

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT

This is to certify that FOX STREET REALTY LLC.

Located At 109 FOX ST

Job ID: 2012-09-4882-ALTCOMM

CBL: 023- A-008-001

has permission to Build 2 partition walls & install doors, Horizon E
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 closed-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

Fire Prevention Officer



Code Enforcement Officer / Plan Reviewer

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

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: buildinginspections@portlandmaine.gov

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.**

Close In Elec/Plmb/Frame prior to insulate or gyp

Final 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.



PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Jeff Levine

Job ID: 2012-09-4882-ALTCOMM

Located At: 109 FOX ST

CBL: 023- A-008-001

Conditions of Approval:

Building

1. Application approval based upon information provided by the applicant or design professional. Any deviation from approved plans requires separate review and approval prior to work.
2. Permit approved based on the plans submitted and reviewed w/owner/ contractor, with additional information as agreed on and as noted on plans.
3. 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.

Fire

All construction shall comply with City Code Chapter 10.

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.

Fire extinguishers are required. Installation per NFPA 10.

The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. Compliance letters are required.

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.

A separate Suppression System Permit is required for all new suppression systems or sprinkler work effecting more than 20 heads.

Sprinkler protection shall be maintained. Where the system is to be shut down for maintenance or repair, the system shall be checked at the end of each day to insure the system has been placed back in service.

Non-combustible construction of this structure requires all construction to be Non-combustible.

Any cutting and welding done will require a Hot Work Permit from Fire Department.

City of Portland, Maine - Building or Use Permit Application

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

Job No: 2012-09-4882-ALTCOMM	Date Applied: 9/5/2012 8/29/12	CBL: 023- A-008-001	
Location of Construction: 109 FOX ST	Owner Name: FOX STREET REALTY LLC	Owner Address: 322 FORE ST, 3 RD FLOOR PORTLAND, ME 04101	Phone:
Business Name: Horizon Residential Energy Services Maine, LLC	Contractor Name: Horizon Residential Energy Services Maine, LLC	Contractor Address: 405 Western Ave., PMB 240. South Portland, ME 04106	Phone: 207-650-8126
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: I-Lb
Past Use: Office, warehouse, storage	Proposed Use: Same – office warehouse storage – build two walls with two doors to partition off areas	Cost of Work: 5000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: 510 Type: 3A MUBEL'09 Signature: <i>[Signature]</i>
Proposed Project Description: Build two partition walls and install doors		Pedestrian Activities District (P.A.D.) <i>[Signature]</i> 9/21/12	
Permit Taken By: Brad	Zoning Approval		

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p><input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM</p> <p>Date: OK 9/5/12 <i>[Signature]</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in Dist or Landmark</p> <p><input type="checkbox"/> Does not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>[Signature]</i></p>
	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

I-16

9/5/12
Erad ~~8/30/12~~



General Building Permit Application

2012-09-4882 - AITCamm

(B)

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.

~~# 2012-07-4559 - ch of use (child)~~

Location/Address of Construction: 109 Fox St.		
Total Square Footage of Proposed Structure/Area 1125 ft ²	Square Footage of Lot BAY: 3600 ft ² LOT:	
Tax Assessor's Chart, Block & Lot Chart# 023 Block# 023 A008 Lot# 10124 (Found on Portland Assessor website)	Applicant *must be owner, Lessee or Buyer* Name Horizon Residential Energy Services Maine, LLC, Diane Milliken Address 405 Western Ave. PMB 240 City, State & Zip S. Portland, ME 04106	Telephone: 207-650-8126 (c) 207-221-3221 (w)
Lessee/DBA (If Applicable) Horizon Residential Energy Svcs ME, LLC RECEIVED AUG 29 2012	Owner (if different from Applicant) Name Fox Street Realty LLC Address 322 Fore St. 3rd Flr City, State & Zip Portland ME 04101	Cost Of Work: \$ 5000 4500.00 C of O Fee: \$ Total Fee: \$ 70.00
Current legal use: <u>single family</u> <u>Multi-USE</u> If vacant, what was the previous use? <u>warehouse storage office workshop</u> Proposed Specific use: <u>warehouse, storage office, workshop</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>We would like to build two partition walls & install two doors in the partitions. Please see plan for visual.</u>		
Contractor's name: <u>Horizon Residential Energy Services Maine, LLC</u> Address: <u>405 Western Ave. PMB 240</u> City, State & Zip <u>S. Portland ME 04106</u> Telephone: <u>207-671-9019 (DIANE MILLIKEN)</u> Who should we contact when the permit is ready: <u>DIANE MILLIKEN 207-650-8126</u> Telephone: Mailing address: <u>405 Western Ave. PMB 240 S. Portland, ME 04106</u>		

Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

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.

