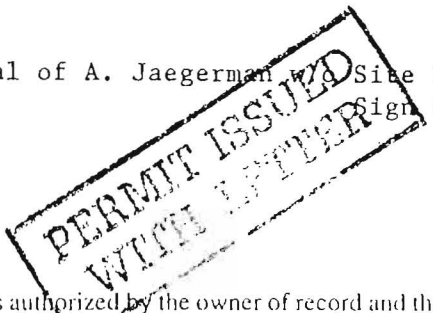


Location of Construction: 6 Portland Fish Pier		Owner: City of Portland		Phone:		Permit No: 950062	
Owner Address:		Leasee/Buyer's Name: Portland Fish Exchange, Inc.		Phone: 6 Portland		Business Name: Fish Pier Ptd, ME	
Contractor Name:		Address:		Phone: 773-0017 04101		Permit Issued: JAN 26 1995	
Past Use: Fish Auction		Proposed Use: Same w/Maintenance Shed		COST OF WORK: \$ 10,000.		PERMIT FEE: \$ 300. + 70.	
Proposed Project Description: Construct Maintenance Shed as per plans (22 x 22)		FIRE DEPT. <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group <i>S2</i> Type <i>5B</i>		Signature: <i>[Signature]</i>	
Permit Taken By: Mary Gresik		Date Applied For: 20 Dec 94/Site Plan		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)		Zone: CBL 041-A-006 WCE	
		Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Signature: _____ Date: _____		Zoning Approval: <i>OK See foundation construction</i>	
						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 <input type="checkbox"/> major <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>	

- This permit application doesn't 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.

30 Dec 94 - Permit to construct FOUNDATION ONLY - Upon approval of A. Jaegerman, City Engineer, and Site Plan Sign. Offs



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

[Signature]
 SIGNATURE OF APPLICANT XXXX ADDRESS: _____ DATE: 30 Dec 94 PHONE: _____
 Dennis Frappier

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE: _____

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

- 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: *1/19/95*

CEO DISTRICT **2**
M. S. MURPHY

Inspection Services
P. Samuel Hoffses
Chief



Planning and Urban Development
Joseph E. Gray Jr.
Director

CITY OF PORTLAND

January 25, 1995

RE: 6 Portland Fish Pier

Mr. Denny A. Frappier
Portland Fish Exchange
6 Portland Fish Pier
Portland, ME 04101

Dear Sir:

Your application to construct a 22' X 22' addition to be used as a maintenance shed, has been reviewed and a permit is herewith issued subject to the following requirements: This permit does not preclude the applicant from meeting applicable State and Federal laws.

No Certificate of Occupancy can be issued until all requirements of this letter are met.

Site Plan Review Requirements

Fire Dept. Approved LT. G. McDougall
Planning Division Approved Sarah Hopkins
Public Works Approved Sarah Hopkins
Inspections Division Approved Sam Hoffses

Building & Fire Code Requirements

1. A portable fire extinguisher shall be provided as per NFPA #10.
2. A fire alarm system shall be extended to new construction.
3. Your proposed plan shows rafter, 2-2 X 12 at 24 o.c. spanning 22'. This proposed use of 2 X 12' is very close to the maximum load requirement. Also if drifting occurs the rafters could fail, therefore I'm requiring a structural engineers seal on the rafters design.
4. In my letter to you dated January 17, 1995, I stated that the final building plans include elevations. I feel that after reviewing your plans that there was a misunderstanding on the type of elevation I was looking for. I will be looking for a sill elevation meaning the height of the sill above the flood plain level. Please submit this information before work begins.


Frappier

2

1/25/95

If you have any questions regarding these requirements, please do not hesitate to contact this office.

