

# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

## BUILDING INSPECTION

### PERMIT

Please Read Application And Notes, If Any, Attached

Permit Number: 070605

PERMIT ISSUED  
JUN - 6 2007

This is to certify that MAINESCAPE PROPERTIES LLC / Peter B. Rice & Co.

has permission to Interior renovations to existing office

AT 92 EXCHANGE ST 032 HO06001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission procured before this building or part thereof is altered or closed-in. **24 HOUR NOTICE IS REQUIRED.**

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

#### OTHER REQUIRED APPROVALS

Fire Dept. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_  
Department Name

*James Burke* 6/6/07  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

**City of Portland, Maine - Building or Use Permit Application**

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 07-0605	Issue Date:	CBL: 032 H006001
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Location of Construction: 92 EXCHANGE ST	Owner Name: MAINESCAPE PROPERTIES LLC	Owner Address: 217 COMMERCIAL ST	Phone:
Business Name:	Contractor Name: Peter B Rice & Co.	Contractor Address: 94 Webster Rd Freeport	Phone: 2078654061
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B-3

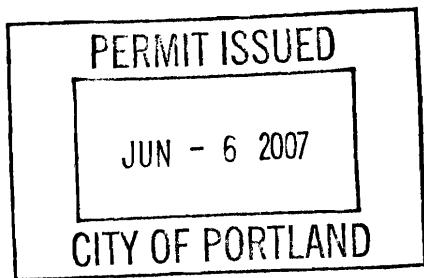
Past Use: Commercial / Office	Proposed Use: Commercial / Office interior renovation to existing office	Permit Fee: \$30.00	Cost of Work: \$1,000.00	CEO District: 1
Proposed Project Description: Interior renovations to existing office - 2nd floor 1st floor to remain retail		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: IBX-2003 Signature: JMB 6/6/07	

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) 1st floor to remain retail like		Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied
Signature:	Date: 5/24/07	

Permit Taken By: dmartin	Date Applied For: 05/22/2007	<b>Zoning Approval</b>
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..

Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input type="checkbox"/> Not in District or Landmark
<input type="checkbox"/> Wetland	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does Not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/>	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: 5/24/07	Date:	Date: Requires SA Separate Review: Approval



**CERTIFICATION**

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

**City of Portland, Maine - Building or Use Permit**

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

<b>Permit No:</b> 07-0605	<b>Date Applied For:</b> 05/22/2007	<b>CBL:</b> 032 H006001
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<b>Location of Construction:</b> 92 EXCHANGE ST	<b>Owner Name:</b> MAINESCAPE PROPERTIES LLC	<b>Owner Address:</b> 217 COMMERCIAL ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Peter B Rice & Co.	<b>Contractor Address:</b> 94 Webster Rd Freeport	<b>Phone:</b> (207) 865-4061
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

<b>Proposed Use:</b> Commercial / Office interior renovation to existing office	<b>Proposed Project Description:</b> Interior renovations to existing office
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 05/24/2007**Note:** **Ok to Issue:** 

- 1) This building is located within the Pedestrian Activities District (PAD) which limits first floor uses to retail-like uses. Any change of use to the first floor, or the reduction of windows shall require permits and reviews to meet the PAD regulations. It is understood that the first floor is to remain retail-like.
- 2) Separate permits shall be required for any new signage.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
- 4) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.

**Dept:** Building      **Status:** Approved      **Reviewer:**      **Approval Date:****Note:** **Ok to Issue:** **Dept:** Fire      **Status:** Approved      **Reviewer:** Jeanine Bourke      **Approval Date:** 06/06/2007**Note:** **Ok to Issue:** **Comments:**

5/24/2007-mes: 5/24/07 the first floor is to remain retail- the lawyer's offices are on the 2nd floor

6/6/2007-jmb: Called Peter to ask about the wall construction and noted on plans, ok to issue



