

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that
CAMPBELL CHRISTOPHER

Located at
246 DANFORTH ST

PERMIT ID: 2017-01447 **ISSUE DATE:** 11/02/2017 **CBL:** 057 G006001

has permission to **Change of use from single family to art studio. Window and door replacements and non-structural façade improvements.**

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 closed-in. 48 hour notice is required.

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

/s/ Jason Grant

/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

Art studio

Building Inspections

Use Group: B **Type:** 5B
Business - art studio - fine art print & traditional book binding
Occupant load = 12
Nonsprinkled
First Floor
MUBEC/IBC 2009

Fire Department

Classification:
Business
ENTIRE
NFPA 101 CH 38

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

**Check the Status of Permit or Schedule an Inspection 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 Division for the inspections listed below. Appointments must be requested 48 to 72 hours in advance. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that are attached to this permit.**
- **Permits expire in 6 months if the project is not started or ceases for 6 months.**
- **If the inspection requirements below are not followed, then 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 will be kept at the site of work and open to inspection by building officials.**

REQUIRED INSPECTIONS:

Framing Only

Electrical Close-in

Certificate of Occupancy/Final Inspection

Final - Fire

The project cannot move to the next phase prior to the required inspection and approval to continue.

If the permit requires a certificate of occupancy, it must be paid and issued to the owner or designee before the space may be occupied.

City of Portland, Maine - Building or Use Permit		Permit No: 2017-01447	Date Applied For: 09/13/2017	CBL: 057 G006001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Art studio		Proposed Project Description: Change of use from single family to art studio. Window and door replacements and non-structural façade improvements.		
<p>Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 09/27/2017</p> <p>Note: B-1 zone Art studio allowed use per §14-162(a)(2)(g). Floor area 1,116 sf - exempt from off-street parking requirement as it does not exceed 3,000 sf in area per §14-332(1). Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) This property shall remain an art studio. Any change of use shall require a separate permit application for review and approval. 2) Separate permits shall be required for any new signage. 3) Once operating, the art studio shall meet all external effects requirements of Section 14-167, including but not limited to noise, vibration, glare, fumes, smoke, and material storage standards. 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. 				
<p>Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Jeanie Bourke Approval Date: 10/19/2017</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) 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. 2) All existing fire separation partitions, barriers and horizontal assemblies at adjacent occupancies or dwelling units shall be maintain for rating and continuity. Additional materials may need to be added for compliance. 3) 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. 				
<p>Dept: Fire Status: Approved w/Conditions Reviewer: Jason Grant Approval Date: 11/02/2017</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) Per the 2010 Americans with Disabilities Act the business must remove architectural barriers in existing that are readily achievable. Readily achievable means easily accomplishable without much difficulty or expense. This requirement is based on the size and resources of a business. So, business with More resources are expected to remove more barriers than business with fewer resources. 2) The means of egress shall be illuminated and marked in accordance with 2009 NPFA 101, sections 7.8 and 7.10. 3) Fire extinguishers are required per NFPA 1 (2009 Edition) Table 13.6.2. The quantity, size, type and location shall be in accordance with NFPA 1, 13.6.8. 4) All construction shall comply with City Code, Chapter 10. All construction shall comply with 2009 NFPA 101 Life Safety Code, Chapter # 38 and other applicable chapters All construction shall comply with 2009 NFPA 1, Fire Code. This review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code. NFPA 1 (section 1.14.4). All means of egress to remain accessible at all times. If applicable, all outstanding code violations shall be corrected prior to final inspection. 				