

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

PERMIT ISSUED

Permit No: 02-0561 Issue Date: JUN 17 2002 CBL: 038 F008001

Location of Construction: 468 Fore St	Owner Name: Dictar Associates II	Owner Address: Po Box 35727 OF PORTLAND	Phone: 772-2992
Business Name:	Contractor Name: Foss Welding & Fabrication	Contractor Address: 1207 Highland Avenue South Portland	Phone: 2077677338
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B-3

Past Use: Studio/Retail Space	Proposed Use: Retail Space	Permit Fee: \$149.00	Cost of Work: \$18,000.00	CEO District: 1
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FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: BOLA 1999
Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>

Proposed Project Description:
Addition of Staircase to Connect Basement Level to First Floor

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) *within RAD*

Action: Approved Approved w/Conditions Denied

Signature: _____ Date: _____

Permit Taken By: gad	Date Applied For: 05/23/2002	Zoning Approval
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- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
- Building permits do not include plumbing, septic or electrical work.
- 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..

Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Date: <i>6/7/02</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input checked="" type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date: _____	Historic Preservation <input 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 Date: <i>Requires A Separate Review</i>
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Separate permits are required for new signage

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 _____

Application ID Number: 2-0561

Department: Zoning

Status: Approved with Conditions

Reviewer: Marge Schmuckal

Comments: 468 Fore Street

Approval Date: 06/07/2002

Issue Date: 05/28/2002

City Council Review

By: Marge Schmuckal

Date: 06/07/2002

This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Separate permits shall be required for any new signage.

ANY exterior work requires a separate review and approval thru Historic Preservation

Issue Date: 05/24/2002

By: gad

Approval Date: 06/07/2002

By: mes

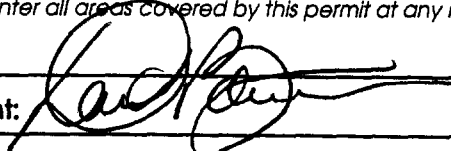
All Purpose Building Permit Application

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>468-470 Fore Street</u>		
Total Square Footage of Proposed Structure <u>Existing</u>	Square Footage of Lot <u>2128 SF</u>	
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>038-F-008-001</u>	Owner: <u>Dicta Associates II</u>	Telephone: <u>207-772-2992</u>
Lessee/Buyer's Name (if Applicable) <u>Akari</u>	Applicant name, address & telephone: <u>David Bateman</u> <u>261 Commercial St.</u> <u>Portland, ME 04101</u>	Cost Of Work: <u>\$18,000</u> Fee: \$ <u>149-</u>
Current use: _____		
If the location is currently vacant, what was prior use: <u>Studio</u>		
Approximately how long has it been vacant: <u>2 months</u>		
Proposed use: <u>Retail space</u>		
Project description: <u>Adding staircase to correct basement level to 1st floor</u>		
Contractor's name, address & telephone: <u>Foss Welding & Fabrication</u> <u>1207 Highland Avenue South Portland, ME 04106</u>		
Who should we contact when the permit is ready: <u>David Bateman</u> (207) 767-7338		
Mailing address: <u>261 Commercial St.</u> <u>Portland ME 04101</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>207-772-2992</u>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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.

