

City of Portland, Maine - Building or Use Permit Application

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

PERMIT ISSUED

Permit No: 021345	Issue Date: JAN 10 2003	CBL: 013 M022001
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Location of Construction: 195 Congress St	Owner Name: Whaley Richard A &	Owner Address: 195 Congress St	Phone: 8465-2056
Business Name: n/a	Contractor Name: Whaley, Josh	Contractor Address: 145 Congress St. Portland	Phone: 2078387815
Lessee/Buyer's Name n/a	Phone: n/a	Permit Type: Change of Use - Condo Conversion	Zone: B-1

Past Use: Residential (#3 units) and Business	Proposed Use: Condominium conversion from 3 units and 1 business to 4 condominiums.	Permit Fee: \$823.00	Cost of Work: \$100,000.00	CEO District: 1
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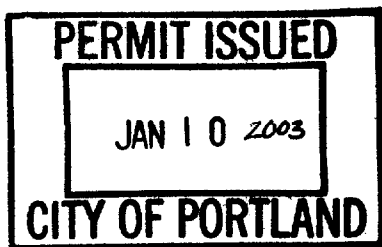
Proposed Project Description: Condominium Conversion <i>Legal Use thru Assessors & pre-1957 Directory: 1 business space & 3 Dwelling units to remain in the same use</i>	FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-2/B Type: SB BOCA 1999
	Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature:	Date:	

Permit Taken By: gg	Date Applied For: 12/05/2002	Zoning Approval	
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..

Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Denied Date: <i>12/23/02</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved Date: <i>[Signature]</i>	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied Date: <i>[Signature]</i>
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CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT _____ ADDRESS _____ DATE _____ PHONE _____

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

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING DEPARTMENT

PERMIT

Permit Number: 021345

This is to certify that Whaley Richard A & /Whaley Josh
has permission to Condominium Conversion
AT 195 Congress St 013 M022001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is altered or closed-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. [Signature]
Health Dept. _____
Appeal Board _____
Other _____
Department Name _____

PERMIT ISSUED
JAN 10 2003
CITY OF PORTLAND

[Signature]
Director - Building & Inspection Services

DO NOT REMOVE THIS CARD

Created By	99	Create Date	12/06/2002	Modify	tm	Mod Date	01/10/2003
Permit Nbr	02-1345	Location of Construction	195	Congress St		Appl. Date	12/05/2002
Status	Pending	Permit Type	Change of Use - Condo Conversion	Estimated Cost	\$100,000.00	Issue Date	
CBL	013 M022001	Territory Nbr	1	Date Closed			
Prmt		Tax193	1688	Constr Type	New	Num1	21345
Comment Date	01/07/2003	Comment	need more info - emailed Ted @ Barba Architect - see attached email and also need stamp on cover sheet of building design.				
Comment Date	01/10/2003	Comment	need more info - ok to issue.				
Name	tm	Follow Up Date		Completed	<input type="checkbox"/>		
Name	tm	Follow Up Date		Completed	<input type="checkbox"/>		

Application ID Number: 2-1345

Department: Building

Status: Approved with Conditions

Reviewer: Tammy Munson

Approval Date: 01/10/2003

Given On Date: 12/24/2002

Comments:

OK to Issue Permit

Name: Tammy Munson

Date: 01/10/2003

Date 2:

Conditions Section:

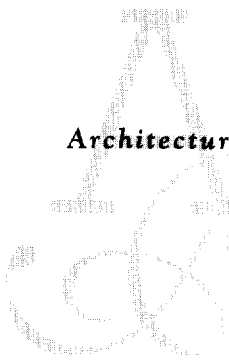
This permit is NOT on approval for the bulkhead waiver request. The waiver will be addressed as a separate issue.

Create Date: 12/06/2002

By: gg

Update Date: 01/10/2003

By: tm



Barba

Architecture & Preservation

500 Congress Street
Portland, Maine 04101
tel: 207-772-2722
fax: 207-772-3667

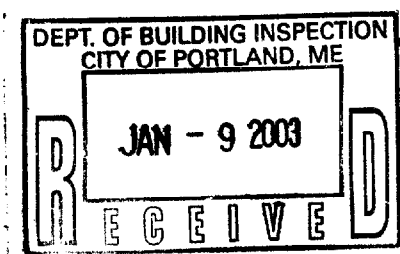
Date: January 9, 2003
To: Mike Nugent, City of Portland
From: Ted Vedock
Regarding: 195 Congress Street Building Permit, Response to 1/7/03 Questions
Comments: For your review regarding the building permit for 195 Congress Street, please find the following questions and responses, with supporting information attached.

Questions, with response from Barba Architecture & Preservation in italics:

1. For the storage areas in the bsmnt, the ratings between the business storage and residential storage should be 2 hours completely separating the business use from the residential. (we can talk about this one) *See attached SK-1*
2. The ladder accessing the bsmnt is not allowed. *See attached waiver request.*
3. Any electrical panels located in rated walls must be proerly treated to maintain the required rating. (this also applies to recessed cabinets etc. usually found when a bathroom is located on the other side of the rated wall) *See attached detail, SK-2.*
4. The beam in the bsmnt on page A1.1 is not sized. Is this existing? *This is an existing beam.*
5. All gas fireplaces must be installed per manufacturers specs. How are these going to be vented? Also, permits must be pulled for all of these. *All fireplaces are to be vented through individual flues in the existing chimney, or direct vented through the wall. This will be determined at a later date, and will be addressed when the permits for each fireplace are applied for.*
6. Safety glazing is required in the window located near the hot tub. *The glazing in this window will be tempered, see attached SK-3.*
7. The porch stairs are spec'd at residential standards. They must be 11' tread and 7" rise. *See attached SK-4.*
8. A smoke detector plan needs to be submitted. *See attached SK-5.*
9. On sheet S1.2 the roof header is shown as 3- 2"x8"s and on another it is shown as 3-2"x10"s - it needs to be 3-2"x10"s. *Sheet S1.2 has been stamped and signed by a professional engineer, and has been engineered to meet current BOCA standards.*

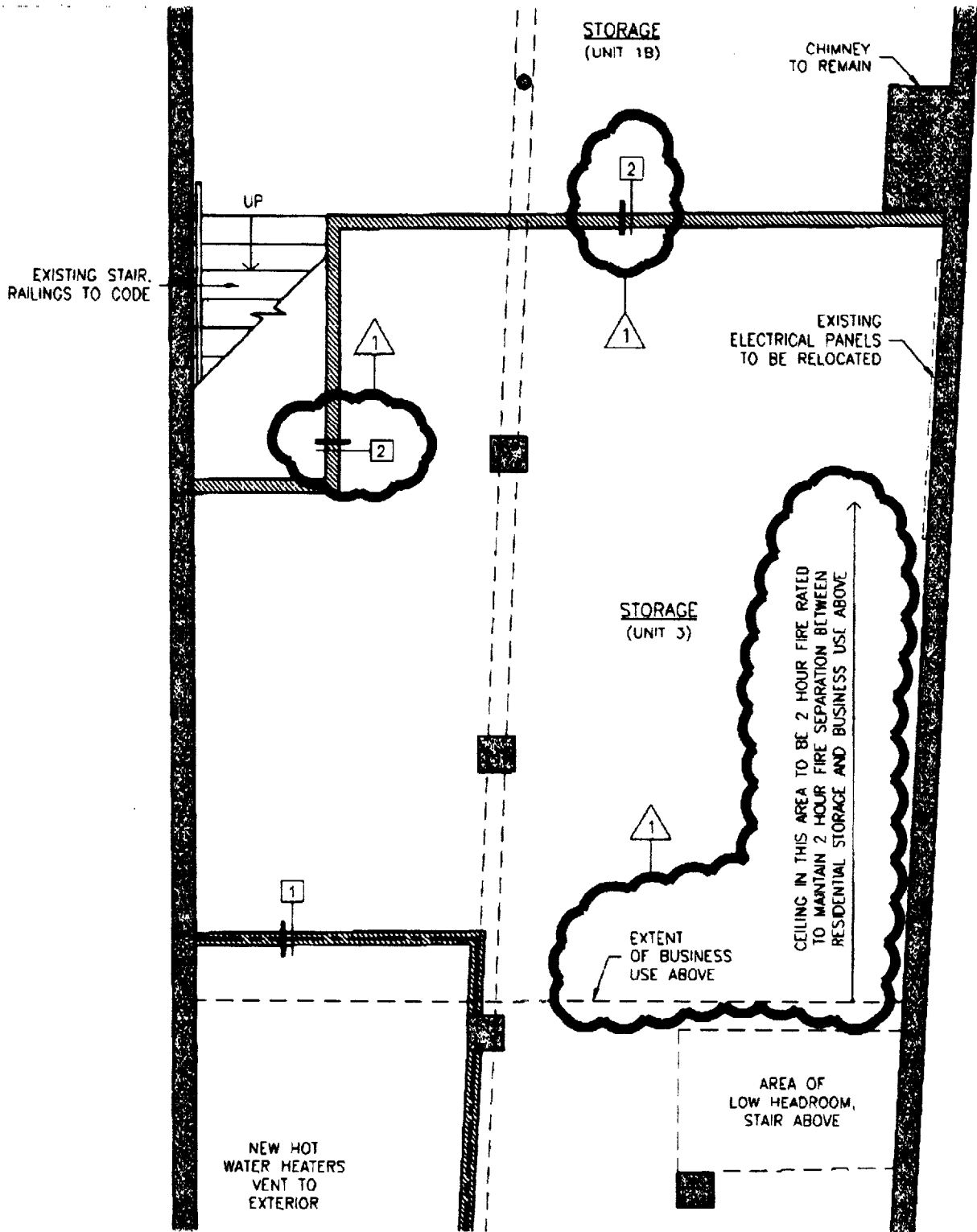
Also attached is a copy of the Building Analysis cover sheet, with the architect's stamp and signature, which was omitted on the original application. Please let us know if you have any questions.

Cc: Rick Whaley
Josh Whaley
Barba File



Nancy L. Barba
Cynthia A. Wheelock

1/9/03



SK-1 - PARTIAL SHEET A1.1 - REVISED
WHALEY BUILDING

195 CONGRESS STREET, PORTLAND, MAINE
 BARBA ARCHITECTURE AND PRESERVATION
 JANUARY 9, 2003

Barba

Architecture & Preservation

500 Congress Street
Portland, Maine 04101
tel: 207-772-2722
fax: 207-772-3007

Date: January 9, 2003

To: Tammy Munson, City of Portland
Fax: 874-8716

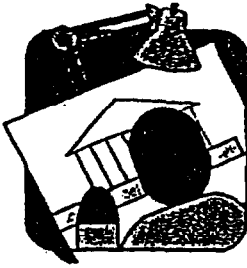
From: Ted Vedock

Regarding: 195 Congress Street, Revised SK-1

Page: 1 of 2

Comments: Following, please find a revised Sk-1. As we had discussed, I have added the following clarification: In the area where residential storage occurs below the first floor business use, the ceiling assembly will maintain a 2-hour fire rating.

Cc: Rick Whaley
Josh Whaley
Barba File



CITY OF PORTLAND MAINE

389 Congress St., Rm 315

Portland, ME 04101

Tel. - 207-874-8704

Fax - 207-874-8716

TO: Inspector of Buildings City of Portland, Maine
Planning & Urban Development
Division of Housing & Community Services

FROM DESIGNER: BARBA ARCHITECTURE * PRESERVATION
500 CONGRESS ST.

