

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

FORTY NINE LLC

Located at

102 PORTLAND ST (front -street level)

PERMIT ID: 2017-01428

ISSUE DATE: 11/02/2017

CBL: 036 H001001

has permission to **Front - Street level - Change of use from vacant to retail. Painting walls, installing carpet, and hanging slat walls.**

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 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.

/s/ Jason Grant

/s/ Brian Stephens

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

#102 Portland St. - front, lower level - retail

Building Inspections

Use Group: M

Type: 5B

Mercantile (Retail)

Occupant Load = 29

First Floor

MUBEC/IBC-2009

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:

Above Ceiling Inspection
Certificate of Occupancy/Final Inspection
Electrical Close-in w/Fire & Draftstopping
Final - Electric
Final - Fire

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.

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|---|--------------------------------------|--|--|----------------------------|
| City of Portland, Maine - Building or Use Permit | | Permit No: 2017-01428 | Date Applied For: 09/11/2017 | CBL: 036 H001001 |
| 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716 | | | | |
| Proposed Use: Retail | | Proposed Project Description: Front - Street level - Change of use from vacant to retail. Painting walls, installing carpet, and hanging slat walls. | | |
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| Dept: Zoning | Status: Approved w/Conditions | Reviewer: Ann Machado | Approval Date: 09/18/2017 | |
| Note: B-2b retail - permitted use- 14-182 14-332.(h) parking - retail space <2,000 sf - no off-street parking required. - sign permit -2017-01182 | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | | | |
| 1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. | | | | |
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| Dept: Building Inspecti | Status: Approved w/Conditions | Reviewer: Brian Stephens | Approval Date: 10/17/2017 | |
| Note: | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | | | |
| 1) Separate Permits shall be required for any new signage. | | | | |
| 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) All existing fire separation partitions, barriers and horizontal assemblies at adjacent occupancies or dwelling units shall be maintain for rating and continuity. Additional materials may need to be added for compliance. | | | | |
| 4) This is a Change of Use ONLY permit. It does NOT authorize any construction activities. | | | | |
| 5) 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. | | | | |
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| Dept: Engineering DPS | Status: Not Applicable | Reviewer: Rachel Smith | Approval Date: 09/13/2017 | |
| Note: | | Ok to Issue: <input checked="" 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 207-874-8801. | | | | |
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| Dept: Fire | Status: Approved w/Conditions | Reviewer: Jason Grant | Approval Date: 11/02/2017 | |
| Note: | | Ok to Issue: <input checked="" type="checkbox"/> | | |
| Conditions: | | | | |
| 1) 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. | | | | |