Sincerely,



P. Samuel Hoffses
Chief of Inspection Services

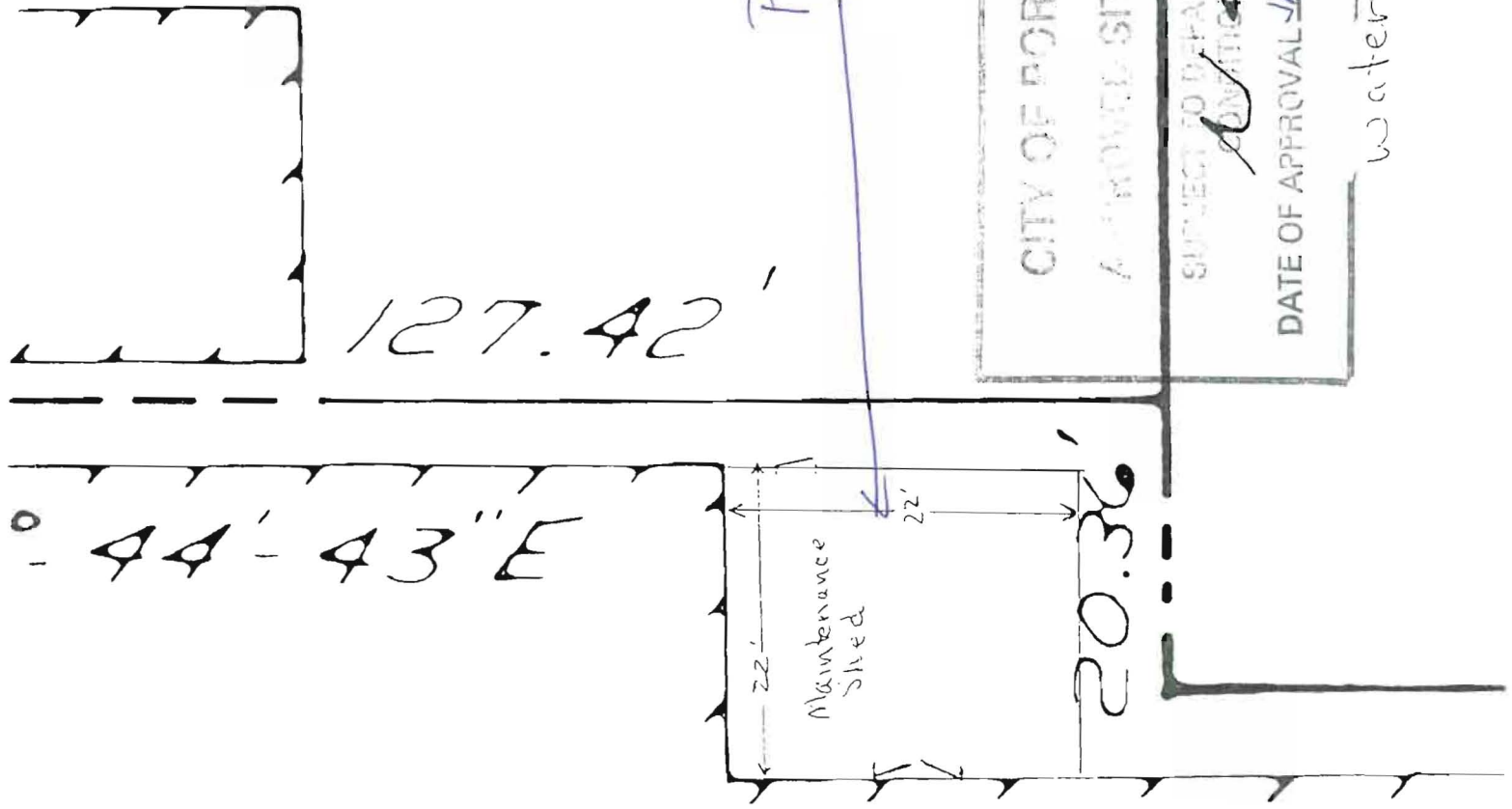
/el

cc: LT. Gaylen McDougall, Fire Prevention Officer
Sarah Hopkins, Senior Planner

Fish Exchange Building Addition

Lot # 7
Net Repair

PROPOSED
ADDITION



CITY OF PORTLAND
APPROVED SITE PLAN
15

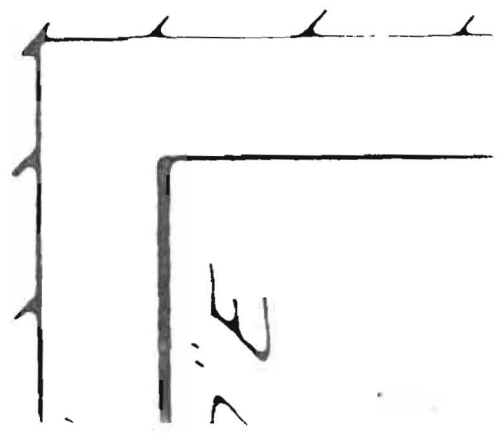
SUBJECT TO DEPARTMENTAL
COMMITMENT

DATE OF APPROVAL January 13, 1995

1420-15'