DATE: 12/5/02

Job Name: WHALEY BUILDING

Address of Construction: 195 CONGRESS ST.

THE BOCA NATIONAL BUILDING CODE/1999 Fourteenth EDITION

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

Building Code and Year BOCA 1999 Use Group Classification(s) R-2 RESIDENTIAL B BUSINESS
Type of Construction V Bldg. Height 36' Bldg. Sq. Footage 1780 PER FLOOR 7,120 TOTAL INC BASEMENT
Seismic Zone NO CHANGE Group Class NO CHANGE
Roof Snow Load Per Sq. Ft. NO CHANGE Dead Load Per Sq. Ft. NO CHANGE
Basic Wind Speed (mph) NO CHANGE Effective Velocity Pressure Per Sq. Ft. NO CHANGE
Floor Live Load Per Sq. Ft. NO CHANGE

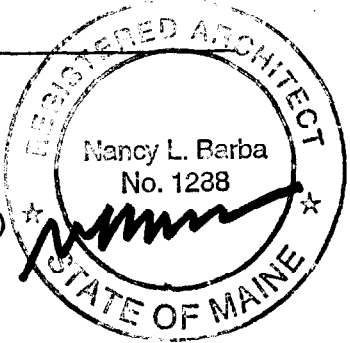
Structure has full sprinkler system? Yes _____ No X Alarm System? Yes _____ No _____
Sprinkler & Alarm systems must be installed according to BOCA and NFPA Standards with approval from the Portland Fire Department.

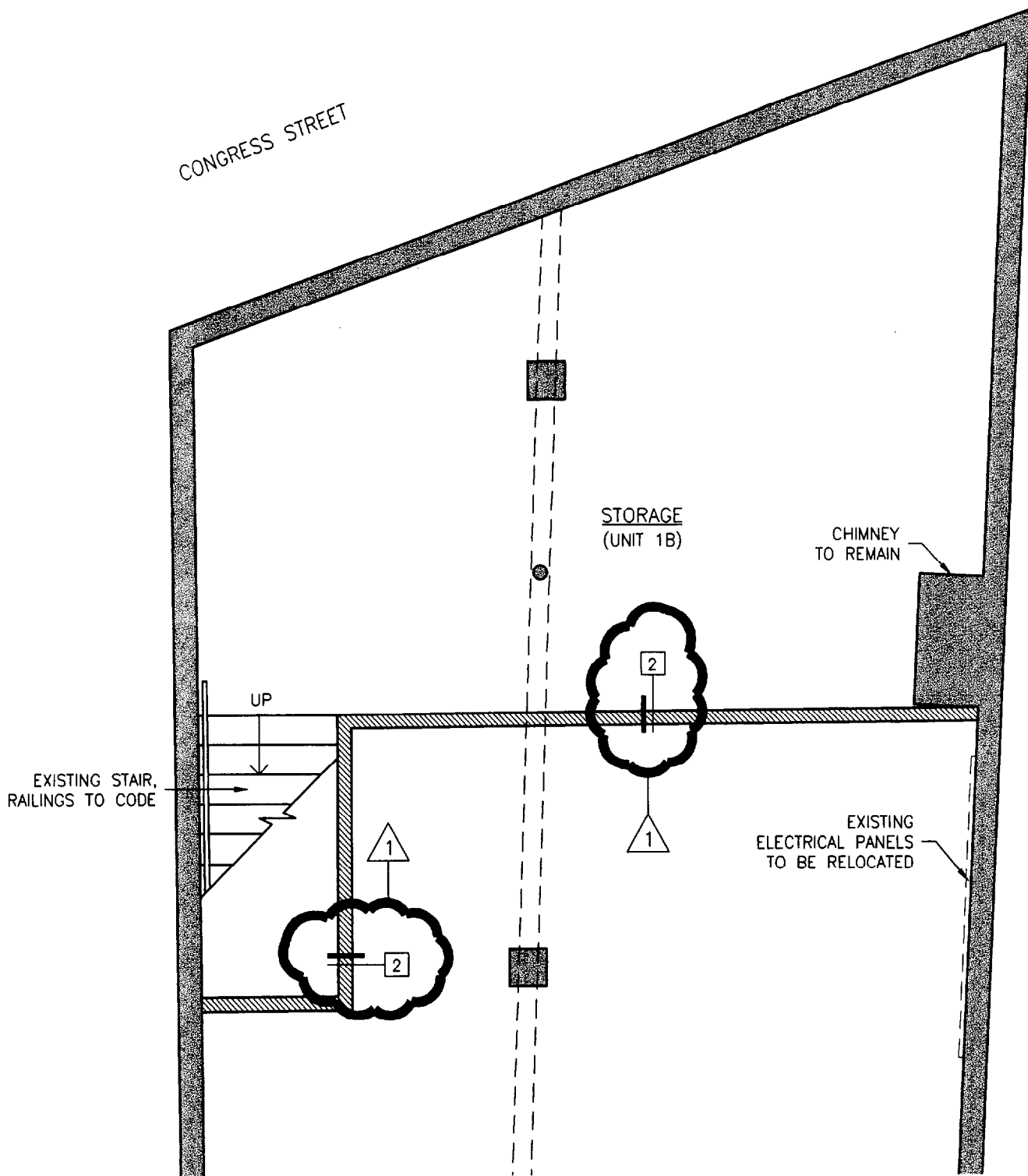
Is structure being considered unlimited area building: Yes _____ No X

If mixed use, what subsection of 313 is being considered R-2 * B

List Occupant loading for each room or space, designed into this Project.
R-2 4,505 sq ft @ 200 #/pp = 23 PEOPLE
B 835 sq ft @ 100 #/pp = 9 PEOPLE

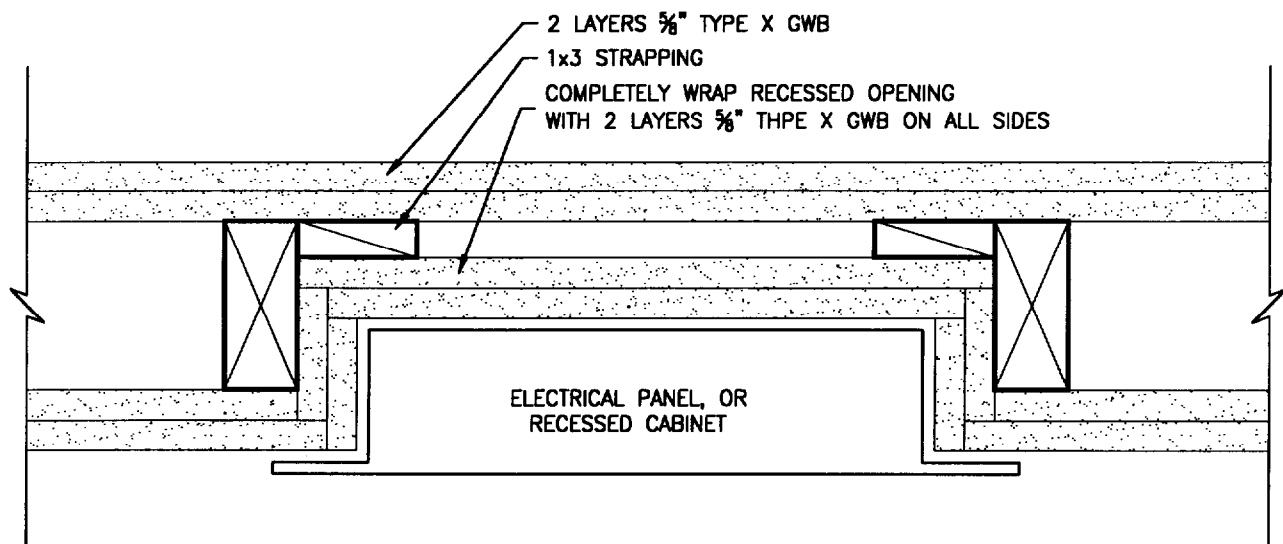
(Designers Stamp & Signature)





SK-1 - PARTIAL SHEET A1.1
WHALEY BUILDING

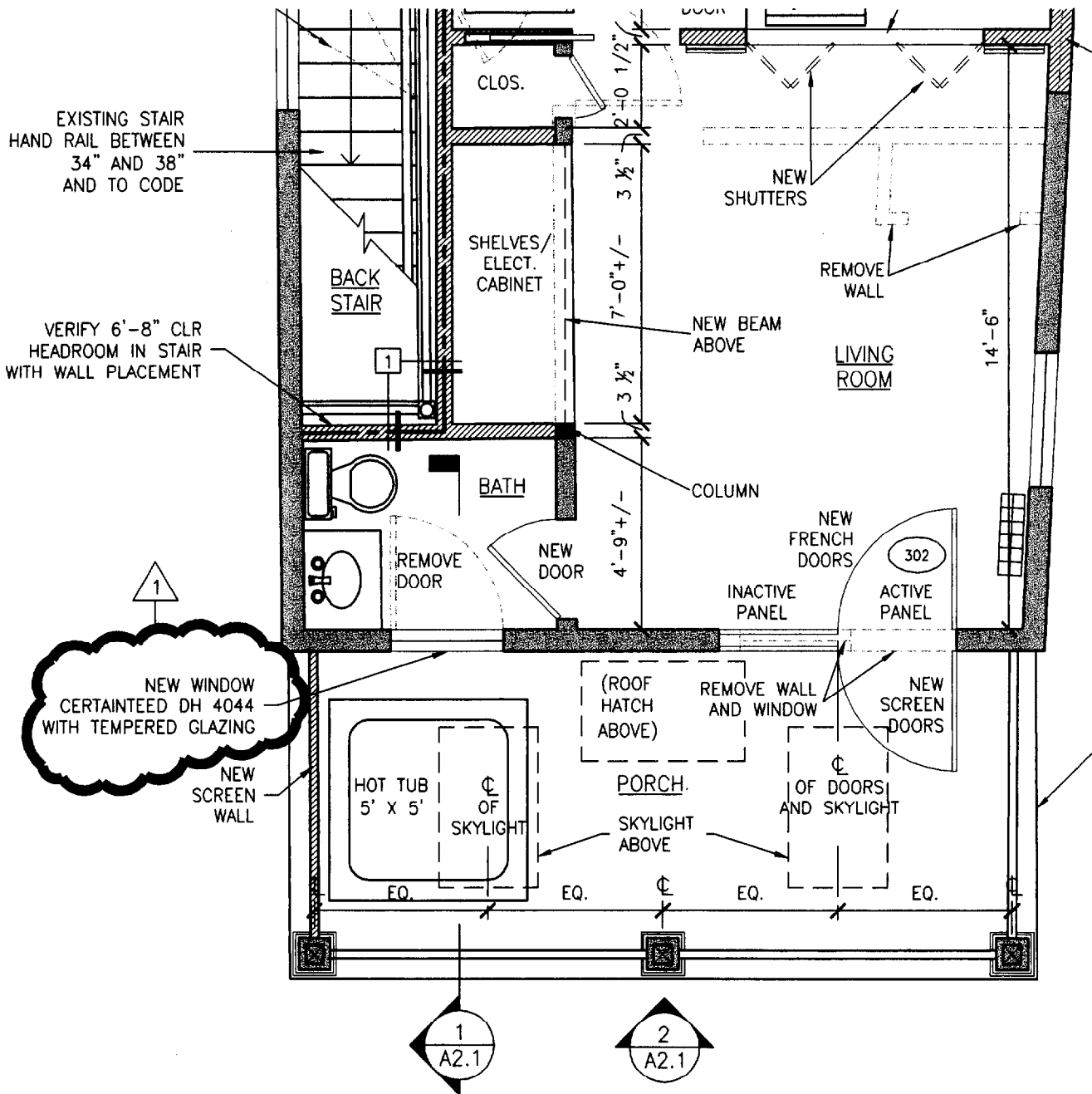
195 CONGRESS STREET, PORTLAND, MAINE
 BARBA ARCHITECTURE AND PRESERVATION
 JANUARY 9, 2003



