

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that CITY OF PORTLAND – SIMPLY SCANDINAVIAN

Located At 19 TEMPLE (96 FEDERAL ST)

CBL: 032- H-004-001

Job ID: 2012-03-3623-CH OF USE

has permission to Change the use from a playhouse to retail home goods, Simply Scandinavian, no construction work 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

4/12/12

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.**

Certificate of Occupancy/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

Acting Director of Planning and Urban Development
Gregory Mitchell

Job ID: 2012-03-3623-CH OF USE

Located At: 96 FEDERAL ST

CBL: 032- H-004-001

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. Separate permits shall be required for any new signage.

Fire

1. All construction shall comply with City Code Chapter 10.
2. 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.
3. Fire extinguishers are required. Installation per NFPA 10.
4. The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. Compliance letters are required.
5. A separate Suppression System Permit is required for all new suppression systems or sprinkler work effecting more than 20 heads.
6. 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.
7. 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.
8. Non-combustible construction of this structure requires all construction to be Non-combustible.
9. Any cutting and welding done will require a Hot Work Permit from Fire Department.

Building

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
2. This is a Change of Use ONLY permit. It does NOT authorize any construction activities.
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.
4. Due to one means of egress, the mezzanine is limited to a maximum occupant load of 10.

Plan B-3

2012 03 3023

66



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.

~~96 Federal~~

Location/Address of Construction: <u>19 TEMPLE STREET</u>		
Total Square Footage of Proposed Structure/Area <u>1,840</u>	Square Footage of Lot	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>037</u> Block# <u>H</u> Lot# <u>005002</u> <u>004</u>	Applicant *must be owner, Lessee or Buyer* Name <u>11 TEMPLE MHR LLC</u> Address <u>4 MILK STREET</u> City, State & Zip <u>PORTLAND, ME 04101</u>	Telephone: <u>207 358-7888</u> Date _____
Lessee/DBA (If Applicable) <u>RECEIVED</u> <u>MAR 28 2012</u> Dept. of Building Inspections City of Portland Maine	Owner (if different from Applicant) Name <u>CITY OF PORTLAND</u> Address <u>389 CONGRESS ST.</u> City, State & Zip <u>PORTLAND, ME 04111</u>	Cost Of Work: \$ <u>30.00</u> C of O Fee: \$ <u>75.00</u> Total Fee: \$ <u>105.00</u>
Current legal use (i.e. single family) _____ Number of Residential Units _____ If vacant, what was the previous use? <u>OLD PORT PLAYHOUSE</u> Proposed Specific use: <u>RETAIL - Simply Scandinavia</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>Change of use from theater to retail - no construction</u>		
Contractor's name: <u>N/A</u> Address: <u>Tom Grant - simply Scand</u> City, State & Zip _____ Telephone: _____ Who should we contact when the permit is ready: <u>STEVEN KALISZ</u> Telephone: <u>232-9836</u> MHR MGT- Mailing address: <u>PO BOX 7468 PORTLAND ME 04112</u>		

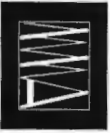
Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

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.

