

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

FOUR CITY CENTER PROPERTIES LLC

Located at

4 CITY CTR (1st floor)

PERMIT ID: 2014-02220

ISSUE DATE: 10/27/2014

CBL: 032 P003001

has permission to **demolition existing storefront and construct new storefront - enlarging space by moving storefront closer to sidewalk**

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 cloed-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.
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/s/ David Petruccelli

/s/ Tammy Munson

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

1st floor - retail (art gallery) & offices
3rd & 4th floors - one dwelling unit

Building Inspections

Use Group: B **Type:** 3B
Office
ENTIRE
MUBEC 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 - Commercial
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.

City of Portland, Maine - Building or Use Permit		Permit No: 2014-02220	Date Applied For: 09/23/2014	CBL: 032 P003001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Retail - Art Gallery (1st floor - front)		Proposed Project Description: demolition existing storefront and construct new storefront - enlarging space by moving storefront closer to sidewalk		
Dept: Historic	Status: Approved	Reviewer: Deborah Andrews	Approval Date: 10/22/2014	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
Dept: Zoning	Status: Approved w/Conditions	Reviewer: Ann Machado	Approval Date: 10/02/2014	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
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.				
3) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.				
Dept: Building	Status: Approved w/Conditions	Reviewer: Tammy Munson	Approval Date: 10/27/2014	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
1) 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.				
2) 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.				
Dept: Fire	Status: Approved w/Conditions	Reviewer: David Petrucci	Approval Date: 10/03/2014	Ok to Issue: <input checked="" type="checkbox"/>
Note:				
Conditions:				
1) Fire extinguishers are required per NFPA 1.				
2) Construction or installation shall comply with City Code Chapter 10.				
3) Street addresses shall be marked on the structure and shall be as approved by the City E-911 Addressing Officer.				
4) 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. This review does not include approval of fire alarm system design or installation.				
5) A separate Suppression System Permit is required for all new suppression systems, including standpipe systems, and sprinkler work effecting more than 20 heads. This review does not include approval of system design or installation.				
6) All means of egress to remain accessible at all times.				
7) 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.				
8) Any cutting and welding done will require a Hot Work Permit from Fire Department.				
9) Fire walls, fire barriers, fire partitions, smoke barriers and smoke partitions or any other wall required to have protected openings or penetrations shall be effectively and permanently identified with signs or stenciling in accessible concealed floor, floor-ceiling or attic spaces at intervals not exceeding 30 feet with lettering not less than 0.5 inches in height.				

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