

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

DEPARTMENT OF BUILDING INSPECTION

## PERMIT

Permit Number: 071514

PERMIT ISSUED

JAN 18 2008

CITY OF PORTLAND

This is to certify that GREG'S PROPERTIES CONSTRUCTION LLC is authorized to perform work on Remove two non-load bearing walls, additional seating for people at 795 CONGRESS ST (Permit No. 047 A0 3001) provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State 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 permit on project before this building or part thereof is started or proposed-in-progress. 4 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. Greg Carr  
 Health Dept. \_\_\_\_\_  
 Appeal Board \_\_\_\_\_  
 Other \_\_\_\_\_

*[Signature]* 1/14/08  
 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: 07-1514	Issue Date:	CBL: 047 A013001
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Location of Construction: 795 CONGRESS ST	Owner Name: GREG'S PROPERTIES CONGST L	Owner Address: 26 VILLAGE BROOK RD	Phone: 914-267-4440
Business Name:	Contractor Name: Steve Flynn	Contractor Address: PO Box 2353 Scarborough	Phone: 2078830306
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B-2b

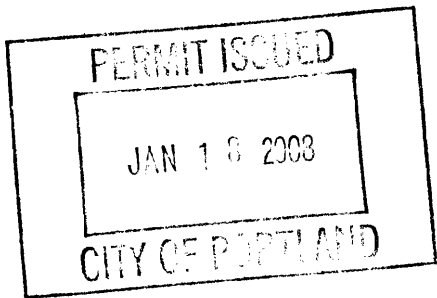
Past Use: Commercial - Restaurant with seating for 40	Proposed Use: Commercial - Restaurant with seating for 48 <i>Benny A Wings</i>	Permit Fee: \$40.00	Cost of Work: \$2,000.00	CEO District: 2
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: <i>A-2</i> Type: <i>SB</i> <i>IBC 2003</i>	

**Proposed Project Description:**  
Remove two non load bearing walls, add additional seating for 8 people

Signature: *Greg Curran*  
Signature: *[Signature]*  
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)  
Action:  Approved  Approved w/Conditions  Denied  
Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: lmd	Date Applied For: 12/19/2007	<b>Zoning Approval</b>	
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<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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>12/21/07</i>	<b>Zoning Appeal</b> <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 Date: _____	<b>Historic Preservation</b> <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 Date: <i>[Signature]</i>
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**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

<b>Permit No:</b> 07-1514	<b>Date Applied For:</b> 12/19/2007	<b>CBL:</b> 047 A013001
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<b>Location of Construction:</b> 795 CONGRESS ST	<b>Owner Name:</b> GREG'S PROPERTIES CONG ST L	<b>Owner Address:</b> 26 VILLAGE BROOK RD	<b>Phone:</b> 914-267-4440
<b>Business Name:</b>	<b>Contractor Name:</b> Steve Flynn	<b>Contractor Address:</b> PO Box 2353 Scarborough	<b>Phone:</b> (207) 883-0306
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

<b>Proposed Use:</b> Commercial - Restaurant with seating for 48- Bingas Wingas	<b>Proposed Project Description:</b> Remove two non load bearing walls, add additional seating for 8 people
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**Dept:** Zoning      **Status:** Approved      **Reviewer:** Marge Schmuckal      **Approval Date:** 12/21/2007  
**Note:**      **Ok to Issue:**

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Tammy Munson      **Approval Date:** 01/14/2008  
**Note:**      **Ok to Issue:**

- 1) Separate permits are required for any electrical, plumbing, or HVAC systems.  
Separate plans may need to be submitted for approval as a part of this process.

