

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

Location of Construction: 1 Portland Sq		Owner: Ptld Sq Land Partnership		Phone:	Permit No: 960902
Owner Address:		Leasee/Buyer's Name: People's Heritage Bank		Phone:	Business Name:
Contractor Name: HA Maine Properties		Address: P.O. Box 368 Scarborough,		Phone: 883-3753	
Past Use: Bank Offices		Proposed Use: Bank		COST OF WORK: \$ 30,000.00,	PERMIT FEE: \$ 170.00
Proposed Project Description: Interior Renovations		1st Fl/Mortgage/Division		FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: Type:
				Signature: H. York	
Permit Taken By: Mary Green		Date Applied For: 10 September 1996			

PERMIT ISSUED
SEP 13 1996
CITY OF PORTLAND

Zone: **B-3** CBL: **35-B-001**
038-B-004
 Zoning Approval:
Special Zone 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 doesn't 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..

no dumpster on site

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 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

10 September 1996

SIGNATURE OF APPLICANT Bill Risbers	ADDRESS:	DATE: 10 September 1996	PHONE:
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE			PHONE:

PERMIT ISSUED WITH REQUIREMENTS

CEO DISTRICT **2**

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

Location of Construction: 1 Portland Sq	Owner: Ptld Sq Lmt'd Partnership	Phone:
Owner Address:	Leasee/Buyer's Name: People's Heritage Bank	Phone:
Contractor Name: XX Maine Properties	Address: P.O. Box 368 Scarborough,	Phone: 04070-0368 <i>883-3153</i>
Past Use: Bank Offices	Proposed Use: Same	COST OF WORK: \$ 30,000.00 PERMIT FEE: \$ 170.00
Proposed Project Description: Interior Renovations - 1st fl/Mortgage Division		FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied Signature: <i>[Signature]</i> INSPECTION: Use Group: Type: <i>BOCAPP</i> Signature: <i>[Signature]</i>
Permit Taken By: Mary Gresik	Date Applied For: 10 September 1996	PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied <i>Approved for interior work only</i> Signature: <i>D. Andrus</i> Date: <i>9/10/96</i>

Permit No: **960902**
PERMIT ISSUED
SEP 13 1996
CITY OF PORTLAND

Zone: *B3* CBL: 038-B-001
 Zoning Approval: *[Signature]*
Special Zone or Reviews:
 Shoreland
 Wetland
 Flood Zone
 Subdivision
 Site Plan major 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: *9/10/96*

[Signature]
CEO DISTRICT 2
A. Rowe

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SIGNATURE OF APPLICANT: *[Signature]* Bill Risbera ADDRESS: DATE: 10 September 1996 PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE: *President* PHONE:

PERMIT ISSUED WITH REQUIREMENTS

BUILDING PERMIT REPORT

DATE: 9/12/96 ADDRESS: 1 Portland Sq.

REASON FOR PERMIT: renovation

BUILDING OWNER: Portland Sq. LTD

CONTRACTOR: Maine Repertory

PERMIT APPLICANT: Bill R. S. ... APPROVAL: [Signature]
~~BENIED~~

CONDITION OF APPROVAL OR DENIAL

1. Before concrete for foundation is placed, approvals from the Développement Review coordinator and Inspection Services must be obtained. (A24 hour notice is required prior to inspection)
2. Precaution must be taken to protect concrete from freezing.
3. 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.
4. 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. 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 1/2 inch gypsum board or the equivalent applied to the garage means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4 section 407.0 of the BOCA/1996)
5. 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.
6. Headroom in habitable space is a minimum of 7'6".
7. 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.
8. The minimum headroom in all parts of a stairway shall not be less than 80 inches.
9. 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. feet.

10. 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.
11. All vertical openings shall be enclosed with construction having a fire rating of at least one (1) hour, including fire doors with selfclosers.
12. The boiler shall be protected by enclosing with on (1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment.
13. 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, 919.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
 1. In the immediate vicinity of bedrooms
 2. In all bedrooms
 3. In each story within a swelling 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)

14. 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.
15. The Fire Alarm System shall be maintained to NFPA #72 Standard.
16. The Sprinkler System shall maintained to NFPA #13 Standard.
17. 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)
18. 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.
19. 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".
20. 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 of the facility meet the standards of construction required by this section. Prior to commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.
21. This permit does not excuse the applicant from obtaining any license which may be needed from the City Clerk's Office.


P. Samuel Hoffses, Chief of Inspection Services c.c. Lt. McDougall P. F. D.





CITY OF PORTLAND, MAINE
Department of Building Inspection

Certificate of Occupancy

LOCATION One Portland Square

Issued to People's Heritage Bank

Date of Issue November 14, 1996

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 960902, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

First Floor

Entire

Limiting Conditions:

This certificate supersedes
certificate issued

Approved:

11/14/96
.....
(Date)

[Signature]
.....
Inspector

[Signature]
.....
Inspector of Buildings

[Signature] [Signature]
Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.

DEPT. OF BUILDING INSPECTION
CITY OF PORTLAND, ME
RECEIVED
SEP 10 1996

Met w/ ARTHUR Rouse 9/10/96 8:30 A.M.
JOB is 70% Cosmetic
- Also Constructing (3) 10' x 12' office
HAVE A CALL AUTO LT. MICROLOGUE
TO GO OVER Sprinkler Heads and EGRES
Believe this job is straight forward
only Rear Issue would be wall
and door AT Section A/1