

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

PAPI CAESAR A JR AND MARY T OR SURV

Located at

237 SPRING ST

PERMIT ID: 2015-01162

ISSUE DATE: 07/31/2015

CBL: 056 G040001

has permission to **Change of Use From vacant retail space (variety store) to a daycare facility for up to 12 children - "Kiddie Garden LLC". Add Egress Window, no electric no plumbing**

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/ David Petruccelli

/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

first floor - daycare for up to 12 children

Building Inspections

Use Group: I-4

Type: 5B

Institutional - Day Care for up to 12 children

Mixed use separated

First floor

MUBEC/IBC 2009

Fire Department

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

Certificate of Occupancy/Final

Fire - Change of Use Inspection

Final - Electric

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: 2015-01162	Date Applied For: 05/22/2015	CBL: 056 G040001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Child Daycare Facility for up to 12 Children ("Kiddle Garden LLC") first floor		Proposed Project Description: Change of Use From vacant retail space (variety store) to a daycare facility for up to 12 children - "Kiddie Garden LLC". Add Egress Window, no electric no plumbing		
Dept: Historic	Status: Approved w/Conditions	Reviewer: Robert Wiener	Approval Date: 07/30/2015	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) Trim for new window is to match the existing small first-floor windows, except for a larger sill at the bottom.				
2) Proposed window is understood to be a casement window, sized for egress, approximately 32" x 48". Location as shown on marked-up photo received on 7/30/15.				
Dept: Zoning	Status: Approved w/Conditions	Reviewer: Ann Machado	Approval Date: 07/09/2015	
Note: The applicant was granted a conditional use appeal on May 7, 2015 to have a daycare for up to 12 children.		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) ANY exterior work requires a separate review and approval thru Historic Preservation. This property is located within an Historic District.				
2) Separate permits shall be required for any new signage.				
Dept: Building Inspecti	Status: Approved w/Conditions	Reviewer: Jeanie Bourke	Approval Date: 07/23/2015	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) This permit is approved per compliance with the State of Maine adoption of MUBEC, as revised. This designates the State Fire Marshal and DHHS to regulate compliance of this structure for the proposed Child Care Provider. Http://www.maine.gov/dps/fmo/documents/ChildCareFacility.pdf Any plan of action deemed acceptable by the SFM shall be submitted to this office electronically and compliance is required prior to the issuance of the Certificate of Occupancy.				
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.				
3) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
Dept: Engineering DPS	Status: Not Applicable	Reviewer: Benjamin Pearson	Approval Date: 05/26/2015	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) This approval is non-applicable to Engineering DPS as it relates to approval for Grease Control Equipment for the Fats, Oil, and Grease Program. If approval is needed for this project by the Engineering Department of Public Services for any other reason than FOG, please contact David Margolis-Pineo at 207-874-8850 or dmp@portlandmaine.gov				
Dept: Fire	Status: Approved w/Conditions	Reviewer: David Petruccelli	Approval Date: 07/13/2015	
Note: Will need inspection and approval of State Fire Marshal		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
1) Shall meet the requirements of 2009 NFPA 1 Fire Code.				

- 2) A master box connection and drill switch is required. AES Zones shall be:
 1. Water flow
 2. City Disconnect: Water flow
 3. Pull stations and detectors
 4. City Disconnect: Pull stations and detectors
 5. Not assigned
 6. Not assigned
 7. Not assigned
 8. AES tamper switch
- 3) Assembly and educational occupancies and uses with an occupant load of 100 or more persons required listed panic or fire exit hardware on doors serving as a means of egress.
- 4) Emergency lights and exit signs are required. Emergency lights and exit signs are required to be labeled in relation to the panel and circuit and on the same circuit as the lighting for the area they serve.
- 5) Application requires State Fire Marshal approval.
- 6) All outstanding code violations shall be corrected prior to final inspection.
- 7) Street addresses shall be marked on the structure and shall be as approved by the City E-911 Addressing Officer.
- 8) This permit is for change of use only; any construction shall require additional permits. The occupancy shall comply with City Code Chapter 10 upon inspection.
- 9) Notification: Two means of egress are required from every story. "MRSA Title 25 § 2453"