# 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.

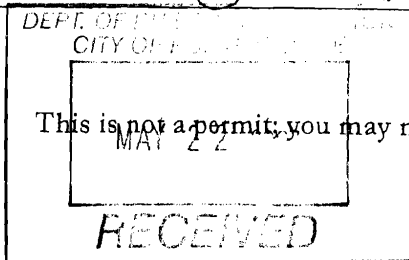
Location/Address of Construction: <u>92 EXCHANGE</u>		
Total Square Footage of Proposed Structure <u>-</u>		Square Footage of Lot <u>-</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>32      H      006</u>		Owner: <u>PETER THOMPSON</u>
Lessee/Buyer's Name (If Applicable)		Telephone: _____
Applicant name, address & telephone:		Cost Of Work: \$ <u>&lt;1,000</u>
		Fee: \$ _____
		C of O Fee: \$ _____
Current legal use (i.e. single family) <u>COMMERCIAL</u>		
If vacant, what was the previous use? _____		
Proposed Specific use: _____		
Is property part of a subdivision? _____ If yes, please name _____		
Project description: <u>INTERIOR RENOVATIONS TO EXISTING OFFICE</u>		
Contractor's name, address & telephone: <u>PETER RICE &amp; CO. 94 WEBSTER RD. FREETOWN, ME 04032</u>		
Who should we contact when the permit is ready: <u>MASLEN FLETT PROJECT MGR.</u>		
Mailing address: _____ Phone: <u>831-1033</u>		

Please submit all of the information outlined in the Commercial Application 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 visit us on-line at [www.portlandmaine.gov](http://www.portlandmaine.gov), stop by the Building Inspections 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 of applicant: [Signature] Date: 5/22/07



# 14468

# ELECTRICAL PERMIT

## City of Portland, Me.



To the Chief Electrical Inspector, Portland Maine:  
 The undersigned hereby applies for a permit to make electrical installations  
 in accordance with the laws of Maine, the City of Portland Electrical Ordinance,  
 National Electrical Code and the following specifications:

Date May 29 07  
 Permit # 07-4380  
 CBL# 32 H 006

LOCATION: 92 EXCHANGE ST METER MAKE & # \_\_\_\_\_  
 CMP ACCOUNT # \_\_\_\_\_ OWNER \_\_\_\_\_  
 TENANT PETER THOMPSON PHONE # \_\_\_\_\_