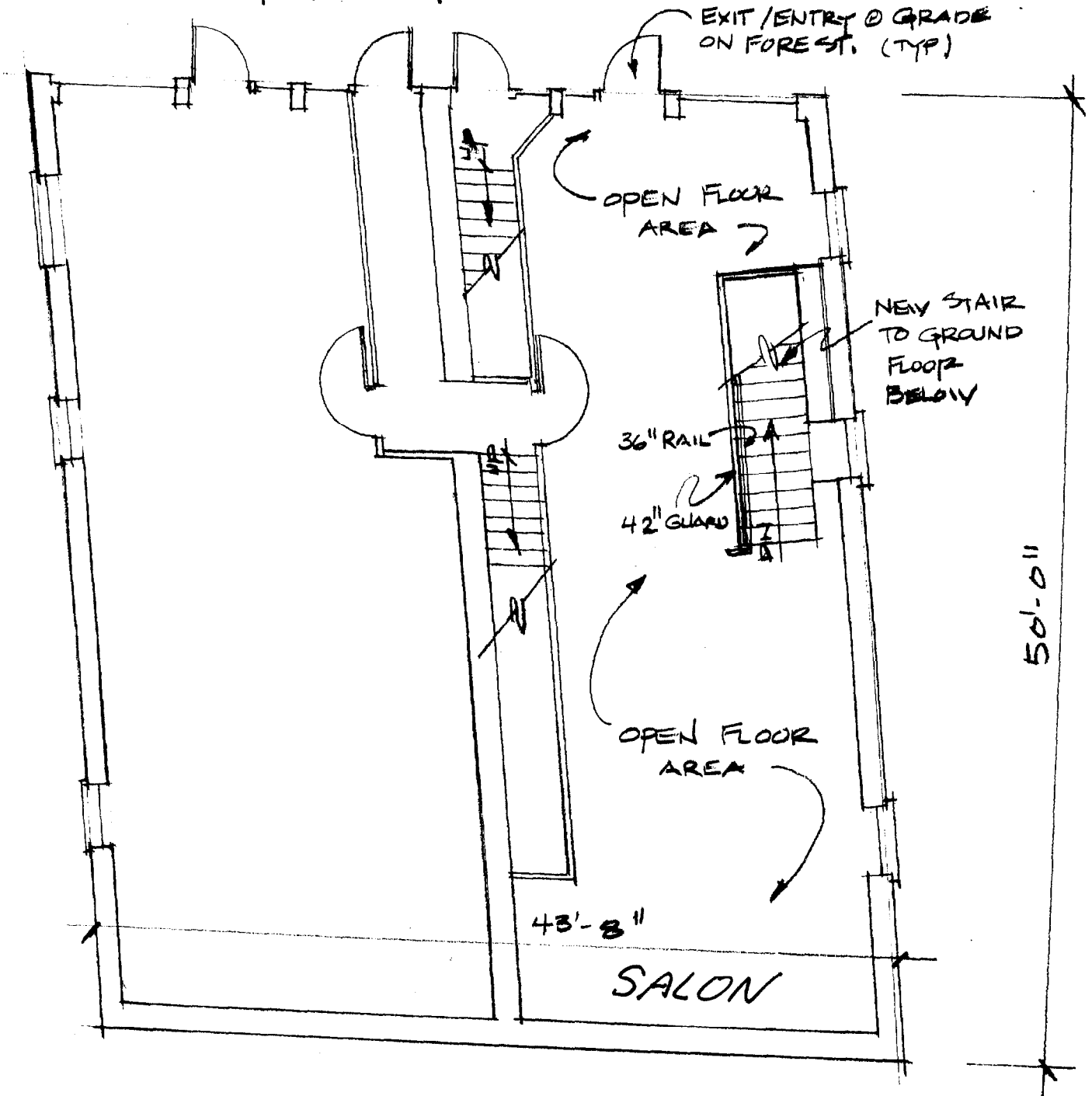
Signature of applicant: 	Date: <u>5/23/02</u>
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This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

DEPT. OF BUILDING INSPECTION
MAY 23 2002
RECEIVED

FORE ST.

