

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK
CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

BUILDING INSPECTION

PERMIT

Permit Number: 070048

This is to certify that MINA BUILDING LLC / Sherg Consultinghas permission to Addition of interior elevator new interior stairs exterior stairsAT 10 CITY CTR 032 P01700

provided that the person or persons firm or person 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 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.

ification of inspection must be
 given and when permission proceed
 before this building or part thereof is
 closed or services closed-in
 YOUR NOTICE REQUIRED.

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

OTHER REQUIRED APPROVALS

Fire Dept. Greg Cross

Health Dept. _____

Appeal Board _____

Other _____

Department Name

Janine Bonke 3/28/07
 Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

PERMIT ISSUED

MAR 29 2007

Portland, Maine - Building or Use Permit Application
 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 07-0048	Issue Date:	CBL: 032 P017001
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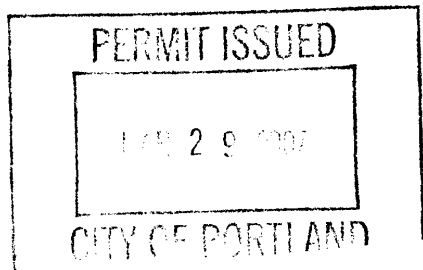
Location of Construction: 10 CITY CTR	Owner Name: MINA BUILDING LLC	Owner Address: 9 BAYVIEW TER	Phone:
Business Name:	Contractor Name: Shinberg Consulting	Contractor Address: 477 Congress St. 5th floor Portland	Phone: 2076537510
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	Zone: B3

Past Use: Commercial	Proposed Use: Commercial - Addition of interior elevator, new interior stairs, new exterior stairs	Permit Fee: \$4,700.00	Cost of Work: \$468,000.00	CEO District: 1
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: 3B IBX-2003	

Proposed Project Description: Addition of interior elevator, new interior stairs, new exterior stairs	Signature: <i>Locey Cross</i>	Signature: <i>JMB 3/28/07</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		
Signature: _____ Date: _____		

Permit Taken By: Idobson	Date Applied For: 01/12/2007	Zoning Approval
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1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. 2. Building permits do not include plumbing, septic or electrical work. 3. 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 <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> 01 w/condition Date: 2/26/07 <i>ABM</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied <i>ABM</i> Date: _____
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BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.

- Footing/Building Location Inspection: Prior to pouring concrete
- Re-Bar Schedule Inspection: Prior to pouring concrete
- Foundation Inspection: Prior to placing ANY backfill
- Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects **DO** require a final inspection

If any of the inspections do not occur, the project cannot go on to the next phase, **REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.**

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

Signature of Applicant/Designee

Date

Signature of Inspections Official

Date

CBL:

32 P 17

Building Permit #:

07 0048

City of Portland, Maine - Building or Use Permit

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

Permit No: 07-0048	Date Applied For: 01/12/2007	CBL: 032 P017001
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Location of Construction: 10 CITY CTR	Owner Name: MINA BUILDING LLC	Owner Address: 9 BAYVIEW TER	Phone:
Business Name:	Contractor Name: Shinberg Consulting	Contractor Address: 477 Congress St. 5th floor Portland	Phone: (207) 653-7510
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	

Proposed Use: Commercial - Addition of interior elevator, new interior stairs, new exterior stairs	Proposed Project Description: Addition of interior elevator, new interior stairs, new exterior stairs
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Dept: Zoning **Status:** Approved with Conditions **Reviewer:** Ann Machado **Approval Date:** 02/26/2007

Note: **Ok to Issue:**

- 1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved with Conditions **Reviewer:** Jeanine Bourke **Approval Date:** 03/22/2007

Note: **Ok to Issue:**

- 1) received granted site exemption as of 3/29/07. /gg
- 2) All penetrations through rated assemblies must be protected by an approved firestop system installed as tested in accordance with ASTM 814 or UL 1479, per IBC 2003 Section 712.
- 3) An updated copy of the special inspection report including the approved agencies shall be submitted
- 4) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.

Dept: Fire **Status:** Approved **Reviewer:** Cptn Greg Cass **Approval Date:** 03/15/2007

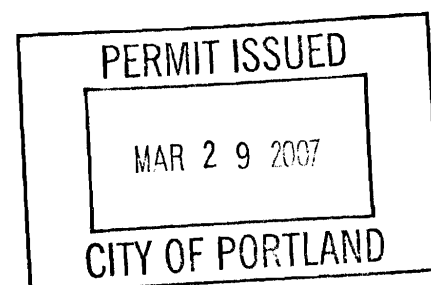
Note: **Ok to Issue:**

Comments:

1/16/2007-amachado: Left message for Greg Shinberg. Needed site plan that shows the where the building and the addition is located on the lot. Need to know the square footage of the footprint of the addition.

