frederica Kapothanasis

Landlord's Signature C. Kapothanasis Date 1-27-2018

-----  
Tenant's Name (Printed)

Michael and Danielle Mathisen  
~~Warren and Pamela Matheson~~

Tenant's Signature

Danielle Mathisen Date 2/10/18

Tenant's Name (Printed)

Tenant's Signature

Mike Mathison Date 2/10/18

*The Fredericka Kapothanasis Testamentary Trust*  
*c/o Paul Kapothanasis, Trustee*  
*27 Running Brook Road*  
*Westbrook, ME 04092*

June 20, 2025

Tim and Sheryl Verge  
220 Ocean Avenue  
Portland, Maine 04103

**RE: NOTICE OF RESOLUTION & RENT INCREASE APPLICATION**  
**220 Ocean Avenue, Portland, Maine 04103**

Dear Tim and Sheryl,

As reflected in the notice provided to you on April 11, 2025, the landlord (the "Trust") applied for a rent increase on your rental unit. In response, the City of Portland (the "City") notified us that our current rental arrangement does not meet the City's Rent Control Ordinance (the "Ordinance") requirements that took effect on January 1, 2021. Until receipt of the City's notice, we were unaware of any issues or concerns relating to compliance with these requirements.

In particular, because the Ordinance fixed the "base rent" amount as of June 1, 2020, the City considers the December 2020 rent increase from \$700 to \$1,000 to be ineffective. We have reviewed the Ordinance and consulted with the City on how to appropriately remedy this issue, and the following terms reflect the Trust's calculations and proposed resolution:

- Beginning in December 2020, you paid \$1,000.00, \$1,043.00, or \$1,139.60 per month through June 2025, which the City has determined represents an "overpayment" of \$300.00, \$343.00, or \$439.60 per month. The additional rental payments were made for 55 months (December 2020 through June 2025). By multiplying the additional payment amounts by 55 months, we have calculated the aggregate "overpayment" at \$18,498.60.
- In full satisfaction of this oversight, and in accordance with the terms of the Ordinance, the Trust has enclosed herewith a lump-sum check in the full amount of the "overpayment," i.e., \$18,498.60.

Separate and apart from the payment outlined above, the Trust will be proceeding with the application for a rent increase going forward. If that application is approved, we will provide you with at least ninety (90) days' notice of any increase in the monthly rental amount for your unit. Pending action on the application, your rent will be \$700 per month.

We are happy to answer any questions or concerns you may have about the terms of the proposed resolution contained in this notice. If you agree to the terms described above, please confirm your acceptance and acknowledgement of receipt of the lump-sum payment identified above by signing in the designated location below.

**BY SIGNING BELOW, WE THE UNDERSIGNED HEREBY ATTEST TO OUR  
AGREEMENT AND CONSENT TO THE TERMS SET FORTH IN THIS NOTICE.**

Paul Kapth  
Paul Kapothanasis, Trustee  
The Fredericka Kapothanasis  
Testamentary Trust

DATE: June 21, 2025

Cheryl Verge  
Tim and Sheryl Verge  
Tenants, 220 Ocean Ave.

DATE: 6/21/25

Timothy S. Verge Sr.

p.6, 1-2 (2024)  
p. 23/24, Claim for Base Rent Adjustment



*The Fredericka Kapothanasis Testamentary Trust*  
*c/o Paul Kapothanasis, Trustee*  
*27 Running Brook Road*  
*Westbrook, ME 04092*

June 20, 2025

Warren and Pamela Mathisen  
218 Ocean Avenue  
Portland, Maine 04103

**RE: NOTICE OF RESOLUTION & RENT INCREASE APPLICATION**  
**218 Ocean Avenue, Portland, Maine 04103**

Dear Warren and Pamela,

As reflected in the notice provided to you on April 11, 2025, the landlord (the "Trust") applied for a rent increase on your rental unit. In response, the City of Portland (the "City") notified us that our current rental arrangement does not meet the City's Rent Control Ordinance (the "Ordinance") requirements that took effect on January 1, 2021. Until receipt of the City's notice, we were unaware of any issues or concerns relating to compliance with these requirements.

In particular, because the Ordinance fixed the "base rent" amount as of June 1, 2020, the City considers the December 2020 rent increase from \$700 to \$1,000 to be ineffective. We have reviewed the Ordinance and consulted with the City on how to appropriately remedy this issue, and the following terms reflect the Trust's calculations and proposed resolution:

- Beginning in December 2020, you paid \$1,000.00, \$1,043.00, or \$1,139.60 per month through June 2025, which the City has determined represents an "overpayment" of \$300.00, \$343.00, or \$439.60 per month. The additional rental payments were made for 55 months (December 2020 through June 2025). By multiplying the additional payment amounts by 55 months, we have calculated the aggregate "overpayment" at \$18,498.60.
- In full satisfaction of this oversight, and in accordance with the terms of the Ordinance, the Trust has enclosed herewith a lump-sum check in the full amount of the "overpayment," i.e., \$18,498.60.

Separate and apart from the payment outlined above, the Trust will be proceeding with the application for a rent increase going forward. If that application is approved, we will provide you with at least ninety (90) days' notice of any increase in the monthly rental amount for your unit. Pending action on the application, your rent will be \$700 per month.

We are happy to answer any questions or concerns you may have about the terms of the proposed resolution contained in this notice. If you agree to the terms described above, please confirm your acceptance and acknowledgement of receipt of the lump-sum payment identified above by signing in the designated location below.

**BY SIGNING BELOW, WE THE UNDERSIGNED HEREBY ATTEST TO OUR  
AGREEMENT AND CONSENT TO THE TERMS SET FORTH IN THIS NOTICE.**

Paul Kapothanasis

Paul Kapothanasis, Trustee  
The Fredericka Kapothanasis  
Testamentary Trust

DATE: June 21, 2025

Warren and Pamela Mathisen

Warren and Pamela Mathisen  
Tenants, 218 Ocean Ave.

DATE: JUNE 21 - 25

Pamela Mathisen

p.6, 1-2 (2024)  
p. 23/24, Claim for Base Rent Adjustment

*The Fredericka Kapothanasis Testamentary Trust*  
*c/o Paul Kapothanasis, Trustee*  
*27 Running Brook Road*  
*Westbrook, ME 04092*

June 20, 2025

Alexi Mathisen  
222 Ocean Avenue  
Portland, Maine 04103

**RE: NOTICE OF RESOLUTION & RENT INCREASE APPLICATION**  
**222 Ocean Avenue, Portland, Maine 04103**

Dear Alexi,

As reflected in the notice provided to you on April 11, 2025, the landlord (the "Trust") applied for a rent increase on your rental unit. In response, the City of Portland (the "City") notified us that our current rental arrangement does not meet the City's Rent Control Ordinance (the "Ordinance") requirements that took effect on January 1, 2021. Until receipt of the City's notice, we were unaware of any issues or concerns relating to compliance with these requirements.

In particular, because the Ordinance fixed the "base rent" amount as of June 1, 2020, the City considers the December 2020 rent increase from \$700 to \$1,000 to be ineffective. We have reviewed the Ordinance and consulted with the City on how to appropriately remedy this issue, and the following terms reflect the Trust's calculations and proposed resolution:

- Beginning in August 2022, you paid \$1,000.00, \$1,043.00, or \$1,139.60 per month through June 2025, which the City has determined represents an "overpayment" of \$300.00, \$343.00, or \$439.60 per month. The additional rental payments were made for 35 months (August 2022 through June 2025). By multiplying the additional payment amounts by 35 months, we have calculated the aggregate "overpayment" at \$12,498.60.
- In full satisfaction of this oversight, and in accordance with the terms of the Ordinance, the Trust has enclosed herewith a lump-sum check in the full amount of the "overpayment," i.e., \$12,498.60.

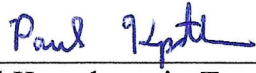
Separate and apart from the payment outlined above, the Trust will be proceeding with the application for a rent increase going forward. If that application is approved, we will provide you with at least ninety (90) days' notice of any increase in the monthly rental amount for your unit. Pending action on the application, your rent will be \$700 per month.

We are happy to answer any questions or concerns you may have about the terms of the proposed resolution contained in this notice. If you agree to the terms described above, please confirm your acceptance and acknowledgement of receipt of the lump-sum payment identified above by signing in the designated location below.

p.6, 1-2 (2024)  
p. 23/24, Claim for Base Rent Adjustment



**BY SIGNING BELOW, WE THE UNDERSIGNED HEREBY ATTEST TO OUR  
AGREEMENT AND CONSENT TO THE TERMS SET FORTH IN THIS NOTICE.**



Paul Kapothanasis, Trustee  
The Fredericka Kapothanasis  
Testamentary Trust

DATE: June 21, 2025



Alexi Mathisen  
Tenant, 222 Ocean Ave.

DATE: 6.21.2025

p.6, 1-2 (2024)  
p. 23/24, Claim for Base Rent Adjustment

273  
52-7445/2112  
35

June 21, 2025  
Date

FREDERICKA KAPOTHANASIS TT  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS - TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092

Pay to the Order of Warren and Pamela Mathisen \$ 18,498.60

Eighteen Thousand Four Hundred Ninety Dollars  
Eight and Sixty Cents 60/100

 **TD Bank**  
America's Most Convenient Bank®

Paul Kpte NP

For \_\_\_\_\_

⑆ 211274450⑆ 2428864216⑆ 0273

Photo Safe Deposit Details on back

271  
52-7445/2112  
35

June 21, 2025  
Date

FREDERICKA KAPOTHANASIS TT  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS - TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092

Pay to the Order of Alexi Mathisen \$ 18,498.60

Twelve Thousand Four Hundred Ninety Eight Dollars  
and Sixty Cents 60/100

 **TD Bank**  
America's Most Convenient Bank®

Paul Kpte NP

For \_\_\_\_\_

⑆ 211274450⑆ 2428864216⑆ 0271

Photo Safe Deposit Details on back

272  
52-7445/2112  
35

June 21, 2025  
Date

FREDERICKA KAPOTHANASIS TT  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS - TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092

Pay to the Order of Tim and Sheryl Verge \$ 18,498.60

Eighteen Thousand Four Hundred Ninety Dollars  
Eight and Sixty Cents 60/100

 **TD Bank**  
America's Most Convenient Bank®

Paul Kpte NP

For \_\_\_\_\_

⑆ 211274450⑆ 2428864216⑆ 0272

Photo Safe Deposit Details on back

p.6, 1-2 (2024)

p. 23/24, Claim for Base Rent Adjustment

| Date       | Vendor                                      | Category                         | Check # | Amount            |
|------------|---------------------------------------------|----------------------------------|---------|-------------------|
| 3/7/2024   | City of Portland Treasury - Real Estate Tax | Real Estate Taxes                | 210     | (4,024.71)        |
| 9/23/2024  | City of Portland Treasury - Real Estate Tax | Real Estate Taxes                | 231     | (4,192.30)        |
|            |                                             | <b>Real Estate Taxes Total</b>   |         | <b>(8,217.01)</b> |
| 12/3/2024  | Ocean Avenue Dwelling Insurance             | Insurance                        | 242     | (4,407.37)        |
| 12/3/2024  | Ocean Avenue Umbrella Insurance             | Insurance                        | 243     | (628.30)          |
|            |                                             | <b>Insurance Total</b>           |         | <b>(5,035.67)</b> |
| 7/1/2024   | Marcum Accountants                          | Professional Fees - Accounting   | 225     | (901.25)          |
| 1/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 2/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 3/15/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 4/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 5/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 6/14/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 7/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 8/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 9/16/2024  | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 11/15/2024 | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 12/16/2024 | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
| 10/16/2024 | Paper Statement Fee                         | Bank Service Charges             |         | (3.00)            |
|            |                                             | <b>Accounting Total</b>          |         | <b>(937.25)</b>   |
| 8/28/2024  | Jensen Baird                                | Professional Fees - Legal        | 228     | (275.00)          |
| 10/22/2024 | Jensen Baird - Legal                        | Professional Fees - Legal        | 233     | (550.00)          |
| 10/11/2024 | Pierce Atwood - Legal                       | Professional Fees - Legal        | 232     | (2,864.00)        |
| 11/15/2024 | City of Portland Licensing Fee              | Licenses/Fees                    | 235     | (150.00)          |
|            |                                             | <b>Legal Total</b>               |         | <b>(3,839.00)</b> |
| 11/22/2024 | Atlantic Heating - Cleaning                 | Repairs & Maintenance            | 241     | (362.45)          |
| 2/22/2024  | Maine Radon & EN TD Bank                    | Repairs & Maintenance            |         | (555.00)          |
| 3/14/2024  | Maine Radon & EN TD Bank                    | Repairs & Maintenance            | 212     | (2,831.47)        |
| 11/21/2024 | Reimburse Irene for Gutters                 | Repairs & Maintenance            | 239     | (250.00)          |
| 11/21/2024 | Davey Tree Experts - Tree Removal           | Outside Services - Landscaping   | 240     | (540.00)          |
|            |                                             | <b>Repairs &amp; Maintenance</b> |         | <b>(4,538.92)</b> |
| 2/14/2024  | City of Portland Stormwater                 | Utilities - Stormwater           | 208     | (93.00)           |
| 5/17/2024  | City of Portland Stormwater                 | Utilities - Stormwater           | 222     | (93.00)           |
| 8/19/2024  | City of Portland Stormwater                 | Utilities - Stormwater           | 227     | (93.00)           |
| 11/18/2024 | City of Portland Stormwater                 | Utilities - Stormwater           | 236     | (93.00)           |
| 1/24/2024  | Portland Water District                     | Utilities - Water                | 207     | (326.28)          |
| 2/23/2024  | Portland Water District                     | Utilities - Water                | 209     | (133.31)          |
| 3/20/2024  | Portland Water District                     | Utilities - Water                |         | (196.06)          |
| 5/1/2024   | Portland Water District                     | Utilities - Water                | 221     | (187.20)          |
| 5/30/2024  | Portland Water District                     | Utilities - Water                | 223     | (180.44)          |

p.7 (2024) - Totals

|            |                                 |                   |     |                   |
|------------|---------------------------------|-------------------|-----|-------------------|
| 7/1/2024   | Portland Water District         | Utilities - Water | 224 | (149.20)          |
| 7/23/2024  | Portland Water District         | Utilities - Water | 226 | (180.44)          |
| 8/28/2024  | Portland Water District         | Utilities - Water |     | (166.91)          |
| 11/18/2024 | Portland Water District         | Utilities - Water | 237 | (167.32)          |
| 9/24/2024  | Portland Water District - Water | Utilities - Water | 230 | (199.06)          |
| 10/24/2024 | Portland Water District - Water | Utilities - Water | 234 | (151.45)          |
| 12/19/2024 | Portland Water District - Water | Utilities - Water | 244 | (199.06)          |
|            |                                 | <b>Water</b>      |     | <b>(2,608.73)</b> |
|            |                                 |                   |     |                   |



**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2023 to June 30, 2024

BILL #: 2411892  
ACCOUNT #: 210334  
PARCEL ID #: 140-B-015-001  
LOCATION: 218 OCEAN AVEKAPOTHANASIS PAUL C TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092Owner of Record as of: April 1, 2023  
KAPOTHANASIS PAUL C TRUSTEE**CURRENT BILL RATE DISTRIBUTION**

|           |        |            |
|-----------|--------|------------|
| SCHOOL    | 7.450  | \$4,161.57 |
| COUNTY    | 0.620  | \$346.33   |
| MUNICIPAL | 6.340  | \$3,541.52 |
| TOTAL     | 14.410 | \$8,049.43 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

Assessed Property Description:

140-B-15-16  
OCEAN AVE 216-2229878 SF  
Acres: 0.227**FY24 REAL ESTATE TAX BILL****BILLING INFORMATION**

|                  |            |
|------------------|------------|
| LAND VALUE       | \$71,300   |
| BUILDING VALUE   | \$487,300  |
| TOTAL VALUE      | \$558,600  |
| EXEMPTIONS       | \$0        |
| TAXABLE VALUE    | \$558,600  |
| TAX RATE         | 14.410     |
| TOTAL TAX        | \$8,049.43 |
| PAYMENTS/CREDITS | \$0.00     |
| ABATEMENT/ADJUST | \$0.00     |
| TAX DUE          | \$8,049.43 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$4,024.72 |
| 03/14/2024 | \$4,024.71 |

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/20/2023 AND 03/15/2024.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2023.**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION**Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$370,989,894.  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.

FY24 REAL ESTATE TAX BILL THIS STUB MUST BE RETURNED WITH YOUR SECOND PAYMENT CITY OF PORTLAND TREASURY

**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2512238  
ACCOUNT #: 210334  
PARCEL ID #: 140-B-015-001  
LOCATION: 218 OCEAN AVEKAPOTHANASIS PAUL C TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092Owner of Record as of: April 1, 2024  
KAPOTHANASIS PAUL C TRUSTEE**CURRENT BILL RATE DISTRIBUTION**

|           |        |            |
|-----------|--------|------------|
| SCHOOL    | 7.880  | \$4,401.77 |
| COUNTY    | 0.560  | \$312.82   |
| MUNICIPAL | 6.570  | \$3,670.00 |
| TOTAL     | 15.010 | \$8,384.59 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**Assessed Property Description:  
140-B-15-16  
OCEAN AVE 216-2229878 SF  
Acres: 0.227**FY25 REAL ESTATE TAX BILL****BILLING INFORMATION**

|                  |            |
|------------------|------------|
| LAND VALUE       | \$71,300   |
| BUILDING VALUE   | \$487,300  |
| TOTAL VALUE      | \$558,600  |
| EXEMPTIONS       | \$0        |
| TAXABLE VALUE    | \$558,600  |
| TAX RATE         | 15.010     |
| TOTAL TAX        | \$8,384.59 |
| PAYMENTS/CREDITS | \$0.00     |
| ABATEMENT/ADJUST | \$0.00     |
| TAX DUE          | \$8,384.59 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2024 | \$4,192.30 |
| 03/14/2025 | \$4,192.29 |

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2024.**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION****Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$374,509,262.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:**City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533**For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.**FY25 REAL ESTATE TAX BILL**THIS STUB MUST BE RETURNED WITH YOUR **SECOND** PAYMENT**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**BILL #: 2512238  
ACCOUNT #: 210334  
PARCEL ID #: 140-B-015-001INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2025 | \$4,192.29 |

KAPOTHANASIS PAUL C TRUSTEE

AMOUNT PAID \$ \_\_\_\_\_

208202550251223832600004192290

p.7, 2 (2024)

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.





UNITED INSURANCE AUBURN  
31 Court Street, 2nd Floor  
Auburn, ME 04210

lisaroy@unitedinsurance.net  
Fax: (207) 784-4847

MCP024S35L8

Quote is valid until 12/15/2024

To: **The Fredericka Kapothanasis Testamentary Trust,  
Paul Kapothanasis Trustee**  
Renewal of: CP 1774080B - Expiration Date: 12/15/2024

From: Lisa Roy

lisaroy@unitedinsurance.net

Please bind effective: \_\_\_\_\_

Insured email address: \_\_\_\_\_

Insured phone number: \_\_\_\_\_

Confirm optional coverages:

☐ Do not include any optional coverages.

☐ Include the following optional coverages

(Taxes & Fees may apply to optional premium if purchased)

☐ Option 1 - (add: \$242.00) - Non-Owned & Hired  
Automobile Liability

☐ Option 2 - (add: \*\$206.00) - Terrorism Coverage

\*See Terrorism Section for Exact Pricing and Terms

## I. PREMIUM AND UNDERWRITING NOTES/REQUIREMENTS

| COMMERCIAL PACKAGE POLICY INFORMATION                                                              |                                           |
|----------------------------------------------------------------------------------------------------|-------------------------------------------|
| Carrier:                                                                                           | United States Liability Insurance Company |
| Status:                                                                                            | Non-admitted                              |
| A.M. Best Rating:                                                                                  | A++ (Superior) - XII                      |
| Term Quoted:                                                                                       | Annual                                    |
| COVERAGE PART                                                                                      | PREMIUM                                   |
| Commercial Property                                                                                | \$3,729.00                                |
| Commercial General Liability                                                                       | \$400.00                                  |
| PLEASE REFER TO THE EXCESS LIABILITY QUOTE #XSL024S84K3 IF HIGHER LIMITS OF LIABILITY ARE DESIRED. |                                           |
| TOTAL PREMIUM DUE TO CARRIER                                                                       | \$4,129.00                                |
| ADDITIONAL COSTS                                                                                   |                                           |
| Broker Fee                                                                                         | \$0.00                                    |
| Surplus Lines Filing Fee                                                                           | \$150.00                                  |
| Maine Surplus Lines Tax (3.000%)                                                                   | \$128.37                                  |
| TOTAL AMOUNT DUE                                                                                   | \$4,407.37                                |

FREE AND DISCOUNTED BUSINESS SERVICES AVAILABLE TO USLI INSURED - VISIT [BIZRESOURCECENTER.COM](http://BIZRESOURCECENTER.COM) FOR DETAILS

Please contact us with any questions regarding the terminology used or the coverages provided.

\*\*Read the quote carefully, it may not match the coverages requested\*\*

p.7, 5 (2024)

MCP024S35L8

**This account is subject to the following - Sections A, B and C:**

*Please note that we will not be able to bind coverage until we satisfy all Prior to Binding requirements.*

**A. Prior To Bind Requirements:**

- A fully completed and executed Diligent Search Form (DSF ME)

**B. Items Required Within 21 days of the inception of coverage:**

- No Items Required Within 21 Days

**C. Underwriting Notes:**

- Call Us! We want to work with you to retain your business!

**II. COVERED LOCATION(S) AND CORRESPONDING CLASSIFICATIONS**

Location #1 - 218-222 Ocean Ave, Portland, ME 04103

Construction: Frame / Protection Class: 2

**Property Coverage**

Perils: Special

| Coverage            | Limit     | Coinsurance | Deductible | Valuation                     | Rate    | Premium |
|---------------------|-----------|-------------|------------|-------------------------------|---------|---------|
| Building            | \$800,000 | 80%         | \$2,500    | Functional Building Valuation | 0.421   | \$3,368 |
| Equipment Breakdown | Included  |             | \$1,000    |                               | 361.000 | \$361   |

Property Coverage Premium for Location #1: \$3,729

**Coverage provided by Equipment Breakdown**

Mechanical Breakdown, Electrical Arcing

Loss or damage to hot water boilers & steam equipment

Steam explosion of boilers, piping, engines & turbines

\$250,000 limit for Perishable Goods Spoilage

\$250,000 limit for Refrigeration Contamination

**Warranted Property Conditions**

- All electric is on functioning and operational circuit breakers [P-6]
- Functioning and operational smoke/heat detectors in all units or occupancies [P-5]

**Liability Coverage**

| Description              | Fire Code | Class Code | Basis    | Exposure | Prod/CompOps Rate | All Other Rate | Prod/CompOps Premium | All Other Premium |
|--------------------------|-----------|------------|----------|----------|-------------------|----------------|----------------------|-------------------|
| Dwellings - three-family | 0198      | 63012      | Dwelling | 1        | Incl              | 236.754        | Incl                 | \$237             |
| Per Dwelling             |           |            |          |          |                   |                |                      |                   |

Liability Coverage Premium for Location #1: \$400 MP

Total for Location: \$4,129

Please contact us with any questions regarding the terminology used or the coverages provided.

**\*\*Read the quote carefully, it may not match the coverages requested\*\***

p.7, 5 (2024)

MCP024S35L8

### III. LIABILITY LIMITS OF INSURANCE

#### COMMERCIAL GENERAL LIABILITY

|                                        |             |
|----------------------------------------|-------------|
| Each Occurrence                        | \$1,000,000 |
| Personal Injury and Advertising Injury | \$1,000,000 |
| Medical Expense (Any One Person)       | \$5,000     |
| Damage To Premises Rented to You       | \$100,000   |
| Products/Completed Ops Aggregate       | Included    |
| General Aggregate                      | \$2,000,000 |
| General Liability Deductible           | \$0         |

### IV. REQUIRED FORMS & ENDORSEMENTS

#### Common Endorsements

|        |                                                     |        |                                                           |
|--------|-----------------------------------------------------|--------|-----------------------------------------------------------|
| 2110   | (04/15) Service Of Suit                             | Jacket | (07/19) Policy Jacket                                     |
| IL0017 | (11/98) Common Policy Conditions                    | TRIADN | (12/20) Disclosure Notice of Terrorism Insurance Coverage |
| IL0247 | (02/11) Maine Changes - Cancellation And Nonrenewal |        |                                                           |

#### Property Endorsements

|            |                                                                     |        |                                                                                            |
|------------|---------------------------------------------------------------------|--------|--------------------------------------------------------------------------------------------|
| CP 109     | (04/15) Functional Building Valuation                               | CP0090 | (07/88) Commercial Property Conditions                                                     |
| CP 112     | (04/15) Equipment Breakdown Enhancement Endorsement                 | CP0134 | (02/13) Maine - Standard Fire Policy Provisions                                            |
| CP 141 DEP | (04/20) Changes - Actual Cash Value and Depreciation Definition     | CP1030 | (06/07) Causes Of Loss - Special Form                                                      |
| CP 142     | (04/14) Protective Devices Or Services Provisions                   | CP1032 | (08/08) Water Exclusion Endorsement                                                        |
| CP 224     | (10/21) Asbestos Material Exclusion                                 | CP1075 | (12/20) Cyber Incident Exclusion                                                           |
| CP 225     | (04/15) Exclusion - Lead Contamination                              | IL0188 | (06/09) Maine Changes - Post-Judgment Interest                                             |
| CP 226     | (04/15) Absolute Pollution Exclusion - Property                     | IL0189 | (09/07) Maine Changes - Concealment, Misrepresentation Or Fraud                            |
| CP 227     | (02/11) Mold, Fungus, Bacteria, Virus Or Organic Pathogen Exclusion | IL0935 | (07/02) Exclusion Of Certain Computer-Related Losses                                       |
| CP 245     | (09/15) Earth Movement Exclusion                                    | P 249  | (01/15) Exclusion of War, Military Action and Terrorism (Coverage for Certain Fire Losses) |
| CP0010     | (06/07) Building And Personal Property Coverage Form                |        |                                                                                            |

MCP024S35L8

**General Liability Endorsements**

|            |                                                                                              |         |                                                                                                                     |
|------------|----------------------------------------------------------------------------------------------|---------|---------------------------------------------------------------------------------------------------------------------|
| **CG 21 06 | (12/23) Exclusion - Access or Disclosure of Confidential or Personal Material or Information | IL0021  | (09/08) Nuclear Energy Liability Exclusion Endorsement                                                              |
| CG0001     | (12/07) Commercial General Liability Coverage Form                                           | L-526   | (01/15) Absolute War Or Terrorism Exclusion                                                                         |
| CG0068     | (05/09) Recording And Distribution Of Material Or Information In Violation Of Law Exclusion  | L-599   | (04/15) Absolute Exclusion For Pollution, Organic Pathogen, Silica, Asbestos And Lead With A Hostile Fire Exception |
| CG2109     | (06/15) Exclusion - Unmanned Aircraft                                                        | L-610   | (11/04) Expanded Definition Of Bodily Injury                                                                        |
| CG2136     | (03/05) Exclusion - New Entities                                                             | L-783   | (04/15) Amendment Of Liquor Liability Exclusion                                                                     |
| CG2144     | (04/17) Limitation of Coverage to Designated Premises, Project or Operation                  | LLQ-100 | (04/15) Who Is An Insured Clarification Endorsement                                                                 |
| CG2147     | (12/07) Employment-Related Practices Exclusion                                               | LLQ-368 | (04/15) Separation Of Insureds Clarification Endorsement                                                            |
| CG4032     | (05/23) Exclusion - Perfluoroalkyl and Polyfluoroalkyl Substances (PFAS)                     |         |                                                                                                                     |

For your convenience we have marked the endorsements that have changed for this coming term. Those marked with 2 asterisks (\*\*) are forms that have been on the policy, however have updated language.

**V. OFFER OF OPTIONAL COVERAGE(S)**

Based on the information provided, the following additional coverages are available to this applicant but are not currently included in the quotation. The additional premium may be subject to taxes & fees. For a firm final amount please contact us and we will revise the quote.

|          | <b>Coverage</b>                        | <b>Additional Premium</b> |
|----------|----------------------------------------|---------------------------|
| Option 1 | Non-Owned & Hired Automobile Liability | \$242.00                  |

**Important Information**

- Prior to binding with this optional coverage, we would need to confirm that the applicant does not have a Business Auto policy, does not regularly deliver goods or products and does not require its employees to use their personal vehicle to conduct the applicant's business on a regular basis
- If this coverage is purchased, add L-488 Non-Owned And/Or Hired Auto Liability

|          | <b>Coverage</b>    | <b>Additional Premium</b> |
|----------|--------------------|---------------------------|
| Option 2 | Terrorism Coverage | \$206.00                  |

**Important Information**

- Terrorism coverage, per the Terrorism Risk Insurance Program Reauthorization Act, is available for an additional premium of \$100 or 5.00% of the total applicable premium, whichever is greater. If not purchased, please provide the signed TRIADN Disclosure Notice or add form NTE - Notice of Terrorism Exclusion. When making your decision to purchase Terrorism Coverage, please be aware that coverage for "insured losses" as defined by the Act is subject to the coverage terms, conditions, amount, and limits in this policy applicable to losses arising from events other than acts of terrorism.
- The Terrorism premium shown above has been calculated as a percentage of the quoted coverages. If any coverages are added or removed at binding, the additional premium shown above is subject to change.

Please contact us with any questions regarding the terminology used or the coverages provided.

\*\*Read the quote carefully, it may not match the coverages requested\*\*

p.7, 5 (2024)



UNITED INSURANCE AUBURN  
31 Court Street, 2nd Floor  
Auburn, ME 04210

lisaroy@unitedinsurance.net  
Fax: (207) 784-4847

XSL024S84K3

Quote is valid until 11/15/2024

To: The Fredericka Kapothanasis Testamentary Trust,  
Paul Kapothanasis Trustee

Please bind effective: \_\_\_\_\_  
Insured email address: \_\_\_\_\_  
Insured phone number: \_\_\_\_\_  
Confirm optional coverages:  
☐ Do not include any optional coverages.  
☐ Include the following optional coverages  
(Taxes & Fees may apply to optional premium if purchased)  
☐ Option 1 - Terrorism Coverage

From: Lisa Roy

lisaroy@unitedinsurance.net

## I. PREMIUM AND UNDERWRITING NOTES/REQUIREMENTS

| EXCESS GENERAL LIABILITY COVERAGE POLICY INFORMATION |                                           |                    |          |            |
|------------------------------------------------------|-------------------------------------------|--------------------|----------|------------|
| Carrier:                                             | United States Liability Insurance Company |                    |          |            |
| Status:                                              | Non-admitted                              |                    |          |            |
| A.M. Best Rating:                                    | A++ (Superior) - XII                      |                    |          |            |
| Term Quoted:                                         | Annual                                    |                    |          |            |
| LIMIT OPTIONS                                        | PREMIUM                                   | SURPLUS LINES COST | FEES     | AMOUNT DUE |
| <input type="checkbox"/> \$1,000,000                 | \$460 (MP)                                | \$18.30            | \$150.00 | \$628.30   |
| ADDITIONAL COSTS                                     |                                           |                    |          |            |
| Broker Fee                                           |                                           |                    | \$0      |            |
| Surplus Lines Filing Fee                             |                                           |                    | \$150    |            |
| Maine Surplus Lines Tax                              |                                           |                    | 3%       |            |

FREE AND DISCOUNTED BUSINESS SERVICES AVAILABLE TO USLI INSURED - VISIT [BIZRESOURCECENTER.COM](http://BIZRESOURCECENTER.COM) FOR DETAILS

We have provided a pre-filled application that would assist in satisfying these requirements.

**This account is subject to the following - Sections A, B and C:**

Please note that we will not be able to bind coverage until we satisfy all Prior to Binding requirements.

Please contact us with any questions regarding the terminology used or the coverages provided.

\*\*Read the quote carefully. It may not match the coverages requested\*\*



XSL024S84K3

Underwriter receipt, review and acceptance of the fully completed application. We may modify the terms and/or premiums quoted or rescind this quote if: 1) the information provided in the completed application is different from the original submission, 2) a web search, if completed at our discretion, reveals unsatisfactory results or indications of ineligible factors, or 3) there is a significant change in the risk from the date it was quoted.

#### A. Prior To Bind Requirements:

Confirmation that all of the following are True:

- A fully completed and executed Diligent Search Form (DSF ME)
- No dwelling location with a swimming pool.

#### B. Items Required Within 21 days of the inception of coverage:

- Our completed & signed application; or
- A completed & signed ACORD application as long as all underwriting information needed has been provided to us; or
- A completed & signed application from another company as long as all underwriting information needed has been provided to us.

#### C. Underwriting Notes:

- Please be advised, we have prepared this quote of higher limits of liability based on the information provided for a primary quote. It is valid only over the United States Liability Insurance Group quote provided, however we can consider adjusting it to be valid over other carriers. In addition, we can possibly include other lines of coverage in the underlying such as Automobile Liability and Employer's Liability.
- Please contact me if you wish to discuss further.

#### II. SCHEDULE OF UNDERLYING COVERAGES

| Commercial General Liability                     | Limits of Liability                               |
|--------------------------------------------------|---------------------------------------------------|
| Carrier: United States Liability Insurance Group | Each Occurrence: \$1,000,000                      |
| AM Best Rating: A++                              | Products/Completed Operations Aggregate: Included |
|                                                  | General Aggregate: \$2,000,000                    |
|                                                  | Personal & Advertising Injury: \$1,000,000        |

#### III. REQUIRED FORMS & ENDORSEMENTS

|            |                                                                          |        |                                                           |
|------------|--------------------------------------------------------------------------|--------|-----------------------------------------------------------|
| 2110       | (04/15) Service Of Suit                                                  | L-610  | (11/04) Expanded Definition Of Bodily Injury              |
| IUL100     | (07/06) Expected or Intended Injury Exclusion                            | TRIADN | (12/20) Disclosure Notice of Terrorism Insurance Coverage |
| IUL117     | (09/10) Nuclear Energy Liability Exclusion (Broad Form)                  | XL101  | (05/07) Automobile Exclusion                              |
| Jacket     | (07/19) Policy Jacket                                                    | XL465  | (12/16) Exclusion - Unmanned Aircraft                     |
| L 838 PFAS | (03/23) Exclusion - Perfluoroalkyl And Polyfluoroalkyl Substances (PFAS) | XL542  | (12/20) Exclusion of War and Certified Acts of Terrorism  |
| L-461      | (11/20) Absolute Assault or Battery Exclusion                            | XLP    | (07/05) Excess Liability Policy                           |

Please contact us with any questions regarding the terminology used or the coverages provided.

\*\*Read the quote carefully, it may not match the coverages requested\*\*

p.7, 5 (2024)



XSL024S84K3

#### IV. OFFER OF OPTIONAL COVERAGE(S)

Based on the information provided, the following additional coverages are available to this applicant but are not currently included in the quotation. The additional premium may be subject to taxes & fees. For a firm final amount please contact us and we will revise the quote.

| Coverage |                    | Rate                           |
|----------|--------------------|--------------------------------|
| Option 1 | Terrorism Coverage | See notes for rate information |

##### Important Information

- Terrorism coverage, per the Terrorism Risk Insurance Program Reauthorization Act, is available for an additional premium of \$100 or 5.0000% of the total applicable premium for this risk, whichever is greater. If not purchased, please provide the signed TRIADN Disclosure Notice or add form NTE – Notice of Terrorism Exclusion. When making your decision whether to purchase Terrorism Coverage, please be aware that coverage for "insured losses" as defined by the Act is subject to the coverage terms, conditions, amount and limits in this policy applicable to losses arising from events other than acts of terrorism.
- Coverage available under this offer is contingent on the underlying policies providing terrorism coverage and at the same limit as the Schedule of Underlying Coverages

Please contact us with any questions regarding the terminology used or the coverages provided.

**\*\*Read the quote carefully, it may not match the coverages requested\*\***

p.7, 5 (2024)

# MARCUM

ACCOUNTANTS ▲ ADVISORS

Invoice Date: 3/31/24 Invoice #: 10IN50436050  
Payment Terms: Due Upon Receipt Engagement #: 10835694  
Client #: 234568

**The Fredericka Kapothanasis Testamentary Trust**  
Attn. Paul Kapothanasis, Trustee  
4 Running Brook Rd  
Westbrook, ME 04092

Send Payment To: Marcum LLP  
PO Box 95000-2288  
Philadelphia, PA 19195-0001  
*Please refer to invoice number with your payment*  
Wire & ACH only: TD Bank Swift Code: NRTHUS33XXX  
855 Franklin Ave  
Garden City, NY 11530  
ABA #: 026013673 Account #: 7915750397  
*Please reference invoice number*

Please return top portion with remittance.

Amount enclosed \$ \_\_\_\_\_

For tax preparation of the trust return for the year ended  
December 31, 2023

875.00

Administrative Fee

26.25

New Charges

\$ 901.25

790

pcl  
6/26/2024  
# 225

Payments can be made at our website at <https://www.marcumllp.com/pay>  
Invoice amounts due past sixty (60) days will incur a finance charge of 1% per month.

Marcum LLP

\* 1 Canal Plaza, 4th Floor

\* Portland, ME 04101

\*Phone 207-352-7600 \*Fax 207-352-7601

p.7, 6 (2024)



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T

STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 2  
Statement Period: Dec 17 2023-Jan 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

### TD Convenience Checking

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

#### ACCOUNT SUMMARY

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 40,342.63 | Average Collected Balance      | 38,519.33 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 4,407.37  | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 39,061.26 | Days in Period                 | 31        |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

#### DAILY ACCOUNT ACTIVITY

##### Deposits

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 01/08        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

##### Checks Paid

| No. Checks: 1 |            | *Indicates break in serial sequence or check processed electronically and listed under Electronic Payments |          |
|---------------|------------|------------------------------------------------------------------------------------------------------------|----------|
| DATE          | SERIAL NO. | AMOUNT                                                                                                     |          |
| 12/29         | 206        | 4,407.37                                                                                                   |          |
| Subtotal:     |            |                                                                                                            | 4,407.37 |

##### Service Charges

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 01/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

#### DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 12/16 | 40,342.63 | 01/08 | 39,064.26 |
| 12/29 | 35,935.26 | 01/16 | 39,061.26 |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender

# How to Balance your Account

Page:

2 of 2

**Begin by adjusting your account register as follows:**

- Subtract any services charges shown on this statement.
- Subtract any automatic payments, transfers or other electronic withdrawals not previously recorded.
- Add any interest earned if you have an interest-bearing account.
- Add any automatic deposit or overdraft line of credit.
- Review all withdrawals shown on this statement and check them off in your account register.
- Follow instructions 2-5 to verify your ending account balance.

1. Your ending balance shown on this statement is:
2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |           |
|---|-------------------|-----------|
| ① | Ending Balance    | 39,061.28 |
| ② | Total Deposits    | +         |
| ③ | Sub Total         |           |
| ④ | Total Withdrawals | -         |
| ⑤ | Adjusted Balance  |           |

| ② | DEPOSITS NOT ON STATEMENT | DOLLARS | CENTS |
|---|---------------------------|---------|-------|
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   |                           |         |       |
|   | Total Deposits            |         | ②     |

| ④ | WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|---|------------------------------|---------|-------|
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |
|   |                              |         |       |

|  | WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|--|------------------------------|---------|-------|
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  |                              |         |       |
|  | Total Withdrawals            |         | ④     |

## FOR CONSUMER ACCOUNTS ONLY — IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

If you need information about an electronic fund transfer or if you believe there is an error on your bank statement or receipt relating to an electronic fund transfer, telephone the bank immediately at the phone number listed on the front of your statement or write to:

**TD Bank, N.A., Deposit Operations Dept, P.O. Box 1377, Lewiston, Maine 04243-1377**

We must hear from you no later than sixty (60) calendar days after we sent you the first statement upon which the error or problem first appeared. When contacting the Bank, please explain as clearly as you can why you believe there is an error or why more information is needed. Please include:

- Your name and account number.
- A description of the error or transaction you are unsure about.
- The dollar amount and date of the suspected error.

When making a verbal inquiry, the Bank may ask that you send us your complaint in writing within ten (10) business days after the first telephone call.

We will investigate your complaint and will correct any error promptly. If we take more than ten (10) business days to do this, we will credit your account for the amount you think is in error, so that you have the use of the money during the time it takes to complete our investigation.

## INTEREST NOTICE

Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.

## FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

In case of Errors or Questions About Your Bill:

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.



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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 2  
Statement Period: Jan 17 2024-Feb 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 39,061.26 | Average Collected Balance      | 39,980.46 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 419.28    | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 41,767.98 | Days in Period                 | 31        |

|                            |                      |                    |
|----------------------------|----------------------|--------------------|
|                            | Total for this cycle | Total Year to Date |
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 02/05        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

**Checks Paid**

No. Checks: 2

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT |
|-----------|------------|--------|
| 01/24     | 207        | 326.28 |
| 02/14     | 208        | 93.00  |
| Subtotal: |            | 419.28 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 02/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

**DAILY BALANCE SUMMARY**

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 01/16 | 39,061.26 | 02/14 | 41,770.98 |
| 01/24 | 38,734.98 | 02/16 | 41,767.98 |
| 02/05 | 41,863.98 |       |           |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender



## 2 of 2

1. Your ending balance shown on this statement is:

2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |          |
|---|-------------------|----------|
| 1 | Ending Balance    | 1,767.98 |
| 2 | Total Deposits    | +        |
| 3 | Sub Total         |          |
| 4 | Total Withdrawals | -        |
| 5 | Adjusted Balance  |          |

| <b>DEPOSITS NOT ON STATEMENT</b> | <b>DOLLARS</b> | <b>CENTS</b> |
|----------------------------------|----------------|--------------|
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
| <b>Total Deposits</b>            |                |              |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| Total Withdrawals               |         | (9)   |

FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

**In case of Errors or Questions About Your Bill:**

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

- You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.

**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODDP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.





America's Most Convenient Bank®

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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: Feb 17 2024-Mar 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                     |           |                                |           |
|---------------------|-----------|--------------------------------|-----------|
| Beginning Balance   | 41,767.98 | Average Collected Balance      | 40,029.16 |
| Deposits            | 3,129.00  | Interest Earned This Period    | 0.00      |
|                     |           | Interest Paid Year-to-Date     | 0.00      |
| Checks Paid         | 6,989.49  | Annual Percentage Yield Earned | 0.00%     |
| Electronic Payments | 555.00    | Days in Period                 | 29        |
| Service Charges     | 3.00      |                                |           |
| Ending Balance      | 37,349.49 |                                |           |

|                            |                      |                    |
|----------------------------|----------------------|--------------------|
|                            | Total for this cycle | Total Year to Date |
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 03/12        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

**Checks Paid**

No. Checks: 3

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT   | DATE  | SERIAL NO. | AMOUNT   |
|-----------|------------|----------|-------|------------|----------|
| 02/23     | 209        | 133.31   | 03/14 | 212*       | 2,831.47 |
| 03/07     | 210        | 4,024.71 |       |            |          |
| Subtotal: |            |          |       |            | 6,989.49 |

**Electronic Payments**

| POSTING DATE | DESCRIPTION                                                 | AMOUNT |
|--------------|-------------------------------------------------------------|--------|
| 02/22        | ELECTRONIC PMT-WEB, MAINE RADON & EN TD BANK YliPLPfqgwt9Ve | 555.00 |
| Subtotal:    |                                                             | 555.00 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 03/15        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender

# How to Balance your Account

Page:

2 of 3

**Begin by adjusting your account register as follows:**

- Subtract any services charges shown on this statement.
- Subtract any automatic payments, transfers or other electronic withdrawals not previously recorded.
- Add any interest earned if you have an interest-bearing account.
- Add any automatic deposit or overdraft line of credit.
- Review all withdrawals shown on this statement and check them off in your account register.
- Follow instructions 2-5 to verify your ending account balance.

1. Your ending balance shown on this statement is:
2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |           |
|---|-------------------|-----------|
| ① | Ending Balance    | 37,349.49 |
| ② | Total Deposits    | +         |
| ③ | Sub Total         |           |
| ④ | Total Withdrawals | -         |
| ⑤ | Adjusted Balance  |           |

| ② DEPOSITS NOT ON STATEMENT | DOLLARS | CENTS |
|-----------------------------|---------|-------|
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
| Total Deposits              |         | ②     |

| ④ WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|--------------------------------|---------|-------|
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |

| WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|------------------------------|---------|-------|
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
| Total Withdrawals            |         | ④     |

## FOR CONSUMER ACCOUNTS ONLY — IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

If you need information about an electronic fund transfer or if you believe there is an error on your bank statement or receipt relating to an electronic fund transfer, telephone the bank immediately at the phone number listed on the front of your statement or write to:

**TD Bank, N.A., Deposit Operations Dept, P.O. Box 1377, Lewiston, Maine 04243-1377**

We must hear from you no later than sixty (60) calendar days after we sent you the first statement upon which the error or problem first appeared. When contacting the Bank, please explain as clearly as you can why you believe there is an error or why more information is needed. Please include:

- Your name and account number.
- A description of the error or transaction you are unsure about.
- The dollar amount and date of the suspected error.

When making a verbal inquiry, the Bank may ask that you send us your complaint in writing within ten (10) business days after the first telephone call.

We will investigate your complaint and will correct any error promptly. If we take more than ten (10) business days to do this, we will credit your account for the amount you think is in error, so that you have the use of the money during the time it takes to complete our investigation.

## INTEREST NOTICE

Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.

## FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

In case of Errors or Questions About Your Bill:

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.



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STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: Feb 17 2024-Mar 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 02/16 | 41,767.98 | 03/12 | 40,183.96 |
| 02/22 | 41,212.98 | 03/14 | 37,352.49 |
| 02/23 | 41,079.67 | 03/15 | 37,349.49 |
| 03/07 | 37,054.96 |       |           |

p.7, 6 (2024)

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender



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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: Mar 17 2024-Apr 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 37,349.49 | Average Collected Balance      | 38,080.82 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
|                   |           | Interest Paid Year-to-Date     | 0.00      |
| Checks Paid       | 196.06    | Annual Percentage Yield Earned | 0.00%     |
| Service Charges   | 3.00      | Days in Period                 | 31        |
| Ending Balance    | 40,279.43 |                                |           |

|                            |                      |                    |
|----------------------------|----------------------|--------------------|
|                            | Total for this cycle | Total Year to Date |
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 04/08        | DEPOSIT     | 3,129.00 |
|              | Subtotal:   | 3,129.00 |

**Checks Paid**

No. Checks: 1

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE  | SERIAL NO. | AMOUNT |
|-------|------------|--------|
| 03/20 | 211        | 196.06 |
|       | Subtotal:  | 196.06 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 04/16        | PAPER STATEMENT FEE | 3.00   |
|              | Subtotal:           | 3.00   |

**DAILY BALANCE SUMMARY**

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 03/16 | 37,349.49 | 04/08 | 40,282.43 |
| 03/20 | 37,153.43 | 04/16 | 40,279.43 |

p.7, 6 (2024)

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## 2 of 3

|                |           |
|----------------|-----------|
| Ending Balance | 40,279.43 |
|----------------|-----------|

- |   |                   |   |  |
|---|-------------------|---|--|
| 2 | Total Deposits    | + |  |
| 3 | Sub Total         |   |  |
| 4 | Total Withdrawals | - |  |
| 5 | Adjusted Balance  |   |  |

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS    |
|---------------------------------|---------|----------|
|                                 |         |          |
|                                 |         |          |
|                                 |         |          |
|                                 |         |          |
|                                 |         |          |
|                                 |         |          |
|                                 |         |          |
| <b>Total<br/>Withdrawals</b>    |         | <b>4</b> |

## Page 549





America's Most Convenient Bank®

STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: Mar 17 2024-Apr 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

## Overdraft Notifications Are Going Digital

Beginning **June 1, 2024**, you'll no longer receive Overdraft Notifications via mail if you have insufficient funds or overdraw your account. But don't worry, they are available digitally in TD Online Banking.

To access the notifications:

1. Log into TD Online Banking.
2. Select Account Options ➡ Bank Account Statement Settings.
3. Select applicable account from Eligible Accounts dropdown.
4. Click on Overdraft Notices.

**Want to be notified immediately?** Ensure your push notifications for TD Alerts are turned on. Here's how to set up alerts:

### Online Banking:

1. Log into TD Online Banking.
2. Select Account Options.
3. Select TD Alerts.
4. Turn on Overdraft Threshold and Overdraft Grace Periods.

### Mobile App:

1. Log into the TD Mobile Banking app.
2. Select Menu.
3. Select TD Alerts.
4. Select Bank Accounts.
5. Turn on Overdraft Threshold and Overdraft Grace Periods.

**As a reminder**, you will receive an Overdraft Threshold email if you overdraw your account by more than \$50 if you have an email address on file with us. You'll also receive an Overdraft Grace Period email communicating the timeframe in which you can add funds to your account to reverse the overdraft fee. Visit <https://www.td.com/overdraftservices> to learn more.

Not enrolled in Online Banking? Sign up at [tdbank.com](https://tdbank.com).

### Questions?

Visit a TD Bank location or give us a call anytime.

p.7, 6 (2024)

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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: Apr 17 2024-May 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                     |           |                                |           |
|---------------------|-----------|--------------------------------|-----------|
| Beginning Balance   | 40,279.43 | Average Collected Balance      | 40,494.39 |
| Deposits            | 3,129.00  | Interest Earned This Period    | 0.00      |
|                     |           | Interest Paid Year-to-Date     | 0.00      |
| Checks Paid         | 603.20    | Annual Percentage Yield Earned | 0.00%     |
| Electronic Payments | 657.00    | Days in Period                 | 30        |
| Service Charges     | 3.00      |                                |           |
| Ending Balance      | 42,145.23 |                                |           |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 05/03        | DEPOSIT     | 3,129.00 |
|              | Subtotal:   | 3,129.00 |

**Checks Paid**

No. Checks: 3

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE  | SERIAL NO. | AMOUNT | DATE      | SERIAL NO. | AMOUNT |
|-------|------------|--------|-----------|------------|--------|
| 04/17 | 213        | 400.00 | 05/01     | 221*       | 187.20 |
| 04/17 | 215*       | 16.00  |           |            |        |
|       |            |        | Subtotal: |            | 603.20 |

**Electronic Payments**

| POSTING DATE | DESCRIPTION                                         | AMOUNT |
|--------------|-----------------------------------------------------|--------|
| 04/18        | ELECTRONIC CK PMT-ARC, US TREASURY IRS PAYMENT 0214 | 657.00 |
|              | Subtotal:                                           | 657.00 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 05/16        | PAPER STATEMENT FEE | 3.00   |
|              | Subtotal:           | 3.00   |

p.7, 6 (2024)

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## 2 of 3

|   |                   |           |
|---|-------------------|-----------|
| 1 | Ending Balance    | 42,145.23 |
| 2 | Total Deposits    | +         |
| 3 | Sub Total         |           |
| 4 | Total Withdrawals | -         |
| 5 | Adjusted Balance  |           |

2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

| <b>(2)</b>                | DOLLARS | CENTS |
|---------------------------|---------|-------|
| DEPOSITS NOT ON STATEMENT |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
| Total Deposits            |         |       |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| <b>Total<br/>Withdrawals</b>    |         |       |

FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

**In case of Errors or Questions About Your Bill:**

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- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

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Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.



America's Most Convenient Bank®

STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTAMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: Apr 17 2024-May 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 04/16 | 40,279.43 | 05/01 | 39,019.23 |
| 04/17 | 39,863.43 | 05/03 | 42,148.23 |
| 04/18 | 39,206.43 | 05/16 | 42,145.23 |

p.7, 6 (2024)

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: May 17 2024-Jun 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

Privacy Notice:

Our privacy notice describes how we collect, share and protect your personal information. It has not materially changed since May 2015. For a copy, go to [tdbank.com/exc/pdf/privacy\\_shareinformation.pdf](http://tdbank.com/exc/pdf/privacy_shareinformation.pdf) or call 888-937-1050.

TD Convenience Checking

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

ACCOUNT SUMMARY

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 42,145.23 | Average Collected Balance      | 42,623.58 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 273.44    | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 44,997.79 | Days in Period                 | 31        |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

DAILY ACCOUNT ACTIVITY

Deposits

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 06/10        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

Checks Paid

| No. Checks: 2 |            | *Indicates break in serial sequence or check processed electronically and listed under Electronic Payments |        |
|---------------|------------|------------------------------------------------------------------------------------------------------------|--------|
| DATE          | SERIAL NO. | AMOUNT                                                                                                     |        |
| 05/17         | 222        | 93.00                                                                                                      |        |
| 05/30         | 223        | 180.44                                                                                                     |        |
| Subtotal:     |            |                                                                                                            | 273.44 |

Service Charges

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 06/14        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

p.7, 6 (2024)

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Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender

## 2 of 3

|   |                   |           |
|---|-------------------|-----------|
| 1 | Ending Balance    | 44,997.79 |
| 2 | Total Deposits    | +         |
| 3 | Sub Total         |           |
| 4 | Total Withdrawals | -         |
| 5 | Adjusted Balance  |           |

2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

| <b>DEPOSITS NOT ON STATEMENT</b> | <b>DOLLARS</b> | <b>CENTS</b> |
|----------------------------------|----------------|--------------|
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
|                                  |                |              |
| <b>Total Deposits</b>            |                |              |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| <b>Total<br/>Withdrawals</b>    |         |       |

FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

**In case of Errors or Questions About Your Bill:**

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

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**Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.**





America's Most Convenient Bank®

STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: May 17 2024-Jun 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 05/16 | 42,145.23 | 06/10 | 45,000.79 |
| 05/17 | 42,052.23 | 06/14 | 44,997.79 |
| 05/30 | 41,871.79 |       |           |

p.7, 6 (2024)

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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 2  
Statement Period: Jun 17 2024-Jul 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 44,997.79 | Average Collected Balance      | 45,344.81 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 1,050.45  | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 47,073.34 | Days in Period                 | 30        |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 07/08        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

**Checks Paid**

No. Checks: 2

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT   |
|-----------|------------|----------|
| 07/01     | 224        | 149.20   |
| 07/01     | 225        | 901.25   |
| Subtotal: |            | 1,050.45 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 07/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

**DAILY BALANCE SUMMARY**

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 06/16 | 44,997.79 | 07/08 | 47,076.34 |
| 07/01 | 43,947.34 | 07/16 | 47,073.34 |

p.7, 6 (2024)

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender

## How to Balance your Account

Page:

2 of 2

**Begin by adjusting your account register as follows:**

- Subtract any services charges shown on this statement.
- Subtract any automatic payments, transfers or other electronic withdrawals not previously recorded.
- Add any interest earned if you have an interest-bearing account.
- Add any automatic deposit or overdraft line of credit.
- Review all withdrawals shown on this statement and check them off in your account register.
- Follow instructions 2-5 to verify your ending account balance.

1. Your ending balance shown on this statement is:
2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |   |           |
|---|-------------------|---|-----------|
| 1 | Ending Balance    |   | 47,073.34 |
| 2 | Total Deposits    | + |           |
| 3 | Sub Total         |   |           |
| 4 | Total Withdrawals | - |           |
| 5 | Adjusted Balance  |   |           |

| <b>(2)</b>                | DOLLARS | CENTS |
|---------------------------|---------|-------|
| DEPOSITS NOT ON STATEMENT |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
|                           |         |       |
| Total Deposits            |         |       |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
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|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| Total<br>Withdrawals            |         | 4     |

**FOR CONSUMER ACCOUNTS ONLY — IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:**

If you need information about an electronic fund transfer or if you believe there is an error on your bank statement or receipt relating to an electronic fund transfer, telephone the bank immediately at the phone number listed on the front of your statement or write to:

TD Bank, N.A., Deposit Operations Dept, P.O. Box 1377, Lewiston,  
Maine 04243-1377

We must hear from you no later than sixty (60) calendar days after we sent you the first statement upon which the error or problem first appeared. When contacting the Bank, please explain as clearly as you can why you believe there is an error or why more information is needed. Please include:

- Your name and account number.
- A description of the error or transaction you are unsure about.
- The dollar amount and date of the suspected error.

When making a verbal inquiry, the Bank may ask that you send us your complaint in writing within ten (10) business days after the first telephone call.

We will investigate your complaint and will correct any error promptly. If we take more than ten (10) business days to do this, we will credit your account for the amount you think is in error, so that you have the use of the money during the time it takes to complete our investigation.

INTEREST NOTICE

Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.

FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

**In case of Errors or Questions About Your Bill:**

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODDP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.



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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 2  
Statement Period: Jul 17 2024-Aug 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

TD Convenience Checking

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

ACCOUNT SUMMARY

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 47,073.34 | Average Collected Balance      | 47,402.08 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
|                   |           | Interest Paid Year-to-Date     | 0.00      |
| Checks Paid       | 180.44    | Annual Percentage Yield Earned | 0.00%     |
| Service Charges   | 3.00      | Days in Period                 | 31        |
| Ending Balance    | 50,018.90 |                                |           |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

DAILY ACCOUNT ACTIVITY

Deposits

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 08/12        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

Checks Paid

No. Checks: 1

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT |
|-----------|------------|--------|
| 07/23     | 226        | 180.44 |
| Subtotal: |            | 180.44 |

Service Charges

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 08/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 07/16 | 47,073.34 | 08/12 | 50,021.90 |
| 07/23 | 46,892.90 | 08/16 | 50,018.90 |

p.7, 6 (2024)

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# How to Balance your Account

Page:

2 of 2

**Begin by adjusting your account register as follows:**

- Subtract any services charges shown on this statement.
- Subtract any automatic payments, transfers or other electronic withdrawals not previously recorded.
- Add any interest earned if you have an interest-bearing account.
- Add any automatic deposit or overdraft line of credit.
- Review all withdrawals shown on this statement and check them off in your account register.
- Follow instructions 2-5 to verify your ending account balance.

1. Your ending balance shown on this statement is:
2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |           |
|---|-------------------|-----------|
| ① | Ending Balance    | 50,018.90 |
| ② | Total Deposits    | +         |
| ③ | Sub Total         |           |
| ④ | Total Withdrawals | -         |
| ⑤ | Adjusted Balance  |           |

| ② DEPOSITS NOT ON STATEMENT | DOLLARS | CENTS |
|-----------------------------|---------|-------|
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
| Total Deposits              |         | ②     |

| ④ WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|--------------------------------|---------|-------|
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |
|                                |         |       |

| WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|------------------------------|---------|-------|
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
| Total Withdrawals            |         | ④     |

## FOR CONSUMER ACCOUNTS ONLY — IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

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**TD Bank, N.A., Deposit Operations Dept, P.O. Box 1377, Lewiston, Maine 04243-1377**

We must hear from you no later than sixty (60) calendar days after we sent you the first statement upon which the error or problem first appeared. When contacting the Bank, please explain as clearly as you can why you believe there is an error or why more information is needed. Please include:

- Your name and account number.
- A description of the error or transaction you are unsure about.
- The dollar amount and date of the suspected error.

When making a verbal inquiry, the Bank may ask that you send us your complaint in writing within ten (10) business days after the first telephone call.

We will investigate your complaint and will correct any error promptly. If we take more than ten (10) business days to do this, we will credit your account for the amount you think is in error, so that you have the use of the money during the time it takes to complete our investigation.

## INTEREST NOTICE

Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.

## FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

### In case of Errors or Questions About Your Bill:

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

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- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

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**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.





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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 2  
Statement Period: Aug 17 2024-Sep 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 50,018.90 | Average Collected Balance      | 50,423.86 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 534.91    | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 52,609.99 | Days in Period                 | 31        |

|                            |                      |                    |
|----------------------------|----------------------|--------------------|
|                            | Total for this cycle | Total Year to Date |
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 09/09        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

**Checks Paid**

No. Checks: 3

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT | DATE  | SERIAL NO. | AMOUNT |
|-----------|------------|--------|-------|------------|--------|
| 08/19     | 227        | 93.00  | 08/28 | 229        | 166.91 |
| 08/28     | 228        | 275.00 |       |            |        |
| Subtotal: |            |        |       |            | 534.91 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 09/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

**DAILY BALANCE SUMMARY**

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 08/16 | 50,018.90 | 09/09 | 52,612.99 |
| 08/19 | 49,925.90 | 09/16 | 52,609.99 |
| 08/28 | 49,483.99 |       |           |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender

p.7, 6 (2024)

## Page: 2 of 2

1. Your ending balance shown on this statement is:

2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |           |
|---|-------------------|-----------|
| 1 | Ending Balance    | 52,609.99 |
| 2 | Total Deposits    | +         |
| 3 | Sub Total         |           |
| 4 | Total Withdrawals | -         |
| 5 | Adjusted Balance  |           |

| <b>(2)</b>                       | DOLLARS | CENTS |
|----------------------------------|---------|-------|
| <b>DEPOSITS NOT ON STATEMENT</b> |         |       |
|                                  |         |       |
|                                  |         |       |
|                                  |         |       |
|                                  |         |       |
|                                  |         |       |
|                                  |         |       |
| <b>Total Deposits</b>            |         |       |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| Total Withdrawals               |         | (4)   |

FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

**In case of Errors or Questions About Your Bill:**

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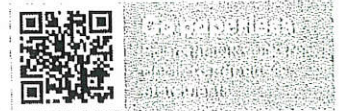




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STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: Sep 17 2024-Oct 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**ATM Balance Inquiry Fee Changes Effective June 28, 2024**

GOOD NEWS! We've eliminated the non-TD ATM balance inquiry fee. Beginning June 28, 2024, we no longer charge the non-TD ATM balance inquiry fee when conducting balance inquiries at an ATM that we do not own or operate. Please note that fees may still apply for withdrawals and transfers at non-TD ATMs as well as surcharges from the ATM owner or network, including for balance inquiries.

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 52,609.99 | Average Collected Balance      | 49,792.33 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 7,255.36  | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 48,480.63 | Days in Period                 | 30        |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 10/04        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

**Checks Paid**

No. Checks: 3

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT   | DATE  | SERIAL NO. | AMOUNT   |
|-----------|------------|----------|-------|------------|----------|
| 09/24     | 230        | 199.06   | 10/11 | 232        | 2,864.00 |
| 09/23     | 231        | 4,192.30 |       |            |          |
| Subtotal: |            |          |       |            | 7,255.36 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 10/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

# How to Balance your Account

Page:

2 of 3

**Begin by adjusting your account register as follows:**

- Subtract any services charges shown on this statement.
- Subtract any automatic payments, transfers or other electronic withdrawals not previously recorded.
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- Add any automatic deposit or overdraft line of credit.
- Review all withdrawals shown on this statement and check them off in your account register.
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3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |           |
|---|-------------------|-----------|
| ① | Ending Balance    | 48,480.63 |
| ② | Total Deposits    | +         |
| ③ | Sub Total         |           |
| ④ | Total Withdrawals | -         |
| ⑤ | Adjusted Balance  |           |

| ② DEPOSITS NOT ON STATEMENT | DOLLARS | CENTS |
|-----------------------------|---------|-------|
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
|                             |         |       |
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|                             |         |       |
|                             |         |       |
| Total Deposits              |         | ②     |

| ④ WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|--------------------------------|---------|-------|
|                                |         |       |
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| WITHDRAWALS NOT ON STATEMENT | DOLLARS | CENTS |
|------------------------------|---------|-------|
|                              |         |       |
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|                              |         |       |
|                              |         |       |
|                              |         |       |
|                              |         |       |
| Total Withdrawals            |         | ④     |

## FOR CONSUMER ACCOUNTS ONLY — IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

If you need information about an electronic fund transfer or if you believe there is an error on your bank statement or receipt relating to an electronic fund transfer, telephone the bank immediately at the phone number listed on the front of your statement or write to:

**TD Bank, N.A., Deposit Operations Dept, P.O. Box 1377, Lewiston, Maine 04243-1377**

We must hear from you no later than sixty (60) calendar days after we sent you the first statement upon which the error or problem first appeared. When contacting the Bank, please explain as clearly as you can why you believe there is an error or why more information is needed. Please include:

- Your name and account number.
- A description of the error or transaction you are unsure about.
- The dollar amount and date of the suspected error.

When making a verbal inquiry, the Bank may ask that you send us your complaint in writing within ten (10) business days after the first telephone call.

We will investigate your complaint and will correct any error promptly. If we take more than ten (10) business days to do this, we will credit your account for the amount you think is in error, so that you have the use of the money during the time it takes to complete our investigation.

## INTEREST NOTICE

Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.

## FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

In case of Errors or Questions About Your Bill:

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

**FINANCE CHARGES:** Although the Bank uses the Daily Balance method to calculate the finance charge on your Moneyline/Overdraft Protection account (the term "ODP" or "OD" refers to Overdraft Protection), the Bank discloses the Average Daily Balance on the periodic statement as an easier method for you to calculate the finance charge. The finance charge begins to accrue on the date advances and other debits are posted to your account and will continue until the balance has been paid in full. To compute the finance charge, multiply the Average Daily Balance times the Days in Period times the Daily Periodic Rate (as listed in the Account Summary section on the front of the statement). The Average Daily Balance is calculated by adding the balance for each day of the billing cycle, then dividing the total balance by the number of Days in the Billing Cycle. The daily balance is the balance for the day after advances have been added and payments or credits have been subtracted plus or minus any other adjustments that might have occurred that day. There is no grace period during which no finance charge accrues. Finance charge adjustments are included in your total finance charge.



America's Most Convenient Bank®

STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: Sep 17 2024-Oct 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 09/16 | 52,609.99 | 10/04 | 51,347.63 |
| 09/23 | 48,417.69 | 10/11 | 48,483.63 |
| 09/24 | 48,218.63 | 10/16 | 48,480.63 |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender 



America's Most Convenient Bank®

T

STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: Oct 17 2024-Nov 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

**ATM Balance Inquiry Fee Changes Effective June 28, 2024**

GOOD NEWS! We've eliminated the non-TD ATM balance inquiry fee.

Beginning June 28, 2024, we no longer charge the non-TD ATM balance inquiry fee when conducting balance inquiries at an ATM that we do not own or operate. Please note that fees may still apply for withdrawals and transfers at non-TD ATMs as well as surcharges from the ATM owner or network, including for balance inquiries.

**TD Convenience Checking**

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

**ACCOUNT SUMMARY**

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 48,480.63 | Average Collected Balance      | 48,679.15 |
| Deposits          | 3,129.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 851.45    | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 50,755.18 | Days in Period                 | 31        |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

**DAILY ACCOUNT ACTIVITY**

**Deposits**

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 11/08        | DEPOSIT     | 3,129.00 |
| Subtotal:    |             | 3,129.00 |

**Checks Paid**

No. Checks: 3

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT | DATE  | SERIAL NO. | AMOUNT |
|-----------|------------|--------|-------|------------|--------|
| 10/22     | 233        | 550.00 | 11/15 | 235        | 150.00 |
| 10/24     | 234        | 151.45 |       |            |        |
| Subtotal: |            |        |       |            | 851.45 |

**Service Charges**

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 11/15        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)



## 2 of 3

1. Your ending balance shown on this statement is:
2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

|   |                   |           |       |
|---|-------------------|-----------|-------|
| ① | Ending Balance    | 50,755.18 | _____ |
| ② | Total Deposits    | +         | _____ |
| ③ | Sub Total         |           | _____ |
| ④ | Total Withdrawals | -         | _____ |
| ⑤ | Adjusted Balance  |           | _____ |

| <b>DEPOSITS NOT<br/>ON STATEMENT</b> | <b>DOLLARS</b> | <b>CENTS</b> |
|--------------------------------------|----------------|--------------|
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
| <b>Total Deposits</b>                |                |              |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| Total Withdrawals               |         | (4)   |



America's Most Convenient Bank®

STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: Oct 17 2024-Nov 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 10/16 | 48,480.63 | 11/08 | 50,908.18 |
| 10/22 | 47,930.63 | 11/15 | 50,755.18 |
| 10/24 | 47,779.18 |       |           |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender





America's Most Convenient Bank®

T STATEMENT OF ACCOUNT



FREDERICKA KAPOTHANASIS TESTAMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK ME 04092

Page: 1 of 3  
Statement Period: Nov 17 2024-Dec 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

### ATM Balance Inquiry Fee Changes Effective June 28, 2024

GOOD NEWS! We've eliminated the non-TD ATM balance inquiry fee.

Beginning June 28, 2024, we no longer charge the non-TD ATM balance inquiry fee when conducting balance inquiries at an ATM that we do not own or operate. Please note that fees may still apply for withdrawals and transfers at non-TD ATMs as well as surcharges from the ATM owner or network, including for balance inquiries.