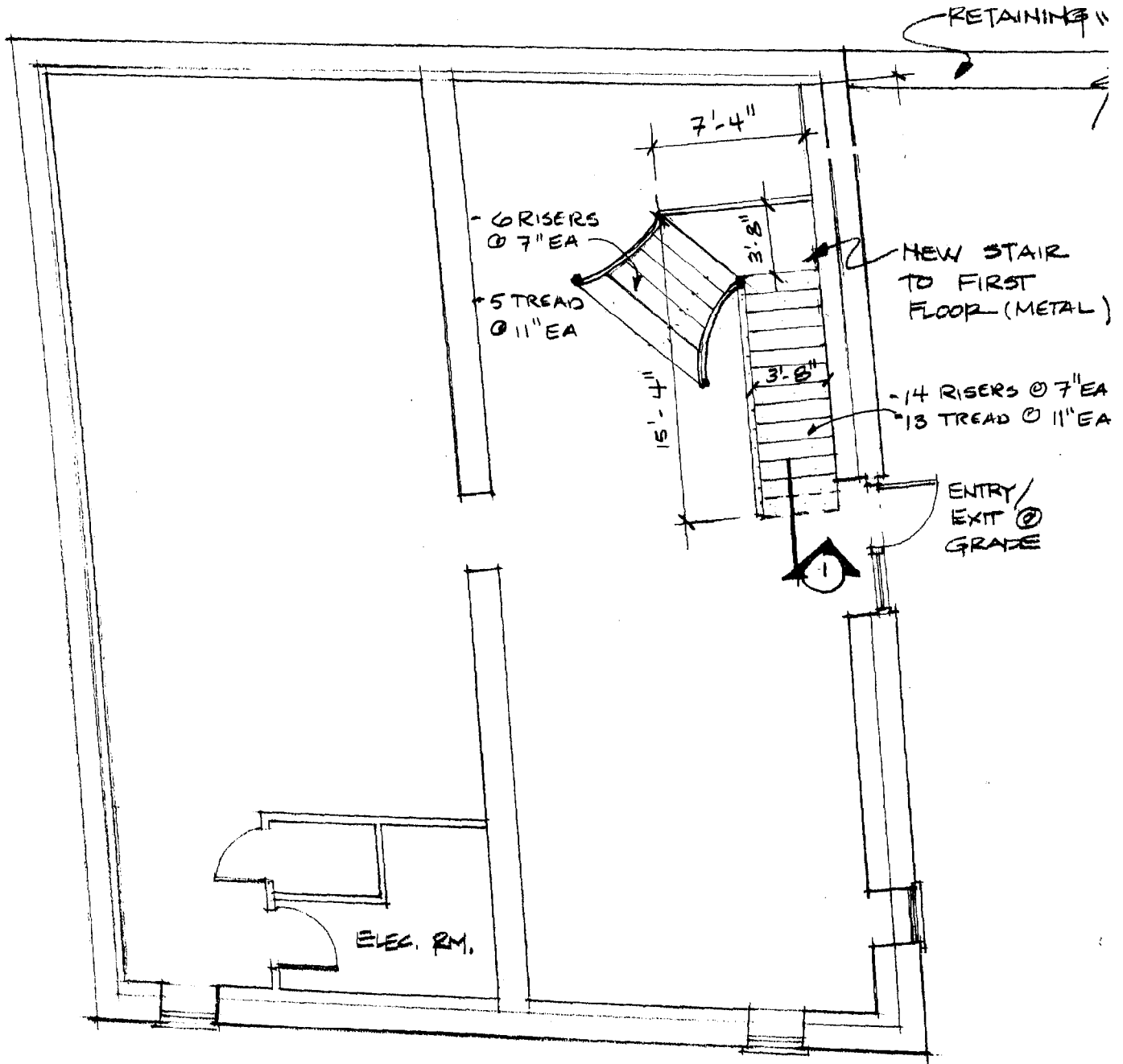
CROSS ST.



468 - 470 FORE STREET
FIRST FLOOR

SCALE: 1/8" = 1'-0"