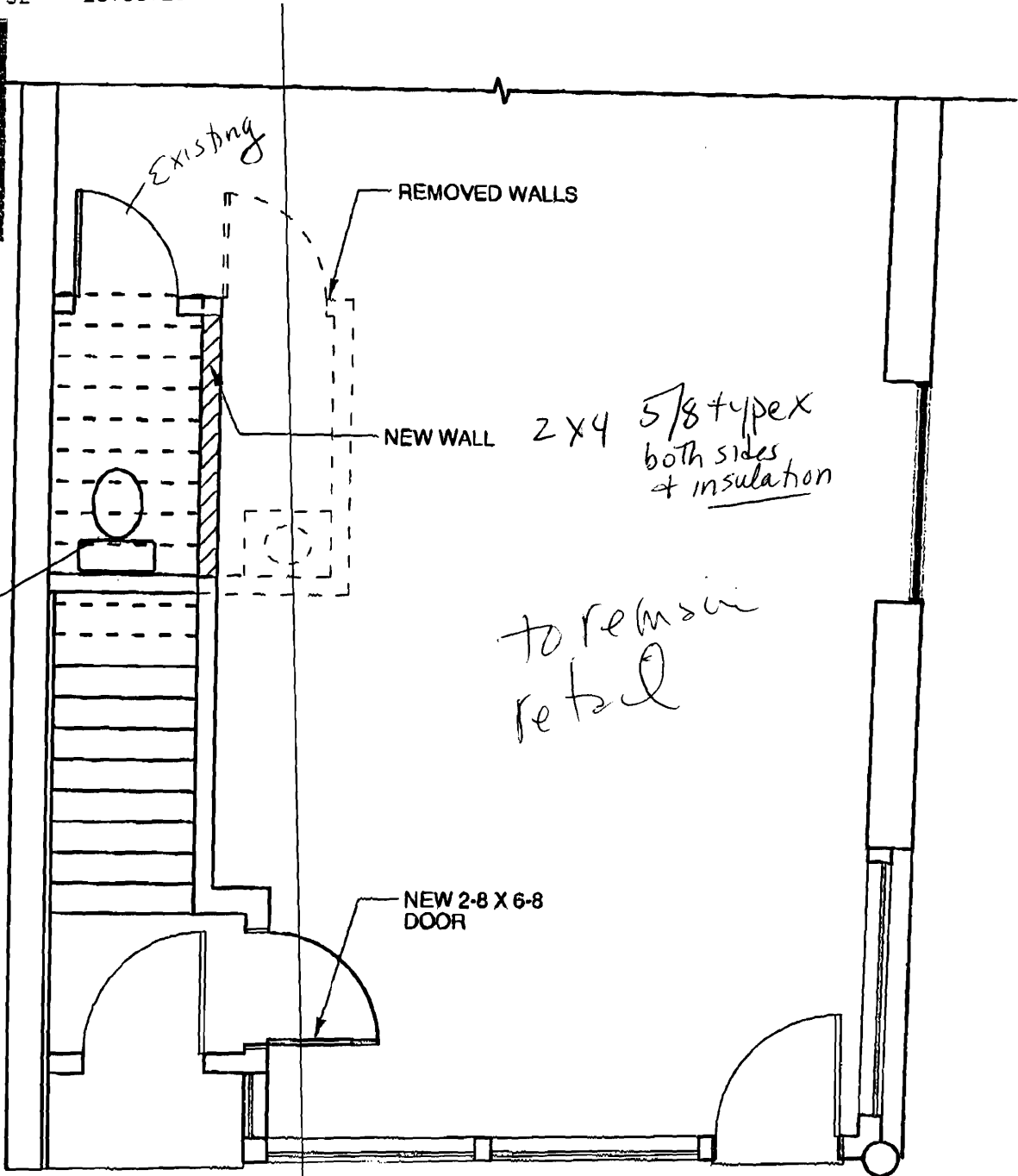
**TOTAL EACH FEE**

OUTLETS	Receptacles	Switches	Smoke Detector	TOTAL EACH FEE
		<u>12</u>		.20
FIXTURES	<u>3.5</u> Incandescent	Fluorescent	Strips	.20
SERVICES	Overhead	Underground	TTL AMPS <800	15.00
	Overhead	Underground	>800	25.00
Temporary Service	Overhead	Underground	TTL AMPS	25.00
				25.00
METERS	(number of)			1.00
MOTORS	(number of)			2.00
RESID/COM	Electric units			1.00
HEATING	oil/gas units	Interior	Exterior	5.00
		APPLIANCES	Ranges	Cook Tops
	Insta-Hot	Water heaters	Fans	2.00
	Dryers	Disposals	Dishwasher	2.00
	Compactors	Spa	Washing Machine	2.00
	Others (denote)			2.00
MISC. (number of)	Air Cond/win			3.00
	Air Cond/cent		Pools	10.00
	HVAC	EMS	Thermostat	5.00
	Signs			10.00
	Alarms/res			5.00
	Alarms/com			15.00
	Heavy Duty(CRKT)			2.00
	Circus/Carnv			25.00
	Alterations			5.00
	Fire Repairs			15.00
	E Lights			1.00
	E Generators			20.00
PANELS	Service	Remote	Main	4.00
TRANSFORMER	0-25 Kva			5.00
	25-200 Kva			8.00
	Over 200 Kva			10.00
			TOTAL AMOUNT DUE	
	<b>MINIMUM FEE/COMMERCIAL 55.00</b>		<b>MINIMUM FEE</b>	<b>45.00</b>

DEPT. OF BUILDING INSPECTION  
 CITY OF PORTLAND, ME  
 MAY 29 2007  
 RECEIVED

CONTRACTORS NAME R.W. Grogan's ELECTRIC MASTER LIC. # MS40088859  
 ADDRESS 23 KATH WAY North Yarmouth LIMITED LIC. # \_\_\_\_\_  
 TELEPHONE 829-4633 838-8628

SIGNATURE OF CONTRACTOR Russell W. Grogan 1/1800



*Existing*

*Existing*

REMOVED WALLS

NEW WALL

2x4 5/8 typex  
both sides  
+ insulation

*to remain  
retail*

NEW 2-8 X 6-8  
DOOR

*actually  
on 2nd floor*

FIRST FLOOR

# PETER THOMPSON LAW OFFICES

92 Exchange Street  
Portland Maine  
5/21/07 1/4" = 1' - 0"

*5/24/07 Spoke with  
contractor - 1st floor to  
remain retail -*



06/06/07 Core - in survey } MS