

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



This is to certify that

TRANSMARINE C/O STEPHEN K MCDUFFIE

Located at

7 DANA ST

PERMIT ID: 2016-00345

ISSUE DATE: 07/15/2016

CBL: 032 U005001

has permission to **Renovate ground floor patio and add new 2nd floor deck (24' x 26' footprint) accessed by the 2nd floor of the restaurant and directly to grade by stairs and a landing**

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 procured prior to occupancy.

/s/ Craig Messinger

/s/ Jeanie Bourke

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**

#7 - restaurant (2 floors)

**Building Inspections**

Use Group: A-2      Type: 5B  
Assembly - Restaurant  
Occupant Load - Interior existing = 177, Exterior = 103  
NFPA 13 Sprinkler System  
Exterior-2 levels  
MUBEC/IBC 2009

**Fire Department**

Classification:  
Assembly  
ENTIRE

BUILDING PERMIT INSPECTION PROCEDURES  
Please call 874-8703 (ONLY)  
or email: [buildinginspections@portlandmaine.gov](mailto: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:**

Setbacks and Footings Prior to Pouring  
Foundation/Rebar  
Framing Only  
Electrical - Commercial  
Final - Commercial  
Final - Fire  
Final - Electric  
Grease Trap

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.

<b>City of Portland, Maine - Building or Use Permit</b>		<b>Permit No:</b> 2016-00345	<b>Date Applied For:</b> 02/17/2016	<b>CBL:</b> 032 U005001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
<b>Proposed Use:</b> Restaurant & Bar - "Amigos"		<b>Proposed Project Description:</b> Renovate ground floor patio and add new 2nd floor deck (24' x 26' footprint) accessed by the 2nd floor of the restaurant and directly to grade by stairs and a landing		
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<b>Dept:</b> Historic	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Robert Wiener	<b>Approval Date:</b> 03/17/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
<ol style="list-style-type: none"> <li>1) Signage must be reviewed and approved under a separate permit application.</li> <li>2) Construction is to conform with all conditions and specifications attached to Historic Preservation Board approval dated 1/13/16.</li> <li>3) Location and fixture selection for exterior wall lighting are to be reviewed and approved by HP staff, prior to purchase and installation.</li> </ol>				
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<b>Dept:</b> Zoning	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 04/13/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b> B-3 Zone & Historic Overlay				
<ul style="list-style-type: none"> <li>- no setbacks &amp; 100% impervious surface allowed</li> <li>- exempt for 35' minimum ht requirement</li> </ul> <p>4/13/16 - Barbara Barhydt emailed that an administrative authorization is not required "Since they are not increasing the foot print and it is over the existing deck (covered patio), I will say handle it with a building permit".</p>				
<b>Conditions:</b>				
<ol style="list-style-type: none"> <li>1) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.</li> <li>2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.</li> </ol>				
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<b>Dept:</b> Building Inspecti	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jeanie Bourke	<b>Approval Date:</b> 07/12/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
<ol style="list-style-type: none"> <li>1) 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.</li> <li>2) 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.</li> </ol>				
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<b>Dept:</b> Engineering DPS	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Rachel Smith	<b>Approval Date:</b> 07/15/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
<ol style="list-style-type: none"> <li>1) Applicant will maintain grease control equipment on a regular, once a month, to retain efficiency of unit.</li> <li>2) Applicant will keep record of grease control equipment maintenance, on site for a minimum of three years.</li> </ol>				
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<b>Dept:</b> Fire	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Craig Messinger	<b>Approval Date:</b> 03/28/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
<ol style="list-style-type: none"> <li>1) All construction shall comply with City Code Chapter 10.</li> <li>2) Shall comply with NFPA 101, Chapter 13, Existing Assemebly Occupancies.</li> <li>3) All means of egress to remain accessible at all times.</li> </ol>				

**PERMIT ID:** 2016-00345

**Located at:** 7 DANA ST

**CBL:** 032 U005001

4) Shall meet the requirements of 2009 NFPA 1 Fire Code.

**Dept:** DRC

**Status:** Not Applicable

**Reviewer:** Jeanie Bourke

**Approval Date:** 02/23/2016

**Note:**

**Ok to Issue:**

**Conditions:**