

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 020060	Issue Date: FEB - 8 2002	CBL: 064 A001001
----------------------	------------------------------------	---------------------

Location of Construction: 966 Congress St	Owner Name: Union Station Lmt Partnership	Owner Address: 12 Brook St	Phone: 2078887060
Business Name: n/a	Contractor Name: Leighton, Chris	Contractor Address: 7 WildRidge Road Standish	Phone: 2073183943
Lessee/Buyer's Name: n/a	Phone: n/a	Permit Type: Alterations - Commercial	Zone: B-2
Past Use: Commercial / Vacant; Prior use was retail a Liqour Store	Proposed Use: Commercial / Retail; Building a rehearsal room for drums	Permit Fee: \$44.00	Cost of Work: \$2,500.00
		CEO District: 3	
Proposed Project Description: Interior Renovations		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: M Type: 302 BOCA 99
		Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)			
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied			
		Signature:	Date:

Permit Taken By: gg	Date Applied For: 01/22/2002	Zoning Approval	
-------------------------------	--	------------------------	--

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. 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..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MMT <input type="checkbox"/></p> <p>Date: <i>ok 1/31/02</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>
	<p><i>Separate prints required for New Signage</i></p>		

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 _____

BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below

Pre-construction Meeting: Must be scheduled with your inspection team upon receipt of this permit. Jay Reynolds, Development Review Coordinator at 874-8632 must also be contacted at this time, before any site work begins on any project other than single family additions or alterations.

Footings/Building Location Inspection: Prior to pouring concrete

Re-Bar Schedule Inspection: Prior to pouring concrete

Foundation Inspection: Prior to placing ANY backfill

Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling

Final/Certificate of Occupancy: Prior to any occupancy of the structure or use. NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

[Signature]
Signature of applicant/designee

2-8-02
Date

[Signature]
Signature of Inspections Official

2/8/02
Date

CBL: 64 A 1 Building Permit #: 020060

Application ID Number: 2-0060

Department: Zoning

Status: Approved with Conditions

Reviewer: Marge Schmuckal

Comments: Union Station Plaza

Approval Date: 01/31/2002

Stop On Date: 01/24/2002

OK to Issue Permit Name: Marge Schmuckal Date: 01/31/2002 Page: 1

Conditions Section:

Separate permits shall be required for any new signage.

Please note that the B-2 Zone has limits on external effects, including noise. Between 7:00 am & 9:00 pm noise generated from this location shall not exceed sixty (60) decibels on the A scale. From 9:00 pm to 7:00 am noise generated from this location shall not exceed fifty-five (55) decibels on the A scale. These regulations shall be taken into account during construction of the rehearsal rooms. This information shall be passed on to the tenant and owner by the permit holder.

Create Date: 01/23/2002 By: gg Update Date: 01/31/2002 By: mes

CBL

64-17-1

STREET ADDRESS

966 Congress St

DATE

TIME

CONTACT

NARRATIVE

INITIALS

DATE	TIME	CONTACT	NARRATIVE	INITIALS
			① Storage Deck (A) Ceiling Height	
			(B) Guardrail	
			(C) Type of Construction	
			② Stairway Dimensions (Tread, Rise, Width & Headroom)	
2/8			Review with Chris	
			7'6" Ceiling Height Min	
			42" High Guardrail	
			3B Construction	
			7" Max Rise	
			11" Min Tread	
			Continuous Handrail/Return	
			beyond steps	
			44" Wide Stairway	

