

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, if Any,
Attached

BUILDING DEPARTMENT

PERMIT

Permit Number: 031288

This is to certify that Dictar Associates II/Allied/Construction
has permission to Interior Renovations to Convert Guest Rooms to Conference Room
AT 468 Fore St 038 F008001

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 when permission is procured before this building or part thereof is leased or occupied. **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. [Signature]
Health Dept. _____
Appeal Board _____
Other _____
Department Name _____

[Signature] 7/03
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: 03-1288	Issue Date:	CEB: 038 F008001
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Location of Construction: 468 Fore St	Owner Name: Dictar Associates II	Owner Address: Po Box 3572	Phone: 772-2992
Business Name:	Contractor Name: Allied/Cook Construction	Contractor Address: PO Box 1396 Portland	Phone: 2077722888
Lessor/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B3

Past Use: Portland Harbor Hotel /Commercial	Proposed Use: Portland Harbor Hotel /Commercial	Permit Fee: \$462.00	Cost of Work: \$49,000.00	CEO District: 1
Proposed Project Description: Interior Renovations to Convert Guest Rooms to Conference Room		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: R-1 Type: NA 11/2/03	

Signature: *[Handwritten Signature]*

Signature: *[Handwritten Signature]*

PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)

Action: Approved Approved w/Conditions Denied

Signature: _____ Date: _____

Permit Taken By: gad
 Date Applied For: 10/20/2003

Zoning Approval		
Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input type="checkbox"/> Not in District or Landmark
<input type="checkbox"/> Wetland	<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
Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/>	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: 11/5/03	Date: _____	Date: <i>any exterior work requires A Sepa 2/2 Permit</i>

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

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 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.

~~CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED~~


Signature of applicant/designee

Date


Signature of Inspections Official

Date

CBL: 038-F-008

Building Permit #: 032188

City of Portland, Maine - Building or Use Permit

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

Permit No: 03-1288	Date Applied For: 10/20/2003	CBL: 038 F008001
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Location of Construction: 468 Fore St	Owner Name: Dictar Associates Ii	Owner Address: Po Box 3572	Phone: () 772-2992
Business Name:	Contractor Name: Allied/Cook Construction	Contractor Address: PO Box 1396 Portland	Phone (207) 772-2888
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

Proposed Use: Portland Harbor Hotel /Commercial	Proposed Project Description: Interior Renovations to Convert Guest Rooms to Conference Room
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Dept: Zoning **Status:** Approved **Reviewer:** Marge Schmuckal **Approval Date:** 11/05/2003
Note: **Ok to Issue:**

Dept: Building **Status:** Approved with Conditions **Reviewer:** Mike Nugent **Approval Date:** 11/07/2003
Note: **Ok to Issue:**

1) Entry door must have a fire rating consistent with the rating of the corridor.

Dept: Fire **Status:** Approved with Conditions **Reviewer:** Lt. MacDougal **Approval Date:** 10/23/2003
Note: **Ok to Issue:**

- 1) the fire alarm system shall be maintained to NFPA 72 standards
- 2) the sprinkler system shall be maintained to NFPA 13 standards

Comments:

11/06/2003-mjn: called owner asked for pricing info, received two different prices!

RECEIVED proper info

City of Portland, Maine - Building or Use Permit

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

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Dept: Zoning	Status: Approved	Reviewer: Marge Schmuckal	Approval Date: 11/05/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
Dept: Building	Status: Pending	Reviewer: Mike Nugent	Approval Date:
Note:			Ok to Issue: <input type="checkbox"/>
Dept: Fire	Status: Approved with Conditions	Reviewer: Lt. MacDougal	Approval Date: 10/23/2003
Note:			Ok to Issue: <input checked="" type="checkbox"/>
1) the fire alarm system shall be maintained to NFPA 72 standards			
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Comments:
11/06/2003-mjn: called owner asked for pricing info, received two different prices!

ALLIED/COOK

CONSTRUCTION

Planners • Managers • Design/Builders
Building Excellence Since 1958

October 20, 2003

Mr. David Bateman
Dictar Associates
P.O. Box 3572
Portland, ME 04104

Re: Portland Harbor Hotel
Conference Room

Dear David:

Attached please find our revised estimate for the conference room project at the Portland Harbor Hotel. The scope involves creating one large conference room from 3 areas currently used as guest rooms.

Our estimate is based on preliminary sketches provided by you with the exceptions noted on the estimate sheet.

