

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that REAL ESTATE LLC HOWELL

Located At 75 PEARL

Job ID: 2011-03-653-ALTCOMM

CBL: 028 - - L - 005 - 001 - - - -



has permission to Replace ex Ceiling Drywall in elec rm / basement 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 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 CAR**



# PORTLAND MAINE

*Strengthening a Remarkable City, Building a Community for Life • [www.portlandmaine.gov](http://www.portlandmaine.gov)*

Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-03-653-ALTCOMM

Located At: 75 PEARL

CBL: 028 - - L - 005 - 001 - - - -

## **Conditions of Approval:**

### **Zoning**

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.
3. This property shall remain a PAD use on the first floor with offices above. Any change of use shall require a separate permit application for review and approval.
4. This property is located in a Pedestrian Activities District (PAD) that restricts first floor uses to retail-like uses.

### **Fire**

Fire Conditions:

All construction shall comply with City Code Chapter 10.

This permit is being approved on the basis of the plans submitted. Any deviation from the plans would require amendments and approval.

Capt. Gautreau

**Job Summary Report**  
**Job ID: 2011-03-653-ALTCOMM**

Report generated on Mar 24, 2011 8:33:08 AM

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Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address			
Commerical Mixed Use	0		303000	75 PEARL STREET WEST			
Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference	User Defined Property	Value

**Permit #: 20112108**

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
3856	Retail & Offices	Initialized	Replace ex Ceiling Drywall in elec rm / basement					
Inspection Details								
Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag		
Fees Details								
Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment
Job Valuation Fees	\$30.00							

3/22/11

**Job Summary Report**  
**Job ID: 2011-03-653-ALTCOMM**

Report generated on Mar 24, 2011 8:33:08 AM

<b>Job Type:</b>	Adds/Alter Commercial	<b>Job Description:</b>	75 Pearl	<b>Job Year:</b>	2011
<b>Building Job Status Code:</b>	Initiate Plan Review	<b>Pin Value:</b>	951	<b>Tenant Name:</b>	
<b>Job Application Date:</b>		<b>Public Building Flag:</b>	N	<b>Tenant Number:</b>	
<b>Estimated Value:</b>	1,000	<b>Square Footage:</b>			
<b>Related Parties:</b>		REAL ESTATE HOWELL		Property Owner	
		Breggia Construction - Michael Breggia		GENERAL CONTRACTOR	

**Job Charges**

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
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**Location ID: 3856**

**Location Details**

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
P24138	028 L 005 001		M				-70.253554	43.658688

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				75 PEARL STREET WEST

Location Use Code	Variance Code	Use Zone Code	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code
COMMERCIAL CONDOS		DOWNTOWN BUSINESS			Historic District		DISTRICT 2	CENTRAL BUSINESS DISTRICT

**Structure Details**

**Structure: Loc id 000003855 Alt id 003394**

**Occupancy Type Code:**

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
CONVERSION	6	0		75 PEARL STREET WEST

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference	User Defined Property Value
0	0	M				

**Structure: remodel fground floor space for office**

**Occupancy Type Code:**

*Amine*

*not in Que*

## BUILDING PERMIT INSPECTION PROCEDURES

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

or email: [buildinginspections@portlandmaine.gov](mailto: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.**
  1. Close-in inspection required prior to drywalling.
  2. Final inspection required upon completion of work.

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.





# General 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: <u>75 Pearl Street</u>		
Total Square Footage of Proposed Structure/Area <u>10,000</u>	Square Footage of Lot <u>12,000</u>	Number of Stories <u>4</u>
Tax Assessor's Chart, Block & Lot Chart# <u>28</u> Block# <u>L</u> Lot# <u>5001</u>	Applicant * <b>must be owner, Lessee or Buyer</b> * Name <u>Woodman Building Associates</u> Address <u>75 Pearl Street</u> City, State & Zip <u>Portland ME 04104</u>	Telephone: <u>207-773-5681</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>1,000</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>office building</u> Number of Residential Units <u>7</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>office condos</u> Is property part of a subdivision? <u>no</u> If yes, please name _____ Project description: <u>Re-place existing ceiling drywall in electrical room in basement.</u>		
Contractor's name: <u>Brecoke/A Construction</u> Address: <u>46 Congress street</u> City, State & Zip <u>Portland Maine 04101</u> Telephone: _____ Who should we contact when the permit is ready: <u>Michael Breggia</u> Telephone: <u>450 4545</u> Mailing address: <u>46 Congress Portland Maine 04101</u>		