02 0060

All Purpose Building Permit Application

∴ 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>250 St. John St. Portland Me. (Union Station Plaza)</u>		
Total Square Footage of Proposed Structure <u>550</u>	Square Footage of Lot <u>[REDACTED]</u> <u>2300</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>064</u> Block# <u>A 001</u> Lot#	Owner: <u>Bob Connor</u>	Telephone: <u>1-888-7060</u>
Lessee/Buyer's Name (If Applicable) <u>-</u>	Applicant name, address & telephone: <u>Chris Dealaman</u> <u>415 Forest Ave. 874-6630</u> <u>c/o Drumshop</u> <u>Portland Me. 04101</u>	Cost Of Work: \$ <u>2500.00</u> Fee: \$ <u>44.00</u>
Current use: <u>Vacant</u>		
If the location is currently vacant, what was prior use: <u>State Liquor Store</u>		
Approximately how long has it been vacant: <u>2 month</u>		
Proposed use: <u>Retail/Drum</u>		
Project description: <u>Building rehearsal rooms with supported structure above.</u>		
Contractor's name, address & telephone: <u>Chris Leighton 7 Wild Ridge Rd. Standish Me. 04084</u> <u>318-3943</u>		
Who should we contact when the permit is ready: <u>Chris Dealaman</u>		
Mailing address: <u>415 Forest Ave. Portland Me 04101</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up. PHONE: <u>xx call Chris</u> <u>874-6630</u>		

IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.

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 of applicant: <u>[Signature]</u>	Date: <u>1/25/02</u>
--	----------------------

This is NOT a permit, you may not commence ANY work until the permit is issued. If you are in a Historic District you may be subject to additional permitting and fees with the Planning Department on the 4th floor of City Hall

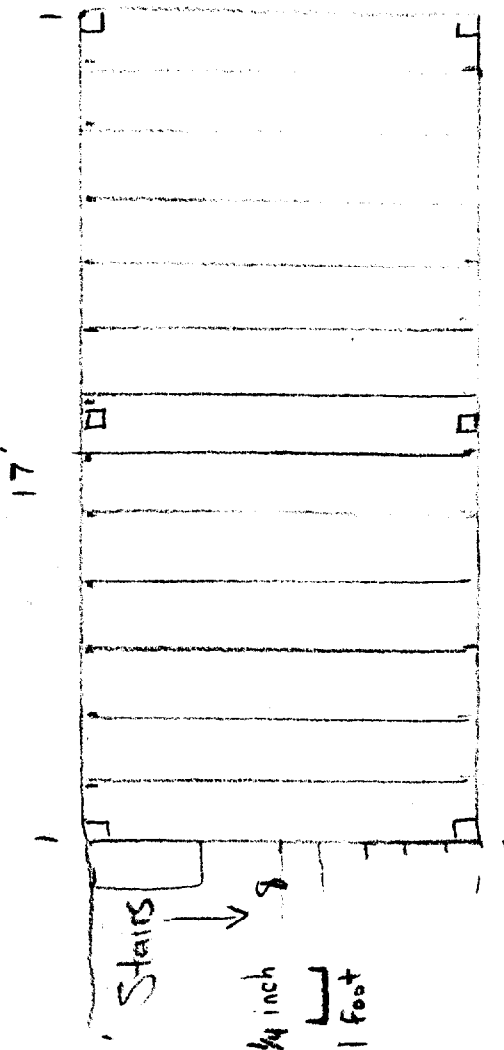
[Signature]

JAN 2 2002

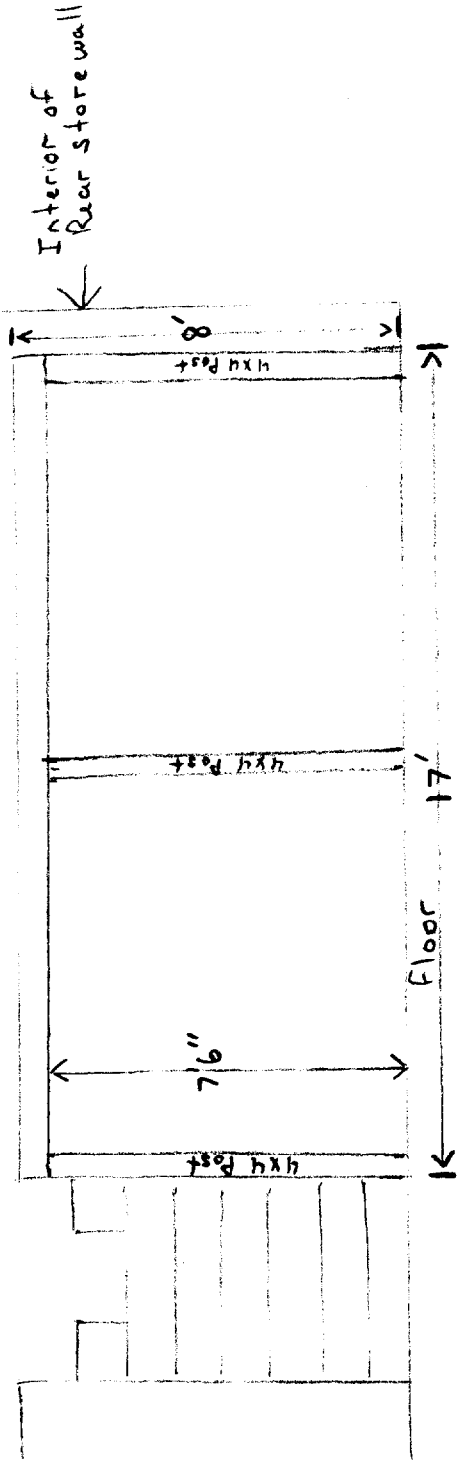
Storage Deck will be constructed of 2x6's and supported by 6 4x4 posts. It will be sheeted with 1/2" plywood. Top deck elevation will be 8'