RATED WALL DETAIL
AT RECESSED ELECTRICAL PANEL
OR RECESSED CABINET

SK-2 - RATED WALL DETAIL
WHALEY BUILDING

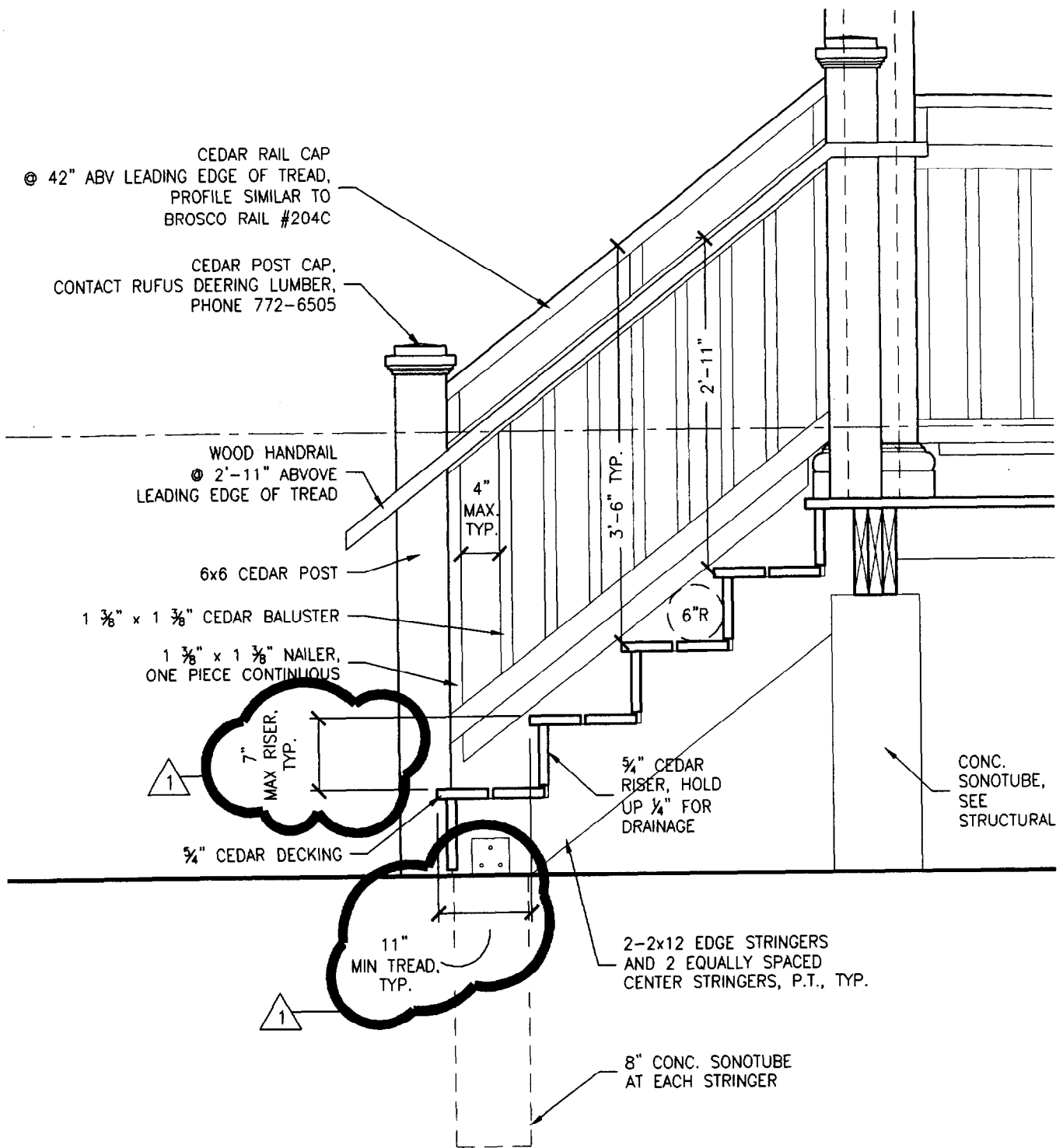
195 CONGRESS STREET, PORTLAND, MAINE
BARBA ARCHITECTURE AND PRESERVATION
JANUARY 9, 2003



2 THIRD FLOOR PLAN
1/4" = 1'-0"

SK-3 - PARTIAL SHEET A1.2
WHALEY BUILDING

195 CONGRESS STREET, PORTLAND, MAINE
BARBA ARCHITECTURE AND PRESERVATION
JANUARY 9, 2003



7	DETAIL AT STAIR
3/4"-1'-0"	A2.1

SK-4 - PARTIAL SHEET A2.1

WHALEY BUILDING

195 CONGRESS STREET, PORTLAND, MAINE
 BARBA ARCHITECTURE AND PRESERVATION
 JANUARY 9, 2003

SMOKE DETECTOR LOCATION SCHEDULE

ROOM	SMOKE DETECTOR	NOTES
BASEMENT		
MECH. ROOM	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
ALL STORAGE ROOMS	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
CORRIDOR (AT BOTTOM OF BACK STAIR)	YES	
FIRST FLOOR (RESIDENTIAL)		
ALL BEDROOMS	YES	
LIVING ROOM	YES	
KITCHEN	NO	
BATHROOM	NO	
ENTRY	NO	
BACK STAIR	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
FIRST FLOOR (BUSINESS)		
ALL PATIENT ROOMS	NO	
OFFICE/RECEPTION	YES	
LAVATORY	NO	
CORRIDOR	NO	
FRONT STAIR	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
SECOND FLOOR		
ALL BEDROOMS	YES	
WALK-IN CLOSET	NO	
COMPUTER ROOM	NO	
ALL BATHROOMS	NO	
CORRIDOR	YES	
STORAGE	NO	
LAUNDRY	NO	
DINING ROOM	NO	
KITCHEN	NO	
BACK STAIR	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
FRONT STAIR	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
THIRD FLOOR		
ALL BEDROOMS	YES	
CLOSET	NO	
COMPUTER ROOM	NO	
ALL BATHROOMS	NO	
CORRIDOR	YES	
STORAGE	NO	
LAUNDRY	NO	
MUDROOM	NO	
DINING ROOM	NO	
KITCHEN	NO	
LIVING ROOM	YES	
BACK STAIR	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
FRONT STAIR	YES	NOT REQUIRED BY CODE, BUT SUGGESTED FOR SAFETY
GENERAL NOTES		
1. ALL SMOKE DETECTORS TO BE HARDWIRED WITH A BATTERY BACKUP.		
2. ALL SMOKE DETECTORS WITHIN EACH UNIT ARE TO BE INTERCONNECTED.		
3. ALL SMOKE DETECTORS WITHIN EACH STAIR ARE TO BE INTERCONNECTED.		
4. INTERCONNECT ALL BASEMENT SMOKE DETECTORS WITH ANNUNCIATOR PANELS LOCATED IN BOTH FRONT STAIR AND BACK STAIR.		

SK-5 - SMOKE DETECTOR LOCATIONS

WHALEY BUILDING

195 CONGRESS STREET, PORTLAND, MAINE

BARBA ARCHITECTURE AND PRESERVATION

JANUARY 9, 2003

From: Tammy Munson
To: tvdock@barbawheelock.com
Date: 1/7/03 12:48PM
Subject: 195 Congress Street

Hi Ted,

Here are the items and questions that need to be addressed regarding the permit application for 195 Congress St.

1. For the storage areas in the bsmnt, the ratings between the business storage and residential storage should be 2 hours completely separating the business use from the residential. (we can talk about this one)
2. The ladder accessing the bsmnt is not allowed.
3. Any electrical panels located in rated walls must be proerly treated to maintain the required rating. (this also applies to recessed cabinets etc. usually found when a bathroom is located on the other side of the rated wall)
4. The beam in the bsmnt on page A1.1 is not sized. Is this existing?
5. All gas fireplaces must be installed per manufacturers specs. How are these going to be vented? Also, permits must be pulled for all of these.
6. Safety glazing is required in the window located near the hot tub.
7. The porch stairs are spec'd at residential standards. They must be 11' tread and 7" rise.
8. A smoke detector plan needs to be submitted.
9. On sheet S1.2 the roof header is shown as 3- 2"x8"s and on another it is shown as 3-2'x10's - it needs to be 3-2"x10"s.

Please call w/any queastions 874-8706.

Thanks,

Tammy Munson

Code Enforcement Officer/Plan Reviewer

CC: Mike Nugent

City of Portland, Maine - Building or Use Permit

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

Permit No: 02-1345	Date Applied For: 12/05/2002	CBL: 013 M022001
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Location of Construction: 195 Congress St	Owner Name: Whaley Richard A &	Owner Address: 195 Congress St	Phone: 978-465-2056
Business Name: n/a	Contractor Name: Whaley, Josh	Contractor Address: 145 Congress St. Portland	Phone: (207) 838-7815
Lessee/Buyer's Name: n/a	Phone: n/a	Permit Type: Change of Use - Condo Conversion	

Proposed Use: Condominium conversion from 3 units and 1 business rentals to 4 condominiums of the same use.	Proposed Project Description: Condominium Conversion
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Marge Schmuckal	Approval Date: 12/23/2002
Note: Note: there was a fire in this bldg on or about July 11, 2002 which vacated the entire building. All tenants have been relocated Ok to Issue: <input checked="" type="checkbox"/>			
<ol style="list-style-type: none"> 1) This is NOT an approval for an additional dwelling unit. You SHALL NOT add any additional kitchen equipment including, but not limited to items such as stoves, microwaves, refrigerators, or kitchen sinks, etc. Without special approvals. 2) This property shall remain a three (3) family dwelling with one business unit. Any change of use shall require a separate permit application for review and approval. 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. 			
Dept: Building	Status: Pending	Reviewer:	Approval Date:
Note:			Ok to Issue: <input type="checkbox"/>

All Purpose Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

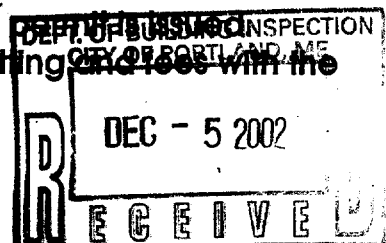
Location/Address of Construction: 195 CONGRESS		
Total Square Footage of Proposed Structure 7,120 INC BASEMENT	Square Footage of Lot 6,373 FOR LOTS 22 & 7	
Tax Assessor's Chart, Block & Lot Chart# Plan 13 Block# M Lot# 7	Owner: RICK WHALEY 195 CONGRESS ST PORTLAND ME 04101	Telephone: 978-465-2056
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: TED VEDOCK OR DENIS LACHMAN BARBA ARCH + PRESERVATION 1500 CONGRESS 772-2722	Cost Of Work: \$ <u>100,000</u> Fee: \$ <u>723</u>
Current use: RESIDENTIAL (3 UNITS) + BUSINESS		
If the location is currently vacant, what was prior use: <u>NA</u> Will email CAD		
Approximately how long has it been vacant: <u>NA</u> Drawings Rebecca Curry		
Proposed use: ALTERATIONS + RENOVATIONS TO EXIST 3-STORY W/ 3 RESIDENTIAL		
Project description: UNITS + 1 BUSINESS - CONVERSION TO CONDOMINIUMS 4 units @ 25 conv. 4 units @ 75		
Contractor's name, address & telephone: JOSH WHALEY 207-838-7815 145 CONGRESS ST. PORTLAND when pickup		
Who should we contact when the permit is ready: _____		
Mailing address: JOSH WHALEY 145 CONGRESS ST PORTLAND ME		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: 838-7815		

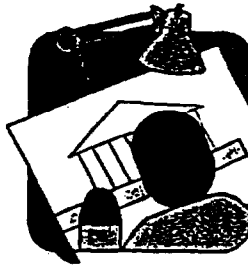
IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: Denis Lachman	Date: 12/5/02
--	----------------------

This is NOT a permit, you may not commence ANY work until the
If you are in a Historic District you may be subject to additional permitting and fees with the
Planning Department on the 4th floor of City Hall





CITY OF PORTLAND MAINE

389 Congress St., Rm 315
Portland, ME 04101
Tel. - 207-874-8704
Fax - 207-874-8716

TO: Inspector of Buildings City of Portland, Maine
Planning & Urban Development
Division of Housing & Community Services

FROM DESIGNER: BARBA ARCHITECTURE * PRESERVATION
500 CONGRESS ST.