**Dept:** Fire      **Status:** Approved      **Reviewer:** Capt Greg Cass      **Approval Date:** 01/09/2008  
**Note:** called 12/26/07  
need more info.      **Ok to Issue:**

- 1) Revised seating plan recieved 01/09/08

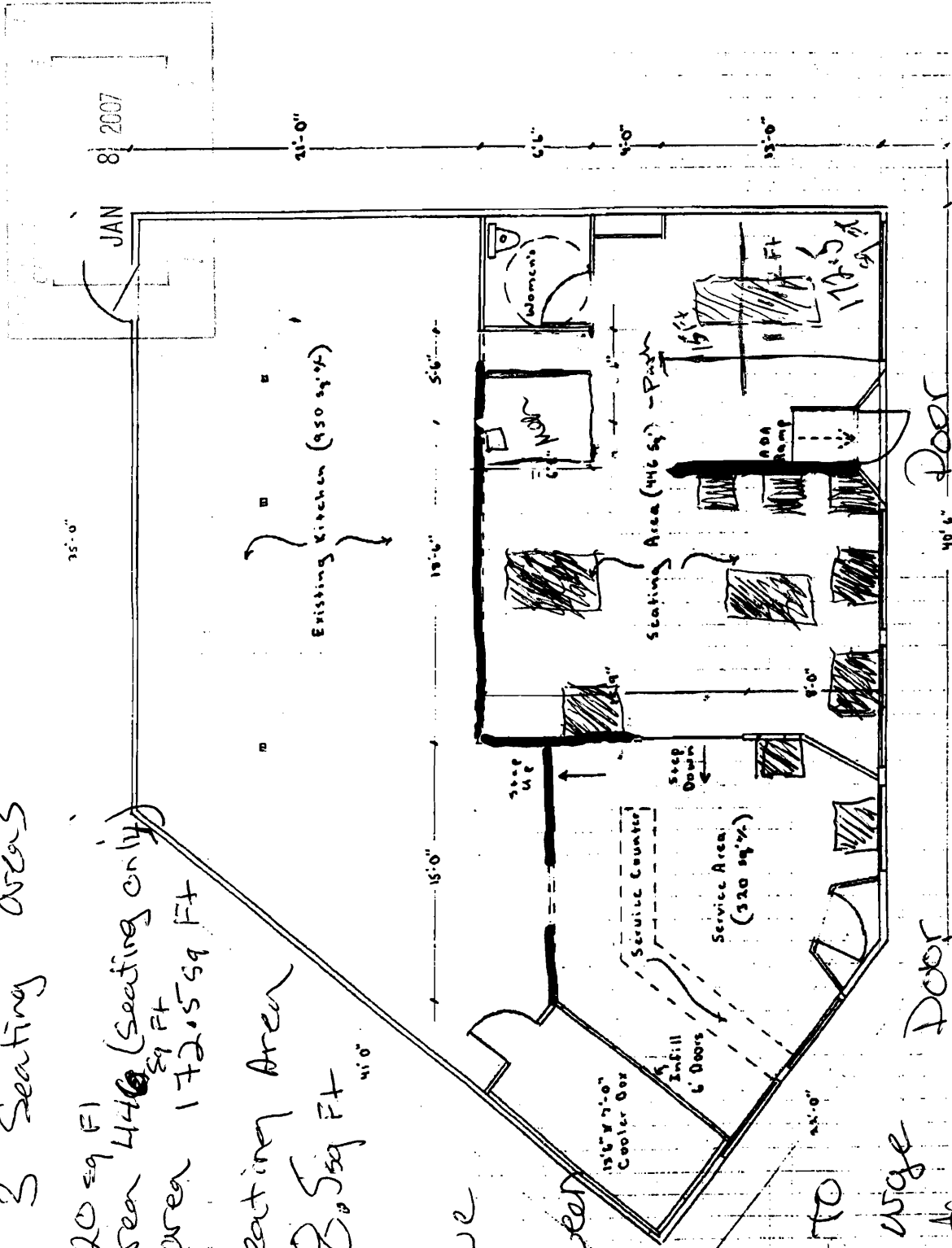
There are 3 Seating Areas

- ① The Bar 320 sq Ft
- ② The Dining area 446 (Seating only) sq Ft
- ③ our new area 172.5 sq Ft

Total Seating Area

938.5 sq Ft

Currently we have 40 Seats Between the Dining and Bar areas we would like to add one large Table Seating eight to ten more people

