

**City of Portland, Maine – Building or Use Permit Application** 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: 215 Commercial St		Owner: Granite Face Limited Partnership		Phone:		Permit No: 970357	
Owner Address:		Lessee/Buyer's Name:		Phone:		Business Name:	
Contractor Name: Granite Face Limited Partnership		Address: P.O. Box 7626 DTS Portland, ME 04112		Phone: 773-8422/Scott		Permit Issued: APR 29 1997	
Past Use: Misc Use		Proposed Use: Same		COST OF WORK: \$ 300,000.00		PERMIT FEE: \$ 1,520.00	
Proposed Project Description: Interior & Exterior Renovations as per plans Const Front & Rear Additions as per plans				FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: B Type: 3A DOC 96 Signature: [Signature]	
				Signature: [Signature]		Signature: [Signature]	
Permit Taken By: Mary Green				Date Applied For: 16 April 1997			

**PERMIT ISSUED**  
APR 29 1997  
CITY OF PORTLAND

Zone: CBL: 032-Y-004  
Zoning Approval:  
Special Signs or Reviews:  
 Shoreland  
 Wetland  
 Flood Zone  
 Subdivision  
 Site Plan maj  minor  mm

**Zoning Appeal**  
 Variance  
 Miscellaneous  
 Conditional Use  
 Interpretation  
 Approved  
 Denied

**Historic Preservation**  
 Not in District or Landmark  
 Does Not Require Review  
 Requires Review

Action:  
 Approved  
 Approved with Conditions  
 Denied  
Date: \_\_\_\_\_

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..

**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 provisions of the code(s) applicable to such permit

SIGNATURE OF APPLICANT: Scott Lindsay ADDRESS: DATE: 16 April 1997 PHONE: [Blank]

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE: PHONE: [Blank]

**PERMIT ISSUED WITH REQUIREMENTS**

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CEO DISTRICT 2

REVIEWED FOR  
BARRIER FREE  
COMPLIANCE

**STATE OF MAINE**  
DEPARTMENT OF PUBLIC SAFETY  
OFFICE OF STATE FIRE MARSHAL  
AUGUSTA  
**CONSTRUCTION PERMIT**



Permit N<sup>o</sup> 8447

PERMISSION IS HEREBY GIVEN TO:

Location of project:

PROJECT TITLE:

Granite Face Limited Partnership

The Granite Block

92 Exchange Street

211-215 Commercial St.

OCCUPANCY CLASSIFICATION:

Portland, ME 04101

Portland, ME

Business

*To construct or alter the afore referenced building according to the plans hitherto filed with the Commissioner and now approved. No departure from such plans shall be made without prior approval in writing.*

*This permit will expire at midnight on September 27, 19 97.*

*This permit is issued under the provisions of Title 25, Chapter 317, Section 2448*

*Nothing herein shall excuse the holder of this permit for the failure to comply with local ordinances, zoning laws, or other pertinent legal restrictions.*

*Dated the 28th day of March A.D. 19 97*

FEE \$ 200/200

SPRINKLED

  
Commissioner - Public Safety

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SPRINKLED

  
Commissioner - Public Safety



BUILDING PERMIT REPORT

DATE: 24/APRIL/97 ADDRESS: 215 Commerical ST.

REASON FOR PERMIT: To make int/ext renovations/Additions Front's Rear

BUILDING OWNER: Granite Face Limited Partnership.

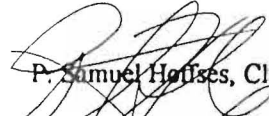
CONTRACTOR: Granite Face Limited

PERMIT APPLICANT: Scott Lindsay APPROVAL: 1, 2, 7, 8, 9, 10, 12, 13, 14, 17, 18 DENIED 19, 20, 24, 25, 26, 27.

CONDITION(S) OF APPROVAL

- 1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained.
3. Precaution must be taken to protect concrete from freezing.
4. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed.
5. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating.
6. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code.
7. Guardrail & Handrails A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level.
8. Headroom in habitable space is a minimum of 7'6".
9. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 3/4" maximum rise. All other Use group minimum 11" tread, 7" maximum rise.
10. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
11. Every sleeping room below the fourth story in buildings of use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue.
12. Each apartment shall have access to two (2) separate, remote and approved means of egress.
13. All vertical openings shall be enclosed with construction having a fire rating of at least one (2) hour, including fire doors with self closer's.
14. The boiler shall be protected by enclosing with (1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment.
15. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 19, 920.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19.
- In the immediate vicinity of bedrooms
- In all bedrooms
- In each story within a dwelling unit, including basements
In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted. (Interconnection is required)

- 16. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type.
- X 17. The Fire Alarm System shall be maintained to NFPA #72 Standard.
- X 18. The Sprinkler System shall maintained to NFPA #13 Standard.
- X 19. All exit signs, lights, and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023. & 1024. Of the City's building code. (The BOCA National Building Code/1996)
- X 20. All construction and demolition debris must be disposed at the City's authorized reclamation site. The fee rate is attached. Proof of such disposal must be furnished to the office of Inspection Services before final Certificate of Occupancy is issued or demolition permit is granted.
- 21. Section 25-135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
- 22. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.
- 23. This permit does not excuse the applicant from obtaining any license which may be needed from the City Clerk's office.
- X 24. Ventilation shall meet the requirements of Chapter 12 Sections 1210. of the City's Building Code.
- X 25. All electrical and plumbing permits must be obtained by a Master Licensed holders of their trade.
- X 26. As Tenants TAKE spaces permits must be obtained-
- X 27. New openings must have structural design, (header size etc) details
- 28.

  
P. Samuel Hoffses, Chief of Code Enforcement  
cc: Lt. McDougall, PFD  
Marge Schmuckal