

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT

This is to certify that ROBERT LARKIN – BUBBA'S

Located At 92 PORTLAND ST

Job ID: 2012-04-3660-CH OF USE

CBL: 036- I-001-001

has permission to Change the Use of the 30'x10' storage room to a seating area/extension of existing function room 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

\_\_\_\_\_  
Fire Prevention Officer

 5/10/12  
Code Enforcement Officer / Plan Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY  
PENALTY FOR REMOVING THIS CARD



# City of Portland, Maine - Building or Use Permit Application

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

Job No: 2012-04-3660-CH OF USE	Date Applied: 4/2/2012	CBL: 036-1-001-001	
Location of Construction: 92 (84) PORTLAND ST	Owner Name: ROBERT LARKIN (contact Theodore Larkin)	Owner Address: 2 COTTAGE RD SOUTH PORTLAND, ME 04106	Phone: 207-239-4647
Business Name:	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - Building	Zone: B-2b
Past Use: Bubba's Sulky Lounge	Proposed Use: Same - Bubba's Sulky Lounge - change 30' x 10' storage area (#2010-12-94) to seating area that is part of lounge	Cost of Work: 1000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved w/ conditions <input type="checkbox"/> Denied <input type="checkbox"/> N/A Signature: <i>[Signature]</i> (SB)	Inspection: Use Group: A-2 Type: SB IB 2009 Signature: <i>[Signature]</i> 5/10/12
Proposed Project Description: change of use from storage to seating area connected to the lounge		Pedestrian Activities District (P.A.D.)	
Permit Taken By:		Zoning Approval	

OCCUPANT LOAD  
INTERIOR FINISH - N/B/C  
E-light not by broken  
SPINKER heads into room  
Gave Theodore message  
ON 4/10/12

Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in Dist or Landmark
<input type="checkbox"/> Wetlands	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
<input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: OK w/ conditions 4/4/12 ARN	Date:	Date: APRN

## CERTIFICATION

I hereby certify that the proposed work is authorized by the owner of record and that I have been authorized by the City of Portland, Maine, to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT ADDRESS DATE PHONE

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE DATE PHONE



## BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

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.**

### Certificate of Occupancy/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.





# PORTLAND MAINE

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Acting Director of Planning and Urban Development  
Gregory Mitchell

Job ID: 2012-04-3660-CH OF USE

Located At: 92 PORTLAND ST

CBL: 036- 1-001-001

## **Conditions of Approval:**

### **Zoning**

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. This permit is being issued to change the use of the 10' x 30' "storage area" that was built in 2011(2010-12-94) to a seating area connected to the lounge.

### **Fire**

1. This permit is for change of use only; any construction shall require additional permits. The occupancy shall comply with City Code Chapter 10 upon inspection.
2. Application requires State Fire Marshal approval.
3. The occupant load exceeds 300. Dance with live entertainment is provided. City and State dance licenses are required. Occupant load shall be posted for each assembly space as provided by the State Fire Marshal's Office.
4. All new and existing interior finish shall be Class A, B or C for sprinklered buildings. Documentation is required.
5. New floor finishes shall be not less than Class II. Documentation is required.
6. A master box fire alarm system is required. Occupant notification shall be by voice evacuation. Room lighting shall automatically return to normal and circuits providing power for sound equipment provided with shunt trip upon fire alarm activation.
7. A separate Fire Alarm Permit is required. This review does not include approval of fire alarm system design or installation.
8. The fire alarm system shall comply with the City of Portland Standard for Signaling Systems for the Protection of Life and Property. All fire alarm installation and servicing companies shall have a Certificate of Fitness from the Fire Department.
9. Fire Alarm system shall be maintained. If system is to be off line over 4 hours a fire watch shall be in place. Dispatch notification required 874-8576.
10. The sprinkler system shall be installed in accordance with NFPA 13. A compliance letter is required.
11. A separate Suppression System Permit is required for all new suppression systems or sprinkler work effecting more than 20 heads. This review does not include approval of sprinkler system design or installation.
12. Sprinkler supervision shall be provided in accordance with NFPA 101, *Life Safety Code*, and NFPA 72, *National Fire Alarm and Signaling Code*.
13. Sprinkler protection shall be maintained. Where the system is to be shut down for maintenance or repair, the system shall be checked at the end of each day to insure the system has been placed back in service.