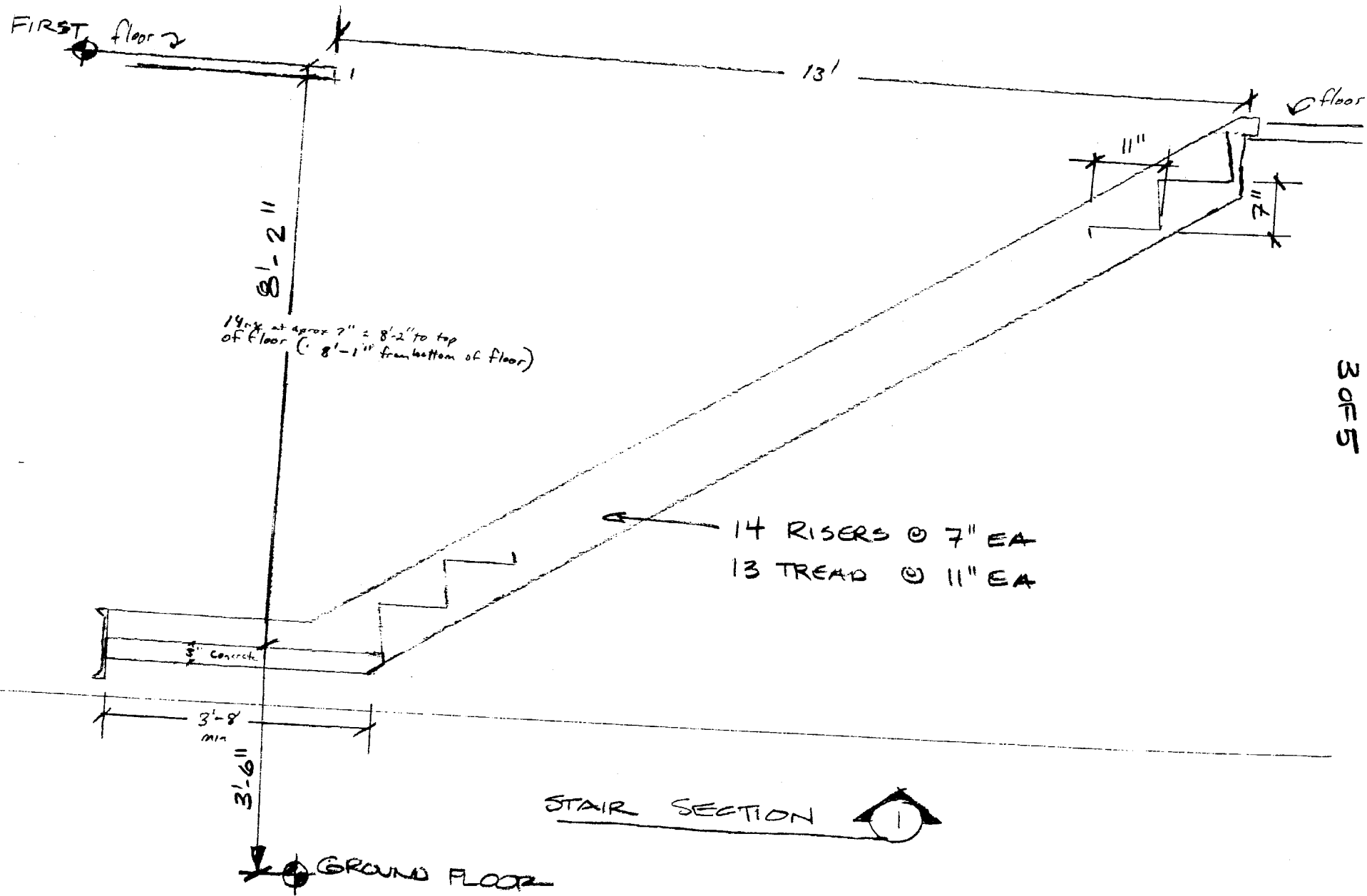
FORE ST.