#6 Auction Room

Finger
Pier # 1



TOP

Administration
Room

Auction Room
Roof

Finger
Pier #1
Roof

EXISTING
DOOR

OUTSIDE
wall Footing

MAIN
DOOR

WIND
W

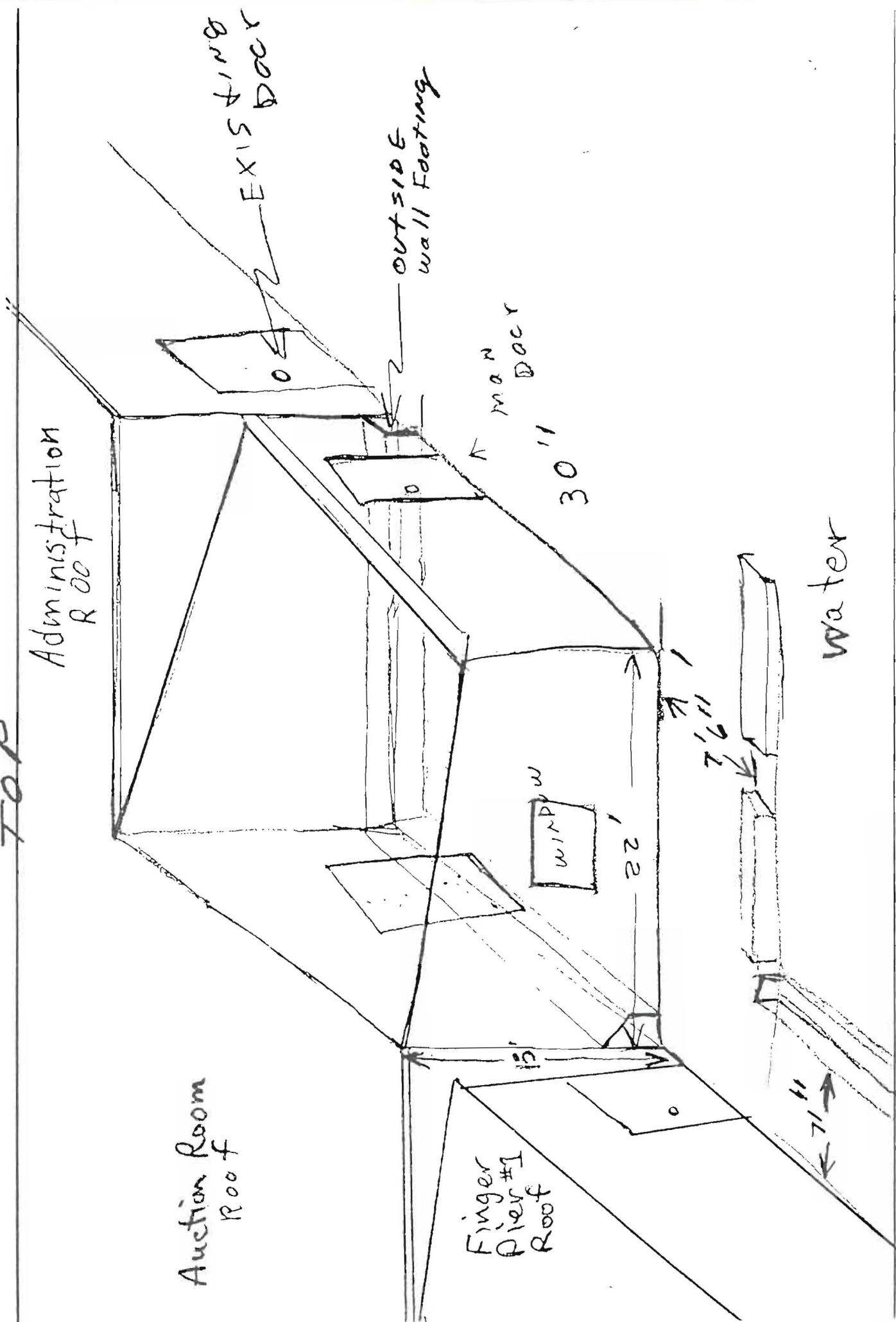
Water

30'11"

22'

7'6"

7'11"



CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

Portland Fish Pier

20 Dec 94

Applicant
6 Portland Fish Pier Ptld, ME 04101

Date

Mailing Address
Fish Auction

6 Portland Fish Pier
Address of Proposed Site
041-A-006

Proposed Use of Site
50,000 sq ft / 484 sq ft (additional)
Acreage of Site / Ground Floor Coverage

Site Identifier(s) from Assessors Maps
Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No
Board of Appeals Action Required: () Yes () No
Planning Board Action Required: () Yes () No

Proposed Number of Floors 1
Total Floor Area 484 sq ft

Other Comments: Construct Maintenance Shed (22 x 22)

Date Dept. Review Due: _____

BUILDING DEPARTMENT SITE PLAN REVIEW

(Does not include review of construction plans)

- Use does NOT comply with Zoning Ordinance
 - Requires Board of Appeals Action
 - Requires Planning Board/City Council Action