### TD Convenience Checking

FREDERICKA KAPOTHANASIS TESTAMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Account # 242-8864216

#### ACCOUNT SUMMARY

|                   |           |                                |           |
|-------------------|-----------|--------------------------------|-----------|
| Beginning Balance | 50,755.18 | Average Collected Balance      | 49,412.94 |
| Deposits          | 3,123.00  | Interest Earned This Period    | 0.00      |
| Checks Paid       | 6,448.44  | Interest Paid Year-to-Date     | 0.00      |
| Service Charges   | 3.00      | Annual Percentage Yield Earned | 0.00%     |
| Ending Balance    | 47,426.74 | Days in Period                 | 30        |

|                            | Total for this cycle | Total Year to Date |
|----------------------------|----------------------|--------------------|
| Grace Period OD/NSF Refund | \$0.00               | \$0.00             |

#### DAILY ACCOUNT ACTIVITY

##### Deposits

| POSTING DATE | DESCRIPTION | AMOUNT   |
|--------------|-------------|----------|
| 12/02        | DEPOSIT     | 1,043.00 |
| 12/10        | DEPOSIT     | 2,080.00 |
| Subtotal:    |             | 3,123.00 |

##### Checks Paid

No. Checks: 7 \*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

| DATE      | SERIAL NO. | AMOUNT | DATE  | SERIAL NO. | AMOUNT   |
|-----------|------------|--------|-------|------------|----------|
| 11/20     | 236        | 93.00  | 11/27 | 241        | 362.45   |
| 11/26     | 237        | 167.32 | 12/09 | 242        | 4,407.37 |
| 11/22     | 239*       | 250.00 | 12/09 | 243        | 628.30   |
| 11/29     | 240        | 540.00 |       |            |          |
| Subtotal: |            |        |       |            | 6,448.44 |

##### Service Charges

| POSTING DATE | DESCRIPTION         | AMOUNT |
|--------------|---------------------|--------|
| 12/16        | PAPER STATEMENT FEE | 3.00   |
| Subtotal:    |                     | 3.00   |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

## 2 of 3

|   |                   |           |
|---|-------------------|-----------|
| ① | Ending Balance    | 47,426.74 |
| ② | Total Deposits    | +         |
| ③ | Sub Total         |           |
| ④ | Total Withdrawals | -         |
| ⑤ | Adjusted Balance  |           |

2. List below the amount of deposits or credit transfers which do not appear on this statement. Total the deposits and enter on Line 2.
3. Subtotal by adding lines 1 and 2.
4. List below the total amount of withdrawals that do not appear on this statement. Total the withdrawals and enter on Line 4.
5. Subtract Line 4 from 3. This adjusted balance should equal your account balance.

| <b>DEPOSITS NOT<br/>ON STATEMENT</b> | <b>DOLLARS</b> | <b>CENTS</b> |
|--------------------------------------|----------------|--------------|
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
|                                      |                |              |
| <b>Total Deposits</b>                |                |              |

[illegible]

| WITHDRAWALS NOT<br>ON STATEMENT | DOLLARS | CENTS |
|---------------------------------|---------|-------|
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
|                                 |         |       |
| <b>Total<br/>Withdrawals</b>    |         |       |

FOR CONSUMER LOAN ACCOUNTS ONLY — BILLING RIGHTS SUMMARY

**In case of Errors or Questions About Your Bill:**

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at P.O. Box 1377, Lewiston, Maine 04243-1377 as soon as possible. We must hear from you no later than sixty (60) days after we sent you the FIRST bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights. In your letter, give us the following information:

- Your name and account number.
- The dollar amount of the suspected error.
- Describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about.

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Total interest credited by the Bank to you this year will be reported by the Bank to the Internal Revenue Service and State tax authorities. The amount to be reported will be reported separately to you by the Bank.



America's Most Convenient Bank®

STATEMENT OF ACCOUNT

FREDERICKA KAPOTHANASIS TESTMENTARY TR  
FBO GREGORY KAPOTHANASIS  
PAUL KAPOTHANASIS TRUSTEE

Page: 3 of 3  
Statement Period: Nov 17 2024-Dec 16 2024  
Cust Ref #: 2428864216-630-T-###  
Primary Account #: 242-8864216

DAILY BALANCE SUMMARY

| DATE  | BALANCE   | DATE  | BALANCE   |
|-------|-----------|-------|-----------|
| 11/16 | 50,755.18 | 11/29 | 49,342.41 |
| 11/20 | 50,662.18 | 12/02 | 50,385.41 |
| 11/22 | 50,412.18 | 12/09 | 45,349.74 |
| 11/26 | 50,244.86 | 12/10 | 47,429.74 |
| 11/27 | 49,882.41 | 12/16 | 47,426.74 |

Call 1-800-295-7400 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender 

p.7, 6 (2024)

Put-on + Uf

Ocean Ave.  
Account

Address

024

**COPY**

**JENSEN BAIRD**  
Attorneys At Law

P.O. BOX 4510  
PORTLAND, MAINE 04112  
(207) 775-7271

pd,  
10/15/2024  
#233

Paul Kapothanasis  
27 Running Brook Road  
Westbrook, ME 04092

Invoice Date 10/07/2024  
Invoice# 338586  
Billing through 09/30/2024  
Client/Matter 10563 -000002 MJQ

**REGARDING: General Matters**

**Services:**

| <u>Date</u> | <u>Atty</u> | <u>Description</u>                                                                                                                                                                    | <u>Hours</u> |
|-------------|-------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------|
| 08/01/2024  | KJC         | Email with client regarding Maine AG's sample lease and notice requirements under City of Portland's Rental Stabilization Ordinance and Maine statutory law regarding rent increases. | 0.30         |
| 09/05/2024  | MJQ         | Telephone conference with Paul Kapothanasis regarding lead paint and asbestos matters regarding Ocean Avenue property; email to Attorney Crosman regarding same.                      | 0.50         |
| 09/06/2024  | KJC         | Survey of Maine law regarding Landlord's duty regarding asbestos and lead abatement; email memorandum to client regarding same.                                                       | 1.00         |
| 09/25/2024  | KJC         | Emails with client regarding rent increase notices.                                                                                                                                   | 0.20         |

TOTAL SERVICES: \$550.00

| <u>Attorney/Legal Assistant</u> | <u>Hours</u> | <u>Rate</u> | <u>Amount</u> |
|---------------------------------|--------------|-------------|---------------|
| CROSMAN, KEVIN J.               | 1.50         | 275.00      | \$412.50      |
| QUINLAN, MICHAEL J.             | 0.50         | 275.00      | \$137.50      |

|                                |                 |
|--------------------------------|-----------------|
| Current Fees and Disbursements | \$550.00        |
| Total Fees and Disbursements   | \$550.00        |
| Previous Balance Due           | \$0.00          |
| <b>TOTAL BALANCE DUE</b>       | <b>\$550.00</b> |





Paul Kapothanasis  
27 Running Brook Road  
Westbrook, ME 04092

September 30, 2024  
Invoice # 1453313

---

## INVOICE SUMMARY

For professional services rendered and costs advanced through August 31, 2024:

Client.Matter: 36187.6902 NFP

RE: Trust Matters

|                           |                    |
|---------------------------|--------------------|
| Professional Services     | \$ 2,864.00        |
| Disbursements Advanced    | <u>\$ .00</u>      |
| <b>TOTAL THIS INVOICE</b> | <b>\$ 2,864.00</b> |

\*\*\*ALL INVOICES ARE DUE WITHIN 30 DAYS\*\*\*



PIERCE ATWOOD LLP

Invoice #: 1453313

September 30, 2024

**PROFESSIONAL SERVICES RENDERED**

| Date    | Atty | Hours | Description Of Services Rendered                                                                                                                                                                                                                                                                  |
|---------|------|-------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 8/19/24 | TGL  | 2.90  | Review promissory note and terms of testamentary trust fbo Gregory holding Ocean Ave real estate; correspondence with C. Crooks; legal analysis under Title 18-B to support facilitate borrowing by interested trustee; prepare consent and ratification document; correspondence P. Kapothanasis |
| 8/22/24 | RBR  | .20   | Conference with A. Braddock regarding tax questions for promissory note and review of drafts for same                                                                                                                                                                                             |
| 8/22/24 | TGL  | 1.90  | Telephone call with P. Kapothanasis regarding promissory note; prepare for conference A. Braddock and prepare the same                                                                                                                                                                            |
| 8/22/24 | ADB  | 2.30  | Conference with G. Leschefske regarding drafting of promissory note; draft promissory note                                                                                                                                                                                                        |
|         |      | 7.30  | Totals                                                                                                                                                                                                                                                                                            |

**TOTAL PROFESSIONAL SERVICES**

**\$ 2,864.00**

**SUMMARY OF PROFESSIONAL SERVICES**

| Name          | Hours       | Rate   | Total              |
|---------------|-------------|--------|--------------------|
| A. Braddock   | 2.30        | 350.00 | 805.00             |
| T. Leschefske | 4.80        | 400.00 | 1,920.00           |
| R. Ravenelle  | .20         | 695.00 | 139.00             |
| <b>TOTALS</b> | <b>7.30</b> |        | <b>\$ 2,864.00</b> |

**TOTAL THIS INVOICE**

**\$ 2,864.00**

PIERCE ATWOOD LLP

Invoice #: 1453313

September 30, 2024

ACCOUNTS RECEIVABLE INVOICES OUTSTANDING

| INVOICE<br>NUMBER     | DATE    | INVOICE<br>TOTAL | PAYMENTS<br>RECEIVED | ENDING<br>BALANCE  |
|-----------------------|---------|------------------|----------------------|--------------------|
| 1427031               | 3/28/24 | 185.00           | .00                  | 185.00             |
| Prior Unpaid Invoices |         |                  |                      | \$ 185.00          |
| TOTAL BALANCE DUE     |         |                  |                      | <u>\$ 3,049.00</u> |



Paul Kapothanasis  
27 Running Brook Road  
Westbrook, ME 04092

September 30, 2024  
Invoice # 1453313

---

REMITTANCE ADVICE

Client.Matter: 36187.6902 NFP

RE: Trust Matters

---

BALANCE DUE THIS INVOICE

\$ 2,864.00

---

TO ENSURE PROPER CREDIT TO YOUR ACCOUNT, PLEASE RETURN  
THIS REMITTANCE PAGE WITH PAYMENT

Wire Transfer Instructions:

TD Bank, NA  
Portland, ME 04101  
Swift Code NRTHUS33XXX  
ABA# 211274450  
Account # 2426549688  
Pierce Atwood LLP

*Please Reference: Your Client/Matter OR Invoice Number and Attorney Name*

Payment by check to:

Pierce Atwood LLP  
Accounting  
Merrill's Wharf  
254 Commercial Street  
Portland, ME 04101

\*\*\*ALL INVOICES ARE DUE WITHIN 30 DAYS\*\*\*

For Wire or ACH payments, please send the remittance details, including Client Matter Number(s) and Invoice Number(s), to [AccountsReceivable@PierceAtwood.com](mailto:AccountsReceivable@PierceAtwood.com) for proper credit to your account.

# INVOICE

**CITY OF PORTLAND**  
**LICENSING & REGISTRATION**  
389 Congress Street  
Portland, Maine 04101  
(207) 756-8131



| INVOICE NUMBER | INVOICE DATE | INVOICE DUE DATE | INVOICE STATUS | INVOICE DESCRIPTION |
|----------------|--------------|------------------|----------------|---------------------|
| INV-00107968   | 11/13/2024   | 12/13/2024       | Paid In Full   | NONE                |

| REFERENCE NUMBER                                     | FEE NAME                          | TOTAL                     |
|------------------------------------------------------|-----------------------------------|---------------------------|
| LTR-003057-2021                                      | Long Term Rental Registration Fee | \$150.00                  |
| Paul Kapothanasis - 218 Ocean Ave Portland, ME 04103 |                                   | <b>SUB TOTAL</b> \$150.00 |

**TOTAL** **\$150.00**

## BILLING CONTACT

PAUL KAPOTHANASIS  
27 Running Brook Rd  
Westbrook, Me 04092

Make checks payable to the City of Portland, ATTN: Licensing & Registration, 389 Congress Street, Portland, ME 04101

**Atlantic Heating Company**  
474 Riverside Industrial Parkway  
Portland ME 04103  
207-797-7218

# INVOICE

Feb 26, 2025

Paul Kapothanasis  
70 Scott Drive K Bros  
Westbrook, ME 04092

|                |          |
|----------------|----------|
| Account #:     | 595      |
| Invoice #:     | 29908    |
| Invoice Date:  | 1/7/25   |
| Invoice Total: | \$362.45 |

TERMS: Net Due Upon Receipt.

Amount Enclosed: \$ \_\_\_\_\_

Please Return This Portion With Your Payment

**Description:** Annual service  
B+V cleaning  
Replaced tank filter  
Polished flame rod and igniter  
New flame rod insulation  
Cleaned fan  
Tested system operation  
Performed combustion test

Abt,  
Did this  
got paid?

NO

Tech: HarveyA

| Description                   |
|-------------------------------|
| STANDARD CLEANING AND TUNE UP |
| TRUCK SUPPLIES                |
| ENVIRONMENTAL DISPOSAL FEE    |
| Preferred Labor               |

Total Due: **\$362.45**

## Efficiency Test:

Gross Stack Temp: 252  
Net Stack Temp:  
CO2: 6.8

Draft OB:  
Draft OF:  
O2: 0

Smoke:  
Efficiency: 85.4 %

For Fuel or Service At: Constintine Kapothanasis  
218 Ocean Avenue  
Portland, ME 04103

Atlantic Heating Company  
474 Riverside Industrial Parkway  
Portland ME 04103  
207-797-7218

Account #: 595  
Invoice #: 29908  
Invoice Date: 1/7/25

This one is still owed! Thank You

p.7, 12 (2024)

**Atlantic Heating Company**  
474 Riverside Industrial Parkway  
Portland ME 04103  
207-797-7218

# INVOICE

Nov 20, 2024

Paul Kapothanasis  
70 Scott Drive K Bros  
Westbrook, ME 04092

|                |          |
|----------------|----------|
| Account #:     | 595      |
| Invoice #:     | 28925    |
| Invoice Date:  | 11/14/24 |
| Invoice Total: | \$362.45 |

**TERMS: Net Due Upon Receipt.**

Amount Enclosed: \$ \_\_\_\_\_

*Please Return This Portion With Your Payment*

**Description:** B/V, SSC-109, RF-4W, .70-80A. S - 0, CO2 - 11.2%, EFF - 84.2%

**Tech:** HunterA

| Description                                                                                      |
|--------------------------------------------------------------------------------------------------|
| STANDARD CLEANING AND TUNE UP<br>TRUCK SUPPLIES<br>ENVIRONMENTAL DISPOSAL FEE<br>Preferred Labor |

Total Due: \$362.45

**Efficiency Test:**

Gross Stack Temp:

Draft OB:

Smoke: 0

Net Stack Temp:

Draft OF:

CO2: 11.2

O2: 0

Efficiency: 84.2 %

For Fuel or Service At: Paul Kapothansis  
220 Ocean Avenue K Bros  
Portland, ME 04102

Atlantic Heating Company  
474 Riverside Industrial Parkway  
Portland ME 04103  
207-797-7218

Account #: 595  
Invoice #: 28925  
Invoice Date: 11/14/24

p.7, 12 (2024)



From: Maine Radon & Environmental noreply@mxmerchant.com  
Subject: Your Maine Radon & Environmental receipt # 2213  
Date: Feb 19, 2024 at 9:49:32 PM  
To: ikapothanasis@aol.com

pd. 2/19/2024  
online

View this receipt in your browser by going to <https://mxmerchant.com/receipts/invoice/056WG00Q8XQ7/XVV6QJ>.

Invoice #2213



Maine Radon & Environmental  
243 Roosevelt Trail  
Windham, ME 04062  
(207) 503-3888

<https://>

[www.maineradonenvironmental.com/](https://www.maineradonenvironmental.com/)

[www.maineradonenvironmental.com](https://www.maineradonenvironmental.com)



**IRENE KAPOTHANASIS**

Contact: [ikapothanasis@aol.com](mailto:ikapothanasis@aol.com)

Bill to:

218 Ocean Ave  
Portland, ME 04103



\*056WG00Q8XQ7\*



Invoice Date: Feb 19th 2024  
Due Date: Feb 19th 2024

Ship to:

218 Ocean Ave  
Portland, ME 04103



#### ITEMS

| Item           | Description | Quantity | Unit Price | Unit Discount | Item Total |
|----------------|-------------|----------|------------|---------------|------------|
| Radon Air Test | Balance Due | 3        | \$185.00   | (\$0.00)      | \$555.00   |

Subtotal: \$555.00

Total: \$555.00

Surcharge: \$0.00

Amount Paid: \$555.00

Balance (USD): \$0.00



#### PAYMENTS

| Type | Tender | Status   | Authorization Code | Amount   |
|------|--------|----------|--------------------|----------|
| Sale | ACH    | Approved |                    | \$555.00 |



## Estimate

|           |            |
|-----------|------------|
| ESTIMATE# | 1037627864 |
| DATE      | 02/12/2024 |
| PO#       |            |

| CUSTOMER                                                                            |
|-------------------------------------------------------------------------------------|
| Kapothanasis, Irene<br>218 Ocean Ave<br>Portland Maine 04103-5713<br>(207) 450-7920 |

| SERVICE LOCATION                                                                    |
|-------------------------------------------------------------------------------------|
| Kapothanasis, Irene<br>218 Ocean Ave<br>Portland Maine 04103-5713<br>(207) 450-7920 |

|             |                |
|-------------|----------------|
| DESCRIPTION | Radon Air Test |
|-------------|----------------|

| Estimate                                                                                                           |     |       |        |
|--------------------------------------------------------------------------------------------------------------------|-----|-------|--------|
| Description                                                                                                        | Qty | Rate  | Total  |
| Radon Testing - Air<br>Short Term (48-72 hour) air monitoring for radon using RadStar Continuous Radon<br>Monitors |     |       | 555.00 |
| Maine Sales Tax                                                                                                    |     | 5.50% | 0.00   |

| CUSTOMER MESSAGE                                                                                                                                                                        |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Upon acceptance of online estimate, a 30% Deposit is required to order materials and schedule work. Balance is due upon completion of installation. This estimate is valid for 30 days. |

**Estimate Total: \$555.00**

| PRE-WORK SIGNATURE |
|--------------------|
|                    |

Signed By: \_\_\_\_\_

From: **Katherine McElduff**

katie@maineradonenvironmental.com

Subject: **Estimate from Maine Radon and  
Water Treatment**

Date: **Feb 12, 2024 at 9:19:21 AM**

To: **ikapoathanasis@aol.com**

Dear Irene:

Thank you for giving us an opportunity to take care of your service needs.

Below and attached is your estimate for the services you requested. Should you have any questions or concerns, please feel free to call us at (207) 742-8390

## Estimate

| Description                                                                                    | Qty | Unit Cost | Total           |
|------------------------------------------------------------------------------------------------|-----|-----------|-----------------|
| <b>Radon Testing - Air</b>                                                                     |     |           | <b>\$555.00</b> |
| Short Term (48-72 hour) air<br>monitoring for radon using RadStar<br>Continuous Radon Monitors |     |           |                 |
| Maine Sales Tax                                                                                |     | 5.50%     | \$0.00          |
| <b>Estimate Total:</b>                                                                         |     |           | <b>\$555.00</b> |

[View & Accept Estimate Online →](#)

Thank You,

Maine Radon and Water Treatment  
(207) 742-8390  
243 Roosevelt Trail Ste 4  
Windham, ME 04062

From: **Maine Radon & Environmental** noreply@mxmerchant.com  
Subject: **Your Maine Radon & Environmental invoice # 2279**  
Date: **Mar 12, 2024 at 2:42:06 PM**  
To: **ikapothanasis@aol.com**

View this receipt in your browser by going to <https://mxmerchant.com/receipts/invoice/0574100TCWN6/3TGP46>.

Invoice #2279



Maine Radon & Environmental  
243 Roosevelt Trail  
Windham, ME 04062  
(207) 503-3888

<https://>

[www.maineradonenvironmental.com/](https://www.maineradonenvironmental.com/)

[www.maineradonenvironmental.com/](https://www.maineradonenvironmental.com/)



**IRENE KAPOTHANASIS**

Contact: [ikapothanasis@aol.com](mailto:ikapothanasis@aol.com)

Access Code



\*0574100TCWN6\*

Bill to:

218 Ocean Ave  
Portland, ME 04103



Invoice Date: Mar 12th 2024  
Due Date: Mar 12th 2024

Ship to:

218 Ocean Ave  
Portland, ME 04103



#### ITEMS

| Item                  | Description  | Quantity | Unit Price | Unit Discount | Item Total |
|-----------------------|--------------|----------|------------|---------------|------------|
| Two Radon Air Systems | Full Balance | 1        | \$2,806.47 | (\$0.00)      | \$2,806.47 |
| Returned Check Fee    | Balance Due  | 1        | \$25.00    | (\$0.00)      | \$25.00    |

Subtotal: \$2,831.47

Total: \$2,831.47

Surcharge: \$0.00

Amount Paid: \$0.00

Balance (USD): \$2,831.47



#### SELECT YOUR PAYMENT METHOD:

Pay with card



Pay with bank account



A surcharge fee of 3.00% will only be assessed on credit card transactions processed through this service.  
Fee does not apply to Debit Card Transactions.

Work Order#:  
Check Payable To:  
Balance Due:

WO-000634  
CleanME Exteriors LLC  
\$250.00

**FROM:**

**CleanME Exteriors**

Email: hello@cleanmeexteriors.com

Phone: (207) 209-3799 (tel:(207) 209-3799)

**TO:**

**Irene Kapothanasis**

27 Running Brook Road

Westbrook, ME, 04092

Phone: (207) 450-7920 (tel:(207) 450-7920)

**JOB LOCATION:**

**Rental Property**

218 Ocean Avenue

Portland, ME, 04103

**JOB:**

Rental Property Gutter Cleaning

| # | Services                                                                                                                                 | Price    |
|---|------------------------------------------------------------------------------------------------------------------------------------------|----------|
| 1 | Gutter Cleaning & Inspection                                                                                                             | \$250.00 |
|   | Clear gutters of debris, thoroughly inspect gutters and downspouts for proper drainage. Debris will be cleaned up and properly disposed. |          |
|   | Subtotal                                                                                                                                 | \$250.00 |
|   | Grand Total (\$)                                                                                                                         | \$250.00 |

**Accepted payment methods**

Credit Card, Check, Cash

**Message**

Please mail check to: 16 Dudley Way, Westbrook, ME 04092

Thank you for your business. We look forward to working with you again soon.

**Terms**

Payment Terms. All invoices for services covered by the estimate are payable upon completion of work or due date stated on this invoice. Late Charges; Interest. Any invoices not paid by you on the date of completion may bear interest after the due date until the invoice is paid. The accepted forms of payment are listed on this invoice.

p.7, 12 (2024)



## Invoice

Amount Due

\$540.00

| Customer           | Customer number | Invoice number  | Invoice date           | Payment due date  |
|--------------------|-----------------|-----------------|------------------------|-------------------|
| Irene Kapothanasis | 8290555         | 919044384       | November 11, 2024      | December 11, 2024 |
| Current services   | Date of service | Cost of service | Sales tax (if applies) | Service total     |

**IRENE KAPOTHANASIS**  
**218 OCEAN AVE, Portland, ME**

Tree Removal

11/07/2024

540.00

540.00

(Contract #47669727)

Remove rotted log right rear of property.

**Total amount due**

**540.00**

**Thank you for your business!**

Rate your experience:  
[www.davey.com/feedback](http://www.davey.com/feedback)

**Just Ask Us!**

Have questions about our services?  
Visit us online at [www.davey.com](http://www.davey.com)  
or call your local arborist  
Christopher Plante at (207) 828-0110.

**Your Local Office**

298 NEW PORTLAND RD  
Gorham, ME 04038-1841  
(207) 828-0110

Page 1 of 1

Please detach and return the following remittance advice with your payment





The Davey Tree Expert Company ("Company")  
298 New Portland Rd.  
Gorham, ME 04038-1841  
Phone: (207) 828-0110 Fax: (207) 761-0189  
Email: Christopher.Plante@davey.com



| Client                                                                | Service Location                                                                                                         | 10/9/2024                                                                                                       |
|-----------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------|
| Irene Kapothanasis<br>27 Running Brook Rd<br>Westbrook, ME 04092-3656 | Irene Kapothanasis<br>218 Ocean Ave<br>Portland, ME 04103-5713<br>Mobile: (207) 450-7920<br>Email: ikapothanasis@aol.com | Proposal #: 20050754-1728480758<br>Account #: 8290555<br>Mobile: (207) 450-7920<br>Email: ikapothanasis@aol.com |

**YOU ARE ENTITLED TO A COMPLETELY FILLED IN COPY OF THIS AGREEMENT,  
SIGNED BY BOTH YOU AND US, BEFORE ANY WORK MAY BE STARTED**

|                                           | Service Period | Price    | Tax | Total    |
|-------------------------------------------|----------------|----------|-----|----------|
| <input type="checkbox"/> Tree Removal     | Fall           | \$540.00 |     | \$540.00 |
| Remove rotted log right rear of property. |                |          |     |          |

☐ YES, please schedule the Services marked above.

**Other Important Terms:** See the attached "Terms and Conditions" either set forth on the reverse side of this Agreement or attached to this Agreement for additional information, such as early termination, maintenance responsibilities, warranties, late and default charges and insurance.

**ACCEPTANCE OF PROPOSAL:** By signing below, Client agrees and accepts the terms and conditions stated above and the Terms and Conditions either set forth on the reverse side of this Agreement or attached to this Agreement. Company is authorized to do this work as specified. All deletions have been noted. I understand that once accepted, this Agreement constitutes a binding contract. If Client is a legal entity, the undersigned hereby represents that the undersigned has full authority to enter into this Agreement on behalf of Client. This proposal may be withdrawn if not accepted within 30 days.

**DOOR-TO-DOOR SALE/ HOME SOLICITATION:** If this Agreement is the result of a Door-to-Door or Home Solicitation Sale (under applicable state or federal law), the following provision applies:

You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. See the attached notice of cancellation form for an explanation of this right. If you cancel this agreement, the seller may not keep all or part of any cash down payment.

**CLIENT:**

Signature: \_\_\_\_\_  
Name (print): \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: 10/9/2024

**COMPANY:**

Signature: Christopher Plante  
Name (print): Christopher Plante  
Title: District Manager  
Date: 10/9/2024

**CLIENT CARE GUARANTEE:**

We guarantee to deliver what we contract to deliver. If we fail to deliver, we will work with you until you are satisfied, or we will not charge you for the disputed service.



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

STORMWATER BILL

304122

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

KAPOTHANASIS PAUL C TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092

*pd.  
2/12  
#208*

| CUSTOMER NAME               |          | CUSTOMER #              | PARCEL ID     | PROPERTY LOCATION |           |               |               |
|-----------------------------|----------|-------------------------|---------------|-------------------|-----------|---------------|---------------|
| KAPOTHANASIS PAUL C TRUSTEE |          | 210334                  | 140-B-015-001 | 218 OCEAN AVE     |           |               |               |
| BILL NUMBER                 |          | ACCOUNT #               | BILL DATE     | DUE DATE          |           |               |               |
| 304122                      |          | 710154                  | 02/01/2024    | 02/25/2024        |           |               |               |
| DESCRIPTION                 | BUILDING | IMPERVIOUS AREA SURFACE | TOTAL         | BILLABLE UNITS    | DWELLINGS | BILLABLE RATE | CHARGE AMOUNT |
| QUARTERLY STORMWATER CHARGE | 2181     | 2032                    | 4213          | 4                 | 1         | \$7.75        | \$93.00       |

Service Period: 1/1/2024 to 3/31/2024

|                  |         |
|------------------|---------|
| Previous Balance | \$0.00  |
| Current Charges  | \$93.00 |
| Adjustments      | \$0.00  |
| Interest         | \$0.00  |
| Penalties        | \$0.00  |
| Total Amount Due | \$93.00 |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

## STORMWATER BILL

326774

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

KAPOTHANASIS PAUL C TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092

*pd. 5/14/2024 #*

| CUSTOMER NAME               | CUSTOMER # | PARCEL ID               | PROPERTY LOCATION |                |           |               |               |
|-----------------------------|------------|-------------------------|-------------------|----------------|-----------|---------------|---------------|
| KAPOTHANASIS PAUL C TRUSTEE | 210334     | 140-B-015-001           | 218 OCEAN AVE     |                |           |               |               |
| BILL NUMBER                 | ACCOUNT #  | BILL DATE               | DUE DATE          |                |           |               |               |
| 326774                      | 710154     | 05/01/2024              | 05/25/2024        |                |           |               |               |
| DESCRIPTION                 | BUILDING   | IMPERVIOUS AREA SURFACE | TOTAL             | BILLABLE UNITS | DWELLINGS | BILLABLE RATE | CHARGE AMOUNT |
| QUARTERLY STORMWATER CHARGE | 2181       | 2032                    | 4213              | 4              | 1         | \$7.75        | \$93.00       |

Service Period: 4/1/2024 to 6/30/2024

|                         |                |
|-------------------------|----------------|
| Previous Balance        | \$0.00         |
| Current Charges         | \$93.00        |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$93.00</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)





CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill?

Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)

Questions on your impervious surface or credits?

Please call: (207) 874-8462.

## STORMWATER BILL QUARTERLY STORMWATER CHARGE

ACCOUNT NUMBER: 710154

BILL NUMBER: 356352

BILL DATE: 08/01/2024

DUE DATE: 08/25/2024

KAPOTHANASIS PAUL C TRUSTEE  
27 RUNNING BROOK RD  
WESTBROOK, ME 04092

Ocean Ave

| CUSTOMER NAME               |                         | CUSTOMER #    | PARCEL ID     | PROPERTY LOCATION |
|-----------------------------|-------------------------|---------------|---------------|-------------------|
| KAPOTHANASIS PAUL C TRUSTEE |                         | 210334        | 140-B-015-001 | 218 OCEAN AVE     |
| DESCRIPTION                 |                         |               |               | AMOUNT            |
| QUARTERLY STORMWATER CHARGE |                         |               |               | \$93.00           |
| BUILDING                    | IMPERVIOUS AREA SURFACE | TOTAL         |               |                   |
| 2181                        | 2032                    | 4213          |               |                   |
| BILLABLE UNITS              | DWELLINGS               | BILLABLE RATE |               |                   |
| 4                           | 1                       | \$7.75/month  |               |                   |
| Current Charges             |                         |               |               | \$93.00           |
| Previous Balance            |                         |               |               | \$0.00            |
| Adjustments                 |                         |               |               | \$0.00            |
| Interest                    |                         |               |               | \$0.00            |
| Penalties                   |                         |               |               | \$0.00            |
| Total Amount Due            |                         |               |               | \$93.00           |

Current charge is calculated as follows:

Billable units divided by Dwellings multiplied by Billable Rate less any Stormwater Credit.

Service Period: 7/1/2024 to 9/30/2024

Pd.  
8/16/2024  
#227

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)



Sewer/Tourism District  
Payments and Adjustments

[Account Summary](#) | [Bill Details](#)

As of 7/30/2025

|           |                  |
|-----------|------------------|
| Bill      | Utilities 377148 |
| Bill Date | 11/1/2024        |

Payments and Adjustments for Bill 377148

| Activity | Posted     | Entered    | Reference # | Paid By/Reference | Amount  |
|----------|------------|------------|-------------|-------------------|---------|
| Payment  | 11/21/2024 | 11/21/2024 | 1289118     | SWLB112124CC      | \$93.00 |

©2025 Tyler Technologies, Inc.



1515938



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

|                       |                              |                |
|-----------------------|------------------------------|----------------|
| Customer Name         | EST CONSTANTINE KAPOTHANASIS | Account Number |
|                       |                              | 30010316       |
| Service Address       | 218 OCEAN AVE PORTLAND       |                |
| Bill Date: 01/12/2024 | Payment Due Upon Receipt     |                |

**Office Hours**

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**

www.pwd.org  
customerservice@pwd.org

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$178.32        |
| Balance Forward         |                      |                             | \$178.32        |
| Total Current Charges   | \$32.75              | \$115.21                    | \$147.96        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$326.28</b> |

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |  |
|---------------------------------------|------|-------|-------------|--|
| Month                                 | Days | Water | Waste Water |  |
| 01/24                                 | 28   | 9     | 9           |  |
| 12/23                                 | 37   | 11    | 11          |  |
| 11/23                                 | 29   | 10    | 10          |  |
| 10/23                                 | 34   | 11    | 11          |  |
| 09/23                                 | 34   | 11    | 11          |  |
| 08/23                                 | 32   | 10    | 10          |  |
| 07/23                                 | 29   | 12    | 12          |  |
| 06/23                                 | 30   | 10    | 10          |  |
| 05/23                                 | 35   | 13    | 13          |  |
| 04/23                                 | 33   | 11    | 11          |  |
| 03/23                                 | 29   | 10    | 10          |  |
| 02/23                                 | 35   | 15    | 15          |  |
| 01/23                                 | 35   | 12    | 12          |  |

Hundred Cubic Feet = 748 Gallons

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$10.87 | \$12.75  |
| Usage Charge   | \$21.76 | \$102.00 |
| Late Fee       | \$0.12  | \$0.46   |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 12/26/2023 | 11/30/2023      | 2666            | 2657          | 9           |
| S61099203    | Submeter 5/8" | 12/28/2023 | 12/01/2023      | 56              | 56            | 0           |

1/18/2024  
#207





1573650



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

|                       |                              |                |          |
|-----------------------|------------------------------|----------------|----------|
| Customer Name         | EST CONSTANTINE KAPOTHANASIS | Account Number | 30010316 |
| Service Address       | 218 OCEAN AVE PORTLAND       |                |          |
| Bill Date: 02/09/2024 | Payment Due Upon Receipt     |                |          |

**Office Hours**

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**

www.pwd.org  
customerservice@pwd.org

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$326.28        |
| Payment - Thank You     |                      |                             | \$326.28CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$31.31              | \$102.00                    | \$133.31        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$133.31</b> |

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |  |
|---------------------------------------|------|-------|-------------|--|
| Month                                 | Days | Water | Waste Water |  |
| 02/24                                 | 31   | 8     | 8           |  |
| 01/24                                 | 28   | 9     | 9           |  |
| 12/23                                 | 37   | 11    | 11          |  |
| 11/23                                 | 29   | 10    | 10          |  |
| 10/23                                 | 34   | 11    | 11          |  |
| 09/23                                 | 34   | 11    | 11          |  |
| 08/23                                 | 32   | 10    | 10          |  |
| 07/23                                 | 29   | 12    | 12          |  |
| 06/23                                 | 30   | 10    | 10          |  |
| 05/23                                 | 35   | 13    | 13          |  |
| 04/23                                 | 33   | 11    | 11          |  |
| 03/23                                 | 29   | 10    | 10          |  |
| 02/23                                 | 35   | 15    | 15          |  |

Hundred Cubic Feet = 748 Gallons

**Current Charges Detail**

|                |         |         |
|----------------|---------|---------|
| Minimum Charge | \$11.39 | \$12.75 |
| Usage Charge   | \$19.92 | \$89.25 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 01/23/2024 | 12/26/2023      | 2674            | 2666          | 8           |
| S61099203    | Submeter 5/8" | 01/26/2024 | 12/28/2023      | 56              | 56            | 0           |

*Ed.  
2/16/2024  
#209*



**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 03/24                                 | 35   | 12    |       | 12    |
| 02/24                                 | 31   | 8     |       | 8     |
| 01/24                                 | 28   | 9     |       | 9     |
| 12/23                                 | 37   | 11    |       | 11    |
| 11/23                                 | 29   | 10    |       | 10    |
| 10/23                                 | 34   | 11    |       | 11    |
| 09/23                                 | 34   | 11    |       | 11    |
| 08/23                                 | 32   | 10    |       | 10    |
| 07/23                                 | 29   | 12    |       | 12    |
| 06/23                                 | 30   | 10    |       | 10    |
| 05/23                                 | 35   | 13    |       | 13    |
| 04/23                                 | 33   | 11    |       | 11    |
| 03/23                                 | 29   | 10    |       | 10    |

Hundred Cubic Feet = 748 Gallons

1631383

|                              |                                 |                       |          |
|------------------------------|---------------------------------|-----------------------|----------|
| <b>Customer Name</b>         | EST CONSTANTINE KAPOTHANASIS    | <b>Account Number</b> | 30010316 |
| <b>Service Address</b>       | 218 OCEAN AVE PORTLAND          |                       |          |
| <b>Bill Date:</b> 03/08/2024 | <b>Payment Due Upon Receipt</b> |                       |          |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$133.31        |
| Payment - Thank You     |                      |                             | \$133.31CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$43.06              | \$153.00                    | \$196.06        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$196.06</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$31.57 | \$140.25 |

3/13 2/11

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 02/26/2024 | 01/23/2024      | 2686            | 2674          | 12          |
| S61099203    | Submeter 5/8" | 02/27/2024 | 01/26/2024      | 56              | 56            | 0           |

**Message Center**

Attention students! Apply now for a chance to receive \$1,500 towards your studies! Applications are being accepted for the \$1,500 DiPietro Scholarship serving students in the Portland Water District service area pursuing a degree applicable in the water sector. The deadline is March 31. To apply and for eligibility criteria, visit [www.pwd.org](http://www.pwd.org).



1689267



Portland Water District  
FROM SERVING LIKE TO CASH HAY

|                              |                                 |                       |
|------------------------------|---------------------------------|-----------------------|
| <b>Customer Name</b>         | EST CONSTANTINE KAPOTHANASIS    | <b>Account Number</b> |
| <b>Service Address</b>       | 218 OCEAN AVE PORTLAND          | 30010316              |
| <b>Bill Date:</b> 04/12/2024 | <b>Payment Due Upon Receipt</b> |                       |

**Office Hours**

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**

www.pwd.org  
customerservice@pwd.org

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$196.06        |
| Payment - Thank You     |                      |                             | \$196.06CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$72.45              | \$114.75                    | \$187.20        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$187.20</b> |

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 04/24                                 | 29   | 9     | 9           |
| 03/24                                 | 35   | 12    | 12          |
| 02/24                                 | 31   | 8     | 8           |
| 01/24                                 | 28   | 9     | 9           |
| 12/23                                 | 37   | 11    | 11          |
| 11/23                                 | 29   | 10    | 10          |
| 10/23                                 | 34   | 11    | 11          |
| 09/23                                 | 34   | 11    | 11          |
| 08/23                                 | 32   | 10    | 10          |
| 07/23                                 | 29   | 12    | 12          |
| 06/23                                 | 30   | 10    | 10          |
| 05/23                                 | 35   | 13    | 13          |
| 04/23                                 | 33   | 11    | 11          |

Hundred Cubic Feet = 748 Gallons

**Current Charges Detail**

|                  |         |          |
|------------------|---------|----------|
| Minimum Charge   | \$11.49 | \$12.75  |
| Usage Charge     | \$22.96 | \$102.00 |
| Reconnection Fee | \$38.00 | \$0.00   |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 03/26/2024 | 02/26/2024      | 2695            | 2686          | 9           |
| S61099203    | Submeter 5/8" | 03/26/2024 | 02/27/2024      | 56              | 56            | 0           |



**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 05/24                                 | 31   | 11    |       | 11    |
| 04/24                                 | 29   | 9     |       | 9     |
| 03/24                                 | 35   | 12    |       | 12    |
| 02/24                                 | 31   | 8     |       | 8     |
| 01/24                                 | 28   | 9     |       | 9     |
| 12/23                                 | 37   | 11    |       | 11    |
| 11/23                                 | 29   | 10    |       | 10    |
| 10/23                                 | 34   | 11    |       | 11    |
| 09/23                                 | 34   | 11    |       | 11    |
| 08/23                                 | 32   | 10    |       | 10    |
| 07/23                                 | 29   | 12    |       | 12    |
| 06/23                                 | 30   | 10    |       | 10    |
| 05/23                                 | 35   | 13    |       | 13    |

Hundred Cubic Feet = 748 Gallons

|                              |                                 |
|------------------------------|---------------------------------|
| 1747592                      |                                 |
| <b>Customer Name</b>         | EST CONSTANTINE KAPOTHANASIS    |
| <b>Account Number</b>        | 30010316                        |
| <b>Service Address</b>       | 218 OCEAN AVE PORTLAND          |
| <b>Bill Date:</b> 05/10/2024 | <b>Payment Due Upon Receipt</b> |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$187.20        |
| Payment - Thank You     |                      |                             | \$187.20CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$40.19              | \$140.25                    | \$180.44        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$180.44</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$28.70 | \$127.50 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 04/24/2024 | 03/26/2024      | 2706            | 2695          | 11          |
| S61099203    | Submeter 5/8" | 04/26/2024 | 03/26/2024      | 56              | 56            | 0           |

*Pd. 5/22/2024 #223*



1805486



Portland Water District  
FROM FRESH LAKE TO CASCADIA

Customer Name EST CONSTANTINE KAPOTHANASIS

Account Number

30010316

Service Address 218 OCEAN AVE PORTLAND

Bill Date: 06/14/2024

Payment Due Upon Receipt

#### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

#### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 06/24                                 | 29   | 9     | 9     |       |
| 05/24                                 | 31   | 11    | 11    |       |
| 04/24                                 | 29   | 9     | 9     |       |
| 03/24                                 | 35   | 12    | 12    |       |
| 02/24                                 | 31   | 8     | 8     |       |
| 01/24                                 | 28   | 9     | 9     |       |
| 12/23                                 | 37   | 11    | 11    |       |
| 11/23                                 | 29   | 10    | 10    |       |
| 10/23                                 | 34   | 11    | 11    |       |
| 09/23                                 | 34   | 11    | 11    |       |
| 08/23                                 | 32   | 10    | 10    |       |
| 07/23                                 | 29   | 12    | 12    |       |
| 06/23                                 | 30   | 10    | 10    |       |

Hundred Cubic Feet = 748 Gallons

| Account Detail          | Member<br>Water Charges | Portland<br>Wastewater Charges | Total           |
|-------------------------|-------------------------|--------------------------------|-----------------|
| Previous Balance        |                         |                                | \$180.44        |
| Payment - Thank You     |                         |                                | \$180.44CR      |
| Balance Forward         |                         |                                | \$0.00          |
| Total Current Charges   | \$34.45                 | \$114.75                       | \$149.20        |
| <b>TOTAL AMOUNT DUE</b> |                         |                                | <b>\$149.20</b> |

#### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$22.96 | \$102.00 |

#### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17086039       | Primary 5/8"  | 05/21/2024   | 04/24/2024         | 2715               | 2706             | 9              |
| S61099203       | Submeter 5/8" | 05/23/2024   | 04/26/2024         | 56                 | 56               | 0              |

#### Message Center

The latest water quality report is now available. Read the enclosed information or visit us online at [www.pwd.org](http://www.pwd.org) to download the detailed report. You may request a copy be mailed to you by contacting us at [customerservice@pwd.org](mailto:customerservice@pwd.org) or 207-761-8310.

pd  
465  
#224

1863009



Portland Water District  
FROM JERAGO LAKE TO CASCADIA BAY

|                       |                              |                |          |
|-----------------------|------------------------------|----------------|----------|
| Customer Name         | EST CONSTANTINE KAPOTHANASIS | Account Number | 30010316 |
| Service Address       | 218 OCEAN AVE PORTLAND       |                |          |
| Bill Date: 07/12/2024 | Payment Due Upon Receipt     |                |          |

**Office Hours**

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |  |
|---------------------------------------|------|-------|-------------|--|
| Month                                 | Days | Water | Waste Water |  |
| 07/24                                 | 36   | 11    | 11          |  |
| 06/24                                 | 29   | 9     | 9           |  |
| 05/24                                 | 31   | 11    | 11          |  |
| 04/24                                 | 29   | 9     | 9           |  |
| 03/24                                 | 35   | 12    | 12          |  |
| 02/24                                 | 31   | 8     | 8           |  |
| 01/24                                 | 28   | 9     | 9           |  |
| 12/23                                 | 37   | 11    | 11          |  |
| 11/23                                 | 29   | 10    | 10          |  |
| 10/23                                 | 34   | 11    | 11          |  |
| 09/23                                 | 34   | 11    | 11          |  |
| 08/23                                 | 32   | 10    | 10          |  |
| 07/23                                 | 29   | 12    | 12          |  |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |  |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$149.20        |
| Payment - Thank You     |                      |                             | \$149.20CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$40.19              | \$140.25                    | \$180.44        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$180.44</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.75  |
| Usage Charge   | \$28.70 | \$127.50 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 06/25/2024 | 05/21/2024      | 2726            | 2715          | 11          |
| S61099203    | Submeter 5/8" | 06/26/2024 | 05/23/2024      | 56              | 56            | 0           |

7/19/2024  
#226





Portland Water District  
FROM SEASIDE LANE TO CASCO BAY

#### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

#### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 08/24                                 | 30   | 10    |       | 10    |
| 07/24                                 | 36   | 11    |       | 11    |
| 06/24                                 | 29   | 9     |       | 9     |
| 05/24                                 | 31   | 11    |       | 11    |
| 04/24                                 | 29   | 9     |       | 9     |
| 03/24                                 | 35   | 12    |       | 12    |
| 02/24                                 | 31   | 8     |       | 8     |
| 01/24                                 | 28   | 9     |       | 9     |
| 12/23                                 | 37   | 11    |       | 11    |
| 11/23                                 | 29   | 10    |       | 10    |
| 10/23                                 | 34   | 11    |       | 11    |
| 09/23                                 | 34   | 11    |       | 11    |
| 08/23                                 | 32   | 10    |       | 10    |

Hundred Cubic Feet = 748 Gallons

|                       |                              | 1921009        |
|-----------------------|------------------------------|----------------|
| Customer Name         | EST CONSTANTINE KAPOTHANASIS | Account Number |
|                       |                              | 30010316       |
| Service Address       | 218 OCEAN AVE PORTLAND       |                |
| Bill Date: 08/09/2024 | Payment Due Upon Receipt     |                |

| Account Detail          | Member<br>Water Charges | Portland<br>Wastewater Charges | Total           |
|-------------------------|-------------------------|--------------------------------|-----------------|
| Previous Balance        |                         |                                | \$180.44        |
| Payment - Thank You     |                         |                                | \$180.44CR      |
| Balance Forward         |                         |                                | \$0.00          |
| Total Current Charges   | \$37.32                 | \$129.59                       | \$166.91        |
| <b>TOTAL AMOUNT DUE</b> |                         |                                | <b>\$166.91</b> |

#### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$12.96  |
| Usage Charge   | \$25.83 | \$116.63 |

#### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17086039       | Primary 5/8"  | 07/23/2024   | 06/25/2024         | 2736               | 2726             | 10             |
| S61099203       | Submeter 5/8" | 07/25/2024   | 06/26/2024         | 56                 | 56               | 0              |

*Pd.  
8/20/2024  
# 229*

or to m



**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
 www.pwd.org  
 customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 11/24                                 | 36   | 10    | 10    |       |
| 10/24                                 | 30   | 9     | 9     |       |
| 09/24                                 | 37   | 12    | 12    |       |
| 08/24                                 | 30   | 10    | 10    |       |
| 07/24                                 | 36   | 11    | 11    |       |
| 06/24                                 | 29   | 9     | 9     |       |
| 05/24                                 | 31   | 11    | 11    |       |
| 04/24                                 | 29   | 9     | 9     |       |
| 03/24                                 | 35   | 12    | 12    |       |
| 02/24                                 | 31   | 8     | 8     |       |
| 01/24                                 | 28   | 9     | 9     |       |
| 12/23                                 | 37   | 11    | 11    |       |
| 11/23                                 | 29   | 10    | 10    |       |

Hundred Cubic Feet = 748 Gallons

|                              |                                 |
|------------------------------|---------------------------------|
| 2095276                      |                                 |
| <b>Customer Name</b>         | EST CONSTANTINE KAPOTHANASIS    |
| <b>Account Number</b>        | 30010316                        |
| <b>Service Address</b>       | 218 OCEAN AVE PORTLAND          |
| <b>Bill Date:</b> 11/08/2024 | <b>Payment Due Upon Receipt</b> |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$151.45        |
| Payment - Thank You     |                      |                             | \$151.45CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$37.32              | \$130.00                    | \$167.32        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$167.32</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$25.83 | \$117.00 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 10/25/2024 | 09/23/2024      | 2767            | 2757          | 10          |
| S61099203    | Submeter 5/8" | 10/29/2024 | 09/26/2024      | 56              | 56            | 0           |

*Ocean Ave*

005331 (1:1)



**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |  |
|---------------------------------------|------|-------|-------------|--|
| Month                                 | Days | Water | Waste Water |  |
| 09/24                                 | 37   | 12    | 12          |  |
| 08/24                                 | 30   | 10    | 10          |  |
| 07/24                                 | 36   | 11    | 11          |  |
| 06/24                                 | 29   | 9     | 9           |  |
| 05/24                                 | 31   | 11    | 11          |  |
| 04/24                                 | 29   | 9     | 9           |  |
| 03/24                                 | 35   | 12    | 12          |  |
| 02/24                                 | 31   | 8     | 8           |  |
| 01/24                                 | 28   | 9     | 9           |  |
| 12/23                                 | 37   | 11    | 11          |  |
| 11/23                                 | 29   | 10    | 10          |  |
| 10/23                                 | 34   | 11    | 11          |  |
| 09/23                                 | 34   | 11    | 11          |  |

Hundred Cubic Feet = 748 Gallons

|                              |                                 |
|------------------------------|---------------------------------|
| 1979051                      |                                 |
| <b>Customer Name</b>         | EST CONSTANTINE KAPOTHANASIS    |
| <b>Account Number</b>        | 30010316                        |
| <b>Service Address</b>       | 218 OCEAN AVE PORTLAND          |
| <b>Bill Date:</b> 09/13/2024 | <b>Payment Due Upon Receipt</b> |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$166.91        |
| Payment - Thank You     |                      |                             | \$166.91CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$43.06              | \$156.00                    | \$199.06        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$199.06</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$31.57 | \$143.00 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 08/27/2024 | 07/23/2024      | 2748            | 2736          | 12          |
| S61099203    | Submeter 5/8" | 08/29/2024 | 07/25/2024      | 56              | 56            | 0           |

*Pd. 9/19/2024 #230*



Portland Water District  
FROM SHERIDAN LAKE TO CASCADIA

#### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

#### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 10/24                                 | 30   | 9     | 9     |       |
| 09/24                                 | 37   | 12    | 12    |       |
| 08/24                                 | 30   | 10    | 10    |       |
| 07/24                                 | 36   | 11    | 11    |       |
| 06/24                                 | 29   | 9     | 9     |       |
| 05/24                                 | 31   | 11    | 11    |       |
| 04/24                                 | 29   | 9     | 9     |       |
| 03/24                                 | 35   | 12    | 12    |       |
| 02/24                                 | 31   | 8     | 8     |       |
| 01/24                                 | 28   | 9     | 9     |       |
| 12/23                                 | 37   | 11    | 11    |       |
| 11/23                                 | 29   | 10    | 10    |       |
| 10/23                                 | 34   | 11    | 11    |       |

Hundred Cubic Feet = 748 Gallons

| 2037188                      |                          |
|------------------------------|--------------------------|
| Customer Name                | Account Number           |
| EST CONSTANTINE KAPOTHANASIS | 30010316                 |
| Service Address              | 218 OCEAN AVE PORTLAND   |
| Bill Date: 10/11/2024        | Payment Due Upon Receipt |

| Account Detail        | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|-----------------------|-------------------------|--------------------------------|------------|
| Previous Balance      |                         |                                | \$199.06   |
| Payment - Thank You   |                         |                                | \$199.06CR |
| Balance Forward       |                         |                                | \$0.00     |
| Total Current Charges | \$34.45                 | \$117.00                       | \$151.45   |
| TOTAL AMOUNT DUE      |                         |                                | \$151.45   |

#### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$22.96 | \$104.00 |

#### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17086039       | Primary 5/8"  | 09/23/2024   | 08/27/2024         | 2757               | 2748             | 9              |
| S61099203       | Submeter 5/8" | 09/26/2024   | 08/29/2024         | 56                 | 56               | 0              |

*pd. 10/21/2024  
#234*





**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 12/24                                 | 33   | 12    | 12          |
| 11/24                                 | 36   | 10    | 10          |
| 10/24                                 | 30   | 9     | 9           |
| 09/24                                 | 37   | 12    | 12          |
| 08/24                                 | 30   | 10    | 10          |
| 07/24                                 | 36   | 11    | 11          |
| 06/24                                 | 29   | 9     | 9           |
| 05/24                                 | 31   | 11    | 11          |
| 04/24                                 | 29   | 9     | 9           |
| 03/24                                 | 35   | 12    | 12          |
| 02/24                                 | 31   | 8     | 8           |
| 01/24                                 | 28   | 9     | 9           |
| 12/23                                 | 37   | 11    | 11          |

Hundred Cubic Feet = 748 Gallons

|                              |                              |                                 |
|------------------------------|------------------------------|---------------------------------|
| <b>Customer Name</b>         | EST CONSTANTINE KAPOTHANASIS | <b>Account Number</b>           |
|                              |                              | 30010316                        |
| <b>Service Address</b>       | 218 OCEAN AVE PORTLAND       |                                 |
| <b>Bill Date: 12/13/2024</b> |                              | <b>Payment Due Upon Receipt</b> |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$167.32        |
| Payment - Thank You     |                      |                             | \$167.32CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$43.06              | \$156.00                    | \$199.06        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$199.06</b> |

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$11.49 | \$13.00  |
| Usage Charge   | \$31.57 | \$143.00 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE    | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|---------------|------------|-----------------|-----------------|---------------|-------------|
| A17086039    | Primary 5/8"  | 11/25/2024 | 10/25/2024      | 2779            | 2767          | 12          |
| S61099203    | Submeter 5/8" | 11/27/2024 | 10/29/2024      | 56              | 56            | 0           |

***K. Bros Inc.  
70 Scott Drive  
Westbrook, ME 04092***

April 2, 2025

The Fredericka Kapothanasis Testamentary Trust  
c/o Paul Kapothanasis, Trustee  
27 Running Brook Road  
Westbrook, ME 04092

Re: 218-222 Ocean Ave, Portland, ME 04103

Dear Paul,

Per your request, I have put together a quote for major repairs to the properties the Trust owns at 218-222 Ocean Avenue, Portland, ME, 04103. To summarize, below is a description of the major work needed and the estimated costs for each. I will also provide you the detailed quotes from the companies as well.

- Asbestos Abatement: \$ 45,800.00
- Siding Removal/Installation of New Siding: \$84,950.00
- New Windows (# OF Windows) : \$28,506.93
- Insulation in Apartment Ceilings: \$5,500.00
- New Furnace: \$27,340.00
- New Doors: \$6,380.07
- New Steps: \$20,000.00
- Paving: \$8,000.00

Total Estimated Cost: \$226,477.00

Sincerely,

Michael Harrison  
Director of Maintenance  
K. Bros, Inc.



Hello, this is your estimate

Location: 222 Ocean Avenue, Portland, ME, 04103

Apply  
For

JOB ID  
91586088

Option A

Oil to Gas Furnace Replacement

Your Price

**\$13,670.00**

Accept Estimate

2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM 2024-07-22 10:00 AM

### Summary

Pine State Services is grateful for the opportunity to propose the following work:

To remove existing furnace & replace with new Bryant Legacy natural gas furnace only. Some minor new supply & return ducting may be required to fit up new system which has been included in...

Install

**Pine State**  
*Services*  
TOTAL HOME COMPANY  
A Service Experts Company

Oil to Gas Furnace Replacement

Your Price  
**\$13,670.00**

**Z-1YRPC Annual**

**PREFERRED**  
*Customer Club*

Your Price

**\$0.00**

1 Year Preferred Customer Club Membership

-Priority...

[View More](#)

Subtotal

**\$13,670.00**

Tax

**\$0.00**

**Total**

**\$13,670.00**

POWERED BY  **ServiceTitan**

[Contact Us](#)

JRK BUILDERS NH LLC  
1 FERN ROAD  
NORTH HAMPTON  
Jrk100@comcast.net

Paul Kapothanasis

PROJECT  
218-222 Ocean Ave  
Portland Maine

SPECIFICATIONS

**ASBESTO ABATEMENT & DISPOSAL \$ 45,800.00**

- Please accept proposal written to JRK BUILDERS NH LLC from Lakeside Concrete Cutting Inc.
- Lakeside will perform Asbestos Abatement and Disposal per specs provided in proposal
- Complete proper disposal of all material and cleaning of grounds per state of Maine guidelines
- Removal of fence will be needed as previously discussed with Paul & Mike 03/28/2025
- Replacement or installation of new fence to be determined in near future

**EXTERIOR WINDOWS & DOORS \$34,887.00**

JRK provided window specifications and costs

**SIDING & TRIM WORK TO BE PERFORMED \$84,950.00**

- Obtain all necessary permits
- Coordinate with electric company as needed
- Abatement company to perform demo work and disposal per State of Maine guidelines pertaining to Asbestos removal
- Abatement completed and signed off per guidelines of State of Maine
- Remove all windows and exterior doors
- Remove existing lead painted fascia/soffit and rake trim
- Remove exterior (3) Bow window exterior trim
- Remove front door entry trim
- Remove interior window trim
- Install all framing as needed
- Replace rotted sheathing if necessary
- Install moisture barrier house wrap
- Install PVC fascia and blown out rakes
- Install PVC trim at (3) Bow window areas
- Install PVC trim at front entry ways
- Install vinyl vented soffit
- Install new construction Lansing Classic Double Hung windows
- Install window tape flashing
- Install vinyl exterior corner boards
- Install all necessary flashings
- Install 4" Woodgrain clapboard vinyl siding complete coverage (color to be determined)
- Install interior window trim packages
- Paint interior window/door trim

p.7, 23-2 (2024) and p.14  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14  
p.7, 23-3 (2024) and p.14

**FRONT STEPS****218 entry: \$7600.00****220-222 entry: \$12,400.00**

- Remove existing exterior front steps (2 sets)
- Install necessary footings
- Install all flashings necessary
- Install frame landing CORRECTLY 7" below front door
- Install stair framing
- Install white PVC stair risers
- Install TREX PVC stair treads (color to be determined)
- Install TREX PVC railing system

JRK BUILDERS NH LLC, hereby proposes to furnish all material and labor as complete in accordance with the specifications provided. JRK will represent as General contractor for owner Paul Kapothanasis. JRK will oversee the project with the Asbestos Abatement and disposal process maintaining all work performed by Abatement company performs and completes work in accordance to State of Maine guidelines. Proposal costs are noted above.

**Total cost: 185,637.00**

Payment terms: Progress payments



**LANSING**  
BUILDING PRODUCTS

www.lansingbp.com

Manufacturing  
ACKNOWLEDGEMENT

Distributor Quote Summary

Lansing Building Products

**BILL TO:**

LANSING PORTSMOUTH NH  
PO BOX 6649  
RICHMOND, VA 23230-0000  
Phone: (804) 266 - 8893 Fax: (804) 261 - 6743

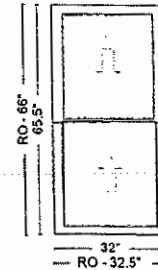
**SHIP TO:**

LANSING PORTSMOUTH NH  
240 WEST ROAD  
PORTSMOUTH, NH 03801-5637  
Phone: (603) 433 - 0900 Fax:

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086311            | 1141371  | Unit 219 2/5  | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                    | QTY | UNIT PRICE | EXTENDED   |
|---------|------------------------------------------------|-----|------------|------------|
| 10000-1 | Classic DH , Unit Size 32 x 65.5, RO 32.5 x 66 | 3   | \$499.19   | \$1,497.58 |

Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded  
Frame Width (Inches) = 32, Frame Height (Inches) = 65.5  
Double Glazed, Double Low-E 180 RS, Argon Filled  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern),  
Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail  
Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Foam Wrap  
(Pre-Applied) = No  
Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 65.5,  
Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening  
Height (Inches) = 66  
Clear Opening Width = 27, Clear Opening Height = 27.625, Clear  
Opening Square Footage = 5.18  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,  
RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,  
FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left  
Offset = 0, FrameSize::Right Offset = 0



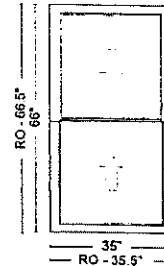
Room Location: Front

Windows/Doors

p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

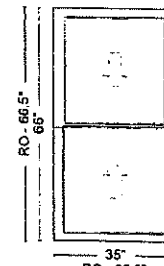
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086311            | 1141371  | Unit 219      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | QTY | UNIT PRICE | EXTENDED |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 11000-1 | <p>Classic DH , Unit Size 35 x 66, RO 35.5 x 66.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 66</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 66, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 66.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 27.875, Clear Opening Square Footage = 5.81</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$610.38   | \$610.38 |



Room Location: Living Room

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | QTY | UNIT PRICE | EXTENDED   |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 12000-1 | <p>Classic DH , Unit Size 35 x 66, RO 35.5 x 66.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 66</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 66, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 66.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 27.875, Clear Opening Square Footage = 5.81</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 3   | \$610.38   | \$1,831.14 |



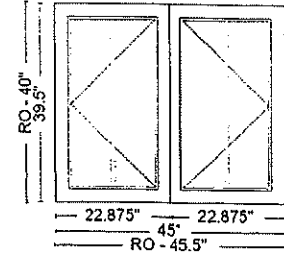
Room Location: Dining Room

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14



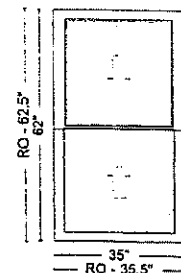
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086311            | 1141371  | Unit 219      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | QTY | UNIT PRICE | EXTENDED   |
|---------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 13000-1 | Vinyl Casement , Unit Size 45 x 39.5, RO 45.5 x 40<br>Unit 1: U-Factor = 0.23, SHGC = 0.38, VT = 0.45, HII-M-38-08876-00002, Size Options = Custom Size, New Construction, Hinge Left<br>Unit 2: U-Factor = 0.23, SHGC = 0.38, VT = 0.45, HII-M-38-08876-00002, Size Options = Custom Size, New Construction, Hinge Right<br>Frame Width (Inches) = 22.875, Frame Height (Inches) = 39.5<br>Double Glazed, Double Low-E 180 RS, Argon Filled<br>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, None, Overall DP Rating=N/A<br>Unit Color = White, Prefinished Unit = No<br>Program = None, Label Name = Harvey, Standard<br>Flex Full Screen, Fiberglass Mesh<br>Contour In-Glass, Colonial, Match Frame, 2W1H<br>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No<br>Overall Frame Width (Inches) = 45, Overall Frame Height (Inches) = 39.5, Overall Rough Opening Width (Inches) = 45.5, Overall Rough Opening Height (Inches) = 40<br>Clear Opening Width = 11.375, Clear Opening Height = 33.75, Clear Opening Square Footage = 2.67<br>E.Star Zone:North=Yes, E.Star Zone:North-Central=Yes<br>Vertical Common Frame 0" thick, 39.5" length<br>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0 | 1   | \$1,174.95 | \$1,174.95 |



Room Location: Kitchen

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | QTY | UNIT PRICE | EXTENDED |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 14000-1 | Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5<br>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded<br>Frame Width (Inches) = 35, Frame Height (Inches) = 62<br>Double Glazed, Double Low-E 180 RS, Argon Filled<br>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40<br>Unit Color = White, Prefinished Unit = No<br>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch<br>Flex Full Screen, Fiberglass Mesh<br>Contour In-Glass, Colonial, Match Frame, 2W1H<br>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No<br>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5<br>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39<br>E.Star Zone:North=Yes<br>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0 | 1   | \$604.45   | \$604.45 |

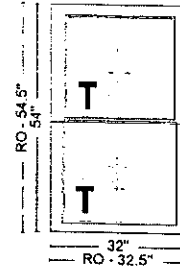


Room Location: Front Bedroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

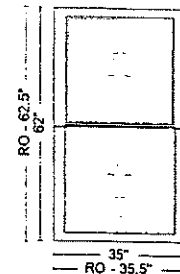
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086311            | 1141371  | Unit 219      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | QTY | UNIT PRICE | EXTENDED |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 15000-1 | <p>Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.42, VT = 0.52, HII-M-48-05209-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 32, Frame Height (Inches) = 54</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled, DSB, Tempered ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5</p> <p>Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$716.92   | \$716.92 |



Room Location: Bathroom

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | QTY | UNIT PRICE | EXTENDED |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 16000-1 | <p>Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$604.45   | \$604.45 |

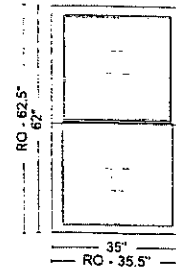


Room Location: Back Bedroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

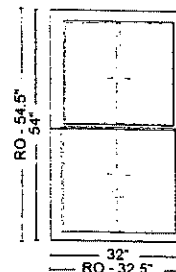
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086311            | 1141371  | Unit 219      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | QTY | UNIT PRICE | EXTENDED |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 17000-1 | <p>Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail</p> <p>Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$604.45   | \$604.45 |



Room Location: Back Bedroom

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | QTY | UNIT PRICE | EXTENDED |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 18000-1 | <p>Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 32, Frame Height (Inches) = 54</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail</p> <p>Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5</p> <p>Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$588.15   | \$588.15 |

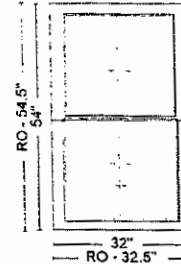


Room Location: Back Bedroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

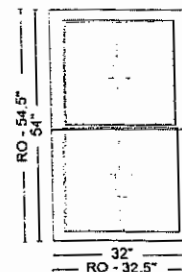
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086311            | 1141371  | Unit 219      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | QTY | UNIT PRICE | EXTENDED |
|---------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 19000-1 | <p>Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 32, Frame Height (Inches) = 54</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5</p> <p>Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$588.15   | \$588.15 |



Room Location: Top of Stair Bedroom

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | QTY | UNIT PRICE | EXTENDED   |
|---------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 20000-1 | <p>Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 32, Frame Height (Inches) = 54</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5</p> <p>Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 2   | \$588.15   | \$1,176.30 |



Room Location: 3rd Floor

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14





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Manufacturing  
ACKNOWLEDGEMENT

Distributor Quote Summary

Lansing Building Products

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PO BOX 6649

RICHMOND, VA 23230-0000

Phone: (804) 266 - 8893 Fax: (804) 261 - 6743 Phone: (603) 433 - 0900 Fax:

**SHIP TO:**

LANSING PORTSMOUTH NH

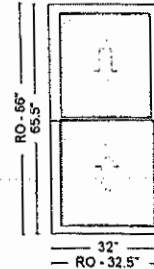
240 WEST ROAD

PORTSMOUTH, NH 03801-5637

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086300            | 1141371  | Unit 220      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                    | QTY | UNIT PRICE | EXTENDED   |
|---------|------------------------------------------------|-----|------------|------------|
| 10000-1 | Classic DH , Unit Size 32 x 65.5, RO 32.5 x 66 | 3   | \$499.19   | \$1,497.58 |

Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded  
Frame Width (Inches) = 32, Frame Height (Inches) = 65.5  
Double Glazed, Double Low-E 180 RS, Argon Filled  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern),  
Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail  
Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Foam Wrap  
(Pre-Applied) = No  
Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 65.5,  
Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening  
Height (Inches) = 66  
Clear Opening Width = 27, Clear Opening Height = 27.625, Clear  
Opening Square Footage = 5.18  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,  
RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,  
FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left  
Offset = 0, FrameSize::Right Offset = 0



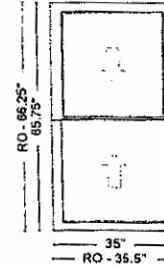
Room Location: Front

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14



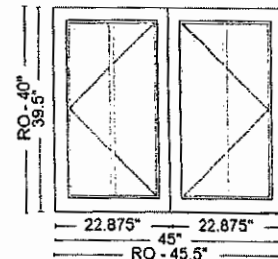
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086300            | 1141371  | Unit 220      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | QTY | UNIT PRICE | EXTENDED   |
|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 11000-1 | <p>Classic DH , Unit Size 35 x 65.75, RO 35.5 x 66.25</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded Frame Width (Inches) = 35, Frame Height (Inches) = 65.75</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 65.75, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 66.25</p> <p>Clear Opening Width = 30, Clear Opening Height = 27.75, Clear Opening Square Footage = 5.78</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 2   | \$610.38   | \$1,220.76 |



Room Location: Dining Room

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | QTY | UNIT PRICE | EXTENDED   |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 12000-1 | <p>Vinyl Casement , Unit Size 45 x 39.5, RO 45.5 x 40</p> <p>Unit 1: U-Factor = 0.23, SHGC = 0.38, VT = 0.45, HII-M-38-08876-00002, Size Options = Custom Size, New Construction, Hinge Left</p> <p>Unit 2: U-Factor = 0.23, SHGC = 0.38, VT = 0.45, HII-M-38-08876-00002, Size Options = Custom Size, New Construction, Hinge Right</p> <p>Frame Width (Inches) = 22.875, Frame Height (Inches) = 39.5</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, None, Overall DP Rating=N/A</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Standard</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 45, Overall Frame Height (Inches) = 39.5, Overall Rough Opening Width (Inches) = 45.5, Overall Rough Opening Height (Inches) = 40</p> <p>Clear Opening Width = 11.375, Clear Opening Height = 33.75, Clear Opening Square Footage = 2.67</p> <p>E.Star Zone:North=Yes, E.Star Zone:North-Central=Yes</p> <p>Vertical Common Frame 0" thick, 39.5" length</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$1,174.95 | \$1,174.95 |

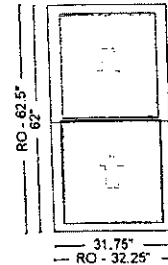


Room Location: Kitchen

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

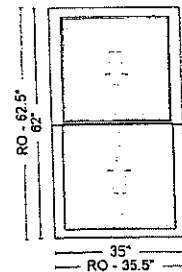
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086300            | 1141371  | Unit 220      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | QTY | UNIT PRICE | EXTENDED |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 13000-1 | <p>Classic DH , Unit Size 31.75 x 62, RO 32.25 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 31.75, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 31.75, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 32.25, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 26.75, Clear Opening Height = 25.875, Clear Opening Square Footage = 4.81</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$600.01   | \$600.01 |



Room Location: Bedroom Top of Stairs

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | QTY | UNIT PRICE | EXTENDED |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 14000-1 | <p>Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$604.45   | \$604.45 |



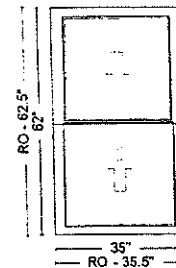
Room Location: Back Bedroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086300            | 1141371  | Unit 220      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

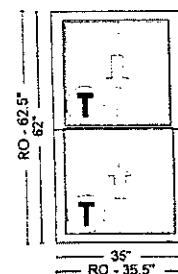
15000-1 Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5  
Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded  
Frame Width (Inches) = 35, Frame Height (Inches) = 62  
Double Glazed, Double Low-E 180 RS, Argon Filled  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern),  
Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail  
Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing  
w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied)  
= No  
Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62,  
Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening  
Height (Inches) = 62.5  
Clear Opening Width = 30, Clear Opening Height = 25.875, Clear  
Opening Square Footage = 5.39  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,  
RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,  
FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left  
Offset = 0, FrameSize::Right Offset = 0