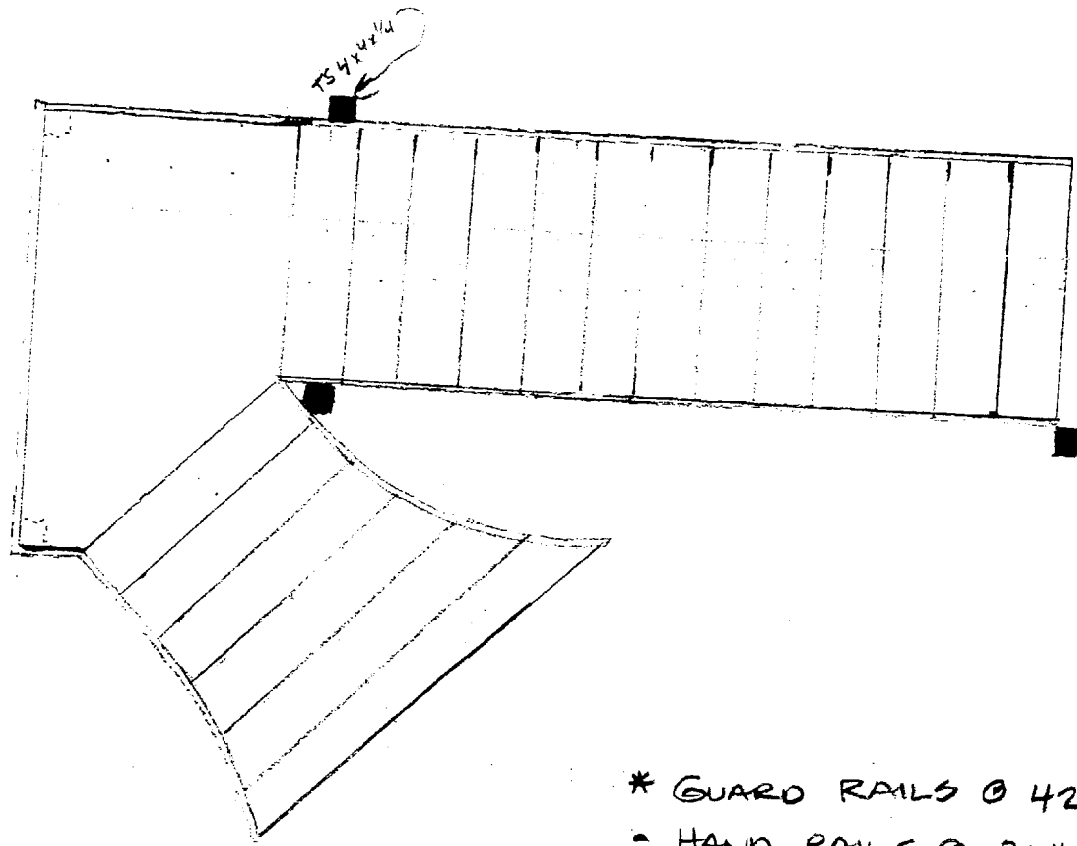


CROSS ST.

468 - 470 FORE STREET
GROUND FLOOR

SCALE: 1/8" = 1'-0"