DATE: 12/5/02

Job Name: WHALEY BUILDING

Address of Construction: 195 CONGRESS ST.

THE BOCA NATIONAL BUILDING CODE/1999 Fourteenth EDITION

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

Building Code and Year BOCA 1999 Use Group Classification(s) R-2 RESIDENTIAL BUSINESS
Type of Construction V Bldg. Height 36' Bldg. Sq. Footage 1,780 PER FLOOR
Seismic Zone NO CHANGE Group Class NO CHANGE
Roof Snow Load Per Sq. Ft. NO CHANGE Dead Load Per Sq. Ft. NO CHANGE
Basic Wind Speed (mph) NO CHANGE Effective Velocity Pressure Per Sq. Ft. NO CHANGE
Floor Live Load Per Sq. Ft. NO CHANGE
7,120 TOTAL INC BASEMENT

Structure has full sprinkler system? Yes _____ No X Alarm System? Yes _____ No _____
Sprinkler & Alarm systems must be installed according to BOCA and NFPA Standards with approval from the Portland Fire Department.

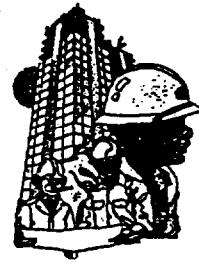
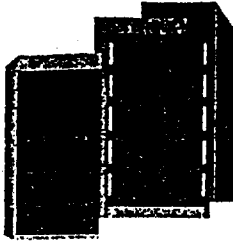
Is structure being considered unlimited area building: Yes _____ No X

If mixed use, what subsection of 313 is being considered R-2 * B

List Occupant loading for each room or space, designed into this Project.

R-2 4505 sq ft @ 200 sq ft/pp = 23 PEOPLE
B 835 sq ft @ 100 sq ft/pp = 9 PEOPLE

(Designers Stamp & Signature)



CITY OF PORTLAND
BUILDING CODE CERTIFICATE
389 Congress St., Rm 315
Portland, ME 04101

TO: Inspector of Buildings City of Portland, Maine
Department of Planning & Urban Development
Division of Housing & Community Service

FROM: BARBA ARCHITECTURE & PRESERVATION

RE: Certificate of Design

DATE: 12/5/02

These plans and/or specifications covering construction work on:

195 CONGRESS ST

Have been designed and drawn up by the undersigned, a Maine registered architect/engineer according to the BOCA National Building Code/1999 Fourteenth Edition, and local amendments.

(SEAL)

Signature AL Bym

Title PRINCIPAL

Firm BARBA ARCHITECTURE & PRESERVATION

Address 500 CONGRESS ST. 04101

As per Maine State Law:

\$50,000.00 or more in new construction, repair, expansion, addition, or modification for Building or Structures, shall be prepared by a registered design Professional.



CITY OF PORTLAND
ACCESSIBILITY CERTIFICATE

Designer: BARBA ARCHITECTURE & PRESERVATION

Address of Project 195 CONGRESS ST.

Nature of Project RENOVATIONS TO EXISTING
3-STORY STRUCTURE

Date 12/5/02

The technical submissions covering the proposed construction work as described above have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act.

(SEAL)

Signature *[Handwritten Signature]*

Title PRINCIPAL

Firm BARBA ARCHITECTURE & PRESERVATION

Address 500 CONGRESS ST.

PORTLAND, ME 04101

Telephone 772-2722

SINGLE FAMILY ADDITIONS AND ALTERATIONS

Your submissions must include the following to be accepted as a complete application:

- 1 copy of the deed if you have owned the property less than 365 days
- 1 copy of a legible site/plot plan
- 1 copy of the building/construction plan
- If your plans are larger than 11" x 17" we will need one copy on paper no larger than 11" x 17" of all submissions. We cannot accept applications without the reduced submission. Electronic plans may be submitted in place of the 11" x 17" copies.

If you are doing an exact replacement of a deck, stairs or shed it will still require a plot plan, showing all setbacks from property lines to finished construction.

PLOT PLAN INCLUDES THE FOLLOWING:

- A neat legible scaled plot plan must be submitted. This plan must show all setbacks from all property lines from finished construction. This will include all existing buildings with dimensions. The plan must show all proposed additions/alterations/accessory structures with dimensions. If the property has any easements, please scale them into your plot plan, along with parking areas and driveways with dimensions.
- The proposed construction measurements must be staked out for a site plan visit to confirm measurements on the plot plan. This includes all property lines in relation to proposed construction.

A COMPLETE SET OF CONSTRUCTION DRAWINGS INCLUDES THE FOLLOWING:

- Cross Sections w/Framing details
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and damp proofing
- Stair and handrail details (Interior & exterior)
- All construction must be conducted in compliance with the 1999 B.O.C.A. Building Code as amended by Section 6-Art II.

SEPARATE PERMITS ARE REQUIRED FOR INTERNAL & EXTERNAL PLUMBING, HVAC AND ELECTRICAL INSTALLATIONS

- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1999 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) Installation must comply with the 1993 BOCA Mechanical Code.

The cost of construction is as follows:

Basic permit fee: \$30.00

The first \$1,000.00 worth of construction is covered in the \$30.00 base fee

Every additional \$1,000.00 will cost \$7.00

If a Certificate of Occupancy is needed, it must be issued and paid for before the structure may be occupied. The fee is \$75.00

RECORD OF BUILDINGS

GRADE DENOTES QUALITY OF CONSTRUCTION: A-EXCELLENT; B-GOOD; C-AVERAGE; D-CHEAP; E-VERY CHEAP

YEAR 19

1st Store + 4R. Apt 900
 2nd Apt. 900
 3rd Apt. 900
 4th Floor - 2B equip for forced H.W. heat repl. 1911

CONSTRUCTION

FOUNDATION		FLOOR CONST.		PLUMBING	
CONCRETE		WOOD JOIST	<input checked="" type="checkbox"/>	BATHROOM	3
CONCRETE BLOCK	<input checked="" type="checkbox"/>	STEEL JOIST		TOILET ROOM	<input checked="" type="checkbox"/>
BRICK OR STONE	<input checked="" type="checkbox"/>	MILL TYPE		WATER CLOSET	
PIERS		REIN. CONCRETE		LAVATORY	
CELLAR AREA FUEL	<input checked="" type="checkbox"/>	FLOOR FINISH		KITCHEN SINK	3
1/4	1/4	B	1	STD. WAT. HEAT	2
NO. CELLAR		CEMENT	<input checked="" type="checkbox"/>	AUTO. WAT. HEAT	<input checked="" type="checkbox"/>
EXTERIOR WALLS	<input checked="" type="checkbox"/>	EARTH		ELECT. WAT. SYST.	
CLAPBOARDS		PINE		LAUNDRY TUBS	
WIDE SIDING		HARDWOOD	<input checked="" type="checkbox"/>	NO PLUMBING	
DROP SIDING		TERRAZZO		TILING	
NO SHEATHING		TILE		BATH FL. & WCOT.	
WOOD SHINGLES				TOILET FL. & WCOT.	
ASBES. SHINGLES		ATTIC FLR. & STAIRS		ELECTRIC	<input checked="" type="checkbox"/>
STUCCO ON FRAME		INTERIOR FINISH		NO LIGHTING	
STUCCO ON TILE		B	1	NO. OF ROOMS	
BRICK VENEER		1	2	BSMT.	2ND 7
BRICK ON TILE		2	3	1ST	3RD 7
SOLID BRICK		PINE	<input checked="" type="checkbox"/>	OCCUPANCY	
STONE VENEER		HARDWOOD	<input checked="" type="checkbox"/>	SINGLE FAMILY	
CONC. OR CIND. BL.		PLASTER	<input checked="" type="checkbox"/>	TWO FAMILY	
		UNFINISHED		APARTMENT 2+3	
		METAL CLG.		STORE / ST.	
TERRA COTTA				THEATRE	
VITROLITE		RECREAT. ROOM	<input checked="" type="checkbox"/>	HOTEL	
PLATE GLASS		FINISHED ATTIC	<input checked="" type="checkbox"/>	OFFICES	
INSULATION		FIREPLACE		WAREHOUSE	
WEATHERSTRIP		HEATING		COMM. GARAGE	
ROOFING		PIPELESS FURNACE		GAS STATION	
ASPH. SHINGLES		HOT AIR FURNACE		ECONOMIC CLASS	
WOOD SHINGLES		FORCED AIR FURN.		OVER BUILT	
ASBES. SHINGLES		STEAM	<input checked="" type="checkbox"/>	UNDER BUILT	
SLATE TILE		HOT WAT. OR VAPOR		DT.	
METAL		NO HEATING		LD.	
COMPOSITION	<input checked="" type="checkbox"/>	GAS BURNER	<input checked="" type="checkbox"/>	MS.	
ROLL ROOFING		OIL BURNER	<input checked="" type="checkbox"/>	CK.	
INSULATION		STOKER	<input checked="" type="checkbox"/>		

UNIT 1951
 1370 S. F. 10,830
 S. F.