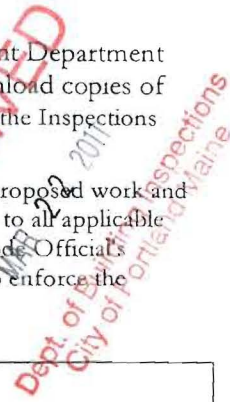
**Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.**

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](http://www.portlandmaine.gov), or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

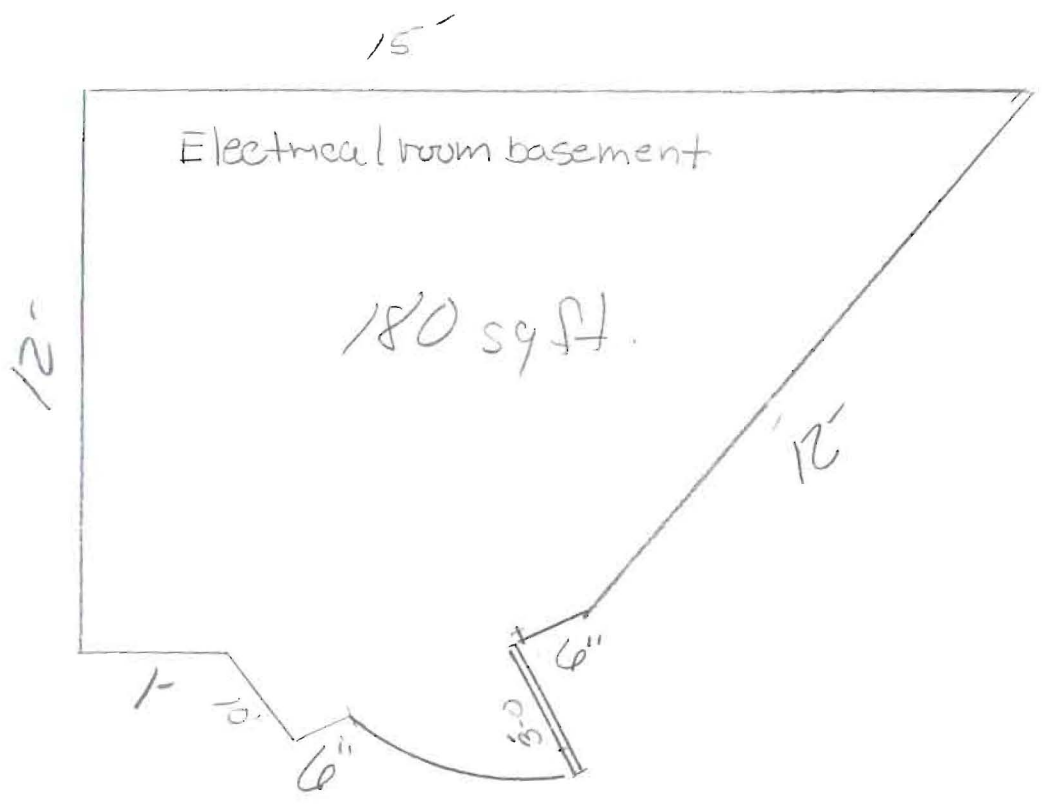
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: Michael Breggia Date: March 23, 2011

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



deplace - 5/8" 1 hour rate Drywall //



Fire Conditions:

All construction shall comply with City Code Chapter 10.

This permit is being approved on the basis of the plans submitted. Any deviation from the plans would require amendments and approval.

Capt. Gautreau





ok to close in  
~~NLD~~