Room Location: Back Bedroom

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

16000-1 Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5  
Unit 1: U-Factor = 0.25, SHGC = 0.42, VT = 0.52, HII-M-48-05209-00002, Size Options = Custom Size, New Construction, Fully Welded  
Frame Width (Inches) = 35, Frame Height (Inches) = 62  
Double Glazed, Double Low-E 180 RS, Argon Filled, DSB, Tempered  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern),  
Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail  
Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing  
w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied)  
= No  
Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62,  
Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening  
Height (Inches) = 62.5  
Clear Opening Width = 30, Clear Opening Height = 25.875, Clear  
Opening Square Footage = 5.39  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,  
RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,  
FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left  
Offset = 0, FrameSize::Right Offset = 0

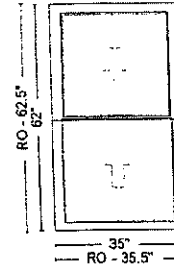


Room Location: Bathroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

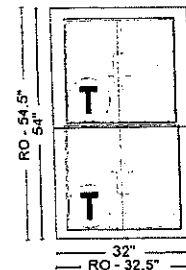
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086300            | 1141371  | Unit 220      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | QTY | UNIT PRICE | EXTENDED |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 17000-1 | <p>Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.42, VT = 0.52, HII-M-48-05168-00002, Size Options = Custom Size, New Construction, Fully Welded Frame Width (Inches) = 35, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled, DSB</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$643.98   | \$643.98 |



Room Location: Master Bedroom

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | QTY | UNIT PRICE | EXTENDED   |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 18000-1 | <p>Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.42, VT = 0.52, HII-M-48-05209-00002, Size Options = Custom Size, New Construction, Fully Welded Frame Width (Inches) = 32, Frame Height (Inches) = 54</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled, DSB, Tempered</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5</p> <p>Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 2   | \$716.92   | \$1,433.84 |



Room Location: 3rd Floor

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14





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BUILDING PRODUCTS

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Manufacturing  
ACKNOWLEDGEMENT

Distributor Quote Summary

Lansing Building Products

**BILL TO:**

LANSING PORTSMOUTH NH

PO BOX 6649

RICHMOND, VA 23230-0000

Phone: (804) 266 - 8893 Fax: (804) 261 - 6743 Phone: (603) 433 - 0900 Fax:

**SHIP TO:**

LANSING PORTSMOUTH NH

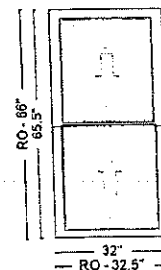
240 WEST ROAD

PORTSMOUTH, NH 03801-5637

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

|         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |   |          |            |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---|----------|------------|
| 10000-1 | Classic DH , Unit Size 32 x 65.5, RO 32.5 x 66<br>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded<br>Frame Width (Inches) = 32, Frame Height (Inches) = 65.5<br>Double Glazed, Double Low-E 180 RS, Argon Filled<br>ENERGY STAR® Performance Packages = SunGain PLUS (Northern),<br>Performance Package = SunGain PLUS, Overall DP Rating=DP40<br>Unit Color = White, Prefinished Unit = No<br>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail<br>Options=None/Standard, Sash Limit Devices = Night Latch<br>Flex Full Screen, Fiberglass Mesh<br>Contour In-Glass, Colonial, Match Frame, 2WIH<br>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Foam Wrap<br>(Pre-Applied) = No<br>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 65.5,<br>Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening<br>Height (Inches) = 66<br>Clear Opening Width = 27, Clear Opening Height = 27.625, Clear<br>Opening Square Footage = 5.18<br>E.Star Zone:North=Yes<br>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,<br>RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,<br>FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left<br>Offset = 0, FrameSize::Right Offset = 0 | 3 | \$499.19 | \$1,497.58 |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---|----------|------------|



Room Location: Front

Windows/Doors

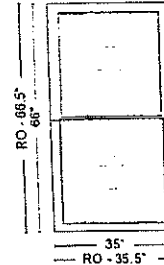
p.7, 23-4 (2024) and p.14

p.7, 23-6 (2024) and p.14



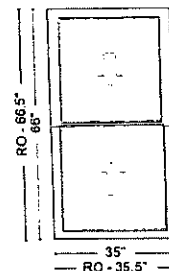
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | QTY | UNIT PRICE | EXTENDED |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 11000-1 | <p>Classic DH , Unit Size 35 x 66, RO 35.5 x 66.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 66</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern),</p> <p>Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail</p> <p>Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 66, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 66.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 27.875, Clear Opening Square Footage = 5.81</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$610.38   | \$610.38 |



Room Location: Living Room

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | QTY | UNIT PRICE | EXTENDED   |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 12000-1 | <p>Classic DH , Unit Size 35 x 66, RO 35.5 x 66.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 66</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern),</p> <p>Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail</p> <p>Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 66, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 66.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 27.875, Clear Opening Square Footage = 5.81</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 3   | \$610.38   | \$1,831.14 |

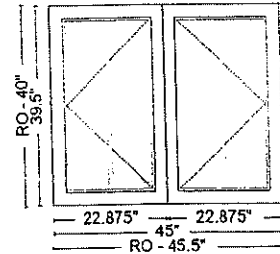


Room Location: Dining Room

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

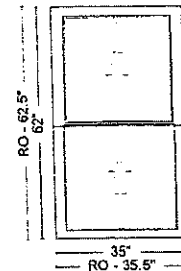
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | QTY | UNIT PRICE | EXTENDED   |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 13000-1 | <p>Vinyl Casement , Unit Size 45 x 39.5, RO 45.5 x 40</p> <p>Unit 1: U-Factor = 0.23, SHGC = 0.38, VT = 0.45, HII-M-38-08876-00002, Size Options = Custom Size, New Construction, Hinge Left</p> <p>Unit 2: U-Factor = 0.23, SHGC = 0.38, VT = 0.45, HII-M-38-08876-00002, Size Options = Custom Size, New Construction, Hinge Right</p> <p>Frame Width (Inches) = 22.875, Frame Height (Inches) = 39.5</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, None, Overall DP Rating=N/A</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Standard</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 45, Overall Frame Height (Inches) = 39.5, Overall Rough Opening Width (Inches) = 45.5, Overall Rough Opening Height (Inches) = 40</p> <p>Clear Opening Width = 11.375, Clear Opening Height = 33.75, Clear Opening Square Footage = 2.67</p> <p>E.Star Zone:North=Yes, E.Star Zone:North-Central=Yes</p> <p>Vertical Common Frame 0" thick, 39.5" length</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$1,174.95 | \$1,174.95 |



Room Location: Kitchen

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | QTY | UNIT PRICE | EXTENDED |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 14000-1 | <p>Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$604.45   | \$604.45 |



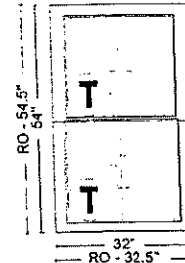
Room Location: Front Bedroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

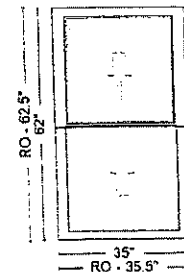
15000-1 Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5  
Unit 1: U-Factor = 0.25, SHGC = 0.42, VT = 0.52, HII-M-48-05209-00002, Size Options = Custom Size, New Construction, Fully Welded  
Frame Width (Inches) = 32, Frame Height (Inches) = 54  
Double Glazed, Double Low-E 180 RS, Argon Filled, DSB, Tempered  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern),  
Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail  
Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing  
w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied)  
= No  
Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54,  
Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening  
Height (Inches) = 54.5  
Clear Opening Width = 27, Clear Opening Height = 21.875, Clear  
Opening Square Footage = 4.1  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,  
RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,  
FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left  
Offset = 0, FrameSize::Right Offset = 0



Room Location: Bathroom

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

16000-1 Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5  
Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded  
Frame Width (Inches) = 35, Frame Height (Inches) = 62  
Double Glazed, Double Low-E 180 RS, Argon Filled  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern),  
Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail  
Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing  
w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied)  
= No  
Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62,  
Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening  
Height (Inches) = 62.5  
Clear Opening Width = 30, Clear Opening Height = 25.875, Clear  
Opening Square Footage = 5.39  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5,  
RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5,  
FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left  
Offset = 0, FrameSize::Right Offset = 0

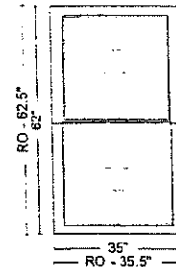


Room Location: Back Bedroom

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

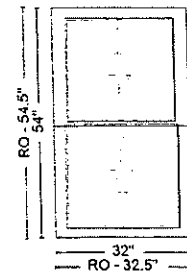
| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrod             | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | QTY | UNIT PRICE | EXTENDED |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 17000-1 | <p>Classic DH , Unit Size 35 x 62, RO 35.5 x 62.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 35, Frame Height (Inches) = 62</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail</p> <p>Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 35, Overall Frame Height (Inches) = 62, Overall Rough Opening Width (Inches) = 35.5, Overall Rough Opening Height (Inches) = 62.5</p> <p>Clear Opening Width = 30, Clear Opening Height = 25.875, Clear Opening Square Footage = 5.39</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$604.45   | \$604.45 |



Room Location: Back Bedroom

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | QTY | UNIT PRICE | EXTENDED |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|------------|----------|
| 18000-1 | <p>Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5</p> <p>Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded</p> <p>Frame Width (Inches) = 32, Frame Height (Inches) = 54</p> <p>Double Glazed, Double Low-E 180 RS, Argon Filled</p> <p>ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40</p> <p>Unit Color = White, Prefinished Unit = No</p> <p>Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail</p> <p>Options=None/Standard, Sash Limit Devices = Night Latch</p> <p>Flex Full Screen, Fiberglass Mesh</p> <p>Contour In-Glass, Colonial, Match Frame, 2W1H</p> <p>Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No</p> <p>Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5</p> <p>Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1</p> <p>E.Star Zone:North=Yes</p> <p>RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0</p> | 1   | \$588.15   | \$588.15 |



Room Location: Back Bedroom

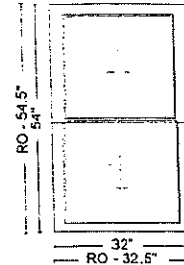
Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

19000-1 Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5

Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded Frame Width (Inches) = 32, Frame Height (Inches) = 54  
Double Glazed, Double Low-E 180 RS, Argon Filled  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No  
Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5  
Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0

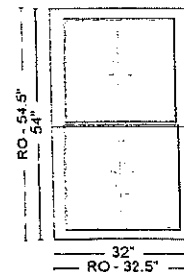


Room Location: Top of Stair Bedroom

| LINE # | DESCRIPTION | QTY | UNIT PRICE | EXTENDED |
|--------|-------------|-----|------------|----------|
|--------|-------------|-----|------------|----------|

20000-1 Classic DH , Unit Size 32 x 54, RO 32.5 x 54.5

Unit 1: U-Factor = 0.25, SHGC = 0.43, VT = 0.53, HII-M-48-05142-00002, Size Options = Custom Size, New Construction, Fully Welded Frame Width (Inches) = 32, Frame Height (Inches) = 54  
Double Glazed, Double Low-E 180 RS, Argon Filled  
ENERGY STAR® Performance Packages = SunGain PLUS (Northern), Performance Package = SunGain PLUS, Overall DP Rating=DP40  
Unit Color = White, Prefinished Unit = No  
Program = None, Label Name = Harvey, Lock Option = Double, Lift Rail Options=None/Standard, Sash Limit Devices = Night Latch  
Flex Full Screen, Fiberglass Mesh  
Contour In-Glass, Colonial, Match Frame, 2W1H  
Integral J Fin, Inside Extension Jamb Receiver Pocket = Yes, Flat Casing w/ Sill Nose, White, Prefinished Casing = No, Foam Wrap (Pre-Applied) = No  
Overall Frame Width (Inches) = 32, Overall Frame Height (Inches) = 54, Overall Rough Opening Width (Inches) = 32.5, Overall Rough Opening Height (Inches) = 54.5  
Clear Opening Width = 27, Clear Opening Height = 21.875, Clear Opening Square Footage = 4.1  
E.Star Zone:North=Yes  
RoughOpening::Head Offset = 0.5, RoughOpening::Sill Offset = 0.5, RoughOpening::Left Offset = 0.5, RoughOpening::Right Offset = 0.5, FrameSize::Head Offset = 0, FrameSize::Sill Offset = 0, FrameSize::Left Offset = 0, FrameSize::Right Offset = 0

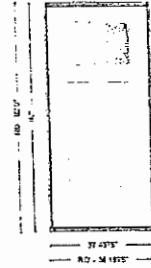


Room Location: 3rd Floor

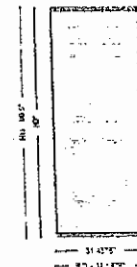
Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14

| QUOTE NBR          | CUST NBR | CUSTOMER PO   | CREATED   | ORDERED    | ORDER TYPE |
|--------------------|----------|---------------|-----------|------------|------------|
| 6086327            | 1141371  | Unit 222      | 3/12/2025 | Quote Only | Charge     |
| ORDERED BY         | STATUS   | SHIP VIA      | JOB NAME  |            |            |
| Jarrold            | None     | Whse Delivery | JRK       |            |            |
| CLERK              |          |               | MESSAGE   |            |            |
| cpo - Chuck Oldham |          |               |           |            |            |

| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | QTY            | UNIT PRICE | EXTENDED   |
|---------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|------------|------------|
| 21000-1 | Fiberglass Single Door, Overall Frame Width and Height = 37.4375 x 82, RO = 38.1875 x 82.5,<br>Call Width = 30, Call Height = 68 Handing and Swing (as viewed from exterior) = Single Left Hinge Inswing Door Lite Configuration = Craftsman Lite, Texture = Smooth, Panel Design = Craftsman Lite 2-Panel<br>Glass Option = Low-E, Glass Style = Grilles, Grille Pattern = 2 Lite,<br>Glass Grille Options = Applied SDL w/GBG,<br>Active Door Bore Options = Bore Lockset & Deadbolt,<br>Hinge Type = Stainless Steel Ball Bearing, Jamb Material = Lifetime White Cap Composite, Jamb Depth = 4 9/16, Jamb Weatherstripping = Bronze, Sill Options = Mill Black Cap Composite Adjustable Sill,<br>Exterior Casing Option = White Cap Brickmould w/J-Fin, Exterior Casing Application = Apply Casing, | 1              | \$1,360.75 | \$1,360.75 |
|         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Room Location: |            | Front Door |



| LINE #  | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | QTY            | UNIT PRICE | EXTENDED  |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|------------|-----------|
| 22000-1 | Fiberglass Single Door, Overall Frame Width and Height = 31.4375 x 80, RO = 32.1875 x 80.5,<br>Call Width = 26, Call Height = 66 Handing and Swing (as viewed from exterior) = Single Left Hinge Inswing Door Lite Configuration = No Lite, Texture = Smooth, Panel Design = 6-Panel<br>Glass Option = No Glass, Glass Style = None,<br>Active Door Bore Options = Bore Lockset & Deadbolt,<br>Hinge Type = Stainless Steel Ball Bearing, Jamb Material = Lifetime White Cap Composite, Jamb Depth = 4 9/16, Jamb Weatherstripping = Bronze, Sill Options = Mill Black Cap Composite Adjustable Sill,<br>Exterior Casing Option = White Cap Brickmould w/J-Fin, Exterior Casing Application = Apply Casing, | 1              | \$765.94   | \$765.94  |
|         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Room Location: |            | Back Door |



This quotation is based on our interpretation of the information provided. All quantities, sizes, extensions, grand totals, and specifications should be verified by the ordering party prior to bidding or ordering of materials. Harvey Windows + Doors and or Thermo-Tech Windows and Doors are responsible only for the items as quoted above. Any changes or addendums will be subject to a requote. We propose to supply the materials as described above, subject to the terms and conditions as required by our credit department. The prices are guaranteed for 30 days from the date of quotation unless otherwise noted. Delivery charges may apply and are not reflected on this quote. We appreciate the opportunity to quote this job.

|              |             |
|--------------|-------------|
| SUBTOTAL:    | \$12,123.62 |
| TAX:         | \$0.00      |
| ORDER TOTAL: | \$12,123.62 |

CUSTOMER SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_



Scan QR code for the Harvey Installation Hub to view installation guides and best practices.



Scan QR code for the Thermo-Tech Resources page to view installation instructions.

Windows/Doors  
p.7, 23-4 (2024) and p.14  
p.7, 23-6 (2024) and p.14



# KING & SONS, L.L.C.

## ASPHALT PAVING

(207) 645-0988

485 US Rt 2E  
Wilton, ME 04294



**We Pave Your Way**

Road, Driveway & Parking Lot Specialists  
All Work Guaranteed • Free Estimates  
All work done by Sq. ft. • Licensed & Insured

To: **Prompto**  
**Mike**  
**Ocean Avenue**

# 1176

☐ QUOTATION

☐ ORDER

Terms:

☒ Power Paved - Power Rolled

☐ 1" Resurface

☐ 2" Resurface

☐ Dig Out

☐ 3" to 6"

☐ 6" to 12"

☐ 12" to 18"

☒ Gravel

☐ 1" Minus Gravel

☐ Fine Grade

☐ 2" Binder Asphalt

☒ 3" Commercial Asphalt

☐ 2" Binder and 1" Surface

☐ Patch and Sealcoating

☐ Sealcoating

☐ 2 1/2" Asphalt

☐ Parking Lot

☐ Road

☒ Driveway

☐ Culvert Work

☐ Ground Work

☐ 1 year Guarantee

☐ No Guarantee

☐ Asphalt Curbing

☐ Hot Crack Filler

☐ Drain Pipes

Description of Work \_\_\_\_\_

**Regrade area, add gravel If needed,  
compact gravel. Pave 3 inches of hot  
asphalt. Compact asphalt.**

Sales Rep \_\_\_\_\_

Signature \_\_\_\_\_

Date \_\_\_\_\_

We cannot be responsible for frost heaves or cracks caused by weather.  
Not responsible for tire marks. Prices will change for additional work  
50% Deposit required at start of work

Total Amount Due

**\$ 8,000**

p.7, 23-6 (2024) and p.14

**City of Portland – Housing Safety Division**  
**LANDLORD APPLICATION FOR RENT INCREASE SUMMARY**

**Date of Hearing:**

August 27, 2025

**Owner Name and Address:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

**Agent Name and Address:**

N/A

**Property Address and Unit:**

168 Woodford St, Unit 5

**CBL:**

124-J-014-001

**Tenants/Interested Parties:**

No

**City of Portland Permitting and Inspections Department Landlord**  
**Worksheet/Petition for Rent Board Approved Increase Rent Increase using**  
**Fair Return Standard: Maintenance of Net Operating Income (MNOI)**

**Note to Applicants**

All information and documentation provided in this application will be made available to the public, pursuant to applicable public access laws in the State of Maine. An Applicant may choose to redact sensitive information contained herein, including, but not limited to bank account information, debit card or credit card information, government-issued identification information, personal contact information such as phone numbers, email addresses, tenant or employee names, or other personally identifying information. The Rent Board may act within its authority to request any additional information it deems pertinent to the application at hand.

**Introductory Information**

A landlord is entitled to a fair return on investment, which means an amount sufficient to allow a just and reasonable rate of return, to encourage the investment of capital in the rental housing market, to fairly compensate investors for the risks they have assumed, and to achieve minimum constitutionally protected standards.

Pursuant to the Rent Control Ordinance, the fair return on investment must be calculated using Maintenance of Net Operating Income (MNOI). This methodology presumes the net operating income the landlord earned from a Covered unit during the calendar year 2019 yielded a fair return on investment unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. To qualify for an MNOI increase, the landlord has to file this application for a hearing by the Rent Board.

**1. Presumption of Base Year Net Operating Income**

It shall be presumed that the net operating income received by the landlord during the calendar year 2019 (the Base Year) yielded a Fair Return on investment. This presumption may be rebutted, in which case an adjusted Base Year Net Operating Income shall be used.

**2. Fair Return**

A landlord has the right to obtain a net operating income equal to the Base Year (2019) net operating income adjusted by 100% of the percentage increase in the Consumer Price Index (CPI), since the Base Year. It shall be presumed this standard provides a Fair Return.

**3. Base Year:**

- a. Calendar year 2019 is the Base Year.
- b. In the event that a prior determination of the allowable Rent is made pursuant to a Fair Return petition, if a subsequent petition is filed, the Base Year shall be the year that was considered as the "current year" in the prior petition.
- c. Unless otherwise exempted from the limitation on rent increases by local, state or federal laws or regulations, if a Rental Unit enters the marketplace for the first time after 2019, the Base Year shall be the year the Unit entered the marketplace.

**4. Current Year**

The "current year" shall be the calendar year preceding the petition.

**5. CPI (Consumer Price Index)**

The annual CPI for the current year for All Urban Consumers for the Greater Boston Metro area (All Urban Consumers, All Items) provided by the U.S. Bureau of Labor Statistics [[Bureau of Labor Statistics Data \(bls.gov\)](https://www.bls.gov)].

**6. Limits of Allowable Rent Increases in Any One Year**

If the amount of any rent increase granted pursuant to a fair return petition exceeds 10%, the portion in excess of 10% shall be deferred to the next year or years following the procedure for Banked Rent.

### General Information About the Property

Street Address: 168 Woodford Street, Portland, ME 04103

Parcel Number(s): 124 J014001

Year Property Purchased by Current Owner: 1995

Total Number of Units on the Property: 9

Total Number of Units Affected by Proposed Rent Increase: 1

Are there Rental Units that are Partially or Fully Exempt (circle)? Yes No

If yes, number of Exempt Rental Units and Basis for Exemption: \_\_\_\_\_

### I. Landlord Information

Name: Woodford Arms, Inc. - Peter L Colesworthy, President

Phone(s): 207-831-0735 (Peter's cell)

Business Address: P.O. Box 10563

City, State, Zip: Portland, ME 04104

Business E-mail: pcoleswo@maine.rr.com

### II. Agent Information (if applicable)

Name: N/A

Phone(s): \_\_\_\_\_

Business Address: \_\_\_\_\_

City, State, Zip: \_\_\_\_\_

Business E-mail: \_\_\_\_\_

### III. Services

Please check the applicable box to identify the manner in which each service is paid.

|             | Paid by Landlord, but<br>not passed through to<br>Tenants | Tenants pay service<br>directly     | Landlord pays service<br>and passes cost<br>through to Tenants |
|-------------|-----------------------------------------------------------|-------------------------------------|----------------------------------------------------------------|
| Gas         | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Electricity | <input type="checkbox"/>                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/>                                       |
| Water       | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Sewer       | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Garbage     | <input checked="" type="checkbox"/>                       | <input type="checkbox"/>            | <input type="checkbox"/>                                       |
| Other:      | <input type="checkbox"/>                                  | <input type="checkbox"/>            | <input type="checkbox"/>                                       |

#### IV.Changes to Services

Briefly describe the services provided to the rental units. Include all services provided and state which services are provided without additional charge.

Heat, hot water, off-street parking, trash & recycling are included in the rent.

If there have been any changes to the services listed above or in the responsibility for their payment since the base year, please explain:

No changes.

## V. Income and Expense Explanation and Calculation

### Calculation of Net Operating Income

Net operating income shall be calculated by subtracting operating expenses from gross rental income.

### Gross Rental Income

Gross rental income includes:

- Scheduled rental income at one hundred percent (100%) occupancy plus all other income or consideration received or in connection with the use or occupancy of the Rental Unit. If there is a change in the number of rental units between the Base Year & Current Year, the rental income and expenses for the same number of units shall be used in calculating the net operating income for both periods. The purpose of this provision is to provide a fair compensation between the Base Year and the Current Year.
- Vacant or owner-occupied rental units at the time a petition is filed, that provided rental income in the Base Year, shall count toward the calculation of gross rental income in the Current Year. The Rent Program shall attribute rental income calculated on the basis of average rents for comparable units at the property that were most recently rented. If no comparable units on the property were rented within the last two years, initial rents for comparable units in the City may be used if there is no other basis for its calculation.

Gross rental income shall not include:

- Utility charges that are sub-metered, for gas, electricity or water paid directly by the tenant;
- Charges for refuse disposal, sewer service or other services (which are either provided solely on a cost pass-through basis if they are regulated by state or local law)

## VI. Operating Expenses

Operating expenses include reasonable costs of operation and maintenance of the Rental Unit, including:

- Management Expenses;
- Utility Costs except a utility that are paid directly by the tenant(s);
- Real Property Taxes Assessed and Paid;
- Insurance;
- License, Registration and other Public Fees;
- Landlord-performed Labor;
- Legal Expenses;
- The Amortized Costs of Capital Improvements; and
- Other Reasonable Operating Expenses.

Operating expenses shall not include the following:

- Mortgage principal or interest payments or other debt service costs and costs associated with obtaining financing;
- Any penalties, fees or interest assessed or awarded for violation of any provision of this chapter or of any other provision of law;
- Land lease expenses;
- Political contributions and payments to organizations or individuals which are substantially devoted to legislative lobbying purposes;
- Depreciation;
- Any expenses for which the Landlord has been reimbursed by any utility rebate or discount, Security Deposit, insurance settlement, judgment for damages, settlement or any other method or device;
- Unreasonable increases in expenses since the Base Year;
- Expenses associated with the provision of master-metered gas and electricity services;



- Expenses which are attributable to unreasonable delays in performing necessary maintenance or repair work or the failure to complete necessary replacements. (For example if a roof replacement is unreasonably delayed, the full cost of the roof replacement would be allowed; however, if interior water damage occurred as a result of the unreasonable delay, that expense would not be allowable to support a fair return); and
- Unreasonable Expenses.

#### Claim for Base Rent Adjustment

A claim may be made for a Base Year Rent Adjustment if the Base Year Rent and/or earlier rent amounts were disproportionately low. A Base Year Rent Adjustment will be considered if the evidence supporting a requested adjustment is provided and sufficiently compelling enough to show that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. Landlords may rebut the presumption that the Base Year net operating income provided a fair return. If a claim is made on this basis, the petitioner must complete Section XIX, Claim for Adjustment of Base Year Net Operating Income and Associated Rent Adjusted Claim at the end of this Application.

**Check here ☐ if a claim for a Base Year Rent Adjustment is included in this application and complete Section XVIII of this Application.**

## VII. Income Worksheet

|                                                                                             | Base Year (2019) <sup>1</sup> | Current Year (2024) |
|---------------------------------------------------------------------------------------------|-------------------------------|---------------------|
| <b>Rental Income</b>                                                                        |                               |                     |
| 1. Gross scheduled rental income (total for the calendar year) including uncollected rent.  | \$ 229980                     | \$ 279876           |
| 2. Portion Attributable to Vacancy                                                          | \$ 9537                       | \$ 33408            |
| <b>Fees (indicate what fee is for):</b>                                                     |                               |                     |
| 3. Late fees                                                                                | \$                            | \$                  |
| 4. List fees, other than utilities, collected for services & amenities not included in rent | \$                            | \$                  |
| 5. Coin-op Laundry                                                                          | \$ 1588                       | \$ 2602             |
| 6. Lockouts & NSF Checks                                                                    | \$ 239                        | \$ 50               |
| 7. _____                                                                                    | \$                            | \$                  |
| <b>Other Income (list separately by type)<sup>2</sup>:</b>                                  |                               |                     |
| 8. Interest Income                                                                          | \$ 26                         | \$ 20               |
| 9. _____                                                                                    | \$                            | \$                  |
| 10. _____                                                                                   | \$                            | \$                  |
| <b>Fees charged by landlord for Utilities</b>                                               |                               |                     |
| 11. Gas                                                                                     | \$                            | \$                  |
| 12. Electricity                                                                             | \$                            | \$                  |
| 13. Water                                                                                   | \$                            | \$                  |
| 14. Sewer                                                                                   | \$                            | \$                  |
| 15. Garbage & Recycling                                                                     | \$                            | \$                  |
| <b>Other Utilities (list separately by type):</b>                                           |                               |                     |
| 16. _____                                                                                   | \$                            | \$                  |
| 17. _____                                                                                   | \$                            | \$                  |
| <b>18. TOTAL INCOME</b>                                                                     | <b>\$ 231833</b>              | <b>\$ 282548</b>    |

(add only lines 1 and 3-17)

<sup>1</sup> or an alternative year in the event of extenuating circumstances.

<sup>2</sup> Interest earned by Landlord on Tenant security deposits, other interest, or investment income.

## VIII. Operating Expense Worksheet

Additional operating expense items can be listed for this worksheet using separate page(s) as needed.

|                                                                                     | Base Year (2019) | Current Year (2024) |
|-------------------------------------------------------------------------------------|------------------|---------------------|
| 1. Assessments                                                                      | \$ _____         | \$ _____            |
| 2. Real Property Taxes                                                              | \$ 21123         | \$ 39693            |
| 3. License Tax/Fee                                                                  | \$ _____         | \$ _____            |
| 4. Rent Board Registration Fees                                                     | \$ 585           | \$ 876              |
| 5. Insurance                                                                        | \$ 10779         | \$ 17333            |
| 6. Accounting                                                                       | \$ 745           | \$ 1500             |
| 7. Legal (explain types of legal expenses)                                          | \$ _____         | \$ _____            |
| 8. Manager /Management Services                                                     | \$ 5556          | \$ 8301             |
| 9. Security                                                                         | \$ _____         | \$ _____            |
| 10. Office Supplies                                                                 | \$ 401           | \$ _____            |
| 12. Normal Repairs                                                                  | \$ 29419         | \$ 23885            |
| 13. Owner-Performed Labor                                                           | \$ _____         | \$ _____            |
| 14. Plumbing Maintenance                                                            | \$ 4426          | \$ 7005             |
| 15. Pool Maintenance                                                                | \$ _____         | \$ _____            |
| 16. Landscape Maintenance/snow removal                                              | \$ 18175         | \$ 18345            |
| 17. Other Maintenance                                                               | \$ 5515          | \$ 9620             |
| 18. Parking Lot/Street Maintenance                                                  | \$ _____         | \$ _____            |
| 19. Gas (separately metered only)                                                   | \$ 8571          | \$ 10699            |
| 20. Electricity (separately metered only)                                           | \$ 2106          | \$ 3415             |
| 21. Water                                                                           | \$ 11193         | \$ 15965            |
| 22. Sewer                                                                           | \$ _____         | \$ _____            |
| 23. Amortized portion of Capital Expense<br>(see Sections X, XI and XII column (i)) | \$ _____         | \$ _____            |
| 24. Vandalism Repairs                                                               | \$ _____         | \$ _____            |
| 25. Uninsured Damages                                                               | \$ _____         | \$ 11513            |
| <b>27. TOTAL OPERATING EXPENSES</b>                                                 | <b>\$ 118594</b> | <b>\$ 168150</b>    |

## IX. Allowances for Capital Improvements

Operating expenses include the amortized costs of capital improvements plus an interest allowance to cover the amortization of those costs. A capital improvement shall be any improvement to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250.00 or more per unit.

Allowances for capital improvements shall be subject to the following conditions:

1. The amortization period shall be in conformance with the schedule adopted by the City, as provided in Section XI, unless it is determined that an alternate period is justified based on the evidence presented at the Rent Board hearing.
2. Capital improvement costs do not include costs incurred to bring the Rental Unit into compliance with a provision of Portland Code or state law where the original installation of the improvement was not in compliance with code requirements.

Example of a Capital Improvement with Amortized Expenses and an Interest Allowance:

Owner filed a Petition on March 1, 2023 for an individual rent adjustment for a roof that was completed covering a four-rental unit building. The cost of the Capital Improvement was \$20,000 benefiting all four units in the building. The amortization period for a roof is ten (10) years according to the below tables. The applicable interest allowance based on the Primary Mortgage Survey is 3.88% + 2% for this example. The calculation of the capital improvement per month is:

| Capital Improvement Cost | Interest Allowance | Period                   | Total Principal & Interest – Life of Improvement | Total Interest – Life of Improvement |
|--------------------------|--------------------|--------------------------|--------------------------------------------------|--------------------------------------|
| \$20,000                 | 5.88%              | 10 years<br>(120 months) | \$26,500.52                                      | \$6,500.52                           |

| Annual Amortized Cost | Monthly Amortized Cost | # of Units | Monthly Cost per Unit |
|-----------------------|------------------------|------------|-----------------------|
| \$2,650.05            | \$220.84               | 4          | \$55.21               |

## X. Amortization Period of Capital Improvements/Expenses

In amortizing capital improvements/ expenses, the following schedule shall be used to determine the amortization period of the capital improvements and expenses. Improvements add to the health & safety of the rental unit.

|                   | Years |
|-------------------|-------|
| Appliances        |       |
| Air Conditioners* | 10    |
| Refrigerator*     | 5     |
| Stove*            | 5     |
| Garbage Disposal  | 5     |
| Water Heater*     | 5     |
| Dishwasher        | 5     |
| Microwave Oven    | 5     |
| Washer/Dryer      | 5     |
|                   |       |
| Basic Items       |       |
| Fans*             | 5     |
| Cabinets*         | 10    |
| Carpentry         | 10    |
| Counters*         | 10    |
| Doors*            | 10    |
| Knobs             | 5     |

|                                    | Years |
|------------------------------------|-------|
| Screen Doors                       | 5     |
| Fencing and Security*              | 5     |
| Management                         | 5     |
| Tenant Assistance                  | 5     |
|                                    |       |
| Structural Repair and Retrofitting |       |
| Foundation Repair*                 | 10    |
| Foundation Replacement*            | 20    |
| Foundation Bolting*                | 20    |
| Iron or Steel Work                 | 20    |
| Masonry-Chimney Repair*            | 20    |
| Shear Wall Installation*           | 10    |
| Electrical Wiring*                 | 10    |
| Elevator*                          | 20    |
|                                    |       |
| Fencing                            |       |
| Chain                              | 10    |
| Block                              | 10    |
| Wood                               | 10    |
|                                    |       |

|                                | Years |
|--------------------------------|-------|
|                                |       |
| Fire Systems                   |       |
| Fire Alarm System*             | 10    |
| Fire Sprinkler System*         | 20    |
| Fire Escape*                   | 10    |
|                                |       |
| Flooring/Floor Covering        |       |
| Hardwood                       | 10    |
| Tile and Linoleum              | 5     |
| Carpet                         | 5     |
| Carpet Pad                     | 5     |
| Subfloor                       | 10    |
| Fumigation Tenting*            | 5     |
| Furniture                      | 5     |
| Automatic Garage Door Openers* | 10    |
|                                |       |
| Gates                          |       |
| Chain Link                     | 10    |
| Wrought Iron                   | 10    |
| Wood                           | 10    |

|                  | Years |
|------------------|-------|
|                  |       |
|                  |       |
| Glass            |       |
| Windows*         | 5     |
| Doors*           | 5     |
| Mirrors          | 5     |
|                  |       |
| Heating*         |       |
| Central          | 10    |
| Gas              | 10    |
| Electric         | 10    |
| Solar            | 10    |
| Insulation       | 10    |
|                  |       |
| Landscaping      |       |
| Planting         | 10    |
| Sprinklers       | 10    |
| Tree Replacement | 10    |
|                  |       |
| Lighting         |       |



|                          | Years |
|--------------------------|-------|
| Interior*                | 10    |
| Exterior*                | 5     |
| Exterior                 |       |
| Locks*                   | 10    |
| Mailboxes*               | 10    |
| Meters*                  | 10    |
|                          |       |
| Plumbing                 |       |
| Fixtures*                | 10    |
| Pipe Replacement*        | 10    |
| Re-Pipe Entire Building* | 20    |
| Shower Doors*            | 5     |
|                          |       |
| Painting                 |       |
| Interior                 | 5     |
| Exterior                 | 5     |
|                          |       |
| Paving                   |       |
| Asphalt                  | 10    |
| Cement                   | 10    |

|                          | Years |
|--------------------------|-------|
| Decking                  | 10    |
| Plastering               | 10    |
| Sump Pumps*              | 10    |
| Railings*                | 10    |
|                          |       |
| Roofing*                 |       |
| Shingle/Asphalt          | 10    |
| Built-up, Tar and Gravel | 10    |
| Tile                     | 10    |
| Gutters/Downspouts       | 10    |
|                          |       |
| Security*                |       |
| Entry Telephone Intercom | 10    |
| Gates/Doors              | 10    |
| Fencing                  | 10    |
| Alarms                   | 10    |
|                          |       |
| Sidewalks/Walkways*      | 10    |
| Stairs                   | 10    |
| Stucco                   | 10    |

|                    | Years |
|--------------------|-------|
| Tilework           | 10    |
| Wallpaper          | 5     |
| Window Coverings*  |       |
| Drapes             | 5     |
| Shades             | 5     |
| Screens            | 5     |
| Awnings            | 5     |
| Blinds/Mini-blinds | 5     |
| Shutters           | 5     |

\*Capital Improvements generally concern any change or addition to a unit or property which materially adds to the value of the property, appreciably prolongs its useful life or adapts it to a new use and has a useful life of more than one year and a direct cost of \$250 or more per unit.

The \* items are likely capital improvements. Other items may depend on the circumstances.

## XI. Interest Allowance on Capital Improvements

If an amount was reported as an amortized portion of expenses on Section IX, Operating Expense Worksheet, line 23 of the Base Year or current operating expense table above, complete this section.

An interest allowance may be calculated on the cost of amortized expenses. The interest allowance shall be the interest rate equivalent to the "average rate" for a thirty-year fixed rate on home mortgages plus two percent (2%). The "average rate" shall be the rate Freddie Mac last published in its weekly Primary Mortgage Market Survey (PMMS) as of the date of the initial petition. <http://www.freddiemac.com/pmms/archive.html>

**Please use the Microsoft Excel version of this page (available from the Housing Safety Office) or an online amortization calculator to ensure that your numbers are correct.**

Completed Capital Improvement and Expense Worksheet (Base Year)

| (a)    | (b)               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|-------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| _____  | _____             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |
| _____  | _____             | _____               | \$ _____     | _____ %                | _____                        | \$ _____        | \$ _____                          | \$ _____    | \$ _____     | \$ _____              |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Base Year [add amounts in column (d)]: \$ \_\_\_\_\_

Annual Cost for Base Year [add amounts in column (i)]: \$ \_\_\_\_\_

Completed Capital Improvement and Expense Worksheet (Current Year)

**This list may include any capital expenses that are still being amortized in the current year.** For example, if a roof was replaced last year, the amortized portion may be counted in the current year.

| (a)<br>Item # | (b)<br>Brief Description | (c)<br># of Units Impacted | (d)<br>Initial Cost | (e)<br>Interest Rate Allowed* | (f)<br>Amortization Period (years)* | (g)<br>Interest Amount | (h)<br>Total Cost [Principal + Interest] | (i)<br>Annual Cost | (j)<br>Monthly Cost | (k)<br>Monthly Cost Per Unit |
|---------------|--------------------------|----------------------------|---------------------|-------------------------------|-------------------------------------|------------------------|------------------------------------------|--------------------|---------------------|------------------------------|
| _____         | _____                    | _____                      | \$ _____            | _____ %                       | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____ %                       | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____ %                       | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____ %                       | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____ %                       | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |
| _____         | _____                    | _____                      | \$ _____            | _____ %                       | _____                               | \$ _____               | \$ _____                                 | \$ _____           | \$ _____            | \$ _____                     |

\*Use the amortization table in this Attachment and the information about interest rates.

Total for Current Year [add amounts in column (d)]: \$ \_\_\_\_\_

Annual Cost for Current Year [add amounts in column (i)]: \$ \_\_\_\_\_

XII. Blank Worksheet (Optional – Available for Petitioner Use)

### XIII. Owner-Performed Labor

Landlord-performed labor shall be compensated at reasonable hourly rates. However, no Landlord-performed labor shall be included as an operating expense unless the Landlord submits documentation showing the date, duration, and nature of the work performed. There shall be a maximum allowed under this provision of five percent (5%) of gross income unless the Landlord demonstrates that greater services were performed for the benefit of the residents.

#### Owner Performed Labor – Base Year

| Date (or Range) | Hours | Hourly Rate | Units Impacted | Type of Work |
|-----------------|-------|-------------|----------------|--------------|
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |
| _____           | _____ | _____       | _____          | _____        |

#### Owner Performed Labor – Current Year

| Date  | Hours | Hourly Rate | Units Impacted | Type of Work |
|-------|-------|-------------|----------------|--------------|
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |
| _____ | _____ | _____       | _____          | _____        |



#### XIV. Planned Capital Improvements

To encourage necessary capital improvements and expenses, a Landlord may include anticipated future expenses for the amortized cost of capital improvements and expenses in a fair return petition. An allowance shall be made for anticipated expenses that the Landlord intends to incur during the twenty-four month period following the date of a final Rent Program determination. This procedure should not be used for anticipated expenses for ordinary maintenance and repairs. The portion of any allowable rent increase attributable to the capital improvement and expense shall not go into effect until completion has been documented to the Rent Program.

**Complete this table only if you are seeking preliminary approval for improvements you plan to complete within the next twenty-four (24) months. A rent increase cannot be granted until the improvements are completed and documentation of the cost of the improvements has been reviewed and approved by the City.**

| (a)    | (b)                                               | (c)                 | (d)          | (e)                    | (f)                          | (g)             | (h)                               | (i)         | (j)          | (k)                   |
|--------|---------------------------------------------------|---------------------|--------------|------------------------|------------------------------|-----------------|-----------------------------------|-------------|--------------|-----------------------|
| Item # | Brief Description and Expected Date of Completion | # of Units Impacted | Initial Cost | Interest Rate Allowed* | Amortization Period (years)* | Interest Amount | Total Cost [Principal + Interest] | Annual Cost | Monthly Cost | Monthly Cost Per Unit |
| 1      | Kitchen floor<br>8/31/2025                        | 1                   | \$ 1146.53   | %                      | 5                            | \$              | \$ 1146.53                        | \$ 229.31   | \$ 19.11     | \$ 19.11              |
| 2      | Carpet<br>8/31/2025                               | 1                   | \$ 2538.78   | %                      | 5                            | \$              | \$ 2538.78                        | \$ 507.76   | \$ 42.31     | \$ 42.31              |
|        |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |
|        |                                                   |                     | \$           | %                      |                              | \$              | \$                                | \$          | \$           | \$                    |

\*Use the amortization table in this Attachment and the information about interest rates.

Proposed Capital Expenses [add amounts in column (d)]: \$ 3685.31

Annual Cost for Proposed Capital Expenses [add amounts in column (i)]: \$ 737.07

## XV. Net Operating Income (NOI)

Net Operating Income = Income – Operating Expenses

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ 231833                                                                                         | \$ 282548           |
| 2. Annual Operating Expenses                                                                     | \$ 118594                                                                                         | \$ 168150           |
| 3. Net Annual Operating Income                                                                   | \$ 113239                                                                                         | \$ 114398           |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | 19.67 %             |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ 135513           |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ 21115            |
|                                                                                                  | Line 6 – Line 3 Current Year                                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>3</sup>                                               |                                                                                                   | \$ 97.75            |
|                                                                                                  | Line 7 ÷ 12 ÷ # of Units                                                                          |                     |

<sup>3</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XVI. Monthly Rent Worksheet

List the monthly rent, including all fees, charged each tenant, for the twelve (12) months preceding the date of the petition. If the rent was raised during the twelve-month period preceding the petition, including the amount of any fees, list each rent charged and indicate the date each raise was implemented. Provide the year and amount of any unused (banked) Annual Increase Percentage (AIP), Tax Rate Rent Adjustment (prior to 2023), or New Tenancy, or any other rent increase authorized by the Rent Board that have been banked with proper notice to each tenant for future rent increases.

| Unit # | Rent       | AIP & New<br>Tenant<br>Increase | Date of Increase | AIP & New<br>Tenant Taken<br>(%) | AIP & New<br>Tenant<br>Deferred<br>(%) | Other<br>Charges<br>(Please<br>specify) | Comment |
|--------|------------|---------------------------------|------------------|----------------------------------|----------------------------------------|-----------------------------------------|---------|
| 5      | \$ 1075.00 | \$ 72.00                        | 4/1/2025         | 6.7 %                            | 0 %                                    | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |
|        | \$         | \$                              |                  | %                                | %                                      | \$                                      |         |

|       |          |          |       |         |         |          |       |
|-------|----------|----------|-------|---------|---------|----------|-------|
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |
| _____ | \$ _____ | \$ _____ | _____ | _____ % | _____ % | \$ _____ | _____ |

## XVII. Proposed Adjustment Worksheet

Use the worksheet below to document current and proposed rents on a per-unit basis. MNOI increases should be distributed on a per capita basis or proportionally to the square footage or costs and expenses attributed to each unit.

Indicate method of allocation: 100% allocated to Unit #5 since this is the only unit affected by the capital improvements.

| Unit # | Base Period<br>Rent Year<br>(2019) | Date Tenancy<br>Commenced<br>(mm/dd/yyyy) | Initial Rent of<br>Current Tenant/s | Date of Last Rent<br>Increase<br>(mm/dd/yyyy) | Rent used in<br>Current Year<br>Income<br>Calculation | Rent as of Date<br>Petition<br>Submitted | Proposed<br>Rent |
|--------|------------------------------------|-------------------------------------------|-------------------------------------|-----------------------------------------------|-------------------------------------------------------|------------------------------------------|------------------|
| 5      | \$ 900.                            | Now vacant                                | \$ 1147.00                          | 4/1/2025                                      | \$ 1147.00                                            | \$ 1147.00                               | \$ 1182.00       |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |
| _____  | \$ _____                           | _____                                     | \$ _____                            | _____                                         | \$ _____                                              | \$ _____                                 | \$ _____         |

|       |          |       |          |       |          |          |          |
|-------|----------|-------|----------|-------|----------|----------|----------|
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |
| _____ | \$ _____ | _____ | \$ _____ | _____ | \$ _____ | \$ _____ | \$ _____ |



## XVIII. CLAIM FOR ADJUSTMENT OF BASE YEAR NET OPERATING INCOME AND ASSOCIATED RENT ADJUSTED CLAIM

The ordinance dictates that the Rent Board must presume the net operating income the landlord earned from a covered unit during calendar year 2019 yielded a fair return on investment, unless the landlord proves that special or peculiar circumstances prevented the landlord from receiving a fair return on investment during that period. **Complete this Section XIX and the following Sections XX and XXI only if you are seeking an adjustment in base rent due to special or peculiar circumstances.**

Check the factors below that are applicable to your claim.

- A. **Exceptional Expenses in the Base Year.** The landlord's operating expenses in the base year were unusually high or low in comparison to other years. In such instances, adjustments may be made in calculating operating expenses in order that the base year operating expenses reflect average expenses for the property over a reasonable period of time. Check which factor(s) contributed to your claim:
  - a. Extraordinary amounts were expended for necessary maintenance and repairs
  - b. Maintenance and repair expenditures were exceptionally low as to cause inadequate maintenance or significant deterioration in the quality of services provide
  - c. Other expenses were unreasonably high or low notwithstanding the application of prudent business practices.
- B. **Exceptional Circumstances in the Base Year.** The gross income during the base year was disproportionately low due to exceptional circumstances. In such instances, adjustments may be made in calculating base year gross rental income consistent with the purpose of analyzing base year net operating income. Check which factor(s) contributed to your claim:
  - a. The gross income during the base year was lower than it might have been because some residents were charged reduced rent.
  - b. The gross income during the base year was significantly lower than normal because of the destruction of the premises and/or temporary relocation for construction or repairs.
  - c. The pattern of rent increases in the years prior to the base year were less than increases in the CPI.
- C. **Other exceptional circumstances:** (specify)

If the Rent Board determines that one or more of the above circumstances apply, the calculation of MNOI in Section XX will be performed with an Adjusted Gross Income, and that will be substituted for the Section XVI calculations. This figure represents the income that would have been expected absent the exceptional circumstances. Options for determining Adjusted Gross Income include, but are not limited to:

- A. Base year rents charged for any comparable units in the same building.
- B. The FY 2019 Fair Market Rents for Portland, ME, reported by the US Department of Housing:<sup>4</sup>

| Efficiency | One-Bedroom | Two-Bedroom | Three-Bedroom | Four-Bedroom |
|------------|-------------|-------------|---------------|--------------|
| \$989      | \$1,071     | \$1,387     | \$1,829       | \$2,198      |

<sup>4</sup> These values do not include the cost of utilities. If using these numbers, do not include the cost of utilities in the base year when completing the expense portion of the worksheet.

- C. An appraisal of comparable fair market rental values as of 2019 for units similar to the units that are the subject of this application which has been prepared by a Maine licensed appraiser and is attached to this application.

Actual Gross Income for 2019: \$ \_\_\_\_\_

Proposed Adjusted Gross Income for 2019: \$ \_\_\_\_\_

Briefly describe the method for obtaining the proposed income and attach any relevant documentation in support of the claim for an adjustment of base year rent.

# XIX. Income and Operating Expense Worksheet With Adjustment of Base Year

Base Year (2019)

Current Year (2024)

## Rental Income

1. Adjusted Gross Income (with  
Adjusted Base Year as proposed in  
Section XIX)

\$ \_\_\_\_\_

\$ \_\_\_\_\_

2. Portion Attributable to Vacancy

\$ \_\_\_\_\_

\$ \_\_\_\_\_

## Fees (indicate what fee is for):

3. Late fees

\$ \_\_\_\_\_

\$ \_\_\_\_\_

4. List fees, other than utilities, collected  
for services & amenities not included in  
rent

\$ \_\_\_\_\_

\$ \_\_\_\_\_

5. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

6. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

7. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

## Other Income (list separately by type)<sup>5</sup>:

8. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

9. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

10. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

## Fees charged by landlord for Utilities

11. Gas

\$ \_\_\_\_\_

\$ \_\_\_\_\_

12. Electricity

\$ \_\_\_\_\_

\$ \_\_\_\_\_

13. Water

\$ \_\_\_\_\_

\$ \_\_\_\_\_

14. Sewer

\$ \_\_\_\_\_

\$ \_\_\_\_\_

15. Garbage & Recycling

\$ \_\_\_\_\_

\$ \_\_\_\_\_

## Other Utilities (list separately by type):

16. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

17. \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

18. TOTAL INCOME

\$ \_\_\_\_\_

\$ \_\_\_\_\_

(add only lines 1 and 3-17)

<sup>5</sup> Interest earned by Landlord on Tenant security deposits, other interest or investment income.

## XX. Calculation of Fair Return Rent Adjustment with Adjustments of Base Year Amount

Complete only if seeking an adjustment of base year rent.

|                                                                                                  | Base Year (2019)                                                                                  | Current Year (2024) |
|--------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------|---------------------|
| 1. Total Annual Income                                                                           | \$ _____                                                                                          | \$ _____            |
| 2. Annual Operating Expenses                                                                     | \$ _____                                                                                          | \$ _____            |
| 3. Net Annual Operating Income                                                                   | \$ _____                                                                                          | \$ _____            |
| 4. CPI [Annual Average CPI]                                                                      | 281.082                                                                                           | 336.376             |
| 5. Percent Annual Increase in CPI Base Year to Current Year                                      |                                                                                                   | _____ %             |
|                                                                                                  | $\frac{\text{Line 4 Current Year} - \text{Line 4 Base Year}}{\text{Line 4 Base Year}} \times 100$ |                     |
| 6. Fair Net Annual Operating Income = Base Year Net Operating Income Adjusted by CPI Increase    |                                                                                                   | \$ _____            |
|                                                                                                  | $\frac{\text{Line 5} + 100}{100} \times \text{Line 3 Base Year}$                                  |                     |
| 7. Fair Net Annual Operating Income Minus Current Net Operating Income = Allowable Rent Increase |                                                                                                   | \$ _____            |
|                                                                                                  | $\text{Line 6} - \text{Line 3 Current Year}$                                                      |                     |
| 8. Allowable Rent Increase/Unit/Month <sup>6</sup>                                               |                                                                                                   | \$ _____            |
|                                                                                                  | $\text{Line 7} \div 12 \div \# \text{ of Units}$                                                  |                     |

---

<sup>6</sup> If applied equally per unit. The Landlord may propose to allocate using a different rational basis. To detail a different allocation, complete XVIII Proposed Adjustment Worksheet.

## XXI. Other Claims

Explain any other claims in support of this application and provide/attach any evidence in support of those claims. Please use additional pages as appropriate:

## XXII. Documentation of Current Year Income & Operating Expenses

1. Organize documents by operating expense category.
2. Number each page, submitted with this Application, with the number of the Expense Category (for instance on page 7, category of Landscape Maintenance is on line 16, any documents supporting that line item would be marked p.7, 16-1, p. 7 16-2, p. 7 16-3 and so on).

## XXIII. Current Tenant Information

If there are more than four affected tenants, attach additional sheet(s).

Tenant's Name Vacant unit 5  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

Tenant's Name \_\_\_\_\_  
First Last Unit number  
Mailing address if different \_\_\_\_\_ Email address: \_\_\_\_\_

## XXIV. Certification

I hereby certify that the information provided is accurate to the best of my knowledge, request that any required notices be given and ask that a hearing be scheduled in front of the Rent Board to process this request for a rent increase as outlined above.

Signature of Applicant Landlord:

Peter L Colesworthy



8/6/2025

Printed name

Signature

Date



# Proposal

VALID FOR 30 DAYS

Page 1

CLASSIC FLOORING  
429 US Rt #1  
P.O. Box 7004  
Scarborough, ME 04070-7004  
207-883-7847



Proposal #: 8285  
SaleDate: 8/4/2025  
Next Install:  
Sales Rep: Kevin Lajoie

SOLD TO: 207-831-0735

Peter Colesworthy  
PO Box 10563  
Portland, Maine 04101

SHIPPED TO

Colesworthy  
170 Woodford St unit 5  
Portland ME 04101

No Returns on Special Orders  
Pick up hours M-F 9am - 4pm

| MATERIALS                               |                      | QUANTITY    | PRICE    | TOTAL      |
|-----------------------------------------|----------------------|-------------|----------|------------|
| Armstrong Flexstep<br>Kitchen           | G2513                | 13.33 SqYrd | \$12.38  | \$165.07   |
| Underlayment *Stock* 1/4" Plywood       | 7PLMPUD48            | 96.00 SqFt  | \$1.67   | \$160.32   |
| Tarkett Qbond - One Multi 1 G.          | 1TARQBONE1G          | 1.00 Each   | \$86.14  | \$86.14    |
| Dyersburg Classic 12-12.00<br>Bed /LR   | Dove                 | 58.67 SqYrd | \$18.04  | \$1,058.35 |
| Pad *Stock*                             | 8lb. Challenger 7/16 | 58.67 SqYrd | \$4.00   | \$234.68   |
| LABOR                                   |                      | QUANTITY    | PRICE    | TOTAL      |
| Vinyl Job Minimum                       |                      | 1.00 Each   | \$600.00 | \$600.00   |
| Underlayment Install 1/4" Staple & Prep |                      | 3.00 Each   | \$45.00  | \$135.00   |
| Carpet Install                          |                      | 58.67 SqYrd | \$13.50  | \$792.00   |
| Carpet Removal & Disposal on Plywood    |                      | 72.00 SqYrd | \$5.00   | \$360.00   |

Comments:

SubTotal: \$3,591.56  
Sales Tax: \$93.75  
Total: \$3,685.31  
Payments: \$0.00  
Balance: \$3,685.31

The undersigned accepts the specifications and terms, including price set forth above and in consideration therefore, hereby unconditionally guarantees that if default at any time be made by the Contractor for payments due hereunder to Classic Flooring, then the undersigned will immediately pay any and all amounts so due upon demand by Classic Flooring, and without regard to the Contractor's solvency or ability to pay.

ATTN HARDWOOD CUSTOMERS:

If moisture levels are not monitored, your floor may fail and not be covered under warranty.

SIGNATURE X [Signature]

I received buyer/seller terms and conditions [Signature]

Proposal #: 8285

Total: \$3,685.31

Interest at 1/12% per month (18% per annum) will be charged on any unpaid balance after thirty (30) days of installation date in the event of default in payment of this order or any part thereof, and the account is referred to an attorney for collection, the contractor and/or owner agree to pay reasonable attorney's fees and interest.



P7, 2-1



**CITY OF PORTLAND**

389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2023 to June 30, 2024

BILL #: 2410430  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-014-001  
LOCATION: 168 WOODFORD ST

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

Owner of Record as of: April 1, 2023  
WOODFORD ARMS INC

**CURRENT BILL RATE DISTRIBUTION**

|           |        |             |
|-----------|--------|-------------|
| SCHOOL    | 7.450  | \$10,030.68 |
| COUNTY    | 0.620  | \$834.77    |
| MUNICIPAL | 6.340  | \$8,536.18  |
| TOTAL     | 14.410 | \$19,401.62 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

Assessed Property Description:  
124-J-14-16-20-24  
WOODFORD ST 168-170

20415 SF  
Acres: 0.469

**FY24 REAL ESTATE TAX BILL**

**BILLING INFORMATION**

|                  |             |
|------------------|-------------|
| LAND VALUE       | \$252,000   |
| BUILDING VALUE   | \$1,094,400 |
| TOTAL VALUE      | \$1,346,400 |
| EXEMPTIONS       | \$0         |
| TAXABLE VALUE    | \$1,346,400 |
| TAX RATE         | 14.410      |
| TOTAL TAX        | \$19,401.62 |
| PAYMENTS/CREDITS | \$0.00      |
| ABATEMENT/ADJUST | \$0.00      |
| TAX DUE          | \$19,401.62 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$9,700.81 |
| 03/14/2024 | \$9,700.81 |

CH#7276

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/20/2023 AND 03/15/2024.**

**TAXPAYER'S NOTICE**

Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
For this tax bill, that date is April 1, 2023.

**IF THIS PROPERTY HAS BEEN TRANSFERRED, PLEASE FORWARD A COPY OF THIS BILL TO THE NEW OWNER.  
THIS IS ONLY FOR THE CURRENT FISCAL YEAR**

**INFORMATION**

**Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$370,989,894.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.

**REMITTANCE INSTRUCTIONS**

**THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
Please make check or money order payable to City of Portland and mail to:

City of Portland Treasury  
PO Box 16050  
Lewiston, ME 04243-9533

For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
If your bank or mortgage company pays your taxes, please review and forward a copy of this bill to them.

od of July 1, 2023 through  
24. Interest will be ch  
PAYMENT VOUCHERS.

P7, 2-2

**CITY OF PORTLAND**

389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2023 to June 30, 2024

BILL #: 2410428  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-012-001  
LOCATION: 180 WOODFORD ST

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

Owner of Record as of: April 1, 2023  
WOODFORD ARMS INC

Assessed Property Description:  
124-J-12  
WOODFORD ST 176-180  
  
12304 SF  
Acres: 0.283

**CURRENT BILL RATE DISTRIBUTION**

|           |        |             |
|-----------|--------|-------------|
| SCHOOL    | 7.450  | \$10,030.68 |
| COUNTY    | 0.620  | \$834.77    |
| MUNICIPAL | 6.340  | \$8,536.18  |
| TOTAL     | 14.410 | \$19,401.62 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

**FY24 REAL ESTATE TAX BILL**

**BILLING INFORMATION**

|                  |             |
|------------------|-------------|
| LAND VALUE       | \$199,200   |
| BUILDING VALUE   | \$1,147,200 |
| TOTAL VALUE      | \$1,346,400 |
| EXEMPTIONS       | \$0         |
| TAXABLE VALUE    | \$1,346,400 |
| TAX RATE         | 14.410      |
| TOTAL TAX        | \$19,401.62 |
| PAYMENTS/CREDITS | \$0.00      |
| ABATEMENT/ADJUST | \$0.00      |
| TAX DUE          | \$19,401.62 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$9,700.81 |
| 03/14/2024 | \$9,700.81 |

du #7276

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/20/2023 AND 03/15/2024.**

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**INFORMATION**

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Lewiston, ME 04243-9533

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Payment Vouchers  
Period of July 1, 2023 through  
2024. Interest will be  
charged on the balance  
which will be charged

P7, 2-3

**CITY OF PORTLAND**

389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2023 to June 30, 2024

BILL #: 2410433  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-021-001  
LOCATION: 182 WOODFORD ST R

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

Owner of Record as of: April 1, 2023  
WOODFORD ARMS INC

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

Assessed Property Description:  
124-J-21  
WOODFORD ST R 182-184  
  
4203 SF  
Acres: 0.097

**FY24 REAL ESTATE TAX BILL**

**BILLING INFORMATION**

|                  |         |
|------------------|---------|
| LAND VALUE       | \$5,600 |
| BUILDING VALUE   | \$0     |
| TOTAL VALUE      | \$5,600 |
| EXEMPTIONS       | \$0     |
| TAXABLE VALUE    | \$5,600 |
| TAX RATE         | 14.410  |
| TOTAL TAX        | \$80.70 |
| PAYMENTS/CREDITS | \$0.00  |
| ABATEMENT/ADJUST | \$0.00  |
| TAX DUE          | \$80.70 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/19/2023 | \$40.35    |
| 03/14/2024 | \$40.35    |

ch# 7276

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/20/2023 AND 03/15/2024.**

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**CITY OF PORTLAND**  
389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2524475  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-014-001  
LOCATION: 168 WOODFORD ST

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

Owner of Record as of: April 1, 2024  
WOODFORD ARMS INC

Assessed Property Description:  
124-J-14-16-20-24  
WOODFORD ST 168-170

20415 SF  
Acres: 0.469

**P7, 2-4**

**CURRENT BILL RATE DISTRIBUTION**

|           |        |             |
|-----------|--------|-------------|
| SCHOOL    | 7.880  | \$10,609.63 |
| COUNTY    | 0.560  | \$753.98    |
| MUNICIPAL | 6.570  | \$8,845.85  |
| TOTAL     | 15.010 | \$20,209.46 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

**FY25 REAL ESTATE TAX BILL**

**BILLING INFORMATION**

|                  |             |
|------------------|-------------|
| LAND VALUE       | \$252,000   |
| BUILDING VALUE   | \$1,094,400 |
| TOTAL VALUE      | \$1,346,400 |
| EXEMPTIONS       | \$0         |
| TAXABLE VALUE    | \$1,346,400 |
| TAX RATE         | 15.010      |
| TOTAL TAX        | \$20,209.46 |
| PAYMENTS/CREDITS | \$0.00      |
| ABATEMENT/ADJUST | \$0.00      |
| TAX DUE          | \$20,209.46 |

| DATE DUE   | AMOUNT DUE  |
|------------|-------------|
| 10/18/2024 | \$10,104.73 |
| 03/14/2025 | \$10,104.73 |

ch # 7411

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.**

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**INFORMATION**

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**FY25 REAL ESTATE TAX BILL** THIS STUB MUST BE RETURNED WITH YOUR **SECOND PAYMENT**

**CITY OF PORTLAND TREASURY  
PO Box 16050  
LEWISTON, ME 04243**

BILL #: 2524475  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-014-001

INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

| DATE DUE   | AMOUNT DUE  |
|------------|-------------|
| 03/14/2025 | \$10,104.73 |

WOODFORD ARMS INC

AMOUNT PAID \$ \_\_\_\_\_

208202550252447572600010104735

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.

**CITY OF PORTLAND**389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2524474  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-012-001  
LOCATION: 180 WOODFORD STWOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104Owner of Record as of: April 1, 2024  
WOODFORD ARMS INCAssessed Property Description:  
124-J-12  
WOODFORD ST 176-18012304 SF  
Acres: 0.282**P7, 2-5****CURRENT BILL RATE DISTRIBUTION**

|           |        |             |
|-----------|--------|-------------|
| SCHOOL    | 7.880  | \$10,609.63 |
| COUNTY    | 0.560  | \$753.98    |
| MUNICIPAL | 6.570  | \$8,845.85  |
| TOTAL     | 15.010 | \$20,209.46 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE****FY25 REAL ESTATE TAX BILL****BILLING INFORMATION**

|                  |             |
|------------------|-------------|
| LAND VALUE       | \$199,200   |
| BUILDING VALUE   | \$1,147,200 |
| TOTAL VALUE      | \$1,346,400 |
| EXEMPTIONS       | \$0         |
| TAXABLE VALUE    | \$1,346,400 |
| TAX RATE         | 15.010      |
| TOTAL TAX        | \$20,209.46 |
| PAYMENTS/CREDITS | \$0.00      |
| ABATEMENT/ADJUST | \$0.00      |
| TAX DUE          | \$20,209.46 |

| DATE DUE   | AMOUNT DUE  |
|------------|-------------|
| 10/18/2024 | \$10,104.73 |
| 03/14/2025 | \$10,104.73 |

*ch #7411***INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.****TAXPAYER'S NOTICE**Per State law, the ownership and valuation of all real estate and personal property subject to taxation shall be fixed as of April 1st.  
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THIS IS ONLY FOR THE CURRENT FISCAL YEAR****INFORMATION****Without State Aid for Education, Homestead and BETE Exemption Reimbursement and State Revenue Sharing, your taxes would be 15.7% higher. The current City and School bonded indebtedness is \$374,509,262.**  
For information regarding changes or valuations, please contact the Assessor's Office at (207) 874-8486. Information regarding payments, interest, lien cost charges, and/or refunds, please contact the Treasury Office at (207) 874-8490.**REMITTANCE INSTRUCTIONS****THIS IS THE ONLY BILL YOU WILL RECEIVE. THIS BILL INCLUDES TWO (2) PAYMENT VOUCHERS.**  
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PO Box 16050  
Lewiston, ME 04243-9533**For payments in person, please go to the Treasury Office located in Room 102 of City Hall.  
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PO Box 16050  
LEWISTON, ME 04243**BILL #: 2524474  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-012-001INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

| DATE DUE   | AMOUNT DUE  |
|------------|-------------|
| 03/14/2025 | \$10,104.73 |

WOODFORD ARMS INC

AMOUNT PAID \$ \_\_\_\_\_

208202550252447402600010104735

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.





**CITY OF PORTLAND**  
389 CONGRESS ST  
PORTLAND, ME 04101

For the fiscal year July 01, 2024 to June 30, 2025

BILL #: 2524476  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-021-001  
LOCATION: 182 WOODFORD ST R

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

Owner of Record as of: April 1, 2024  
WOODFORD ARMS INC

P7, 2-6

**CURRENT BILL RATE DISTRIBUTION**

|           |        |         |
|-----------|--------|---------|
| SCHOOL    | 7.880  | \$44.13 |
| COUNTY    | 0.560  | \$3.14  |
| MUNICIPAL | 6.570  | \$36.79 |
| TOTAL     | 15.010 | \$84.06 |

**THIS IS THE ONLY BILL  
YOU WILL RECEIVE**

Assessed Property Description:  
124-J-21  
WOODFORD ST R 182-184

4203 SF  
Acres: 0.096

**FY25 REAL ESTATE TAX BILL**

**BILLING INFORMATION**

|                  |         |
|------------------|---------|
| LAND VALUE       | \$5,600 |
| BUILDING VALUE   | \$0     |
| TOTAL VALUE      | \$5,600 |
| EXEMPTIONS       | \$0     |
| TAXABLE VALUE    | \$5,600 |
| TAX RATE         | 15.010  |
| TOTAL TAX        | \$84.06 |
| PAYMENTS/CREDITS | \$0.00  |
| ABATEMENT/ADJUST | \$0.00  |
| TAX DUE          | \$84.06 |

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 10/18/2024 | \$42.03    |
| 03/14/2025 | \$42.03    |

ch#7411

**INTEREST AT 8% PER ANNUM CHARGED BEGINNING 10/19/2024 AND 03/15/2025.**

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BILL #: 2524476  
ACCOUNT #: 16402  
PARCEL ID #: 124-J-021-001

WOODFORD ARMS INC

INTEREST AT 8% CHARGED  
BEGINNING 03/15/2025

**CITY OF PORTLAND TREASURY**  
PO Box 16050  
LEWISTON, ME 04243

| DATE DUE   | AMOUNT DUE |
|------------|------------|
| 03/14/2025 | \$42.03    |

AMOUNT PAID \$ \_\_\_\_\_

208202550252447652600000042036

☐ OWNER / ADDRESS CHANGE?  
CHECK HERE AND NOTE CHANGES ON BACK.



# City of Portland | Permitting and Inspections

Licensing and Housing Safety Division

P7, 4-1

Woodford  
Licensing



License #: 20182164

Location Address

168 WOODFORD ST

November 1st, 2023

License Fee: \$427.50 + 10.69 "Convenience Fee" = \$438.19

Dear License Holder,

ck # 7256

City of Portland Long-Term Rental registrations expire on 12/31/2023. Renewals must be submitted one of two ways:

## 1. Electronically:

← Done online 12/21/23!

- Go to <https://www.portlandmaine.gov/Rental-Registration>,
- Follow the instructions for how to renew your Rental Registration through the Citizen Self Service Portal (CSS)
- CSS will create an invoice that can be paid online

## 2. By mail:

- Verify and sign that the current registration information is correct on the back of this form
- Fill out the included 2024 Additional Information form for **each** registered dwelling unit. (Please make copies as necessary)
- Return or mail completed forms and license fees to:  
Licensing and Registration, 389 Congress St. Room 307, Portland, ME 04101  
Make checks payable to the City of Portland



**Licenses not renewed by January 15th will be assessed a \$50.00 per unit late fee.**

**Licenses not renewed by February 15th will be assessed a \$200.00 per unit late fee.**

**Incomplete renewals will be subject to late fees.**

If you have questions or need to update your account information, please contact us at [housingsafety@portlandmaine.gov](mailto:housingsafety@portlandmaine.gov), 207-756-8131.

Sincerely,

Zachary J. Lenhert  
Licensing and Housing Safety Manager

WOODFORD ARMS INC  
P.O. Box 10563  
PORTLAND, ME 04104



# City of Portland | Permitting and Inspections

Licensing and Housing Safety Division

P7, 4-2

Woodford  
Licensing



License #: 20182165

Location Address

180 WOODFORD ST

November 1st, 2023

License Fee: \$427.50 + 10.69 "Convenience Fee" = \$438.19

Dear License Holder,

ck# 7256

City of Portland Long-Term Rental registrations expire on 12/31/2023. Renewals must be submitted one of two ways:

1. **Electronically:** ← Done online 12/21/23!

