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

	17			
Location of Construction:	Owner:	Phone:		Permit No: 970450
Owner Address:	Lessee/Buyer's Name:		ssName:	
	groots Fiber Propag			PERMIT ISSUED
Contractor Name:	Address:	Phone:		Permit Issued:
Hardypond Coverraction	Hareypond Construction 55 Fardypond Rd Falmotan, MF 04005 797-6066			MAY   4 1997
Past Use:	Proposed Use:	COST OF WORK:	PERMIT FEE:	
		\$ ,60,600.00	\$ 355.00	
* 0111cm	Enner	FIRE DEPT. Approved	INSPECTION:	CITY OF PORTLAND
		Denied	Use Group: B Type: 34	2
			BOCAGE I DA	Zone: CBL:
		Signature:	Signature: Total	637-8-00)
Proposed Project Description:		PEDESTRIAN ACTIVITI	ES DISTRICT (PA.D.)	Zoning Approval:
		Action: Approved		Special Zone or Reviews:
			with Conditions:	□ Shoreland
Sake Inperior Removations		Denied		U Wetland ///////
				Flood Zone
		Signature:	Date:	
Permit Taken By:	Date Applied For:			Site Plan maj 🗆 minor 🗆 mm 🗆
Fary Greath		01 May 1997		Zaning Annual
1. This permit application does not preclude th	Applicant(s) from mosting applicabl	e State and Endownlands		Zoning Appeal
1 11 1		e State and Federal fules.		
2. Building permits do not include plumbing,	septic or electrical work.			□ Conditional Use
3. Building permits are void if work is not start	ed within six (6) months of the date of	issuance. False informa-		□ Interpretation
tion may invalidate a building permit and s	op all work.			
	-			Denied
		00		Historic Preservation
		APPE	RMIT ISSUED	Not in District or Landmark
		WITH E	REGINDEN	Does Not Require Review
			RMIT ISSUED REQUIREMENTS	□ Requires Review
				Action:
	CERTIFICATION			□ Appoved
I hereby certify that I am the owner of record of t	he named property, or that the propose	d work is authorized by the owner of	record and that I have been	Approved with Conditions
authorized by the owner to make this application	as his authorized agent and I agree to	o conform to all applicable laws of th	nis jurisdiction. In addition,	Denied
if a permit for work described in the application	is issued, I certify that the code officia	l's authorized representative shall ha	we the authority to enter all	
areas covered by such permit at any reasonable	nour to enforce the provisions of the c	ode(s) applicable to such permit		Date:
		Of May 1997		1
SIGNATURE OF APPLICANT Bob Gooder	ADDRESS:	DATE:	PHONE:	- 7
		and the second		
RESPONSIBLE PERSON IN CHARGE OF WO	RK, TITLE		PHONE:	CEO DISTRICT
	America Davide Comerce America in the	DOW DUD DU		
White-H	ermit Desk Green-Assessor's C	anary-D.P.W. PINK-PUBLIC File	ivory Card-Inspector	

#### Permit No: 9 7 Location of Construction: Owner. Phone: 380 Cumberland Ave Macomber, Peter Lessee/Buyer's Name: Phone: Owner Address RusinessName. Brooks Fiber Property ermit Issued; Contractor Name Phone: Address: Hardypond Construction 1 1997 55 Hardypond Rd Falmouth, ME 04105 797-6066 MAY COST OF WORK: PERMIT FEE: Past Use: Proposed Use: \$ \$ 66,600.00 355.00 OF PORT FIRE DEPT. D Approved INSPECTION: Office Same Use Group: BType: 3/ [] Denied CBL Zone: BOCAG 037-B-001 Signature anature Zoning Approval: old Nu Proposed Project Description: PEDESTRIAN ACTIVITIES DISTRICT (PAD.) Action Approved Special Zone or Reviews Approved with Conditions: $\square$ □ Shoreland Make Interior Renovations Denied Π D Wetland E Flood Zone □ Subdivision Signature: Date: Site Plan mai Ominor Omm O Permit Taken By: Date Applied For: Mary Gresik 01 May 1997 Zoning Appeal □ Variance This permit application does not preclude the Applicant(s) from meeting applicable State and Federal rules. 1. Miscellaneous 2. Building permits do not include plumbing, septic or electrical work. Conditional Use WITH REQUIREMENT □ Interpretation Building permits are void if work is not started within six (6) months of the date of issuance. False informa-3 □ Approved tion may invalidate a building permit and stop all work... Denied Historic Preservation IDNot in District or Landmark Does Not Require Review Requires Review Action: CERTIFICATION Appoved Approved with Conditions 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 Denied 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 Date areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit 01 May 1997 ADDRESS: SIGNATURE OF APPLICAN DATE: PHONE: Bob Goudreau RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE: CEO DISTRIC

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

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

# ELECTRICAL PERMIT City of Portland, Me.

To the Chief Electrical Inspector, Portland Maine: The undersigned hereby applies for a permit to make electrical installations in accordance with the laws of Maine, the City of Portland Electrical Ordinance, National Electrical Code and the following specifications:

LOCATION: 380 Cumberland Ave

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POLICY
RTLA

Date	08	May	1997	
Permit #		4176	5	

Peter Macomber OWNER ADDRESS Brooks Fiber Properties TOTAL EACH FEE OUTLETS Telephone CATV Data .20 Receptacles Switches Smoke Detector .20 14.00 70 50 20 FIBER OPTICS 15.00 FIXTURES incandescent fluorescent .20 120 24.00 fluorescent strip 20 SERVICES Overhead TTL AMPS TO 800 15.00 Underground 800 15.00 400 15.00 Overhead AMPS OVER 800 25.00 **Temporary Service** Underground 800 25.00 METERS (number of) 1.00 1.00 1 (number of) MOTORS 2.00 RESID/COM Electric units 1.00 oil/gas units HEATING Interior Exterior 5.00 APPLIANCES Ranges Cook Tops Wall Ovens 2.00 Insta-Hot Water heaters Fans Drvers 2.00 Dishwasher Disposals Compactors Others (denote) 2.00 MISC. (number of) Air Cond/win 3.00 Air Cond/cent Pools 10.00 HVAC EMS Thermostat 5.00 Signs 10.00 Alarms/res 5.00 Alarms/com 15.00 15.00 XX Heavy Duty(CRKT) 2.00 Circus/Carny 25.00 Alterations 5.00 Fire Repairs 15.00 E Lights 1.00 12 12.00 E Generators 20.00 20.00 X PANELS Service Remote Main 4.00 4.00 1 TRANSFORMER 0-25 Kva 5.00 25-200 Kva 8.00 Over 200 Kva 10.00 TOTAL AMOUNT DUE MINIMUM FEE 25.00 MINIMUM FEE/COMMERCIAL 35.00 105.00 Will be ready 5/9 Fri or will call INSPECTION: 1176

CONTRACTORS NAME	Keeley Electric	MASTER LIC. #4176
ADDRESS	#12 Portland No Business Pk	LIMITED LIC. #
TELEPHONE	797-3772	

SIGNATURE OF CONTRACTOR \_ Michael W, Keley

	CITY OF PORTLAND, MAINE DEVELOPMENT REVIEW APPLICATION PLANNING DEPARTMENT PROCESSING FORM		I. D. Number	
Peter Macomber			07 Ma Application	y 1997
380 CUMISTERLAI	10 AUR			
Applicant's Mailing Address 797 Bob Goudreau 797	7-6066	380 Cumberland	Project Name	e/Description
Consultant/Agent		Address of Proposed Site	037-B-0	01
Hardypond Constru- pplicant or Agent Daytime Telephone	Fat	Assessor's Reference: Cha		
roposed Development (check all that a	ufacturing Warehouse/D	_ Building Addition C istribution Other (speci 7,273 Sq Ft	hange of Use fy) <u>Park</u>	Residential ing/Site Work
Proposed Building Square Feet or # of U			Zonin	ıg
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Check Review Required: X Site Plan (major/minor)	Subdivision # of lots	PAD Review		14-403 Streets Review
Flood Hazard	Shoreland	Historic Preservation		DEP Local Certification
Zoning Conditional	Zoning Variance	Single-Family Minor		Other
Use (ZBA/PB)	subdivision			
oproval Status: Approved	Approved w/Conditions listed below	Reviewer Denled	i	
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	Peter Macomber			07 May 1997
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pplicant	's Mailing Address	797~6066		Project Name/Description
onsultan	Bob Goudreau	797-6966 Liste	Address of Proposed Site	
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	or Agent Daytime Telepho	S. I. Anudran		
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roposed	Building Square Feet or #	of Units Acreas	e of Site	Zoning
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Flo	od Hazard	Shoreland	Historic Preservation	DEP Local Certification
Use	ning Conditional (ZBA/PB)	Zoning Variance	Single-Family Minor	Other
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pproval	Date 5/7/97	Approval Expiration	Extension to date	Additional Sheets Attached
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		signature	date	
	ince Guarantee	Required*	Not Required	
No buil	ding permit may be issued	until a performance guarantee h	as been submitted as indicated be	low
	rformance Guarantee Acce	pteddate	Approxime	avaianting does
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Applicant			Application Date
Applicant's Mailing Address	797-6066 797-6066	380 Cumberlau	Project Name/Description
Consultant/Agent	truction	Address of Proposed Site	937-3-001
Applicant or Agent Daytime Teleph		Assessor's Reference: Ch	art-Block-Lot
Proposed Development (check all th	Manufacturing Warehouse/	Building Addition Distribution Other (spec	Change of Use Residential cify)
Proposed Building Square Feet or #		and the second s	Zoning
Check Review Required:			
Site Plan (major/minor)	Subdivision # of lots	PAD Review	14-403 Streets Review
Flood Hazard	Shoreland	Historic Preservation	DEP Local Certification
Zoning Conditional Use (ZBA/PB)	Zoning Variance	Single-Family Minor	Other
Fees paid: site plan	30 subdivision		
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Peter Macouner			17 May 1997
Applicant			Application Date
Applicant's Mailing Address 797-60 Bob Goudress 797-60	a little with	380 Comberlan	Project Name/Description
Consultant/Agent Hardypond Gonatructi	0.0	Address of Proposed Site	037-E-001
Applicant or Agent Daytime Telephone, Fax		Assessor's Reference: C	hart-Block-Lot
Proposed Development (check all that apply) Office Retail Manufac	: New Building turing Warehouse	Building Addition e/Distribution Other (spe 47, 173 Sq Fc	Change of Use Residential cify) Parking/Site Work
Proposed Building Square Feet or # of Units	Acreage	State of the second sec	Zoning
Check Review Required:			
	ubdivision of lots	PAD Review	14-403 Streets Review
Flood Hazard S	horeland	Historic Preservation	DEP Local Certification
Zoning Conditional Z Use (ZBA/PB)	oning Variance	Single-Family Minor	Other
ees paid: site plan 300.00	subdivision	· · · · · · · · · · · · · · · · · · ·	
approval Status:		Reviewer Kand	e Jalbot
Approved	Approved w/Condition listed below	ns Deni	ed
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Approval Date 6497 Approv		Extension to	Additional Sheets
Condition Compliance	signature	date	
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No building permit may be issued until a p	•		blow
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Performance Guarantee Reduced	date	remaining balance	signature
Performance Guarantee Released	date	signature	
Defect Guarantee Submitted	submitted date	amount	expiration date
Defect Guarantee Released	date	signature	
Pink - Building Inspections Blue - Dev	elopment Review Coordin	-	w - Planning 2/9/95 Rev5 KT.DF

