

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

SECTION

**PERMIT ISSUED**  
Permit Number: 050799  
**JUL 27 2005**  
**CITY OF PORTLAND**

# PERMIT

This is to certify that Eleanor, LLC/Gregory Johns  
has permission to Change of use condo conversion / 6 unit do  
AT 174 Neal St 054 F026001

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 inspection must be given and written permission procured before this building or part thereof is altered or closed-in. **48 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. Capt. Greg Cass 7-27-05  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
Department Name \_\_\_\_\_

*[Handwritten Signature]*  
7/22/05  
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: 05-0799	Issued <b>PERMIT ISSUED</b> JUL 27 2005	054 F026001
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<b>Location of Construction:</b> 174 Neal St	<b>Owner Name:</b> Eleanor, LLC	<b>Owner Address:</b> 757 Congress St	<b>Phone:</b> 207-774-9303
<b>Business Name:</b>	<b>Contractor Name:</b> Gregory Johnson	<b>Contractor Address:</b> 757 Congress St Portland	<b>Phone:</b> 9303
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b>	<b>Zone:</b> I

<b>Past Use:</b> 6 unit residential	<b>Proposed Use:</b> Change of use condo conversion / 6 unit condo	<b>Permit Fee:</b> \$1,350.00	<b>Cost of Work:</b> \$1,350.00	<b>CEO District:</b> 2
<b>Proposed Project Description:</b> Change of use condo conversion / 6 unit condo		<b>FIRE DEPT:</b> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	<b>INSPECTION:</b> Use Group: R-2 Type: SB IBC 2003	
<i>legal use: 6 residential dwelling units</i>		<i>with conditions</i>		<i>Signature: [Signature]</i>
		<b>PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)</b>		<i>Signature: [Signature]</i>
		<b>Action:</b> <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied		<b>Date:</b>

<b>Permit Taken By:</b> Idobson	<b>Date Applied For:</b> 06117/2005	<b>Zoning Approval</b>		
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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
<i>OK with condit</i>	<i>S</i>	<i>my exterior work requires a separate review and approval</i>
<b>Date:</b> <i>8/7/05</i>	<b>Date:</b>	<b>Date:</b>

**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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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8-2-05 Inspected has some issues  
hours will fix  
+ call back

8-5-05 Re-inspected  
all viola's corrected for  
first hour of issues  
Amy

OK to issue Cert's



CITY OF PORTLAND, MAINE  
Department of Building Inspection

# Certificate of Occupancy

LOCATION 174 Neal St

CBL 054 F026001

Issued to Eleanor, LLC/Gregory Johnson

Date of Issue 08/09/2005

**This is to certify** that the building, premises, or part thereof, at the above location, built ~~—~~ altered ~~—~~ changed **as to use** under Building Permit No. 05-0799, has had final inspection, ~~has~~ been found to conform substantially to requirements of **Zoning Ordinance** and ~~Building Code~~ of the City, and is hereby approved for occupancy or use, limited or otherwise, **as** indicated below.

PORTION OF BUILDING OR PREMISES

3rd Floor Right  
Unit #6  
176 Neal St.

APPROVED OCCUPANCY

Single Family Condominium  
Use Group R-2  
Type 5B

Limiting Conditions:

Use permit only. This does not constitute Building Code Compliance.

This certificate supersedes  
certificate issued

Approved:

8-9-05 *Markland Wing*  
(Date) Inspector

*Alfred J. Spoke*  
Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.



CITY OF PORTLAND, MAINE  
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PORTION OF BUILDING OR PREMISES

3rd Floor Left  
Unit #3  
174 Neal St.

APPROVED OCCUPANCY

Single Family Condominium  
Use Group R-2  
Type 5B

Limiting Conditions:

Use permit only. This does not constitute Building Code Compliance.

This certificate supersedes  
certificate issued

Approved:

8-9-05 *Markland Wing*  
(Date) Inspector

*Alfred J. Spoke*  
Inspector of Buildings

8-10-05 *Markland Wing*



CITY OF PORTLAND, MAINE  
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PORTION OF BUILDING OR PREMISES

1st Floor Right  
Unit #4  
176 Neal St.

APPROVED OCCUPANCY

Single Family Condominium  
Use Group R-2  
Type 5B

Limiting Conditions:

Use permit only. This does not constitute Building Code Compliance.

This certificate supersedes certificate issued

Approved:

8-9-05 *Maikland Weing*  
(Date) Inspector

*[Signature]*  
Inspector of Buildings

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PORTION OF BUILDING OR PREMISES

2nd Floor Right  
Unit #5  
176 Neal St.

APPROVED OCCUPANCY

Single Family Condominium  
Use Group R-2  
Type 5B

Limiting Conditions:

Use permit only. This does not constitute Building Code Compliance.

This certificate supersedes certificate issued

Approved:

8-9-05 *Maikland Weing*  
(Date) Inspector

*[Signature]*  
Inspector of Buildings

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PORTION OF BUILDING OR PREMISES

1st Floor Left  
Unit #1  
174 Neal St.

APPROVED OCCUPANCY

Single Family Condominium  
Use Group R-2  
Type 5B

**Limiting Conditions:**

Use permit only. This does not constitute Building Code Compliance.

**This certificate supersedes certificate issued**

Approved:

8-9-05 *Markand Wig*  
.....  
(Date) Inspector

*Gregory Johnson*  
.....  
Inspector of Buildings

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PORTION OF BUILDING OR PREMISES

2nd Floor Left  
Unit #2  
174 Neal St.

APPROVED OCCUPANCY

Single Family Condominium  
Use Group R-2  
Type 5B

**Limiting Conditions:**

Use permit only. This does not constitute Building Code Compliance.

**This certificate supersedes certificate issued**

Approved:

8-9-05 *Markand Wig*  
.....  
(Date) Inspector

*Gregory Johnson*  
.....  
Inspector of Buildings