

Form # P 04

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

## BUILDING INSPECTION

# PERMIT

## PERMIT ISSUED

Permit Number: 100764

Please Read  
Application And  
Notes, If Any,  
Attached

This is to certify that RREEF AMERICA REIT III CORP Z4 /RSB Construction  
has permission to install ventless cooktop hood system  
AT 2 PORTLAND SQ City of Portland

JUL 13 2010

038 B002001 City of Portland

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 buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and written permission procured before this building or part thereof is lathed, or otherwise closed-in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS  
Fire Dept. CAPT. R. [Signature]  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name

[Signature] 7/13/10  
Director, Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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

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

Permit No: 10-0764	Issue Date:	CBL: 038 B002001
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Location of Construction: 2 PORTLAND SQ	Owner Name: RREEF AMERICA REIT III CORP	Owner Address: PO BOX 4900 DEPT 207	Phone:
Business Name:	Contractor Name: RSE Construction	Contractor Address: 120 Targett Road New Gloucester	Phone: 2079263881
Lessee/Buyer's Name	Phone:	Permit Type: Hood Systems, Commerical	Zone: B-3

Past Use: Commerical "Walter's Cafe"	Proposed Use: Commerical "Walter's Cafe" - install ventless cooktop hood system	Permit Fee: \$190.00	Cost of Work: \$24.00	CEO District: 1
Proposed Project Description: install ventless cooktop hood system		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied * See Condition	INSPECTION: Use Group A-2 Type: ventless Hood DML-2003	

Signature: <i>(KG)</i>		Signature: <i>(MB 7/13/10)</i>	
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)			
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied			
Signature:		Date:	

Permit Taken By: ldobson	Date Applied For: 06/29/2010	<b>Zoning Approval</b>	
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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.</p>	<p>Special Zone or Reviews</p> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <input type="checkbox"/> Major <input type="checkbox"/> Minor <input type="checkbox"/> MM	<p>Zoning Appeal</p> <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied	<p>Historic Preservation</p> <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied
	<p>Date: <i>6/30/10</i></p>	<p>Date:</p>	<p>Date:</p>

**PERMIT ISSUED**

JUL 13 2010

City of Portland

**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 provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

**City of Portland, Maine - Building or Use Permit**

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

Permit No: 10-0764	Date Applied For: 06/29/2010	CBL: 038 B002001
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Location of Construction: 2 PORTLAND SQ	Owner Name: RREEF AMERICA REIT III CORP	Owner Address: PO BOX 4900 DEPT 207	Phone:
Business Name:	Contractor Name: RSE Construction	Contractor Address: 120 Targett Road New Gloucester	Phone (207) 926-3881
Lessee/Buyer's Name	Phone:	Permit Type: Hood Systems, Commerical	

Proposed Use: Commerical "Walter's Cafe" - install ventless cooktop hood system	Proposed Project Description: install ventless cooktop hood system
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Dept: Zoning	Status: Approved	Reviewer: Marge Schmuckal	Approval Date: 06/30/2010
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Approved with Conditions	Reviewer: Jeanine Bourke	Approval Date: 07/12/2010
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) This cooking appliance/equipment shall be installed, operated and maintained per the manufacturers specifications and the UL listing 2) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.			
Dept: Fire	Status: Approved with Conditions	Reviewer: Capt Keith Gautreau	Approval Date: 07/01/2010
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) Install shall comply with all manufacture's specifications.			

**PERMIT ISSUED**

JUL 13 2010

City of Portland

## **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 Inspection 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 with construction.**