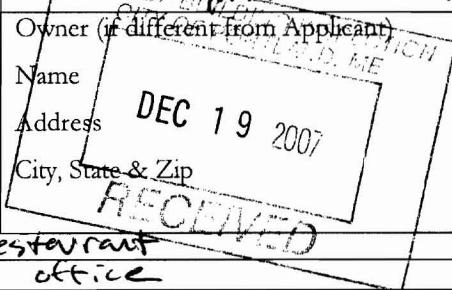




# General Building Permit Application

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: <u>795 Congress St.</u>		
Total Square Footage of Proposed Structure/Area <u>400 sq</u>		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#	Applicant * <b>must be owner, Lessee or Buyer*</b> Name <u>Alec Altman</u> Address <u>26 Village Brook Rd</u> City, State & Zip <u>Yarmouth ME 04096</u>	Telephone: <u>914 261-4440 cell</u> <u>847 3290 House</u>
Lessee/DBA (If Applicable) <u>Bing's Wings</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>2,000</u> C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>restaurant</u> If vacant, what was the previous use? <u>office</u> Proposed Specific use: <u>more seats</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Remove office walls add seating - Add vestibule -</u>		
Contractor's name: <u>Steve Flynn</u> Address: <u>Po Box 2353</u> City, State & Zip <u>W. Scarborough ME 04070-2353</u> Telephone: <u>883-0306</u> Who should we contact when the permit is ready: <u>Alec Altman</u> Telephone: <u>914 261-4440</u> Mailing address: <u>26 Village Brook Rd Yarmouth ME 04096</u>		



**Please submit all of the information outlined on the applicable 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: [Signature] Date: 12/13/07

**This is not a permit; you may not commence ANY work until the permit is issue**

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# Commercial Interior & Change of Use Permit Application Checklist

All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.

## One (1) complete set of construction drawings must include:

Note: Construction documents for costs in excess of \$50,000.00 must be prepared by a Design Professional and bear their seal.

- Cross sections w/framing details *NA*
- Detail of any new walls or permanent partitions *NA*
- Floor plans and elevations *NA*
- Window and door schedules
- Complete electrical and plumbing layout. *NA*
- Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment or other types of work that may require special review *N/A*
- Insulation R-factors of walls, ceilings, floors & U-factors of windows as per the IECC 2003 *NA*
- Proof of ownership is required if it is inconsistent with the assessors records. *NA*
- Reduced plans or electronic files in PDF format are required if originals are larger than 11" x 17". *N/A*
- Per State Fire Marshall, all new bathrooms must be ADA compliant. *N/A*

Separate permits are required for internal and external plumbing, HVAC & electrical installations.

**For additions less than 500 sq. ft. or that does not affect parking or traffic, a site plan exemption should be filed including:**

- The shape and dimension of the lot, footprint of the existing and proposed structure and the distance from the actual property lines.
- Location and dimensions of parking areas and driveways, street spaces and building frontage.
- Dimensional floor plan of existing space and dimensional floor plan of proposed space.

**A Minor Site Plan Review is required for any change of use between 5,000 and 10,000 sq. ft. (cumulatively within a 3-year period)**

**Fire Department requirements.**

The following shall be submitted on a separate sheet:

- Name, address and phone number of applicant **and** the project architect. *N/A*
- Proposed use of structure (NFPA and IBC classification) *N/A*
- Square footage of proposed structure (total and per story) *N/A*
- Existing and proposed fire protection of structure. | *N/A*
- Separate plans shall be submitted for
  - a) Suppression system
  - b) Detection System (separate permit is required)
- A separate Life Safety Plan must include:
  - a) Fire resistance ratings of all means of egress
  - b) Travel distance from most remote point to exit discharge
  - c) Location of any required fire extinguishers
  - d) Location of emergency lighting
  - e) Location of exit signs
  - f) NFPA 101 code summary
- Elevators shall be sized to fit an 80" x 24" stretcher.

For questions on Fire Department requirements call the Fire Prevention Officer at (207) 874-8405.

**Please submit all of the information outlined in this application checklist. If the application is incomplete, the application may be refused.**

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.