# 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>90-90 Portland / 33-43 Mechanic</u> <u>92 Portland St. (Corner up as per Portland)</u>			
Total Square Footage of Proposed Structure/Area <u>300 Sq. Ft.</u>		Square Footage of Lot	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>636</u> Block# <u>I 001</u> Lot#	Applicant *must be owner, Lessee or Buyer* Name <u>Robert LARKIN</u> Address <u>92 Portland St.</u> City, State & Zip <u>Portland ME 04101</u>		Telephone: <u>828-0549</u>
Lessee/DBA (If Applicable)  <b>RECEIVED</b>  <b>APR 02 2012</b>	Owner (if different from Applicant) Name <u>Robert LARKIN</u> Address <u>92 Portland St.</u> City, State & Zip <u>Portland ME 04101</u>	Cost Of Work: \$ <u>800.00</u> C of O Fee: \$ <u>75.00</u> Total Fee: \$ _____	
Dept. of Building Inspections City of Portland Maine Current legal use (i.e. single family) <u>Storage</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Storage area</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>30X16 ADDITION permit # 2010-12-94</u> <u>CHANGE From storage to PART FUNCTION AREA</u>			
Contractor's name: _____ Address: <u>92 Portland St.</u> City, State & Zip <u>Portland ME 04101</u> Telephone: <u>828-0549</u> Who should we contact when the permit is ready: <u>TIMOTHY LARKIN</u> Telephone: <u>235-4647</u> Mailing address: _____			

Please submit all of the information outlined on the applicable 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](http://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: Robert Larkin

Date: April 2 2012

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



To add 16 seats

Applicant: Robert Lortan

Date: 4/4/12

(92)  
Address: 84 Portland St.

C-B-L: 31-F-001

perm. # 2012-04-3612

### CHECK-LIST AGAINST ZONING ORDINANCE

Date - building built 1981 - 10x30 addition permitted January 21, 2011 (290-12-54)

Zone Location - B-2b

Interior or corner lot -

Proposed Use/Work - 10x30 addition (2010-12-94) was built for storage - converting space to seating area for barge.

Severage Disposal -

Lot Street Frontage -

Front Yard -

Rear Yard -

Side Yard -

Projections -

Width of Lot -

Height -

Lot Area -

Lot Coverage/ Impervious Surface -

Area per Family -

Off-street Parking -

existing footprint 6380 sq ft - add 3300 sq ft = 66800 sq ft ÷ 150 = 44.53 - 46 spaces required,

Loading Bays -

49 shown on site plan - (06)

Site Plan -

Shoreland Zoning/ Stream Protection -

Flood Plains -





# PORTLAND MAINE

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## Receipts Details:

**Tender Information:** Check , BusinessName: Robert Larkin, Check Number: 5530

**Tender Amount:** 105.00

## Receipt Header:

**Cashier Id:** gguertin

**Receipt Date:** 4/2/2012

**Receipt Number:** 42427

## Receipt Details:

Reference ID:	5906	Fee Type:	BP-C of O
Receipt Number:	0	Payment Date:	
Transaction Amount:	75.00	Charge Amount:	75.00
Job ID: Job ID: 2012-04-3660-CH OF USE - change of use from storage to seating area			
Additional Comments: 92 Portland			

Reference ID:	5907	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	30.00	Charge Amount:	30.00
Job ID: Job ID: 2012-04-3660-CH OF USE - change of use from storage to seating area			



Additional Comments:

Thank You for your Payment!