ADDITIONS + 320
 2-2/2000 + 200

BASEMENT
 WALLS
 ROOF
 FLOORS
 ATTIC
 FINISH
 FIREPLACE
 HEATING + 320
 PLUMBING + 210
 TILING
 TOTAL 11880
 FACT. + 540
 REP. VAL. 12420

SUMMARY OF BUILDINGS

OCC. Y.	TYPE	GR.	AGE	REMOD.	COND.	REP. VAL.	P. D.	PHY. VAL.	F. D.	SOUND VAL.	TAX VAL.	YR
Apt + Store	A 3 1/2 FR.	C	61		F	12420	5590	5590	10%	5030	2085	19
	B											19
	C											19
	D											19
	E											19
	F											19
	G											19
YEAR	1951									1951 TOTAL BLDGS.	5030	19
TAX VAL.												19
OLD VAL.												19
CHANGE												19

1048	320
1370	10,830
1570	24,000
78	24,000

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

Location of Construction: 195 Congress Street		Owner: Richard & Josh Whaley		Phone: 978-465-2056		Permit No: 010119	
Owner Address:		Lessee/Buyer's Name:		Phone:		BusinessName:	
Contractor Name: Josh Whaley		Address: 195 Congress St.		Phone: 207-775-7731		Permit issued: FEB 22 2001	
Past Use: Commercial / Art gallery		Proposed Use: Commercial / Professional		COST OF WORK: 15,000 15,000.00		PERMIT FEE: \$ 66.00	
				FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: B Type: 5B BOCS 99	
Proposed Project Description: Construct ^{Plans} partitions to create rooms, for doctors office. Change of use From Art. gallery To doctor's office. see previous permit for change use				Signature: <i>[Signature]</i>		Signature: <i>[Signature]</i>	
Permit Taken By: Jodine		Date Applied For: February 6, 2001 gg		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		Zoning Approval: <i>[Signature]</i>	
				Action: Approved <input type="checkbox"/> Approved with Conditions: <input type="checkbox"/> Denied: <input type="checkbox"/>		Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>	

1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal rules.
2. Building permits do not include plumbing, septic or electrical work.
3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..

PERMIT ISSUED WITH REQUIREMENTS

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit

February 9, 2001

SIGNATURE OF APPLICANT	ADDRESS:	DATE:	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:

Approved
 Approved with Conditions
 Denied

Date: *[Signature]*

PERMIT ISSUED WITH REQUIREMENTS

CEO DISTRICT 1

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

**Minor/Minor Site Review for New Detached Single Family Dwelling,
All Purpose Building Permit Application**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

NOTEIf you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.**

Location/Address of Construction: <u>195 Congress St. Portland</u> <u>04101</u>		
Total Square Footage of Proposed Structure <u>672</u>	Square Footage of Lot <u>600</u>	
Tax Assessor's Chart, Block & Lot Number Chart# <u>03</u> Block# <u>M</u> Lot# <u>002</u>	Owner: <u>Richard Whaley</u> <u>Josh Whaley</u>	Telephone#: <u>978-465-2056</u>
Lessee/Buyer's Name (If Applicable)	Owner's/Purchaser/Lessee Address: <u>195 Congress</u>	Cost Of Work: Fee: <u>\$1500</u> <u>\$66-</u>
Current use: <u>Retail (art gallery)</u> Proposed use: <u>Professional</u>		
Project description: <u>construct Partitions to create rooms for doctors office, change of use</u>		
Contractor's Name, Address & Telephone <u>Josh Whaley 195 Congress 207 775-7731</u>		Rec'd By:

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1999 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1999 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventilation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

YOU MUST INCLUDE THE FOLLOWING WITH YOUR APPLICATION:

- A Copy of Your Deed or Purchase and Sale Agreement if purchased in the last 365 days
- A Plot Plan (Sample Attached) ON PAPER NO LARGER THAN 11" x 17" if you are doing anything other than interior rehab work.

THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED

A PLOT PLAN INCLUDES THE FOLLOWING:

- The shape and dimension of the lot, all existing buildings (if any), the proposed structure and the distance from the actual property lines. Structures include decks porches, a bow windows cantilever sections and roof overhangs, as well as, sheds, pools, garages and any other accessory structures.
- Scale and North arrow; Zoning District & Setbacks
- First Floor sill elevation (based on mean sea level datum);
- Location and dimensions of parking areas and driveways;
- Location and size of both existing utilities in the street and the proposed utilities serving the building;
- Location of areas on the site that will be used to dispose of surface water.
- Existing and proposed grade contours

A "minor/minor" site plan review is required for New Single Family Homes Only. The Site plan must be prepared and sealed by a registered land surveyor. FOUR COMPLETE PACKETS OF ALL SUBMISSIONS ARE REQUIRED FOR NEW SINGLE FAMILY HOMES SHOWING CONSTRUCTION AND SITE DETAILS ON 32" x 48". ALONG WITH ONE SET ON PAPER NO LARGER THAN 11" X 17".

ON ALL OTHER BUILDING PERMIT SUBMISSIONS ONE SET OF SUBMISSIONS IS REQUIRED ON 11' X 17" AND ONE SETS ON 32" X 48" with the below stated details. (Sample Attached) Please note that single family additions and alterations may be hand drawn on regular paper, however the below details will still apply.

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and damp proofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

Certification

I hereby certify that I am the Owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: 	Date: 2-6-01
---	--------------

Minor/Minor Site Review Fee: \$300.00/Building Permit Fee: \$30.00 for the 1st \$1000.cost plus \$6.00 per \$1,000.00 construction cost thereafter.

ONE SET OF SUBMISSIONS INCLUDING CONSTRUCTION AND SITE PLAN DRAWINGS MUST BE SUBMITTED ON PAPER NO LARGER THAN 11" x 17" BEFORE ANY BUILDING PERMIT WILL BE ISSUED

BUILDING PERMIT REPORT

DATE: 9 February 2001 ADDRESS: 195 Congress St. CBL: 013-17-022

REASON FOR PERMIT: Change of Use From "A" To "B" Use group, Interior Reno

BUILDING OWNER: The Whaley's

PERMIT APPLICANT: _____ (CONTRACTOR Josh Whaley)

USE GROUP: B CONSTRUCTION TYPE: 53 CONSTRUCTION COST: \$15,000.00 PERMIT FEES: \$660

The City's Adopted Building Code (The BOCA National Building Code/1999 with City Amendments)
The City's Adopted Mechanical Code (The BOCA National Mechanical Code/1993)

CONDITION(S) OF APPROVAL

This permit is being issued with the understanding that the following conditions shall be met: *1 *1120 *23 *27
*29 *30 *32 *34

1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection) **"ALL LOT LINES SHALL BE CLEARLY MARKED BEFORE CALLING."**
3. Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone, and shall be covered with not less than 6" of the same material. Section 1813.5.2
4. Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' O.C. between bolts. Section 2305.17
5. Waterproofing and dampproofing shall be done in accordance with Section 1813.0 of the building code.
6. Precast concrete must be taken to protect concrete and masonry. Concrete Sections 1908.9-19.8.10/ Masonry Sections 2111.3-2111.4.
7. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
8. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4, Section 407.0 of the BOCA/1999)
9. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993). Chapter 12 & NFPA 211
10. Sound transmission control in residential building shall be done in accordance with Chapter 12, Section 1214.0 of the City's Building Code.
11. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42". In occupancies in Use Group A, B.H-4, I-1, I-2, M, R, public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. Handrails shall be a minimum of 34" but not more than 38". Exception: Handrails that form part of a guard shall have a height not less than 36 inches (914 mm) and not more than 42 inches (1067 mm). Handrail grip size shall have a circular cross section with an outside diameter of at least 1 1/2" and not greater than 2". (Sections 1021 & 1022.0). Handrails shall be on both sides of stairway. (Section 1014.7)
12. Headroom in habitable space is a minimum of 7'6". (Section 1204.0)
13. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 1/2" maximum rise. All other Use Group minimum 11" tread, 7" maximum rise. (Section 1014.0)
14. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6'8") 1014.4
15. Every sleeping room below the fourth story in buildings of Use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft. (Section 1010.4)
16. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units. (Section 1010.1)
17. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with self closure's. (Over 3 stories in height requirements for fire rating is two (2) hours. (Section 710.0)
18. The boiler shall be protected by enclosing with (1) hour fire rated construction including fire doors and ceiling, or by providing automatic extinguishment. (Table 302.1.1)

19. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1999), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):

- In the immediate vicinity of bedrooms
- In all bedrooms
- In each story within a dwelling unit, including basements

20. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. (Section 921.0)

21. The Fire Alarm System shall be installed and maintained to NFPA #72 Standard.

22. The Sprinkler System shall be installed and maintained to NFPA #13 Standard.

23. All exit signs, lights and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023.0 & 1024.0 of the City's Building Code. (The BOCA National Building Code/1999)

24. Section 25 - 135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".

25. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification the Division of Inspection Services.

26. Ventilation and access shall meet the requirements of Chapter 12 Sections 1210.0 and 1211.0 of the City's Building Code. (Crawl spaces & attics).

27. All electrical, plumbing and HVAC permits must be obtained by Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.

28. All requirements must be met before a final Certificate of Occupancy is issued.

29. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code (The BOCA National Building Code/1996).

30. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical code (The BOCA National Mechanical Code/1993). (Chapter M-16)

Separate permits are required for any new signage

31. Please read and implement the attached Land Use Zoning report requirements.

32. Boring, cutting and notching shall be done in accordance with Sections 2305.3, 2305.3.1, 2305.4.4 and 2305.5.1 of the City's Building Code.

33. Bridging shall comply with Section 2305.16.

34. Glass and glazing shall meet the requirements of Chapter 24 of the building code. (Safety Glazing Section 2406.0)

35. All flashing shall comply with Section 1406.3.10.

36. All signage shall be done in accordance with Section 3102.0 signs of the City's Building Code, (The BOCA National Building Code/1999).

[Signature]
 P. [Name], Building Inspector
 Cc: Lt. McDougall, PFD
 Marge Schmuckal, Zoning Administrator
 Michael Nugent, Inspection Service Manager
[Signature]

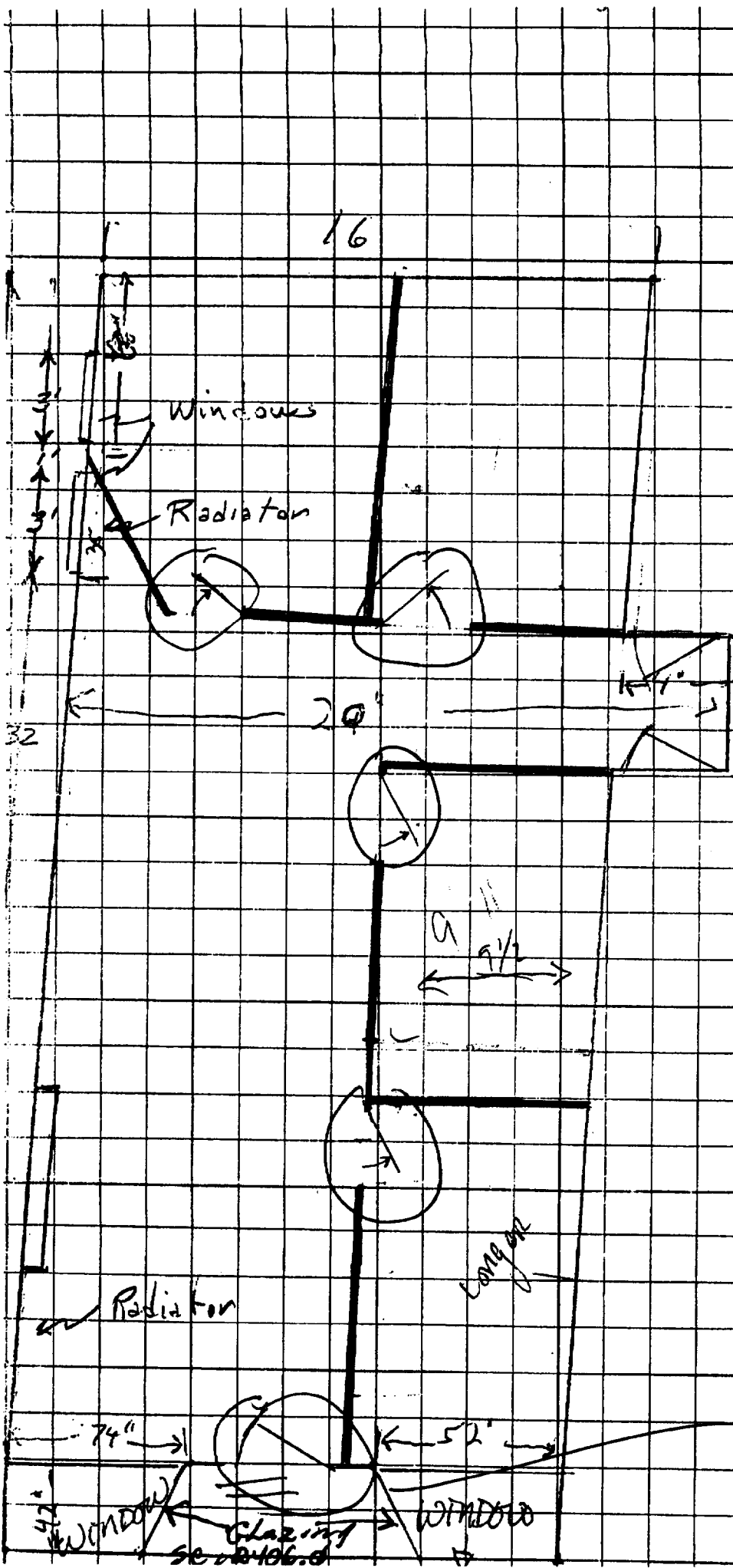
PSH 10/1/00

**This permit is herewith issued, on the basis of plans submitted and conditions placed on these plans, any deviations shall require a separate approval.

