

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that
85 MARKET STREET LLC

Located at
77 MARKET ST

PERMIT ID: 2015-02476 **ISSUE DATE:** 11/19/2015 **CBL:** 028 K001001

has permission to **Change of Use to a retail shop with fitness studio - no construction activity.**
provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

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

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

/s/ Craig Messinger

/s/ Tammy Munson

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

retail and fitness studio

Building Inspections

Use Group: B **Type:** 3B
Workout studio w/retail
ENTIRE
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 is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months. If the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue.**
- **Per Section 107.3.1 of the Maine Uniform Building and Energy Code (MUBEC). One set of printed approved stamped construction documents shall be kept at the site of work and shall be open to inspection by building officials.**

REQUIRED INSPECTIONS:

Certificate of Occupancy/Final

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

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

| | | | | |
|---|--|--|--|----------------------------------|
| City of Portland, Maine - Building or Use Permit | | Permit No: 2015-02476 | Date Applied For: 10/09/2015 | CBL: 028 K001001 |
| 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716 | | | | |
| Proposed Use: Retail and Fitness Studio (personal service) | | Proposed Project Description: Change of Use to a retail shop with fitness studio - no construction activity. | | |
| Dept: Historic | | Status: Approved w/Conditions | Reviewer: Robert Wiener | Approval Date: 11/18/2015 |
| Note: | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | 1) No exterior alterations are approved with this permit. | | |
| Dept: Zoning | | Status: Approved w/Conditions | Reviewer: Christina Stacey | Approval Date: 11/05/2015 |
| Note: B-3 zone, PAD Both uses acceptable ground floor uses in the PAD | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | 1) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District. | | |
| | | 2) 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. | | |
| | | 3) Separate permits shall be required for any new signage. | | |
| | | 4) This property is located in the Pedestrian Activities District (PAD) which regulates first floor uses to retail -like and other uses as listed in section 14-217(b)(1). The front windows shall not be blocked or have curtains that block out visibility from the sidewalk. Your uses shall not change without review and approval PRIOR to implementation | | |
| | | 5) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. | | |
| Dept: Building Inspecti | | Status: Approved w/Conditions | Reviewer: Tammy Munson | Approval Date: 11/12/2015 |
| Note: | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | 1) Separate building permits are required for the commercial tenant spaces. This permit approves the vanilla box only. | | |
| | | 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: Benjamin Pearson | Approval Date: 10/13/2015 |
| Note: | | Ok to Issue: <input type="checkbox"/> | | |
| Conditions: | | 1) This approval is non-applicable to Engineering DPS 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 Services for any other reason than FOG, please contact David Margolis-Pineo at 207-874-8850 or dmp@portlandmaine.gov | | |
| Dept: Fire | | Status: Approved w/Conditions | Reviewer: Craig Messinger | Approval Date: 11/19/2015 |
| Note: | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | 1) Shall comply with NFPA 101, Chapter 39, Existing Business Occupancies. | | |
| | | 2) All outstanding code violations shall be corrected prior to final inspection. | | |
| | | 3) 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 | | |

PERMIT ID: 2015-02476

Located at: 77 MARKET ST

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4) Shall meet the requirements of 2009 NFPA 1 Fire Code.