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

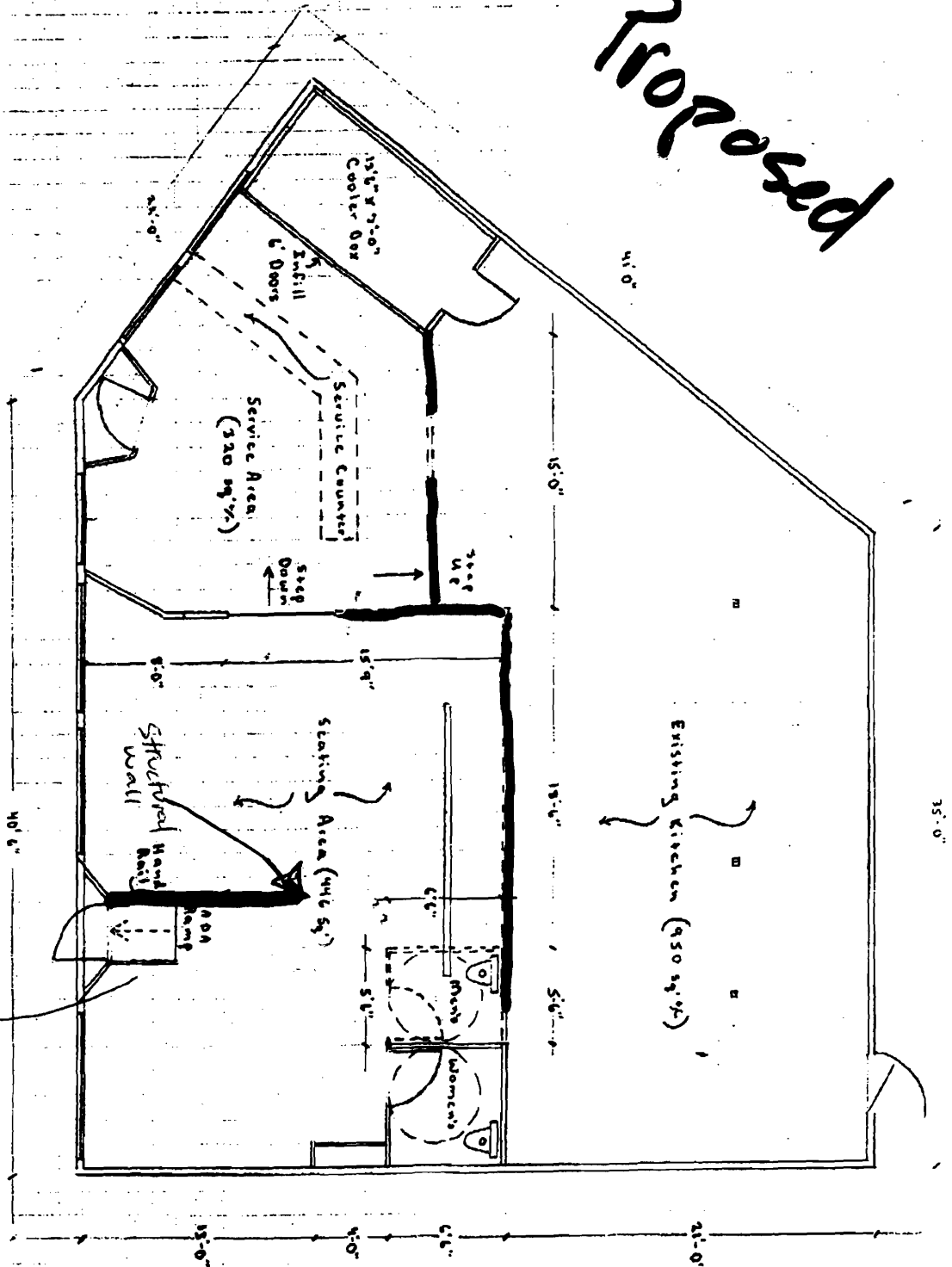
**This is not a Permit; you may not commence any work until the Permit is issued.**

