

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

MAINE WHARF LLC /Keeley Construction

Located at

68 COMMERCIAL ST

PERMIT ID: 2013-02755

ISSUE DATE: 02/07/2014

CBL: 030 D001001

has permission to **Interior and Exterior Renovations of Building A, phase III - to raise the first floor to ceiling height to 15'+ and to add a third floor to the rear 2/3 of the building. Use will need to be established on a separate permit**

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 clsoed-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/ Chris Pirone

/s/ Jeanie Bourke

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

Building B - 1st floor marine uses,offices above
Building A- Vacant & being rebuilt

Building Inspections

Use Group: N/A **Type:** 3B
Vacant - No Established Use
The Construction Design is based on most restrictive Use, A-2 Assembly
Mixed Use NonSeparated
NFPA 13 Sprinkled
Building A, rear 2/3
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 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:

Foundation/Rebar
Close-in Plumbing/Framing
Electrical Close-in
Final - Commercial
Final - Electric
Final - Fire

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: 2013-02755	Date Applied For: 12/18/2013	CBL: 030 D001001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same: Vacant Marine use related building - Bldg A		Proposed Project Description: Interior and Exterior Renovations of Building A, phase III - to raise the first floor to ceiling height to 15'+ and to add a third floor to the rear 2/3 of the building. Use will need to be established on a separate permit		
Dept: Zoning	Status: Approved w/Conditions	Reviewer: Marge Schmuckal	Approval Date: 01/09/2014	
Note:				Ok to Issue: <input checked="" type="checkbox"/>
Conditions:				
1) The new work shall consist of flood damage resistant materials that are adequately anchored.				
2) All Floodplain forms shall be filled out, signed and returned prior to commencing work.				
3) Separate permits are required for any and all new tenants with detailed floor plans showing sizes and locations of all tenants. It is understood that the building is presently empty. Tenant's type of use shall be documented in detail.				
Dept: Building	Status: Approved w/Conditions	Reviewer: Jeanie Bourke	Approval Date: 02/06/2014	
Note:				Ok to Issue: <input checked="" type="checkbox"/>
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 and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
2) This phased Shell and 3rd Floor Expansion permit does not relieve compliant design requirements for building and life safety codes for the construction, use and occupancy of the structure.				
3) Any modifications to existing building systems and all new systems (HVAC, electrical, plumbing) shall meet IECC 2009 or ASHRAE 90.1-2007 requirements for energy code compliance.				
4) 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: Fire	Status: Approved w/Conditions	Reviewer: Chris Pirone	Approval Date: 01/29/2014	
Note:				Ok to Issue: <input checked="" type="checkbox"/>
Conditions:				
1) This is a shell permit only and the plans are not being reviewed for occupancy.				
2) All construction shall comply with City Code Chapter 10. http://www.portlandmaine.gov/citycode/chapter010.pdf				
Dept: DRC	Status: Approved w/Conditions	Reviewer: Philip DiPierro	Approval Date: 01/24/2014	
Note:				Ok to Issue: <input checked="" type="checkbox"/>
Conditions:				