Explanation _____

- Use complies with Zoning Ordinance — Staff Review Below

Zoning:
SPACE & BULK,
as applicable

	DATE	ZONE LOCATION	INTERIOR OR CORNER LOT	40 FT. SETBACK AREA (SEC. 21)	USE	SEWAGE DISPOSAL	REAR YARDS	SIDE YARDS	FRONT YARDS	PROJECTIONS	HEIGHT	LOT AREA	BUILDING AREA	AREA PER FAMILY	WIDTH OF LOT	LOT FRONTAGE	OFF-STREET PARKING	LOADING BAYS	
COMPLIES																			
COMPLIES CONDITIONALLY																			CONDITIONS SPECIFIED BELOW
DOES NOT COMPLY																			REASONS SPECIFIED BELOW

REASONS: _____

SIGNATURE OF REVIEWING STAFF/DATE

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

ME Portland Fish Pier

20 Dec 94

Applicant
6 Portland Fish Pier Ptd, ME 04101

Date

Mailing Address
Fish Auction

6 Portland Fish Pier
Address of Proposed Site
041-A-006

Proposed Use of Site
50,000 sq ft / 484 sqw ft (additional)

Site Identifier(s) from Assessors Maps

Acreage of Site / Ground Floor Coverage

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No
Board of Appeals Action Required: () Yes () No
Planning Board Action Required: () Yes () No

Proposed Number of Floors _____
Total Floor Area 484 sq ft

Other Comments: Constructor Maintenance Shed (22 x 25)

Date Dept. Review Due: _____

FIRE DEPARTMENT REVIEW

12/21/94
(Date Received)

	ACCESS TO SITE	ACCESS TO STRUCTURES	SUFFICIENT VEHICLE TURNING ROOM	SAFETY HAZARDS	HYDRANTS	SIAMASE CONNECTIONS	SUFFICIENCY OF WATER SUPPLY	OTHER
APPROVED								
APPROVED CONDITIONALLY								CONDITIONS SPECIFIED BELOW
DISAPPROVED								REASONS SPECIFIED BELOW

REASONS: _____

(Attach Separate Sheet if Necessary)

[Signature]

SIGNATURE OF REVIEWING STAFF/DATE

FIRE DEPARTMENT COPY

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

Applicant 500 Portland Fish Pier

Date 20 Dec 94

Mailing Address 500 Portland Fish Pier, Portland, ME 04101

Address of Proposed Site 5 Portland Fish Pier

Proposed Use of Site 478 sq ft Deck

Site Identifier(s) from Assessors Maps 041-A-100

Acreage of Site / Ground Floor Coverage

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors 1

Board of Appeals Action Required: () Yes () No

Total Floor Area 478 sq ft

Planning Board Action Required: () Yes () No

Other Comments: Contractor to install deck

Date Dept. Review Due: _____

PLANNING DEPARTMENT REVIEW

(Date Received) 12/21/94

- Major Development — Requires Planning Board Approval: Review Initiated
- Minor Development — Staff Review Below

	LOADING AREA	PARKING	CIRCULATION PATTERN	ACCESS	PEDESTRIAN WALKWAYS	SCREENING	LANDSCAPING	SPACE & BULK OF STRUCTURES	LIGHTING	CONFLICT WITH CITY PROJECTS	FINANCIAL CAPACITY	CHANGE IN SITE PLAN
APPROVED	✓	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓
APPROVED CONDITIONALLY								✓				
DISAPPROVED												

REASONS: Applicant will submit building plans prior to issuance of building permit.

(Attach Separate Sheet if Necessary)

Jack [Signature]

SIGNATURE OF REVIEWING STAFF/DATE

CITY OF PORTLAND, MAINE

SITE PLAN REVIEW

Processing Form

EXE Portland Fish Pier

10 Dec 94

Applicant
6 Portland Fish Pier Pctd, ME 04101

Date

Mailing Address
Fish Auction

6 Portland Fish Pier
Address of Proposed Site
041-A-006

Proposed Use of Site
20,000 sq ft / 484 sq ft (additional)

Site Identifier(s) from Assessors Maps

Acreage of Site / Ground Floor Coverage

Zoning of Proposed Site

Site Location Review (DEP) Required: () Yes () No

Proposed Number of Floors 1

Board of Appeals Action Required: () Yes () No

Total Floor Area 484 sq ft

Planning Board Action Required: () Yes () No

Other Comments: Construct Maintenance Shed (22 x 22)

Date Dept. Review Due:

PUBLIC WORKS DEPARTMENT REVIEW

12/21/94
(Date Received)