Address:



5/1/97

### Statement Accompanying Site Plan

380 Cumberland Avenue New Parking Lot

### Overview:

Macomber, Inc. is developing the second floor of the building at 380 Cumberland Avenue (the old AT&T / New England Telephone building) to house a new tenant, Brooks Fiber Technologies. In order to make the second floor ADA compliant and to allow street access, we plan to install a small parking lot on a parcel of land adjacent to the building on the Oak Street side. This parcel previously contained a generator and a fuel tank which were removed three years ago.

Building Owner: Peter Macomber 88 Fessenden Street Portland, ME 04103

Approximate cost of the project: \$11,000.00

### Proposed uses:

A 5 space parking lot on approximately 3600 square feet. In addition, Brooks Fiber requires a 20'x20' grounding field for their equipment, which will be installed under the surface of the parking lot.

No solid waste is expected to be generated by the project.

An existing catch basin on the parcel will be used to control surface water runoff.

Two existing trees on the parcel will be retained and new shrubs will be planted to enhance the attractiveness of the site

So Cumberland Ur

### **BUILDING PERMIT REPORT**

DATE: 5/12	ADDRESS: 380 Cumberley 1 1200
REASON FOR PERMIT:	Reneration
BUILDING OWNER:	Peter Macombir
CONTRACTOR:	Hordy pont
	Bob Courterer APPROVAL: */ *7 1/64 7, *19 \$20 * 26 27 DENIED

### CONDITION(S) OF APPROVAL

- $\chi$  1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
  - Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
  - Precaution must be taken to protect concrete from freezing.
  - It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
  - 5. Private garages located <u>beneath habitable rooms</u> 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. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of ½ inch gypsun board or the equivalent applied to the garage means of ½ inch gypsun board or the eQUIVALENT of the BOCA/1996)
- All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993) U.L. 103.
- X7. 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. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I-1, I-2 M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect.
  - Headroom in habitable space is a minimum of 7'6".
  - 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. The units must be operable from the inside without the use of special knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft.
  - 12. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units.
  - All vertical openings shall be enclosed with construction having a fire rating of at lest one (1)hour, including fire doors with self closer's.
  - 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. (Smoke detectors shall be installed and maintained at the following locations):
    - 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 sinoke 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)

- 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.
- The Fire Alarm System shall be maintained to NFPA #72 Standard.
- The Sprinkler System shall maintained to NFPA #13 Standard.
- 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)
- 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.
- 24. Ventilation shall meet the requirements of Chapter 12 Sections 1210, of the City's Building Code.
- 25. All electrical and plumbing permits must be obtained by a Master Licensed holders of their trade.

Vertifiation Bir shall meet the requirements of Chapter, 6 o ¥26. Mechanical Code (The BOCA NATIONAL Mechanical Code ·HVAC \$27. LF any Equipement 19 Placed on The roof 1113 he completed of STRUCTURALANGLUSIS must The roof grea 15 pd 10 InsTall 28. Instalation be The pro DOSPA

P. Samuel Hoffses, Oliver of Code Enforcement cc: LI. McDougall, PFD Marge Schmuckal

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