2/23/2007-amachado: Received site plan and square footage of addition.

2/26/2007-amachado: Needs site plan exemption. Don't sign off until site plan exemption approved.





General Building Permit Application

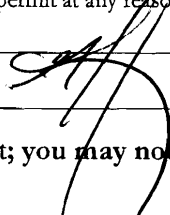
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>10 #12 CITY CENTER</u>		
Total Square Footage of Proposed Structure <u>N/A</u>		Square Footage of Lot <u>4,838</u>
Tax Assessor's Chart, Block & Lot Chart# <u>32</u> Block# <u>P</u> Lot# <u>017</u>	Owner: <u>MINA BUILDING LLC</u> <u>10 CITY CENTER</u> <u>PORTLAND ME 04101</u>	Telephone: <u>772 5897</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>GREG SHANBERG</u> <u>SHANBERG CONSULTING LLC</u> <u>477 CONGRESS ST SUITE 500</u> <u>PORTLAND ME 04101</u> <u>207 523 3410</u>	Cost Of Work: \$ <u>468,000</u> Fee: \$ _____ C of O Fee: \$ _____
Current Specific use: <u>OFFICE BUILDING</u>	If vacant, what was the previous use? _____	
Proposed Specific use: <u>SAME</u>	Project description: <u>ADDITION OF INTERIOR ELEVATOR, NEW INTERIOR STAIRCASE, NEW EXTERIOR STAIRCASE</u>	
Contractor's name, address & telephone: <u>TO BE DETERMINED</u>		
Who should we contact when the permit is ready: <u>GREG SHANBERG</u>	Mailing address: _____ Phone: <u>603 7510</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 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 of applicant: 

Date: 1/11/07

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



Certificate of Design Application

From Designer: BECKER STRUCTURAL ENGINEERS, INC.
 Date: JANUARY 11, 2007
 Job Name: MINA BUILDING
 Address of Construction: 10 + 12 CITY CENTER, PORTLAND

2003 International Building Code

Construction project was designed to the building code criteria listed below:

Building Code & Year IBC 2003 Use Group Classification (s) BUSINESS

Type of Construction III B

Will the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2003 IRC YES

Is the Structure mixed use? NO If yes, separated or non separated or non separated (section 302.3) _____

Supervisory alarm System? YES Geotechnical/Soils report required? (See Section 1802.2) NO

Structural Design Calculations

COMPLETED Submitted for all structural members (106.1 - 106.11)

Design Loads on Construction Documents (1603)

Uniformly distributed floor live loads (7603.1.1, 1807)

Floor Area Use	Loads Shown
<u>OFFICE</u>	<u>50 PSF</u>
_____	_____
_____	_____
_____	_____

Wind loads (1603.1.4, 1609)

ANALYTICAL Design option utilized (1609.1.1, 1609.6)

100 Basic wind speed (1809.3)
1.0 Building category and wind importance Factor, I_w
 table 1604.5, 1609.5)
B Wind exposure category (1609.4)
0** Internal pressure coefficient (ASCE 7)

PER ASCE 7-02 Component and cladding pressures (1609.1.1, 1609.6.2.2)

20 PSF Main force wind pressures (7603.1.1, 1609.6.2.1)

Earth design data (1603.1.5, 1614-1623)

ELFP Design option utilized (1614.1)

I Seismic use group ("Category")

0.372 Spectral response coefficients, SD_1 & SD_2 (1615.1)

Sa = 1.5B Site class (1615.1.5)

D

NO Live load reduction
20 PSF Roof live loads (1603.1.2, 1607.11)
 _____ Roof snow loads (1603.7.3, 1608)
60 Ground snow load, P_g (1608.2)
46 If $P_g > 10$ psf, flat-roof snow load P_f
1.0 If $P_g > 10$ psf, snow exposure factor, C_e
1.0 If $P_g > 10$ psf, snow load importance factor, I_s
1.2* Roof thermal factor, C_t (1608.4)
N/A Sloped roof snowload, P_s (1608.4)
N/A# Seismic design category (1616.3)
N/A Basic seismic force resisting system (1617.6.2)
N/A Response modification coefficient, R_p and
 deflection amplification factor, C_d (1617.6.2)
N/A Analysis procedure (1616.6, 1617.5)
N/A Design base shear (1617.4, 1617.5.1)