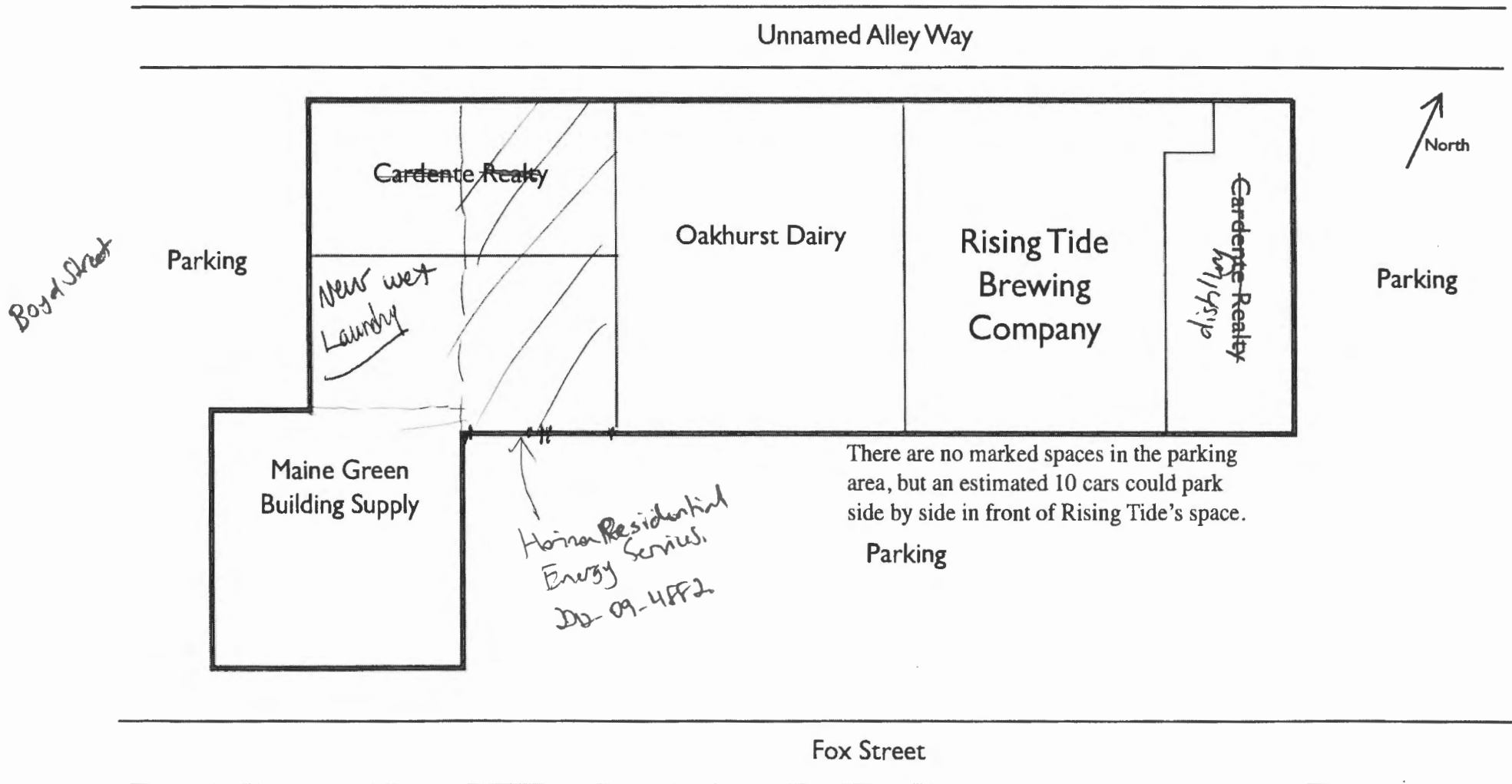
Signature: Diane Milliken Date: 8/22/12

This is not a permit; you may not commence ANY work until the permit is issue

Rising Tide Brewing Company
103 Fox Street, Portland ME 04101 * 207-370-2337

Building Layout

This plan shows the overall layout of the building containing the demised premises of Rising Tide Brewing Company. Rising Tide's demised space is not accessible via any of the adjacent spaces and is completely secured from them.



109 FOX ST

DOOR EXISTING

existing office

2+J502

Sprinkled

Storage

2+J529

2+J507

5' x 7' EGRESS

DOOR

20'

new office

2 x 6 walls
To 16' ceiling

2+J585

Warehouse

CAIR

2+J5211

2+J085

Landings

Adjacent
ME Green
Bldg Supply

H.M. Office

DOOR

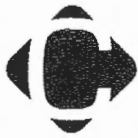
Existing
OHD

BARN
DOOR

(10' x 4-5') x 2

OHD
existing

Fox Street



CARDENTE
REAL ESTATE
Commercial / Investment Brokerage

August 24, 2012

Dear Diane Milliken,

Fox Street Realty, LLC. here by authorizes Horizon Residential Energy Services Maine, LLC. permission to build two partition walls in the demised premises located at 109 Fox Street.

Please let me know if you have any questions.

Best,

Michael Cardente
Manager, Fox Street Realty, LLC.





PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Receipts Details:

Tender Information: Check , Check Number: 2614
Tender Amount: 70.00

Receipt Header:

Cashier Id: bsaucier
Receipt Date: 8/30/2012
Receipt Number: 47715

Receipt Details:

Referance ID:	7852	Fee Type:	UI-MI
Receipt Number:	0	Payment Date:	
Transaction Amount:	70.00	Charge Amount:	70.00
Job ID: Job ID: 2012-07-4559-CH OF USE - Change of use from Truck Repair to Distillery			
Additional Comments: 109 FOX			

Thank You for your Payment!