- Go to <https://www.portlandmaine.gov/Rental-Registration>,
- Follow the instructions for how to renew your Rental Registration through the Citizen Self Service Portal (CSS)
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Sincerely,

Zachary J. Lenhert  
Licensing and Housing Safety Manager

WOODFORD ARMS INC  
P.O. Box 10563  
PORTLAND, ME 04104

**Our Valued Customer(s):**

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

**Contact Us**

Billing Questions 800-922-8427  
Make a Payment [www.Hanover.com/MHP](http://www.Hanover.com/MHP) or  
1-800-573-1187  
24 Hour Claims 1-800-628-0250

**For Policy and Address Changes**

Agent: 3606769 UNITED INSURANCE  
470 FOREST AVE  
PORTLAND, ME 04101  
Agent Telephone 207-797-9400

**Summary**

| Due Date  | Amount Due |
|-----------|------------|
| 1/28/2024 | \$20.00    |

**Billing Detail**

| Policy Number and Details            | Effective Date    | Previously Billed | Current Amount Billed | Amount Due |
|--------------------------------------|-------------------|-------------------|-----------------------|------------|
| Businessowners Policy<br>ODP 4877633 | 2/28/23 - 2/28/24 | \$0.00            | \$20.00               | \$20.00    |
| Total Amount Due:                    |                   |                   |                       | \$20.00    |

ch # 7207



000349  
0001 of 0002

**PLEASE SEE BACK OF THIS BILL FOR IMPORTANT POLICY INFORMATION**

*Reduce installment fees by signing up for Automatic Payments. To enroll go to [www.Hanover.com/MHP](http://www.Hanover.com/MHP)*

233-1040

Please detach and return bottom portion with your payment in the enclosed envelope.

4197

**Our Valued Customer(s):**

**WOODFORD ARMS INC**  
PO BOX 10563  
PORTLAND, ME 04104

**Contact Us**

Billing Questions 800-922-8427  
Make a Payment [www.Hanover.com/MHP](http://www.Hanover.com/MHP) or  
1-800-573-1187  
24 Hour Claims 1-800-628-0250

**For Policy and Address Changes**

Agent: 3606769 UNITED INSURANCE  
470 FOREST AVE  
PORTLAND, ME 04101  
Agent Telephone 207-797-9400

**Summary**

| <u>Due Date</u>   | <u>Amount Due</u> |
|-------------------|-------------------|
| 1/28/2024         | \$20.00           |
| 2/28/2024         | \$4,328.75        |
| <b>Total Due:</b> | <b>\$4,348.75</b> |

**Billing Detail**

| Policy Number and Details            | Effective Date    | Previously Billed | Current Amount Billed | Amount Due        |
|--------------------------------------|-------------------|-------------------|-----------------------|-------------------|
| Businessowners Policy<br>ODP 4877633 | 2/28/23 - 2/28/24 | \$20.00           | \$0.00                | \$20.00           |
| Businessowners Policy<br>ODP 4877633 | 2/28/24 - 2/28/25 | \$0.00            | \$4,328.75            | \$4,328.75        |
| <b>Total Amount Due:</b>             |                   |                   |                       | <b>\$4,348.75</b> |

*Paul*  
*ck#7275*



300321  
3001 of 0002

**PLEASE SEE BACK OF THIS BILL FOR IMPORTANT POLICY INFORMATION**

**Reduce installment fees by signing up for Automatic Payments. To enroll go to [www.Hanover.com/MHP](http://www.Hanover.com/MHP)**

233-1040

Please detach and return bottom portion with your payment in the enclosed envelope.

1557

**Our Valued Customer(s):**

**WOODFORD ARMS INC**  
PO BOX 10563  
PORTLAND, ME 04104

**Contact Us**

Billing Questions 800-922-8427  
Make a Payment [www.Hanover.com/MHP](http://www.Hanover.com/MHP) or  
1-800-573-1187  
24 Hour Claims 1-800-628-0250

**Summary**

| Due Date  | Amount Due |
|-----------|------------|
| 5/28/2024 | \$4,334.75 |

**For Policy and Address Changes**

Agent: 3606769 UNITED INSURANCE  
470 FOREST AVE  
PORTLAND, ME 04101  
Agent Telephone 207-797-9400

**Billing Detail**

| Policy Number and Details            | Effective Date    | Previously Billed | Current Amount Billed | Amount Due |
|--------------------------------------|-------------------|-------------------|-----------------------|------------|
| Businessowners Policy<br>ODP 4877633 | 2/28/24 - 2/28/25 | \$0.00            | \$4,334.75            | \$4,334.75 |
| Total Amount Due:                    |                   |                   |                       | \$4,334.75 |

chk # 7343



000319  
0001 of 0002

**PLEASE SEE BACK OF THIS BILL FOR IMPORTANT POLICY INFORMATION**

**Reduce installment fees by signing up for Automatic Payments. To enroll go to [www.Hanover.com/MHP](http://www.Hanover.com/MHP)**

233-1040

Please detach and return bottom portion with your payment in the enclosed envelope.

1381



Our Valued Customer(s):

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

Contact Us

Billing Questions 800-922-8427  
Make a Payment [www.Hanover.com/MHP](http://www.Hanover.com/MHP) or  
1-800-573-1187  
24 Hour Claims 1-800-628-0250

For Policy and Address Changes

Agent: 3606769 UNITED INSURANCE  
470 FOREST AVE  
PORTLAND, ME 04101  
Agent Telephone 207-797-9400

Summary

| Due Date  | Amount Due |
|-----------|------------|
| 8/28/2024 | \$4,314.75 |

Billing Detail

| Policy Number and Details            | Effective Date    | Previously Billed | Current Amount Billed | Amount Due |
|--------------------------------------|-------------------|-------------------|-----------------------|------------|
| Businessowners Policy<br>ODP 4877633 | 2/28/24 - 2/28/25 | \$0.00            | \$4,314.75            | \$4,314.75 |
| Total Amount Due:                    |                   |                   |                       | \$4,314.75 |

ch #7373



000313  
0001 of 0002

PLEASE SEE BACK OF THIS BILL FOR IMPORTANT POLICY INFORMATION

Reduce installment fees by signing up for Automatic Payments. To enroll go to [www.Hanover.com/MHP](http://www.Hanover.com/MHP)

233-1040

Please detach and return bottom portion with your payment in the enclosed envelope.

1565

**Our Valued Customer(s):**

**WOODFORD ARMS INC**  
PO BOX 10563  
PORTLAND, ME 04104

**Contact Us**

Billing Questions 800-922-8427  
Make a Payment [www.Hanover.com/MHP](http://www.Hanover.com/MHP) or  
1-800-573-1187  
24 Hour Claims 1-800-628-0250

**Summary**

| Due Date   | Amount Due        |
|------------|-------------------|
| 11/28/2024 | <b>\$4,334.75</b> |

**For Policy and Address Changes**

Agent: 3606769 UNITED INSURANCE  
470 FOREST AVE  
PORTLAND, ME 04101  
Agent Telephone 207-797-9400

**Billing Detail**

| Policy Number and Details            | Effective Date    | Previously Billed | Current Amount Billed | Amount Due        |
|--------------------------------------|-------------------|-------------------|-----------------------|-------------------|
| Businessowners Policy<br>ODP 4877633 | 2/28/24 - 2/28/25 | \$0.00            | \$4,334.75            | \$4,334.75        |
| Total Amount Due:                    |                   |                   |                       | <b>\$4,334.75</b> |

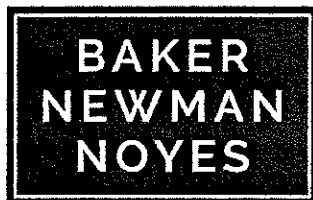
*ch #7427*

PLEASE SEE BACK OF THIS BILL FOR IMPORTANT POLICY INFORMATION

**Reduce installment fees by signing up for Automatic Payments. To enroll go to [www.Hanover.com/MHP](http://www.Hanover.com/MHP)**

Please detach and return bottom portion with your payment in the enclosed envelope.

P7, 6-1



Baker Newman & Noyes LLC  
MAINE | MASSACHUSETTS | NEW HAMPSHIRE  
800.244.7444 | www.bnn CPA.com

WOODFORD ARMS, INC.  
PETER & CHERYL COLESWORTHY  
WOODFORD ARMS, INC.  
P. O. BOX 10563  
PORTLAND, ME 04104-0000

Invoice No. B041355  
Date 09/09/2024  
Client No. 0000944

BNN Federal Tax ID: 01-0494526

Preparation and review of the S Corporation income tax returns for the year ended December 31,  
2023

Current Amount Due:

\$1,500.00

\$1,500.00

ch # 7410

Remittance Advice

WOODFORD ARMS, INC.

Thalia Muyderman

P7, 8-1

3/29/2024

7299

150.00

WOODFORD ARMS, INC.

Cory Davey

Voided ch # 7300

3/29/2024

7300

150.00

*Voided*

WOODFORD ARMS, INC.

Allison Gable

3/29/2024

7301

150.00

*Turned allowance  
for hotel while power  
off at building after  
power restored to  
neighborhood.*

WOODFORD ARMS, INC.

Lumturi Dhefto

3/29/2024

7302

150.00

WOODFORD ARMS, INC.

Connor Thomas

3/29/2024

7303

150.00

WOODFORD ARMS, INC.

Destiny Martinez

3/29/2024

7304

150.00

Checking

150.00



P7, 8-2

WOODFORD ARMS, INC.

Cheyenne Savage

3/29/2024

7308

150.00

Tenant allowance  
for hotel while power off  
at building after power  
restored to neighborhood.

Checking

150.00

PRODUCT SSLT104

USE WITH 91663 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or [www.mcbeeinc.com](http://www.mcbeeinc.com)

39920212001



WOODFORD ARMS, INC.

Thalia Muyderman

P7, 8-3

1 Extra day for storm related displacement

4/8/2024

7309

75.00

Checking

75.00

PRODUCT SSLT104

USE WITH 91663 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or [www.mcbeeinc.com](http://www.mcbeeinc.com)

99920212001





# HOME2

SUITES BY HILTON

P 7, 8-4

Name and Address

Hotel Address

PROFFEY, BENJAMIN  
18 WOODFORD ST.  
PORTLAND, ME 04103

50 MAINE MALL ROAD  
SOUTH PORTLAND, ME 04106

## HOME2 SUITES BY HILTON PORTLAND AIRPORT ME

Reservations  
www.home2suites.com or  
1-877-6HOME02

Confirmation # 96092047

1/28/24 PAGE 1

Room 317/NKJQG  
Arrival Date 03/26/24  
Departure Date 03/28/24  
Adult/Child 1/0  
Room Rate \$113.23  
Rate Plan L-H1P  
Honors # 2080374032  
Airline:

| DATE          | REFERENCE  | DESCRIPTION          | AMOUNT     |
|---------------|------------|----------------------|------------|
| 03/26/24      | 1107057282 | GUEST ROOM           | \$110.73   |
| 03/26/24      | 1921822505 | Room/ Suite Taxes    | \$9.97     |
| 03/27/24      | 1388498310 | GUEST ROOM           | \$115.73   |
| 03/27/24      | 1741587026 | Room/ Suite Taxes    | \$10.42    |
| 03/28/24      | 1073554836 | *****8450            | (\$120.70) |
| 03/28/24      | 1709756847 | *****8450            | (\$100.00) |
| 03/28/24      | 787753782  | *****8450            | (\$126.15) |
| 03/28/24      | 880303944  | Credit Card Payments | \$100.00   |
| ** BALANCE ** |            |                      | \$-0.00    |

Total Hotel Bill \$ 246.85

Less: Reimbursement  
ck# 7303 on 3/29/24

Reimbursement Bal Due \$ 96.85

ck# 7319

Balance due for hotel  
when power remained  
off in the building  
after power  
was restored  
to the neighborhood

The on-line eFolio is a courtesy informational service, subject to Privacy Policy and Site Usage; actual folio kept in hotel records.



LXR

CONRAD

Canopy



CURIO



TAPESTRY



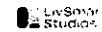
TEMPO

MOTTO



spark

HOMEWOOD



CLUB



Hilton





# Clarion Hotel (ME061)

1230 Congress St  
Portland, ME 04102  
(207) 774-5611

ME061@stayatchoice.com

Account: 919810325

Date: 3/29/24

Room: 209 BAR

Arrival Date: 3/26/24

Departure Date: 3/29/24

Check In Time: 3/26/24 7:09 PM

Check Out Time: 3/29/24 9:27 AM

Rewards Program ID: GP-AXP212521

You were checked in by: csoria

You were checked out by: pschaf

Total Balance Due: 0.00

P7,8-5

PEVEY, ALEXANDER  
170 WOODFORD ST  
PORTLAND, ME 04103

| Post Date | Description               | Comment               | Amount   |
|-----------|---------------------------|-----------------------|----------|
| 3/26/24   | Room Charge               | #209 PEVEY, ALEXANDER | 98.00    |
| 3/26/24   | Destination Marketing Fee |                       | 1.60     |
| 3/26/24   | State Tax                 |                       | 8.82     |
| 3/27/24   | Room Charge               | #209 PEVEY, ALEXANDER | 98.00    |
| 3/27/24   | Destination Marketing Fee |                       | 1.60     |
| 3/27/24   | State Tax                 |                       | 8.82     |
| 3/28/24   | Room Charge               | #209 PEVEY, ALEXANDER | 98.00    |
| 3/28/24   | Destination Marketing Fee |                       | 1.60     |
| 3/28/24   | State Tax                 |                       | 8.82     |
| 3/29/24   | Visa Payment              |                       | (325.26) |

XXXXXXXXXXXX1234

## Folio Summary 3/26/24 - 3/29/24

|                           |          |
|---------------------------|----------|
| Room Charge               | 294.00   |
| Destination Marketing Fee | 4.80     |
| State Tax                 | 26.46    |
| Visa Payment              | (325.26) |

Balance Due: 0.00

This rate is eligible for partner rewards. If this rate is changed, you may no longer be entitled to Choice Privileges points.

x \_\_\_\_\_



Congratulations, you are earning Choice Privileges Points for this stay! Log on to [www.choicehotels.com/choice-privileges](http://www.choicehotels.com/choice-privileges) to redeem for free nights and other great rewards.

Thank you for your business! Book your next reservation on [www.choicehotels.com](http://www.choicehotels.com) for the best internet rates guaranteed.

Total Hotel Bill \$325.26

Less: Reimbursement ch # 7324 on 3/29/24

Reimbursement Bal Due

<150.->

\$175.26

ch # 7320

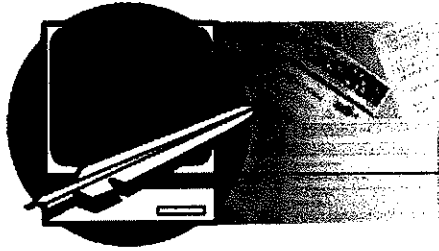
Balance due for  
tenant allowance for  
hotel while power off in building  
after power was restored to  
neighborhood

P A Colsworthy  
7 Sumac Drive  
Brunswick, ME 04011  
United States

Amount Due (USD)  
\$1,169.00

| Description                                                                                                                                                                                            | Rate     | Qty | Line Total |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|------------|
| 180-4 repair<br>(180 woodfords) Peter Colesworthy - Jun 23, 2024<br>Prepped to fix leaking toilet, tenant reported toilet not to be leaking                                                            | \$35.00  | 2   | \$70.00    |
| Repairs<br>Peter Colesworthy - Jul 3, 2024<br>170-3 Attempted to replace the shut off valve failed spectacularly put a cap on the pipe and will return at a later day                                  | \$35.00  | 5   | \$175.00   |
| Repairs<br>Peter Colesworthy - Jul 9, 2024<br>Replaced water shutoff valve at 170-3 successfully, will have to return for wall repair                                                                  | \$35.00  | 4   | \$140.00   |
| 180-9 turnover<br>(180 woodfords) Peter Colesworthy - Jul 17, 2024<br>Met Mike Prescott at 7am to let him in the building                                                                              | \$35.00  | 3   | \$105.00   |
| 170-3 turnover<br>Peter Colesworthy - Jul 26, 2024<br>replaced toilet shut off valve, reinstalled bathroom sink, lower cabinet, and toilet. had to replace hot water supply compression line to an 24" | \$35.00  | 5   | \$175.00   |
| Management (coverage)<br>18 units at \$1/unit/day for 28 days                                                                                                                                          | \$504.00 | 1   | \$504.00   |

|                  |            |
|------------------|------------|
| Amount Due (USD) | \$1,169.00 |
|------------------|------------|



# MAINE

Department of the Secretary of State  
Bureau of Corporations, Elections and Commissions

## Single Annual Report Filing - Payment - Receipt

Thank you for using this Annual Report Online service. You have successfully filed your 2024 Annual Report for the following corporation. **If you would like a copy of this Annual Report for your records at this time, you must use the link below to download and print a copy for your records or simply print this screen using the print option of your browser as your receipt of filing. Otherwise, once you leave this page, you will not be able to print a copy for your records.**

**Charter Number**

19951572 D

**Legal Name**

WOODEFORD ARMS, INC.

**Total Charge**

\$ 85.00

ch #7370

**Date of Filing**

May 28, 2024

[Begin a new filing transaction](#)

[Download a copy of your filing in PDF format](#)

If you encounter technical difficulties while using these services, please contact the [Webmaster](#). If you have questions regarding the submission of an Annual Report, please contact the Reporting and Information Section at [207-624-7752](tel:207-624-7752).

[Website Feedback Survey](#)

Division of Corporations  
Reporting and Information Section  
101 State House Station  
Augusta, ME [04333-0101](tel:207-624-7752)  
Telephone: [\(207\) 624-7752](tel:207-624-7752)  
FAX: [\(207\) 287-5874](tel:207-287-5874)  
[e-mail](#)

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[State of Maine Homepage](#) | [CEC Home](#)

© Department of the Secretary of State

PLC P7,8-8

\* 2024 Business Travel \*

Note:

2017 Subaru Outback was 100% business use in 2024 because 2 other vehicles were used for all personal purposes and the outback was garaged at the offices of both Peter Colerworthy Consulting and Port City Apartments at 30 Bristol Lane.

|                    |          |                     |
|--------------------|----------|---------------------|
| Ending Odometer    | 12/31/24 | 173,894             |
| Beginning Odometer | 12/31/23 | 156,439             |
| 2024 Mileage       |          | <u>17,455</u> miles |

→ Peter Colerworthy Consulting Travel Expense:

2024 Consulting Business Miles per attached 324 miles  
× 67¢

Total 2024 Consulting Travel

\$ 217.08

→ Apartment Travel Expenses:

|                               |                     |
|-------------------------------|---------------------|
| 2024 Total Business Mileage   | 17,455 miles        |
| Less: 2024 Consulting Miles   | - 324 miles         |
| 2024 Apartment Business Miles | <u>17,131 miles</u> |
|                               | × 67¢               |

Total 2024 Apartment Travel

\$ 11,477.77

Distributed to: Port City Apts - Latham St  
- Fore St.

\$ 3,825.93

3,825.92

~~\*\*\*~~ Woodford Arms, Inc.

3,825.92

9:19 PM

08/02/25

Cash Basis

**Port City Apartments  
Transactions by Account  
As of December 31, 2024**

**P7, 8-9**

| Type                              | Date       | Check<br>Number | Name                 | Memo            | Paid Amount     | Balance         |
|-----------------------------------|------------|-----------------|----------------------|-----------------|-----------------|-----------------|
| Due from Woodford Arms, Inc       |            |                 |                      |                 |                 | 0.00            |
| Operating Expense                 |            |                 |                      |                 |                 | 0.00            |
| Check                             | 01/06/2024 | 14711           | AT&T Wireless        | ACCOUNT #2...   | 78.81           | 78.81           |
| Check                             | 01/06/2024 | 14712           | Verizon Wireless     | Account #285... | 40.26           | 119.07          |
| Check                             | 02/05/2024 | 14722           | Verizon Wireless     | Account #285... | 40.23           | 159.30          |
| Check                             | 02/05/2024 | 14723           | AT&T Wireless        | ACCOUNT #2...   | 74.77           | 234.07          |
| Check                             | 02/05/2024 | 14724           | Consolidated Comm... |                 | 49.77           | 283.84          |
| Check                             | 02/16/2024 | 14733           | AT&T Wireless        | ACCOUNT #2...   | 143.06          | 426.90          |
| Check                             | 03/29/2024 | 14766           | Consolidated Comm... |                 | 25.10           | 452.00          |
| Check                             | 03/29/2024 | 14771           | AT&T Wireless        | ACCOUNT #2...   | 126.65          | 578.65          |
| Check                             | 03/29/2024 | 14772           | Verizon Wireless     | Account #285... | 40.68           | 619.33          |
| Check                             | 04/24/2024 | 14792           | Consolidated Comm... |                 | 25.10           | 644.43          |
| Check                             | 04/24/2024 | 14796           | Verizon Wireless     | Account #285... | 82.56           | 726.99          |
| Check                             | 04/24/2024 | 14797           | AT&T Wireless        | ACCOUNT #2...   | 206.31          | 933.30          |
| Check                             | 05/13/2024 | 14830           | Consolidated Comm... |                 | 75.00           | 1,008.30        |
| Check                             | 05/13/2024 | 14834           | Verizon Wireless     | Account #285... | 500.00          | 1,508.30        |
| Check                             | 05/13/2024 | 14838           | AT&T Wireless        | ACCOUNT #2...   | 200.00          | 1,708.30        |
| Check                             | 08/05/2024 | 14861           | Consolidated Comm... |                 | 8.67            | 1,716.97        |
| Check                             | 08/14/2024 | 14878           | Consolidated Comm... |                 | 42.49           | 1,759.46        |
| Check                             | 08/28/2024 | 14887           | AT&T Wireless        | ACCOUNT #2...   | 119.81          | 1,879.27        |
| Check                             | 09/30/2024 | 14911           | Consolidated Comm... |                 | 25.15           | 1,904.42        |
| Check                             | 09/30/2024 | 14916           | AT&T Wireless        | ACCOUNT #2...   | 79.67           | 1,984.09        |
| Check                             | 10/30/2024 | 14921           | Verizon Wireless     | Account #285... | 128.06          | 2,112.15        |
| Check                             | 10/30/2024 | 14922           | AT&T Wireless        | ACCOUNT #2...   | 83.82           | 2,195.97        |
| Check                             | 11/01/2024 | 14943           | Consolidated Comm... |                 | 58.98           | 2,254.95        |
| Check                             | 11/20/2024 | 14956           | Consolidated Comm... |                 | 67.90           | 2,322.85        |
| Check                             | 11/20/2024 | 14959           | AT&T Wireless        | ACCOUNT #2...   | 153.34          | 2,476.19        |
| Check                             | 12/26/2024 | 14986           | Consolidated Comm... |                 | 43.00           | 2,519.19        |
| Check                             | 12/26/2024 | 14992           | AT&T Wireless        | ACCOUNT #2...   | 79.69           | 2,598.88        |
| Check                             | 12/26/2024 | 14993           | Verizon Wireless     | Account #285... | 40.25           | 2,639.13        |
| Total Operating Expense           |            |                 |                      |                 | 2,639.13        | 2,639.13        |
| Total Due from Woodford Arms, Inc |            |                 |                      |                 | 2,639.13        | 2,639.13        |
| <b>TOTAL</b>                      |            |                 |                      |                 | <b>2,639.13</b> | <b>2,639.13</b> |

*1/3 of cellphone  
bills paid by Port City  
Apartments (our affiliate) for  
Woodford Arms' share of  
communication expense.*



Tenant Security  
Deposit partial refund  
checks where deductions  
create negative operating  
expense!

P7, 12-1

WOODFORD ARMS, INC.

Abigail Farrin

1/21/2024

7254

1/2 Security Deposit @ 170-3  
Minus 1/2 Clawed bedroom carpets (2 yrs lost of 5 yrs life)  
Minus 1/2 Broken refrigerator crisper drawer  
Minus 1/2 Broken bedroom window handle

575.00

-239.22

-50.63

-7.50

\$297.35  
Credit Repairs

Checking

277.65

PRODUCT SSLT104

USE WITH 91663 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or www.mcbeeinc.com

39920212001



WOODFORD ARMS, INC.

Spencer Todd

1/21/2024

7255

1/2 Security Deposit @ 170-3  
Minus 1/2 Clawed bedroom carpets (2 yrs lost of 5 yrs life)  
Minus 1/2 Broken refrigerator crisper drawer  
Minus 1/2 Broken bedroom window handle

575.00

-239.22

-50.64

-7.50

\$297.36  
Credit Repairs

Checking

277.64

PRODUCT SSLT104

USE WITH 91663 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or www.mcbeeinc.com

39920212001





called 1/12  
WPU

146 RAND ROAD | PORTLAND, ME 04102 | (207) 772-0053

# INVOICE

P7, 12-2

| INVOICE NUMBER | ACCOUNT NUMBER | SALES # | DEPT. # | LOCATION |
|----------------|----------------|---------|---------|----------|
| 32545          | CASH           |         |         | W        |

## SOLD TO:

CASH CUSTOMER  
SERVICE AND PARTS  
146 RAND ROAD  
PORTLAND  
(207)-808-8259

ME 04102

## SHIP TO:

PETER COLESWORTHY  
831.0735  
ART104TFDW00

| INVOICE DATE |      | PO NUMBER | TERMS       | PAY METHOD |           |
|--------------|------|-----------|-------------|------------|-----------|
| 01/11/2024   |      |           | NET 10      | VISA       |           |
| QTY          | MAKE | PRODUCT   | DESCRIPTION | PRICE      | EXTENSION |
| 1            | WPL  | WP2192009 | PAN-CRISPR  | 95.99      | 95.99     |

Fridge crisp  
drawer @ 170.3

| SUB TOTAL | TAX  | DELIVERY | DISCOUNT | TOTAL  |
|-----------|------|----------|----------|--------|
| 95.99     | 5.28 |          |          | 101.27 |

THANK YOU FOR YOUR BUSINESS!

\* \* \* PAID IN FULL \* \* \*  
T H A N K Y O U

\*\*\*\*\*NO REFUNDS ON ELECTRICAL PARTS\*\*\*\*\*

\*\*\*\*\*SPECIAL ORDERS ARE NON RETURNABLE\*\*\*\*\*

ch #7256

P 7, 12-3

Details for Order #113-3736729-1799400

Print this page for your records.Woodford  
Repairs

Order Placed: January 17, 2024

Amazon.com order number: 113-3736729-1799400

Order Total: \$15.76

## Not Yet Shipped

## Items Ordered

1 of: NuTone 5901A000 Fan Blower Wheel Assembly

Sold by: CSH Electric Motor Supply ([seller profile](#))

Supplied by: Other

Condition: New

## Price

\$14.94

120-3 bathroom  
Fan

## Shipping Address:

Peter Colesworthy

30 BRISTOL LN

NORTH YARMOUTH, ME 04097-6966

United States

## Shipping Speed:

Economy Shipping

## Payment information

## Payment Method:

Visa ending in 8333

Item(s) Subtotal: \$14.94

Shipping &amp; Handling: \$0.00

-----

## Billing address

Peter Colesworthy

30 BRISTOL LN

NORTH YARMOUTH, ME 04097-6966

United States

Total before tax: \$14.94

Estimated tax to be collected: \$0.82

-----

**Grand Total: \$15.76**To view the status of your order, return to [Order Summary](#).

ck # 7256

[Conditions of Use](#) | [Privacy Notice](#) © 1996-2024, Amazon.com, Inc. or its affiliates

# INVOICE

P7, 12-4



**CARPET & UPHOLSTERY  
CLEANING**

**A & E Carpet & Upholstery  
Cleaning**  
714 Broadway  
South Portland, ME 04106

aecarpet@awi.net  
+1 (207) 799-1570

Woodford Arms, Inc.

**Bill to**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

**Invoice details**

Invoice no.: 771  
Terms: Net 30  
Invoice date: 02/21/2024  
Due date: 03/22/2024

| #  | Date       | Product or service                                        | SKU | Qty | Rate     | Amount   |
|----|------------|-----------------------------------------------------------|-----|-----|----------|----------|
| 1. |            | <b>Job Location</b><br>180 Woodfords Street, Portland, ME |     |     |          | \$0.00   |
| 2. | 02/15/2024 | <b>Carpet Cleaning</b><br>Apt 2                           |     | 1   | \$225.00 | \$225.00 |

**Total**

ck# 7266

**\$225.00**

**Payment**

**-\$225.00**

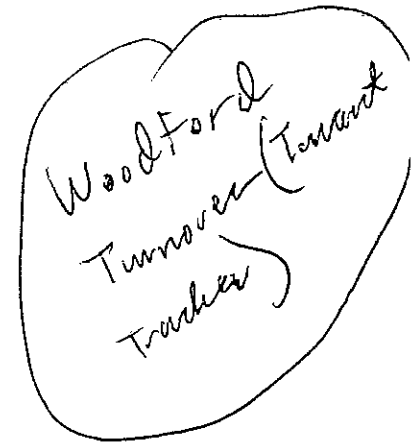
**Balance due**

**\$0.00**

**Paid in Full**

*Thank you*

From: RentSpree support@rentspree.com  
Subject: Thanks for Screening With Us! Here's Your Confirmation  
Date: Feb 5, 2024 at 11:59:25 AM  
To: pcapt34@gmail.com



## You screened an applicant

for 180 Woodford Street, 2, Portland, ME 04103

Hi Peter,

You have successfully screened an applicant. The TransUnion screening reports you receive are available on our site for a period of **30 days** from the time they are pulled.

Keep in mind you can access your TransUnion screening reports or screen new applicants by visiting your RentSpree Dashboard.

[View screening reports](#)

### Your Invoice

**Date of Issue** : 2/5/2024  
**Applicant Name** : Clayton Joseph Chachulski

---

|                                  |         |
|----------------------------------|---------|
| Completed Rental Application     | \$0     |
| TransUnion Credit Report & Score | \$39.99 |
| Criminal Background Check        | \$0     |
| Eviction Related Proceedings     | \$0     |

---

Discount

**Total**

**\$39.99**

ch #7284

From: RentSpree support@rentspree.com  
Subject: Thanks for Screening With Us! Here's Your Confirmation  
Date: Feb 7, 2024 at 6:56:42 PM  
To: pcapt34@gmail.com

Woodford  
Turnover  
("Tenant Tracker")



## You screened an applicant

for 180 Woodford Street, 2, Portland, ME 04103

Hi Peter,

You have successfully screened an applicant. The TransUnion screening reports you receive are available on our site for a period of **30 days** from the time they are pulled.

Keep in mind you can access your TransUnion screening reports or screen new applicants by visiting your RentSpree Dashboard.

[View screening reports](#)

### Your Invoice

**Date of Issue** : 2/7/2024  
**Applicant Name** : Madalyn Jane Sutherland Davis

|                                  |         |
|----------------------------------|---------|
| Completed Rental Application     | \$0     |
| TransUnion Credit Report & Score | \$39.99 |
| Criminal Background Check        | \$0     |
| Eviction Related Proceedings     | \$0     |

Discount

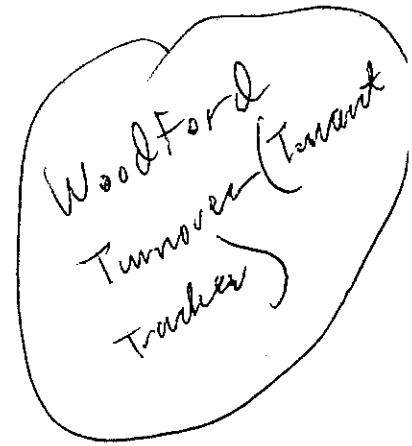
**Total**

**\$39.99**

0  
ck # 7284



From: RentSpree support@rentspree.com  
Subject: Thanks for Screening With Us! Here's Your Confirmation  
Date: Feb 5, 2024 at 11:59:25 AM  
To: pcaps34@gmail.com



## You screened an applicant

for 180 Woodford Street, 2, Portland, ME 04103

Hi Peter,

You have successfully screened an applicant. The TransUnion screening reports you receive are available on our site for a period of **30 days** from the time they are pulled.

Keep in mind you can access your TransUnion screening reports or screen new applicants by visiting your RentSpree Dashboard.

[View screening reports](#)

### Your Invoice

**Date of Issue** : 2/5/2024  
**Applicant Name** : Clayton Joseph Chachulski

---

|                                  |         |
|----------------------------------|---------|
| Completed Rental Application     | \$0     |
| TransUnion Credit Report & Score | \$39.99 |
| Criminal Background Check        | \$0     |
| Eviction Related Proceedings     | \$0     |

---

Discount

**Total**

0  
**\$39.99**

ch # 72824

CK Stock & Barrel, Inc.  
P.O. Box 939  
369 St. John Street  
Portland, Maine 04104  
207-773-2904

# INVOICE

P7,12-8

| DATE      | INVOICE # |
|-----------|-----------|
| 2/23/2024 | 135548    |

## BILL TO

PORT CITY APARTMENTS  
PO BOX 10563  
PORTLAND, ME 04104  
M

| P.O. NO. | TERMS          | DUE DATE  | REP | PROJECT |
|----------|----------------|-----------|-----|---------|
| WOODFORD | Due on receipt | 2/23/2024 | AP  |         |

| ITEM | DESCRIPTION        | QUANTITY | RATE  | TOTAL  |
|------|--------------------|----------|-------|--------|
| 101  | Generic duplicate  | 9        | 3.15  | 28.35T |
| 010  | REKEY PER CYLINDER | 2        | 20.00 | 40.00  |
| 001  | STAMP KEY          | 4        | 0.50  | 2.00   |
|      | Sales Tax          |          | 5.50% | 1.56   |

PLEASE SEND PAYMENT TO: P.O. BOX 939 PORTLAND, ME 04104  
OR CALL 773-2904 TO PAY BY CREDIT CARD.

TOTAL

\$71.91

ck #7287

The Red Carpet Treatment, Inc.

45 Wyoming Ave.  
207-878-8072  
Portland, ME 04103

P 7,12-9

# Invoice

| DATE      | INVOICE # |
|-----------|-----------|
| 2/29/2024 | 18401     |

|                                                     |
|-----------------------------------------------------|
| BILL TO                                             |
| Woodford Arms<br>Box 10563<br>Portland, Maine 04104 |

| TERMS  | REP | Service Address |
|--------|-----|-----------------|
| Net 30 | Jay | 180 #2          |

| DESCRIPTION                                                    | AMOUNT          |
|----------------------------------------------------------------|-----------------|
| Apartment/Rental Cleaning 2/14/2024                            | 204.00          |
| Our new carpet cleaner is A&E Carpet. Call Michael at 799-1570 |                 |
| <b>Total</b>                                                   | <b>\$204.00</b> |

It is our intention to serve you well. If we have not cleaned well for you or you need a change, please call us right away.

ch #7288

|              |
|--------------|
| Phone #      |
| 207-878-8072 |

|                   |
|-------------------|
| E-mail            |
| jatricwil@aol.com |



P7,12-10

Invoice

3/12/2024

Net 10 days

To: Peter Colesworthy  
Work @ Woodfords  
Portland, Me

Completion of interior painting Hallways

Labor 124 hrs 6200.00

Material 677.00

Total Due 6877.00

ck # 7306

Please make checks payable to Chris Rosengren and send to:  
P.O. Box 2712 South Portland, ME 04116

Thank you

P7, 12-11

Woodford Repairs

THANK YOU FOR SHOPPING AT  
COASTAL ACE HARDWARE  
914 US RT.1  
YARMOUTH, ME 04096  
(207) 846-3861

05/14/24 3:21PM WRP 562 SALE

|           |   |    |     |        |
|-----------|---|----|-----|--------|
| 50        | 1 | EA | .89 | EA     |
| HARDWARE  |   |    |     | \$ .89 |
| 56        | 1 | EA | .99 | EA     |
| FASTENERS |   |    |     | \$ .99 |
| 50        | 1 | EA | .99 | EA     |
| HARDWARE  |   |    |     | \$ .99 |

SUB-TOTAL: \$ 2.87 TAX: \$ .16  
TOTAL: \$ 3.03  
BC AMT: \$ 3.03

BK CARD#: XXXXXXXXXXXX2120  
MID:\*\*\*\*\*1881 TID:\*\*\*2424  
AUTH: 04158D AMT: \$  
Host reference #:778979 Bat#

3.03

ck #7353

Authorizing Network: VISA

Contactless  
CARD TYPE: VISA EXPR: XXXX  
AID : A0000000031010  
TVR : 0000000000  
IAD : 06021203A00000  
TSI :  
ARC : 00  
MODE : Issuer  
CVM : No CVM  
Name : CHASE VISA  
ATC : 0007  
AC : E1C66487B48533FE  
TxnID/ValCode: 951968

Bank card USD\$ 3.03



==>> JRNL# H78979/1  
CUST NO: \*5

THANK YOU VISA CARDHOLDER  
FOR YOUR PATRONAGE

Acct: CASH CUSTOMER

Customer Copy

P7, 12-12

Woodford repairs

mylowe's  
**Rewards**



LEARN MORE AT [LOWES.COM/MYLOWESREWARDS](http://LOWES.COM/MYLOWESREWARDS)

LOWE'S HOME CENTERS, LLC  
1050 BRIGHTON AVENUE  
PORTLAND, ME 04102 (207) 482-2800

- SALE -

SALES#: FSTLAN03 5036048 TRANS#: 333458720 05-14-24

|                                  |      |
|----------------------------------|------|
| 311726 HW 1-CT 1/4-IN SS FLAT WA | 2.72 |
| 8 @ 0.34                         |      |
| 409324 6CT #1/4-20 X 2IN SS NCHI | 2.98 |
| 336612 SP 6CT 1/4-20X1-1/2 PNP   | 2.98 |

|                      |      |
|----------------------|------|
| SUBTOTAL:            | 8.68 |
| TOTAL TAX:           | 0.48 |
| INVOICE 92815 TOTAL: | 9.16 |
| VISA:                | 9.16 |

ck #7353

VISA: XXXXXXXXXXXX2120 AMOUNT: 9.16 AUTHCD: 084400



P7, 12-13

*Walgreens*  
*Safety*

#12325 616 FOREST AVE  
PORTLAND, ME 04101  
207-761-9454

125 0413 0022 05/15/2024 3:35 PM

DURACELL BATTERY 9 VOLT 2S  
04133321601 A 14.99  
RETURN VALUE 14.99  
DURACELL BATTERY AA MN1500B3 8S  
04133382501 A 14.99  
RETURN VALUE 14.99

SUBTOTAL 29.98  
SALES TAX A=5.5% 1.65

TOTAL  
VISA ACCT 2120  
AUTH CODE  
CHANGE

31.63  
31.63  
064050  
.00

*ch 7353*

THANK YOU FOR SHOPPING AT WALGREENS

YOU COULD HAVE SAVED ON YOUR PURCHASE  
AND EARNED WALGREENS CASH REWARDS BY  
USING YOUR MYWALGREENS MEMBERSHIP TODAY.  
RESTRICTIONS APPLY. FOR TERMS AND  
CONDITIONS, VISITMYWALGREENS.COM.

NOT A MEMBER? JOIN NOW AT ANY REGISTER,  
OR GO TO MYWALGREENS.COM. ENROLLING IS  
QUICK, EASY AND FREE! REDEEM WALGREENS  
CASH REWARDS OFF FUTURE PURCHASES.

RFN# 1232-5220-4131-2405-1503



*myW*

HUNDREDS OF PHARMACY PLANS STILL COVER  
COVID-19 OTC TEST KITS. ASK THE PHARMACY  
IF YOUR PLAN COVERS TODAY!



P 7,12-14

Invoice

Billed 6/13/24

Date 7/25/24

Net 10 days

To: Peter Colesworthy  
Work @ Woodfords and Latham St

Completion of Prep. and painting exterior entrances

Labor 18 Hrs 990.00

Material 82.00

Total due 1072.00

11/23/24  
ch #7355  
536.00 Woodford St  
536.00 Latham St

Please make checks payable to Chris Rosengren and send to:  
P.O. Box 2712 South Portland, ME 04116

Thank you



P7, 12-15

7/25/2024

Invoice

Net 10 days

To: Peter Colesworthy  
Work @ Woodfords  
Portland

Completion of patching and caulking in unit #9, patching in unit # 3

Labor 360.00

Material 30.00

Total due 390.00

ch #2358

Please make checks payable to Chris Rosengren and send to:  
P.O. Box 2712 South Portland, ME 04116

Thank you

10-12



**144 RAND ROAD | PORTLAND, ME 04102 | (207) 772-0053**

ch # 7358

P7, 12-17

P A Colesworthy  
7 Sumac Drive  
Brunswick, ME 04011  
United States

Billed To  
Woodford Arms LLC

Date of Issuc  
07/26/2024

Invoice Number  
0000043

Amount Due (USD)  
**\$1,169.00**

Due Date  
08/26/2024

| Description                                                                                                                                                                                            | Rate     | Qty | Line Total |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|------------|
| 180-4 repair<br>(180 woodfords) Peter Colesworthy - Jun 23, 2024<br>Prepped to fix leaking toilet, tenant reported toilet not to be leaking                                                            | \$35.00  | 2   | \$70.00    |
| Repairs<br>Peter Colesworthy - Jul 3, 2024<br>170-3 Attempted to replace the shut off valve failed spectacularly put a cap on the pipe and will return at a later day                                  | \$35.00  | 5   | \$175.00   |
| Repairs<br>Peter Colesworthy - Jul 9, 2024<br>Replaced water shutoff valve at 170-3 successfully, will have to return for wall repair                                                                  | \$35.00  | 4   | \$140.00   |
| 180-9 turnover<br>(180 woodfords) Peter Colesworthy - Jul 17, 2024<br>Met Mike Prescott at 7am to let him in the building                                                                              | \$35.00  | 3   | \$105.00   |
| 170-3 turnover<br>Peter Colesworthy - Jul 26, 2024<br>replaced toilet shut off valve, reinstalled bathroom sink, lower cabinet, and toilet. had to replace hot water supply compression line to an 24" | \$35.00  | 5   | \$175.00   |
| Management (coverage)<br>18 units at \$1/unit/day for 28 days                                                                                                                                          | \$504.00 | 1   | \$504.00   |
| Subtotal                                                                                                                                                                                               |          |     | 1,169.00   |
| Tax                                                                                                                                                                                                    |          |     | 0.00       |
| Total                                                                                                                                                                                                  |          |     | 1,169.00   |
| Amount Paid                                                                                                                                                                                            |          |     | 0.00       |
| Amount Due (USD)                                                                                                                                                                                       |          |     | \$1,169.00 |

665.00  
ch# 7363

280

From: RentSpree support@rentspree.com  
Subject: Your screening receipt  
Date: May 30, 2024 at 9:21:32 PM  
To: pcaps34@gmail.com

Woodford Turnover  
tenant turnover



## Your screening receipt

180 Woodford St, Apt 5, Portland, ME 04103

Hi Peter,

Thanks for screening with us! Screening reports for Zornitsa Ognyanova Savova are available for 30 days.

[View screening reports](#)

## Your receipt

**Date of Issue** : 5/31/2024  
**Applicant Name** : Zornitsa Ognyanova Savova

|                                  |         |
|----------------------------------|---------|
| Completed Rental Application     | \$0     |
| TransUnion Credit Report & Score | \$39.99 |
| Criminal Background Check        | \$0     |
| Eviction Related Proceedings     | \$0     |

Discount

0

**Total**

**\$39.99**

CHARGED

ch # 7370



# INVOICE

A & E Carpet & Upholstery  
Cleaning  
714 Broadway  
South Portland, ME 04106

aecarpet@gwi.net  
+1 (207) 789-1570



CARPET & UPHOLSTERY  
CLEANING

P7, 12-19

## Bill to

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

## Invoice details

Invoice no.: 893  
Terms: Net 30  
Invoice date: 08/07/2024  
Due date: 09/06/2024

| #  | Date       | Product or service | Description                       | Qty | Rate     | Amount   |
|----|------------|--------------------|-----------------------------------|-----|----------|----------|
| 1. |            | Job Location       | 180 Woodford Street, Portland, ME | 1   | \$0.00   | \$0.00   |
| 2. | 07/17/2024 | Carpet Cleaning    | 3rd Floor Unit (Apt #9)           | 1   | \$225.00 | \$225.00 |

Total

\$225.00

Ch # 7374

The Red Carpet Treatment, Inc.

45 Wyoming Ave.  
207-878-8072  
Portland, ME 04103

# Invoice

P 7, 12-20

| DATE      | INVOICE # |
|-----------|-----------|
| 7/31/2024 | 18487     |

|                                                     |
|-----------------------------------------------------|
| <b>BILL TO</b>                                      |
| Woodford Arms<br>Box 10563<br>Portland, Maine 04104 |

| TERMS  | REP | Service Address |
|--------|-----|-----------------|
| Net 30 | Jay | 180-9           |

| DESCRIPTION                                                    | AMOUNT          |
|----------------------------------------------------------------|-----------------|
| Apartment/Rental Cleaning 7/19/2024                            | 220.00          |
| Our new carpet cleaner is A&E Carpet. Call Michael at 799-1570 |                 |
| <b>Total</b>                                                   | <b>\$220.00</b> |

ch# 7376

It is our intention to serve you well. If we have not cleaned well for you or you need a change, please call us right away.

|                |
|----------------|
| <b>Phone #</b> |
| 207-878-8072   |

|                   |
|-------------------|
| <b>E-mail</b>     |
| jatricwil@aol.com |

Dump Guy  
P.O Box 6576  
Scarborough, ME 04070 US  
dumpguyme@gmail.com  
www.thedumpguy.com

# Invoice

P 7, 12-21



BILL TO  
Port City Apartments (Peter)  
Port City Apartments  
PO Box 10563  
Portland, ME 04104

|           |            |           |            |        |
|-----------|------------|-----------|------------|--------|
| INVOICE # | DATE       | TOTAL DUE | DUE DATE   | TERMS  |
| 36880     | 08/21/2024 | \$120.00  | 09/20/2024 | Net 30 |

ENCLOSED

| DATE       | ACTIVITY           | DESCRIPTION                                        | QTY | RATE  | AMOUNT |
|------------|--------------------|----------------------------------------------------|-----|-------|--------|
| 08/20/2024 | Junk Removal       | 168 Woodfords St. Portland, ME.<br>Debris removed. | 1   | 75.00 | 75.00  |
|            | Mattress/Boxspring | Removal of 2 mattresses.                           | 2   | 20.00 | 40.00  |
|            | Fuel Surcharge     |                                                    | 1   | 5.00  | 5.00   |

Interest of 18% per year will be assessed on all overdue invoices.

BALANCE DUE

**\$120.00**

dk#7381

P7,12-22

Proposal  
VALID FOR 30 DAYS

Woodford  
Tenant Turnover

Page 1

CLASSIC FLOORING  
429 US Rt #1  
P.O. Box 7004  
Scarborough, ME 04070-7004  
207-883-7847



Proposal #: 5621  
Sale Date: 7/31/2024  
Next Install:  
Sales Rep: Kevin Lajoie

SOLD TO:

207-831-0735

SHIPPED TO

Peter Colesworthy  
PO Box 10563  
Portland, Maine 04101

180 Woodford Unit 5  
Portland ME

No Returns on Special Orders  
Pick up hours M-F 9am - 4pm

| MATERIALS                                |                      | QUANTITY    | PRICE   | TOTAL      |
|------------------------------------------|----------------------|-------------|---------|------------|
| Dyersburg Classic 12-12.00<br>Living/Bed | Dove                 | 58.67 SqYrd | \$17.91 | \$1,050.72 |
| Pad *Stock*                              | 8lb. Challenger 7/16 | 58.67 SqYrd | \$4.00  | \$234.68   |
| LABOR                                    |                      | QUANTITY    | PRICE   | TOTAL      |
| Carpet Install                           |                      | 58.67 SqYrd | \$12.00 | \$704.00   |
| Carpet Removal & Disposal on Plywood     |                      | 58.67 SqYrd | \$5.00  | \$293.35   |

Comments:

SubTotal: \$2,282.76  
Sales Tax: \$70.70  
Total: \$2,353.46  
Payments: \$0.00  
Balance: \$2,353.45

The undersigned accepts the specifications and terms, including price set forth above and in consideration therefore, hereby unconditionally guarantees that if default at any time be made by the Contractor for payments due hereunder to Classic Flooring, then the undersigned will immediately pay any and all amounts so due upon demand by Classic Flooring, and without regard to the Contractor's solvency or ability to pay.

ATTN HARDWOOD CUSTOMERS:

If moisture levels are not monitored, your floor may fail and not be covered under warranty.

SIGNATURE X

I received buyer/seller terms and conditions

Interest at 1/12% per month (18% per annum) will be charged on any unpaid balance after thirty (30) days of installation date in the event of default in payment of this order or any part thereof, and the account is referred to an attorney for collection, the contractor and/or owner agree to pay reasonable attorney's fees and interest.

# INVOICE

A & E Carpet & Upholstery  
Cleaning  
714 Broadway  
South Portland, ME 04106

aecarp@et@gwl.net  
+1 (207) 799-1570

P7,12-23



CARPET & UPHOLSTERY  
CLEANING

## Bill to

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

## Invoice details

Invoice no.: 921  
Terms: Net 30  
Invoice date: 09/16/2024  
Due date: 10/16/2024

| #  | Date       | Product or service | Description                 | Qty | Rate     | Amount   |
|----|------------|--------------------|-----------------------------|-----|----------|----------|
| 1. | 02/15/2024 | Carpet Cleaning    | 180 Woodfords Street, Apt 2 | 1   | \$225.00 | \$225.00 |

Total

\$225.00

ch # 7391

# P7, 12-24

WOODFORD ARMS, INC.

7393

Kylie R. Fuller

9/19/2024

Security Deposit @ 180-1

Minus: Livingroom & hallway carpet damaged/dirty/stained  
(prorate replacement cost 26/60 months)

Minus: Extra cleaning required

Minus: Wall repair caused by numerous drywall anchors

Minus: Unjam garbage disposal by removing foreign objects

1,200.00

-583.83

-100.00

-110.00

-50.00

Checking

356.17

PRODUCT SSLT104

USE WITH 91663 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or www.mcbeeinc.com

9920212001

Security Deposit partial refund  
where deductions resulted in  
negative operating expenses.

\$843.83  
credit Repairs



AM

about:blank

**P7,12-25**

Downeast Appliance Service & Parts  
146 Rand Rd  
Portland ME 04102  
207-772-0053

Receipt Date: 08/20/2024  
Receipt#: 602  
Store: 1  
Register: 101  
Clerk: Jessica  
Ship Method:

8/21

Receipt

*Woodford  
Appliance  
Repair*

Bill To:

CASH CASH

Ship To:

| Barcode  | Brand | Style     | Description       | Size | Color | Qty | Price  | Total  |
|----------|-------|-----------|-------------------|------|-------|-----|--------|--------|
| 10001119 | WCI   | 242120508 | COVER-CRISPER PAN |      |       | 1   | 145.99 | 145.99 |

Total Units:1

PETER COLESWORTHY 831-0735 FFTR1513LW3

*180-5"  
Fridge shelf*

Subtotal: 145.99  
Tax: 8.03  
Total: 154.02  
08/20/2024 COD 154.02  
Total Due: 0.00

PARTS ARE FINAL SALE AND NONRETURNABLE

*ch#7394*

\*\*\*CUSTOMER COPY\*\*\*

P7, 12-26

Woodford  
repairs

## Order Summary

**Bolt Depot Order #:**

2217906

**Shipping address:**

Peter Colesworthy

30 BRISTOL LN

NORTH YARMOUTH, ME

**Placed:**

8/24/2024

04097-6966

**Shipping method:**

UPS 3 Day Select

**Shipment:** A

**Tracking number:** N/A

| Quantity   | Description                                                          | Unit Price  | Subtotal |
|------------|----------------------------------------------------------------------|-------------|----------|
| 100 pieces | <u>#15887</u> Flat washers, Stainless steel 18-8 - Extra thick, 1/4" | \$15.27/100 | \$15.27  |

Subtotal: \$15.27

Shipping: \$15.16

Tax ②: \$0.84

Total: \$31.27

ch# 7394

Bolt Depot

100 Research Road

Hingham, MA 02043

Phone: 866-337-9888

P7, 12-27

Details for Order #111-5763645-4508224

Print this page for your records.

Order Placed: September 17, 2024

Amazon.com order number: 111-5763645-4508224

Order Total: \$33.76

Woodford  
Repair  
(12-3 kitchen  
vent fan)

## Preparing for Shipment

### Items Ordered

### Price

1 of: Gdrasuya10 7" Exhaust Fan 2800 RPM High Speed Extractor Ventilation Fan  
Utility Blower Exhaust Smoke Fan 50W 380 CFM Wall Mounted Kitchen Garage  
Kitchen Bathroom Windows Fan

\$26.99

Sold by: LianDu-US (seller profile)

Supplied by: Other

Condition: New

### Shipping Address:

Peter Colesworthy  
30 BRISTOL LN  
NORTH YARMOUTH, ME 04097-6966  
United States

### Shipping Speed:

Standard Shipping

## Payment information

### Payment Method:

Visa ending in 2120

Item(s) Subtotal: \$26.99

Shipping & Handling: \$5.01

-----

### Billing address

Peter Colesworthy  
30 BRISTOL LN  
NORTH YARMOUTH, ME 04097-6966  
United States

Total before tax: \$32.00

Estimated tax to be collected: \$1.76

Grand Total: **\$33.76**

ch # 7394

To view the status of your order, return to Order Summary.

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TOP OF PAGE

Jump Guy  
P.O Box 6576  
Scarborough, ME 04070 US  
dumpguyme@gmail.com  
www.thedumpguy.com

# Invoice

P7, 12-28



BILL TO  
Port City Apartments (Peter)  
Port City Apartments  
PO Box 10563  
Portland, ME 04104

|           |            |           |            |        |          |
|-----------|------------|-----------|------------|--------|----------|
| INVOICE # | DATE       | TOTAL DUE | DUE DATE   | TERMS  | ENCLOSED |
| 37217     | 09/06/2024 | \$80.00   | 10/06/2024 | Net 30 |          |

| DATE       | ACTIVITY     | DESCRIPTION                                           | QTY | RATE  | AMOUNT |
|------------|--------------|-------------------------------------------------------|-----|-------|--------|
| 09/05/2024 | Junk Removal | 168 Woodford St. Portland, ME.<br>Box spring removed. | 1   | 80.00 | 80.00  |

Interest of 18% per year will be assessed on all overdue invoices

BALANCE DUE

**\$80.00**

ch # 7399

# P7, 12-29

## STATEMENT

PAGE NO 1

PAGE: 1

MAINE HARDWARE  
274 ST. JOHN STREET  
PORTLAND, ME 04102-3019  
www.mainehardware.com  
(207) 773-5604

CLOSING DATE: 8/31  
DUE DATE : 9/30  
ACCT: 303519

IV # 088850  
TE : 8/06/24  
ERK: NS  
RM # 565

ME : 10:30  
\*\*\*DUPLICATE\*\*\*  
\* INVOICE \*  
\*\*\*\*\*

PORT CITY APARTMENTS  
PO BOX 10563  
PORTLAND ME 04104

|||||

| EA   | EXTENSION |
|------|-----------|
| /EA  | 1.80      |
| LE   | 1.80      |
| T    | 0.00      |
| OICE | 0.10      |
|      | 1.90      |

| DATE    | REFERENCE                             | ST   | C | DESCRIPTION                           | DEBIT | CRE  |
|---------|---------------------------------------|------|---|---------------------------------------|-------|------|
|         | Save the date. Wednesday September 25 |      |   | 12PM-3PM Contractor Appreciation Day. |       |      |
| 8/ 6/24 | 88850                                 | 1    | I | PO # LATHAM                           | 1.90  |      |
| 8/22/24 | 90919                                 | 1    | I | PO # WOODFORD                         | 7.09  |      |
| 8/27/24 | 91294                                 | 1    | I | PO # WOODFORD                         | 35.75 |      |
| 8/27/24 | 91315                                 | 1    | C | APP# WOODFORD                         |       |      |
| 8/28/24 | K91461                                | 1    | I | PO # WOODFORD                         | 23.41 |      |
| 8/28/24 | 91487                                 | 1    | I | PO # WOODFORD                         | 17.93 |      |
|         |                                       |      |   | NEW BALANCE                           | 75.85 |      |
| CURRENT | 75.85                                 | 1-30 |   | 31-60                                 | 0.00  | 0.00 |
|         |                                       |      |   | 61-90                                 | 0.00  | 0.00 |
|         |                                       |      |   | OVER 90                               |       | 0.00 |

PAGE NO 1

V # 090919  
TE : 8/22/24  
ERK: JEE  
RM # 563

IE : 4:24  
\*\*\*DUPLICATE\*\*\*  
\* INVOICE \*  
\*\*\*\*\*

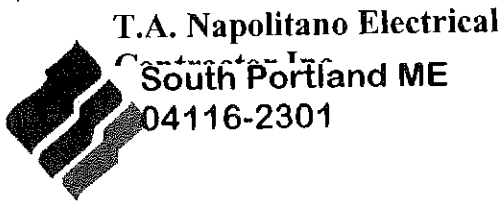
| EA   | EXTENSION |
|------|-----------|
| /EA  | 3.48      |
| /EA  | 1.99      |
| /EA  | .30       |
| /EA  | .50       |
| /EA  | .14       |
| /EA  | .15       |
| /EA  | .16       |
| E    | 6.72      |
|      | 0.00      |
|      | 6.72      |
|      | 0.37      |
| OICE | 7.09      |

ch # 7400

TERMS: NET EOM

303519

Transaction Codes  
A - Adjustment C - Credit I - Invoice  
B - Balance Forward F - Finance Charge P - Payment



T.A. Napolitano Electrical  
Contractor Inc.  
South Portland ME  
04116-2301

P7, 12-30

Peter Colesworthy  
180 Woodford Street #5  
Portland, Maine 04103

|                                                      |           |             |
|------------------------------------------------------|-----------|-------------|
| We accept - Visa - Mastercard- Discover- Cash- Check |           |             |
| Card Number                                          |           | CVV Code*   |
| Signature                                            |           | Exp. Date   |
| Date                                                 | Invoice # | Balance Due |
| 9/27/2024                                            | 45052     | \$222.50    |
| Authorized Amount                                    |           |             |

CVV\* - 3 digit code on back of visa, m/c, and discover cards  
or 4 digit code on front of american express card

Please check box if address is incorrect or has changed, and indicate change(s) on reverse side.

New e-mail address? Enter here:

T.A. Napolitano Electrical Contractor Inc  
South Portland ME 04116-2301

PLEASE DETACH AND RETURN TOP PORTION WITH YOUR PAYMENT.

## Invoice

Phone # 207-799-0538

|     |                           |        | Invoice # |
|-----|---------------------------|--------|-----------|
|     |                           |        | 45052     |
| Qty | Description               | Rate   | Amount    |
|     | Replaced GFI with new one |        |           |
| 1   | Total Materials: GFI      | 35.00  | 35.00     |
| 1.5 | Labor Rate per Hour       | 125.00 | 187.50    |
|     | 09/17/2024<br>TN          |        |           |

A service charge of 1.5% per month (18% annually) will be charged on all balances not paid within 30 days. A 40% fee based on unpaid balance of your account will be charged for any accounts placed with our collections agency

|                  |          |
|------------------|----------|
| Total            | \$222.50 |
| Payments/Credits | \$0.00   |
| Balance Due      | \$222.50 |

ch # 7401



The Red Carpet Treatment, Inc.

45 Wyoming Ave.

207-878-8072

Portland, ME 04103

P7, 12-31

# Invoice

| DATE      | INVOICE # |
|-----------|-----------|
| 8/31/2024 | 18488     |

|                                                     |
|-----------------------------------------------------|
| <b>BILL TO</b>                                      |
| Woodford Arms<br>Box 10563<br>Portland, Maine 04104 |

| TERMS  | REP | Service Address |
|--------|-----|-----------------|
| Net 30 | Jay | 180 #5          |

| DESCRIPTION                            | AMOUNT          |
|----------------------------------------|-----------------|
| Apartment/Rental Cleaning 8/16/2024    | 166.00          |
| It's been a pleasure working with you! |                 |
| <b>Total</b>                           | <b>\$166.00</b> |

check 7402

It is our intention to serve you well. If we have not cleaned well for you or you need a change, please call us right away.

|                |
|----------------|
| <b>Phone #</b> |
| 207-878-8072   |

|                   |
|-------------------|
| <b>E-mail</b>     |
| jatricwil@aol.com |



P7,12-32

8/27/2024

Invoice

Net 10 days

To: Peter Colesworthy  
Work @ 170 Woodfords  
Unit # 3

Completion of patching and painting walls and woodwork

Labor 20 hrs 1200.00

Material 75.00

Total due 1275.00

Ch # 7403

Please make checks payable to Chris Rosengren and send to:  
P.O. Box 2712 South Portland, ME 04116

Thank you

P7, 12-33



*Wood and  
repair*  
**How doers  
get more done.**

245 RIVERSIDE ST  
PORTLAND, ME 04103 (207)761-0600

2401 00062 85118 09/18/24 11:06 AM  
SALE SP F CHECKOUT

887480656602 SIDE SPRAY W <A> 7.48  
SIDE SPRAY WITH GUIDE, WHITE

SUBTOTAL 7.48  
SALES TAX 0.41  
TOTAL \$7.89

XXXXXXXXXXXX2120 VISA

USD\$ 7.89  
IA

AUTH CODE 01079D/5624223  
Chip Read  
AID A0000000031010

CHASE VISA

*Paid  
11/7/24 Debit  
to Checking*

2401 09/18/24 11:06 AM



2401 62 85118 09/18/2024 1905

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 12/17/2024

P7, 12-34

Woodford  
Safety



FIRST ALERT | STORE

Invoice #971195

From: [www.firstalertstore.com](http://www.firstalertstore.com)

**CUSTOMER INFO:**

Invoice Date: 9/19/2024  
Name: Peter Colesworthy  
Email: [pcoleswo@maine.rr.com](mailto:pcoleswo@maine.rr.com)  
30 Bristol Lane  
North Yarmouth, ME 04097  
Phone: [207-831-0735](tel:207-831-0735)

**SHIPPING INFO:**

Peter Colesworthy  
  
30 Bristol Lane  
North Yarmouth, ME 04097 US  
[207-831-0735](tel:207-831-0735)  
Method: FedEx Ground Home Delivery

**Invoice Summary**



12 Pack of First Alert Hardwire Smoke and Carbon Monoxide Alarms with Battery Backup

Sku#: SC7010B

Quantity: 1

Item Price: \$797.40

Total: \$797.40

Subtotal:

**\$797.40**

ME Sales Tax:

**\$0.00**

Shipping:

**\$0.00**

**Grand Total:**

**\$797.40**

PAID with Visa ending in 2120 in the amount of \$797.40

PAID 11/7/24

Debit to  
checking

# STATEMENT

PAGE : 1

**MAINE HARDWARE**  
274 ST. JOHN STREET  
PORTLAND, ME 04102-3019  
[www.mainehardware.com](http://www.mainehardware.com)  
(207) 773-5604

CLOSING DATE: 9/30/24  
DUE DATE : 10/31/24  
ACCT: 303519

PORT CITY APARTMENTS  
PO BOX 10563  
PORTLAND ME 04104

**Ullrich, J., & Schaefer, M. (2001).**

| DATE        | REFERENCE | ST    | C | DESCRIPTION                              | DEBIT  | CREDIT  |
|-------------|-----------|-------|---|------------------------------------------|--------|---------|
|             |           |       |   | Winter is fast approaching!              |        |         |
|             |           |       |   | Come in for all your Fall cleanup needs. |        |         |
| 8/ 6/24     | 88850     | 1     | I | PO # LATHAM                              | 1.90   |         |
| 8/22/24     | 90919     | 1     | I | PO # WOODFORD                            | 7.09   |         |
| 8/27/24     | 91294     | 1     | I | PO # WOODFORD                            | 35.75  |         |
| 8/27/24     | 91315     | 1     | C | APP# WOODFORD                            |        | 10.2    |
| 8/28/24     | K91461    | 1     | I | PO # WOODFORD                            | 23.41  |         |
| 8/28/24     | 91487     | 1     | I | PO # WOODFORD                            | 17.93  |         |
| 9/19/24     | 93933     | 1     | I | PO # WOODFORD                            | 52.17  |         |
| 9/19/24     | 93975     | 1     | C | APP# WOODFORD                            |        | 8.1     |
| 9/30/24     | 423107    | 1     | F | SERVICE CHARGE                           | 1.01   |         |
| NEW BALANCE |           |       |   |                                          | 120.84 | ch t    |
| CURRENT     |           | 1-30  |   | 31-60                                    | 61-90  | OVER 90 |
| 53.18       |           | 67.66 |   | 0.00                                     | 0.00   | 0.00    |

SERVICE CHARGE--      TERMS;    NET EOM  
MONTHLY % :    1.50  
ANNUAL %    : 18.00

```
SERVICE CHRG:      1.
S/C BALANCE  :      0.
S/C MIN AMT  :      0.
S/C METHOD   : A
```

303519

| Transaction Codes   |                    |             |
|---------------------|--------------------|-------------|
| A - Adjustment      | C - Credit         | I - Invoice |
| B - Balance Forward | F - Finance Charge | P - Payment |

P7, 12-36

STATEMENT

PAGE: 1

MAINE HARDWARE  
274 ST. JOHN STREET  
PORTLAND, ME 04102-3019  
www.mainehardware.com  
(207) 773-5604

CLOSING DATE: 10/31/2  
DUE DATE : 11/30/2  
ACCT: 303519

PORT CITY APARTMENTS  
PO BOX 10563  
PORTLAND ME 04104

|||||

| DATE     | REFERENCE | ST    | C | DESCRIPTION                                                 | DEBIT | CRED1   |
|----------|-----------|-------|---|-------------------------------------------------------------|-------|---------|
|          |           |       |   | Come join us for "Ladies Night!"<br>Wednesday December 4th. |       |         |
| 9/19/24  | 93933     | 1     | I | PO # WOODFORD                                               | 52.17 |         |
| 9/19/24  | 93975     | 1     | C | APP# WOODFORD                                               |       | 8.      |
| 9/30/24  | 423107    | 1     | F | SERVICE CHARGE                                              | 1.01  |         |
| 10/ 2/24 | X48401    | 1     | P | UNAPPLIED PAYMENT                                           |       | 0.      |
| 10/31/24 | 98736     | 1     | I | PO # WOODFORD                                               | 42.91 |         |
| 10/31/24 | 435368    | 1     | F | SERVICE CHARGE                                              | 0.67  |         |
|          |           |       |   | NEW BALANCE                                                 | 88.47 |         |
| CURRENT  |           | 1-30  |   | 31-60                                                       | 61-90 | OVER 90 |
| 43.58    |           | 44.89 |   | 0.00                                                        | 0.00  | 0.      |

SERVICE CHARGE-- TERMS: NET EOM  
MONTHLY % : 1.50  
ANNUAL % : 18.00

SERVICE CHRG: C  
S/C BALANCE : 0  
S/C MIN AMT : 0  
S/C METHOD : A

303519

Transaction Codes  
A - Adjustment C - Credit I - Invoice  
B - Balance Forward F - Finance Charge P - Payment



Dump Guy  
P.O Box 6576

Scarborough, ME 04070 US

dumpguyme@gmail.com

www.thedumpguy.com

**P7, 12-37** Invoice

Woodford  
Tenant Turnover



BILL TO

Port City Apartments (Peter)

Port City Apartments

PO Box 10563

Portland, ME 04104

| INVOICE # | DATE       | TOTAL DUE | DUE DATE   | TERMS  | ENCLOSED |
|-----------|------------|-----------|------------|--------|----------|
| 38262     | 10/30/2024 | \$500.00  | 11/29/2024 | Net 30 |          |

| DATE       | ACTIVITY     | DESCRIPTION                                                              | QTY | RATE   | AMOUNT |
|------------|--------------|--------------------------------------------------------------------------|-----|--------|--------|
| 10/29/2024 | Junk Removal | 180 Woodford St. Unit 1 Portland, ME. Carpet tear out per Jason's quote. | 1   | 500.00 | 500.00 |

Interest of 18% per year will be assessed on all overdue invoices.

BALANCE DUE

**\$500.00**

ch # 7429

P7, 12-38

WOODFORD ARMS, INC.

Samuel L Colesworthy

12/4/2024

Independent Contractor 16 hours @ \$25.00 - 170-3 p

7435

400.00

Checking

400.00

PRODUCT SSLT104

USE WITH 91663 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or [www.mcbecoinc.com](http://www.mcbecoinc.com)

39920212001



P7, 12-39

Details for Order #113-6135878-7884221

Print this page for your records.

Woodford  
Tenant Turnover  
(painting)

Order Placed: October 24, 2024

Amazon.com order number: 113-6135878-7884221

Order Total: \$39.79

## Not Yet Shipped

## Items Ordered

5 of: Foampro 163 Fine Finish Roller Refills (High-Density Foam) (2 Pack) 2" Painting Supplies, Pack of 2

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

## Price

\$6.14

## Shipping Address:

Peter Colesworthy

30 BRISTOL LN

NORTH YARMOUTH, ME 04097-6966

United States

## Shipping Speed:

Standard Shipping

## Payment information

## Payment Method:

Visa ending in 2120

## Billing address

Peter Colesworthy

30 BRISTOL LN

NORTH YARMOUTH, ME 04097-6966

United States

Item(s) Subtotal: \$30.70

Shipping &amp; Handling: \$6.99

-----

Total before tax: \$37.69

Estimated tax to be collected: \$2.10

Grand Total: **\$39.79**

To view the status of your order, return to Order Summary.

ch# 7436

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Back to top

amazon

English

United States

Help

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P7,12-40

### Order information

Buyer coleswo-1  
Seller elkmaster2019  
Placed on Oct 31, 2024  
Payment method Credit Card

### Shipping address

Peter Colesworthy  
30 Bristol Lane  
North Yarmouth, Maine 04097-6966  
United States

### Order total

1 item \$43.99  
Shipping \$6.75  
Tax\* \$2.42

Order total \$53.16

\*We're required by law to collect sales tax and applicable fees for certain tax authorities.