Thank you for the opportunity to be involved in this project. If this proposal is acceptable please sign below and return a copy of this letter to us.

Sincerely,



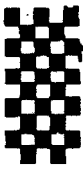
George L. Liming, CPE
Vice President of Estimating

Seen & Agreed to:

Signed: _____

Date: _____

cc: Dan Cook, A/CC
Matt Cook, A/CC
David Cook, A/CC



**ALLIED / COOK
Construction Co.**

**Portland Harbor Hotel
Conference Room**

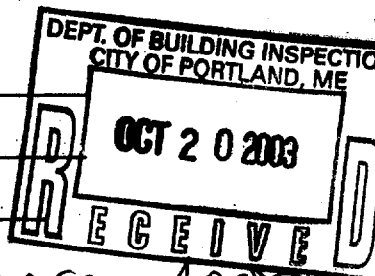
**Estimate
11/6/2003**

No.	DESCRIPTION	AMOUNT
1	Demolition & removals	\$ 5,900
2	Rough carpentry	\$ 6,600
3	Finish carpentry	\$ 9,200
4	Doors and hardware	\$ 3,600
5	Drywall, light gauge framing	\$ 12,600
6	Flooring	\$ 4,900
7	Painting & wallcovering	\$ 6,200
	TOTAL	\$ 49,000

03-1288

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>PORTLAND HARBOR HOTEL 268 Foe</u>		
Total Square Footage of Proposed Structure <u>1000^{SF} INTERIOR RENOV.</u>	Square Footage of Lot	
Tax Assessor's Chart, Block & Lot Chart# <u>038</u> Block# <u>F</u> Lot# <u>008</u>	Owner: <u>DICTAR ASSOC.</u>	Telephone: <u>772-2992</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>ALLIED/COOK CONSTRUCTION P.O. Box 1396 PORTLAND 772-2888</u>	Cost Of <u>49,000.</u> Work: \$ <u> </u> Fee: \$
Current use: <u>HOTEL - GUEST ROOMS</u>		
If the location is currently vacant, what was prior use: <u>N/A</u>		
Approximately how long has it been vacant: <u>N/A</u>		
Proposed use: <u>HOTEL - CONFERENCE ROOM</u>	Project description: <u>INTERIOR RENOVATIONS for Conference Room</u>	
Contractor's name, address & telephone: <u>ALLIED/COOK CONSTRUCTION P.O. Box 1396; PORTLAND, ME 04104</u>		
Who should we contact when the permit is ready: <u>DAN COOK 772-2888</u>		
Mailing address: <u>P.O. Box 1396 PORTLAND, ME 04104</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>772-2888</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.

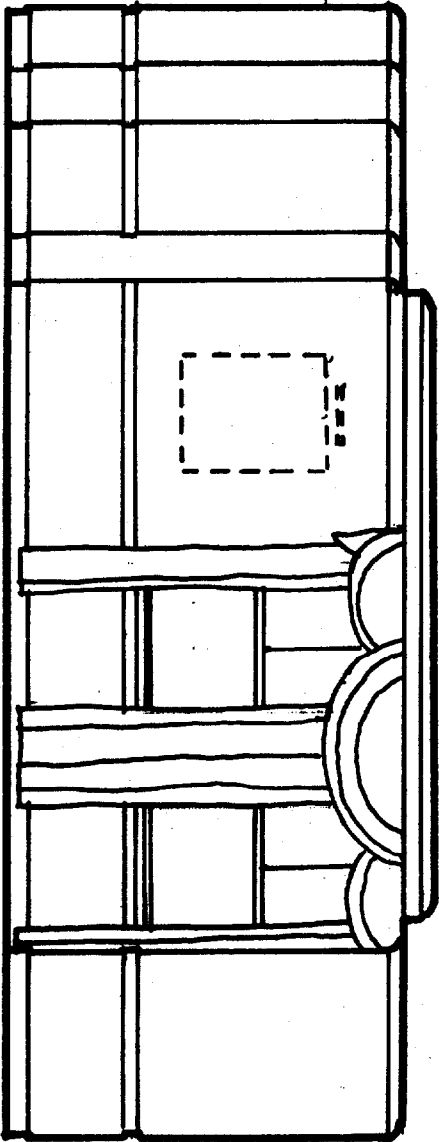
I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, 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: <u>George Loring</u>	Date: <u>10/20/03</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

ELEVATION

SCALE: 1/4"=1'-0"



ELEVATION

SCALE: 1/4"=1'-0"