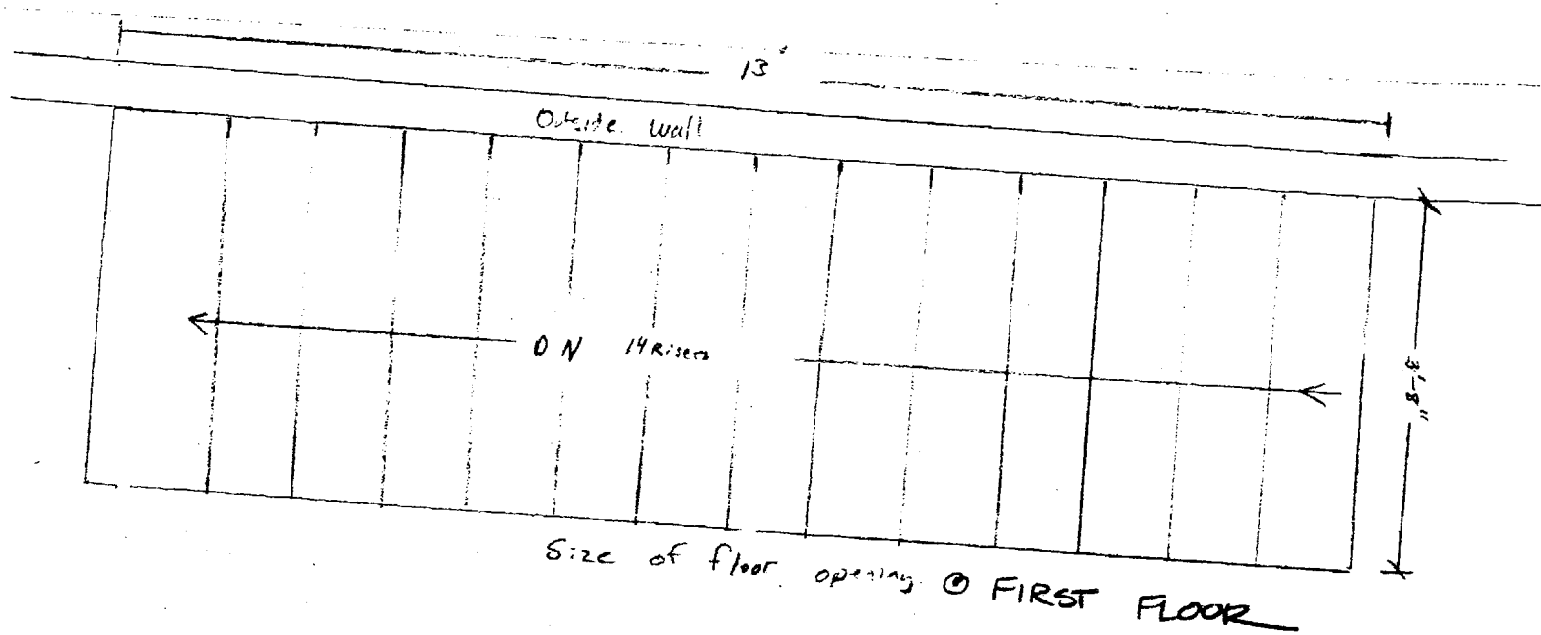




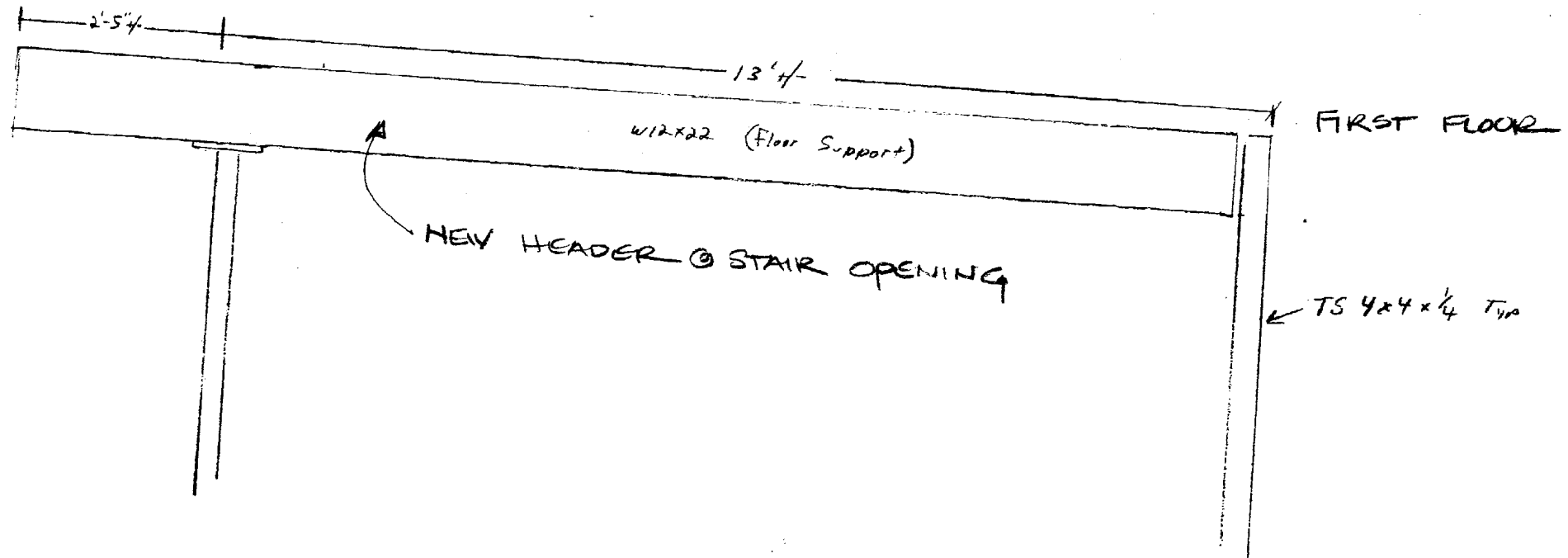
MC 12x10G Stringers
 Steel pan stair
 TS 4x4x4 Supports
 Steel baluster rails
 Pipe wall rails

- * GUARD RAILS @ 42"
- HAND RAILS @ 36"
- BALUSTERS SPACED AT LESS THAN 4" APART

STAIR PLAN



50F5



All Purpose Building Permit Application

It is the intention of Harbor Plaza Associates to have issued a Building Permit to construct a staircase connecting the ground floor of 468-470 Fore Street to the 1st. Both spaces have been retail space and will continue to be retail space.

Foss Welding & Fabrication will be the contractor on this proposed project. Foss will be responsible for installing the new staircase as outlined in the attached plans. In addition Foss will be repainting and re carpeting the ground floor level. Both Floors will have an open floor plan with no new partitions.

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or ~~874-8698~~ to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

_____ **Pre-construction Meeting:** Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

_____ **Footing/Building Location Inspection:** Prior to pouring concrete

_____ **Re-Bar Schedule Inspection:** Prior to pouring concrete

_____ **Foundation Inspection:** Prior to placing ANY backfill

Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling

Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

_____ **If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.**

N/A **CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

X [Signature]
Signature of applicant/designee

Date 6/17/02

[Signature]
Signature of Inspections Official

Date

CBL: 38-F-8 Building Permit #: 020561