

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

SOLETSKY LIMITED LIABILITY CO

Located at

424 FORE ST (Suite 2A)

PERMIT ID: 2017-01886

ISSUE DATE: 03/02/2018

CBL: 032 N012001

has permission to **Change of use from office to retail space. No construction.**

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 before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.
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/s/ Jason Grant

Fire Official

/s/ Glenn Harmon

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

Suite 2A - retail

Building Inspections

Use Group: M **Type:** IVB
Mercantile, mixed separated (Yarn Shop)
Business and Assembly
Partial sprinkler, alarm
Heavy Timber construction
2nd floor partial
2009 IEBC/MUBEC

Fire Department

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703
or email: buildinginspections@portlandmaine.gov

**Check the Status of Permit or Schedule an Inspection 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 Division for the inspections listed below. Appointments must be requested 48 to 72 hours in advance. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that are attached to this permit.**
- **Permits expire in 6 months if the project is not started or ceases for 6 months.**
- **If the inspection requirements below are not followed, then 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 will be kept at the site of work and open to inspection by building officials.**

REQUIRED INSPECTIONS:

Final - Commercial

Final - Electric

The project cannot move to the next phase prior to the required inspection and approval to continue.

If the permit requires a certificate of occupancy, it must be paid and issued to the owner or designee before the space may be occupied.

City of Portland, Maine - Building or Use Permit		Permit No: 2017-01886	Date Applied For: 12/01/2017	CBL: 032 N012001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: 2nd floor - Suite 2A - Retail yarn shop		Proposed Project Description: Change of use from office to retail space. No construction.		
Dept: Historic		Status: Approved w/Conditions	Reviewer: Robert Wiener	Approval Date: 12/19/2017
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) No exterior alterations whatsoever are approved with this permit.				
Dept: Zoning		Status: Approved w/Conditions	Reviewer: Ann Machado	Approval Date: 12/14/2017
Note: B-3 & Historic all interior work retail allowed under section 14-217 no parking required for change of use under section 14-332.1 Pending sign permit 2017-01886		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) 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: Glenn Harmon	Approval Date: 03/01/2018
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) A State Fire Marshal permit is required for this project. An electronic copy of this permit and any changes to the City's approved plans shall be submitted to the Inspections Office as soon as it is issued.				
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) Interior finishes shall be classified in accordance with ASTM E 84 for flame spread and smoke-developed indexes as specified per occupancy group in IBC 2009 Chapter 8.				
4) Penetrations in or through fire resistance rated assemblies shall be protected by an approved penetration firestop system installed as tested in accordance with ASTM E814 or UL 1479. Design specification cut sheets shall be submitted in electronic format for review and approval for each penetrating item prior to these inspections.				
5) This permit is approved under IBC Sec. 3404.1, Existing Structures, which allows the alteration or replacement of existing stairs to not meet new construction dimensions when the space is restricted. Dimensions of guardrails and handrails, stair rise/run profile and continuity shall comply with new codes to the fullest extent possible.				
6) The continuity of the fire resistance rated wall or floor/ceiling assembly shall be installed and maintained as described in IBC Ch. 7.				
7) 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: 12/05/2017
Note:		Ok to Issue: <input type="checkbox"/>		
Conditions:				
1) This approval is non-applicable to Engineering DPW 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 Works for any other reason than FOG, please contact 874-8801.				

PERMIT ID: 2017-01886

Located at: 424 FORE ST (Suite 2A)

CBL: 032 N012001

Dept: Fire

Status: Approved w/Conditions

Reviewer: Jason Grant

Approval Date: 03/01/2018

Note: **Ok to Issue:**

Conditions:

- 1) Fire extinguishers are required per NFPA 1 (2009 Edition) Table 13.6.2. The quantity, size, type and location shall be in accordance with NFPA 1, 13.6.8.
- 2) All construction shall comply with City Code, Chapter 10.
All construction shall comply with 2009 NFPA 101 Life Safety Code, Chapter # 43 and other applicable chapters
All construction shall comply with 2009 NFPA 1, Fire Code.
This review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code. NFPA 1 (section 1.14.4).
All means of egress to remain accessible at all times.
If applicable, all outstanding code violations shall be corrected prior to final inspection.