[Learn more](#)

ch 7436

### Items bought from elkmaster2019

Order number: 09-12262-66924

| Quantity | Item name                                                            | Shipping service      | Item price |
|----------|----------------------------------------------------------------------|-----------------------|------------|
| 1        | Glade Plugins FAN WARMER with CLEAN LINEN Scented Oil (355980416585) | USPS Ground Advantage | \$43.99    |

Woodford's  
Turnover Cleaning



P7,12-41

Order information

Buyer coleswo-1  
Seller desaraserina  
Placed on Oct 31, 2024  
Payment method Credit Card

Shipping address

Peter Colesworthy  
30 Bristol Lane  
North Yarmouth, Maine 04097-6966  
United States

Order total

1 item \$46.99  
Shipping \$7.00  
Tax\* \$2.58

Order total \$56.57

ch #7436

\*We're required by law to collect sales tax and applicable fees for certain tax authorities.  
[Learn more](#)

Items bought from desaraserina

Order number: 05-12267-60339

| Quantity | Item name                                                                       | Shipping service | Item price |
|----------|---------------------------------------------------------------------------------|------------------|------------|
| 1        | Glade Plugins FAN WARMER with CLEAN LINEN Scented Oil 492145 #5v (195150401083) | USPS First Class | \$46.99    |

Woodford's  
Turnover Cleaning



P7,12-42

Order information

Buyer coleswo-1  
Seller joysjeansnthings  
Placed on Oct 31, 2024  
Payment method Credit Card

Shipping address

Peter Colesworthy  
30 Bristol Lane  
North Yarmouth, Maine 04097-6966  
United States

Order total

1 item \$29.95  
Shipping Free  
Tax\* \$1.65

ch #7436

Order total \$31.60

\*We're required by law to collect sales tax and applicable fees for certain tax authorities.  
[Learn more](#)

Items bought from joysjeansnthings

Order number: 22-12248-62650

| Quantity | Item name                                                                                     | Shipping service      | Item price |
|----------|-----------------------------------------------------------------------------------------------|-----------------------|------------|
| 1        | Glade Plugins Scented Oil Warmer - Lasting Impressions - No Refills - Rare HTF (156276585309) | USPS Ground Advantage | \$29.95    |

Woodhirds  
Turnover cleaning



P7, 12-43

Store 1 - YANOWEN NE 09096  
846-5941 - [www.hannaford.com](http://www.hannaford.com)

GENERAL MDSE

DURACELL AAA SV 8 PK 9.99 A

GROCERY

GLADE PISO CLN LN PF  
2 @ 5.99 11.98 A

Tax Paid  
Sls Tax 5.5 21.97 1.21

3 BALANCE DUE 23.18  
VISA \$23.18

ch # 7436

MID: 160000101426  
RRN: 547840

SALE

XXXXXXXXXXXX2120  
VISA Entry Method:Contactless

11/04/2024 12:15:52  
INVOICE: 547840

CHASE VISA  
AID: A0000000031010  
TVR: 00000000000  
TSI: 0000  
Total: USD\$ 23.18  
APPROVED 066870

CHANGE 0.00

YTD Savings \$0.00

MY HANNAFORD REWARDS TOTALS

This Visit \$0  
This Quarter \$0.87  
Year to Date \$21.94

My Hannaford Rewards #042001031504

\*\*\*\*\*

We value your opinion!  
Tell us about your visit for a chance  
to win \$500 in free groceries.

Within the next 5 days please visit:  
[www.TalkToHannaford.com](http://www.TalkToHannaford.com)

(ambien disponible en español).  
5 winners per month  
See website for complete rules.

PIN: 1104818850540467

\*\*\*\*\*Page 725\*\*\*\*\*

From: RentSpree support@rentspree.com  
Subject: Your screening receipt  
Date: Nov 6, 2024 at 10:39:34 PM  
To: pcapt34@gmail.com

Woodford  
Tenant Screening



## Your screening receipt

170 Woodford Street, 3, Portland, ME 04103

Hi Peter,

Thanks for screening with us! Miranda N Rico's reports are ready to view.

[View screening reports](#)

**Note:** These reports will expire in 30 days, in accordance with data privacy regulations.

## Your receipt

**Date of Issue** : 11/7/2024  
**Applicant Name** : Miranda N Rico

---

Screening Reports

\$39.99

ch #7934

---

Discount

0

From: RentSpree support@rentspree.com  
Subject: Your screening receipt  
Date: Nov 6, 2024 at 10:47:30 PM  
To: pcapt34@gmail.com

Woodford  
Tenant Screening



P7, 12-45

## Your screening receipt

170 Woodford Street, 3, Portland, ME 04103

Hi Peter,

Thanks for screening with us! Richard Haley Cunningham's reports are ready to view.

[View screening reports](#)

**Note:** These reports will expire in 30 days, in accordance with data privacy regulations.

## Your receipt

**Date of Issue** : 11/7/2024  
**Applicant Name** : Richard Haley Cunningham

---

Screening Reports

\$39.99

ch #2436

---

Discount

0

com

\$39.99

P7, 12-46

*Good And Healthy*  
**Walgreens**

#12325 616 FOREST AVE  
PORTLAND, ME 04101  
207-761-9454

793 1386 0021 11/15/2024 2:41 PM

DURACELL BATTERIES AA 4S  
04133341501 A 8.49  
RETURN VALUE 8.49

SUBTOTAL 8.49  
SALES TAX A=5.5% 0.47

TOTAL 8.96  
VISA ACCT 2120 8.96  
AUTH CODE 03064D  
CHANGE .00

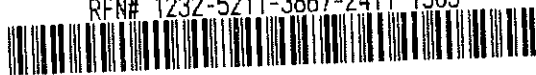
*ch #7436*

THANK YOU FOR SHOPPING AT WALGREENS

YOU COULD HAVE EARNED AN ADDITIONAL  
WALGREENS CASH REWARDS BY USING YOUR  
MYWALGREENS MEMBERSHIP TODAY.  
RESTRICTIONS APPLY, FOR TERMS AND  
CONDITIONS, VISIT MYWALGREENS.COM.

NOT A MEMBER? JOIN NOW AT ANY REGISTER,  
OR GO TO MYWALGREENS.COM. ENROLLING IS  
QUICK, EASY AND FREE! REDEEM WALGREENS  
CASH REWARDS OFF FUTURE PURCHASES.

RFN# 1232-5211-3867-2411-1503



*myW*

HUNDREDS OF PHARMACY PLANS STILL COVER  
COVID-19 OTC TEST KITS, ASK THE PHARMACY  
IF YOUR PLAN COVERS TODAY!

**JOHNSON**  
PAINT

A RING'S END  
BRAND

412 Route 1  
YARMOUTH ME 04096  
T: (207) 846-1278  
F: (207) 846-0128

*Woodford  
Turnover  
Painting  
(170-37)*

**P7, 12-47** Page # 1

| TRANSACTION TYPE | STORE        |
|------------------|--------------|
| Cash Sale        | Yarmouth, ME |

| BILL TO:                          | SHIP TO: |
|-----------------------------------|----------|
| CASH YARMOUTH                     |          |
| YARMOUTH ME 04096<br>207-846-1278 |          |

| CUSTOMER | TRANSACTION | CUSTOMER    | SALESPERSON            |
|----------|-------------|-------------|------------------------|
| CODE     | DATE        | NUMBER      | TIME                   |
| CASH35   | 11/18/2024  | 22610270    | 11:48                  |
|          |             |             | 727 - Melissa Chalmers |
| APPLY TO | ORDER DATE  | ORD/QTE NO. | TERMS                  |
|          |             | 22610270    |                        |
|          |             |             | 5.50% ME SALES TAX     |

| ITEM     | ORDER QTY | SHIP QTY | LOC | DESCRIPTION                      | PRICING UNIT | PRICING PER UOM | NET AMOUNT |
|----------|-----------|----------|-----|----------------------------------|--------------|-----------------|------------|
| WO14743  | 1         | 1        |     | WOOSTER PRO DOO-Z 9" X 3/8" 3PK  | 1.000        | 14.990/EACH     | 14.99      |
| WO14396  | 1         | 1        |     | WOOSTER 4" PRO/DOO-Z J/K 3/8 2PK | 1.000        | 5.490/EACH      | 5.49       |
| PPR00204 | 1         | 1        |     | PREMIER 9" GREEN ECONOMY TRAY    | 1.000        | 2.490/EACH      | 2.49       |
| WO417425 | 1         | 1        |     | U/PRO LINDBECK 2.5" FIRM A/S     | 1.000        | 17.490/EACH     | 17.49      |
| TM4126   | 1         | 1        |     | TRIMACO CANVAS DROP 4X12 6OZ     | 1.000        | 10.990/EACH     | 10.99      |
| WO14422  | 1         | 1        |     | WOOSTER JUMBO-KOTER 12" FRAME    | 1.000        | 4.990/EACH      | 4.99       |
| PPR00812 | 1         | 1        |     | PREMIER 9" ROLLER FRAME          | 1.000        | 3.490/EACH      | 3.49       |

I agree to pay the total according to the Card Issuer Agreement

RECEIVED IN GOOD CONDITION BY:

X \_\_\_\_\_

SEE REVERSE SIDE FOR TERMS AND CONDITIONS

| NET AMT | MISC CHARGE | FREIGHT | SALES TAX | REMAINING DEPOSIT | INVOICE TOTAL |
|---------|-------------|---------|-----------|-------------------|---------------|
| 59.93   |             |         | 3.30      |                   | 63.23         |

CUSTOMER COPY

Card: 63.23 Type: VISA

Nbr: XXXXXXXXX2120

*ch #7436*

# Invoice

P7,12-48

Woodford  
Tenant  
Turnover

Page 1

CLASSIC FLOORING  
429 US Rt #1  
P.O. Box 7004  
Scarborough, ME 04070-7004  
207-883-7847



Invoice #: 4132  
Sale Date: 6/1/2024  
Next Install: 11/8/2024  
Sales Rep: Kevin Lajoie

## SOLD TO:

207-831-0735

Peter Colesworthy  
PO Box 10663  
Portland, Maine 04101

## SHIPPED TO

170 Woodford St. #3  
Portland ME 04101

No Returns on Special Orders  
Pick up hours M-F 9am - 4pm

| MATERIALS                                |                            | QUANTITY    | PRICE    | TOTAL      |
|------------------------------------------|----------------------------|-------------|----------|------------|
| Dyersburg Classic 12-12.00               | Dove                       | 78.67 SqYrd | \$17.91  | \$1,408.98 |
| LR/Beds/Hall                             |                            |             |          |            |
| Pad *Stock*                              | 8lb. Challenger 7/16       | 78.66 SqYrd | \$4.00   | \$314.64   |
| Rem                                      | Tile                       | 1.00 Each   | \$130.00 | \$130.00   |
| Kitchen/Bath                             |                            |             |          |            |
| Laticrete 10lbs *Stock* Grout Base       | LT10PSGBASE                | 2.00 Each   | \$29.29  | \$58.58    |
| 5 Layers                                 |                            |             |          |            |
| Laticrete Color Packet *Stock*           | Light Pewter               | 1.00 Each   |          | \$12.99    |
| Ditra 1/8" *Stock*                       | 2SDITRA30                  | 130.00 SqFt | \$1.91   | \$248.30   |
| Schluter All Set *Stock* Modified 50 lbs | 2SSETA5W                   | 4.00 Each   | \$42.64  | \$170.56   |
| Schluter Schiene 3/8" *Stock* ALUM       | Satin Anodized Aluminum AE | 1.00 Each   | \$16.43  | \$16.43    |
| Vinyl Insert                             | Beige                      | 1.00 Each   | \$58.46  | \$58.46    |
| Mapei Planiseal MB                       | Part A                     | 1.00 Each   | \$350.00 | \$350.00   |
| Subfloor Prep                            |                            |             |          |            |
| Mapei Planiseal MB                       | Part B                     | 1.00 Each   | \$140.00 | \$140.00   |
| Laticrete Caulk                          | Pewter                     | 1.00 Each   | \$13.75  | \$13.75    |

| LABOR                                 | QUANTITY    | PRICE    | TOTAL    |
|---------------------------------------|-------------|----------|----------|
| Carpet Install                        | 78.67 SqYrd | \$7.50   | \$590.00 |
| Carpet Removal & Disposal on Concrete | 78.66 SqYrd | \$5.00   | \$393.30 |
| Tile Install 12x24 w/Clips            | 130.00 SqFt | \$6.65   | \$864.50 |
| Vinyl Removal & Disposal on Plywood   | 15.00 SqYrd | \$9.25   | \$138.75 |
| Ditra Mat Install                     | 130.00 SqFt | \$1.65   | \$214.50 |
| Floor Prep                            | 1.00 Each   | \$500.00 | \$500.00 |
| Miscellaneous                         | 1.00 Each   | \$200.00 | \$200.00 |
| additional prep                       |             |          |          |
| Concrete Tackstrip - Duo Fast         | 1.00 Each   | \$250.00 | \$250.00 |

## Comments:

SubTotal: \$6,073.74  
Sales Tax: \$160.75  
Total: \$6,234.49  
Payments: ~~\$0.00~~  
Balance: \$6,234.49

cl# 7437



# C.H.Rosengren

## Invoice

11/19/2024

P7,12-49

Net 10 days

To: Peter Colesworthy  
Work @ Unit 1  
180 A woodfords  
Portland

Completion of one coat on walls and woodwork, re finish kitchen sink base

Labor 16 hrs 960.00

Material 165.00

One extra gallon 38 .00

Total due 1163.00

ch # 7443

Please make checks payable to Chris Rosengren and send to:  
P.O. Box 2712 South Portland, ME 04116

Thank you

P7, 12-50



144 RAND ROAD | PORTLAND, ME 04102 | (207) 772-0053

|                              |                  |                                                                              |
|------------------------------|------------------|------------------------------------------------------------------------------|
| NAME<br>Peter Cotesworth     |                  | NO.<br>48627                                                                 |
| ADDRESS<br>180 Woodford St   |                  | DATE RECEIVED<br>/ / <input type="checkbox"/> AM <input type="checkbox"/> PM |
| CITY<br>Port.                | AREA CODE<br>207 | DATE PROMISED<br>/ / <input type="checkbox"/> AM <input type="checkbox"/> PM |
| STATE<br>ME                  | ZIP<br>04102     | BRAND PRODUCT<br>KFF                                                         |
| CUSTOMER REQUEST<br>bad elem |                  | MODEL NO.                                                                    |
|                              |                  | SERIAL NO.                                                                   |

|                                                                             |  |                               |
|-----------------------------------------------------------------------------|--|-------------------------------|
| DESCRIBE WORK DONE<br>LF burner not plugged in to block. Replaced LF switch |  | DATE INSTALLED OR SOLD<br>/ / |
| DATE FAILED<br>/ /                                                          |  | WARRANTY SERVICE CHARGE       |

| QTY | PART NO. | DESCRIPTION   | PARTS DISPO. | UNIT PRICE | AMOUNT |
|-----|----------|---------------|--------------|------------|--------|
| 1   |          | burner switch | 8"           |            | 29.95  |
|     |          |               |              |            |        |
|     |          |               |              |            |        |
|     |          |               |              |            |        |
|     |          |               |              |            |        |
|     |          |               |              |            |        |
|     |          |               |              |            |        |
|     |          |               |              |            |        |

|                      |            |                                                                                |  |                |        |
|----------------------|------------|--------------------------------------------------------------------------------|--|----------------|--------|
| TECHNICIAN NO.       |            | I certify that I have performed services indicated and installed parts listed. |  | TOTAL MATERIAL | 129.00 |
| TECHNICIAN SIGNATURE |            |                                                                                |  | TRIP CHARGE    | 1.64   |
| CUSTOMER SIGNATURE   |            | I acknowledge that repairs have been performed in a manner satisfactory to me. |  | SERVICE        |        |
| X                    |            |                                                                                |  | SUB TOTAL      |        |
| DATE<br>11/13/24     | TIME BEGIN | TIME END                                                                       |  | STATE TAX      |        |
| DATE                 | TIME BEGIN | TIME END                                                                       |  | LOCAL TAX      |        |
|                      |            |                                                                                |  | TOTAL          | 160.59 |

Not Home ☐ Lack Part ☐ Call Back ☐

www.downeastappliance.com

ch #7447

# P7,12-51

## STATEMENT

PAGE: 1

MAINE HARDWARE  
274 ST. JOHN STREET  
PORTLAND, ME 04102-3019  
www.mainehardware.com  
(207) 773-5604

CLOSING DATE: 11/30/24  
DUE DATE : 12/31/24  
ACCT: 303519

PORT CITY APARTMENTS  
PO BOX 10563  
PORTLAND ME 04104

|||||

| DATE                                                                                               | REFERENCE | ST    | C     | DESCRIPTION              | DEBIT                                           | CREDIT                                                                  |
|----------------------------------------------------------------------------------------------------|-----------|-------|-------|--------------------------|-------------------------------------------------|-------------------------------------------------------------------------|
| Maine Hardware gift certificates and Ace gift cards are always available for that certain someone. |           |       |       |                          |                                                 |                                                                         |
| 11/ 3/24                                                                                           | 98990     | 1     | I     | PO # WOODFORD            | 37.39                                           |                                                                         |
| 11/ 4/24                                                                                           | 99159     | 1     | I     | PO # WOODFORD            | 29.53                                           |                                                                         |
| 11/ 7/24                                                                                           | 99628     | 1     | I     | PO # LATHAM              | 388.18                                          |                                                                         |
| 11/ 8/24                                                                                           | 99766     | 1     | I     | PO # LATHAM              | 3.99                                            |                                                                         |
| 11/14/24                                                                                           | 100418    | 1     | I     | PO # WOODFORD STREET     | 14.92                                           |                                                                         |
| 11/15/24                                                                                           | 100650    | 1     | I     | PO # WOODFORD            | 56.26                                           |                                                                         |
| 11/26/24                                                                                           | 101916    | 1     | I     | PO # WOODFORD            | 1.63                                            |                                                                         |
| 11/29/24                                                                                           | H88113    | 1     | P     | 7419 SEPT BAL ALREADY PD |                                                 | 120.8                                                                   |
| NEW BALANCE                                                                                        |           |       |       |                          | 411.06                                          |                                                                         |
|                                                                                                    |           |       |       |                          | <i>Latham</i><br>388.18<br>3.99<br><hr/> 392.17 | <i>Woodford</i><br>411.06<br>- 392.17<br><hr/> 18.89<br><i>ch# 7448</i> |
| CURRENT                                                                                            | 1-30      | 31-60 | 61-90 | OVER 90                  |                                                 |                                                                         |
| 411.06                                                                                             | 0.00      | 0.00  | 0.00  | 0.0                      |                                                 |                                                                         |

TERMS: NET EOM

303519

Transaction Codes  
A - Adjustment C - Credit I - Invoice  
B - Balance Forward F - Finance Charge P - Payment

The Red Carpet Treatment, Inc.

45 Wyoming Ave.  
207-878-8072  
Portland, ME 04103

P7,12-52

# Invoice

| DATE       | INVOICE # |
|------------|-----------|
| 11/30/2024 | 18539     |

|                                                     |
|-----------------------------------------------------|
| <b>BILL TO</b>                                      |
| Woodford Arms<br>Box 10563<br>Portland, Maine 04104 |

| TERMS  | REP | Service Address |
|--------|-----|-----------------|
| Net 30 | Jay | 170-3           |

| DESCRIPTION                            | AMOUNT          |
|----------------------------------------|-----------------|
| Apartment/Rental Cleaning 170-3        | 209.00          |
| Thank you for having us work with you. |                 |
| <b>Total</b>                           | <b>\$209.00</b> |

ch # 7450

It is our intention to serve you well. If we have not cleaned well for you or you need a change, please call us right away.

|                |
|----------------|
| <b>Phone #</b> |
| 207-878-8072   |

|                   |
|-------------------|
| <b>E-mail</b>     |
| jatricwil@aol.com |

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

P7, 14-1

Invoice

| Date      | Invoice # |
|-----------|-----------|
| 2/13/2024 | 97903     |

|                                                                |
|----------------------------------------------------------------|
| Bill To                                                        |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                 |
|-------------------------------------------------|
| Ship To                                         |
| 170 WOODFORDS ST<br>APT 8<br>PORTLAND, ME 04102 |

|             |                   |                                                                                                                                                                                                                                |           |     |            |          |
|-------------|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-----|------------|----------|
| P.O. Number | Terms             | Rep                                                                                                                                                                                                                            | Ship      | Via | F.O.B.     | Project  |
|             | E-BILL            | MM                                                                                                                                                                                                                             | 2/13/2024 |     |            |          |
| Quantity    | Item Code         | Description                                                                                                                                                                                                                    |           |     | Price Each | Amount   |
|             |                   | WO BY PETER ON 02/05/24 @ 1:46 CL 401-829-2125<br>TENANT --ALEX NG NO HEAT IN LIVING ROOM AND<br>VERY LITTLE BEDROOM - DATE OF SERVICE 2/5/24<br><br>TOTAL COST FOR REPLACING TWO FAULTY ZONE<br>VALVE HEADS ON HEATING SYSTEM |           |     |            |          |
|             | PLCP - PLUMBIN... | MATERIALS                                                                                                                                                                                                                      |           |     | 318.88     | 318.88   |
|             | PLCP - PLUMBIN... | LABOR                                                                                                                                                                                                                          |           |     | 495.00     | 495.00   |
|             |                   |                                                                                                                                                                                                                                |           |     | Total      | \$813.88 |

Li#7278

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P7, 14-2 Invoice**

| Date     | Invoice # |
|----------|-----------|
| 3/5/2024 | 98112     |

|                                                                |
|----------------------------------------------------------------|
| <b>Bill To</b>                                                 |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                     |
|-----------------------------------------------------|
| <b>Ship To</b>                                      |
| 180 WOODFORD STREET<br>APT #2<br>PORTLAND, ME 04103 |

|             |                    |                                                                                                                      |          |     |            |            |
|-------------|--------------------|----------------------------------------------------------------------------------------------------------------------|----------|-----|------------|------------|
| P.O. Number | Terms              | Rep                                                                                                                  | Ship     | Via | F.O.B.     | Project    |
|             | E-BILL             | LAV                                                                                                                  | 3/5/2024 |     |            |            |
| Quantity    | Item Code          | Description                                                                                                          |          |     | Price Each | Amount     |
|             |                    | WO BY PETER ON 02/20/24 CL 831-0735 GAS FURNANCE-- APT 2 ZONE IN BEDROOM WILL NOT SHUT OFF - DATE OF SERVICE 2/21/24 |          |     |            |            |
|             |                    | TOTAL COST FOR REPLACING FAULTY ZONE VALVE ON HEATING SYSTEM                                                         |          |     |            |            |
|             | GCP - GAS - COM... | MATERIALS, MILEAGE AND TRUCK CHARGE                                                                                  |          |     | 684.45     | 684.45     |
|             | GCP - GAS - COM... | LABOR                                                                                                                |          |     | 371.25     | 371.25     |
|             |                    | NOTE: ALSO CUSTOMER PICKED UP TWO ZONE VALVES AS SPARES FOR FUTURE USE                                               |          |     |            |            |
|             |                    |                                                                                                                      |          |     | Total      | \$1,055.70 |



Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P7,14-3 Invoice**

| Date     | Invoice # |
|----------|-----------|
| 5/1/2024 | 98689     |

|                                                                |
|----------------------------------------------------------------|
| Bill To                                                        |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                                |
|----------------------------------------------------------------|
| Ship To                                                        |
| 168-170 WOODFORDS ST<br>OUTSIDE BUILDING<br>PORTLAND, ME 04102 |

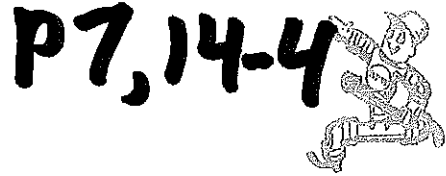
|             |                      |                                                                                                                                                                   |          |     |            |            |
|-------------|----------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----|------------|------------|
| P.O. Number | Terms                | Rep                                                                                                                                                               | Ship     | Via | F.O.B.     | Project    |
|             | E-BILL               | MM                                                                                                                                                                | 5/1/2024 |     |            |            |
| Quantity    | Item Code            | Description                                                                                                                                                       |          |     | Price Each | Amount     |
|             |                      | WO BY PETER ON 03/25/24 @ 11:30 CL 831-0735 GAS PIPE OUTSIDE BUILDING THAT GOES TO THE GAS DRYER NEED TO BE CUT AND CAPPED -- DATE OF SERVICE 3/25/24 AND 4/25/24 |          |     |            |            |
|             |                      | TOTAL COST FOR REPAIRS TO BROKEN GAS PIPING                                                                                                                       |          |     |            |            |
|             | GRP - GAS - RES -... | MATERIALS                                                                                                                                                         |          |     | 713.91     | 713.91     |
|             | GRP - GAS - RES -... | LABOR                                                                                                                                                             |          |     | 1,443.75   | 1,443.75   |
|             |                      |                                                                                                                                                                   |          |     | Total      | \$2,157.66 |

ck #7336



**RICHARD P. WALTZ**  
PLUMBING & HEATING CO., INC  
Family Owned & Operated Since 1936

YOUR SIGN OF QUALITY



179 Presumpscot Street, Portland, ME 04103  
Telephone (207) 772-2801 Fax (207) 773-3114  
www.richardwaltz.com  
24 Hour Emergency Service

**SOLD TO:**

PETER & CHERYL COLESWORTHY  
PO BOX 141  
YARMOUTH, ME 04096

**Work at**

180 WOODFORD STREET  
APT #8  
PORTLAND, ME 04103

**INVOICE NO:** 99562

**INVOICE DATE:** 8/6/2024

**Customer PO:**

**Terms:** E-BILL

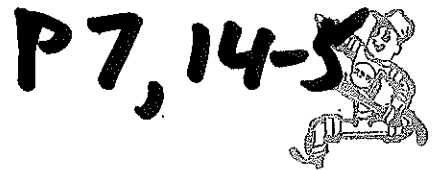
| Description                                                                                                                                                   | Amount    |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|
| WO BY PETER ON 07/29/24 @ 3:22 CL ARRON (TENANT) CL 319-3139<br>TOILET IS RUNNING SOMETIMES AND KITCHEN SINK FAUCET IS<br>DRIPPING<br>DATE OF SERVICE 7/31/24 |           |
| TOTAL COST FOR REPAIRS TO LEAKING WATER CLOSET &<br>KITCHEN SINK FAUCET                                                                                       |           |
| MATERIALS                                                                                                                                                     | 91.91     |
| LABOR                                                                                                                                                         | 247.50    |
| Invoice Total                                                                                                                                                 | \$339.41  |
| ch #7336 Payments                                                                                                                                             | -\$339.41 |
| Inv. Balance                                                                                                                                                  | \$0.00    |

Finance charges at the rate of 18% per annum are added to balances over 30 days together with all costs of collection. These costs can include attorney, administrative and/or filing fees and charges assessed by the collections agencies- typically 20-50% of the balance placed with them.



**RICHARD P. WALTZ**  
PLUMBING & HEATING CO., INC  
Family Owned & Operated Since 1936

YOUR SIGN OF QUALITY



179 Presumpscot Street, Portland, ME 04103  
Telephone (207) 772-2801 Fax (207) 773-3114  
www.richardpwaltz.com  
24 Hour Emergency Service

**SOLD TO:**

PETER & CHERYL COLESWORTHY  
PO BOX 141  
YARMOUTH, ME 04096

**Work at:**

180 WOODFORD STREET  
APT #6  
PORTLAND, ME 04103

**INVOICE NO: 101059**

**INVOICE DATE: 1/7/2025**

**Customer PO:**

**Terms: E-BILL**

| Description                                                                                                             | Amount   |
|-------------------------------------------------------------------------------------------------------------------------|----------|
| WO BY PETER ON 12/23/24 @ 9:00 CL 831-0735 F/I INSTALL KSF<br>NO SPRAYER AND F/I BADGE 5 GD<br>DATE OF SERVICE 12/30/24 |          |
| TOTAL COST FOR INSTALLING NEW KITCHEN SINK FAUCET &<br>GARBAGE DISPOSAL                                                 |          |
| MATERIALS                                                                                                               | 580.97   |
| LABOR                                                                                                                   | 412.50   |
| CREDIT OF \$660.59 FROM FUNDS PAID BY CUSTOMER <i>Ac # 7336</i>                                                         |          |
| Invoice Total                                                                                                           | \$993.47 |
| Payments                                                                                                                | \$660.59 |
| Inv. Balance                                                                                                            | \$332.88 |

Finance charges at the rate of 18% per annum are added to balances over 30 days together with all costs of collection. These costs can include attorney, administrative and/or filing fees and charges assessed by the collections agencies- typically 20-50% of the balance placed with them.

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P7, 14-6 Invoice**

| Date      | Invoice # |
|-----------|-----------|
| 5/16/2024 | 98862     |

|                                                                |
|----------------------------------------------------------------|
| <b>Bill To</b>                                                 |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                         |
|---------------------------------------------------------|
| <b>Ship To</b>                                          |
| 180 WOODFORD STREET<br>LAUNDRY RM<br>PORTLAND, ME 04103 |

|             |                   |                                                                                                                                                                                        |           |     |            |          |
|-------------|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-----|------------|----------|
| P.O. Number | Terms             | Rep                                                                                                                                                                                    | Ship      | Via | F.O.B.     | Project  |
|             | E-BILL            | D                                                                                                                                                                                      | 5/16/2024 |     |            |          |
| Quantity    | Item Code         | Description                                                                                                                                                                            |           |     | Price Each | Amount   |
|             |                   | WO BY PETER ON 05/15/24 @ 2:37 CL 831-0735<br>LAUNDRY ROOM DRAIN PIPE IS CLOGGED - DATE OF SERVICE 5/15/24<br><br>TOTAL COST FOR CLEARING OBSTRUCTION FROM LAUDRY ROOM DRAINAGE PIPING |           |     |            |          |
|             | SDCP - SEWER/D... | EQUIPMENT AND MATERIALS                                                                                                                                                                |           |     | 146.90     | 146.90   |
|             | SDCP - SEWER/D... | LABOR                                                                                                                                                                                  |           |     | 165.00     | 165.00   |
|             |                   |                                                                                                                                                                                        |           |     | Total      | \$311.90 |

ch #7344

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P 7,14-7 Invoice**

| Date      | Invoice # |
|-----------|-----------|
| 8/12/2024 | 99628     |

|                                                                |
|----------------------------------------------------------------|
| Bill To                                                        |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                               |
|---------------------------------------------------------------|
| Ship To                                                       |
| 180 WOODFORD STREET<br>APT #4 2ND FLOOR<br>PORTLAND, ME 04103 |

|             |                   |                                                                                                                                                                                                                                                                                            |           |     |            |          |
|-------------|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-----|------------|----------|
| P.O. Number | Terms             | Rep                                                                                                                                                                                                                                                                                        | Ship      | Via | F.O.B.     | Project  |
|             | E-BILL            | RRB                                                                                                                                                                                                                                                                                        | 8/12/2024 |     |            |          |
| Quantity    | Item Code         | Description                                                                                                                                                                                                                                                                                |           |     | Price Each | Amount   |
|             | SDCP - SEWER/D... | WO BY PETER ON 08/09/24 @ 3:51 CL OR TEXT ARENC (TENANT) 405-9287 WHEN USING GD IT IS BACKING UP IN THE SHOWER TUB--CALL PETER IF YOU NEED TO 831-0735 -- DATE OF SERVICE 8/9/24<br>EMERGENCY SERVICE CALL FOR <del>TEMPORARY</del> CLEARING OBSTRUCTION FROM KITCHEN SINK DRAINAGE PIPING |           |     | 275.68     | 275.68   |
|             |                   |                                                                                                                                                                                                                                                                                            |           |     | Total      | \$275.68 |

ch# 7375

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P7, 14-8 Invoice**

| Date      | Invoice # |
|-----------|-----------|
| 9/30/2024 | 100101    |

|                                                                |
|----------------------------------------------------------------|
| Bill To                                                        |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                     |
|-----------------------------------------------------|
| Ship To                                             |
| 180 WOODFORD STREET<br>APT #1<br>PORTLAND, ME 04103 |

|             |                   |                                                                                                                                                                                                                                                                                           |           |     |            |          |
|-------------|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-----|------------|----------|
| P.O. Number | Terms             | Rep                                                                                                                                                                                                                                                                                       | Ship      | Via | F.O.B.     | Project  |
|             | E-BILL            | D                                                                                                                                                                                                                                                                                         | 9/30/2024 |     |            |          |
| Quantity    | Item Code         | Description                                                                                                                                                                                                                                                                               |           |     | Price Each | Amount   |
|             | PLCP - PLUMBIN... | WO BY PETER 9/19/24/**UNIT IS VACANT BUT CALL PETER TO LET HIM KNOW YOU'RE GOING/KS SPRAYER BROKEN/EITHER REPLACE BLACK SPRAYER PIECE OR REPLACE WITH NEW SPRAYER*HOSE/ - DATE OF SERVICE 9/24/24<br><br>TOTAL COST FOR REPLACING FAULTY KITCHEN SINK FAUCET SPRAY HOSE AND HEAD ASSEMBLY |           |     | 258.35     | 258.35   |
|             |                   |                                                                                                                                                                                                                                                                                           |           |     | Total      | \$258.35 |

ch # 7412



Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

P 7,149

Invoice

| Date       | Invoice # |
|------------|-----------|
| 11/15/2024 | 100587    |

|                                                                |
|----------------------------------------------------------------|
| Bill To                                                        |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                     |
|-----------------------------------------------------|
| Ship To                                             |
| 180 WOODFORD STREET<br>APT #2<br>PORTLAND, ME 04103 |

|             |                   |                                                                                                                                                                                            |            |     |            |          |
|-------------|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-----|------------|----------|
| P.O. Number | Terms             | Rep                                                                                                                                                                                        | Ship       | Via | F.O.B.     | Project  |
|             | E-BILL            | RRB                                                                                                                                                                                        | 11/15/2024 |     |            |          |
| Quantity    | Item Code         | Description                                                                                                                                                                                |            |     | Price Each | Amount   |
|             | PLCP - PLUMBIN... | WO BY PETER ON 11/01/24 @ 12:35 CL CHRIS(TENANT)<br>210-2251 GD IS JAMMED --PLEASE BRING ONE ON THE TRUCK - DATE OF SERVICE 11/12/24<br><br>TOTAL COST FOR INSTALLING NEW GARBAGE DISPOSAL |            |     | 529.97     | 529.97   |
|             |                   |                                                                                                                                                                                            |            |     | Total      | \$529.97 |

clw #7431

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P7,14-10 Invoice**

| Date       | Invoice # |
|------------|-----------|
| 11/14/2024 | 100574    |

|                                                               |
|---------------------------------------------------------------|
| <b>Bill To</b>                                                |
| PETER & CHERYL COLESWORTH<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                 |
|-------------------------------------------------|
| <b>Ship To</b>                                  |
| 170 WOODFORDS ST<br>APT 3<br>PORTLAND, ME 04102 |

|             |                    |                                                                                                                                                                                                                                                                 |            |     |            |          |
|-------------|--------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-----|------------|----------|
| P.O. Number | Terms              | Rep                                                                                                                                                                                                                                                             | Ship       | Via | F.O.B.     | Project  |
|             | E-BILL             | LPT                                                                                                                                                                                                                                                             | 11/14/2024 |     |            |          |
| Quantity    | Item Code          | Description                                                                                                                                                                                                                                                     |            |     | Price Each | Amount   |
|             | OHRP - OIL HEAT... | WO BY PETER ON 11/05/24 @ 10:05 CL 831-0735 THE BASEBOARD FHW HAS NO HEAT IN THE KITCHEN--KEY IN OFFICE TO FRONT DOOR APT IS VACANT AND UNLOCKED - DATE OF SERVICE 11/8/24<br><br>TOTAL COST FOR INSTALLING CUSTOMER SUPPLIED ZONE VALVE HEAD ON HEATING SYSTEM |            |     | 349.75     | 349.75   |
|             |                    |                                                                                                                                                                                                                                                                 |            |     | Total      | \$349.75 |

cle # 7431

Richard P. Waltz Plumbing and Heating Co., Inc.

179 Presumpscot Street  
Portland, ME 04103

**P7, 14-11 Invoice**

| Date      | Invoice # |
|-----------|-----------|
| 11/7/2024 | 100510    |

|                                                                |
|----------------------------------------------------------------|
| <b>Bill To</b>                                                 |
| PETER & CHERYL COLESWORTHY<br>PO BOX 141<br>YARMOUTH, ME 04096 |

|                                                 |
|-------------------------------------------------|
| <b>Ship To</b>                                  |
| 170 WOODFORDS ST<br>APT 9<br>PORTLAND, ME 04102 |

|             |                   |                                                                                                                                                                                                      |           |     |            |          |
|-------------|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-----|------------|----------|
| P.O. Number | Terms             | Rep                                                                                                                                                                                                  | Ship      | Via | F.O.B.     | Project  |
|             | E-BILL            | LAV                                                                                                                                                                                                  | 11/7/2024 |     |            |          |
| Quantity    | Item Code         | Description                                                                                                                                                                                          |           |     | Price Each | Amount   |
|             | PLCP - PLUMBIN... | WO BY PETER 10/30/24 NO NEED TO CALL/TOILET RUNS PERIODICALLY ***WATER SUPPLY IS TURNED OFF SINCE NO ONE IS THERE*** - DATE OF SERVICE 11/4/24<br><br>TOTAL COST FOR REPAIRS TO LEAKING WATER CLOSET |           |     | 251.88     | 251.88   |
|             |                   |                                                                                                                                                                                                      |           |     | Total      | \$251.88 |

Ch # 7431

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 23-01945

P7,16-1



**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE  
01/05/2024

PLEASE PAY  
\$1,220.00

DUE DATE  
02/04/2024

| DATE       | ACTIVITY     | DESCRIPTION  | AMOUNT   |
|------------|--------------|--------------|----------|
| 12/15/2023 | Fall Cleanup | Fall Cleanup | 1,220.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

\$1,220.00

THANK YOU.

chk #7259

Jon

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-00053

P7, 16-2

**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE

02/01/2024

PLEASE PAY

\$4,025.00

DUE DATE

03/02/2024

| DATE       | ACTIVITY                | DESCRIPTION    | AMOUNT |
|------------|-------------------------|----------------|--------|
| 01/07/2024 | Plowing                 | Plow x2        | 620.00 |
| 01/08/2024 | Salt                    | Salt + Plow    | 395.00 |
| 01/08/2024 | Plowing                 | Plow           | 310.00 |
| 01/16/2024 | Plowing                 | Plow           | 310.00 |
| 01/17/2024 | Salt                    | Salt           | 240.00 |
| 01/17/2024 | Plowing:Plow<br>Cleanup | Plow: cleanup  | 175.00 |
| 01/18/2024 | Salt                    | Salt           | 240.00 |
| 01/24/2024 | Salt                    | Salt           | 240.00 |
| 01/25/2024 | Salt                    | Salt           | 240.00 |
| 01/26/2024 | Plowing                 | Plow           | 310.00 |
| 01/27/2024 | Salt                    | Salt           | 240.00 |
| 01/29/2024 | Plowing                 | Plow + Cleanup | 465.00 |
| 01/30/2024 | Salt                    | Salt           | 240.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

\$4,025.00

THANK YOU.  
Jon

www.spiritualworkers.com

Instagram: spiritualworkersphysicalworld

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-00196

P7, 16-3



**BILL TO**

Peter Colesworthy

P.O. Box 10563

Portland, ME 04104

DATE  
03/01/2024

PLEASE PAY  
\$220.00

DUE DATE  
03/31/2024

| DATE       | ACTIVITY | DESCRIPTION | AMOUNT |
|------------|----------|-------------|--------|
| 02/16/2024 | Plowing  | Plow        | 220.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

\$220.00

THANK YOU.

ch# 7289

Jon



**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-00201

P7, 16-4



**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE  
03/01/2024

PLEASE PAY  
\$155.00

DUE DATE  
03/31/2024

| DATE       | ACTIVITY | DESCRIPTION | AMOUNT |
|------------|----------|-------------|--------|
| 02/16/2024 | Plowing  | Cleanup     | 155.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

\$155.00

THANK YOU.

Jon ch # 7289

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-00278

P7, 16-5

**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE

04/09/2024

PLEASE PAY

**\$4,835.00**

DUE DATE

05/09/2024

| DATE       | ACTIVITY | DESCRIPTION                          | AMOUNT   |
|------------|----------|--------------------------------------|----------|
| 03/23/2024 | Plowing  | Plow x 2.                            | 620.00   |
| 03/24/2024 | Plowing  | Scrape.                              | 155.00   |
| 03/24/2024 | Salt     | Salt.                                | 240.00   |
| 03/25/2024 | Trimming | Pickup and remove limbs.             | 320.00   |
| 03/26/2024 | Trimming | Trimming tree down and hauling away. | 3,500.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

ch # 7314

**\$4,835.00**

THANK YOU.

Jon

[www.spiritualworkers.com](http://www.spiritualworkers.com)Instagram: [spiritualworkersphysicalworld](https://www.instagram.com/spiritualworkersphysicalworld)

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-00424

P 7, 16-6

**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE

05/02/2024

PLEASE PAY

\$1,980.00

DUE DATE

06/01/2024

| DATE       | ACTIVITY | DESCRIPTION               | AMOUNT |
|------------|----------|---------------------------|--------|
| 04/02/2024 | Trimming | Cut limbs with lift.      | 940.00 |
| 04/04/2024 | Plowing  | Plow x2                   | 620.00 |
| 04/23/2024 | Trimming | Cut tree limbs with lift. | 420.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

\$1,980.00

ch #7337

THANK YOU.

Jon

[www.spiritualworkers.com](http://www.spiritualworkers.com)

Instagram: spiritualworkersphysicalworld

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-

100418

P7, 16-7



**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE

07/08/2024

PLEASE PAY

**\$1,170.00**

DUE DATE

08/07/2024

| DATE       | ACTIVITY    | DESCRIPTION | AMOUNT |
|------------|-------------|-------------|--------|
| 06/06/2024 | Lawn Mowing | Lawn Mowing | 90.00  |
| 06/13/2024 | Lawn Mowing | Lawn Mowing | 90.00  |
| 06/21/2024 | Trimming    | Trim trees. | 900.00 |
| 06/27/2024 | Lawn Mowing | Lawn Mowing | 90.00  |

Positively influencing the world through the work that we do.

TOTAL DUE

**\$1,170.00**

THANK YOU.  
ch # 7365

Jon

[www.spiritualworkers.com](http://www.spiritualworkers.com)

Instagram: [spiritualworkersphysicalworld](https://www.instagram.com/spiritualworkersphysicalworld)

Spiritual Workers

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-

100230

P7, 16-8



**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE

06/04/2024

PLEASE PAY

\$660.00

DUE DATE

07/04/2024

| DATE       | ACTIVITY       | DESCRIPTION    | AMOUNT |
|------------|----------------|----------------|--------|
| 05/14/2024 | Spring Cleanup | Spring Cleanup | 480.00 |
| 05/23/2024 | Lawn Mowing    | Lawn Mowing    | 90.00  |
| 05/31/2024 | Lawn Mowing    | Lawn Mowing    | 90.00  |

Positively influencing the world through the work that we do.

TOTAL DUE

\$660.00

THANK YOU.  
ch # 7365

Jon

660.00 (500.00) = 160  
on acct

www.spiritualworkers.com

Instagram: spiritualworkers

**Spiritual Workers**

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-

100604

P 7, 16-9

**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE

08/02/2024

PLEASE PAY

\$1,940.00

DUE DATE

09/01/2024

| DATE       | ACTIVITY          | DESCRIPTION                    | AMOUNT |
|------------|-------------------|--------------------------------|--------|
| 07/08/2024 | Trimming:Trimming | Trimming, weeding, and edging. | 830.00 |
| 07/09/2024 | Mulching          | Weeding and mulching.          | 930.00 |
| 07/11/2024 | Lawn Mowing       | Lawn Mowing                    | 90.00  |
| 07/25/2024 | Lawn Mowing       | Lawn Mowing                    | 90.00  |

Positively influencing the world through the work that we do.

TOTAL DUE

\$1,940.00

THANK YOU

Ch # 7382

[www.spiritualworkers.com](http://www.spiritualworkers.com)

Instagram: spiritualworkersphysicalworld



Spiritual Workers

139 Cash St

South Portland, ME 04106

207 773 4660

jon@spiritualworkers.com

Invoice 24-11214

P 7, 16-10



**BILL TO**

Peter Colesworthy

Woodford ARMS Inc.

P.O. Box 10563

Portland, ME 04104

DATE  
10/03/2024

PLEASE PAY  
\$180.00

DUE DATE  
11/02/2024

| DATE       | ACTIVITY    | DESCRIPTION | AMOUNT |
|------------|-------------|-------------|--------|
| 09/12/2024 | Lawn Mowing | Lawn Mowing | 90.00  |
| 09/27/2024 | Lawn Mowing | Lawn Mowing | 90.00  |

Positively influencing the world through the work that we do.

TOTAL DUE

\$180.00

THANK YOU.

ch # 7420

www.spiritualworkers.com

Instagram: spiritualworkersphysicalworld

Spiritual Workers  
139 Cash St  
South Portland, ME 04106  
207 773 4660  
jon@spiritualworkers.com

Invoice 24-  
100825

P7, 16-11



**BILL TO**

Peter Colesworthy  
Woodford ARMS Inc.  
P.O. Box 10563  
Portland, ME 04104

DATE  
09/07/2024

PLEASE PAY  
\$680.00

DUE DATE  
10/07/2024

| DATE       | ACTIVITY          | DESCRIPTION | AMOUNT |
|------------|-------------------|-------------|--------|
| 08/08/2024 | Lawn Mowing       | Lawn Mowing | 90.00  |
| 08/22/2024 | Trimming:Trimming | Trimming    | 410.00 |
| 08/22/2024 | Lawn Mowing       | Lawn Mowing | 90.00  |
| 08/30/2024 | Lawn Mowing       | Lawn Mowing | 90.00  |

Positively influencing the world through the work that we do.

TOTAL DUE

\$680.00

Overdue

THANK YOU.

ch # 743.

Spiritual Workers  
139 Cash St  
South Portland, ME 04106  
207 773 4660  
jon@spiritualworkers.com

Invoice 24-12521

P7, 16-12



**BILL TO**

Peter Colesworthy  
Woodford ARMS Inc.  
P.O. Box 10563  
Portland, ME 04104

DATE  
12/04/2024

PLEASE PAY  
\$1,280.00

DUE DATE  
01/03/2025

| DATE       | ACTIVITY     | DESCRIPTION  | AMOUNT   |
|------------|--------------|--------------|----------|
| 11/25/2024 | Fall Cleanup | Fall Cleanup | 1,280.00 |

Positively influencing the world through the work that we do.

TOTAL DUE

\$1,280.00

THANK YOU.

ch # 7449

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

P7, 17-1

| DATE      | INVOICE # |
|-----------|-----------|
| 1/20/2024 | 96417     |

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

| P.O. NUMBER | TERMS | PROJECT |
|-------------|-------|---------|
|-------------|-------|---------|

Net 15

| QUANTITY | DESCRIPTION                                                                        | RATE   | AMOUNT |
|----------|------------------------------------------------------------------------------------|--------|--------|
|          | Commercial Cleaning Service for 168-180 Woodford St. Portland for month of January | 380.00 | 380.00 |

**TOTAL**

ck# 7258  
\$380.00

P 7,17-2

|                     |            |
|---------------------|------------|
| <b>CUSTOMER NO</b>  | 021630     |
| <b>INVOICE DATE</b> | 12/31/2023 |
| <b>INVOICE NO</b>   | 0000668031 |

BILL TO:

SERVICE ADDRESS:

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104-0563

170 WOODFORD ST  
PORTLAND, ME 04103-5619

| SERVICE DATE                              | TERMS                                                      | DUE DATE   |          |            |         |
|-------------------------------------------|------------------------------------------------------------|------------|----------|------------|---------|
|                                           | Net 30 Days                                                | 01/30/2024 |          |            |         |
|                                           | DESCRIPTION                                                |            | QUANTITY | UNIT PRICE | AMOUNT  |
| 12/04/23                                  | Payment - #7214                                            |            |          |            | -371.00 |
| 12/22/23                                  | Payment - #7238                                            |            |          |            | -371.00 |
| 001 - WOODFORD ARMS INC - 170 WOODFORD ST |                                                            |            |          |            |         |
| 12/01/23 - 12/31/23                       | REGULAR WASTE REMOVAL SERVICES<br>04-00001175, 04-00001133 |            | 2.00     | 185.50     | 371.00  |
|                                           |                                                            |            |          |            |         |
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TEAR ON ABOVE PERFORATED LINE AND RETURN STUB WITH PAYMENT

|                                                                              |             |              |            |                |
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| BILL TO:<br><br>WOODFORD ARMS INC<br>PO BOX 10563<br>PORTLAND, ME 04104-0563 | CUSTOMER NO | INVOICE DATE | INVOICE NO | INVOICE AMOUNT |
|                                                                              | 021630      | 12/31/2023   | 0000668031 | \$ 371.00      |
|                                                                              | AMOUNT PAID |              | CHECK NO   |                |
|                                                                              |             |              | ch # 7     |                |

REMIT TO:

**Troiano Waste Services Inc.**  
PO BOX 3541  
PORTLAND, ME 04104-3541

Invoice # 0000668031

Page 1 of 1

P7,17-3

|                     |            |
|---------------------|------------|
| <b>CUSTOMER NO</b>  | 021630     |
| <b>INVOICE DATE</b> | 1/31/2024  |
| <b>INVOICE NO</b>   | 0000678602 |

BILL TO:

SERVICE ADDRESS:

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104-0563

170 WOODFORD ST  
PORTLAND, ME 04103-5619

| SERVICE DATE                              | TERMS                                                      | DUE DATE   |          |            |        |
|-------------------------------------------|------------------------------------------------------------|------------|----------|------------|--------|
|                                           | Net 30 Days                                                | 03/01/2024 |          |            |        |
|                                           | DESCRIPTION                                                |            | QUANTITY | UNIT PRICE | AMOUNT |
| 001 - WOODFORD ARMS INC - 170 WOODFORD ST |                                                            |            |          |            |        |
| 01/01/24 - 01/31/24                       | REGULAR WASTE REMOVAL SERVICES<br>04-00001175, 04-00001133 |            | 2.00     | 185.50     | 371.00 |
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TEAR ON ABOVE PERFORATED LINE AND RETURN STUB WITH PAYMENT

|                                                                              |             |              |            |                |
|------------------------------------------------------------------------------|-------------|--------------|------------|----------------|
| BILL TO:<br><br>WOODFORD ARMS INC<br>PO BOX 10563<br>PORTLAND, ME 04104-0563 | CUSTOMER NO | INVOICE DATE | INVOICE NO | INVOICE AMOUNT |
|                                                                              | 021630      | 1/31/2024    | 0000678602 | \$ 371.00      |
|                                                                              | AMOUNT PAID |              | CHECK NO   |                |
|                                                                              |             |              | ch # 72    |                |

REMIT TO:

**Troiano Waste Services Inc.**  
PO BOX 3541  
PORTLAND, ME 04104-3541

Invoice # 0000678602

Page 1 of 1



**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

P7, 17-4

| DATE | INVOICE # |
|------|-----------|
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2/20/2024

96625

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

| P.O. NUMBER | TERMS | PROJECT |
|-------------|-------|---------|
|-------------|-------|---------|

Net 15

| QUANTITY | DESCRIPTION                                                                         | RATE   | AMOUNT |
|----------|-------------------------------------------------------------------------------------|--------|--------|
|          | Commercial Cleaning Service for 168-180 Woodford St. Portland for month of February | 380.00 | 380.00 |

**TOTAL**

\$380.00

ch # 7286

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9855

P7, 17.5

**Invoice**

| DATE | INVOICE # |
|------|-----------|
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3/20/2024

96842

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

| P.O. NUMBER | TERMS | PROJECT |
|-------------|-------|---------|
|-------------|-------|---------|

Net 15

| QUANTITY | DESCRIPTION                                                                      | RATE   | AMOUNT |
|----------|----------------------------------------------------------------------------------|--------|--------|
|          | Commercial Cleaning Service for 100-180 Woodford St. Portland for month of March | 380.00 | 380.00 |

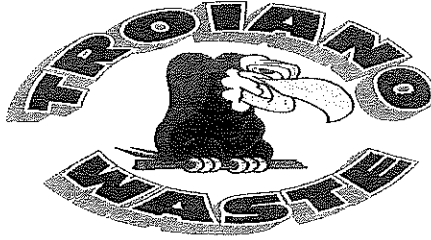
**TOTAL**

\$380.00

chk # 7286

P 7, 17-6

**Troiano Waste Services Inc.**  
**PO BOX 3541**  
**PORTLAND, ME 04104-3541**  
**(207) 767-2070 Fax (207) 767-6156**



|                     |
|---------------------|
| <b>CUSTOMER NO</b>  |
| 021630              |
| <b>INVOICE DATE</b> |
| 2/29/2024           |
| <b>INVOICE NO</b>   |
| 0000684384          |

**BILL TO:**

WOODFORD ARMS INC  
 PO BOX 10563  
 PORTLAND, ME 04104-0563

**SERVICE ADDRESS:**

170 WOODFORD ST  
 PORTLAND, ME 04103-5619

| SERVICE DATE                              | TERMS                                                      | DUE DATE   |          |            |         |  |
|-------------------------------------------|------------------------------------------------------------|------------|----------|------------|---------|--|
|                                           | Net 30 Days                                                | 03/30/2024 |          |            |         |  |
|                                           | DESCRIPTION                                                |            | QUANTITY | UNIT PRICE | AMOUNT  |  |
| 02/12/24                                  | Payment - #7261                                            |            |          |            | -742.00 |  |
| 001 - WOODFORD ARMS INC - 170 WOODFORD ST |                                                            |            |          |            |         |  |
| 02/01/24 - 02/29/24                       | REGULAR WASTE REMOVAL SERVICES<br>04-00001175, 04-00001133 |            | 2.00     | 185.50     | 371.00  |  |
| chk #7290                                 |                                                            |            |          |            |         |  |

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| <b>CUSTOMER NO</b>  |
| 021630              |
| <b>INVOICE DATE</b> |
| 3/31/2024           |
| <b>INVOICE NO</b>   |
| 0000691316          |

BILL TO:

SERVICE ADDRESS:

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104-0563

170 WOODFORD ST  
PORTLAND, ME 04103-5619

| SERVICE DATE                              | TERMS       |                                                            | DUE DATE   |          |            |        |        |  |
|-------------------------------------------|-------------|------------------------------------------------------------|------------|----------|------------|--------|--------|--|
|                                           | Net 30 Days |                                                            | 04/30/2024 |          |            |        |        |  |
|                                           | DESCRIPTION |                                                            |            | QUANTITY | UNIT PRICE | AMOUNT |        |  |
| 001 - WOODFORD ARMS INC - 170 WOODFORD ST |             |                                                            |            |          |            |        |        |  |
| 03/01/24 - 03/31/24                       |             | REGULAR WASTE REMOVAL SERVICES<br>04-00001175, 04-00007817 |            |          | 2.00       | 185.50 | 371.00 |  |
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|                                           |             |                                                            |            |          |            |        |        |  |
|                                           |             |                                                            |            |          |            |        |        |  |

TEAR ON ABOVE PERFORATED LINE AND RETURN STUB WITH PAYMENT

|                                                                                     |                    |                     |                   |                       |
|-------------------------------------------------------------------------------------|--------------------|---------------------|-------------------|-----------------------|
| <b>BILL TO:</b><br><br>WOODFORD ARMS INC<br>PO BOX 10563<br>PORTLAND, ME 04104-0563 | <b>CUSTOMER NO</b> | <b>INVOICE DATE</b> | <b>INVOICE NO</b> | <b>INVOICE AMOUNT</b> |
|                                                                                     | 021630             | 3/31/2024           | 0000691316        | \$ 371.00             |
|                                                                                     | <b>AMOUNT PAID</b> |                     | <b>CHECK NO</b>   |                       |
|                                                                                     |                    |                     |                   |                       |

REMIT TO:

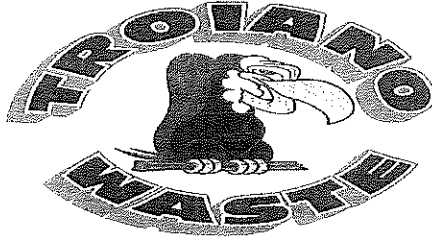
**Troiano Waste Services Inc.**  
PO BOX 3541  
PORTLAND, ME 04104-3541

Invoice # 0000691316

Page 1 of 1

P7, 17-8

**Trolano Waste Services Inc.**  
**PO BOX 3541**  
**PORTLAND, ME 04104-3541**  
**(207) 767-2070 Fax (207) 767-6156**



| CUSTOMER NO  |
|--------------|
| 021630       |
| INVOICE DATE |
| 4/30/2024    |
| INVOICE NO   |
| 0000696718   |

BILL TO:

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104-0563

SERVICE ADDRESS:

170 WOODFORD ST  
PORTLAND, ME 04103-5619

| SERVICE DATE                              | TERMS                          | DUE DATE   |          |            |        |         |
|-------------------------------------------|--------------------------------|------------|----------|------------|--------|---------|
|                                           | Net 30 Days                    | 05/30/2024 |          |            |        |         |
|                                           | DESCRIPTION                    |            | QUANTITY | UNIT PRICE | AMOUNT |         |
| 04/03/24                                  | Payment - #7290                |            |          |            |        | -742.00 |
| 001 - WOODFORD ARMS INC - 170 WOODFORD ST |                                |            |          |            |        |         |
| 04/01/24 - 04/30/24                       | REGULAR WASTE REMOVAL SERVICES |            | 2.00     | 185.50     | 371.00 |         |
|                                           | 04-00001175, 04-00007817       |            |          |            |        |         |
| Bal due check # 7315                      |                                |            |          |            |        |         |

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

P7,17-9

| DATE | INVOICE # |
|------|-----------|
|------|-----------|

4/20/2024

97044

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

| P.O. NUMBER | TERMS | PROJECT |
|-------------|-------|---------|
|-------------|-------|---------|

Net 15

| QUANTITY | DESCRIPTION                                                                     | RATE   | AMOUNT |
|----------|---------------------------------------------------------------------------------|--------|--------|
|          | Commercial Cleaning Service for 18-180 Woodford St. Portland for month of April | 380.00 | 380.00 |

Due dates May 5/20  
June 6/20

**TOTAL**

\$380.00

ch #7339



**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

DATE

INVOICE #

5/20/2024

97292

P7,17-10

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

P.O. NUMBER

TERMS

PROJECT

Net 15

QUANTITY

DESCRIPTION

RATE

AMOUNT

Commercial Cleaning Service for 188-180 Woodford St. Portland for month of May

380.00

380.00

Plus: June

+ 380.00

760.00

ch # 7339

Paid  
June + May on account

**TOTAL**

\$380.00

**Androscoggin Pest Solutions**

PO BOX 520  
Sabattus, Maine, 04280

2072407058

# INVOICE

P7, 17-11



**Androscoggin Pest Solutions**  
Your Local Pest Control

Woodford Arms INC  
P.O. Box 10563  
null  
Portland, ME 4103

SERVICE ADDRESS  
Apartment  
Woodford Arms INC  
170 Woodford Street  
Portland, ME 04103

PRIMARY CONTACT  
Woodford Arms INC  
207-831-0753 Mobile

**ACCOUNT# 6556**

**INVOICE 8862**

07/03/2024

| ITEM                                                            | COST               | QTY | PRICE           |
|-----------------------------------------------------------------|--------------------|-----|-----------------|
| Annual Ant Treatment                                            |                    |     |                 |
| Exterior Treatment                                              | \$75.00            | 1   | \$75.00         |
| Treat along foundation to ground up under siding to foundation. |                    |     |                 |
| Terms                                                           | Subtotal           |     | \$75.00         |
| Payment is due on receipt.                                      | Total              |     | \$75.00         |
| Notes                                                           | Amount Paid        |     | \$0.00          |
| Thank you for your business.                                    | <b>Amount Due</b>  |     | <b>\$75.00</b>  |
|                                                                 | Past Balance       |     | \$75.00         |
|                                                                 | <b>Balance Due</b> |     | <b>\$150.00</b> |
| We checked in at 1:11pm and checked out at 1:33pm.              |                    |     |                 |
| Wind: 9 mph, S, 78 °F, Partly cloudy, 52                        |                    |     |                 |
| Service Date: 07/03/2024                                        |                    |     |                 |

clt #7359

| MATERIAL / EPA #             | QTY UNITS | DILUTION | METHOD    | LOCATION         | TARGET |
|------------------------------|-----------|----------|-----------|------------------|--------|
| Termidor SC .06%<br>7969-210 | 1.6 floz  | 2gls     | Broadcast | Along Foundation | Ants   |

Tony Gowell CMA -5567

Androscoggin Pest Solutions  
97 Marble St  
Lewiston, Me 04240

**Customer** Woodford Arms INC  
**Account #** 6556  
**Invoice #** 8862  
**Invoice Date** 07/03/2024  
**Balance Due** \$150.00  
**Amount Enclosed**

**Androscoggin Pest Solutions**

PO BOX 520  
Sabattus, Maine, 04280

2072407058

**INVOICE**

**Androscoggin Pest Solutions**  
Your Local Pest Control

**P 7,17-12**

Woodford Arms INC  
P.O. Box 10563  
Portland, ME 4103

SERVICE ADDRESS  
180 Woodford Street  
Woodford Arms INC  
180 Woodford Street  
Portland, ME 4103

PRIMARY CONTACT  
Woodford Arms INC  
207-831-0753 Mobile

**ACCOUNT# 6556**

**INVOICE 8863**

07/03/2024

| ITEM                                                            | COST               | QTY | PRICE           |
|-----------------------------------------------------------------|--------------------|-----|-----------------|
| Ant Treatment                                                   |                    |     |                 |
| Exterior Treatment                                              | \$75.00            | 1   | \$75.00         |
| Treat along foundation to ground up under siding to foundation. |                    |     |                 |
| Terms                                                           | Subtotal           |     | \$75.00         |
| Payment is due on receipt.                                      | Total              |     | \$75.00         |
| Notes                                                           | Amount Paid        |     | \$0.00          |
| Thank you for your business.                                    | <b>Amount Due</b>  |     | <b>\$75.00</b>  |
|                                                                 | Past Balance       |     | \$150.00        |
|                                                                 | <b>Balance Due</b> |     | <b>\$225.00</b> |
| We checked in at 1:16pm and checked out at 1:34pm.              |                    |     |                 |
| Wind: 9 mph, S, 78 °F, Partly cloudy, 52                        |                    |     |                 |
| Service Date: 07/03/2024                                        |                    |     |                 |

*du #7389*

| MATERIAL / EPA #             | QTY UNITS | DILUTION | METHOD    | LOCATION         | TARGET |
|------------------------------|-----------|----------|-----------|------------------|--------|
| Termidor SC .06%<br>7969-210 | 1.6 floz  | 2gls     | Broadcast | Along Foundation | Ants   |

Tony Gowell CMA -5567

Androscoggin Pest Solutions  
97 Marble St  
Lewiston, Me 04240

**Customer** Woodford Arms INC  
**Account #** 6556  
**Invoice #** 8863  
**Invoice Date** 07/03/2024  
**Balance Due** \$225.00

**Amount Enclosed**

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

DATE

INVOICE #

7/20/2024

97844

P 7, 17-13

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

P.O. NUMBER

TERMS

PROJECT

Net 15

QUANTITY

DESCRIPTION

RATE

AMOUNT

Commercial Cleaning Service for 168-180 Woodford St. Portland for month of July

380.00

380.00

ch #7364

**TOTAL**

\$380.00

P 7,17-14

**Trolano Waste Services Inc.**  
**PO BOX 3541**  
**PORTLAND, ME 04104-3541**  
**(207) 767-2070 Fax (207) 767-6156**



| CUSTOMER NO  |
|--------------|
| 021630       |
| INVOICE DATE |
| 7/31/2024    |
| INVOICE NO   |
| 0000715898   |

BILL TO:

SERVICE ADDRESS:

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104-0563

170 WOODFORD ST  
PORTLAND, ME 04103-5619

| SERVICE DATE                                              | TERMS                                                      | DUE DATE   |          |            |        |  |
|-----------------------------------------------------------|------------------------------------------------------------|------------|----------|------------|--------|--|
|                                                           | Net 30 Days                                                | 08/30/2024 |          |            |        |  |
|                                                           | DESCRIPTION                                                |            | QUANTITY | UNIT PRICE | AMOUNT |  |
| 001 - WOODFORD ARMS INC - 170 WOODFORD ST                 |                                                            |            |          |            |        |  |
| 07/01/24 - 07/31/24                                       | REGULAR WASTE REMOVAL SERVICES<br>04-00001175, 04-00007817 |            | 2.00     | 204.05     | 408.10 |  |
| Plus: May + June Service @ \$408.10 x 2 = <u>\$816.20</u> |                                                            |            |          |            |        |  |
| ch # 7338.                                                |                                                            |            |          |            |        |  |

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH ME 04074  
TEL 282-9955

**Invoice**

P 7,17-15

| DATE | INVOICE # |
|------|-----------|
|------|-----------|

8/20/2024

98117

BILL TO:

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

| PROJECT |
|---------|
|---------|

Net 15

| QUANTITY | DESCRIPTION                                                                       | DATE   | AMOUNT |
|----------|-----------------------------------------------------------------------------------|--------|--------|
|          | Commercial Cleaning Service for 168-180 Woodford St. Portland for month of August | 380.00 | 380.00 |



\$380.00

ch # 7380



**domestiks**  
cleaning services

WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
371 282-8055

# Invoice

| DATE | INVOICE # |
|------|-----------|
|------|-----------|

9/20/2024

98410

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

P7,17-16

| NO. INVOICE | TERMS | PROJECT |
|-------------|-------|---------|
|-------------|-------|---------|

Net 15

| QUANTITY | DESCRIPTION | RATE | AMOUNT |
|----------|-------------|------|--------|
|----------|-------------|------|--------|

Commercial Cleaning Service for 108-180 Woodford St. Portland for month of  
September

380.00

380.00

TOTAL

\$380.00

ch# 7398

|                     |
|---------------------|
| <b>CUSTOMER NO</b>  |
| 021630              |
| <b>INVOICE DATE</b> |
| 8/31/2024           |
| <b>INVOICE NO</b>   |
| 0000723053          |

170 WOODFORD ST  
PORTLAND, ME 04103-5619

[illegible]

|          |             |              |            |                |
|----------|-------------|--------------|------------|----------------|
| BILL TO: | CUSTOMER NO | INVOICE DATE | INVOICE NO | INVOICE AMOUNT |
|----------|-------------|--------------|------------|----------------|

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9935

**Invoice**

**P7,17-18**

| DATE | INVOICE # |
|------|-----------|
|------|-----------|

10/20/2024

98578

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

| PO NUMBER | TERMS | PROJECT |
|-----------|-------|---------|
|-----------|-------|---------|

Net 15

| QUANTITY | DESCRIPTION | RATE | AMOUNT |
|----------|-------------|------|--------|
|----------|-------------|------|--------|

Commercial Cleaning Service for 18-180 Woodford St. Portland for month of October

380.00

380.00

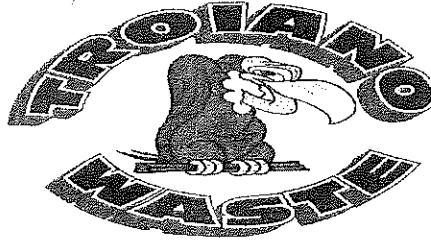
**TOTAL**

**\$380.00**

**ck# 7418**



**Troiano Waste Services Inc.**  
**PO BOX 3541**  
**PORTLAND, ME 04104-3541**  
**(207) 767-2070 Fax (207) 767-6156**



|                     |
|---------------------|
| <b>CUSTOMER NO</b>  |
| 021630              |
| <b>INVOICE DATE</b> |
| 9/30/2024           |
| <b>INVOICE NO</b>   |
| 0000725246          |

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104-0563

170 WOODFORD ST  
PORTLAND, ME 04103-5619

\$408.10

chk # 7432

P 7-17-21

Sales Invoice

Worthmore Pest Control (mice)



Stronger Together

Portland ME #627  
76 City Line Dr  
Portland, ME 04102-1979  
W: (207)772-7173

Sold To:

House Account #627 (#999627)  
9 Johnson Rd  
Attn: House Account 627  
Portland, ME 04102-1911  
O: (207)772-0000

Ship To:

House Account #627 (#999627)  
House Account  
9 Johnson Rd  
Attn: House Account 627  
Portland, ME 04102-1911  
W: (207)772-7173

| Ordered    | Order#        | PO#              | Invoiced         | Invoice#        |
|------------|---------------|------------------|------------------|-----------------|
| 10/22/2024 | 147387991-001 |                  | 10/22/2024       | 147387991-001   |
| Printed    | Requested for | Ship Via         | Customer Contact | Sales Associate |
| 10/22/2024 |               | Customer Pick up | buyer buyer      | Nick Vardon     |

For Chemical Emergency Spill, Leak, Fire, Exposure, or Accident Emergency Response Assistance, call: CHEMTREC Day or Night- 1 (800) 424-9300



| LN | Item # | Description                            | Qty Ordered | Qty Shipped | Qty Cancelled | Qty Open | Net Price    | Ext. Price |
|----|--------|----------------------------------------|-------------|-------------|---------------|----------|--------------|------------|
| 1  | TR2712 | Trapper Rat Glue Boards (Bulk) 48/Case | 1           | 1           | 0             | 0        | 152.123 / CA | 152.12     |

PAYMENT: Visa \$160.49  
Auth# 04757D  
Aid: A0000000031010  
Application Label: VISA CREDIT

Subtotal: \$152.12  
Sales Tax: \$8.37  
Freight: \$0.00  
Total: \$160.49  
Total Payment: \$160.49  
Amount Due: \$0.00

ch# 7436

CUSTOMER SIGNATURE:

SiteOne Landscape Supply warrants that all products conform to the description on the label. Because conditions of use, which are of critical importance are beyond our control, seller makes no warranty, expressed or implied, concerning the use of these products. No employee of the company is authorized to make any warranty or representation, expressed or implied, concerning our products. Always follow directions and carefully observe all precautions on the label or manufacturer's instructions. Products used contrary to directions may cause serious plant or personal injury. Buyer assumes all risk of use of handling whether in accordance with direction or not and accepts the products sold to them by this company on these conditions.

Note: Returns subject to 25% restock charge.