***THIS PERMIT HAS BEEN ISSUED WITH THE UNDERSTANDING THAT ALL THE CONDITIONS OF THE APPROVAL SHALL BE COMPLETED. THEREFORE, BEFORE THE WORK IS COMPLETED A REVISED PLAN OR STATEMENT FROM THE PERMIT HOLDER SHALL BE SUBMITTED TO THIS OFFICE SHOWING OR EXPLAINING THAT THE CONDITIONS HAVE BEEN MET. IF THIS REQUIREMENT IS NOT RECEIVED YOUR CERTIFICATE OF OCCUPANCY SHALL BE WITHHELD. (You Shall Call for Inspections)

****ALL PLANS THAT REQUIRE A PROFESSIONAL DESIGNER'S SEAL, (AS PER SECTION 114.0 OF THE BUILDING CODE) SHALL ALSO BE PRESENTED TO THIS DIVISION ON AUTO CAD LT. 2000, DXF FORMAT OR EQUIVALENT.

*****CERTIFICATE OF OCCUPANCY FEE \$50.00



4-3' Doors

12' Ceilings

≈ 672 sq' of wall space
to make 4
Treatment
Rooms

2x4 studs ✓
1/2" Sheet Rock ✓
4 Doors ✓

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

Location of Construction: 195 Congress Street		Owner: Richard & Josh Whaley	Phone: 978-465-2036	Permit No: 010119
Owner Address:		Lessee/Buyer's Name:	Phone:	Business Name:
Contractor Name: Josh Whaley		Address: 195 Congress St.		Phone: 207-775-7731
Past Use: Commercial / Art gallery		Proposed Use: Commercial / Professional	COST OF WORK: \$1,500 15,000.00	PERMIT FEE: \$66.00
Proposed Project Description: <i>Partitions</i> Construct partitions to create rooms, for doctors office. Change of use from "A" use group To "B" use group.		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group B Type 5B	
		Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>	
		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		Zone: B-1 CBL: 013-R-022
		Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied	Zoning Approval: <i>[Signature]</i>	
Permit Taken By: Jodine		Date Applied For: February 6, 2001 gg		Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>

1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal rules.
2. Building permits do not include plumbing, septic or electrical work.
3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..

PERMIT ISSUED WITH REQUIREMENTS

CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit

February 9, 2001

SIGNATURE OF APPLICANT	ADDRESS:	DATE:	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

Zoning Appeal

Variance
 Miscellaneous
 Conditional Use
 Interpretation
 Approved
 Denied

Historic Preservation

Not in District or Landmark
 Does Not Require Review
 Requires Review

Action:

Approved
 Approved with Conditions
 Denied

Date: *[Signature]*

PERMIT ISSUED WITH REQUIREMENTS

CEO DISTRICT

1

H/6/01

COMMENTS

OIC for C/O

A. Power

Notes regarding pre-con conversation on permit # 010127

13-M-27
010119

Inspection Record	
Type	Date
Foundation: _____	_____
Framing: _____	_____
Plumbing: _____	_____
Final: _____	_____
Other: _____	_____



CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION 195 Congress Street CBL: 013-M-022

Issued to Nancy R. McElhiney

Date of Issue April 9, 2001

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 010119, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

1st Floor

APPROVED OCCUPANCY

Massage Therapist, Doctors Office
Use Group: B

Type: 5B
Boca: 1999

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

4/9/01
(Date)

A. Rowe
Inspector

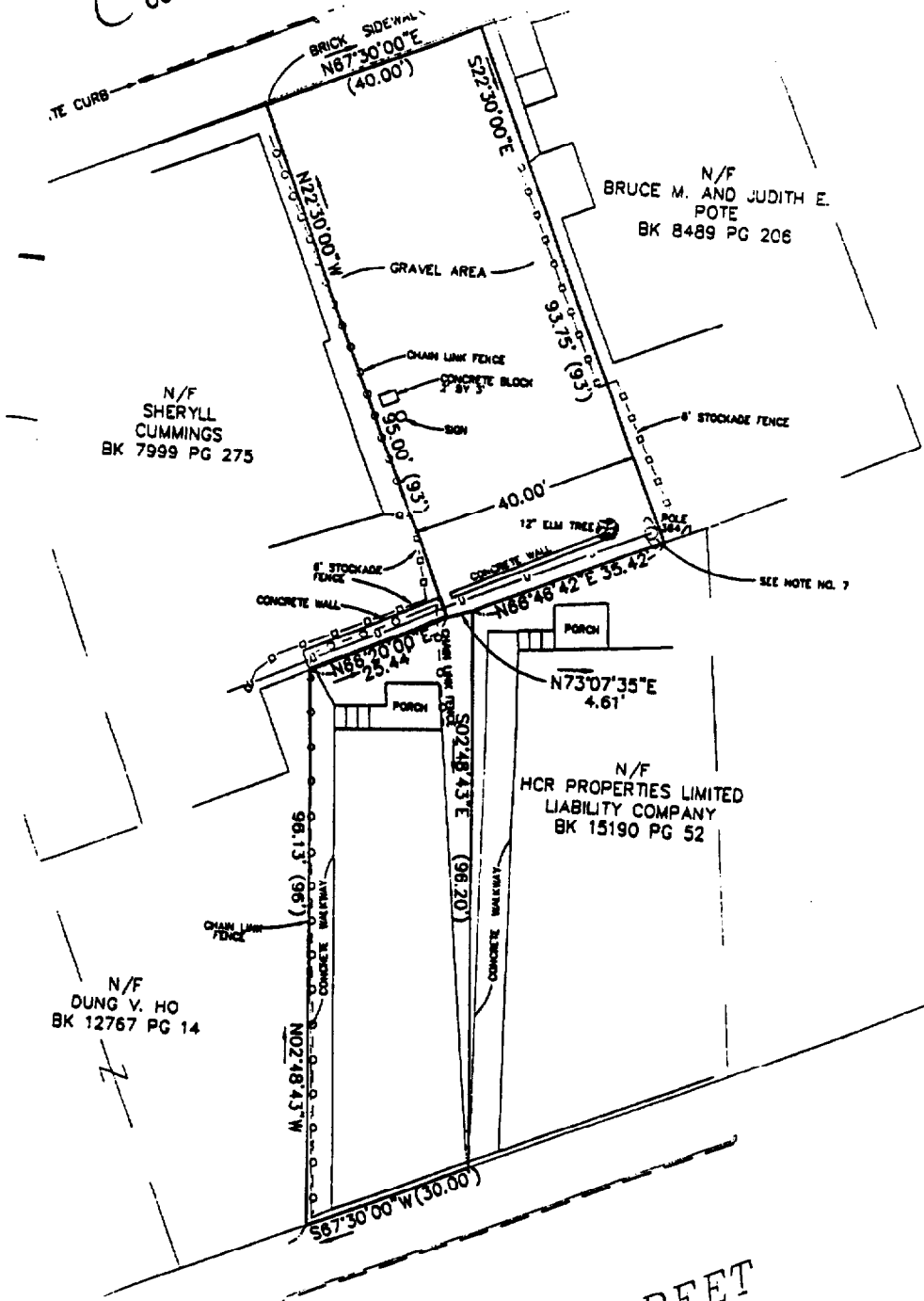
[Signature]
Inspector of Buildings

04/11/01
01/14

11/17

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

Cumberland Ave



N/F
SHERYLL
CUMMINGS
BK 7999 PG 275

N/F
BRUCE M. AND JUDITH E.
POTE
BK 8489 PG 206

N/F
DUNG V. HO
BK 12767 PG 14

N/F
HCR PROPERTIES LIMITED
LIABILITY COMPANY
BK 15190 PG 52

Congress St

FEET

MITTELASEN LLC

ATTORNEYS AT LAW

P.O. BOX 427
PORTLAND, ME 04112-0427

Direct Dial (207) 871.7781
jgoldberg@mittelasen.com

ROBERT EDMOND MITTEL
MICHAEL P. ASEN
SUSAN E. HUNTER
PETER G. CARY
DIANE DUSINI
SUSAN M. SCHULTZ
PETER W. EVANS
JONATHAN L. GOLDBERG

57 EXCHANGE STREET
PORTLAND, MAINE 04101

PHONE 207 775-3101
FAX 207 871-0683

December 04, 2002

Of Counsel
SUSAN H. LIVINGSTON

Marge Schmuckal
City of Portland
389 Congress Street
Portland, ME 04101

Re: *Condominium Conversion Application for 195 Congress Street, Portland*

Dear Marge:

*Fire
St
was Ag*

This office represents 195 Congress Street LLC, the contract-purchaser of the property known as 195 Congress Street, Portland, Maine (the "Property"). A fire in the building on or about July 11, 2002 rendered the Property uninhabitable. The Property had, until the fire, been leased as three (3) residential apartment units and one (1) commercial (office) unit.

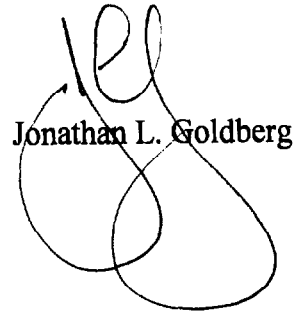
Joshua Whaley, the Property owner's (contract-seller's) son was one of the residential tenants. He had no lease and moved out voluntarily immediately after the fire. The other two (2) residential tenants, Patricia Myatt and Lawrence Kumpf, were tenants at will whose leases had terminated May 1, 2002. Prior to the fire, Patricia had given notice of her intent to vacate on July 30, 2002. Lawrence had not previously given his notice to vacate, but nonetheless left voluntarily immediately after the fire. All of the former tenants left voluntarily approximately four (4) months ago and are, presumably, relocated to new housing.

