

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

638 CONGRESS STREET PARTNERS LLC

Located at

638 CONGRESS ST- (640-642)

PERMIT ID: 2013-02505

ISSUE DATE: 12/09/2013

CBL: 045 A003001

has permission to **Change of use from Pawn shop to Health and wellness ctr. Encompassing 640-642 Congress St.**

Dividing the large office space into two office spaces only walls and doors to be built.

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of the buildings and structures, and of the application on file in the department.

Notification of inspection and written permission procured before this building or part thereof is lathed or otherwise clsoed-in. 48 HOUR NOTICE IS REQUIRED.

A final inspection must be completed by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.

/s/ Craig Messinger

/s/ Jeanie Bourke

Fire Official

Building Official

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
THERE IS A PENALTY FOR REMOVING THIS CARD**

Approved Property Use - Zoning

101 residential dwelling units with retail, restaurants and personal services along 1st floor of Congress Street

Building Inspections

Use Group: B

Type: 3A per BP#95-0538

Fire Department

Business - Exercise Rooms/Personal Training

Frontage 640-642

MUBEC/IBC 2009

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703 (ONLY)
or email: buildinginspections@portlandmaine.gov

**Check the Status or Schedule an Inspection On-Line at
<http://www.portlandmaine.gov/planning/permitstatus.asp>**

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the city of Portland Inspections 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.**
- **Per Section 107.3.1 of the Maine Uniform Building and Energy Code (MUBEC). One set of printed approved stamped construction documents shall be kept at the site of work and shall be open to inspection by building officials.**

REQUIRED INSPECTIONS:

Framing Only

Electrical - Commercial

Certificate of Occupancy/Final

Final - Electric

Final - Fire

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

City of Portland, Maine - Building or Use Permit		Permit No: 2013-02505	Date Applied For: 11/08/2013	CBL: 045 A003001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Change the use of a retail paw shop to a Health & Wellness center at 640-642 Congress		Proposed Project Description: Change of use from Pawn shop to Health and wellness ctr. Encompassing 640-642 Congress St. Dividing the large office space into two office spaces only walls and doors to be built.		
Dept: Historic	Status: Not Applicable	Reviewer: Robert Wiener	Approval Date: 11/13/2013	
Note: It is the understanding of HP staff that no exterior alterations are proposed with this application, and none are approved by historic preservation staff.		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
Dept: Zoning	Status: Approved w/Conditions	Reviewer: Marge Schmuckal	Approval Date: 11/14/2013	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) Separate permits shall be required for any new signage.				
2) This property is located in the Pedestrian Activities District (PAD) which regulates first floor uses to retail -like and other uses as listed in section 14-217(b)(1). The front windows shall not be blocked or have curtains that block out visibility from the sidewalk. Your use(s) shall not change without review and approval PRIOR to implementation				
3) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.				
Dept: Building	Status: Approved w/Conditions	Reviewer: Jeanie Bourke	Approval Date: 12/06/2013	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
2) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work.				
Dept: Fire	Status: Approved w/Conditions	Reviewer: Craig Messenger	Approval Date: 12/04/2013	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) Shall comply with 2009 NFPA 101 Chapter 39 Existing Business Occupancies				
2) All construction shall comply with City Code Chapter 10.				
3) All outstanding code violations shall be corrected prior to final inspection				