CUSTOMER  
OBSESSED

CHRIS MCCOMB | Area Business Manager  
978-732-4345 |

We are 100% committed to your success. Please do not hesitate to contact me directly at the number above or scan the QR code to take a brief survey about your experience today.

Scan for a Brief Survey



Check out the SiteOne.com  
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Visit today at [siteone.com](http://siteone.com).  
Get 5% off your first order up to \$500 off when you use promo code WELCOME at checkout.



Search Amazon

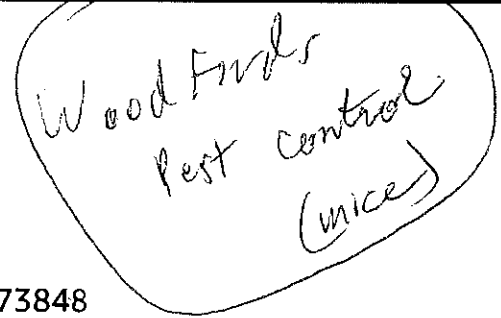
P717-22

 Deliver to Peter - North Yarmouth 04097 >

&lt; Your Orders

## View order details

|             |                     |
|-------------|---------------------|
| Order date  | Oct 23, 2024        |
| Order #     | 113-4327929-1273848 |
| Order total | \$37.84 (1 item)    |



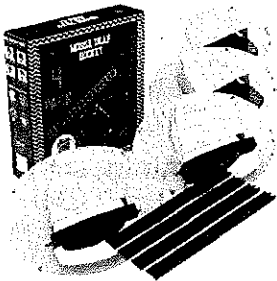
View invoice &gt;

Cancel items &gt;

## Shipment details

## Not yet shipped

We'll email you when available.



Mouse Trap Bucket- 5 Gallon Bucket Lid  
Mouse Rat Trap 4 Pack -

Qty: 1

Sold By: Cyclone Brands

\$28.88

Shipping + 6.99

Tax + 1.97

37.84

cl# 7436 &gt;

Track shipment

Buy it again &gt;

## Payment information

## Payment method

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

DATE

INVOICE #

11/20/2024

98860

P 7,17-23

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

P.O. NUMBER

TERMS

PROJECT

Net 15

QUANTITY

DESCRIPTION

RATE

AMOUNT

Commercial Cleaning Service for 188-180 Woodford St. Portland for month of  
November

380.00

380.00

**TOTAL**

\$380.00

chk # 7446

Dominick  
Salas Mgr.

170 WOODFORD ST  
PORTLAND, ME 04103-5619

**domestiks**  
cleaning services

4 WASHINGTON AVENUE STE 2  
SCARBOROUGH, ME 04074  
(207) 282-9955

# Invoice

DATE

INVOICE #

12/20/2024

99103

P7,17-25

**BILL TO:**

Woodford Arms, Inc.  
P.O. Box 10563  
Portland, ME 04104

P.O. NUMBER

TERMS

PROJECT

Net 15

QUANTITY

DESCRIPTION

RATE

AMOUNT

Commercial Cleaning Service for 168-180 Woodford St. Portland for month of  
December

380.00

380.00

**TOTAL**

\$380.00

*ch 49458*

10/17 L04SF0221597



185 International Drive  
Portsmouth, NH 03801

P7, 19-1

## INVOICE SUMMARY:

MDG2024 00000115 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 01/10/2024  |
| Payment Due Date        | 02/08/2024  |
| Invoice Number          | 71120191    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC,  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                                  | From                              | To         | Volume        | Amount          |
|-------------------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME         | 11/09/2023                        | 12/11/2023 | 428.70        | \$340.92        |
| 180 Woodford Street, Portland, ME         | 11/09/2023                        | 12/11/2023 | 464.20        | \$369.04        |
| <b>CURRENT CHARGES</b>                    | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>892.90</b> | <b>\$709.96</b> |
| Current Finance Charges                   |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>              |                                   |            |               | <b>\$709.96</b> |
| MESSAGE CENTER / CUSTOMER COMMUNICATIONS: |                                   |            |               |                 |

CR 42260

**Thank you for choosing Sprague as your energy supplier!**

**Questions regarding this invoice?** Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460



185 International Drive  
Portsmouth, NH 03801

P 7,19-2

## INVOICE SUMMARY:

MDG2024 00000205 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 01/17/2024  |
| Payment Due Date        | 02/15/2024  |
| Invoice Number          | 71122150    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 12/11/2023                        | 01/10/2024 | 447.90        | \$356.10        |
| 180 Woodford Street, Portland, ME | 12/11/2023                        | 01/10/2024 | 464.00        | \$368.86        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>911.90</b> | <b>\$724.96</b> |
| Current Finance Charges           |                                   |            |               | \$6.25          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$731.21</b> |

MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ck # 7260

**Thank you for choosing Sprague as your energy supplier!**

**Questions regarding this invoice?** Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460





Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 01/12/24  
Next Meter Read Date 02/12/24

AMOUNT DUE

PLEASE PAY BY

\$271.77

02/06/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com)



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

\$263.88

Payment - Thank You 01/10/24

(\$263.88)

Balance Forward

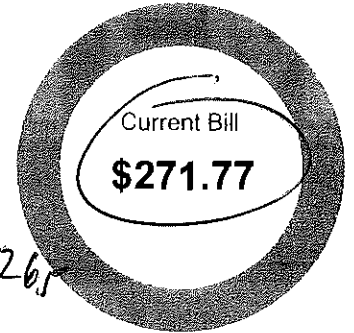
\$0.00

P7,19-3



Gas Service

\$271.77



USAGE AND DETAILS ON PAGE 3

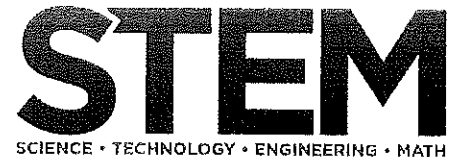
# The Unitil Scholarship Fund

Science, Technology, Engineering and Math (STEM) scholarships are available for the 2024-2025 academic year.

We are happy to announce that we are again offering scholarships for high school students. Six high school seniors from our service territories in New Hampshire, Maine and Massachusetts who are pursuing degrees in engineering, math, science, or technology will each receive \$5,000 for the first year of undergraduate study.

Unitil Scholarship Fund guidelines and application for the 2024-2025 academic year are available online at [unitil.com/scholarship](http://unitil.com/scholarship). The deadline to submit your completed application is on or before March 31st and recipients will be notified of selection by mail no later than April 30th.

If you have any questions regarding our Unitil Scholarship Fund and the application process, please reach out to us via email at [community@unitil.com](mailto:community@unitil.com).



UB240112\_1.XML-5059-000000083





Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 01/12/24  
Next Meter Read Date 02/12/24

| AMOUNT DUE | PLEASE PAY BY |
|------------|---------------|
| \$279.01   | 02/06/24      |

OTHER WAYS TO PAY

☒ **UNI-PAY BANK DRAFT**  
Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)

☐ **ONLINE**  
Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com)

☐ **BY PHONE**  
Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

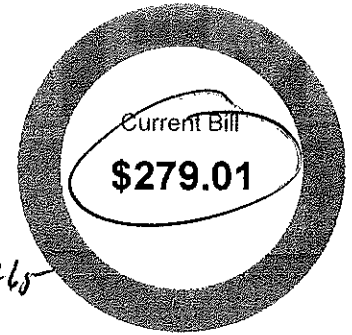
WOOD

Amount of Last Bill  
Payment - Thank You 01/10/24  
Balance Forward

\$278.79  
(\$278.79)  
\$0.00

P 7,19-4

☒ Gas Service \$279.01



USAGE AND DETAILS ON PAGE 3

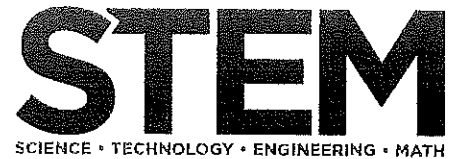
# The Unitil Scholarship Fund

Science, Technology, Engineering and Math (STEM) scholarships are available for the 2024-2025 academic year.

We are happy to announce that we are again offering scholarships for high school students. Six high school seniors from our service territories in New Hampshire, Maine and Massachusetts who are pursuing degrees in engineering, math, science, or technology will each receive \$5,000 for the first year of undergraduate study.

Unitil Scholarship Fund guidelines and application for the 2024-2025 academic year are available online at [unitil.com/scholarship](http://unitil.com/scholarship). The deadline to submit your completed application is on or before March 31st and recipients will be notified of selection by mail no later than April 30th.

If you have any questions regarding our Unitil Scholarship Fund and the application process, please reach out to us via email at [community@unitil.com](mailto:community@unitil.com).





185 International Drive  
Portsmouth, NH 03801

P7, 19-5

## INVOICE SUMMARY:

MDG2024 00000137 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 02/21/2024  |
| Payment Due Date        | 03/21/2024  |
| Invoice Number          | 71133490    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835

Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume          | Amount          |
|-----------------------------------|-----------------------------------|------------|-----------------|-----------------|
| 168 Woodford Street, Portland, ME | 01/10/2024                        | 02/12/2024 | 535.90          | \$426.02        |
| 180 Woodford Street, Portland, ME | 01/10/2024                        | 02/12/2024 | 548.90          | \$436.34        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>1,084.80</b> | <b>\$862.36</b> |
| Current Finance Charges           |                                   |            |                 | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |                 | <b>\$862.36</b> |

### MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ch \$7295

Go Green Go Paperless

Sign up today 1-844-994-3835 [natgas@spragueenergy.com](mailto:natgas@spragueenergy.com)

Payment must be accompanied by bottom portion of this bill

### Woodford Arms, Inc.

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 02/21/2024  |
| Payment Due Date        | 03/21/2024  |
| Invoice Number          | 71133490    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### Invoice Summary:

|                 |              |
|-----------------|--------------|
| Prior Balance   | \$1,441.17   |
| Payments        | (\$1,441.17) |
| Current Charges | \$862.36     |
| Finance Charges | \$0.00       |

May not reflect payments received within three business days.

### Please Remit to:

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

**Total Amount Due** **\$862.36**

Amount Enclosed

A finance charge of 1.50% per month (18.00% APR) will be assessed on all balances unpaid after due date.

0072018283

0071133490

0000086236

0000086236

7



185 International Drive  
Portsmouth, NH 03801

P7,19-6

## INVOICE SUMMARY:

MDG2024 00000175 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 03/18/2024  |
| Payment Due Date        | 04/16/2024  |
| Invoice Number          | 71141738    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 02/12/2024                        | 03/13/2024 | 444.70        | \$353.45        |
| 180 Woodford Street, Portland, ME | 02/12/2024                        | 03/13/2024 | 451.70        | \$359.10        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>896.40</b> | <b>\$712.55</b> |
| Current Finance Charges           |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$712.55</b> |

MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

CH# 7295

**Thank you for choosing Sprague as your energy supplier!**

Questions regarding this invoice? Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460



Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 03/15/24  
Next Meter Read Date 04/11/24

AMOUNT DUE

PLEASE PAY BY

**\$580.21**  
*ch # 7296*

**04/09/24**

OTHER WAYS TO PAY



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at unitil.com



**ONLINE**

Pay and view your bill using our secure website at myaccount.unitil.com.



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

\$309.47

Payment - Thank You

\$0.00

Balance Forward

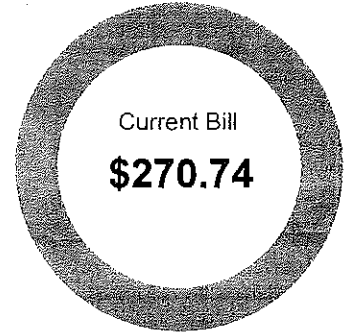
\$309.47

**P7,19-7**



Gas Service

\$270.74



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



**Customer Service /  
Report a Power Outage**

1-888-301-7700



**Gas Emergency**

**MA** - 1-866-542-3547

**ME** - 1-866-900-4460

**NH** - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



unitil.com



facebook.com/Unitil



twitter.com/Unitil



instagram.com/unitilenergy



linkedin.com/company/unitil



youtube.com/UnitilEnergy

## Update Your Info.

Make sure we have your current contact information in your MyUnitil account.



1. Sign in to MyUnitil at myaccount.unitil.com



2. Click on "profile" and then "edit contact & profile" to update your phone number and email address

UB240315\_1.XML-329-000001011





Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 03/15/24  
Next Meter Read Date 04/11/24

AMOUNT DUE

PLEASE PAY BY

\$589.25

04/09/24

ch #7296

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$315.36

Payment - Thank You

\$0.00

Balance Forward

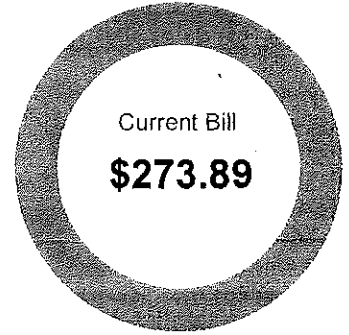
\$315.36

P7,19-8



Gas Service

\$273.89



USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.



**Customer Service /  
Report a Power Outage**

1-888-301-7700



**Gas Emergency**

**MA** - 1-866-542-3547

**ME** - 1-866-900-4460

**NH** - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



unitil.com



facebook.com/Unitil



twitter.com/Unitil



instagram.com/unitilenergy



linkedin.com/company/unitil



youtube.com/UnitilEnergy

## Update Your Info.

Make sure we have your current contact information in your MyUnitil account.



1. Sign in to MyUnitil at myaccount.unitil.com



2. Click on "profile" and then "edit contact & profile" to update your phone number and email address

UB240315\_1.XML-325-000001012





185 International Drive  
Portsmouth, NH 03801

P7,19-9

## INVOICE SUMMARY:

MDG2024 00000043 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 04/16/2024  |
| Payment Due Date        | 05/15/2024  |
| Invoice Number          | 71150519    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835

Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.

PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 03/13/2024                        | 04/11/2024 | 330.70        | \$262.87        |
| 180 Woodford Street, Portland, ME | 03/13/2024                        | 04/11/2024 | 367.90        | \$292.52        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>698.60</b> | <b>\$555.39</b> |
| Current Finance Charges           |                                   |            |               | \$5.51          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$560.90</b> |

MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ck#73118

**Thank you for choosing Sprague as your energy supplier!**

**Questions regarding this invoice?** Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460



... Dig Safe Website  
... Plumbing  
... find a list of private  
... and the digging done  
... gas piping the piping done  
... 506 241

MEGAS OPERATIONS

Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 04/15/24  
Next Meter Read Date 05/13/24

AMOUNT DUE

PLEASE PAY BY

\$225.00

05/10/24

#### OTHER WAYS TO PAY



#### UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at [unitil.com](http://unitil.com)



#### ONLINE

Pay and view your bill using our secure website at [myaccount.unitil.com](http://myaccount.unitil.com).



#### BY PHONE

Call (888) 301-7700 and follow the prompts.

#### BILL SUMMARY

168 Woodford St, Portland

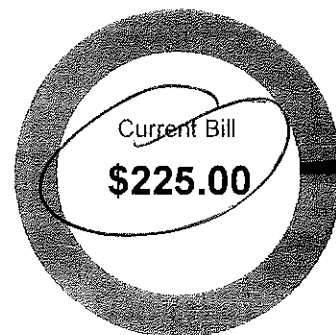
WOOD

Amount of Last Bill  
Payment - Thank You 04/02/24  
Balance Forward

\$580.21  
(\$580.21)  
\$0.00

P7, 19-10

Gas Service \$221.91  
Other Charges/Credits \$3.09



Ch#7346

USAGE AND DETAILS ON PAGE 3

## New MyUnitil Experience

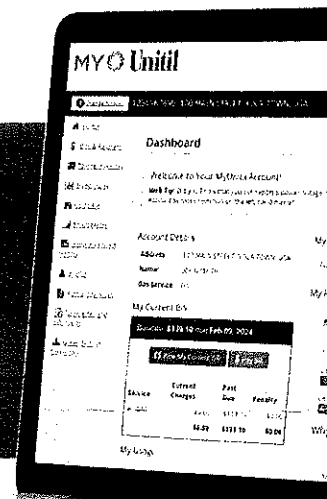
Introducing a new customer portal to manage your account

MyUnitil has been updated with a new, more modern solution that is easier to navigate and offers exciting new benefits and features, including:

- Enhanced security to meet today's data and technology needs
- A more modern interface that is easy to navigate
- New usage graphs to help customers better understand and manage their energy usage
- Appointment reminders and payment-due reminders

Visit [myaccount.unitil.com](http://myaccount.unitil.com) to check out the new MyUnitil today!

If you are a current user, you will log in to the new MyUnitil experience using your existing username and password.



UB240417\_3.XML-477-000002139

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

#### PAYMENT INFO

000239 000002139



WOODFORD ARMS  
P.O. BOX 10563  
PORTLAND ME 04104 0563

ACCOUNT NUMBER  
5050717500

AMOUNT DUE  
\$225.00

PLEASE PAY BY  
05/10/24

AMOUNT PAID



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

8005000005050095000000225006

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WE GAS OPERATIONS

Customer WOODFORD ARMS INC  
 Account Number 5051973500  
 Bill Date 04/15/24  
 Next Meter Read Date 05/13/24

AMOUNT DUE

PLEASE PAY BY

\$240.83

05/10/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$589.25

Payment - Thank You 04/02/24

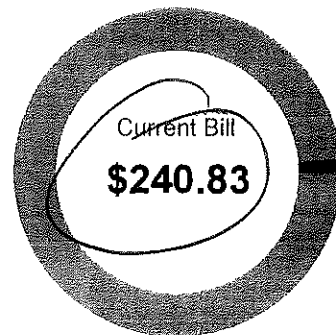
(\$589.25)

Balance Forward

\$0.00

P7,19-11

|                       |          |
|-----------------------|----------|
| Gas Service           | \$237.68 |
| Other Charges/Credits | \$3.15   |



Ch#7346

USAGE AND DETAILS ON PAGE 3

# New MyUnitil Experience

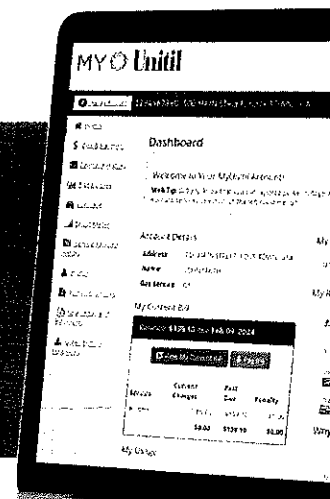
Introducing a new customer portal to manage your account

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- Enhanced security to meet today's data and technology needs
- A more modern interface that is easy to navigate
- New usage graphs to help customers better understand and manage their energy usage
- Appointment reminders and payment-due reminders

Visit [myaccount.unitil.com](http://myaccount.unitil.com) to check out the new MyUnitil today!

If you are a current user, you will log in to the new MyUnitil experience using your existing username and password.



UB240417\_3.XML-473-000002140

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

000237 000002140



WOODFORD ARMS  
 PO BOX 10563  
 PORTLAND ME 04104 0563

ACCOUNT NUMBER  
 5051973500

| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| \$240.83   | 05/10/24      |             |



UNITIL  
 P.O. BOX 981077  
 BOSTON, MA 02298-1077

8005000005058079000000240839

WE GAS OPERATIONS

Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 05/15/24  
Next Meter Read Date 06/11/24

AMOUNT DUE

PLEASE PAY BY

\$443.00

06/10/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill  
Payment - Thank You  
Balance Forward

\$225.00  
\$0.00  
\$225.00

P7,19-12

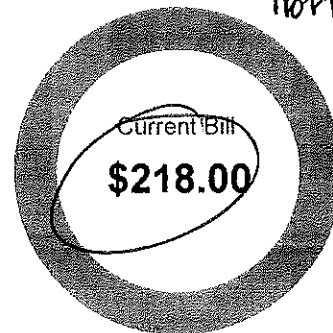
credit

1 not paid



Gas Service

\$218.00



USAGE AND DETAILS ON PAGE 3



The MyUnitil Mobile App

Manage your account on the go!

- Pay monthly bills and view payment and billing history
- Understand and manage energy usage with colorful usage graphs
- Customize notification and communication preferences
- Report a power outage and sign up for paperless billing



Available Now!



GET IT ON Google Play



Download on the App Store





Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 05/15/24  
Next Meter Read Date 06/11/24

AMOUNT DUE

\$466.64

PLEASE PAY BY

06/10/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$240.83

Payment - Thank You

\$0.00

Balance Forward

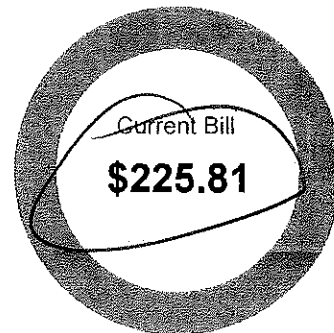
\$240.83

P 7,19-13



Gas Service

\$225.81



USAGE AND DETAILS ON PAGE 3



# The MyUnitil Mobile App

Manage your account on the go!

- Pay monthly bills and view payment and billing history
- Understand and manage energy usage with colorful usage graphs
- Customize notification and communication preferences
- Report a power outage and sign up for paperless billing



## Available Now!



GET IT ON  
Google Play



Download on the  
App Store



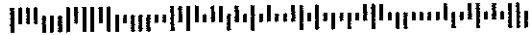


185 International Drive  
Portsmouth, NH 03801

P7,19-14

## INVOICE SUMMARY:

MDG2024 00000040 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

Invoice 515 513.73  
6-15 513.93  
7-15 513.93  
1541.19

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 05/15/2024  |
| Payment Due Date        | 06/13/2024  |
| Invoice Number          | 71159695    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 04/11/2024                        | 05/13/2024 | 314.20        | \$249.83        |
| 180 Woodford Street, Portland, ME | 04/11/2024                        | 05/13/2024 | 332.00        | \$263.90        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>646.20</b> | <b>\$513.73</b> |
| Current Finance Charges           |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$513.73</b> |

MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ch #7352

**Thank you for choosing Sprague as your energy supplier!**

**Questions regarding this invoice?** Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460



Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 06/13/24  
Next Meter Read Date 07/12/24

AMOUNT DUE

(\$290.52)

PLEASE PAY BY

07/08/24

## OTHER WAYS TO PAY



## UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



## ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



## BY PHONE

Call (888) 301-7700 and follow the prompts.

## BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

\$443.00

Payment - Thank You 06/06/24

(\$893.00)

Balance Forward

(\$450.00)

P7,19-15



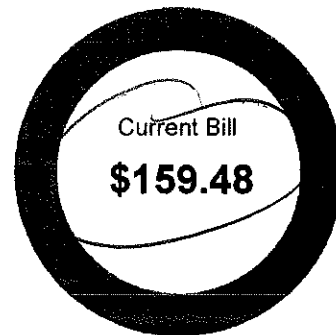
Gas Service

\$157.26



Other Charges/Credits

\$2.22



USAGE AND DETAILS ON PAGE 3

# Ways to Save

Explore options to take control of your energy use.

**Rebates and Efficiency Programs**

Offers and services to help you meet your energy goals and lower your monthly bill

**Tools and Tips**

Tools to understand your energy use and tips to use energy more efficiently

**Solar and Private Generation**

Generate your own renewable energy in parallel with our electric system

[unitil.com/ways-to-save](http://unitil.com/ways-to-save)

UB240613\_1.XML-341-000000972

Questions about your bill? Visit [unitil.com](http://unitil.com) or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

000171 000000972



WOODFORD ARMS  
P.O. BOX 10563  
PORTLAND ME 04104 0563

234

ACCOUNT NUMBER

5050717500



AMOUNT DUE

(\$290.52)

PLEASE PAY BY

07/08/24

AMOUNT PAID

CREDIT



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

80050000050507175000000290521

Page 7/7

GO PAPERLESS - GO GREEN  
Take advantage of paperless billing!  
More details online at [unitil.com/paperless](http://unitil.com/paperless)



Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 06/13/24  
Next Meter Read Date 07/12/24

AMOUNT DUE

(\$280.69)

PLEASE PAY BY

07/08/24

## OTHER WAYS TO PAY



## UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



## ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



## BY PHONE

Call (888) 301-7700 and follow the prompts.

## BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$466.64

Payment - Thank You 06/06/24

(\$915.83)

Balance Forward

(\$449.19)

P 7,19-16

Gas Service

\$166.12

Other Charges/Credits

\$2.38

Current Bill

\$168.50

ch #7346

USAGE AND DETAILS ON PAGE 3

# Ways to Save

Explore options to take control of your energy use.

**Rebates and Efficiency Programs**

Offers and services to help you meet your energy goals and lower your monthly bill

**Tools and Tips**

Tools to understand your energy use and tips to use energy more efficiently

**Solar and Private Generation**

Generate your own renewable energy in parallel with our electric system

unitil.com/ways-to-save



UB240613\_1.XML-337-000000973

Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

000169 000000973



WOODFORD ARMS  
PO BOX 10563  
PORTLAND ME 04104 0563

234

GO PAPERLESS - GO GREEN

Take advantage of paperless billing!  
More details online at unitil.com/gopaperless

ACCOUNT NUMBER

5051973500



AMOUNT DUE

(\$280.69)

PLEASE PAY BY

07/08/24

AMOUNT PAID

CREDIT



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

80050000050519735000000280694

Page 7/9





185 International Drive  
Portsmouth, NH 03801

P7, 19-17

## INVOICE SUMMARY:

MDG2024 00000091 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 06/17/2024  |
| Payment Due Date        | 07/16/2024  |
| Invoice Number          | 71169141    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

**Customer Service**  
1-844-894-3835  
Mon - Fri 8:00 AM - 5:00 PM

**Remit Check Payment to**  
Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

**Visit our website**  
[www.spragueenergy.com](http://www.spragueenergy.com)

**GAS EMERGENCY**  
**Northern ME /**  
**1-866-900-4460**

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 05/13/2024                        | 06/11/2024 | 188.10        | \$148.07        |
| 180 Woodford Street, Portland, ME | 05/13/2024                        | 06/11/2024 | 188.20        | \$149.57        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>356.30</b> | <b>\$295.64</b> |
| Current Finance Charges           |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$295.64</b> |

MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ch #7352

Go Green Go Paperless

Sign up today! 1.844.994.3835 natgas@spragueenergy.com

Payment must be accompanied by bottom portion of this bill

### Woodford Arms, Inc.

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 06/17/2024  |
| Payment Due Date        | 07/16/2024  |
| Invoice Number          | 71169141    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### Invoice Summary:

|                 |              |
|-----------------|--------------|
| Prior Balance   | \$513.73     |
| Payments        | (\$1,550.00) |
| Current Charges | \$295.64     |
| Finance Charges | \$0.00       |

May not reflect payments received within three business days.

**Please Remit to:**  
Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

**Total Amount Due** **(\$740.63)**

Amount Enclosed



A finance charge of 1.50% per month (18.00% APR) will be assessed on all balances unpaid after due date.



Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 07/16/24  
Next Meter Read Date 08/13/24

AMOUNT DUE

(\$157.79)

PLEASE PAY BY

08/12/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

(\$290.52)

Payment - Thank You

\$0.00

Balance Forward

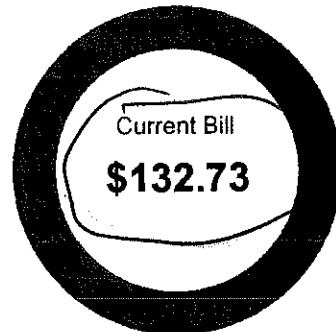
(\$290.52)

P7,19-18



Gas Service

\$132.73



USAGE AND DETAILS ON PAGE 3

Connect with

We are here to help with your energy service needs and questions.



Customer Service / Report a Power Outage

1-888-301-7700



Gas Emergency

MA - 1-866-542-3547

ME - 1-866-900-4460

NH - 1-866-900-4115

Credit Balance!

age

Update Your Info.

Make sure we have your contact information in MyUnitil account.

1.

Sign in to MyUnitil at myaccount.unitil.com

2.

Click on the "Profile" and then, select "My" and click the "Edit A Profile" button

UB240718\_1.XML-347-000001004

Questions about your bill? Visit unitil.com or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

PAYMENT INFO

000174 000001004



WOODFORD ARMS  
P.O. BOX 10563  
PORTLAND ME 04104 0563

ACCOUNT NUMBER

5050717500

AMOUNT DUE

(\$157.79)

PLEASE PAY BY

08/12/24

AMOUNT PAID

CREDIT



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

80050000050507175000000157795



Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 07/16/24  
Next Meter Read Date 08/13/24

AMOUNT DUE

PLEASE PAY BY

(\$139.16)

08/12/24

## OTHER WAYS TO PAY



## UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



## ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



## BY PHONE

Call (888) 301-7700 and follow the prompts.

## BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

(\$280.69)

Payment - Thank You

\$0.00

Balance Forward

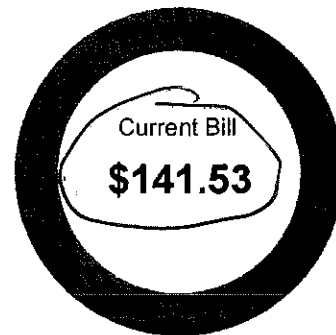
(\$280.69)

P7,19-19



Gas Service

\$141.53



Ch#7346

USAGE AND DETAILS ON PAGE 3

## Connect with us!

We are here to help with your energy service needs and questions.

Customer Service /  
Report a Power Outage

1-888-301-7700



## Gas Emergency

MA - 1-866-542-3547

ME - 1-866-900-4460

NH - 1-866-900-4115

Follow us on the web to stay up to date with news and outage restoration information.



unitil.com



facebook.com/Unitil



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linkedin.com/company/unitil



youtube.com/UnitilEnergy

Update  
Your Info.

Make sure we have your contact information in MyUnitil account.

1.

Sign in to MyUnitil at myaccount.unitil.com.

2.

Click on the "Profile" and then, select "My" and click the "Edit A Profile" button

UB240716\_1.XML-343-000001005

Questions about your bill? Visit unitil.com or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

000172 000001005



WOODFORD ARMS  
PO BOX 10563  
PORTLAND ME 04104 0563

## ACCOUNT NUMBER

5051973500

AMOUNT DUE

(\$139.16)

PLEASE PAY BY

08/12/24

AMOUNT PAID

CREDIT



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

GO PAPERLESS - GO GREEN

Take advantage of paperless billing!

More details online at unitil.com/gocpaperless

80050000050518735000000139163

Page 804



**Sprague** 185 International Drive  
Portsmouth, NH 03801

P7, 19-20

## INVOICE SUMMARY:

MDG2024 00000219 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 07/17/2024  |
| Payment Due Date        | 08/15/2024  |
| Invoice Number          | 71177301    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 06/11/2024                        | 07/12/2024 | 112.40        | \$107.83        |
| 180 Woodford Street, Portland, ME | 06/11/2024                        | 07/12/2024 | 132.90        | \$105.57        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>245.30</b> | <b>\$213.40</b> |
| Current Finance Charges           |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$213.40</b> |

### MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ch# 7352

Go Green Go Paperless

Sign up today! 1-844-994-3835 or [go.paperless.spragueenergy.com](http://go.paperless.spragueenergy.com)

Payment must be accompanied by bottom portion of this bill

### Woodford Arms, Inc.

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 07/17/2024  |
| Payment Due Date        | 08/15/2024  |
| Invoice Number          | 71177301    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### Invoice Summary:

|                 |            |
|-----------------|------------|
| Prior Balance   | (\$740.63) |
| Payments        | \$0.00     |
| Current Charges | \$213.40   |
| Finance Charges | \$0.00     |

May not reflect payments received within three business days.

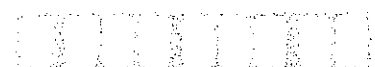
### Please Remit to:

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

**Total Amount Due**

**(\$527.23)**

Amount Enclosed



A finance charge of 1.50% per month (18.00% APR) will be assessed on all balances unpaid after due date.



Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 08/15/24  
Next Meter Read Date 09/11/24

AMOUNT DUE

(\$31.81)

PLEASE PAY BY

09/09/24

## OTHER WAYS TO PAY



## UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



## ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



## BY PHONE

Call (888) 301-7700 and follow the prompts.

## BILL SUMMARY

168 Woodford St, Portland

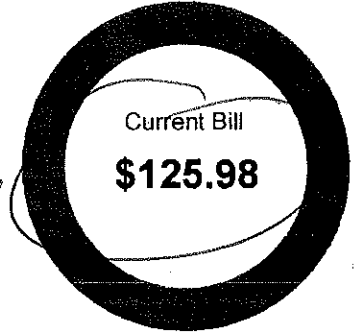
WOOD

Amount of Last Bill (\$157.79)  
Payment - Thank You \$0.00  
Balance Forward (\$157.79)

P7,19-21

Gas Service

\$125.98



USAGE AND DETAILS ON PAGE 3

**August 11**  
is National **811** Day

Call Before You Dig

Whether you are planting fall bulbs in your own backyard, or preparing for a whole new construction project, ANYONE planning to do ANY digging is required, by law, to call DigSafe® at 811 at **least three working days** before any digging begins.

Remember, utilities can be buried just a few inches below the ground, so even tiny gardens can do big damage to your community! Hitting a buried line when digging can disrupt utility service, cost money to repair, or cause serious injury or death.



UB240815\_1.XML-341-000000973

Questions about your bill? Visit unitil.com or call (888) 301-7700. More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

## PAYMENT INFO

000171 000000973



WOODFORD ARMS  
P.O. BOX 10563  
PORTLAND ME 04104 0563



ACCOUNT NUMBER  
5050717500

| AMOUNT DUE | PLEASE PAY BY | AMOUNT PAID |
|------------|---------------|-------------|
| (\$31.81)  | 09/09/24      | CREDIT      |



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

80050000050507175000000031818





Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 08/15/24  
Next Meter Read Date 09/11/24

AMOUNT DUE

(\$2.47)

PLEASE PAY BY

09/09/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

(\$139.16)

Payment - Thank You

\$0.00

Balance Forward

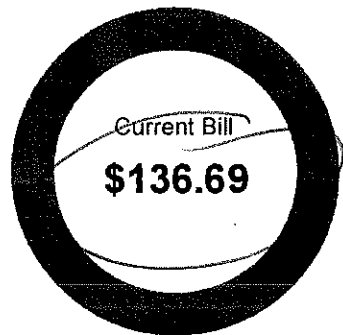
(\$139.16)

P7, 19-22



Gas Service

\$136.69



ch #7346

USAGE AND DETAILS ON PAGE 3

August 11  
is National **811** Day

Call Before You Dig

Whether you are planting fall bulbs in your own backyard, or preparing for a whole new construction project, ANYONE planning to do ANY digging is required, by law, to call DigSafe® at 811 at **least three working days** before any digging begins.

Remember, utilities can be buried just a few inches below the ground, so even tiny gardens can do big damage to your community! Hitting a buried line when digging can disrupt utility service, cost money to repair, or cause serious injury or death.



UB240815\_1.XML-337-000000974

Questions about your bill? Visit unitil.com or call (888) 301-7700.  
More information on reverse.

Please pay upon receipt and by date listed below to avoid interest charges of 1% per month.

PAYMENT INFO

000169 000000974



WOODFORD ARMS  
PO BOX 10563  
PORTLAND ME 04104 0563

ACCOUNT NUMBER  
5051973500



AMOUNT DUE

(\$2.47)

PLEASE PAY BY

09/09/24

AMOUNT PAID

CREDIT



UNITIL  
P.O. BOX 981077  
BOSTON, MA 02298-1077

80050000050519735000000002478



185 International Drive  
Portsmouth, NH 03801

P7,19-23

## INVOICE SUMMARY:

MDG2024 00000060 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 08/20/2024  |
| Payment Due Date        | 09/18/2024  |
| Invoice Number          | 71187838    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

|                                                                          |                                                                                                                    |                                                                                              |                                                                       |
|--------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------|
| <b>Customer Service</b><br>1-844-994-3835<br>Mon - Fri 8:00 AM - 5:00 PM | <b>Remit Check Payment to</b><br>Sprague Operating Resources LLC.<br>PO Box 782532, Philadelphia,<br>PA 19178-2532 | <b>Visit our website</b><br><a href="http://www.spragueenergy.com">www.spragueenergy.com</a> | <b>GAS EMERGENCY</b><br><b>Northern ME /</b><br><b>1-866-900-4460</b> |
|--------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------|-----------------------------------------------------------------------|

## TOTAL ACCOUNT SUMMARY:

| Location                          | From       | To         | Volume | Amount  |
|-----------------------------------|------------|------------|--------|---------|
| 168 Woodford Street, Portland, ME | 07/12/2024 | 08/13/2024 | 97.00  | \$84.05 |
| 180 Woodford Street, Portland, ME | 07/12/2024 | 08/13/2024 | 121.30 | \$96.41 |

|                              |                                   |               |                 |
|------------------------------|-----------------------------------|---------------|-----------------|
| <b>CURRENT CHARGES</b>       | <i>(EXCLUDES FINANCE CHARGES)</i> | <b>218.30</b> | <b>\$180.46</b> |
| Current Finance Charges      |                                   |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b> |                                   |               | <b>\$180.46</b> |

### MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ch#7352

Go Green Go Paperless

Sign up today! 1.844.994.3835 | [natgas@spragueenergy.com](mailto:natgas@spragueenergy.com)

Payment must be accompanied by bottom portion of this bill

### Woodford Arms, Inc.

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 08/20/2024  |
| Payment Due Date        | 09/18/2024  |
| Invoice Number          | 71187838    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### Invoice Summary:

|                 |            |
|-----------------|------------|
| Prior Balance   | (\$527.23) |
| Payments        | \$0.00     |
| Current Charges | \$180.46   |
| Finance Charges | \$0.00     |

May not reflect payments received within three business days.

### Please Remit to:

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

**Total Amount Due (\$346.77)**

Amount Enclosed



A finance charge of 1.50% per month (18.00% APR) will be assessed on all balances unpaid after due date.





Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 09/13/24  
Next Meter Read Date 10/11/24

AMOUNT DUE

\$100.62

PLEASE PAY BY

10/08/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

Payment - Thank You

Balance Forward

P7,19-24

(\$31.81)

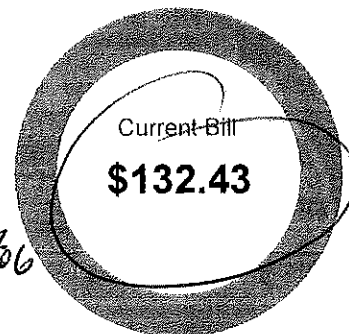
\$0.00

(\$31.81)



Gas Service

\$132.43



USAGE AND DETAILS ON PAGE 3



## Be Prepared

with your emergency storm kit

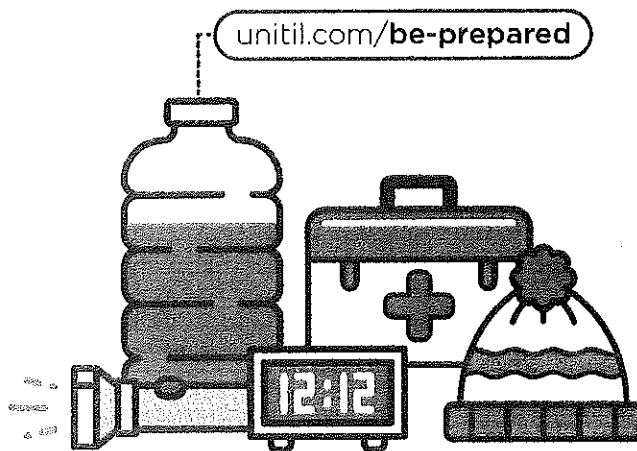
Don't wait for the lights to go out to prepare your emergency kit. We've gathered a list of 10 must-haves that will help keep your family safe and comfortable in the event of a power outage.



Take inventory once a year to reassess your needs and replace any expired food or medications.



Keep your emergency kit in an easily accessible location and be sure other members of your household know where to find it.



UB240913\_1.XML-329-000000965



Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 09/13/24  
Next Meter Read Date 10/11/24

AMOUNT DUE

PLEASE PAY BY

\$133.69

10/08/24

OTHER WAYS TO PAY

BILL SUMMARY

180 Woodford St, Portland

WOOD

☒ **UNI-PAY BANK DRAFT**  
Sign up for automatic bank draft on the back of this bill or online at unitil.com

Amount of Last Bill  
Payment - Thank You  
Balance Forward

**P7,19-25**

(\$2.47)  
\$0.00  
(\$2.47)

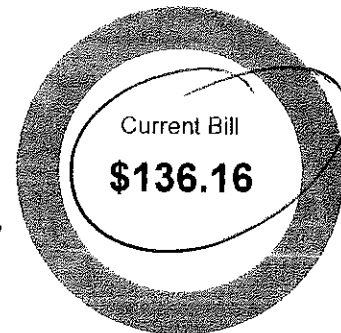
☐ **ONLINE**  
Pay and view your bill using our secure website at myaccount.unitil.com.



☒ Gas Service

\$136.16

☐ **BY PHONE**  
Call (888) 301-7700 and follow the prompts.



ch#7406

USAGE AND DETAILS ON PAGE 3



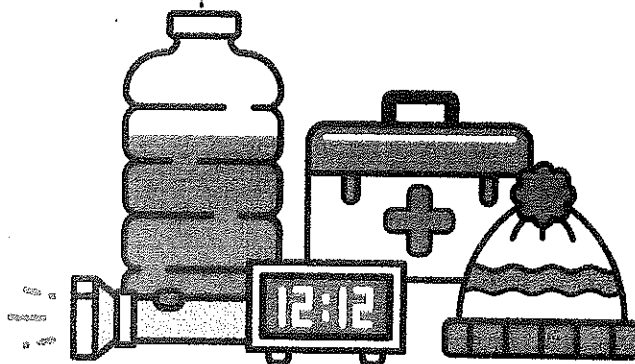
## Be Prepared

with your emergency storm kit

[unitil.com/be-prepared](http://unitil.com/be-prepared)

Don't wait for the lights to go out to prepare your emergency kit. We've gathered a list of 10 must-haves that will help keep your family safe and comfortable in the event of a power outage.

- ☒ Take inventory once a year to reassess your needs and replace any expired food or medications.
- ☒ Keep your emergency kit in an easily accessible location and be sure other members of your household know where to find it.



UB240913\_1.XML-325-000000966





**Sprague** 185 International Drive  
Portsmouth, NH 03801

Page 1 of 3

P7-19-26

## INVOICE SUMMARY:

MDG2024 00000040 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 09/18/2024  |
| Payment Due Date        | 10/17/2024  |
| Invoice Number          | 71196046    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume | Amount          |
|-----------------------------------|-----------------------------------|------------|--------|-----------------|
| 168 Woodford Street, Portland, ME | 08/13/2024                        | 09/11/2024 | 110.70 | \$87.96         |
| 180 Woodford Street, Portland, ME | 08/13/2024                        | 09/11/2024 | 119.80 | \$95.20         |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | 230.50 | \$183.16        |
| Current Finance Charges           |                                   |            |        | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |        | <b>\$183.16</b> |

### MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

1047502



185 International Drive  
Portsmouth, NH 03801

P 7, 19-27

## INVOICE SUMMARY:

MDG2024 00000011 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 10/16/2024  |
| Payment Due Date        | 11/14/2024  |
| Invoice Number          | 71204719    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

**Customer Service**  
1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

**Remit Check Payment to**  
Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

**Visit our website**  
[www.spragueenergy.com](http://www.spragueenergy.com)

**GAS EMERGENCY**  
**Northern ME /**  
**1-866-900-4460**

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 09/11/2024                        | 10/11/2024 | 162.10        | \$128.89        |
| 180 Woodford Street, Portland, ME | 09/11/2024                        | 10/11/2024 | 162.80        | \$145.26        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>344.90</b> | <b>\$274.15</b> |
| Current Finance Charges           |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$274.15</b> |

MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

ch # 7425

**Thank you for choosing Sprague as your energy supplier!**

**Questions regarding this invoice?** Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460



Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 10/15/24  
Next Meter Read Date 11/08/24

AMOUNT DUE

PLEASE PAY BY

**\$120.33**

**11/12/24**

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

ch # 7426

WOOD

Amount of Last Bill  
Payment - Thank You 10/04/24  
Balance Forward

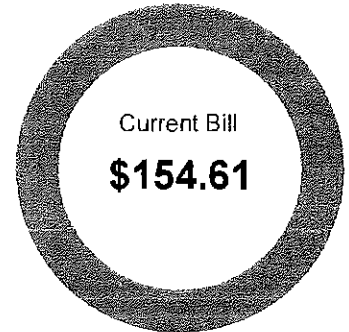
\$100.62  
(\$134.90)  
(\$34.28)

**P7,19-28**



Gas Service

\$154.61

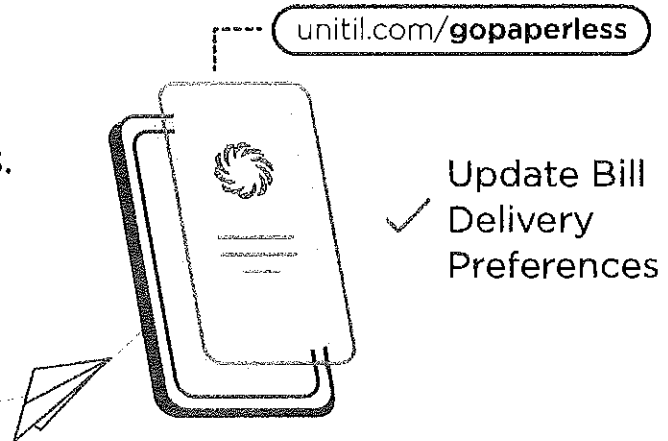


USAGE AND DETAILS ON PAGE 3

# Go Paperless

Stop throwing away unwanted paper bills.  
Enrolling in paperless billing is easy.

1. Log in to your MyUnitil account and adjust your account preferences.
2. Effective with your next bill, your account(s) will be automatically updated to email or text message delivery.





Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 10/15/24  
Next Meter Read Date 11/08/24

AMOUNT DUE

PLEASE PAY BY

**\$163.89**

**11/12/24**

ch # 7426

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$133.69

Payment - Thank You 10/04/24

(\$133.69)

Balance Forward

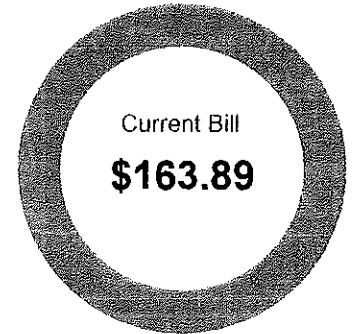
\$0.00

**P7,19-29**



Gas Service

\$163.89

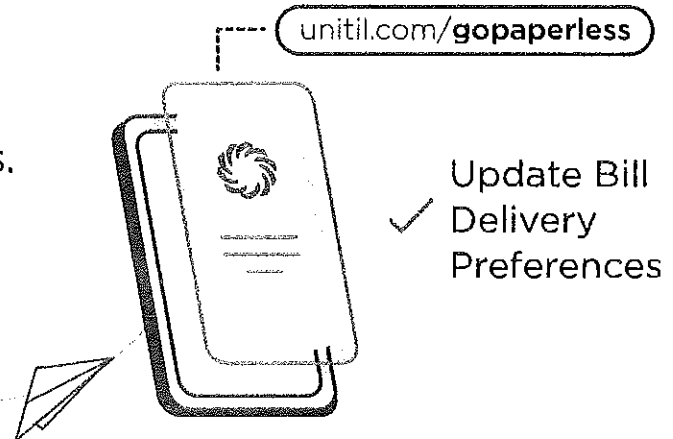


USAGE AND DETAILS ON PAGE 3

# Go Paperless

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UB241015\_1.XML-345-000000981





185 International Drive  
Portsmouth, NH 03801

P7, 19-30

## INVOICE SUMMARY:

MDG2024 00000066 01



Woodford Arms, Inc.  
Attn: Accounts Payable  
Post Office Box 10563  
Portland, ME 04104-0000

### BILLING SUMMARY:

|                         |             |
|-------------------------|-------------|
| Invoice Date            | 11/14/2024  |
| Payment Due Date        | 12/13/2024  |
| Invoice Number          | 71214058    |
| Sprague Customer Number | 72018283    |
| Payment Terms           | Net 30 Days |

### HOW TO CONTACT SPRAGUE OPERATING RESOURCES LLC:

#### Customer Service

1-844-994-3835  
Mon - Fri 8:00 AM - 5:00 PM

#### Remit Check Payment to

Sprague Operating Resources LLC.  
PO Box 782532, Philadelphia,  
PA 19178-2532

#### Visit our website

[www.spragueenergy.com](http://www.spragueenergy.com)

#### GAS EMERGENCY

Northern ME /  
1-866-900-4460

## TOTAL ACCOUNT SUMMARY:

| Location                          | From                              | To         | Volume        | Amount          |
|-----------------------------------|-----------------------------------|------------|---------------|-----------------|
| 168 Woodford Street, Portland, ME | 10/11/2024                        | 11/08/2024 | 211.50        | \$168.08        |
| 180 Woodford Street, Portland, ME | 10/11/2024                        | 11/08/2024 | 268.70        | \$213.60        |
| <b>CURRENT CHARGES</b>            | <i>(EXCLUDES FINANCE CHARGES)</i> |            | <b>480.20</b> | <b>\$381.68</b> |
| Current Finance Charges           |                                   |            |               | \$0.00          |
| <b>TOTAL CURRENT CHARGES</b>      |                                   |            |               | <b>\$381.68</b> |

### MESSAGE CENTER / CUSTOMER COMMUNICATIONS:

Phs: Past Due Balance \$110.54

492.22

ch # 7452

**Thank you for choosing Sprague as your energy supplier!**

**Questions regarding this invoice?** Please call Sprague Customer Service at 1-844-994-3835

In the event of a gas emergency, please call Northern ME at 1-866-900-4460





Customer  
Account Number  
Bill Date  
Next Meter Read Date

WOODFORD ARMS  
5050717500  
11/13/24  
12/10/24

AMOUNT DUE

\$296.08

PLEASE PAY BY

12/09/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

\$120.33

Payment - Thank You

\$0.00

Balance Forward

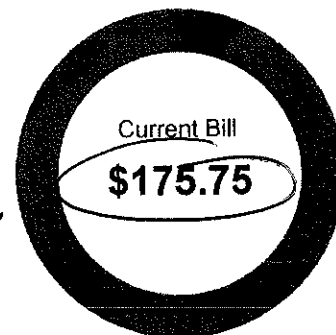
\$120.33

P7,19-31



Gas Service

\$175.75



ch#7453

USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off – small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

UB241113\_1.XML-397-000000987

Question  
More



234



Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 11/13/24  
Next Meter Read Date 12/10/24

AMOUNT DUE

\$365.09

PLEASE PAY BY

12/09/24

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$163.89

Payment - Thank You

\$0.00

Balance Forward

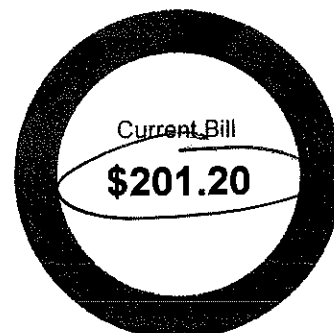
\$163.89

P 7,19-32



Gas Service

\$201.20



CH# 7453

USAGE AND DETAILS ON PAGE 3

## Home Energy Improvements

Now is a great time to make some of the home energy improvements you may have been putting off - small changes that will not only save you money on your energy bill, but also improve the comfort of your home.

- ✓ Seal door and window gaps
- ✓ Replace or add new insulation
- ✓ Use a WiFi-enabled thermostat
- ✓ Schedule a tune-up and inspection of your furnace or boiler
- ✓ Utilize LED lighting where possible

[unitil.com/winter-energy](http://unitil.com/winter-energy)



To check available rebates and incentives for your area, visit [unitil.com/ways-to-save](http://unitil.com/ways-to-save).

UB241113\_1.XML-393-000000988





Customer WOODFORD ARMS  
Account Number 5050717500  
Bill Date 12/12/24  
Next Meter Read Date 01/10/25

AMOUNT DUE

PLEASE PAY BY

\$415.84

01/06/25

OTHER WAYS TO PAY



UNI-PAY BANK DRAFT

Sign up for automatic bank draft on the back of this bill or online at unitil.com



ONLINE

Pay and view your bill using our secure website at myaccount.unitil.com.



BY PHONE

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

168 Woodford St, Portland

WOOD

Amount of Last Bill

\$296.08

Payment - Thank You 11/27/24

(\$120.33)

Balance Forward

\$175.75

P7,19-33



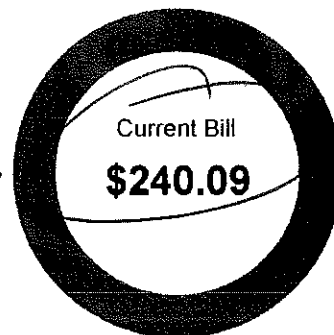
Gas Service

\$238.89



Other Charges/Credits

\$1.20



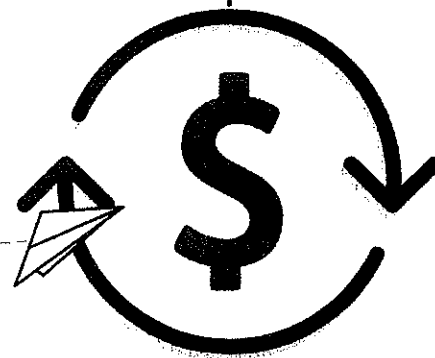
ch #7458

USAGE AND DETAILS ON PAGE 3

# Never miss a payment.

Get started with Uni-Pay, Unitil's automatic bank draft option, and never worry about missing a monthly payment again.

myaccount.unitil.com



1. Log in to your MyUnitil account and enroll in Uni-Pay by providing your bank account information typically found on the bottom of a blank check.
2. After enrolling in Uni-Pay, bills will be marked as "bank draft" in the amount due section and will be automatically drafted on the due date.

UB241212\_1.XML-325-000000993





Customer WOODFORD ARMS INC  
Account Number 5051973500  
Bill Date 12/12/24  
Next Meter Read Date 01/10/25

AMOUNT DUE

**\$471.04**

PLEASE PAY BY

**01/06/25**

OTHER WAYS TO PAY



**UNI-PAY BANK DRAFT**

Sign up for automatic bank draft on the back of this bill or online at unitil.com



**ONLINE**

Pay and view your bill using our secure website at myaccount.unitil.com.



**BY PHONE**

Call (888) 301-7700 and follow the prompts.

BILL SUMMARY

180 Woodford St, Portland

WOOD

Amount of Last Bill

\$365.09

Payment - Thank You 11/27/24

(\$163.89)

Balance Forward

\$201.20

**P 7,19-34**



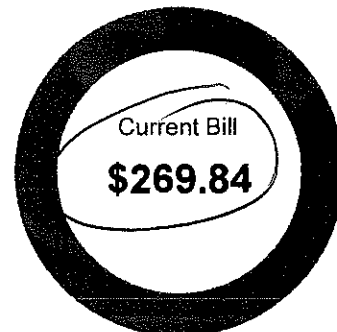
Gas Service

\$268.20



Other Charges/Credits

\$1.64



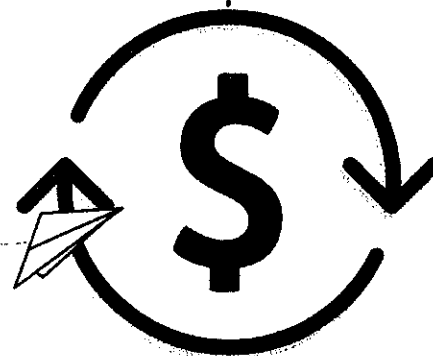
*Chk # 7408*

USAGE AND DETAILS ON PAGE 3

# Never miss a payment.

Get started with Uni-Pay, Unitil's automatic bank draft option, and never worry about missing a monthly payment again.

myaccount.unitil.com



1. Log in to your MyUnitil account and enroll in Uni-Pay by providing your bank account information typically found on the bottom of a blank check.
2. After enrolling in Uni-Pay, bills will be marked as "bank draft" in the amount due section and will be automatically drafted on the due date.

UB241212\_1.XML-321-000000994



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

The average residential **CMP Delivery** amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, our Arrearage Management Program or our Electricity Lifeline Program. For more information, please visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), call us at 800.750.4000, or contact your local Community Action Agency.

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

Put your bill on autopilot with AutoPay and your electricity bill will be paid on time, every time. It's safe, secure and convenient. No mailing delays. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153                  | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$126.28   | 02/20/2024 |
| Invoice Number<br>725001693007 |                                                               |            |            |

**P7, 20-1**

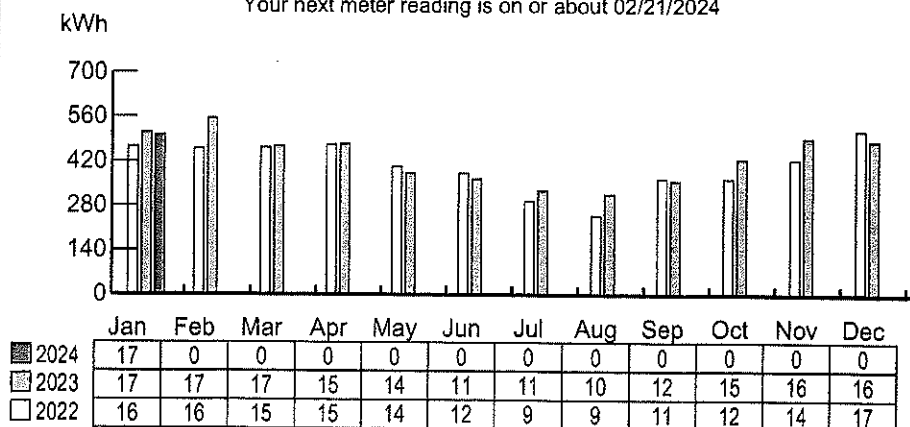
## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$142.20        |
| Payments received through 01/22/2024 - Thank you | -\$142.20       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$61.22        |
| Non-CMP Supplier Standard Offer                  | +\$65.06        |
| <b>Please pay by 02/20/2024</b>                  | <b>\$126.28</b> |

ck# 7263

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 02/21/2024



## Your Average Daily Usage (kWh)

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.565.3181  
 Outage reporting line: 800.696.1000

| Account Number | Service Location                                              | Amount Due | Date Due   |
|----------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$19.76    | 02/15/2024 |

Invoice Number 707001968935

**P7, 20-2**

## Your Messages

The average residential CMP Delivery amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, our Arrearage Management Program or our Electricity Lifeline Program. For more information, please visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), call us at 800.750.4000, or contact your local Community Action Agency.

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

Put your bill on autopilot with AutoPay and your electricity bill will be paid on time, every time. It's safe, secure and convenient. No mailing delays. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$23.05        |
| Payments received through 01/19/2024 - Thank you | -\$23.05       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$14.27       |
| Non-CMP Supplier Standard Offer                  | +\$5.49        |
| <b>Please pay by 02/15/2024</b>                  | <b>\$19.76</b> |

Ch # 7263

001294 1/2

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

| Account Number | Service Location                                              | Amount Due | Date Due   |
|----------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350  | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$123.64   | 02/20/2024 |

Invoice Number 725001693006

**P7, 20-3**

## Your Messages

The average residential **CMP Delivery** amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

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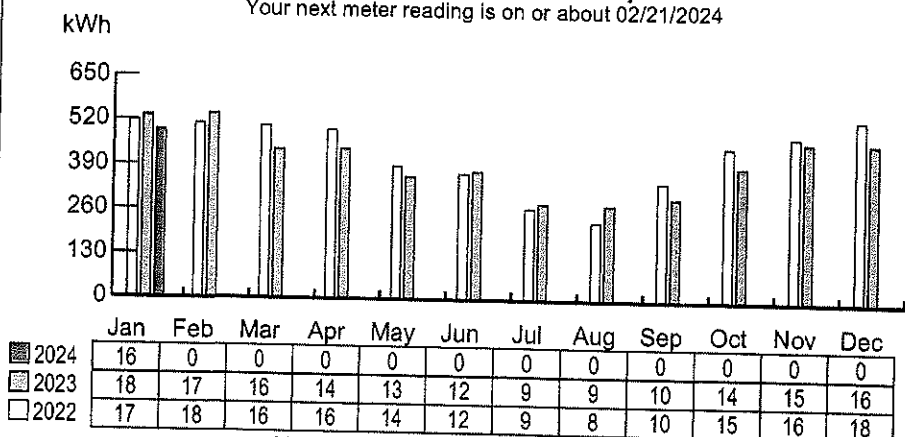
## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$137.06        |
| Payments received through 01/22/2024 - Thank you | - \$137.06      |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$60.17        |
| Non-CMP Supplier Standard Offer                  | +\$63.47        |
| <b>Please pay by 02/20/2024</b>                  | <b>\$123.64</b> |

cl# 7263

## Your Monthly Usage Summary (kWh)

Your next meter reading is on or about 02/21/2024



## Your Average Daily Usage (kWh)





# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

The average residential **CMP Delivery** amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, our Arrearage Management Program or our Electricity Lifeline Program. For more information, please visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), call us at 800.750.4000, or contact your local Community Action Agency.

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Put your bill on autopilot with AutoPay and your electricity bill will be paid on time, every time. It's safe, secure and convenient. No mailing delays. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7451-127                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 2<br>PORTLAND ME 04104 | \$30.72    | 02/20/2024 |
| Invoice Number<br>725001693682 |                                                                 |            |            |

**P 7, 20-4**

## Your Account Summary

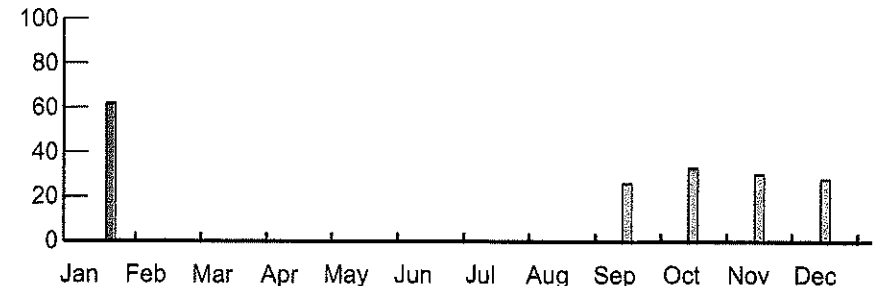
|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$21.81        |
| Payments received through 01/22/2024 - Thank you | -\$21.81       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$22.73       |
| Non-CMP Supplier Standard Offer                  | +\$7.99        |
| <b>Please pay by 02/20/2024</b>                  | <b>\$30.72</b> |

ck#7263

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 02/21/2024

kWh



■ 2024  
■ 2023  
□ 2022

## Your Average Daily Usage (kWh)

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

| Account Number | Service Location                                              | Amount Due | Date Due   |
|----------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153  | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$229.20   | 04/18/2024 |

Invoice Number 709002009433

**P7,20-5**

## Your Messages

The average residential **CMP Delivery** amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Home Energy Assistance Program, the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

Put your bill on autopilot with AutoPay and your electricity bill will be paid on time, every time. It's safe, secure and convenient. No mailing delays. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or all three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

## Your Account Summary

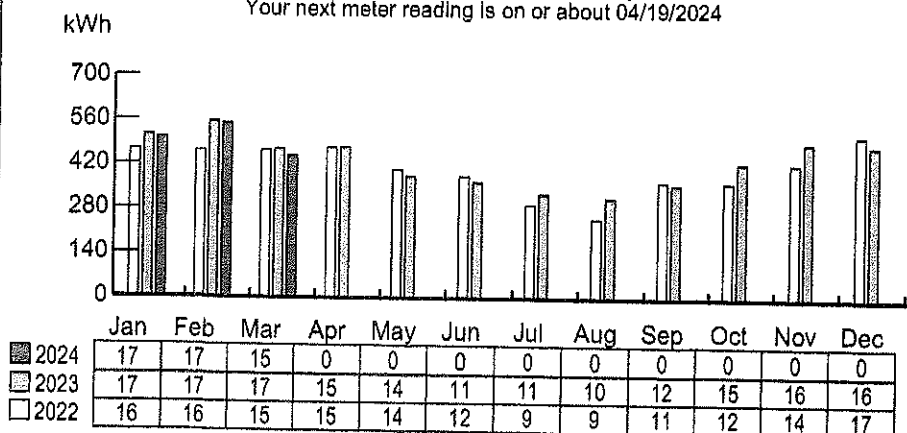
|                                        |                 |
|----------------------------------------|-----------------|
| Prior Balance                          | \$123.81        |
| Payments received through 03/22/2024   | \$0.00          |
| <b>Balance Forward</b>                 | <b>\$123.81</b> |
| <b>Other Charges</b>                   | <b>+\$1.17</b>  |
| <b>CMP Delivery</b>                    | <b>+\$55.67</b> |
| <i>Non-CMP Supplier Standard Offer</i> | <i>+\$48.55</i> |
| <b>Please pay by 04/18/2024</b>        | <b>\$229.20</b> |

chk # 7292

001140 1/2

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 04/19/2024



## Your Average Daily Usage (kWh)


**CENTRAL MAINE  
POWER**

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: **800.565.3181**  
 Outage reporting line: **800.696.1000**

**Your Messages**

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Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$36.91    | 04/17/2024 |
| Invoice Number<br>704002044693 |                                                               |            |            |

**P7, 20-6**

**Your Account Summary**

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$18.88        |
| Payments received through 03/21/2024 | \$0.00         |
| Balance Forward                      | \$18.88        |
| Other Charges                        | +\$0.17        |
| CMP Delivery                         | +\$14.20       |
| Non-CMP Supplier Standard Offer      | +\$3.66        |
| <b>Please pay by 04/17/2024</b>      | <b>\$36.91</b> |

ck # 7292

001190 1/2

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350               | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$226.26   | 04/18/2024 |
| Invoice Number 709002009432 |                                                               |            |            |

**P7, 20-7**

## Your Messages

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## Your Account Summary

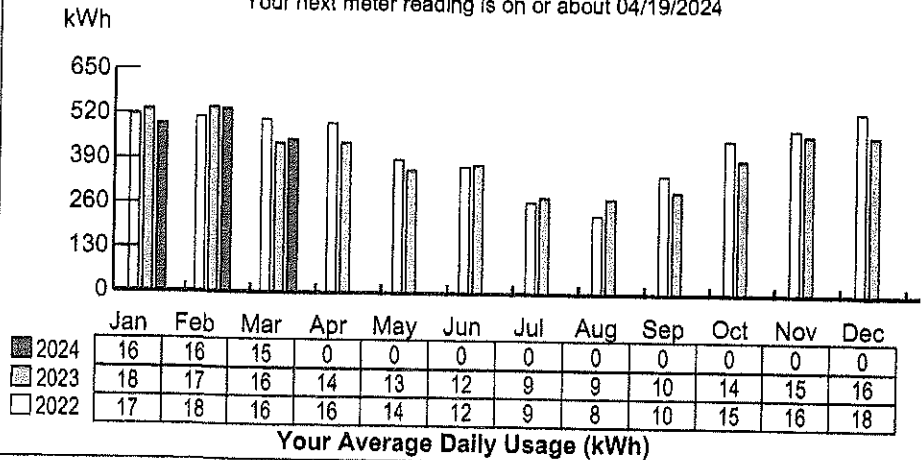
|                                      |                 |
|--------------------------------------|-----------------|
| Prior Balance                        | \$121.09        |
| Payments received through 03/22/2024 | \$0.00          |
| Balance Forward                      | \$121.09        |
| Other Charges                        | +\$1.15         |
| CMP Delivery                         | +\$55.58        |
| Non-CMP Supplier Standard Offer      | +\$48.44        |
| <b>Please pay by 04/18/2024</b>      | <b>\$226.26</b> |

ck # 7292

001141 1/2

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 04/19/2024



## Your Average Daily Usage (kWh)



Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

### Your Messages

The average residential **CMP Delivery** amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

On January 1, 2024, the CMP delivery price and the non-CMP Standard Offer Supply price decreased for residential customers. Please visit [cmpco.com/Pricing](http://cmpco.com/Pricing) for all rate class pricing.

Please pay this final bill in full by the due date shown. Failure to pay the final bill in full may result in credit action including referral of your account to a collection agency and credit reporting. You may make an immediate payment at [www.cmpco.com/paytoday](http://www.cmpco.com/paytoday).

