

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

I-95 PORTLAND PORTFOLIO I LLC

Located at

229 CONGRESS ST

PERMIT ID: 2014-02642

ISSUE DATE: 01/14/2015

CBL: 013 G008001

has permission to **Change of Use from retail to restaurant -left side - "Ramen Suzukiya" - right side remains 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 cloed-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

Fire Official

/s/ Jeanie Bourke

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

229 Congress St, 1st floor restaurant (left side)

Building Inspections

Use Group: B **Type:** 5B
Business - restaurant with less than 50 occupants
Occupant Load = 25
NFPA 13 System
Left Side on Congress St
MUBEC/IBC 2009

Fire Department

PERMIT ID: 2014-02642

Located at: 229 CONGRESS ST

CBL: 013 G008001

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:

Close-in Plumbing/Framing w/Fire & Draft Stopping

Electrical Close-in w/Fire & Draftstopping

Above Ceiling Inspection

Certificate of Occupancy/Final

Final - Electric

Fire - Change of Use Inspection

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

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

City of Portland, Maine - Building or Use Permit		Permit No: 2014-02642	Date Applied For: 11/13/2014	CBL: 013 G008001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Restaurant	Proposed Project Description: Change of Use from retail to restaurant -left side - "Ramen Suzukiya" - right side remains retail.			
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Dept: Zoning	Status: Approved w/Conditions	Reviewer: Ann Machado	Approval Date: 12/29/2014	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
<ol style="list-style-type: none"> 1) With the issuance of this permit and the certificate of occupancy, the legal use of this property is 229 Congress St, 1st floor = retail right side & restaurant on left side; 1 Montgomery St = 4 DU; 3 Montgomery St = 4 DU; 5 Montgomery St = 4 DU. 2) Separate permits shall be required for any new signage. 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. 				
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Dept: Building	Status: Approved w/Conditions	Reviewer: Jeanie Bourke	Approval Date: 01/12/2015	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
<ol style="list-style-type: none"> 1) Approval is subject to compliance with City and State Food Codes per the Portland Public Health Dept. It is strongly advised to contact the Health Inspector for approval of kitchen design compliance prior to commencing work in earnest. 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. 3) Penetrations through fire resistance rated assemblies shall be protected by an approved penetration firestop system installed as tested in accordance with ASTM E814 or UL 1479 4) Approval of City license is subject to health inspections per the Food Code. 5) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process. 6) Seating layout of tables and chairs shall allow for the required aisle width and spacing for Exit Access per IBC Sec. 1017. 7) Equipment shall be installed in compliance with the manufacturer's specifications and the UL listing. 				
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Dept: Engineering DPS	Status: Approved	Reviewer: Benjamin Pearson	Approval Date: 01/02/2015	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
<ol style="list-style-type: none"> 1) FJB Met Mr. Katsuaki Suzuki, Friday 8/8/14, in the Engineering Conference Room, at the Department of Public Services, 55 Portland Street. The restaurant floor plan will include a three-bay sink, but no dishwasher. I gave him three Automatic Grease Recovery Units (W-250-IS; GOS-80; AGI-25) from which to choose. We exchanged calling card information. I gave Mr. Peter Palldino's calling card to Mr. Suzuki, also. <p>A Big Dipper 250 will be installed and is approved by DPS.</p>				
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Dept: Fire	Status: Approved w/Conditions	Reviewer: Craig Messinger	Approval Date: 01/14/2015	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
<ol style="list-style-type: none"> 1) All construction shall comply with City Code Chapter 10. 2) A separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model. This review does not include approval of fire alarm system design or installation. 				

- 3) A separate Suppression System Permit is required for all new suppression systems, including standpipe systems, and sprinkler work effecting more than 20 heads. This review does not include approval of system design or installation.
- 4) All outstanding code violations shall be corrected prior to final inspection.
- 5) Shall meet the requirements of NFPA 101, Chapter 38, New Business Occupancies.
- 6) Shall meet the requirements of 2009 NFPA 1 Fire Code.