At the time the tenants moved out of the Property, the owner (now the contract-seller) had no plan to convert the building to condominium ownership and therefore did not give any tenant notice of intent to convert. The contract-purchaser is now submitting its application for conversion with the understanding that there are no tenants as defined in Section 14-567 of Article VII of the City of Portland, Maine Code of Ordinances. Hence, no notice of intent to convert is required and Section 14-568 and no relocation payments are required under Section 14-569.

Marge Schmuckal
December 04, 2002
Page 2 of 2

Attached is the completed Condominium Conversion Application. If you have any questions about this letter or the Application, please direct them to me. Thank you for your attention to this matter.

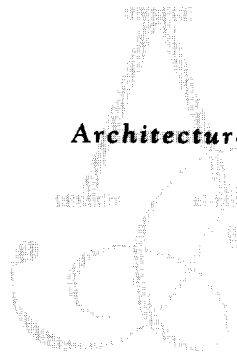
Sincerely,



Jonathan L. Goldberg

Enclosure
cc: Richard Whaley

N:\Client List\W\Whaley, Richard\02 12 04 Schmuckal Letter.doc



Barba

Architecture & Preservation

500 Congress Street

Portland, Maine 04101

tel: 207-772-2722

fax: 207-772-3667

Date: December 5, 2002

To: Mike Nugent

From: Ted Vedock

Regarding: Whaley building, building permit and condominium conversion

Comments: Enclosed, please find the following materials for use in processing the building permit and condominium conversion for the Whaley building, at 195 Congress Street:

- One set of drawings (electronic copy in PDF format will be emailed separately)
- All Purpose Building Permit Application
- Building Permit Application fee
- Property Deeds
- Condominium Conversion Tenant Forms
- Letter to supplement Condominium Conversion Tenant Forms
- Condominium Conversion Fee

Left Right
 181 Munjoy Hill Market gro
 Mrs Catherine C Lee A3-1142
 Mrs Ann L Stelmach
 182 Maurice L Blumenthal @ A2-5127
 James F Rich A2-4222
 Adele M Bourgeois
 184 James F O'Malley
 John M Duddy plumbing and h
 @ A2-0552
 187 John P Gorham
 188 Sam's Barber Shop
 Annie G Driscoll
 Severio A Cavallaro
 (rear) Mrs Gladys E Romer
 A5-1289
 189 Skippy's Lunch
 Mary E Brown
 Ned W Ferris @ A4-7418
 Vacant
 Percy E Taber
 Richard F Collins A2-1852
 James E Duncan A3-3665
PONCE STREET ends
 Rev Harry Simansky @ A2-0390
 Phillip S Rotolo A4-5041
 Eric S Hallstrom
 193 John M Mannix apt 1
 Earl R Dehant apt 2
 Harold Penney apt 3
 William P Cloutier apt 4
 Mrs Jennie Baldwin apt 5
 Mrs Lillian V Alley apt 6
 Herman J Katz apt 7
 Hilda J Lowell apt 8
 Dominic L Faletta apt 9
 Vernon Vincent apt 10
 Merton N Harriman apt 11
 Raymond B Rich apt 12
 194 Michael M Pastore
 Dedsm. St. Armand
 Louis J Adams A3-5569
 195 Maine Television & Radio Co
 A2-2001
 Raymond D Brogan A4-0658
 Warren Caluzzo
 Armenag Antiranigian A3-9524
 197 Phil Warrens scroungers
 198 Mrs Elizabeth McLaughlin
 Harold A Shain
 Alfred Tomillotte
 James Garbarino
 Otto Karlsen A5-0573
 Roswell H Russell
 Catherine McDonough A4-9110
 Ethel W Jorgensen
 199 Mrs Azmay Serunian gro and h
 A3-3765
 Mrs Doris Bowden A2-4567
 Arthur S Corlies
 Sterling K Livingston
 199a Vacant
 200 Mrs Edith D O'Brien A2-6079
 Mrs Gertrude C Rowan
 Mrs Ellen A Brogan A2-2357
 Edward P Curran
 201 Archie M Hevane @ A2-2722
 Louis D Flaherty A3-0193
 Mrs Jennie Montecarlo A4-2905
 202 John J Gribbins @ A3-5091
 Thomas H Fox A3-0391
 James T Altken
 Mrs Helen A McCue A4-4910
 Mary E McCue nurse and h
 A4-4910
 203 Ida's Toy Shop A3-5905
 Joseph Cremonese @ A3-5708
 Charles Mancini A5-1197
 James P Rush
 204 Mrs Jeanette P Stain
 John A Bidrope
 Earl S Moody A2-6704
 Mrs Catherine Murray
 Harriett M Witham
 Clifford A Richardson A2-7829
 Emory C Dodge A2-8964
 Edward A Handy A2-1027
 205 Sebastian B Coyone meats
 Lamport Oil Co A3-3151
 206 Everett P O'Brien
 Rebecca Clovsky @ A2-3569
 Frederick L Hurdowicz
 Andrew P Bimilowski
 208 Mrs Doreen Murphy A2-4971
 Phyllis E Watson A5-0386
 Edward W Gilliers A3-1986
 Robert L Waterhouse
 Sam S Mack A3-9591
 Carl V Plaisted
 209 Mrs Jennie B Edgcomb
 Virginia L Holmes
 Vacant
 210 Two Little Mothers
 Sidney P Levine mens clothing
 A4-4082
 212 Globe Simpson Co Inc scale dirs
 A2-2972
 213 Majestic Realty Co real est
 A4-4962
 Central Furniture Outfitters Inc
 A4-4962
 213a Joe's Barber Shop

Left Right
 214 John J Cheslick A3-1272
 The Harlan Apartments
 215 Mrs Avis M DeMerchant apt 1
 Austin Knuch apt 2
 Charles E St Pierre apt 3
 Paul F Johnson apt 4
 Robert A Gribbin apt 5
 Frank Flynn apt 6
 David Morrison apt 7
 John E Webb apt 8
 Roy W Moody apt 9
 Mrs Ora Duguay apt 10
 217 Nancy's Beauty Shop A3-9014
 Breggy Bros Shoe Repairing
 David Manoochian
 Charles G Renaud A3-6021
 Arthur Landry
 Vacant
 George A Hweedle
 Robert R Reno A5-1467
 219 E M Watkins & Co cigars
 219a Mrs Zepha H O'Brien
 Congress Superette gro A2-9483
WASHINGTON AVENUE begins
 220 Health Drug Store
MOUNTFORT STREET ends
 223 Munjoy Dept Store A2-5670
 223a Mary Garbarino A4-4023
 Charles D Parrin A5-1324
 Joseph P Asall A3-9792
 224 Eastern Cemetery
 225 Congress Meat Market A3-1412
 227 Anthony J Garbarino fruit dir
 and h
 229 Vacant
 (rear) George H Curtis
 231 Catic's Meats & Groceries A4-4162
 233 MONTEGOMERY STREET begins
 235 McDonough Drug Store A4-1811
 235 1/2 Arnold C Morris
 237 Esklaons Fish Market A2-7882
 239 Laundrette A2-9420
 241 McDonough Coffee Shop
 Bertram Lade
 Henry G Donahue A2-3474
 243 The Hair Eldorado
 Edmund L Shaw
 John J Murphy J
 Harold A McLeod A4-7284
 James C McMenamin
 Edward J Flaherty
 (rear) George E Littlefield Inc
 all summer sales and ser
 A3-0682
 243a Morse Radio Co
 243b Expert Shop Repairing
 247 Economy Center clothing retail
 The Oakland pants
 Zaviel Levine A3-3769
 Samuel C Pelton A3-8830
 Thomas M Thomas
 Mrs Annie A Pelton
 David L Rice
 Percy B Matthews A2-2320
 (rear) Albert St Cyr
 William J Connolly
 Fred Waterhouse
 Mrs Gertrude Foley
 G.P. Minkler
 North School A3-1917
 249 Tom's Luncheonette
 251 S K Ames and Co Inc gro
 253 B Kell Cleaners & Dyers Inc
 255 R M Blagg Free-master display
 rm
 257 SMITH STREET begins
 Granville B Lee Recreational
 316
 261 Richard P McCallum A2-5783
 Hyman Boxstein A2-8116
 263 Clayton D Murphy A4-1064
 Linc A Capodocci dentist A4-1064
 Walter Paulsen A2-6007
 Clarence J Landers
 267 (rear) Fitz Chalm Synagogue
 A3-9305
 268 **INDIA STREET ends**
 271 Nikolai Nihilov apt 1
 Minnie Morris apt 2
 Bernard Freedman apt 3
 Mrs Gertrude B Bernstein apt 4
 A2-3567
 271a The New Deal Cafe A2-9334
 272 The Great A & B Tea Co
 273 Congress Hardware & Paint Co
 A2-3571
 (rear) Dudley Ghyne A4-9364
 Donald P Vellgren
 274 Bertram Blumenthal A2-8082
 Mrs Christine A Nelson
 Charles A Rabinowicz
 Boston Cut Flower Store A2-8082
 277 Harold J Pesce
 Rose A Bern A3-6349
 277a Community Center St Paul's
 Church
 278 New England Army Supply Co
 mens clothing A4-0972
 Harvey A Menzer
 Norman Charlier
 Vincent T Buckley A4-6983

Left Right
 279 St Paul's Rectory
 Rev Harold A McElwain A3-8208
 The Catic apts
 Samuel Gittin A2-8455
 Mrs Katherine Jennings
 John D O'Connor A2-0261
 Michael F McDonough A2-3397
 Clayton E Douglas A5-0861
 Isaac Radin A2-6071
 Mrs Alice A Lynch
 Steve Kadensk
 Arthur Thornton
 Phillip R Wannecht
 Mildred E Bates A3-0974
 Earle O Peterson
 George E Bathras A3-3529
 James Necht
 Richard E Morrison
 Elaine L Santamaa
 Robert M Jackson A4-2490
 287 **HOUST STREET begins**
 Carlo Fabrizio A4-8833
 Eldridge R Corey
 Joseph J Fabrizio
 Fabrizio Sign Co
 289 The Society for Propagation of
 the Faith A4-4625
 Rev John T Arsenault A4-4625
 290 **CONGRESS PLACE begins**
 John V Seymore
 Lewis Toran
 Edward B Breen
 Sanitary Barber Shop
 Benjamin Zolov phys A3-4632
 Maurice Berkowitz @ A3-9740
 Rev Mendel Nels @ A3-7667
 Mrs Abbie B Knox tough and h
 A4-2532
 Joseph Chase @
 John F Gribbsby
 Mary De Vry
 Wallace Stewart
 Clarence B McDonald
 302 **HAMPSTIRE STREET ends**
 Cathedral High School A4-1390
 Cathedral Grammar School
 Edwin C Palmer A2-8934
 Vacant
 Cathedral Rectory A3-7740
 Most Rev Daniel J Heaney
 Bishop Apts A2-0649
 1st floor
 Pamela A Pagon phys suite 1
 A2-4457
 Merrill DeBaron apt 2
 Hattie Nydrom apt 3
 Alice M Doney apt 4 A4-7424
 James Spicer apt 5
 2nd floor
 Belle Santosky apt 1 A2-0649
 Southern Appliance Co apt 1
 A2-0649
 Ellsworth Webb apt 2
 David Bonziani apt 3
 George Thompson apt 4
 Maurice Gestege apt 5
 Herbert R Day apt 6
 3rd floor
 Joseph E Brogan apt 1 A2-9716
 Gray Tomuschat apt 2
 William A Taylor apt 3
 Aubrey H Ward Jr apt 4
 Vacant apt 5
 4th floor
 Walno Parkinen apt 1
 Mrs Della O'Connor apt 2
 Zephania Gestege apt 3
 Roland Gestege apt 3
 Frank J Ellou apt 4 A5-1530
 Edward L Champagne apt 5
 The Belmont apts
 Maud McHarr apt 1
 Mrs Ellen M Dodge apt 2
 Carl O Thibault apt 3
 Mrs Sarah Montgomey apt 4
 A2-7679
 John B Mays apt 5
 Mrs Helen G Knight apt 6
 Harry Kennedy
 317a Chancery Office Diocese of Port-
 land A3-6778
 Cathedral Gymnasium A3-6778
 Cathedral Guild Hall A3-6778
 Catholic Charles Campaign
 A3-6778
 318 General Grocery
 320 Ann & N W Store mens cloth-
 ing A3-2801
FRANKLIN STREET crosses
 325 Peter Dimmons Market A3-2173
FRANKLIN PARK
 326 Bob Wicks clothing men and boys
 A4-4898
 327a Mrs Eleanore Locke apt 1
 James A Smith apt 2
 Jens M Jontensen apt 3
 328 Miss Bedell apt 4
 Patrick E Driscoll apt 5 A2-1484
 Harold W Stithen apt 21
 Vacant apt 22
 Arthur R Wickham apt 23