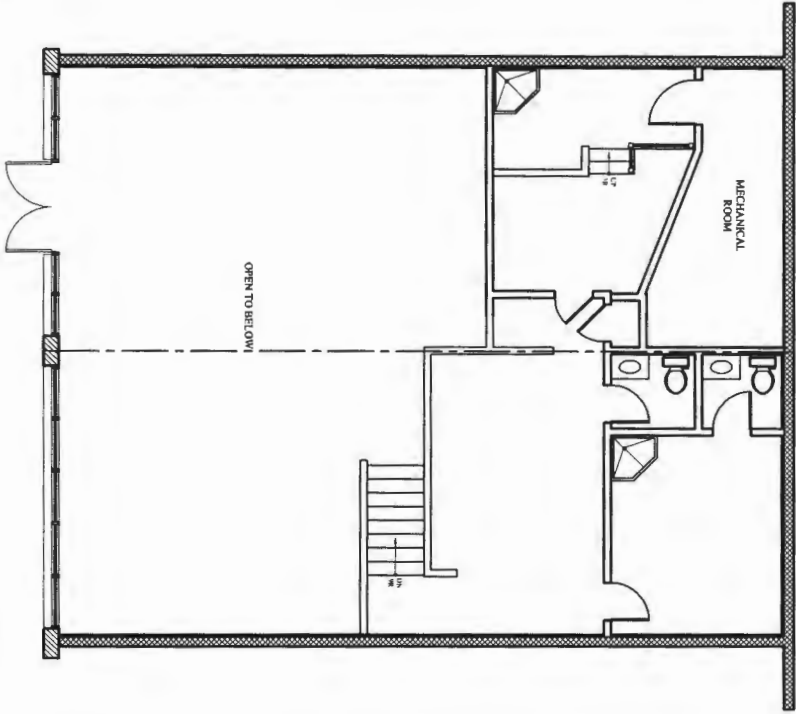
Signature: [Signature] Date: 03/27/2012

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

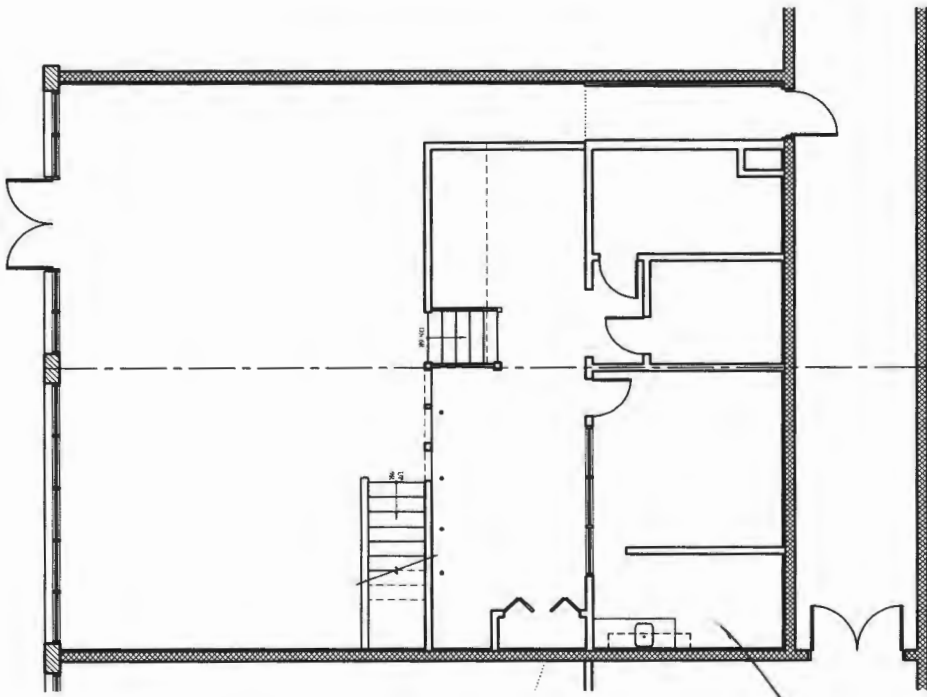


JUNE 02, 2011

SECOND FLOOR
SCALE: 1/8" = 1'-0"



FIRST FLOOR
SCALE: 1/8" = 1'-0"





MHR MANAGEMENT LLC
P.O. Box 7488
Portland, Maine 04112-7488

March 26, 2012

Ann Machado
Zoning Specialist
City of Portland
389 Congress Street
Portland, ME 04111

RE: Simply Scandinavian
19 Temple Street, Portland, Maine

Dear Ms. Machado:

Simply Scandinavian, A Sole Proprietorship and 11 Temple MHR LLC (Landlord) has entered into a five year lease agreement for retail space at 19 Temple Street. This space was formerly leased by Old Port Theater. The lease commenced on March 1, 2012.

If you have any questions, please do not hesitate to contact me at (207) 358 – 7884 or skalisz@mhrmanagement.com.

Sincerely,

A handwritten signature in black ink, appearing to read 'Steven P. Kalisz', is written over a large, stylized circular flourish.

Steven P. Kalisz
General Manager

Cc. 11 Temple MHR LLC
Tom Grant, Simply Scandinavian



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Receipts Details:

Tender Information: Check , BusinessName: 11 Temple MHR LLC, Check Number: 2373
Tender Amount: 105.00