  X   **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

  X   **Final inspection required at completion of work.**

**The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR 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.**

**PERMIT ISSUED**

JUL 13 2010

City of Portland



# CITY OF PORTLAND, MAINE

Department of Building Inspections

## Original Receipt

6-29 20 10

Received from

Port City Architecture -

Location of Work

2 Portland St.

Cost of Construction \$ \_\_\_\_\_

Building Fee: \_\_\_\_\_

Permit Fee \$ \_\_\_\_\_

Site Fee: \_\_\_\_\_

Certificate of Occupancy Fee: \_\_\_\_\_

Total: \_\_\_\_\_

190

Building (1L) \_\_\_\_\_

Plumbing (15) \_\_\_\_\_

Electrical (12) \_\_\_\_\_

Site Plan (U2) \_\_\_\_\_

Other \_\_\_\_\_

CBL: \_\_\_\_\_

38-2.2

Check #: \_\_\_\_\_

11063

Total Collected \$ \_\_\_\_\_

190

**No work is to be started until permit issued.  
Please keep original receipt for your records.**

Taken by: \_\_\_\_\_

WHITE - Applicant's Copy  
YELLOW - Office Copy  
PINK - Permit Copy



# 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: <b>2 Portland Square (Suite 104 - Gingko Blue)</b>		
Total Square Footage of Proposed Structure <b>1,438 s.f.</b>		Square Footage of Lot <b>39,520 s.f.</b>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <b>38          B          2</b>	Owner: <b>RREEF America REIT II</b> <b>One Portland Square</b> <b>Portland, ME 04101</b>	Telephone: <b>207 -</b> <b>415-5085</b>
Lessee/Buyer's Name (If Applicable) <b>Walter's Cafe Inc.</b> <b>dba. Gingko Blue</b> <b>2 Portland Square (#104)</b> <b>Portland, ME 04101</b>	Applicant name, address & telephone: <b>Walter's Cafe Inc.</b> <b>2 Portland Square</b> <b>Portland, ME 04101</b>	Cost Of Work: \$ <b>16,124.60</b> Fee: \$ <b>190.00</b> C of O Fee: \$ <b>-</b>
Current legal use (i.e. single family) <u>Bar / Lounge</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <b>Provide + install Ventless Cooktop as described in the attached Proposal (previously submitted to Jamie Burke).</b>		
Contractor's name, address & telephone: <b>RSE Construction (Mr. Shane Estes)</b> <b>120 Targett Road, New Gloucester, ME 04260</b> Who should we contact when the permit is ready: <b>Shane Estes</b> Mailing address: _____ Phone: <b>207-650-6348</b> <b>(same as above)</b>		

Please submit all of the information outlined in the Commercial Application 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 of applicant: <b>Mark [Signature]</b>	Date: <b>6/29/10</b>
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This is not a permit; you may not commence ANY work until the permit is issued.

RECEIVED  
JUN 29 2010  
Dept. of Building Inspections  
City of Portland, Maine



# PORTLAND MAINE

*Strengthening a Remarkable City, Building a Community for Life* • [www.portlandmaine.gov](http://www.portlandmaine.gov)

Lee Urban - Director of Planning and Development  
Jeanie Bourke - Inspection Division Services Director

## Kitchen Exhaust System Checklist and code Provisions

Dear Applicant,

The following is a checklist to assist you in filing for a permit for a Kitchen Exhaust system. The applicable Mechanical Code provisions have also been attached. Please complete this and submit job specific construction documents that demonstrate compliance with the attached information.

### Type of System:

~~Type I~~ \_\_\_\_\_ ~~Type II~~ \_\_\_\_\_ Other: Recirculating (UL 710B)

Type I systems are systems that vent fryers, grills, broilers, ovens or woks.

Type II systems are systems that vent steamers and other non grease producing appliances.

### Type of Materials:

Is the hood Stainless steel or other type of steel? stainless If Other, what Type? \_\_\_\_\_

Is the duct work Stainless steel or other type of steel? N/A If Other, what type? (see attached)

Thickness of the steel for the hood 16 ga. 304 Stainless

Thickness of the duct for the hood N/A

### Type of Hood and Duct Supports

See attached for cut sheet on hood. No duct supports

Type of seams and Joints welded & spot welded

Grease Gutters provided? YES

Hood Clearance reduction to Combustibles design /specs:

0" (Per 507.9-2003 IMC; Exception) Wall Type #U419 (1-hr) w/ steel sheet  
extending 18" min. in all directions past hood.

Duct Clearance reduction to Combustibles design /specs:

N/A

Vibration Isolation System:

N/A

Air Velocity within the duct system N/A

Grease accumulation prevention system:

Steel grease baffle w/ steel grease cup

Cleanouts N/A

Grease Duct enclosure N/A

Exhaust Termination Roof N/A Wall N/A

Fire Suppression System ANSUL R-102

Exhaust fan mounting and clearance from the roof / wall or Combustibles:

N/A

Exhaust fan distance from property lines N/A

Exhaust fan distance from other vents or openings N/A

Exhaust fan distance from adjacent buildings N/A

Exhaust fan height above adjoining grade N/A

### Hood Specs

Style of Hood Recirculating

Type of Filter 3 filters: pre-filter / HEPA filter / activated charcoal

Height of filter above nearest cooking surface Varies (approx. 17" max.)

Capacity of hood CFM 600 cfm

Make up Air system description and capacity

Existing HVAC system. See attached letter  
from Mr. Ted Hollidge, P.E.