

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

EAST BAYSIDE STUDIOS LLC

Located at

170 ANDERSON ST (Unit 1)

PERMIT ID: 2015-00004

ISSUE DATE: 02/04/2015

CBL: 010 E002001

has permission to **Change of use from light industrial to bicycle repair & ancillary retail** provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

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

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

/s/ Craig Messinger

/s/ Laurie Leader

Fire Official

Building Official

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
THERE IS A PENALTY FOR REMOVING THIS CARD**

Approved Property Use - Zoning

Building Inspections

Fire Department

Use Group: F-1/M/S- **Type:** 3B
2

Bike shop (mercantile), bike repair
(industrial), bike storage
Occupant load = 104

UNIT 1

MUBEC/IBC2009

PERMIT ID: 2015-00004

Located at: 170 ANDERSON ST (Unit 1)

CBL: 010 E002001

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703 (ONLY)
or email: buildinginspections@portlandmaine.gov

**Check the Status or Schedule an Inspection On-Line at
<http://www.portlandmaine.gov/planning/permitstatus.asp>**

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

- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
- **Per Section 107.3.1 of the Maine Uniform Building and Energy Code (MUBEC). One set of printed approved stamped construction documents shall be kept at the site of work and shall be open to inspection by building officials.**

REQUIRED INSPECTIONS:

Framing Only

Electrical - Commercial

Fire - Change of Use Inspection

Certificate of Occupancy/Final

Final - Electric

Final - Fire

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

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

City of Portland, Maine - Building or Use Permit		Permit No: 2015-00004	Date Applied For: 01/02/2015	CBL: 010 E002001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Bicycle Repair and ancillary retail	Proposed Project Description: Change of use from light industrial to bicycle repair & ancillary retail			
<p>Dept: Zoning Status: Approved w/Conditions Reviewer: Ann Machado Approval Date: 01/22/2015</p> <p>Note: Building is located in the I-Lb zone. Retail is only permitted as an ancillary use. The principal use is repair. Ok to Issue: <input checked="" type="checkbox"/> There is retail but repair is the the main use so the retail is considered ancillary.</p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) This permit is is being based on the condition that the repair of bikes is the principal use and the retail is an ancillary use to the business. If this changes, the tenant will have to relocate the business to a zone that allows retail as a principal use.. 2) Separate permits shall be required for any new signage. 				
<p>Dept: Building Status: Approved w/Conditions Reviewer: Laurie Leader Approval Date: 02/04/2015</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process. 2) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work. 				
<p>Dept: Fire Status: Approved w/Conditions Reviewer: Craig Messinger Approval Date: 01/26/2015</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) Emergency lights and exit signs are required. Emergency lights and exit signs are required to be labeled in relation to the panel and circuit and on the same circuit as the lighting for the area they serve. 2) Shall comply with NFPA 101, Chapter 37, New Mercantile Occupancies. 3) All construction shall comply with City Code Chapter 10. 				