	TRAFFIC CIRCULATION	ACCESS	CURB CUTS	ROAD WIDTH	PARKING	SIGNALIZATION	TURNING MOVEMENTS	LIGHTING	CONFLICT WITH CITY CONSTRUCTION PROJECT	DRAINAGE	SOIL TYPES	SEWERS	CURBING	SIDEWALKS	OTHER	
APPROVED	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
APPROVED CONDITIONALLY																CONDITIONS SPECIFIED BELOW
DISAPPROVED																REASONS SPECIFIED BELOW

REASONS:

(Attach Separate Sheet if Necessary)

John Gophin

SIGNATURE OF REVIEWING STAFF/DATE

Sam

Planning & Urban Development



Joseph E. Gray Jr.
Director

CITY OF PORTLAND

January 17, 1995

Dennis A. Frappier
Portland Fish Exchange
6 Portlan Fisher Pier
Portland, ME 04101

Re: Fish Exchange Addition

Dear Mr. Frappier:

On January 13, 1995 the Portland Planning Authority granted minor site plan approval for the maintenance shed addition to the Portland Fish Pier Building subject to the following condition:

- that final building plans, including elevations, will be submitted prior to issuance of a building permit.

The approval is based on the submitted site plan. If you need to make any modifications to the approved site plan, you must submit a revised site plan for staff review and approval.

We understand that the City of Portland will apply for an administrative subdivision amendment review for the office space addition to the Fish Exchange.

Please note the following provisions and requirements for all site plan approvals:

1. The site plan approval will be deemed to have expired unless work in the development has commenced within one (1) year of the approval or within a time period agreed upon in writing by the City and the applicant. A one year extension may be granted by this department if requested by the applicant in writing prior to the expiration date of the site plan.

2. A performance guarantee in a form acceptable to the City of Portland and an inspection fee equal to 1.7% of the performance guarantee will have to be posted before a building permit can be issued.
3. A defect guarantee, consisting of 10% of the performance guarantee, must be posted before the performance guarantee will be released.

If there are any questions, please contact the Planning Staff.

Sincerely,



Joseph E. Gray, Jr.
Director of Planning and Urban Development

cc: Alexander Jaegerman, Chief Planner
Sarah Hopkins, Senior Planner
✓ P. Samuel Hoffses, Chief of Building Inspections
Marge Schmuckal, Acting Zoning Administrator
George Flaherty, Director of Environmental/Intergovernmental Services
Kathy Staples, Project Engineer, Parks and Public Works
Owens McCullough, Acting Development Review Coordinator
William Bray, Deputy Director of Public Works
Jeff Tarling, City Arborist
Paul Niehoff, Materials Engineer
Natalie Burns, Associate Corporation Counsel
Lt. Gaylen McDougall, Fire Prevention
Mary Gresik, Building Permit Secretary
William Giroux, Waterfront Property Manager
Approval Letter File



PORTLAND FISH EXCHANGE, INC.

All-display fresh fish auction.

TO: Planning Board, City of Portland
FROM: Dennis A. Frappier
SUBJECT: Minor Site Plan for Maintenance Buildings
DATE: December 19, 1994

Please accept copies of the Amended Recording Plan of the Portland Fish Pier Complex from Owen Haskell, Inc. The Portland Fish Exchange, Inc., 6 Portland Fish Pier, a non-profit Maine corporation owned by the City of Portland, is the applicant.

The Portland Fish Pier is a level thoroughly planned and controlled industrial complex. All due consideration has been given to all the items on page 1355 - 1356 regarding the additional information requested in Sec. 14-525 Final Site Plan. (b) Contents 1 and 2

C. Written Statements

This project would entail two exterior walls and a roof to provide a "maintenance and repair" area at the eastern corner of the building abutting lot #7. The building will be 22' X 22' with a shed roof. (484 ft. square) There is not expected to be any solid waste except clean fill removal where the concrete footing will be poured.

This is a very simple and modest addition to our existing facility. I apologize for wasting your time to review this minor request, but I believe it meets the letter and spirit of the law.

The construction plan is to inclose the exterior walls and install a roof. Once enclosed, the interior will be finished throughout the slow winter season. This project has a \$10,000 budget for enclosing the space. We currently perform our maintenance and repair functions in the Northwest corner of the warehouse. The new seafood inspection requirements (HACCP) prohibit many of the mandatory maintenance and repair operations that currently occur in the same room. New seafood safety inspection (HACCP) requirements becomes mandatory in 1995.

Thank you for your speedy approval.

6 Portland Fish Pier

Never called for inspection -
unable to verify if it was correct
shed on pier that I inspected.
I believe it was correct location
and built per plans ✓