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| Account Number                 | Service Location                                                | Amount Due        | Date Due   |
|--------------------------------|-----------------------------------------------------------------|-------------------|------------|
| 3501-7451-127                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 2<br>PORTLAND ME 04104 | \$28.32           | 03/21/2024 |
| Invoice Number<br>721001881387 |                                                                 | <b>FINAL BILL</b> |            |

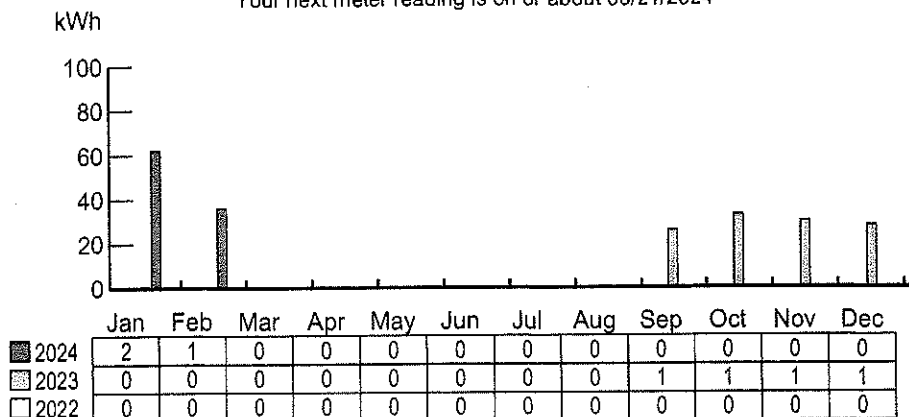
### Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$30.72        |
| Payments received through 02/23/2024 - Thank you | -\$30.72       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$24.42       |
| Non-CMP Supplier Standard Offer                  | +\$3.90        |
| <b>Please pay by 03/21/2024</b>                  | <b>\$28.32</b> |

ck #7292

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 03/21/2024



Your Average Daily Usage (kWh)



Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

### Your Messages

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7840-958                  | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$59.22    | 04/18/2024 |
| Invoice Number<br>724001806760 |                                                                 |            |            |

P 7, 20-9

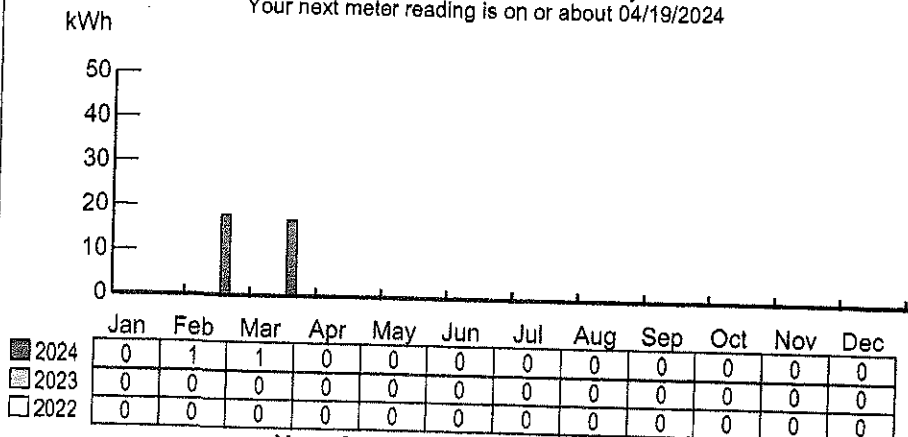
### Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$35.50        |
| Payments received through 03/22/2024 | \$0.00         |
| Balance Forward                      | \$35.50        |
| Other Charges                        | +\$0.33        |
| CMP Delivery                         | +\$21.55       |
| Non-CMP Supplier Standard Offer      | +\$1.84        |
| <b>Please pay by 04/18/2024</b>      | <b>\$59.22</b> |

ok # 7292

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 04/19/2024



### Your Average Daily Usage (kWh)



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153               | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$87.91    | 05/20/2024 |
| Invoice Number 725001770685 |                                                               |            |            |

**P7, 20-10**

## Your Messages

The average residential **CMP Delivery** amount includes about \$8 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

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## Your Account Summary

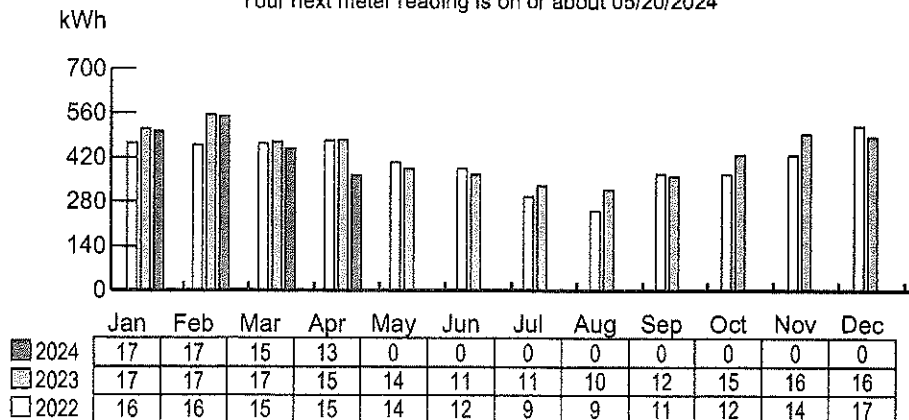
|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$229.20       |
| Payments received through 04/22/2024 - Thank you | -\$229.20      |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$48.47       |
| Non-CMP Supplier Standard Offer                  | +\$39.44       |
| <b>Please pay by 05/20/2024</b>                  | <b>\$87.91</b> |

ck#7348

due date  
 5-20 87.91  
 6-20 87.91  
 7-20 87.91  
 263.73

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 05/20/2024



## Your Average Daily Usage (kWh)





# CENTRAL MAINE POWER

Page 1 of 3

80951

| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608               | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$17.40    | 05/16/2024 |
| Invoice Number 702002095504 |                                                               |            |            |

P7, 20-11

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.565.3181  
Outage reporting line: 800.696.1000

## Your Messages

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## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$36.91        |
| Payments received through 04/19/2024 - Thank you | -\$36.91       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$14.20       |
| Non-CMP Supplier Standard Offer                  | +\$3.20        |
| <b>Please pay by 05/16/2024</b>                  | <b>\$17.40</b> |

ch #7348

Date Due 5-16 17.40  
6-16 3  
7-16 52.20

001439 1/2

1.2.6



# CENTRAL MAINE POWER

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 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

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| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350               | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$101.69   | 05/20/2024 |
| Invoice Number 725001770684 |                                                               |            |            |

**P7, 20-12**

## Your Account Summary

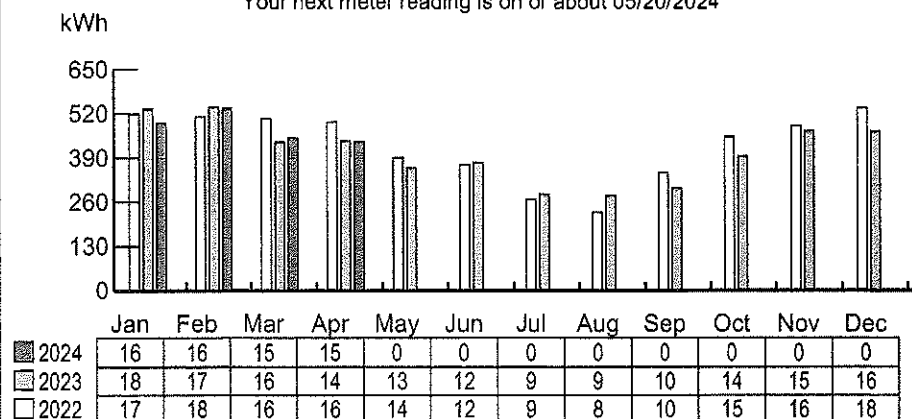
|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$226.26        |
| Payments received through 04/22/2024 - Thank you | -\$226.26       |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$54.55        |
| Non-CMP Supplier Standard Offer                  | +\$47.14        |
| <b>Please pay by 05/20/2024</b>                  | <b>\$101.69</b> |

ch # 7348

101.69  
3  
306.07

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 05/20/2024



## Your Average Daily Usage (kWh)


**CENTRAL MAINE  
POWER**

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: **800.750.4000**  
 Outage reporting line: **800.696.1000**

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153                  | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$186.55   | 06/17/2024 |
| Invoice Number<br>703002110972 |                                                               |            |            |

**P7,20-13**

**Your Messages**

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**Your Account Summary**

|                                      |          |
|--------------------------------------|----------|
| Prior Balance                        | \$87.91  |
| Payments received through 05/21/2024 | \$0.00   |
| Balance Forward                      | \$87.91  |
| Other Charges                        | +\$0.83  |
| CMP Delivery                         | +\$52.84 |
| Non-CMP Supplier Standard Offer      | +\$44.97 |

**Please pay by 06/17/2024**

**\$186.55**

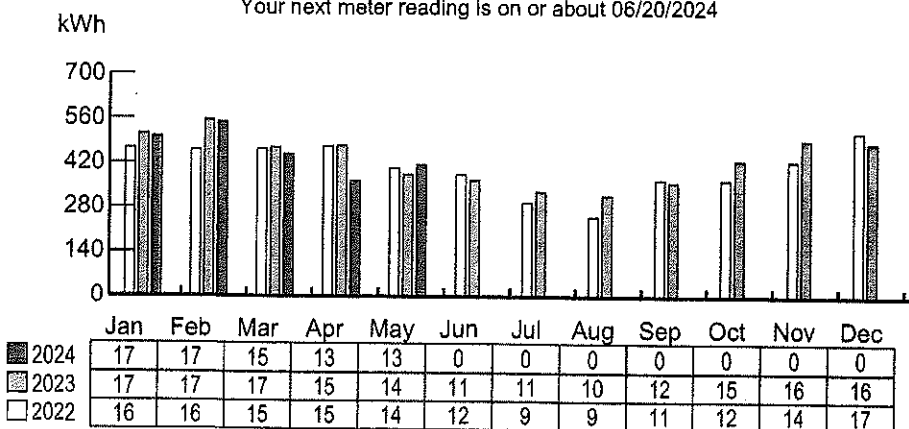
186.55

chk # 7351

001121 1/2

**Your Monthly Usage Summary(kWh)**

Your next meter reading is on or about 06/20/2024



**Your Average Daily Usage (kWh)**

1.26



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.565.3181  
 Outage reporting line: 800.696.1000

## Your Messages

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| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$34.74    | 06/17/2024 |
| Invoice Number<br>725001794961 |                                                               |            |            |

**P7, 20-14**

## Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$17.40        |
| Payments received through 05/20/2024 | \$0.00         |
| Balance Forward                      | \$17.40        |
| Other Charges                        | +\$0.16        |
| CMP Delivery                         | +\$14.20       |
| Non-CMP Supplier Standard Offer      | +\$2.98        |
| <b>Please pay by 06/17/2024</b>      | <b>\$34.74</b> |

*ok 7301*

001280 1/2

1.2.6

# CENTRAL MAINE POWER

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 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

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| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350                  | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$207.06   | 06/17/2024 |
| Invoice Number<br>714002030195 |                                                               |            |            |

**P7, 20-15**

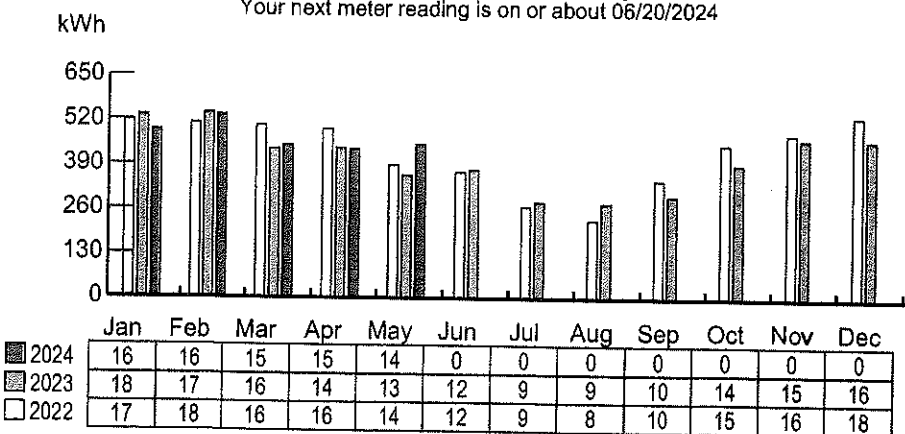
## Your Account Summary

|                                      |                 |
|--------------------------------------|-----------------|
| Prior Balance                        | \$101.69        |
| Payments received through 05/21/2024 | \$0.00          |
| Balance Forward                      | \$101.69        |
| Other Charges                        | +\$0.97         |
| CMP Delivery                         | +\$55.75        |
| Non-CMP Supplier Standard Offer      | +\$48.65        |
| <b>Please pay by 06/17/2024</b>      | <b>\$207.06</b> |

*du #7381*

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 06/20/2024



## Your Average Daily Usage (kWh)

# CENTRAL MAINE POWER

Page 1 of 3

| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7840-956                  | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$46.89    | 06/17/2024 |
| Invoice Number<br>714002030895 |                                                                 |            |            |

**P7, 20-16**

6353

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Usage reporting line: 800.696.1000

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Put your bill on autopilot with AutoPay and your electricity bill will be paid on time, every time. It's easy, secure and convenient. No mailing delays. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

Receive weekly updates about your electricity usage and estimated cost - all made possible by your smart meter. You can choose one, two or three of the following alerts: usage updates, usage amount exceeded and usage change alerts. Go to [cmpco.com/Alerts](http://cmpco.com/Alerts) to learn more.

## Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$23.07        |
| Payments received through 05/21/2024 | \$0.00         |
| Balance Forward                      | \$23.07        |
| Other Charges                        | +\$0.21        |
| CMP Delivery                         | +\$21.55       |
| Non-CMP Supplier Standard Offer      | +\$2.06        |
| <b>Please pay by 06/17/2024</b>      | <b>\$46.89</b> |

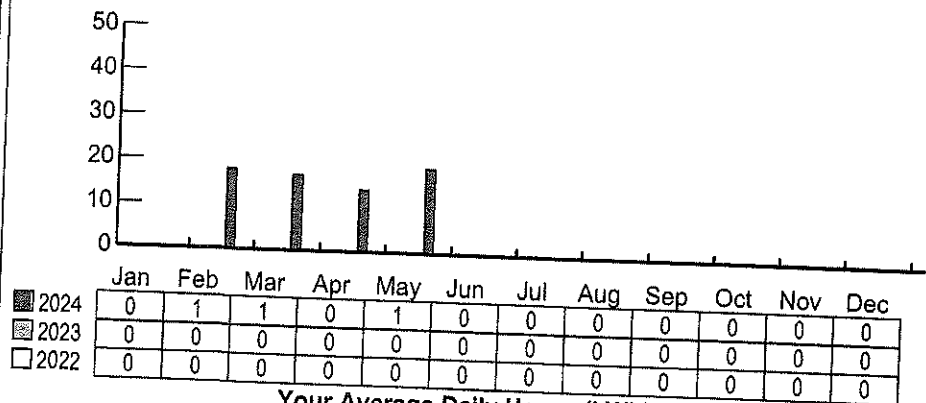
ch#7357

001118 1/2

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 06/20/2024

kWh



## Your Average Daily Usage (kWh)

1.26

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

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| Account Number                 | Service Location                                              | Amount Due | Date Due |
|--------------------------------|---------------------------------------------------------------|------------|----------|
| 3501-0453-153                  | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | -\$182.22  |          |
| Invoice Number<br>714002057110 |                                                               |            |          |

**P7,20-17**

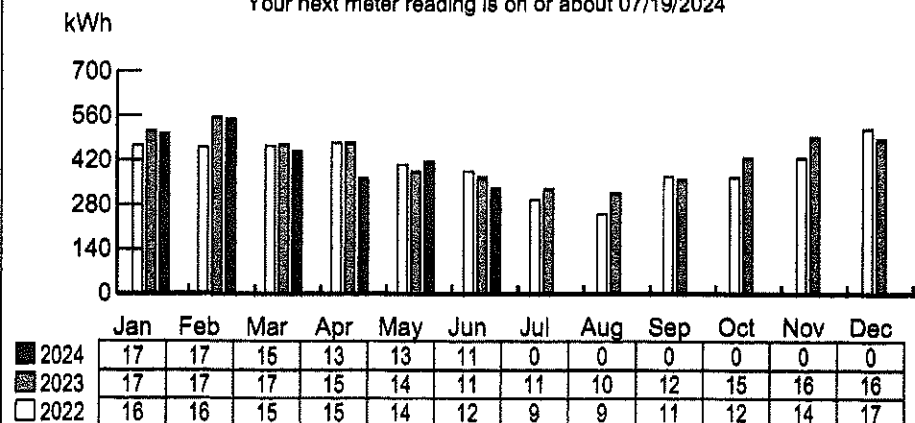
## Your Account Summary

|                                                  |           |
|--------------------------------------------------|-----------|
| Prior Balance                                    | \$186.55  |
| Payments received through 06/21/2024 - Thank you | -\$450.28 |
| Balance Forward                                  | -\$263.73 |
| CMP Delivery                                     | +\$45.64  |
| Non-CMP Supplier Standard Offer                  | +\$35.87  |

No Payment Due

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 07/19/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

AB 02 000890 15814 H 7 A  
 WOODFORD ARMS, INC  
 PO BOX 10563  
 PORTLAND ME 04104-0563



## Account Number

3501-0453-153

## Date Due

## Amount Due

\$0.00

## Amount Paid

Please do not write below this line.

100718240035010453153000000000



# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.565.3181  
Outage reporting line: 800.696.1000

| Account Number                 | Service Location                                              | Amount Due | Date Due |
|--------------------------------|---------------------------------------------------------------|------------|----------|
| 3501-0444-808                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | - \$35.26  |          |
| Invoice Number<br>718002019255 |                                                               |            |          |

**P7, 20-18**

## Your Messages

Increased electricity CMP delivery amount included in this bill. CMP delivery amount is a result of the public policy initiatives included in the annual compliance cost study. CMP delivery amount is a result of the annual compliance cost study. CMP delivery amount is a result of the annual compliance cost study.

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## Your Account Summary

|                                                  |          |
|--------------------------------------------------|----------|
| Prior Balance                                    | \$34.74  |
| Payments received through 06/20/2024 - Thank you | -\$86.94 |
| Balance Forward                                  | -\$52.20 |
| CMP Delivery                                     | +\$14.20 |
| Non-CMP Supplier Standard Offer                  | +\$2.74  |

**No Payment Due**

ch# 7348

(16.94) -

001331 1/2



126

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

AB 02 001331 14343 H 10 A  
WOODFORD ARMS, INC  
PO BOX 10563  
PORTLAND ME 04104-0563



| Account Number |
|----------------|
| 3501-0444-808  |
| Date Due       |
|                |
| Amount Due     |
| \$0.00         |
| Amount Paid    |
|                |

Please do not write below this line.

100717240035010444608000000000

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

We are pleased to announce that CMP Delivery amount included on your bill is now \$0.00. This is due to the fact that we have implemented a new delivery charge structure. The new structure is based on the amount of electricity you use. The new structure is based on the amount of electricity you use. The new structure is based on the amount of electricity you use.

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| Account Number                 | Service Location                                              | Amount Due | Date Due |
|--------------------------------|---------------------------------------------------------------|------------|----------|
| 3501-0444-350                  | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$224.92   |          |
| Invoice Number<br>714002057109 |                                                               |            |          |

**P7,20-19**

## Your Account Summary

|                                                  |           |
|--------------------------------------------------|-----------|
| Prior Balance                                    | \$207.06  |
| Payments received through 06/21/2024 - Thank you | -\$512.13 |
| Balance Forward                                  | -\$305.07 |
| CMP Delivery                                     | +\$45.04  |
| Non-CMP Supplier Standard Offer                  | +\$35.11  |

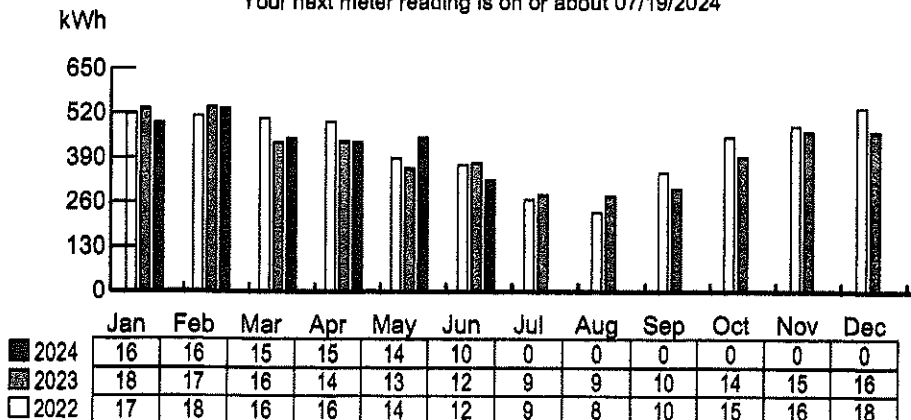
ch# 7348

80.15

No Payment Due

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 07/19/2024



Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

AB 02 000891 15814 H 7 A  
 WOODFORD ARMS, INC  
 PO BOX 10563  
 PORTLAND ME 04104-0563



## Account Number

3501-0444-350

## Date Due

## Amount Due

\$0.00

## Amount Paid

Please do not write below this line.

100718240035010444350000000000

# CENTRAL MAINE POWER

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

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| Account Number                 | Service Location                                                | Amount Due | Date Due |
|--------------------------------|-----------------------------------------------------------------|------------|----------|
| 3501-7840-956                  | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$45.06    |          |
| Invoice Number<br>717002035047 |                                                                 |            |          |

**P7, 20-20**

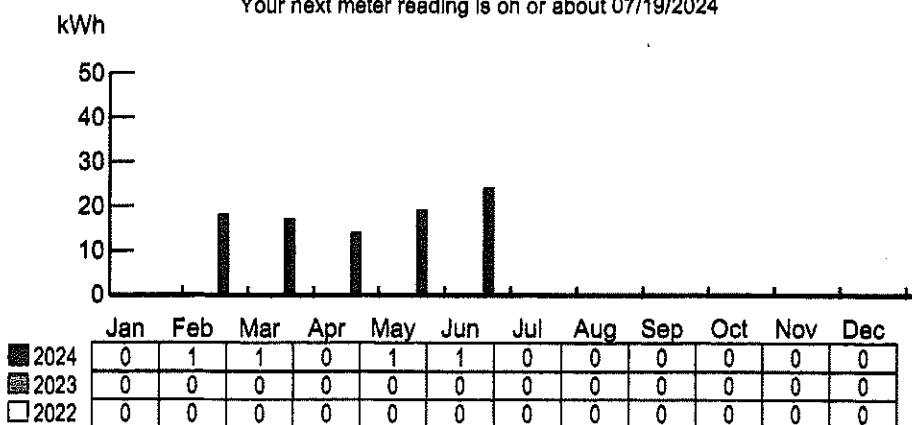
## Your Account Summary

|                                                  |           |
|--------------------------------------------------|-----------|
| Prior Balance                                    | \$46.89   |
| Payments received through 06/21/2024 - Thank you | -\$116.10 |
| Balance Forward                                  | -\$69.21  |
| CMP Delivery                                     | +\$21.55  |
| Non-CMP Supplier Standard Offer                  | +\$2.60   |

ch # 7348 (24.15)

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 07/19/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
PO Box 847810  
Boston, MA 02284-7810

AB 02 000886 15814 H 7 A  
WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND ME 04104-0563



## Account Number

3501-7840-956

## Date Due

## Amount Due

\$0.00

## Amount Paid

Please do not write below this line.

100718240035017840956000000000

# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: **800.750.4000**  
 Outage reporting line: **800.696.1000**

## Your Messages

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

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| Account Number                 | Service Location                                              | Amount Due | Date Due |
|--------------------------------|---------------------------------------------------------------|------------|----------|
| 3501-0453-153                  | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | -\$31.14   |          |
| Invoice Number<br>709002140966 |                                                               |            |          |

**P 7, 20-21**

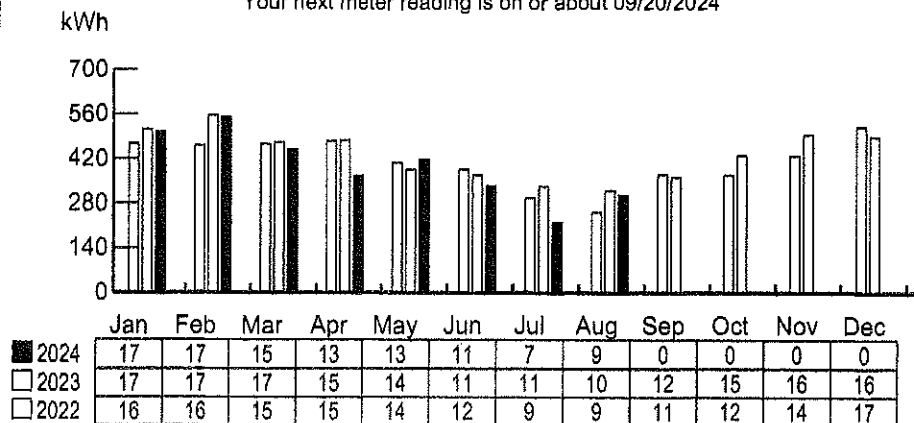
## Your Account Summary

|                                      |                 |
|--------------------------------------|-----------------|
| Prior Balance                        | -\$117.46       |
| Payments received through 08/21/2024 | \$0.00          |
| Balance Forward                      | -\$117.46       |
| CMP Delivery                         | +\$54.09        |
| Non-CMP Supplier Standard Offer      | +\$32.23        |
| <b>No Payment Due</b>                | <b>-\$31.14</b> |

ch 47348  
86.32

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/20/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

AB 01 001437 86603 H 10 A  
 WOODFORD ARMS, INC  
 PO BOX 10563  
 PORTLAND ME 04104-0563



## Account Number

3501-0453-153

## Date Due

## Amount Due

\$0.00

## Amount Paid

Please do not write below this line.

100917240035010453153000000000



An Avangrid company

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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

### Your Messages

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Rates changed July 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

Please pay this final bill in full by the due date shown. Failure to pay the final bill in full may result in credit action including referral of your account to a collection agency and credit reporting. You may make an immediate payment at [www.cmpco.com/paytoday](http://www.cmpco.com/paytoday).

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| Account Number | Service Location                                                | Amount Due | Date Due   |
|----------------|-----------------------------------------------------------------|------------|------------|
| 3501-8223-715  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 9<br>PORTLAND ME 04103 | \$35.16    | 08/20/2024 |

Invoice Number 706002145097

**FINAL BILL**

**P7, 20-22**

### Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$30.13        |
| Payments received through 07/24/2024 | \$0.00         |
| Balance Forward                      | \$30.13        |
| CMP Delivery                         | +\$4.18        |
| Non-CMP Supplier Standard Offer      | +\$0.85        |
| <b>Please pay by 08/20/2024</b>      | <b>\$35.16</b> |

ck # 7356

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 08/20/2024

kWh



|      | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| 2024 | 0   | 0   | 0   | 0   | 0   | 0   | 1   | 0   | 0   | 0   | 0   | 0   |
| 2023 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |
| 2022 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |

Your Average Daily Usage (kWh)



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 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7840-856                  | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$10.63    | 09/17/2024 |
| Invoice Number<br>705002173311 |                                                                 |            |            |

**P7, 20-23**

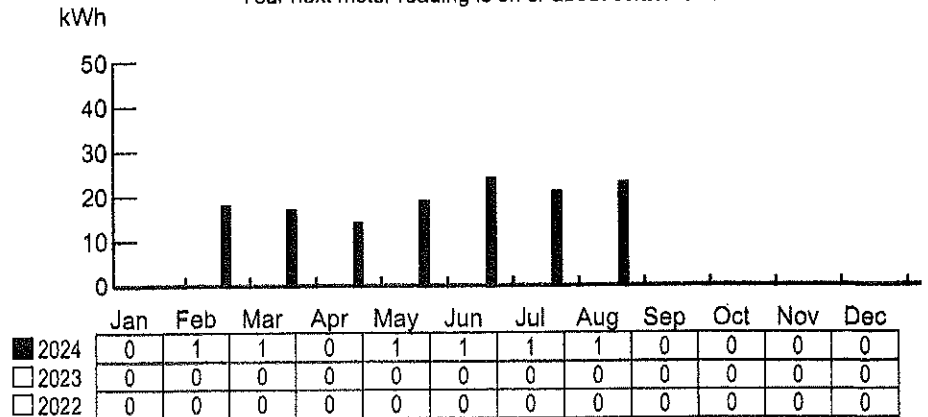
### Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | - \$18.25      |
| Payments received through 08/21/2024 | \$0.00         |
| Balance Forward                      | - \$18.25      |
| CMP Delivery                         | + \$26.43      |
| Non-CMP Supplier Standard Offer      | + \$2.45       |
| <b>Please pay by 09/17/2024</b>      | <b>\$10.63</b> |

ch# 7383

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/20/2024



### Your Average Daily Usage (kWh)

# Central Maine Power

An Avangrid company

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 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8468-161                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 5<br>PORTLAND ME 04103 | \$33.71    | 09/17/2024 |
| Invoice Number<br>710002138875 |                                                                 |            |            |

**P7, 20-24**

## Your Account Summary

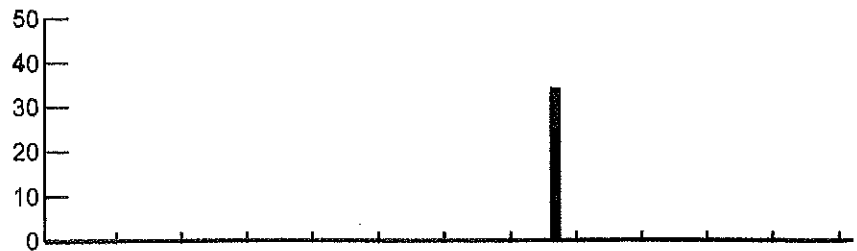
|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$0.00         |
| Payments received through 08/21/2024 | \$0.00         |
| Balance Forward                      | \$0.00         |
| Other Charges                        | +\$12.00       |
| CMP Delivery                         | +\$18.00       |
| Non-CMP Supplier Standard Offer      | +\$3.62        |
| <b>Please pay by 09/17/2024</b>      | <b>\$33.71</b> |

ch #7383

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/20/2024

kWh



|      | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| 2024 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 2   | 0   | 0   | 0   | 0   |
| 2023 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |
| 2022 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |

Your Average Daily Usage (kWh)



# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.565.3181  
 Outage reporting line: 800.696.1000

| Account Number                 | Service Location                                              | Amount Due | Date Due |
|--------------------------------|---------------------------------------------------------------|------------|----------|
| 3501-0444-608                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | -\$0.06    |          |
| Invoice Number<br>710002137105 |                                                               |            |          |

P7, 20-25

## Your Messages

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

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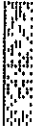
## Your Account Summary

|                                      |               |
|--------------------------------------|---------------|
| Prior Balance                        | -\$18.06      |
| Payments received through 08/20/2024 | \$0.00        |
| Balance Forward                      | -\$18.06      |
| CMP Delivery                         | +\$14.97      |
| Non-CMP Supplier Standard Offer      | +\$3.03       |
| <b>No Payment Due</b>                | <b>\$0.00</b> |

ch #7348

18.00

001107 1/2



1.5

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

AB 01 001107 85137 H 7 A  
 WOODFORD ARMS, INC  
 PO BOX 10563  
 PORTLAND ME 04104-0563



| Account Number |
|----------------|
| 3501-0444-608  |
| Date Due       |
|                |
| Amount Due     |
| \$0.00         |
| Amount Paid    |
|                |

Please do not write below this line.

100916240035010446080000000000

# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

The average residential **CMP Delivery** amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

When you sign up for AutoPay, you choose how many days before the due date you'd like your payment automatically deducted from your bank account each month. It's safe, secure and convenient. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

| Account Number                 | Service Location                                              | Amount Due | Date Due |
|--------------------------------|---------------------------------------------------------------|------------|----------|
| 3501-0444-350                  | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | -\$74.42   |          |
| Invoice Number<br>709002140965 |                                                               |            |          |

**P7, 20-26**

## Your Account Summary

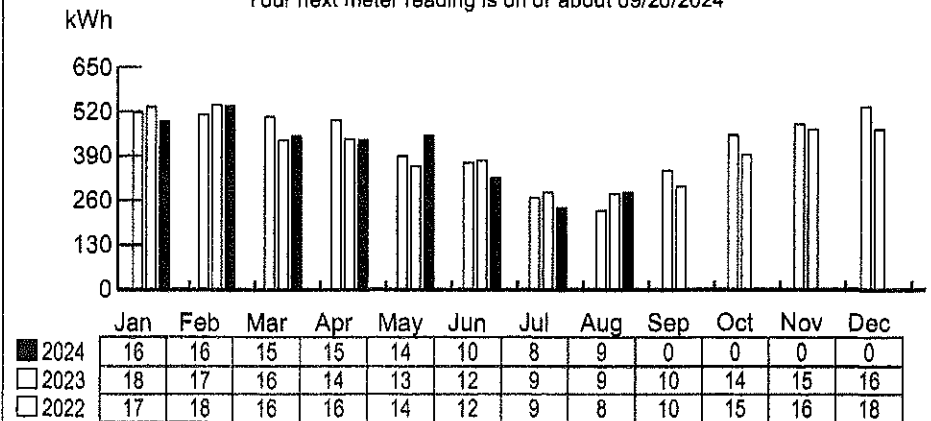
|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | -\$156.20      |
| Payments received through 08/21/2024 | \$0.00         |
| Balance Forward                      | -\$156.20      |
| CMP Delivery                         | +\$51.79       |
| Non-CMP Supplier Standard Offer      | +\$29.99       |
| <b>No Payment Due</b>                | <b>\$74.42</b> |

ch # 7348

81.78

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/20/2024



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

AB 01 001438 86603 H 10 A  
 WOODFORD ARMS, INC  
 PO BOX 10563  
 PORTLAND ME 04104-0563



## Account Number

3501-0444-350

## Date Due

## Amount Due

\$0.00

## Amount Paid

Please do not write below this line.

100917240035010444350000000000



An Avangrid company

| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153               | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$63.22    | 10/21/2024 |
| Invoice Number 701002391595 |                                                               |            |            |

P 7, 20-27

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

### Your Messages

The average residential **CMP Delivery** amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

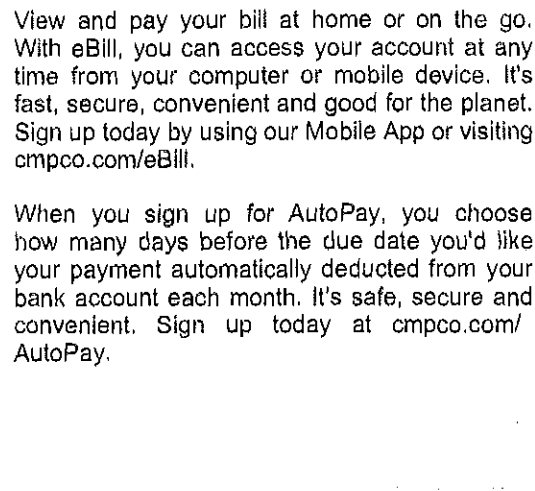
View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

When you sign up for AutoPay, you choose how many days before the due date you'd like your payment automatically deducted from your bank account each month. It's safe, secure and convenient. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

### Your Account Summary

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ch #7348  
94.36



| Your Monthly Usage Summary(kWh)                   |     |     |     |     |     |     |     |     |     |     |     |     |
|---------------------------------------------------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| Your next meter reading is on or about 10/22/2024 |     |     |     |     |     |     |     |     |     |     |     |     |
| kWh                                               | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
| 2024                                              | 17  | 17  | 15  | 13  | 13  | 11  | 7   | 9   | 11  | 0   | 0   | 0   |
| 2023                                              | 17  | 17  | 17  | 15  | 14  | 11  | 11  | 10  | 12  | 15  | 16  | 16  |
| 2022                                              | 16  | 16  | 15  | 15  | 14  | 12  | 9   | 9   | 11  | 12  | 14  | 17  |
| Your Average Daily Usage (kWh)                    |     |     |     |     |     |     |     |     |     |     |     |     |

# Central Maine Power

An Avangrid company

Page 1 of 3

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$18.28    | 10/17/2024 |
| Invoice Number<br>724001961131 |                                                               |            |            |

**P7, 20-28**

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.565.3181  
Outage reporting line: 800.696.1000

## Your Messages

The average residential **CMP Delivery** amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

If you need help paying your bill, you may be eligible for funds through the Arrearage Management Program or our Electricity Lifeline Program. For more information, please contact your local Community Action Agency, visit [cmpco.com/HelpWithBill](http://cmpco.com/HelpWithBill), or call us at 800.750.4000.

Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

When you sign up for AutoPay, you choose how many days before the due date you'd like your payment automatically deducted from your bank account each month. It's safe, secure and convenient. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

## Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | - \$0.06       |
| Payments received through 09/20/2024 | \$0.00         |
| Balance Forward                      | - \$0.06       |
| CMP Delivery                         | + \$14.97      |
| Non-CMP Supplier Standard Offer      | + \$3.37       |
| <b>Please pay by 10/17/2024</b>      | <b>\$18.28</b> |

*Chet Mo4*

001172 1/2

12.6

# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

When you sign up for AutoPay, you choose how many days before the due date you'd like your payment automatically deducted from your bank account each month. It's safe, secure and convenient. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350               | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$12.84    | 10/21/2024 |
| Invoice Number 701002391594 |                                                               |            |            |

**P7, 20-29**

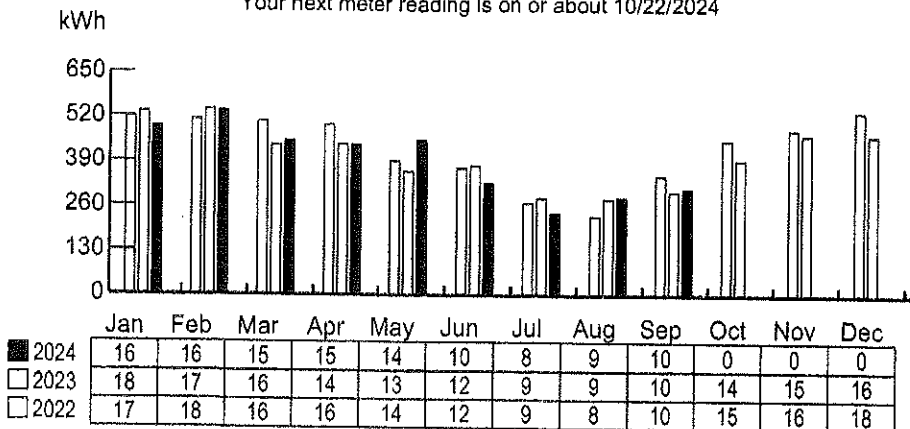
## Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | -\$74.42       |
| Payments received through 09/23/2024 | \$0.00         |
| Balance Forward                      | -\$74.42       |
| CMP Delivery                         | +\$54.61       |
| Non-CMP Supplier Standard Offer      | +\$32.65       |
| <b>Please pay by 10/21/2024</b>      | <b>\$12.84</b> |

*clerk #7404*

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 10/22/2024



## Your Average Daily Usage (kWh)

# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

View and pay your bill at home or on the go. With eBill, you can access your account at any time from your computer or mobile device. It's fast, secure, convenient and good for the planet. Sign up today by using our Mobile App or visiting [cmpco.com/eBill](http://cmpco.com/eBill).

When you sign up for AutoPay, you choose how many days before the due date you'd like your payment automatically deducted from your bank account each month. It's safe, secure and convenient. Sign up today at [cmpco.com/AutoPay](http://cmpco.com/AutoPay).

| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7840-956                  | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$28.41    | 10/21/2024 |
| Invoice Number<br>718002099823 |                                                                 |            |            |

**P7,20-30**

## Your Account Summary

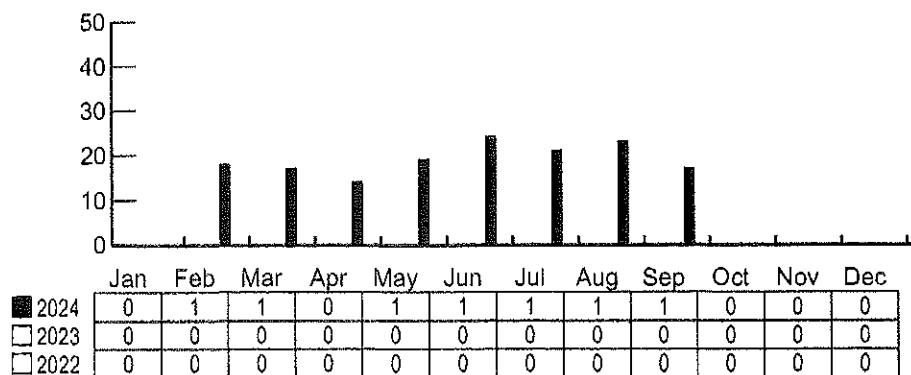
|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$10.63        |
| Payments received through 09/23/2024 - Thank you | -\$10.63       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$26.60       |
| Non-CMP Supplier Standard Offer                  | +\$1.81        |
| <b>Please pay by 10/21/2024</b>                  | <b>\$28.41</b> |

ch# 744

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 10/22/2024

kWh



Your Average Daily Usage (kWh)

# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

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Rates changed August 1, 2024. Visit our website for more information at [cmpco.com/Pricing](http://cmpco.com/Pricing).

Please pay this final bill in full by the due date shown. Failure to pay the final bill in full may result in credit action including referral of your account to a collection agency and credit reporting. You may make an immediate payment at [www.cmpco.com/paytoday](http://www.cmpco.com/paytoday).

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8468-161                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 5<br>PORTLAND ME 04103 | \$43.16    | 09/26/2024 |
| Invoice Number<br>721002046590 |                                                                 | FINAL BILL |            |

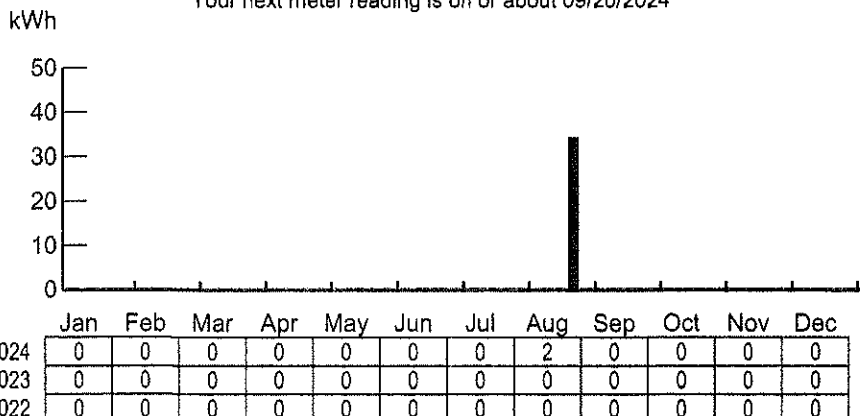
## Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$33.71        |
| Payments received through 08/30/2024 | \$0.00         |
| Balance Forward                      | \$33.71        |
| CMP Delivery                         | +\$7.98        |
| Non-CMP Supplier Standard Offer      | +\$1.49        |
| <b>Please pay by 09/26/2024</b>      | <b>\$43.18</b> |

chk # 7424

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 09/20/2024



Your Average Daily Usage (kWh)



# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

## Your Messages

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8475-109                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 1<br>PORTLAND ME 04103 | \$33.39    | 10/21/2024 |
| Invoice Number<br>710002164969 |                                                                 |            |            |

## Your Account Summary

|                                      |          |
|--------------------------------------|----------|
| Prior Balance                        | \$0.00   |
| Payments received through 09/23/2024 | \$0.00   |
| Balance Forward                      | \$0.00   |
| Other Charges                        | +\$12.00 |
| CMP Delivery                         | +\$18.62 |
| Non-CMP Supplier Standard Offer      | +\$2.77  |

Please pay by 10/21/2024

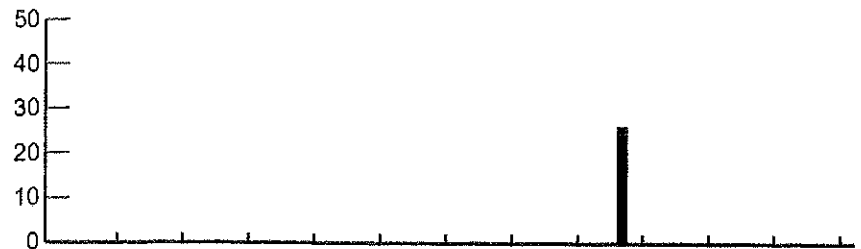
\$33.39

ch + 74.04

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 10/22/2024

kWh



|      | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| 2024 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 1   | 0   | 0   | 0   |
| 2023 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |
| 2022 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |

Your Average Daily Usage (kWh)

# Central Maine Power

An Avangrid company

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

## Your Messages

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| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153               | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$116.98   | 11/20/2024 |
| Invoice Number 706002222836 |                                                               |            |            |

**P7, 20-33**

## Your Account Summary

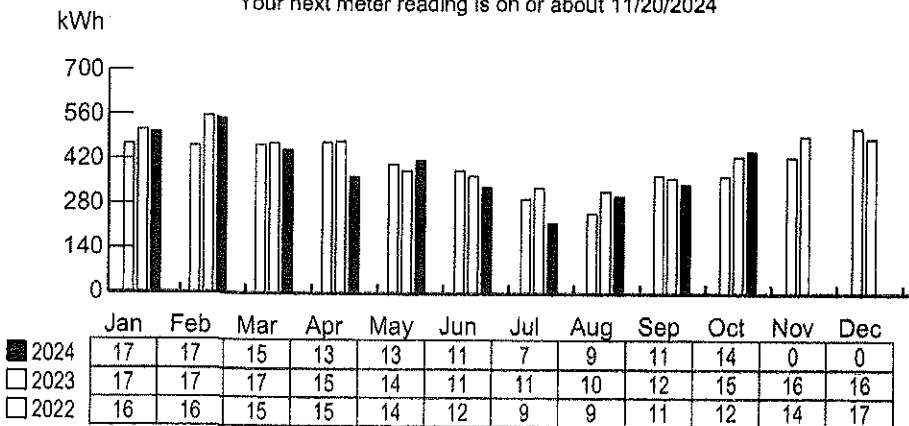
|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$63.22         |
| Payments received through 10/24/2024 - Thank you | -\$63.22        |
| Balance Forward                                  | \$0.00          |
| CMP Delivery                                     | +\$69.65        |
| Non-CMP Supplier Standard Offer                  | +\$47.33        |
| <b>Please pay by 11/20/2024</b>                  | <b>\$116.98</b> |

ch #7422

001094 1/2

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 11/20/2024



## Your Average Daily Usage (kWh)

# Central Maine Power

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Page 1 of 3

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$19.01    | 11/18/2024 |
| Invoice Number<br>719002123660 |                                                               |            |            |

P7,20-34

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Customer Service: 800.565.3181  
Outage reporting line: 800.696.1000

## Your Messages

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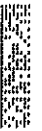
Our FREE Mobile App makes managing your account easy and convenient. You can view and pay your bill, enroll in eBill, access outage information, and more! Text APP to 267898 and we'll send you a link to download the app.

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$18.28        |
| Payments received through 10/22/2024 - Thank you | -\$18.28       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$14.97       |
| Non-CMP Supplier Standard Offer                  | +\$4.04        |
| <b>Please pay by 11/18/2024</b>                  | <b>\$16.01</b> |

ch # 7422

001236 1/2



1.5

# Central Maine Power

An Avangrid company

Page 1 of 3

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350                  | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$119.99   | 11/19/2024 |
| Invoice Number<br>710002190540 |                                                               |            |            |

**P7, 20-35**

## Your Account Summary

### Prior Balance

Payments received through 10/23/2024 - Thank you

\$12.84

### Balance Forward

-\$12.84

### CMP Delivery

\$0.00

### Non-CMP Supplier Standard Offer

+\$71.17

+\$48.82

**Please pay by 11/19/2024**

**\$119.99**

*ch #7422*

001042 1/2

## Your Messages

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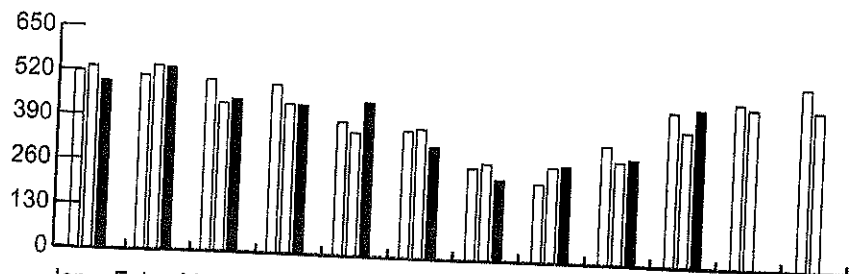
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## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 11/20/2024

kWh



■ 2024  
□ 2023  
□ 2022

## Your Average Daily Usage (kWh)

# Central Maine Power

An Avangrid company

Page 1 of 4

| Account Number              | Service Location                                                | Amount Due | Date Due   |
|-----------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7840-956               | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$37.97    | 11/20/2024 |
| Invoice Number 708002210523 |                                                                 |            |            |

**P7,20-36**

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$28.41        |
| Payments received through 10/24/2024 - Thank you | -\$28.41       |
| Balance Forward                                  | \$0.00         |
| Adjustments                                      | +\$9.47        |
| Other Charges                                    | +\$0.09        |
| CMP Delivery                                     | +\$26.60       |
| Non-CMP Supplier Standard Offer                  | +\$1.81        |
| <b>Please pay by 11/20/2024</b>                  | <b>\$37.97</b> |

ck #7422

001093 1/2

## Your Messages

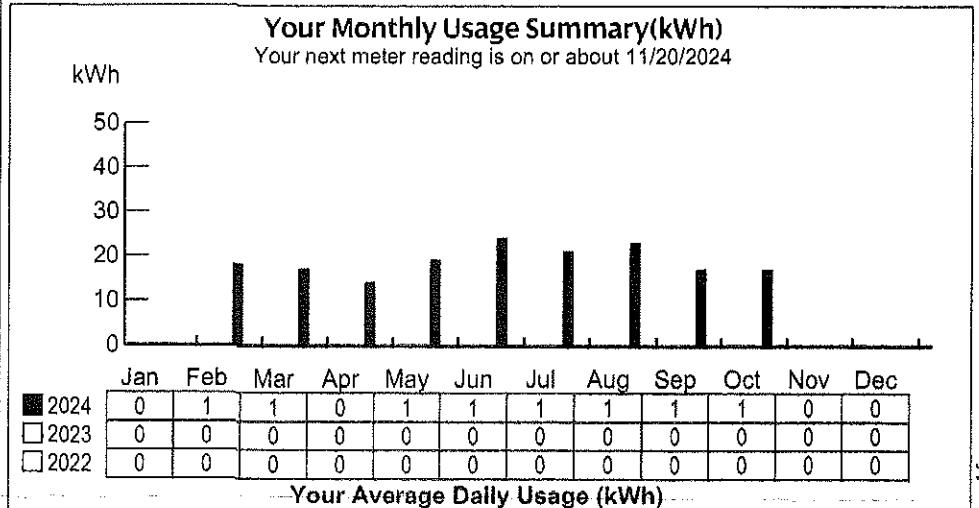
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1.6

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 Customer Service: 800.750.4000  
 Meter reporting line: 800.696.1000

## Our Messages

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8475-109                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 1<br>PORTLAND ME 04103 | \$30.64    | 11/19/2024 |
| Invoice Number<br>717002141437 |                                                                 |            |            |

**P7, 20-37**

## Your Account Summary

|                                                  |                |
|--------------------------------------------------|----------------|
| Prior Balance                                    | \$33.39        |
| Payments received through 10/23/2024 - Thank you | -\$33.39       |
| Balance Forward                                  | \$0.00         |
| CMP Delivery                                     | +\$26.60       |
| Non-CMP Supplier Standard Offer                  | +\$4.04        |
| <b>Please pay by 11/19/2024</b>                  | <b>\$30.64</b> |

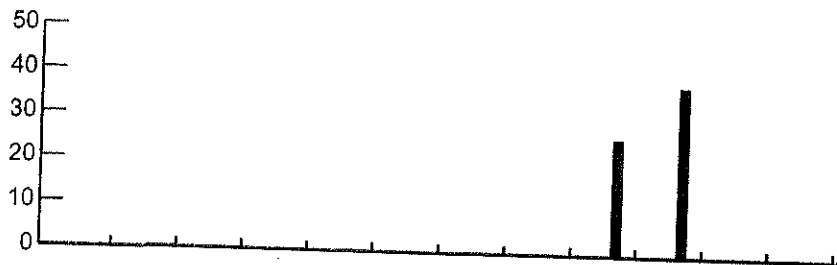
ch#7422

001060 1/2

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 11/20/2024

kWh



|      | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
|------|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| 2024 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 1   | 1   | 0   | 0   |
| 2023 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |
| 2022 | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   | 0   |

## Your Average Daily Usage (kWh)

Manage your account online:

cmpco.com

Customer Service:

800.750.4000

Outage reporting line:

800.696.1000

### Your Messages

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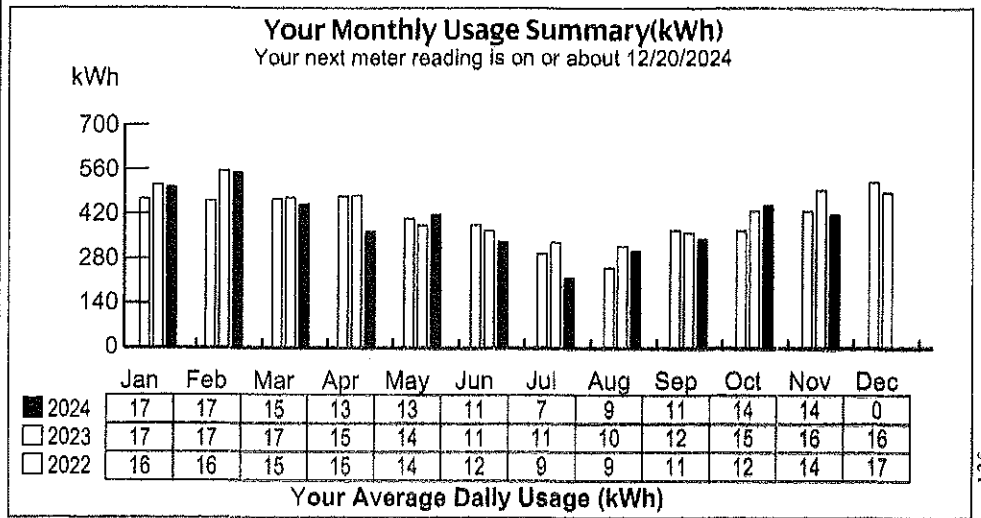
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| Account Number                                   | Service Location                                              | Amount Due | Date Due   |
|--------------------------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153                                    | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$228.61   | 12/18/2024 |
| Invoice Number 719002151542 <div>P7, 20-38</div> |                                                               |            |            |

### Your Account Summary

|                                      |          |
|--------------------------------------|----------|
| Prior Balance                        | \$116.98 |
| Payments received through 11/21/2024 | \$0.00   |
| Balance Forward                      | \$116.98 |
| Other Charges                        | +\$1.11  |
| CMP Delivery                         | +\$66.38 |
| Non-CMP Supplier Standard Offer      | +\$44.14 |
| Please pay by 12/18/2024             | \$228.61 |

ch # 7444





# Central Maine Power

An Avangrid company

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Customer Service: 800.565.3181  
Outage reporting line: 800.696.1000

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Page 1 of 3

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-608                  | WOODFORD ARMS, INC<br>180 WOODFORD ST AL<br>PORTLAND ME 04104 | \$38.20    | 12/17/2024 |
| Invoice Number<br>705002251553 |                                                               |            |            |

**P7, 20-39**

## Your Account Summary

|                                      |          |
|--------------------------------------|----------|
| Prior Balance                        | \$19.01  |
| Payments received through 11/20/2024 | \$0.00   |
| Balance Forward                      | \$19.01  |
| Other Charges                        | +\$0.18  |
| CMP Delivery                         | +\$14.97 |
| Non-CMP Supplier Standard Offer      | +\$4.04  |

**Please pay by 12/17/2024**

**\$38.20**

ch # 7444

000928 1/2

126

| Account Number                 | Service Location                                              | Amount Due | Date Due   |
|--------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350                  | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$249.10   | 12/18/2024 |
| Invoice Number<br>719002151541 |                                                               |            |            |

P7, 20-40

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 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

### Your Messages

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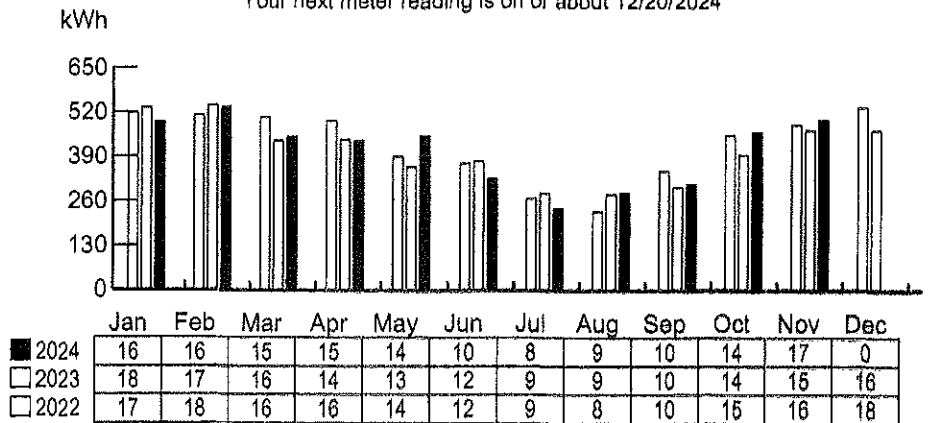
### Your Account Summary

|                                      |                 |
|--------------------------------------|-----------------|
| Prior Balance                        | \$119.99        |
| Payments received through 11/21/2024 | \$0.00          |
| Balance Forward                      | \$119.99        |
| Other Charges                        | +\$1.14         |
| CMP Delivery                         | +\$75.21        |
| Non-CMP Supplier Standard Offer      | +\$52.76        |
| <b>Please pay by 12/18/2024</b>      | <b>\$249.10</b> |

ck # 7444

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 12/20/2024



Your Average Daily Usage (kWh)



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Customer Service: 800.750.4000  
Outage reporting line: 800.696.1000

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| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-7840-956                  | WOODFORD ARMS INC<br>170 WOODFORD ST APT 3<br>PORTLAND ME 04103 | \$67.16    | 12/18/2024 |
| Invoice Number<br>722002096833 |                                                                 |            |            |

**P7,20-41**

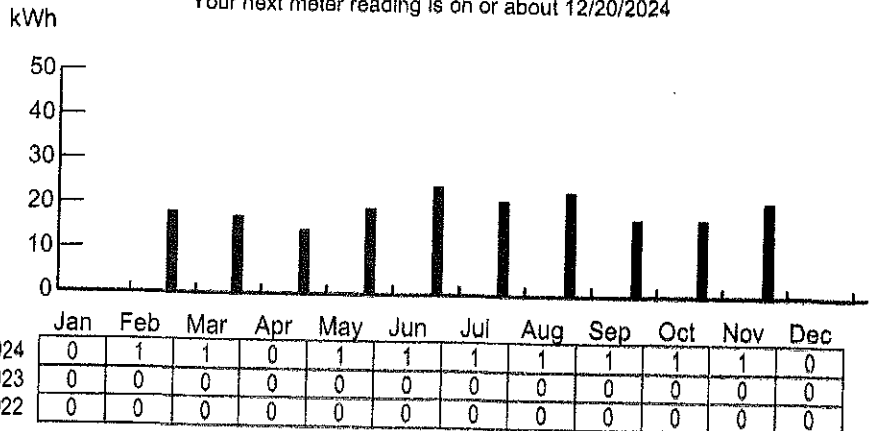
### Your Account Summary

|                                      |                |
|--------------------------------------|----------------|
| Prior Balance                        | \$37.97        |
| Payments received through 11/21/2024 | \$0.00         |
| Balance Forward                      | \$37.97        |
| Other Charges                        | +\$0.36        |
| CMP Delivery                         | +\$26.60       |
| Non-CMP Supplier Standard Offer      | +\$2.23        |
| <b>Please pay by 12/18/2024</b>      | <b>\$67.16</b> |

ch #7444

### Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 12/20/2024



Your Average Daily Usage (kWh)

| Account Number                 | Service Location                                                | Amount Due | Date Due   |
|--------------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8475-109                  | WOODFORD ARMS INC<br>180 WOODFORD ST APT 1<br>PORTLAND ME 04103 | \$58.91    | 12/18/2024 |
| Invoice Number<br>720002134969 |                                                                 |            |            |

P7,20-42

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

**Your Messages**

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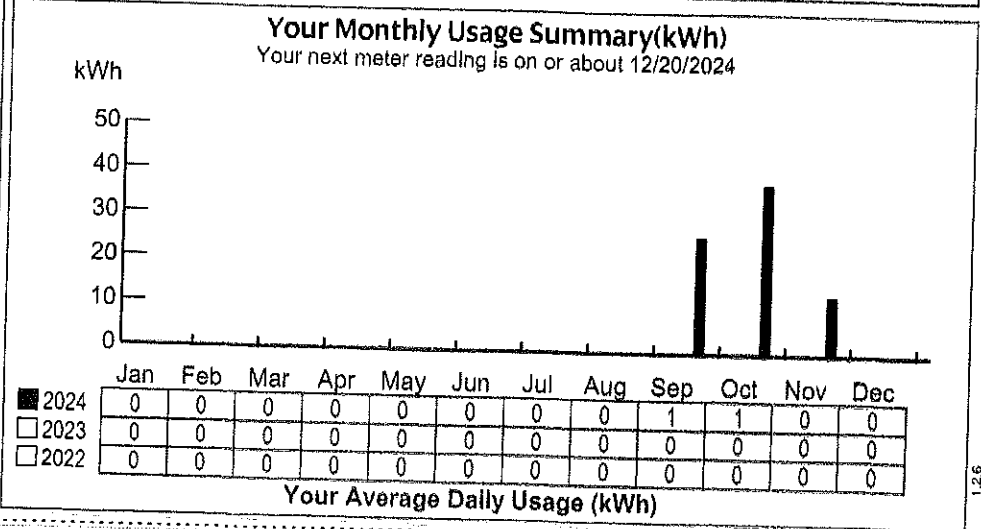
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**Your Account Summary**

|                                        |                 |
|----------------------------------------|-----------------|
| Prior Balance                          | \$30.64         |
| Payments received through 11/21/2024   | \$0.00          |
| <b>Balance Forward</b>                 | <b>\$30.64</b>  |
| <b>Other Charges</b>                   | <b>+\$0.29</b>  |
| <b>CMP Delivery</b>                    | <b>+\$26.60</b> |
| <b>Non-CMP Supplier Standard Offer</b> | <b>+\$1.38</b>  |
| <b>Please pay by 12/18/2024</b>        | <b>\$58.91</b>  |

ch #7444



Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Usage reporting line: 800.698.1000

**Your Messages**

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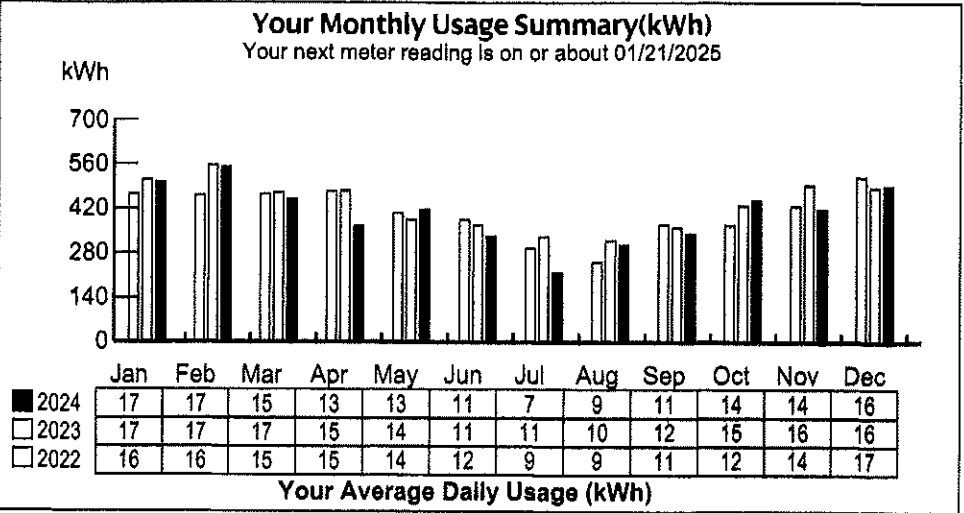
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| Account Number                                  | Service Location                                              | Amount Due | Date Due   |
|-------------------------------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0453-153                                   | WOODFORD ARMS, INC<br>168 WOODFORD ST HM<br>PORTLAND ME 04104 | \$239.36   | 01/21/2025 |
| Invoice Number 707002265636 <div>P7,20-43</div> |                                                               |            |            |

**Your Account Summary**

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$228.61        |
| Payments received through 12/23/2024 - Thank you | -\$116.98       |
| <b>Balance Forward</b>                           | <b>\$111.63</b> |
| <b>Other Charges</b>                             | <b>+\$1.06</b>  |
| <b>CMP Delivery</b>                              | <b>+\$74.55</b> |
| <b>Non-CMP Supplier Standard Offer</b>           | <b>+\$52.12</b> |
| <b>Please pay by 01/21/2025</b>                  |                 |

- 111.63  
 127.73  
 ck#7456



# Central Maine Power

An Avangrid company

Page 1 of 3

| Account Number              | Service Location                                              | Amount Due | Date Due   |
|-----------------------------|---------------------------------------------------------------|------------|------------|
| 3501-0444-350               | WOODFORD ARMS, INC<br>180 WOODFORD ST HM<br>PORTLAND ME 04104 | \$265.62   | 01/21/2025 |
| Invoice Number 707002265635 |                                                               |            |            |

**P7, 20-44**

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Rate reporting line: 800.696.1000

## Our Messages

The average residential CMP Delivery amount includes about \$15 per month in non-CMP costs to support Maine public policy initiatives including net energy billing subsidies, low income assistance and energy efficiency. Learn more about CMP rates and public policy costs at [cmpco.com/PublicPolicyCosts](http://cmpco.com/PublicPolicyCosts).

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## Your Account Summary

|                                                  |           |
|--------------------------------------------------|-----------|
| Prior Balance                                    | \$249.10  |
| Payments received through 12/23/2024 - Thank you | -\$119.99 |
| Balance Forward                                  | \$129.11  |
| Other Charges                                    | +\$1.23   |
| CMP Delivery                                     | +\$78.91  |
| Non-CMP Supplier Standard Offer                  | +\$56.37  |

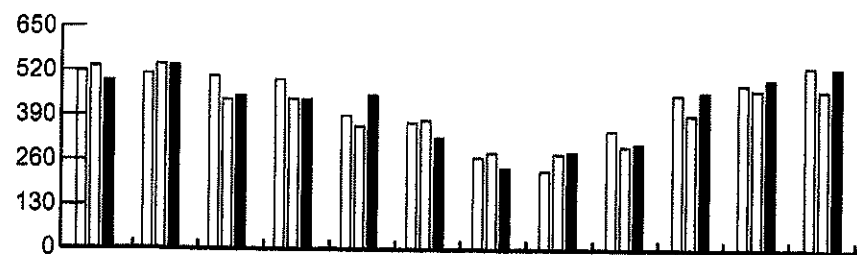
Please pay by 01/21/2025

249.10  
 16.52  
 475.56

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 01/21/2025

kWh



■ 2024  
 □ 2023  
 □ 2022

| Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|-----|
| 16  | 16  | 15  | 15  | 14  | 10  | 8   | 9   | 10  | 14  | 17  | 18  |
| 18  | 17  | 16  | 14  | 13  | 12  | 9   | 9   | 10  | 14  | 15  | 16  |
| 17  | 18  | 16  | 16  | 14  | 12  | 9   | 8   | 10  | 15  | 16  | 18  |

## Your Average Daily Usage (kWh)

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

| Account Number              | Service Location                                                | Amount Due | Date Due   |
|-----------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8468-161               | WOODFORD ARMS INC<br>180 WOODFORD ST APT 5<br>PORTLAND ME 04103 | \$22.81    | 01/21/2025 |
| Invoice Number 702002311368 |                                                                 |            |            |

**P7,20-45**

## Your Messages

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## Your Account Summary

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Prior Balance                                    | \$43.18         |
| Payments received through 12/23/2024 - Thank you | -\$76.89        |
| <b>Balance Forward</b>                           | <b>-\$33.71</b> |
| <b>Adjustments</b>                               | <b>+\$33.71</b> |
| <b>Other Charges</b>                             | <b>+\$12.00</b> |
| <b>CMP Delivery</b>                              | <b>+\$9.75</b>  |
| <b>Non-CMP Supplier Standard Offer</b>           | <b>+\$1.06</b>  |

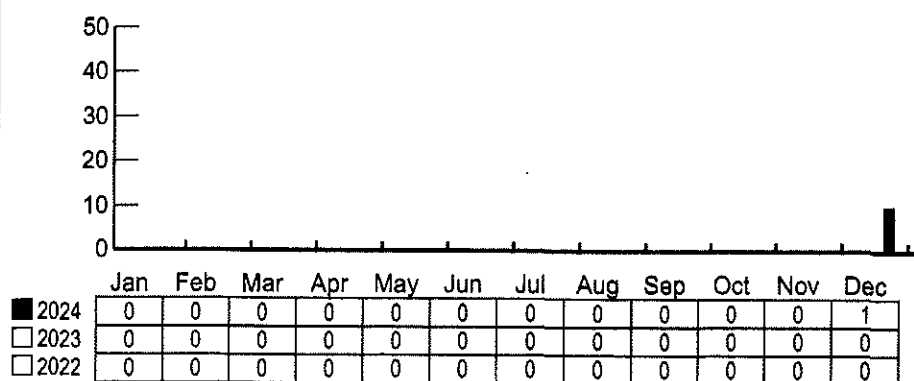
Please pay by 01/21/2025

**22.81**  
ch#7456

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 01/21/2025

kWh



## Your Average Daily Usage (kWh)



| Account Number              | Service Location                                                | Amount Due | Date Due   |
|-----------------------------|-----------------------------------------------------------------|------------|------------|
| 3501-8475-109               | WOODFORD ARMS INC<br>180 WOODFORD ST APT 1<br>PORTLAND ME 04103 | \$55.87    | 01/21/2025 |
| Invoice Number 702002311313 |                                                                 |            |            |

**P7, 20-46**

Manage your account online: [cmpco.com](http://cmpco.com)  
 Customer Service: 800.750.4000  
 Outage reporting line: 800.696.1000

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## Your Account Summary

|                                                  |          |
|--------------------------------------------------|----------|
| Prior Balance                                    | \$58.91  |
| Payments received through 12/23/2024 - Thank you | -\$30.64 |
| Balance Forward                                  | \$28.27  |
| Other Charges                                    | +\$0.26  |
| CMP Delivery                                     | +\$26.60 |
| Non-CMP Supplier Standard Offer                  | +\$0.74  |

ch# 7348 (27.60)

Please pay by 01/21/2025

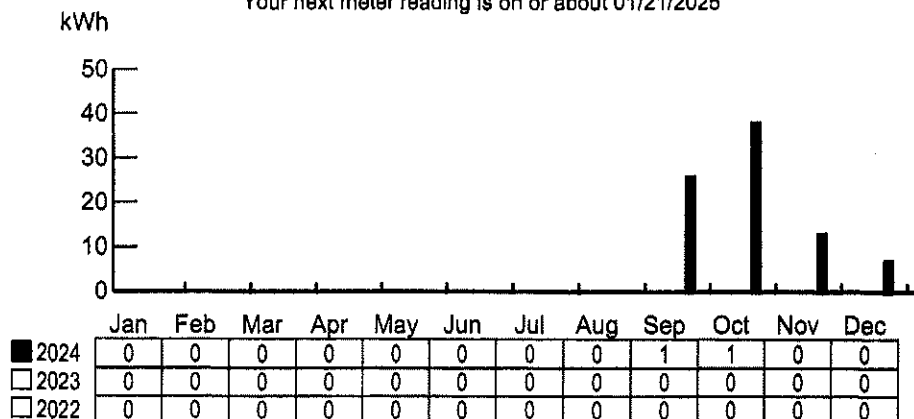
- 58.91

PASS

001009 1/2

## Your Monthly Usage Summary(kWh)

Your next meter reading is on or about 01/21/2025



## Your Average Daily Usage (kWh)

Please return this stub with your payment. Please allow 7 to 10 business days for processing. Do not send cash or coins, and do not return with staples or paper clips. Thank you.



