

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

5 MONUMENT SQUARE LLC

Located at

465 CONGRESS ST (Unit 702)

PERMIT ID: 2016-02341

ISSUE DATE: 10/04/2016

CBL: 027 A015001

has permission to **Interior renovation of the existing office space to create three (3) new offices, new flooring, new ceiling tile, paint, add new diffusers, electrical (2,700 SF) on the seventh floor for "Maine Fiber Company" - Unit 702 .**

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 procured prior to occupancy.

/s/ Michael White

/s/ Laurie Leader

Fire Official

Building Official

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

Approved Property Use - Zoning
offices

Building Inspections

Use Group: B
Offices
Occupant load = 26
Building is sprinkled
ENTIRE
MUBEC/IBC 2009

Fire Department

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 are 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 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.**

REQUIRED INSPECTIONS:

Close-in Plumbing/Framing w/Fire & Draft Stopping
Above Ceiling Inspection
Electrical Close-in w/Fire & Draftstopping
Final - Electric
Final - Fire
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.

| | | | | |
|--|--------------------------------------|--|--|---|
| City of Portland, Maine - Building or Use Permit | | Permit No: 2016-02341 | Date Applied For: 09/01/2016 | CBL: 027 A015001 |
| 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716 | | | | |
| Proposed Use: Same: Offices - Seventh Floor (Unit 702 - "Maine Fiber Company") | | Proposed Project Description: Interior renovation of the existing office space to create three (3) new offices, new flooring, new ceiling tile, paint, add new diffusers electrical (2,700 SF) on the seventh floor for "Maine Fiber Company" - Unit 702 . | | |
| Dept: Historic | Status: Approved | Reviewer: Deborah Andrews | Approval Date: 09/30/2016 | Ok to Issue: <input checked="" type="checkbox"/> |
| Note: | | | | |
| Conditions: | | | | |
| Dept: Zoning | Status: Approved w/Conditions | Reviewer: Christina Stacey | Approval Date: 09/30/2016 | Ok to Issue: <input checked="" type="checkbox"/> |
| Note: B-3 zone No off-street parking requiremetn | | | | |
| Conditions: | | | | |
| 1) Separate permits shall be required for any new signage. | | | | |
| 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. | | | | |
| 3) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District. | | | | |
| Dept: Building Inspecti | Status: Approved w/Conditions | Reviewer: Laurie Leader | Approval Date: 10/03/2016 | Ok to Issue: <input checked="" type="checkbox"/> |
| Note: | | | | |
| Conditions: | | | | |
| 1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process. | | | | |
| 2) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work. | | | | |
| Dept: Engineering DPS | Status: Not Applicable | Reviewer: Rachel Smith | Approval Date: 09/08/2016 | Ok to Issue: <input checked="" type="checkbox"/> |
| Note: | | | | |
| Conditions: | | | | |
| 1) This approval is non-applicable to Engineering DPW as it relates to approval for Grease Control Equipment for the Fats, Oil, and Grease Program. If approval is needed for this project by the Engineering Department of Public Works for any other reason than FOG, please contact 207-874-8801 | | | | |
| Dept: Fire | Status: Approved w/Conditions | Reviewer: Michael White | Approval Date: 10/04/2016 | Ok to Issue: <input checked="" type="checkbox"/> |
| Note: | | | | |
| Conditions: | | | | |
| 1) The property owner or occupant shall not make changes in the occupancy, the use or process, or the materials used or stored in the building without evaluation of the fire protection systems for their capability to protect the new occupancy, use, or materials. (2009 NFPA 1, Chapter 13.3.4.1.5) | | | | |
| 2) A separate Fire 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. | | | | |
| 3) 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. | | | | |
| 4) All means of egress to remain accessible at all times. | | | | |

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- 5) All construction shall comply with 2009 NFPA 101, Chapter 43 Building Rehabilitation.
- 6) All construction shall comply with 2009 NFPA 1, Fire Code. Review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code (Chapter 1.14.4).
- 7) All construction shall comply with City Code, Chapter 10.