## Alteration Plan

At our 795 Congress street location we plan to remove 2 office walls, both are non structural, the load bearing column is in the middle of the floor and will not be touched. The floor will be repaired and matched to the current floor. This will allow us to add one more big table to the dining room. Seating will be expanded from 40 to 48

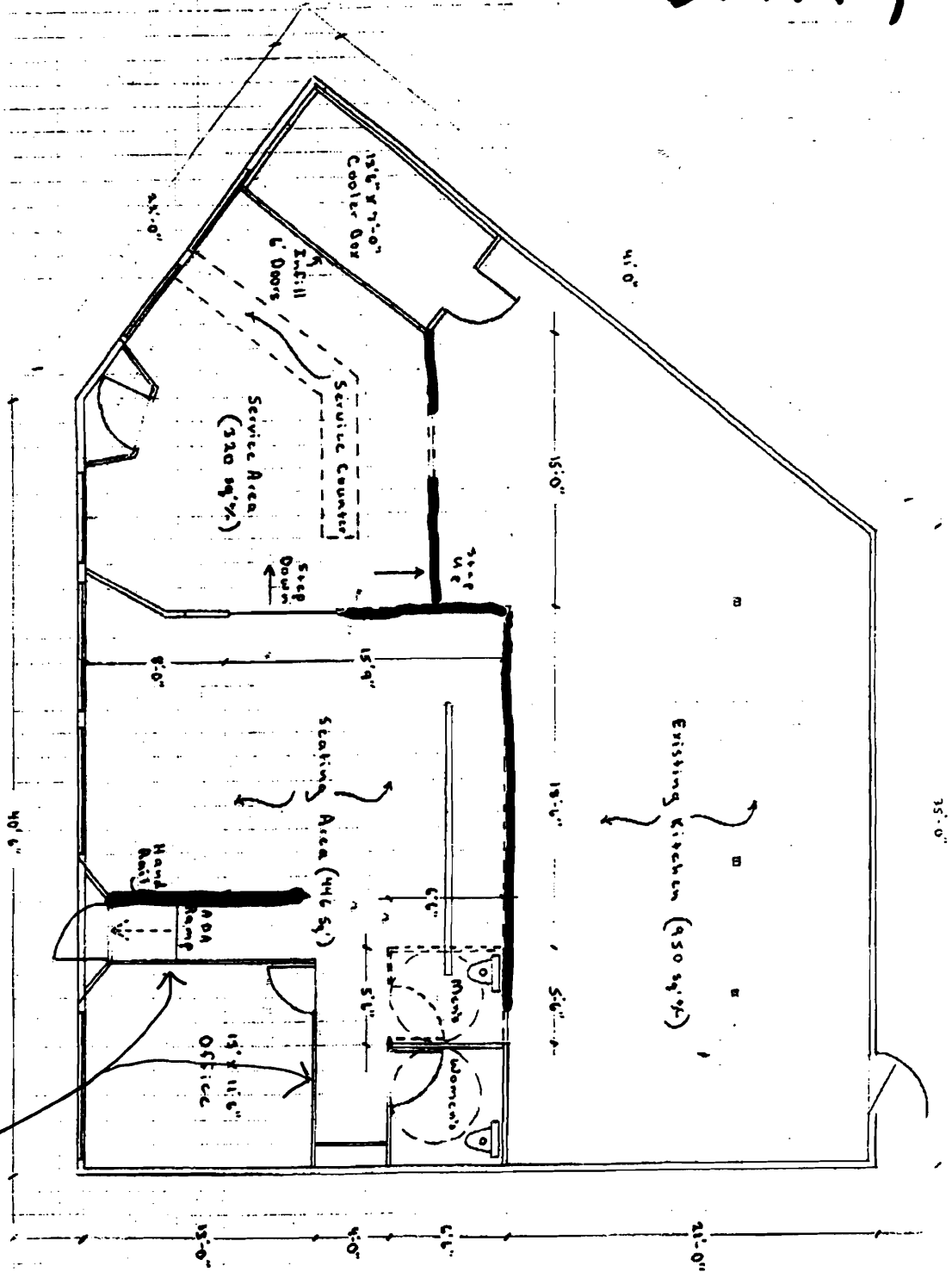


Proposed

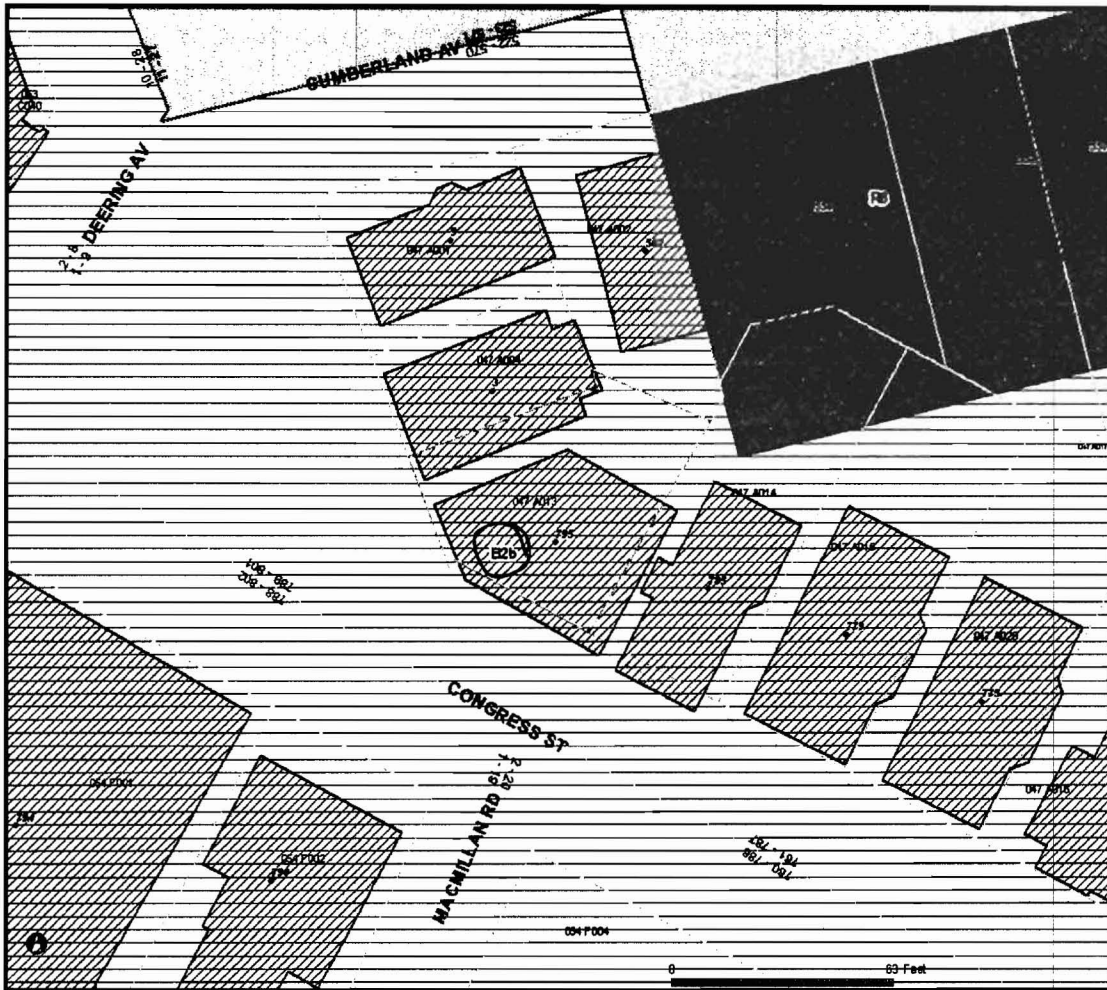


we will leave a 3' section of wall as a wind barrier

Existing



walls to come out



City of Portland  
GIS



DISCLAIMER : This is a product of the City of Portland MIS Department. The data depicted here have been developed with cooperation from other federal, state and local agencies. The City of Portland expressly disclaims responsibility for damages or liability that may arise from the use of this map.

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Portland, Maine  
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