Central Maine Power  
 PO Box 847810  
 Boston, MA 02284-7810

AB 01 001009 39170 H 7 A  
 WOODFORD ARMS INC  
 PO BOX 10563  
 PORTLAND ME 04104-0563



| Account Number |
|----------------|
| 3501-8475-109  |
| Date Due       |
| 01/21/2025     |
| Amount Due     |
| \$55.87        |
| Amount Paid    |
|                |

Please do not write below this line.

# P7, 21-1



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

1522952

|                       |                          |                |
|-----------------------|--------------------------|----------------|
| Customer Name         | WOODFORD ARMS INC        | Account Number |
|                       |                          | 30012190       |
| Service Address       | 168 WOODFORD ST PORTLAND |                |
| Bill Date: 01/12/2024 | Payment Due Upon Receipt |                |

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 01/24                                 | 26   | 33    |       | 33    |
| 12/23                                 | 36   | 42    |       | 42    |
| 11/23                                 | 28   | 33    |       | 33    |
| 10/23                                 | 33   | 40    |       | 40    |
| 09/23                                 | 29   | 32    |       | 32    |
| 08/23                                 | 30   | 30    |       | 30    |
| 07/23                                 | 28   | 29    |       | 29    |
| 06/23                                 | 32   | 32    |       | 32    |
| 05/23                                 | 30   | 29    |       | 29    |
| 04/23                                 | 29   | 27    |       | 27    |
| 03/23                                 | 26   | 25    |       | 25    |
| 02/23                                 | 35   | 36    |       | 36    |
| 01/23                                 | 29   | 29    |       | 29    |
| Hundred Cubic Feet = 748 Gallons      |      |       |       |       |

| Account Detail        | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|-----------------------|-------------------------|--------------------------------|------------|
| Previous Balance      |                         |                                | \$661.13   |
| Payment - Thank You   |                         |                                | \$661.13CR |
| Balance Forward       |                         |                                | \$0.00     |
| Total Current Charges | \$103.04                | \$420.75                       | \$523.79   |
| TOTAL AMOUNT DUE      |                         |                                | \$523.79   |

ck #7262

### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$16.63 | \$12.75  |
| Usage Charge   | \$86.41 | \$408.00 |

### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130412       | Primary 1"    | 12/26/2023   | 11/30/2023         | 5961               | 5928             | 33             |

**MEDICAL EMERGENCY**  
 If postponed if we are notified that an  
 ally or in writing, by a physician  
 3 medical certification, by a physician  
 angers still have

P7, 21-2



1522948



Portland Water District  
 FROM SEABOARD LAKE TO CASCO BAY

|                 |                          |                          |          |
|-----------------|--------------------------|--------------------------|----------|
| Customer Name   | WOODFORD ARMS INC        | Account Number           | 30010017 |
| Service Address | 180 WOODFORD ST PORTLAND |                          |          |
| Bill Date:      | 01/12/2024               | Payment Due Upon Receipt |          |

**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |
| 10/23                                 | 33   | 41    | 41          |
| 09/23                                 | 29   | 36    | 36          |
| 08/23                                 | 30   | 37    | 37          |
| 07/23                                 | 28   | 34    | 34          |
| 06/23                                 | 32   | 42    | 42          |
| 05/23                                 | 30   | 37    | 37          |
| 04/23                                 | 29   | 32    | 32          |
| 03/23                                 | 26   | 29    | 29          |
| 02/23                                 | 34   | 39    | 39          |
| 01/23                                 | 30   | 28    | 28          |

Hundred Cubic Feet = 748 Gallons

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$783.21        |
| Payment - Thank You     |                      |                             | \$783.21CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$103.04             | \$420.75                    | \$523.79        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$523.79</b> |

*ch #7262*

| Current Charges Detail |         |          |  |
|------------------------|---------|----------|--|
| Minimum Charge         | \$16.63 | \$12.75  |  |
| Usage Charge           | \$86.41 | \$408.00 |  |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 12/26/2023 | 11/30/2023      | 7130            | 7097          | 33          |

P7, 21-3

STORMWATER BILL

293604

CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME              |          | CUSTOMER #                 | PARCEL ID     |                   |           | PROPERTY LOCATION |                  |
|----------------------------|----------|----------------------------|---------------|-------------------|-----------|-------------------|------------------|
| WOODFORD ARMS INC          |          | 208899                     | 124-J-014-001 |                   |           | 168 WOODFORD ST   |                  |
| BILL NUMBER                |          | ACCOUNT #                  | BILL DATE     |                   |           | DUE DATE          |                  |
| 293604                     |          | 708731                     | 01/02/2024    |                   |           | 01/25/2024        |                  |
| DESCRIPTION                | BUILDING | IMPERVIOUS AREA<br>SURFACE | TOTAL         | BILLABLE<br>UNITS | DWELLINGS | BILLABLE<br>RATE  | CHARGE<br>AMOUNT |
| MONTHLY STORMWATER CHARGES | 2498     | 5603                       | 8101          | 7                 | 1         | \$7.75            | \$54.25          |

Service Period: 1/1/2024 to 1/31/2024

|                         |                |
|-------------------------|----------------|
| Previous Balance        | \$0.00         |
| Current Charges         | \$54.25        |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$54.25</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

ck # 7264

P7, 21-4

STORMWATER BILL

293603

CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME | CUSTOMER # | PARCEL ID | PROPERTY LOCATION |
|---------------|------------|-----------|-------------------|
|---------------|------------|-----------|-------------------|

|                   |        |               |                 |
|-------------------|--------|---------------|-----------------|
| WOODFORD ARMS INC | 208897 | 124-J-012-001 | 180 WOODFORD ST |
|-------------------|--------|---------------|-----------------|

| BILL NUMBER | ACCOUNT # | BILL DATE | DUE DATE |
|-------------|-----------|-----------|----------|
|-------------|-----------|-----------|----------|

|        |        |            |            |
|--------|--------|------------|------------|
| 293603 | 708729 | 01/02/2024 | 01/25/2024 |
|--------|--------|------------|------------|

| DESCRIPTION | BUILDING | IMPERVIOUS AREA<br>SURFACE | TOTAL | BILLABLE<br>UNITS | DWELLINGS | BILLABLE<br>RATE | CHARGE<br>AMOUNT |
|-------------|----------|----------------------------|-------|-------------------|-----------|------------------|------------------|
|-------------|----------|----------------------------|-------|-------------------|-----------|------------------|------------------|

|                            |      |      |      |   |   |        |         |
|----------------------------|------|------|------|---|---|--------|---------|
| MONTHLY STORMWATER CHARGES | 2499 | 5163 | 7662 | 6 | 1 | \$7.75 | \$46.50 |
|----------------------------|------|------|------|---|---|--------|---------|

Service Period: 1/1/2024 to 1/31/2024

|                  |        |
|------------------|--------|
| Previous Balance | \$0.00 |
|------------------|--------|

|                 |         |
|-----------------|---------|
| Current Charges | \$46.50 |
|-----------------|---------|

|             |        |
|-------------|--------|
| Adjustments | \$0.00 |
|-------------|--------|

|          |        |
|----------|--------|
| Interest | \$0.00 |
|----------|--------|

|           |        |
|-----------|--------|
| Penalties | \$0.00 |
|-----------|--------|

|                         |                |
|-------------------------|----------------|
| <b>Total Amount Due</b> | <b>\$46.50</b> |
|-------------------------|----------------|

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

dc #7264

P7, 21-5



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

## STORMWATER BILL

297416

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME              |           | CUSTOMER #              | PARCEL ID     | PROPERTY LOCATION |           |               |               |
|----------------------------|-----------|-------------------------|---------------|-------------------|-----------|---------------|---------------|
| WOODFORD ARMS INC          |           | 208897                  | 124-J-012-001 | 180 WOODFORD ST   |           |               |               |
| BILL NUMBER                | ACCOUNT # |                         | BILL DATE     | DUE DATE          |           |               |               |
| 297416                     | 708729    |                         | 02/01/2024    | 02/25/2024        |           |               |               |
| DESCRIPTION                | BUILDING  | IMPERVIOUS AREA SURFACE | TOTAL         | BILLABLE UNITS    | DWELLINGS | BILLABLE RATE | CHARGE AMOUNT |
| MONTHLY STORMWATER CHARGES | 2499      | 5183                    | 7662          | 6                 | 1         | \$7.75        | \$46.50       |

Service period: 2/1/2024 to 2/29/2024

|                         |                |
|-------------------------|----------------|
| Previous Balance        | \$46.50        |
| Current Charges         | \$46.50        |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$93.00</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate

CH#7377

**MEDICAL EMERGENCY**  
 Will be postponed if we are notified that an  
 residence has a serious medical condition  
 orally or in writing, by a physician or th  
 isomers still have a duty to arrange an  
 arrangement.

P7,21-6



1580581



Portland Water District  
 FROM SERVICE USER TO CASO BAY

|                                                 |  |                                 |
|-------------------------------------------------|--|---------------------------------|
| <b>Customer Name</b> WOODFORD ARMS INC          |  | <b>Account Number</b>           |
|                                                 |  | 30012190                        |
| <b>Service Address</b> 168 WOODFORD ST PORTLAND |  |                                 |
| <b>Bill Date:</b> 02/09/2024                    |  | <b>Payment Due Upon Receipt</b> |

**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 02/24                                 | 28   | 37    | 37          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 42    | 42          |
| 11/23                                 | 28   | 33    | 33          |
| 10/23                                 | 33   | 40    | 40          |
| 09/23                                 | 29   | 32    | 32          |
| 08/23                                 | 30   | 30    | 30          |
| 07/23                                 | 28   | 29    | 29          |
| 06/23                                 | 32   | 32    | 32          |
| 05/23                                 | 30   | 29    | 29          |
| 04/23                                 | 29   | 27    | 27          |
| 03/23                                 | 26   | 25    | 25          |
| 02/23                                 | 35   | 36    | 36          |

Hundred Cubic Feet = 748 Gallons

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$523.79        |
| Payment - Thank You     |                      |                             | \$523.79CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$118.24             | \$471.75                    | \$589.99        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$589.99</b> |

*ch#7279*

**Current Charges Detail**

|                |          |          |
|----------------|----------|----------|
| Minimum Charge | \$17.40  | \$12.75  |
| Usage Charge   | \$100.84 | \$459.00 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130412    | Primary 1" | 01/23/2024 | 12/26/2023      | 5998            | 5961          | 37          |



# P7, 21-7



1580576



Portland Water District  
FROM NEIGHOR LAKE TO CASCO BAY

|                       |                          |                |
|-----------------------|--------------------------|----------------|
| Customer Name         | WOODFORD ARMS INC        | Account Number |
|                       |                          | 30010017       |
| Service Address       | 180 WOODFORD ST PORTLAND |                |
| Bill Date: 02/09/2024 | Payment Due Upon Receipt |                |

## Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

## Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |
| 10/23                                 | 33   | 41    | 41          |
| 09/23                                 | 29   | 36    | 36          |
| 08/23                                 | 30   | 37    | 37          |
| 07/23                                 | 28   | 34    | 34          |
| 06/23                                 | 32   | 42    | 42          |
| 05/23                                 | 30   | 37    | 37          |
| 04/23                                 | 29   | 32    | 32          |
| 03/23                                 | 26   | 29    | 29          |
| 02/23                                 | 34   | 39    | 39          |

Hundred Cubic Feet = 748 Gallons

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$523.79   |
| Payment - Thank You   |                      |                             | \$523.79CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$126.11             | \$510.00                    | \$636.11   |
| TOTAL AMOUNT DUE      |                      |                             | \$636.11   |

ch # 7279

## Current Charges Detail

|                |          |          |
|----------------|----------|----------|
| Minimum Charge | \$17.40  | \$12.75  |
| Usage Charge   | \$108.71 | \$497.25 |

## Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 01/23/2024 | 12/26/2023      | 7170            | 7130          | 40          |

P7, 21-8



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

**STORMWATER BILL**

312729

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME     | CUSTOMER # | PARCEL ID     | PROPERTY LOCATION |
|-------------------|------------|---------------|-------------------|
| WOODFORD ARMS INC | 208899     | 124-J-014-001 | 188 WOODFORD ST   |
| BILL NUMBER       | ACCOUNT #  | BILL DATE     | DUE DATE          |
| 312729            | 708731     | 03/01/2024    | 03/25/2024        |

| DESCRIPTION                | BUILDING | IMPERVIOUS AREA<br>SURFACE | TOTAL | BILLABLE<br>UNITS | DWELLINGS | BILLABLE<br>RATE | CHARGE<br>AMOUNT |
|----------------------------|----------|----------------------------|-------|-------------------|-----------|------------------|------------------|
| MONTHLY STORMWATER CHARGES | 2498     | 5603                       | 8101  | 7                 | 1         | \$7.75           | \$54.25          |

Service Period: 3/1/2024 to 3/31/2024

|                         |                 |
|-------------------------|-----------------|
| Previous Balance        | \$54.25         |
| Current Charges         | \$54.25         |
| Adjustments             | \$0.00          |
| Interest                | \$0.00          |
| Penalties               | \$0.00          |
| <b>Total Amount Due</b> | <b>\$108.50</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

CH 7298

# P7,21-9



1638338



Portland Water District  
FROM SEASIDE LAKE TO CASCO BAY

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30012190 |
| Service Address       | 168 WOODFORD ST PORTLAND |                |          |
| Bill Date: 03/08/2024 | Payment Due Upon Receipt |                |          |

## Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

## Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 03/24                                 | 31   | 39    | 39    |       |
| 02/24                                 | 28   | 37    | 37    |       |
| 01/24                                 | 26   | 33    | 33    |       |
| 12/23                                 | 36   | 42    | 42    |       |
| 11/23                                 | 28   | 33    | 33    |       |
| 10/23                                 | 33   | 40    | 40    |       |
| 09/23                                 | 29   | 32    | 32    |       |
| 08/23                                 | 30   | 30    | 30    |       |
| 07/23                                 | 28   | 29    | 29    |       |
| 06/23                                 | 32   | 32    | 32    |       |
| 05/23                                 | 30   | 29    | 29    |       |
| 04/23                                 | 29   | 27    | 27    |       |
| 03/23                                 | 26   | 25    | 25    |       |
| Hundred Cubic Feet = 748 Gallons      |      |       |       |       |

| Account Detail         | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|------------------------|-------------------------|--------------------------------|------------|
| Previous Balance       |                         |                                | \$589.99   |
| Payment - Thank You    |                         |                                | \$589.99CR |
| Balance Forward        |                         |                                | \$0.00     |
| Total Current Charges  | \$124.65                | \$497.25                       | \$621.90   |
| TOTAL AMOUNT DUE       |                         |                                | \$621.90   |
| Current Charges Detail |                         |                                | ch # 7294  |
| Minimum Charge         | \$17.57                 | \$12.75                        |            |
| Usage Charge           | \$107.08                | \$484.50                       |            |

## Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130412       | Primary 1"    | 02/23/2024   | 01/23/2024         | 6037               | 5998             | 39             |

## Message Center

Attention students! Apply now for a chance to receive \$1,500 towards your studies! Applications are being accepted for the \$1,500 DiPietro Scholarship serving students in the Portland Water District service area pursuing a degree applicable in the water sector. The deadline is March 31. To apply and for eligibility criteria, visit [www.pwd.org](http://www.pwd.org).

URGENT  
We are notified that an  
serious medical emergency  
has been reported.

P7, 21-10



1638334



Portland Water District  
FROM SEBAGO LAKE TO CASTLE BASIN

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30010017 |
| Service Address       | 180 WOODFORD ST PORTLAND |                |          |
| Bill Date: 03/08/2024 | Payment Due Upon Receipt |                |          |

**Office Hours**

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
|                                       |      |       | Water | Waste |
| Month                                 | Days | Water | Water | Water |
| 03/24                                 | 31   | 41    | 41    |       |
| 02/24                                 | 28   | 40    | 40    |       |
| 01/24                                 | 26   | 33    | 33    |       |
| 12/23                                 | 36   | 50    | 50    |       |
| 11/23                                 | 28   | 38    | 38    |       |
| 10/23                                 | 33   | 41    | 41    |       |
| 09/23                                 | 29   | 36    | 36    |       |
| 08/23                                 | 30   | 37    | 37    |       |
| 07/23                                 | 28   | 34    | 34    |       |
| 06/23                                 | 32   | 42    | 42    |       |
| 05/23                                 | 30   | 37    | 37    |       |
| 04/23                                 | 29   | 32    | 32    |       |
| 03/23                                 | 26   | 29    | 29    |       |
| Hundred Cubic Feet = 748 Gallons      |      |       |       |       |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$636.11   |
| Payment - Thank You   |                      |                             | \$636.11CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$129.95             | \$522.75                    | \$652.70   |
| TOTAL AMOUNT DUE      |                      |                             | \$652.70   |

chk # 7294

**Current Charges Detail**

|                |          |          |
|----------------|----------|----------|
| Minimum Charge | \$17.57  | \$12.75  |
| Usage Charge   | \$112.38 | \$510.00 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 02/23/2024 | 01/23/2024      | 7211            | 7170          | 41          |

**Message Center**

Attention students! Apply now for a chance to receive \$1,500 towards your studies! Applications are being accepted for the \$1,500 DiPietro Scholarship serving students in the Portland Water District service area pursuing a degree applicable in the water sector. The deadline is March 31. To apply and for eligibility criteria, visit [www.pwd.org](http://www.pwd.org).

P7, 21-11

**STORMWATER BILL**

316404



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME              |          | CUSTOMER #                 | PARCEL ID     |                   | PROPERTY LOCATION |                  |                  |
|----------------------------|----------|----------------------------|---------------|-------------------|-------------------|------------------|------------------|
| WOODFORD ARMS INC          |          | 208899                     | 124-J-014-001 |                   | 168 WOODFORD ST   |                  |                  |
| BILL NUMBER                |          | ACCOUNT #                  | BILL DATE     |                   | DUE DATE          |                  |                  |
| 316404                     |          | 708731                     | 04/01/2024    |                   | 04/25/2024        |                  |                  |
| DESCRIPTION                | BUILDING | IMPERVIOUS AREA<br>SURFACE | TOTAL         | BILLABLE<br>UNITS | DWELLINGS         | BILLABLE<br>RATE | CHARGE<br>AMOUNT |
| MONTHLY STORMWATER CHARGES | 2498     | 5603                       | 8101          | 7                 | 1                 | \$7.75           | \$54.25          |

Service Period: 4/1/2024 to 4/30/2024

|                         |                 |
|-------------------------|-----------------|
| Previous Balance        | \$108.50        |
| Current Charges         | \$54.25         |
| Adjustments             | \$0.00          |
| Interest                | \$0.00          |
| Penalties               | \$0.00          |
| <b>Total Amount Due</b> | <b>\$162.75</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

ch # 7316

P7, 21-12



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

STORMWATER BILL

316403

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME              |          | CUSTOMER #              | PARCEL ID     |                | PROPERTY LOCATION |               |               |
|----------------------------|----------|-------------------------|---------------|----------------|-------------------|---------------|---------------|
| WOODFORD ARMS INC          |          | 208897                  | 124-J-012-001 |                | 180 WOODFORD ST   |               |               |
| BILL NUMBER                |          | ACCOUNT #               | BILL DATE     |                | DUE DATE          |               |               |
| 316403                     |          | 708729                  | 04/01/2024    |                | 04/25/2024        |               |               |
| DESCRIPTION                | BUILDING | IMPERVIOUS AREA SURFACE | TOTAL         | BILLABLE UNITS | DWELLINGS         | BILLABLE RATE | CHARGE AMOUNT |
| MONTHLY STORMWATER CHARGES | 2499     | 5163                    | 7662          | 6              | 1                 | \$7.75        | \$46.50       |

Service Period: 4/1/2024 to 4/30/2024

|                         |                |
|-------------------------|----------------|
| Previous Balance        | -\$7.75        |
| Current Charges         | \$46.50        |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$38.75</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

ch #7316

# P7, 21-13



1695780



Portland Water District  
FROM SEASIDE LAKE TO CASCO BAY

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30012190 |
| Service Address       | 168 WOODFORD ST PORTLAND |                |          |
| Bill Date: 04/12/2024 | Payment Due Upon Receipt |                |          |

## Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

## Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 04/24                                 | 31   | 30    | 30          |
| 03/24                                 | 31   | 39    | 39          |
| 02/24                                 | 28   | 37    | 37          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 42    | 42          |
| 11/23                                 | 28   | 33    | 33          |
| 10/23                                 | 33   | 40    | 40          |
| 09/23                                 | 29   | 32    | 32          |
| 08/23                                 | 30   | 30    | 30          |
| 07/23                                 | 28   | 29    | 29          |
| 06/23                                 | 32   | 32    | 32          |
| 05/23                                 | 30   | 29    | 29          |
| 04/23                                 | 29   | 27    | 27          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$621.90   |
| Payment - Thank You   |                      |                             | \$621.90CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$100.80             | \$382.50                    | \$483.30   |
| TOTAL AMOUNT DUE      |                      |                             | \$483.30   |

ch#7317

## Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$12.75  |
| Usage Charge   | \$83.23 | \$369.75 |

## Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130412    | Primary 1" | 03/25/2024 | 02/23/2024      | 6067            | 6037          | 30          |



IL EMERGENCY  
If we are notified that an  
serious medical condition  
writing, by a physician  
certification

P7, 21-14



1695776



Portland Water District  
FROM SERVED LAKE TO CANOE BAY

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30010017 |
| Service Address       | 180 WOODFORD ST PORTLAND |                |          |
| Bill Date: 04/12/2024 | Payment Due Upon Receipt |                |          |

**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 04/24                                 | 31   | 35    | 35          |
| 03/24                                 | 31   | 41    | 41          |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |
| 10/23                                 | 33   | 41    | 41          |
| 09/23                                 | 29   | 36    | 36          |
| 08/23                                 | 30   | 37    | 37          |
| 07/23                                 | 28   | 34    | 34          |
| 06/23                                 | 32   | 42    | 42          |
| 05/23                                 | 30   | 37    | 37          |
| 04/23                                 | 29   | 32    | 32          |

Hundred Cubic Feet = 748 Gallons

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$652.70   |
| Payment - Thank You   |                      |                             | \$652.70CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$114.05             | \$446.25                    | \$560.30   |
| TOTAL AMOUNT DUE      |                      |                             | \$560.30   |

ch #7317

| Current Charges Detail |         |          |
|------------------------|---------|----------|
| Minimum Charge         | \$17.57 | \$12.75  |
| Usage Charge           | \$96.48 | \$433.50 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 03/25/2024 | 02/23/2024      | 7246            | 7211          | 35          |

If we are notified that an  
a serious matter

EMERGENCY

P7, 21-15



Portland Water District  
FROM SERVICE LINE TO PAVEMENT

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
|                                       |      |       |       | Waste |
| Month                                 | Days | Water | Water |       |
| 05/24                                 | 30   | 28    | 28    |       |
| 04/24                                 | 31   | 30    | 30    |       |
| 03/24                                 | 31   | 39    | 39    |       |
| 02/24                                 | 28   | 37    | 37    |       |
| 01/24                                 | 26   | 33    | 33    |       |
| 12/23                                 | 36   | 42    | 42    |       |
| 11/23                                 | 28   | 33    | 33    |       |
| 10/23                                 | 33   | 40    | 40    |       |
| 09/23                                 | 29   | 32    | 32    |       |
| 08/23                                 | 30   | 30    | 30    |       |
| 07/23                                 | 28   | 29    | 29    |       |
| 06/23                                 | 32   | 32    | 32    |       |
| 05/23                                 | 30   | 29    | 29    |       |

Hundred Cubic Feet = 748 Gallons

|                       |  |                          |                |
|-----------------------|--|--------------------------|----------------|
| Customer Name         |  | WOODFORD ARMS INC        | 1754587        |
|                       |  |                          | Account Number |
|                       |  |                          | 30012190       |
| Service Address       |  | 168 WOODFORD ST PORTLAND |                |
| Bill Date: 05/10/2024 |  | Payment Due Upon Receipt |                |

| Account Detail        | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|-----------------------|-------------------------|--------------------------------|------------|
| Previous Balance      |                         |                                | \$483.30   |
| Payment - Thank You   |                         |                                | \$483.30CR |
| Balance Forward       |                         |                                | \$0.00     |
| Total Current Charges | \$95.06                 | \$357.00                       | \$452.06   |
| TOTAL AMOUNT DUE      |                         |                                | \$452.06   |

ch # 7345

### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$12.75  |
| Usage Charge   | \$77.49 | \$344.25 |

### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130412       | Primary 1"    | 04/24/2024   | 03/25/2024         | 6095               | 6067             | 28             |

Bill date 5-10 452.06  
6-10 500.00  
7-10 5.00.00  
1452.06

# P7, 21-16



Portland Water District  
FROM SERVICE LINE TO FLOWERS

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 05/24                                 | 30   | 52    | 52          |
| 04/24                                 | 31   | 35    | 35          |
| 03/24                                 | 31   | 41    | 41          |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |
| 10/23                                 | 33   | 41    | 41          |
| 09/23                                 | 29   | 36    | 36          |
| 08/23                                 | 30   | 37    | 37          |
| 07/23                                 | 28   | 34    | 34          |
| 06/23                                 | 32   | 42    | 42          |
| 05/23                                 | 30   | 37    | 37          |

Hundred Cubic Feet = 748 Gallons

| 1754583               |                          |
|-----------------------|--------------------------|
| Customer Name         | Account Number           |
| WOODFORD ARMS INC     | 30010017                 |
| Service Address       | 180 WOODFORD ST PORTLAND |
| Bill Date: 05/10/2024 | Payment Due Upon Receipt |

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$560.30        |
| Payment - Thank You     |                      |                             | \$560.30CR      |
| Balance Forward         |                      |                             | \$0.00          |
| Total Current Charges   | \$159.10             | \$663.00                    | \$822.10        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$822.10</b> |
|                         |                      |                             | ch # 7345       |

### Current Charges Detail

|                |          |          |
|----------------|----------|----------|
| Minimum Charge | \$17.57  | \$12.75  |
| Usage Charge   | \$141.53 | \$650.25 |

### Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 04/24/2024 | 03/25/2024      | 7298            | 7246          | 52          |

5-10 822.10  
6-10 800.00  
7-10 800.00  

---

2422.10

P 7, 21-17



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

STORMWATER BILL

320080

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME     | CUSTOMER # | PARCEL ID     | PROPERTY LOCATION |
|-------------------|------------|---------------|-------------------|
| WOODFORD ARMS INC | 208899     | 124-J-014-001 | 168 WOODFORD ST   |
| BILL NUMBER       | ACCOUNT #  | BILL DATE     | DUE DATE          |
| 320080            | 708731     | 05/01/2024    | 05/25/2024        |

| DESCRIPTION                | BUILDING | IMPERVIOUS AREA SURFACE | TOTAL | BILLABLE UNITS | DWELLINGS | BILLABLE RATE | CHARGE AMOUNT |
|----------------------------|----------|-------------------------|-------|----------------|-----------|---------------|---------------|
| MONTHLY STORMWATER CHARGES | 2498     | 5603                    | 8101  | 7              | 1         | \$7.75        | \$54.25       |

Service Period: 5/1/2024 to 5/31/2024

|                         |                 |
|-------------------------|-----------------|
| Previous Balance        | \$54.25         |
| Current Charges         | \$54.25         |
| Adjustments             | \$0.00          |
| Interest                | \$0.00          |
| Penalties               | \$0.00          |
| <b>Total Amount Due</b> | <b>\$108.50</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

✓ this when you  
get back. I think I  
paid 162.75

54.25  
x 3  
162.75  
check # 7347

We prepaid \$162.75  
for while we would be  
out of the country for 6 weeks

P7, 21-18



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

STORMWATER BILL

320079

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME              |          | CUSTOMER #              | PARCEL ID     | PROPERTY LOCATION |           |               |               |
|----------------------------|----------|-------------------------|---------------|-------------------|-----------|---------------|---------------|
| WOODFORD ARMS INC          |          | 208897                  | 124-J-012-001 | 180 WOODFORD ST   |           |               |               |
| BILL NUMBER                |          | ACCOUNT #               | BILL DATE     | DUE DATE          |           |               |               |
| 320079                     |          | 708729                  | 05/01/2024    | 05/25/2024        |           |               |               |
| DESCRIPTION                | BUILDING | IMPERVIOUS AREA SURFACE | TOTAL         | BILLABLE UNITS    | DWELLINGS | BILLABLE RATE | CHARGE AMOUNT |
| MONTHLY STORMWATER CHARGES | 2499     | 5163                    | 7662          | 6                 | 1         | \$7.75        | \$46.50       |

|                  |            |
|------------------|------------|
| Previous Balance | PD \$38.75 |
| Current Charges  | \$46.50    |
| Adjustments      | \$0.00     |
| Interest         | \$0.00     |
| Penalties        | \$0.00     |
| Total Amount Due | \$85.25    |

Service Period: 5/1/2024 to 5/31/2024

Bill date

5-1  
6-1  
7-1

46.50

x3

139.50

clerk 7347

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by B  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

We prepaid  
\$139.50 for while we  
would be out of the  
country for 6 weeks

P7, 21-19



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill? Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)  
Questions on your impervious surface or credits? Please call: (207) 874-8462.

## STORMWATER BILL

335403

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME              |          | CUSTOMER #              | PARCEL ID     |                | PROPERTY LOCATION |               |               |
|----------------------------|----------|-------------------------|---------------|----------------|-------------------|---------------|---------------|
| WOODFORD ARMS INC          |          | 208897                  | 124-J-012-001 |                | 180 WOODFORD ST   |               |               |
| BILL NUMBER                |          | ACCOUNT #               | BILL DATE     |                | DUE DATE          |               |               |
| 335403                     |          | 708729                  | 06/03/2024    |                | 06/25/2024        |               |               |
| DESCRIPTION                | BUILDING | IMPERVIOUS AREA SURFACE | TOTAL         | BILLABLE UNITS | DWELLINGS         | BILLABLE RATE | CHARGE AMOUNT |
| MONTHLY STORMWATER CHARGES | 2499     | 5163                    | 7662          | 6              | 1                 | \$7.75        | \$46.50       |

Service Period: 6/1/2024 to 6/30/2024

|                         |                |
|-------------------------|----------------|
| Previous Balance        | \$46.50        |
| Current Charges         | \$46.50        |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$93.00</b> |

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate  
less any Stormwater Credit.

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

ch#7384







Portland Water District  
FROM SERENO LAKE TO CASCADIA BAY

P7, 21-21

1816583

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30010017 |
| Service Address       | 180 WOODFORD ST PORTLAND |                |          |
| Bill Date: 06/14/2024 | Payment Due Upon Receipt |                |          |

005287 (1:1)

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 06/24                                 | 27   | 91    | 91          |
| 05/24                                 | 30   | 52    | 52          |
| 04/24                                 | 31   | 35    | 35          |
| 03/24                                 | 31   | 41    | 41          |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |
| 10/23                                 | 33   | 41    | 41          |
| 09/23                                 | 29   | 36    | 36          |
| 08/23                                 | 30   | 37    | 37          |
| 07/23                                 | 28   | 34    | 34          |
| 06/23                                 | 32   | 42    | 42          |

Hundred Cubic Feet = 748 Gallons

### Account Detail

Previous Balance

Payment - Thank You

Balance Forward

Total Current Charges

TOTAL AMOUNT DUE

Member  
Water Charges

\$262.45

Portland  
Wastewater Charges

\$1,160.25

Total

\$822.10

\$2,422.10CR

\$1,600.00CR

\$1,422.70

\$177.30CR

ck #7346

### Current Charges Detail

Minimum Charge

\$17.57

\$12.75

Usage Charge

\$244.88

\$1,147.50

CREDIT BALANCE - DO NOT PAY

### Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 05/21/2024 | 04/24/2024      | 7389            | 7298          | 91          |

### Message Center

The latest water quality report is now available. Read the enclosed information or visit us online at www.pwd.org to download the detailed report. You may request a copy be mailed to you by contacting us at customerservice@pwd.org or 207-761-8310.

Refer to back for customer information, online payment options, or to make mailing address changes.

Remit Total Payment to:

Portland Water District  
PO Box 9751  
Portland, ME 04104-5051

### BILL DUE UPON RECEIPT

ACCOUNT NUMBER: 30010017

AMOUNT ENCLOSED

CREDIT BALANCE - DO NOT PAY

TOTAL AMOUNT DUE: (\$177.30)

10003322-005287 5287 1 AV 0.504 T21 <B2>



WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND ME 04104-0563



2300100170000000005

need if we are notified that an  
has a confirmed

EMERGENCY

P7, 21-22



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste |       |
|                                       |      |       | Water | Water |
| 07/24                                 | 34   | 36    | 36    |       |
| 06/24                                 | 27   | 31    | 31    |       |
| 05/24                                 | 30   | 28    | 28    |       |
| 04/24                                 | 31   | 30    | 30    |       |
| 03/24                                 | 31   | 39    | 39    |       |
| 02/24                                 | 28   | 37    | 37    |       |
| 01/24                                 | 26   | 33    | 33    |       |
| 12/23                                 | 36   | 42    | 42    |       |
| 11/23                                 | 28   | 33    | 33    |       |
| 10/23                                 | 33   | 40    | 40    |       |
| 09/23                                 | 29   | 32    | 32    |       |
| 08/23                                 | 30   | 30    | 30    |       |
| 07/23                                 | 28   | 29    | 29    |       |

Hundred Cubic Feet = 748 Gallons

| 1870054               |                          |
|-----------------------|--------------------------|
| Customer Name         | Account Number           |
| WOODFORD ARMS INC     | 30012190                 |
| Service Address       | 168 WOODFORD ST PORTLAND |
| Bill Date: 07/12/2024 | Payment Due Upon Receipt |

005271 (1:1)

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$501.30CR |
| Balance Forward       |                      |                             | \$501.30CR |
| Total Current Charges | \$116.70             | \$459.00                    | \$575.70   |
| TOTAL AMOUNT DUE      |                      |                             | \$74.40    |

ch#7366

Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$12.75  |
| Usage Charge   | \$99.13 | \$446.25 |

Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130412    | Primary 1" | 06/24/2024 | 05/21/2024      | 6162            | 6126          | 36          |

Refer to back for customer information, online payment options, or to make mailing address changes.

# P7, 21-23



**Portland Water District**  
FROM SEBAGO LAKE TO CASCO BAY

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

|                       |  |                          |                            |
|-----------------------|--|--------------------------|----------------------------|
| Customer Name         |  | WOODFORD ARMS INC        | 1870050                    |
| Service Address       |  | 180 WOODFORD ST PORTLAND | Account Number<br>30010017 |
| Bill Date: 07/12/2024 |  | Payment Due Upon Receipt |                            |

### Account Detail

Previous Balance

Balance Forward

Total Current Charges

**TOTAL AMOUNT DUE**

Member  
Water Charges

\$238.60

Portland  
Wastewater Charges

\$1,045.50

Total

\$177.30CR

\$177.30CR

**\$1,284.10** *ck # 7366*

\$1,106.80

### Current Charges Detail

Minimum Charge

\$17.57

\$12.75

Usage Charge

\$221.03

\$1,032.75

### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130619       | Primary 1"    | 06/24/2024   | 05/21/2024         | 7471               | 7389             | 82             |

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |                |
|---------------------------------------|------|-------|----------------|
| Month                                 | Days | Water | Waste<br>Water |
| 07/24                                 | 34   | 82    | 82             |
| 06/24                                 | 27   | 91    | 91             |
| 05/24                                 | 30   | 52    | 52             |
| 04/24                                 | 31   | 35    | 35             |
| 03/24                                 | 31   | 41    | 41             |
| 02/24                                 | 28   | 40    | 40             |
| 01/24                                 | 26   | 33    | 33             |
| 12/23                                 | 36   | 50    | 50             |
| 11/23                                 | 28   | 38    | 38             |
| 10/23                                 | 33   | 41    | 41             |
| 09/23                                 | 29   | 36    | 36             |
| 08/23                                 | 30   | 37    | 37             |
| 07/23                                 | 28   | 34    | 34             |

Hundred Cubic Feet = 748 Gallons

Refer to back for customer information, online payment options, or to make mailing address changes.

P7, 21-24



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill?

Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)

Questions on your impervious surface or credits?

Please call: (207) 874-8462.

**STORMWATER BILL**  
**MONTHLY STORMWATER CHARGES**

ACCOUNT NUMBER: 708729

BILL NUMBER: 349593

BILL DATE: 08/01/2024

DUE DATE: 08/25/2024

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME     | CUSTOMER # | PARCEL ID     | PROPERTY LOCATION |
|-------------------|------------|---------------|-------------------|
| WOODFORD ARMS INC | 208897     | 124-J-012-001 | 180 WOODFORD ST   |

| DESCRIPTION | AMOUNT |
|-------------|--------|
|-------------|--------|

MONTHLY STORMWATER CHARGES \$46.50

| BUILDING       | IMPERVIOUS AREA SURFACE | TOTAL         |
|----------------|-------------------------|---------------|
| 2499           | 5163                    | 7662          |
| BILLABLE UNITS | DWELLINGS               | BILLABLE RATE |
| 6              | 1                       | \$7.75        |

|                         |                |
|-------------------------|----------------|
| Current Charges         | \$46.50        |
| Previous Balance        | \$0.00         |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$46.50</b> |

ck #4650

Current charge is calculated as follows:  
Billable units divided by Dwellings multiplied by Billable Rate less any Stormwater Credit.  
Service Period: 8/1/2024 to 8/31/2024

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

# P7, 21-25



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 08/24                                 | 29   | 29    | 29          |
| 07/24                                 | 34   | 36    | 36          |
| 06/24                                 | 27   | 31    | 31          |
| 05/24                                 | 30   | 28    | 28          |
| 04/24                                 | 31   | 30    | 30          |
| 03/24                                 | 31   | 39    | 39          |
| 02/24                                 | 28   | 37    | 37          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 42    | 42          |
| 11/23                                 | 28   | 33    | 33          |
| 10/23                                 | 33   | 40    | 40          |
| 09/23                                 | 29   | 32    | 32          |
| 08/23                                 | 30   | 30    | 30          |

Hundred Cubic Feet = 748 Gallons

|                       |  |                          |                            |
|-----------------------|--|--------------------------|----------------------------|
| Customer Name         |  | WOODFORD ARMS INC        | 1928065                    |
| Service Address       |  | 168 WOODFORD ST PORTLAND | Account Number<br>30012190 |
| Bill Date: 08/09/2024 |  | Payment Due Upon Receipt |                            |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total     |
|-----------------------|----------------------|-----------------------------|-----------|
| Previous Balance      |                      |                             | \$74.40   |
| Payment - Thank You   |                      |                             | \$74.70CR |
| Balance Forward       |                      |                             | \$0.30CR  |
| Total Current Charges | \$97.93              | \$375.50                    | \$473.43  |
| TOTAL AMOUNT DUE      |                      |                             | \$473.13  |
| ck # 7384             |                      |                             |           |

### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$12.95  |
| Usage Charge   | \$80.36 | \$362.55 |

### Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130412    | Primary 1" | 07/23/2024 | 06/24/2024      | 6191            | 6162          | 29          |

Emergency  
We are notified that an  
emergency medical condition  
exists by a physician  
or other qualified person.

P7, 21-26



Portland Water District  
FROM SEBAGO LAKE TO CASCADIA

**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 08/24                                 | 29   | 46    | 46          |
| 07/24                                 | 34   | 82    | 82          |
| 06/24                                 | 27   | 91    | 91          |
| 05/24                                 | 30   | 52    | 52          |
| 04/24                                 | 31   | 35    | 35          |
| 03/24                                 | 31   | 41    | 41          |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |
| 10/23                                 | 33   | 41    | 41          |
| 09/23                                 | 29   | 36    | 36          |
| 08/23                                 | 30   | 37    | 37          |

Hundred Cubic Feet = 748 Gallons

|                       |                          |
|-----------------------|--------------------------|
| 1928061               |                          |
| Customer Name         | WOODFORD ARMS INC        |
| Account Number        | 30010017                 |
| Service Address       | 180 WOODFORD ST PORTLAND |
| Bill Date: 08/09/2024 | Payment Due Upon Receipt |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total        |
|-----------------------|----------------------|-----------------------------|--------------|
| Previous Balance      |                      |                             | \$1,106.80   |
| Payment - Thank You   |                      |                             | \$1,106.80CR |
| Balance Forward       |                      |                             | \$0.00       |
| Total Current Charges | \$143.20             | \$595.63                    | \$738.83     |
| TOTAL AMOUNT DUE      |                      |                             | \$738.83     |

*ch # 7384*

**Current Charges Detail**

|                |          |          |
|----------------|----------|----------|
| Minimum Charge | \$17.57  | \$12.95  |
| Usage Charge   | \$125.63 | \$582.68 |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 07/23/2024 | 06/24/2024      | 7517            | 7471          | 46          |

# P7, 21-27

1986043



Portland Water District  
FROM SEASIDE LAKE TO CASCO BAY

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30012190 |
| Service Address       | 168 WOODFORD ST PORTLAND |                |          |
| Bill Date: 09/13/2024 | Payment Due Upon Receipt |                |          |

005199 (1:1)

## Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

## Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 09/24                                 | 34   | 35    |       | 35    |
| 08/24                                 | 29   | 29    |       | 29    |
| 07/24                                 | 34   | 36    |       | 36    |
| 06/24                                 | 27   | 31    |       | 31    |
| 05/24                                 | 30   | 28    |       | 28    |
| 04/24                                 | 31   | 30    |       | 30    |
| 03/24                                 | 31   | 39    |       | 39    |
| 02/24                                 | 28   | 37    |       | 37    |
| 01/24                                 | 26   | 33    |       | 33    |
| 12/23                                 | 36   | 42    |       | 42    |
| 11/23                                 | 28   | 33    |       | 33    |
| 10/23                                 | 33   | 40    |       | 40    |
| 09/23                                 | 29   | 32    |       | 32    |

Hundred Cubic Feet = 748 Gallons

| Account Detail         | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|------------------------|-------------------------|--------------------------------|------------|
| Previous Balance       |                         |                                | \$473.13   |
| Payment - Thank You    |                         |                                | \$473.13CR |
| Balance Forward        |                         |                                | \$0.00     |
| Total Current Charges  | \$114.05                | \$455.00                       | \$569.05   |
| TOTAL AMOUNT DUE       |                         |                                | \$569.05   |
| Current Charges Detail |                         |                                | ch # 7405  |
| Minimum Charge         | \$17.57                 | \$13.00                        |            |
| Usage Charge           | \$96.48                 | \$442.00                       |            |

## Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130412       | Primary 1"    | 08/26/2024   | 07/23/2024         | 6226               | 6191             | 35             |



EMERGENCY  
If we are notified that an  
as a serious medical condition  
writing, by a ph

P7, 21-28



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

Office Hours  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

Web Site and E-Mail  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 09/24                                 | 34   | 38    |       | 38    |
| 08/24                                 | 29   | 46    |       | 46    |
| 07/24                                 | 34   | 82    |       | 82    |
| 06/24                                 | 27   | 91    |       | 91    |
| 05/24                                 | 30   | 52    |       | 52    |
| 04/24                                 | 31   | 35    |       | 35    |
| 03/24                                 | 31   | 41    |       | 41    |
| 02/24                                 | 28   | 40    |       | 40    |
| 01/24                                 | 26   | 33    |       | 33    |
| 12/23                                 | 36   | 50    |       | 50    |
| 11/23                                 | 28   | 38    |       | 38    |
| 10/23                                 | 33   | 41    |       | 41    |
| 09/23                                 | 29   | 36    |       | 36    |

Hundred Cubic Feet = 748 Gallons

|                       |  |                          |                |         |
|-----------------------|--|--------------------------|----------------|---------|
| Customer Name         |  | WOODFORD ARMS INC        | Account Number | 1986038 |
| Service Address       |  | 180 WOODFORD ST PORTLAND |                |         |
| Bill Date: 09/13/2024 |  | Payment Due Upon Receipt |                |         |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$738.83   |
| Payment - Thank You   |                      |                             | \$738.83CR |
| Balance Forward       |                      |                             | \$0.00     |
| Total Current Charges | \$122.00             | \$494.00                    | \$616.00   |
| TOTAL AMOUNT DUE      |                      |                             | \$616.00   |

ch # 7405

Current Charges Detail

|                |          |          |
|----------------|----------|----------|
| Minimum Charge | \$17.57  | \$13.00  |
| Usage Charge   | \$104.43 | \$481.00 |

Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 08/26/2024 | 07/23/2024      | 7555            | 7517          | 38          |



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill?

Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)

Questions on your impervious surface or credits?

Please call: (207) 874-8462.

# P7, 21-29 STORMWATER BILL

## MONTHLY STORMWATER CHARGES

ACCOUNT NUMBER: 708731  
BILL NUMBER: 368909  
BILL DATE: 10/02/2024  
DUE DATE: 10/25/2024

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME     | CUSTOMER # | PARCEL ID     | PROPERTY LOCATION |
|-------------------|------------|---------------|-------------------|
| WOODFORD ARMS INC | 208899     | 124-J-014-001 | 168 WOODFORD ST   |

| DESCRIPTION                | AMOUNT  |
|----------------------------|---------|
| MONTHLY STORMWATER CHARGES | \$54.25 |

| BUILDING       | IMPERVIOUS AREA SURFACE | TOTAL         |
|----------------|-------------------------|---------------|
| 2498           | 5603                    | 8101          |
| BILLABLE UNITS | DWELLINGS               | BILLABLE RATE |
| 7              | 1                       | \$7.75        |

|                         |                |
|-------------------------|----------------|
| Current Charges         | \$54.25        |
| Previous Balance        | \$0.00         |
| Adjustments             | \$0.00         |
| Interest                | \$0.00         |
| Penalties               | \$0.00         |
| <b>Total Amount Due</b> | <b>\$54.25</b> |

Current charge is calculated as follows:

Billable units divided by Dwellings multiplied by Billable Rate less any Stormwater Credit.

Service Period: 10/1/2024 to 10/31/2024

ch #7423

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

# P7, 21-30



Portland Water District  
FROM SEBAGO LAKE TO CASCO BAY

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 10/24                                 | 28   | 32    |       | 32    |
| 09/24                                 | 34   | 35    |       | 35    |
| 08/24                                 | 29   | 29    |       | 29    |
| 07/24                                 | 34   | 36    |       | 36    |
| 06/24                                 | 27   | 31    |       | 31    |
| 05/24                                 | 30   | 28    |       | 28    |
| 04/24                                 | 31   | 30    |       | 30    |
| 03/24                                 | 31   | 39    |       | 39    |
| 02/24                                 | 28   | 37    |       | 37    |
| 01/24                                 | 26   | 33    |       | 33    |
| 12/23                                 | 36   | 42    |       | 42    |
| 11/23                                 | 28   | 33    |       | 33    |
| 10/23                                 | 33   | 40    |       | 40    |

Hundred Cubic Feet = 748 Gallons

|                       |                          |                          |
|-----------------------|--------------------------|--------------------------|
| Customer Name         | WOODFORD ARMS INC        | Account Number           |
|                       |                          | 30012190                 |
| Service Address       | 168 WOODFORD ST PORTLAND |                          |
| Bill Date: 10/11/2024 |                          | Payment Due Upon Receipt |

| Account Detail        | Member<br>Water Charges | Portland<br>Wastewater Charges | Total      |
|-----------------------|-------------------------|--------------------------------|------------|
| Previous Balance      |                         |                                | \$569.05   |
| Payment - Thank You   |                         |                                | \$569.05CR |
| Balance Forward       |                         |                                | \$0.00     |
| Total Current Charges | \$106.10                | \$416.00                       | \$522.10   |
| TOTAL AMOUNT DUE      |                         |                                | \$522.10   |

ch #7424

### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$13.00  |
| Usage Charge   | \$88.53 | \$403.00 |

### Customer Meter Summary:

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130412       | Primary 1"    | 09/23/2024   | 08/26/2024         | 6258               | 6226             | 32             |

Medical Emergency  
 If you or in writing, by a physician or  
 still have a duty to  
 be postponed if we are notified that an  
 emergency has a serious medical condition

P 7, 21-31



**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |       |       |
|---------------------------------------|------|-------|-------|-------|
| Month                                 | Days | Water | Waste | Water |
| 10/24                                 | 28   | 24    |       | 24    |
| 09/24                                 | 34   | 38    |       | 38    |
| 08/24                                 | 29   | 46    |       | 46    |
| 07/24                                 | 34   | 82    |       | 82    |
| 06/24                                 | 27   | 91    |       | 91    |
| 05/24                                 | 30   | 52    |       | 52    |
| 04/24                                 | 31   | 35    |       | 35    |
| 03/24                                 | 31   | 41    |       | 41    |
| 02/24                                 | 28   | 40    |       | 40    |
| 01/24                                 | 26   | 33    |       | 33    |
| 12/23                                 | 36   | 50    |       | 50    |
| 11/23                                 | 28   | 38    |       | 38    |
| 10/23                                 | 33   | 41    |       | 41    |

Hundred Cubic Feet = 748 Gallons

|                       |  |                          |                            |
|-----------------------|--|--------------------------|----------------------------|
| Customer Name         |  | WOODFORD ARMS INC        | 2044011                    |
| Service Address       |  | 180 WOODFORD ST PORTLAND | Account Number<br>30010017 |
| Bill Date: 10/11/2024 |  | Payment Due Upon Receipt |                            |

| Account Detail          | Member<br>Water Charges | Portland<br>Wastewater Charges | Total           |
|-------------------------|-------------------------|--------------------------------|-----------------|
| Previous Balance        |                         |                                | \$616.00        |
| Payment - Thank You     |                         |                                | \$616.00CR      |
| Balance Forward         |                         |                                | \$0.00          |
| Total Current Charges   | \$83.58                 | \$312.00                       | \$395.58        |
| <b>TOTAL AMOUNT DUE</b> |                         |                                | <b>\$395.58</b> |

*ch #7474*

| Current Charges Detail |         |          |  |
|------------------------|---------|----------|--|
| Minimum Charge         | \$17.57 | \$13.00  |  |
| Usage Charge           | \$66.01 | \$299.00 |  |

**Customer Meter Summary:**

| METER<br>NUMBER | METER<br>TYPE | READ<br>DATE | PRIOR<br>READ DATE | CURRENT<br>READING | PRIOR<br>READING | USAGE<br>(HCF) |
|-----------------|---------------|--------------|--------------------|--------------------|------------------|----------------|
| A17130619       | Primary 1"    | 09/23/2024   | 08/26/2024         | 7579               | 7555             | 24             |

# P7, 21-32

2102160



Portland Water District  
FROM SERAGO LAKE TO CASCO BAY

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30012190 |
| Service Address       | 168 WOODFORD ST PORTLAND |                |          |
| Bill Date: 11/08/2024 | Payment Due Upon Receipt |                |          |

### Office Hours

8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

### Web Site and E-Mail

www.pwd.org  
customerservice@pwd.org

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$522.10   |
| Balance Forward       |                      |                             | \$522.10   |
| Total Current Charges | \$114.77             | \$457.84                    | \$572.61   |
| TOTAL AMOUNT DUE      |                      |                             | \$1,094.71 |

ch 7433

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |  |
|---------------------------------------|------|-------|-------------|--|
| Month                                 | Days | Water | Waste Water |  |
| 11/24                                 | 32   | 35    | 35          |  |
| 10/24                                 | 28   | 32    | 32          |  |
| 09/24                                 | 34   | 35    | 35          |  |
| 08/24                                 | 29   | 29    | 29          |  |
| 07/24                                 | 34   | 36    | 36          |  |
| 06/24                                 | 27   | 31    | 31          |  |
| 05/24                                 | 30   | 28    | 28          |  |
| 04/24                                 | 31   | 30    | 30          |  |
| 03/24                                 | 31   | 39    | 39          |  |
| 02/24                                 | 28   | 37    | 37          |  |
| 01/24                                 | 26   | 33    | 33          |  |
| 12/23                                 | 36   | 42    | 42          |  |
| 11/23                                 | 28   | 33    | 33          |  |

Hundred Cubic Feet = 748 Gallons

### Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$13.00  |
| Usage Charge   | \$96.48 | \$442.00 |
| Late Fee       | \$0.72  | \$2.84   |

### Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130412    | Primary 1" | 10/25/2024 | 09/23/2024      | 6293            | 6258          | 35          |

EMERGENCY  
 If we are notified that an  
 a serious medical condition  
 exists, by a physician  
 notification.

P 7, 21-33

2102156



Portland Water District  
 FROM SERAGO LAKE TO CASCO BAY

|                       |                          |                |          |
|-----------------------|--------------------------|----------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number | 30010017 |
| Service Address       | 180 WOODFORD ST PORTLAND |                |          |
| Bill Date: 11/08/2024 | Payment Due Upon Receipt |                |          |

**Office Hours**  
 8:00 a.m. - 4:30 p.m.  
 Monday through Friday  
 Phone: 207-761-8310

**Web Site and E-Mail**  
[www.pwd.org](http://www.pwd.org)  
[customerservice@pwd.org](mailto:customerservice@pwd.org)

| Account Detail          | Member Water Charges | Portland Wastewater Charges | Total           |
|-------------------------|----------------------|-----------------------------|-----------------|
| Previous Balance        |                      |                             | \$395.58        |
| Balance Forward         |                      |                             | \$395.58        |
| Total Current Charges   | \$95.63              | \$366.13                    | \$461.76        |
| <b>TOTAL AMOUNT DUE</b> |                      |                             | <b>\$857.34</b> |

ck #7433

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 11/24                                 | 32   | 28    | 28          |
| 10/24                                 | 28   | 24    | 24          |
| 09/24                                 | 34   | 38    | 38          |
| 08/24                                 | 29   | 46    | 46          |
| 07/24                                 | 34   | 82    | 82          |
| 06/24                                 | 27   | 91    | 91          |
| 05/24                                 | 30   | 52    | 52          |
| 04/24                                 | 31   | 35    | 35          |
| 03/24                                 | 31   | 41    | 41          |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| 11/23                                 | 28   | 38    | 38          |

Hundred Cubic Feet = 748 Gallons

**Current Charges Detail**

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$13.00  |
| Usage Charge   | \$77.49 | \$351.00 |
| Late Fee       | \$0.57  | \$2.13   |

**Customer Meter Summary:**

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 10/25/2024 | 09/23/2024      | 7607            | 7579          | 28          |

P7, 21-34



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill?

Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)

Questions on your impervious surface or credits?

Please call: (207) 874-8462.

**STORMWATER BILL**  
**MONTHLY STORMWATER CHARGES**

ACCOUNT NUMBER: 708731

BILL NUMBER: 388321

BILL DATE: 12/02/2024

DUE DATE: 12/26/2024

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME     | CUSTOMER # | PARCEL ID     | PROPERTY LOCATION |
|-------------------|------------|---------------|-------------------|
| WOODFORD ARMS INC | 208899     | 124-J-014-001 | 168 WOODFORD ST   |

| DESCRIPTION | AMOUNT |
|-------------|--------|
|-------------|--------|

MONTHLY STORMWATER CHARGES

\$54.25

| BUILDING | IMPERVIOUS AREA SURFACE | TOTAL |
|----------|-------------------------|-------|
|----------|-------------------------|-------|

|      |      |      |
|------|------|------|
| 2498 | 5603 | 8101 |
|------|------|------|

| BILLABLE UNITS | DWELLINGS | BILLABLE RATE |
|----------------|-----------|---------------|
|----------------|-----------|---------------|

|   |   |        |
|---|---|--------|
| 7 | 1 | \$7.75 |
|---|---|--------|

Current Charges **\$54.25**

Previous Balance **\$54.25**

Adjustments **\$0.00**

Interest **\$0.00**

Penalties **\$0.00**

**Total Amount Due \$108.50**

Current charge is calculated as follows:

Billable units divided by Dwellings multiplied by Billable Rate less any Stormwater Credit.

Service Period: 12/1/2024 to 12/31/2024

ch #7445

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)



P7, 21-35



CITY OF PORTLAND, MAINE  
389 CONGRESS STREET  
PORTLAND, ME 04101

Questions on your bill?

Please call: (207) 874-8660 or Email: [swbill@portlandmaine.gov](mailto:swbill@portlandmaine.gov)

Questions on your impervious surface or credits?

Please call: (207) 874-8462.

## STORMWATER BILL MONTHLY STORMWATER CHARGES

ACCOUNT NUMBER: 708729

BILL NUMBER: 388320

BILL DATE: 12/02/2024

DUE DATE: 12/26/2024

WOODFORD ARMS INC  
PO BOX 10563  
PORTLAND, ME 04104

| CUSTOMER NAME     | CUSTOMER # | PARCEL ID     | PROPERTY LOCATION |
|-------------------|------------|---------------|-------------------|
| WOODFORD ARMS INC | 208897     | 124-J-012-001 | 180 WOODFORD ST   |

| DESCRIPTION | AMOUNT |
|-------------|--------|
|-------------|--------|

### MONTHLY STORMWATER CHARGES

\$46.50

| BUILDING          | IMPERVIOUS AREA<br>SURFACE | TOTAL            |
|-------------------|----------------------------|------------------|
| 2499              | 5163                       | 7662             |
| BILLABLE<br>UNITS | DWELLINGS                  | BILLABLE<br>RATE |
| 6                 | 1                          | \$7.75           |

Current Charges \$46.50

Previous Balance \$46.50

Adjustments \$0.00

Interest \$0.00

Penalties \$0.00

**Total Amount Due \$93.00**

Current charge is calculated as follows:

Billable units divided by Dwellings multiplied by Billable Rate less any Stormwater Credit.

Service Period: 12/1/2024 to 12/31/2024

ch# 7445

PAY YOUR BILL ONLINE AT: [PORTLANDMAINE.GOV/STORMWATERBILLING](http://PORTLANDMAINE.GOV/STORMWATERBILLING)

# P 7, 21-36



**Office Hours**  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

**Web Site and E-Mail**  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 12/24                                 | 28   | 21    | 21          |
| 11/24                                 | 32   | 35    | 35          |
| 10/24                                 | 28   | 32    | 32          |
| 09/24                                 | 34   | 35    | 35          |
| 08/24                                 | 29   | 29    | 29          |
| 07/24                                 | 34   | 36    | 36          |
| 06/24                                 | 27   | 31    | 31          |
| 05/24                                 | 30   | 28    | 28          |
| 04/24                                 | 31   | 30    | 30          |
| 03/24                                 | 31   | 39    | 39          |
| 02/24                                 | 28   | 37    | 37          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 42    | 42          |

Hundred Cubic Feet = 748 Gallons

|                       |  |                          |                            |
|-----------------------|--|--------------------------|----------------------------|
| Customer Name         |  | WOODFORD ARMS INC        | 2160312                    |
| Service Address       |  | 168 WOODFORD ST PORTLAND | Account Number<br>30012190 |
| Bill Date: 12/13/2024 |  | Payment Due Upon Receipt |                            |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total        |
|-----------------------|----------------------|-----------------------------|--------------|
| Previous Balance      |                      |                             | \$1,094.71   |
| Payment - Thank You   |                      |                             | \$1,044.20CR |
| Balance Forward       |                      |                             | \$50.51      |
| Total Current Charges | \$74.97              | \$273.34                    | \$348.31     |
| TOTAL AMOUNT DUE      |                      |                             | \$398.82     |

ch# 7457

## Current Charges Detail

|                |         |          |
|----------------|---------|----------|
| Minimum Charge | \$17.57 | \$13.00  |
| Usage Charge   | \$57.40 | \$260.00 |
| Late Fee       | \$0.00  | \$0.34   |

## Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130412    | Primary 1" | 11/22/2024 | 10/25/2024      | 6314            | 6293          | 21          |

we notified that an  
medical condition  
a ph...

P7, 21-37

2160308



|                       |                          |                          |          |
|-----------------------|--------------------------|--------------------------|----------|
| Customer Name         | WOODFORD ARMS INC        | Account Number           | 30010017 |
| Service Address       | 180 WOODFORD ST PORTLAND |                          |          |
| Bill Date: 12/13/2024 |                          | Payment Due Upon Receipt |          |

Office Hours  
8:00 a.m. - 4:30 p.m.  
Monday through Friday  
Phone: 207-761-8310

Web Site and E-Mail  
www.pwd.org  
customerservice@pwd.org

| Monthly Usage<br>(Hundred Cubic Feet) |      |       |             |
|---------------------------------------|------|-------|-------------|
| Month                                 | Days | Water | Waste Water |
| 12/24                                 | 28   | 25    | 25          |
| 11/24                                 | 32   | 28    | 28          |
| 10/24                                 | 28   | 24    | 24          |
| 09/24                                 | 34   | 38    | 38          |
| 08/24                                 | 29   | 46    | 46          |
| 07/24                                 | 34   | 82    | 82          |
| 06/24                                 | 27   | 91    | 91          |
| 05/24                                 | 30   | 52    | 52          |
| 04/24                                 | 31   | 35    | 35          |
| 03/24                                 | 31   | 41    | 41          |
| 02/24                                 | 28   | 40    | 40          |
| 01/24                                 | 26   | 33    | 33          |
| 12/23                                 | 36   | 50    | 50          |
| Hundred Cubic Feet = 748 Gallons      |      |       |             |

| Account Detail        | Member Water Charges | Portland Wastewater Charges | Total      |
|-----------------------|----------------------|-----------------------------|------------|
| Previous Balance      |                      |                             | \$857.34   |
| Payment - Thank You   |                      |                             | \$907.85CR |
| Balance Forward       |                      |                             | \$50.51CR  |
| Total Current Charges | \$86.45              | \$325.00                    | \$411.45   |
| TOTAL AMOUNT DUE      |                      |                             | \$360.94   |

ch# 7457

| Current Charges Detail |         |          |  |
|------------------------|---------|----------|--|
| Minimum Charge         | \$17.57 | \$13.00  |  |
| Usage Charge           | \$68.88 | \$312.00 |  |

Customer Meter Summary:

| METER NUMBER | METER TYPE | READ DATE  | PRIOR READ DATE | CURRENT READING | PRIOR READING | USAGE (HCF) |
|--------------|------------|------------|-----------------|-----------------|---------------|-------------|
| A17130619    | Primary 1" | 11/22/2024 | 10/25/2024      | 7632            | 7607          | 25          |

Port City Carpentry

Repair storm damage to 168-170 electric service mounting  
structure

3/29/2024

4,000.00

P7, 25-1

Checking

chk # 7280  
4,000.00

PRODUCT SSLT104

USE WITH 91563 ENVELOPE

MCBEE To Reorder: 1-800-662-2331 or www.mcbecoinc.com

09920212001



|                                          |                      |
|------------------------------------------|----------------------|
| 5                                        | 3 Country lane       |
| 6 City, state, and ZIP code              | Falmouth MAINE 04530 |
| 7 List account number(s) here (optional) |                      |

**Part I Taxpayer Identification Number (TIN)**

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

| Social security number |  |  |  |   |  |  |  |  |
|------------------------|--|--|--|---|--|--|--|--|
|                        |  |  |  | - |  |  |  |  |

or

| Employer identification number |   |    |    |    |   |  |  |  |
|--------------------------------|---|----|----|----|---|--|--|--|
| 04                             | - | 05 | 07 | 12 | 1 |  |  |  |

**Note:** If the account is in more than one name, see the instructions for line 1. See also *What Name and Number to Give the Requester* for guidelines on whose number to enter.

**Part II Certification**

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

**Certification instructions.** You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and, generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

|                  |                          |         |
|------------------|--------------------------|---------|
| <b>Sign Here</b> | Signature of U.S. person | Date    |
|                  |                          | 3/27/24 |

**General Instructions**

Section references are to the Internal Revenue Code unless otherwise noted.

**Future developments.** For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to [www.irs.gov/FormW9](http://www.irs.gov/FormW9).

**What's New**

Line 3a has been modified to clarify how a disregarded entity completes this line. An LLC that is a disregarded entity should check the appropriate box for the tax classification of its owner. Otherwise, it should check the "LLC" box and enter its appropriate tax classification.

New line 3b has been added to this form. A flow-through entity is required to complete this line to indicate that it has direct or indirect foreign partners, owners, or beneficiaries when it provides the Form W-9 to another flow-through entity in which it has an ownership interest. This change is intended to provide a flow-through entity with information regarding the status of its indirect foreign partners, owners, or beneficiaries, so that it can satisfy any applicable reporting requirements. For example, a partnership that has any indirect foreign partners may be required to complete Schedules K-2 and K-3. See the Partnership Instructions for Schedules K-2 and K-3 (Form 1065).

**Purpose of Form**

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS is giving you this form because they

**P7, 25-2**  
**PORT CITY CARPENTRY**

3 COUNTRY LANE  
FALMOUTH, MAINE 04105  
207.415.7011

**OWNER**

WOODFORD ARMS INC.  
P.O. BOX 10563  
PORTLAND, ME

**JOB SITE ADDRESS**

168 WOODFORD ST  
PORTLAND, ME

---

**INVOICE DATE: MARCH 27, 2024**

**MATERIALS \$473.39**

**TOTAL INVOICE: \$473.39**

*ck # 7310*

**PCC ASKS THAT THIS INVOICE BE PAID WITHIN 5 DAYS**

# P 7, 25-3

**Capitolano Electrical Contractor Inc**

PLEASE DETACH AND RETURN TOP PORTION WITH YOUR PAYMENT.

P.O. Box 2301  
South Portland ME 04116-2301

## Invoice

Phone # 207-799-0538

|     |                                                                                                                                                                                                                        |          | Invoice # |
|-----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|
|     |                                                                                                                                                                                                                        |          | 44730     |
| Qty | Description                                                                                                                                                                                                            | Rate     | Amount    |
|     | Job Location: 168 Woodfords St Portland<br>Meet with contractors<br>Cut and remove damaged rigid conduit<br>Install new PVC pipe and wire for 600A service<br>Coordinate with CMP to have service re-run and hooked up |          |           |
| 1   | Total Electrical<br>3/24, 3/26, 3/28/24<br>TN, SC, BM                                                                                                                                                                  | 7,040.00 | 7,040.00  |

A service charge of 1.5% per month (18% annually will be charged on all balances not paid within 30 days. A 40% fee based on unpaid balance of your account will be charged for any accounts placed with our collections agency

|                         |            |
|-------------------------|------------|
| <b>Total</b>            | \$7,040.00 |
| <b>Payments/Credits</b> | \$0.00     |
| <b>Balance Due</b>      | \$7,040.00 |

ch # 7313

P17, 1 + 2

# Proposal

VALID FOR 30 DAYS

Page 1

## CLASSIC FLOORING

429 US Rt #1

P.O. Box 7004

Scarborough, ME 04070-7004

207-883-7847



Proposal #: 8285

Sale Date: 8/4/2025

Next Install:

Sales Rep: Kevin Lajoie

### SOLD TO:

207-831-0735

Peter Colesworthy

PO Box 10563

Portland, Maine 04101

### SHIPPED TO

Colesworthy

170 Woodford St unit 5

Portland ME 04101

**No Returns on Special Orders**  
**Pick up hours M-F 9am - 4pm**

| MATERIALS                               |                      | QUANTITY    | PRICE    | TOTAL      |
|-----------------------------------------|----------------------|-------------|----------|------------|
| Armstrong Flexstep<br>Kitchen           | G2513                | 13.33 SqYrd | \$12.38  | \$165.07   |
| Underlayment *Stock* 1/4" Plywood       | 7PLMPUD48            | 96.00 SqFt  | \$1.67   | \$160.32   |
| Tarkett Qbond - One Multi 1 G.          | 1TARQBONE1G          | 1.00 Each   | \$86.14  | \$86.14    |
| Dyersburg Classic 12-12.00<br>Bed /LR   | Dove                 | 58.67 SqYrd | \$18.04  | \$1,058.35 |
| Pad *Stock*                             | 8lb. Challenger 7/16 | 58.67 SqYrd | \$4.00   | \$234.68   |
| LABOR                                   |                      | QUANTITY    | PRICE    | TOTAL      |
| Vinyl Job Minimum                       |                      | 1.00 Each   | \$600.00 | \$600.00   |
| Underlayment Install 1/4" Staple & Prep |                      | 3.00 Each   | \$45.00  | \$135.00   |
| Carpet Install                          |                      | 58.67 SqYrd | \$13.50  | \$792.00   |
| Carpet Removal & Disposal on Plywood    |                      | 72.00 SqYrd | \$5.00   | \$360.00   |

### Comments:

**SubTotal: \$3,591.66**  
**Sales Tax: \$93.75**  
**Total: \$3,685.31**  
**Payments: \$0.00**  
**Balance: \$3,685.31**

The undersigned accepts the specifications and terms, including price set forth above and in consideration therefore, hereby unconditionally guarantees that if default at any time be made by the Contractor for payments due hereunder to Classic Flooring, then the undersigned will immediately pay any and all amounts so due upon demand by Classic Flooring, and without regard to the Contractor's solvency or ability to pay.

ATTN HARDWOOD CUSTOMERS:

If moisture levels are not monitored, your floor may fail and not be covered under warranty.

SIGNATURE X

I received buyer/seller terms and conditions PL

Proposal #: 8285

Total: \$3,685.31

Interest at 1/12% per month (18% per annum) will be charged on any unpaid balance after thirty (30) days of installation date in the event of default in payment of this order or any part thereof, and the account is referred to an attorney for collection, the contractor and/or owner agree to pay reasonable attorney's fees and interest.