Flood loads (1803.1.6, 1612)

N/A Flood Hazard area (1612.3)

N/A Elevation of structure

Other loads

- Concentrated loads (1607.4)

10*** Partition loads (1607.5)

- Misc. loads (Table 1607.8, 1607.6.1, 1607.7, 1607.12, 1607.13, 1610, 1611, 2404)

* USE FOR UNHEATED PORTION OF EXIST. ATTIC

EXISTING LATERAL SYSTEM IN PLACE.

** USE FOR EXTERIOR STAIRS

Building Inspections Division • 385 Congress Street • Portland, Maine 04101 • (207) 874-8703 • FACSIMILE (207) 874-8716 • TTY (207) 874-8936

*** THIS IS THE ALLOWABLE PARTITION LOAD THE FLOOR CAN HANDLE.

THE CONSTRUCTION DOCUMENTS CALL FOR THE ALLOWABLE LOAD TO BE POSTED.



Certificate of Design

Date: JANUARY 12, 2007

From: PDT ARCHITECTS

These plans and / or specifications covering construction work on:

MINA BUILDING, 10 & 12 CITY CENTER

Have been designed and drawn up^{*} by the undersigned, a Maine registered Architect / Engineer according to the *2003 International Building Code* and local amendments.

*** TO THE BEST OF OUR KNOWLEDGE**

Signature: Ann Fontaine-Fisher

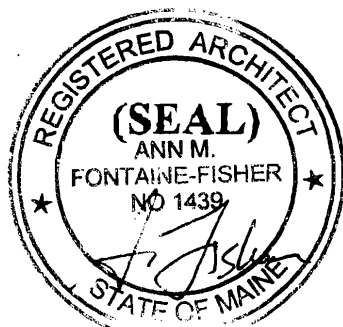
Title: PRINCIPAL

Firm: PDT ARCHITECTS

Address: 49 DARTMOUTH ST.

PORTLAND, MAINE

Phone: 207-775-1059



For more information or to download this form and other permit applications visit the Inspection Division on our website at www.portlandmaine.gov



Accessibility Building Code Certificate

Designer: ANN FONTAINE-FISHER

Address of Project: 10 & 12 CITY CENTER

Nature of Project: RENOVATION TO INCLUDE INTERIOR
EGRESS STAIR, ELEVATOR, AND
EXTERIOR EGRESS STAIR

The technical submissions covering the proposed construction work as described above have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act. Residential Buildings with 4 units or more must conform to the Federal Fair Housing Accessibility Standards. Please provide proof of compliance if applicable.

*** TO THE BEST OF OUR KNOWLEDGE**



Signature: Ann Fontaine-Fisher

Title: PRINCIPAL

Firm: PDT ARCHITECTS

Address: 49 DARTMOUTH ST.
PORTLAND, MAINE

Phone: 207-775-1059

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov

From: "Ann Fisher" <fisher@pdtarchs.com>
To: <amachado@portlandmaine.gov>
Date: 2/23/2007 9:39:20 AM
Subject: Mina Building Application

Ann,

I spoke to Marge yesterday about the status of the application for the Mina Building. She indicated that you were looking for more information regarding the site, which I dropped off this morning. Could you please attach my card to the application in case any other questions come up from others involved with the review process? Until yesterday, I was under the impression that the site information was delivered to the city a month ago by the project manager. I'd like to keep the process moving forward. Thanks for your help.

Ann

Ann Fontaine-Fisher, AIA, LEED AP

Principal

PDT Architects
49 Dartmouth Street
Portland, Maine
207 775-1059 x 331
fax 207 775-2694
www.pdtarchs.com



FAX

MEMO

NOTES

TELCON

TRANSMITTAL

DATE: February 22, 2007
City of Portland
Attn: Marge Schmuckal, Zoning Administrator
TO/COMPANY: Zoning Department
389 Congress Street
Portland, Maine 04101
PROJECT: *Mina Building - #06-026 10 & 12 City Ctr.*
FROM: Ann Fontaine-Fisher
PAGES:
RE: Application for Building Permit, Request for Additional Information

Enclosed please find one copy:

- SKA-18, Site Sketch showing the footprint of the proposed outside stair.
- Boundary Survey of Site.

Please contact me with any further questions.