0064293

BK 5825 PG 261

WARRANTY DEED
(Maine Statutory Short Form)

KNOW ALL PERSONS BY THESE PRESENTS that I, **ARSINE ANTRANIGIAN, ZOHRAB ANTRANIGIAN and ROSE C. ANTRANIGIAN** all of Portland County of Cumberland, State of Maine, for consideration paid, **GRANT with WARRANTY COVENANTS** to:

RICHARD A. WHALEY and RUTH L. WHALEY, as joint tenants

whose mailing address is: 195 Congress Street
Portland, Maine 04103

the following real estate located in the City of Portland, County of Cumberland and State of Maine:

A certain lot or parcel of land, together with any buildings thereon, situated on the northwesterly side of Congress Street, in said Portland, and bounded and described as follows:

Beginning at a point on said northwesterly side of Congress Street distant nine (9) inches northeasterly on said Congress Street from the westerly corner of a triangular lot of land conveyed to Samuel Rosenberg and Jacob Rosenberg by Brian E. McDonough et al dated September 17, 1901 and recorded in Cumberland County Registry of Deeds in Book 705, Page 471, which corner is distant two hundred seventy-eight and seventy-five hundredths (278.75) feet northeasterly along said northwesterly side of Congress Street, from its intersection with the easterly side line of Washington Avenue; thence running northeasterly by said Congress Street thirty (30) feet, more or less, to land now or formerly of Brian E. McDonough thence northwesterly by said McDonough land ninety-six (96) feet, more or less, to land formerly of McMenam; thence southwesterly by said McMenam land and land now or formerly of M. E. Melody thirty (30) feet, more or less, to land now or formerly of Brian E. McDonough et al; thence southeasterly by said last mentioned land ninety-six and two tenths (96.2) feet, more or less, to said Congress Street and the point of beginning.

Being the same premises conveyed to Armenag Antranigian, by deed of the Portland Savings Bank dated December 5, 1941 and recorded in the Cumberland County Registry of Deeds in Book 1649, Page 474 and subsequently conveyed to Armenag Antranigian, Arshalous Antranigian, Kerkor Antranigian, Arsine Antranigian, Zohrab Antranigian and Anahis Antranigian by deed of Mary Sawyer dated October 11, 1961 and recorded in the Cumberland County Registry of Deeds in Book 2637, Page 440.

BK 5825 PG 262

Grantors' source of title is also derived as the surviving joint tenants with Armenag Antranigian whose date of death was June 29, 1970, Arshalous Antranigian whose date of death was March 7, 1975, Kerkor Antranigian whose date of death was February 1, 1998, and Anahis Antranigian whose date of death was November 27, 1968.

WITNESS our hands and seals this 1st day of November, 2000.

John H. Malcomian
Witness
John H. Malcomian
Witness
John H. Malcomian
Witness

Arsine Antranigian
Arsine Antranigian
Zohrab Antranigian
Zohrab Antranigian
Rose C. Antranigian
Rose C. Antranigian

STATE OF MAINE
CUMBERLAND, ss.

November 1, 2000

Personally appeared the above-named ARSINE ANTRANIGIAN and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Joseph R. Mazzotta
Notary Public/Attorney at Law
Joseph R. Mazzotta

RECEIVED
RECORDED REGISTRY OF DEED:
2000 NOV -2 PM 3: 25
CUMBERLAND COUNTY
John B. Carlin

DEED OF SALE BY PERSONAL REPRESENTATIVE (TESTATE)

Maine Statutory Short Form

KNOW ALL PERSONS BY THESE PRESENTS that I, ROSE C. ANTRANIGIAN, of Portland, County of Cumberland, State of Maine, acting Personal Representative of the Estate of Kerkor Antranigian, deceased February 1, 1998 (testate), as shown by probate records of the County of Cumberland, Maine Docket No. 98-326 and having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to the sale, by the power conferred by the Probate Court, and every other power, for consideration paid grant to RICHARD A. WHALEY and RUTH L. WHALEY, as joint tenants, whose mailing address is 195 Congress Street, Portland, Maine 04101, the real property in Portland, County of Cumberland, State of Maine described as follows:

MAINE REAL ESTATE TAX PAID

A certain lot or parcel of land, with buildings thereon, situated on the Southeasterly side of Cumberland Avenue in said Portland, bounded and described as follows:

Beginning in the southeasterly side line of said Cumberland Avenue at the northwesterly corner of land now or formerly owned by John McMenamin; thence Southwesterly by said Cumberland Avenue Forty (40) feet to a stake; and from these two points extending back at right angles from Cumberland Avenue, adjoining the land of said John McMenamin, and keeping said width of Forty (40) feet a distance of Ninety-three (93) feet, more or less, to land now or formerly owned by McGee and Mundy.

Being the same premises conveyed to Armen Antranigian also known as Armenag Antranigian by deed of Randall & McAllister dated October 7, 1947 and recorded in the Cumberland County of Registry of Deeds in Book 1930, Page 80.

WITNESS my hand and seal this 1st day of November, 2000

SIGNED, SEALED AND DELIVERED IN PRESENCE OF

[Signature]

Rose C. Antranigian
Rose C. Antranigian
Personal Representative of the
Estate of Kerkor Antranigian

STATE OF MAINE
CUMBERLAND, ss

November 1, 2000

Personally appeared the above-named Rose C. Antranigian, and acknowledged the foregoing instrument to be her free act and deed in her said capacity.

RECEIVED
RECORDED REGISTRY OF DEEDS

2000 NOV -2 PM 3: 26

CUMBERLAND COUNTY

John B. O'Brien

Before me,

[Signature]
Notary Public/Attorney at Law
Joseph R. Mazzilli

Zoning Division
Marge Schmuckal
Zoning Administrator

Department of Urban Development
Joseph E. Gray, Jr.
Director



CITY OF PORTLAND

Condominium Conversion Tenant Forms

BUILDING ADDRESS: 195 Congress Street

NUMBER OF UNITS: 3 residential, 1 commercial

TENANT NAME: None (See attached letter)

TENANT'S UNIT #: _____

TENANT'S TEL. #: _____

TENANT'S PRESENT ANNUAL INCOME: _____

NUMBER OF YEARS TENANT HAS CONSECUTIVE LIVED IN BLDG: _____

ATTACH COPY OF TENANT NOTICE

OWNER'S NAME/ADDRESS/TEL. #: 195 Congress Street LLC
220 North End Blvd., Salisbury, MA 01952 (978) 590-1052

DEVELOPER'S INFO IF DIFFERENT THAN OWNER: _____

TYPE OF ALTERATIONS EXPECTED FOR THE CONVERSION - PLEASE DETAIL

See attached All Purpose Building Permit Application

CONDOMINIUM CONVERSION PERMIT
CITY OF PORTLAND, MAINE
PART I

To the Chief of Building and Inspection Services, Portland, Maine, the undersigned hereby applies for a Condominium Conversion Permit.

Location of Project: _____ Assessor's chart: _____
Block: _____
Lot: _____

Name of Owner: 195 Congress Street LLC

Address: 220 North End Boulevard, Salisbury, MA 01952

Telephone No.: (978) 465-2056

Name of Project: 195 Congress Street Condominium

No of Units to be Converted: 3 residential, 1 commercial

No. of Units applying for: 3 residential, 1 commercial

No. of Units in structure 3 residential, 1 commercial

Date on which Declaration of Condominiums was filed in Cumberland County Registry of Deeds to be filed _____

Approved by: _____

ZONING: _____ Date: _____

No. of units approved (circle)

Fire Dept:	1	3	3	4	5	6	7	8	9	10	Date: _____
others											Date: _____
Plumbing:	1	2	3	4	5	6	7	8	9	10	Date: _____
others											Date: _____
Elec:	1	2	3	4	5	6	7	8	9	10	Date: _____
others											Date: _____
Bldg. & Housing:	1	2	3	4	5	6	7	8	9	10	Date: _____

Comments: _____

CONDOMINIUM CONVERSION APPLICATION
PART II

CODE COMPLIANCE:

1. Please attach copy of Notice of Intent to this application.
2. Attach also a list of names of tenants or occupants to whom letters were sent.
3. Please include addresses of those receiving notices of intent and dates such notice was received. (Please give apt. number wherever possible)
4. Have notices of intent been given to tenants in accordance with Chapter 608.4 of the Municipal Code entitled "Condominium Conversion Ordinance"?
yes no No Notices required
5. Have relocation payments been made to eligible tenants in accordance with Chapter 608.5 of the Municipal Code? yes no None required
6. Have relocation referrals and assistance been provided to tenants on demand?
yes no None required

Condominium Conversion Permit Application, continued

PART III

PROJECT DATA

1. Assessor's reference, Chart, Block; Lot: _____
2. Number of units before conversion: 3
 - _____ units with 1 bedroom;
 - 1 units with 2 bedrooms;
 - 2 units with 3 or more bedrooms;
3. Monthly rent (range) (specify with or without util.)
 - _____
 - _____
 - _____
4. Number of units after conversion: 3
 - _____ units with 1 bedroom;
 - 1 units with 2 bedrooms;
 - 2 units with 3 or more bedrooms;
5. Purchase Price (range)
 - _____
 - _____
 - _____
6. Length of time building owned by applicant? sale pending
7. Are any building improvements, renovations, or modifications being made associated with this conversion that require a Building, Plumbing, Electrical, or Heating Permit

Yes No (Please circle applicable permit type.)
8. Type and cost of building improvements associated with this conversion that do not require permits:
 - \$ _____ exterior walls, windows, doors, roof
 - \$ _____ insulation
 - \$ _____ interior cosmetic (wall/floor/refinishing, etc.)
 - \$ _____ other (specify) _____
 - _____ none

9. For each converted rental unit supply the following information on last tenants prior to conversion:

Unit Number: 1 2 3 4 5 6 7 8 9 10

No tenants

a) Length of occupancy-

b) Age of head of household-

c) Number of children-

d) Number of persons ages 60 or over-

e) Will tenant purchase unit?

f) If not, was (or will) relocation payment (be) made?

g) If moving, check destination below:

i) Same Neighborhood-

ii) Elsewhere in Portland-

iii) Out of Portland-

iv) Unknown-