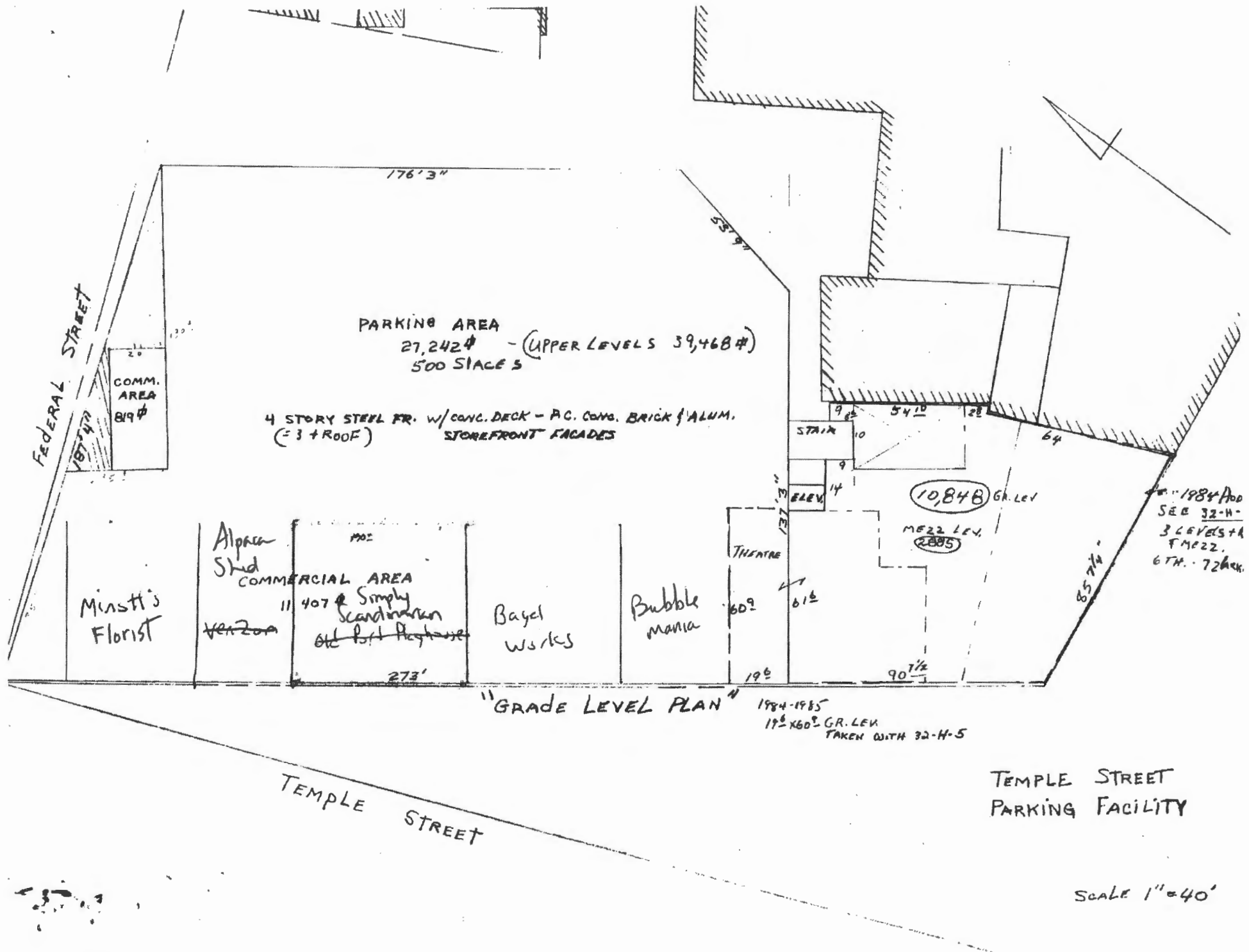
Receipt Header:

Cashier Id: gguertin
Receipt Date: 3/28/2012
Receipt Number: 42271

Receipt Details:

Referance ID:	5844	Fee Type:	BP-C of O
Receipt Number:	0	Payment Date:	
Transaction Amount:	75.00	Charge Amount:	75.00
Job ID: Job ID: 2012-03-3623-CH OF USE - change of use theater to retail			
Additional Comments: 96 Federal			

Referance ID:	5845	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	30.00	Charge Amount:	30.00
Job ID: Job ID: 2012-03-3623-CH OF USE - change of use theater to retail			



PARKING AREA
 27,242# - (UPPER LEVELS 39,468#)
 500 STAGES

4 STORY STEEL FR. W/ CONG. DECK - P.C. CONG. BRICK & ALUM.
 (= 3 + ROOF) STOREFRONT FACADES

COMM. AREA
 819#

10,848 GR. LEV

MEZZ. LEV.
 2885

1984 ADD
 SEC 32-H-
 3 LEVELS +
 MEZZ.
 6TH - 72000

"GRADE LEVEL PLAN"

1984-1985
 19 1/2 X 60' GR. LEV
 TAKEN WITH 32-H-5

TEMPLE STREET
 PARKING FACILITY

SCALE 1" = 40'