Floor Joist layout of Storage Deck in rear of store

Rear wall of store



ceiling



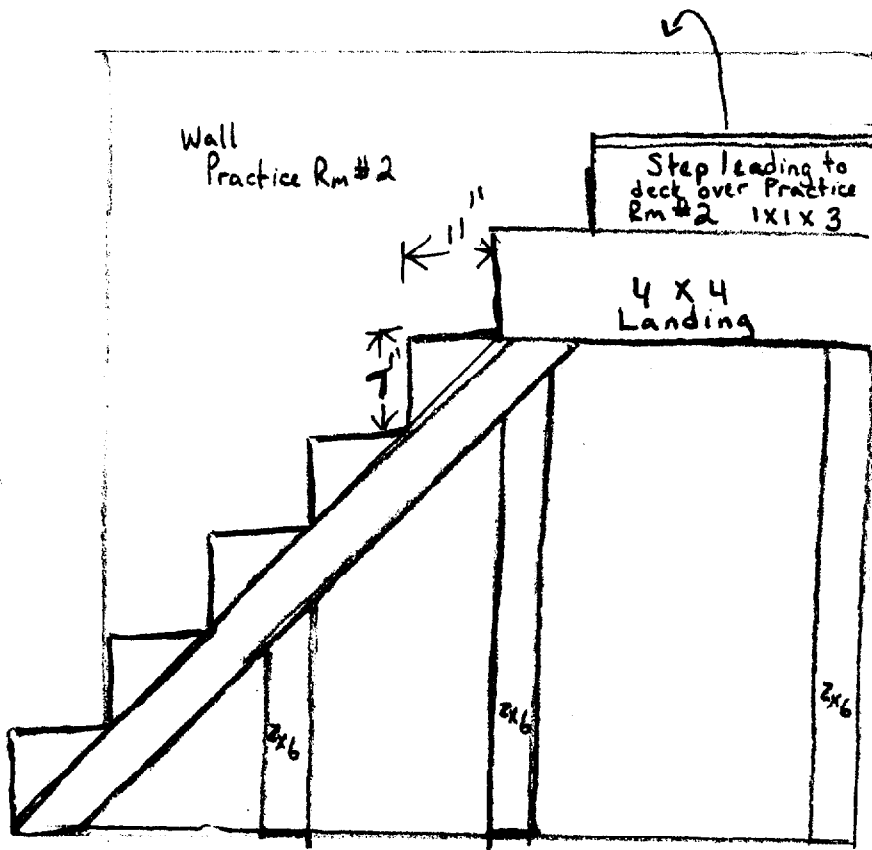
Project Objectives:

- #① Remove the existing dividing wall.
- #② To build a dividing wall in the existing bathroom for the purpose of creating a storage closet for storage of office supplies, etc.
- #③ Connecting two 8x10 rooms to the existing bathroom. These rooms will be used for giving drum lessons as well as testing equipment.
- #④ Decking off above the existing bathroom, and two practice rooms for the purpose of maximizing the amount of retail & storage space.
- #⑤ Building a raised platform in the rear of the store. This will also increase the amount of much needed storage space.
- #⑥ A stair way will also be installed for easier access of items stored on the two platforms.

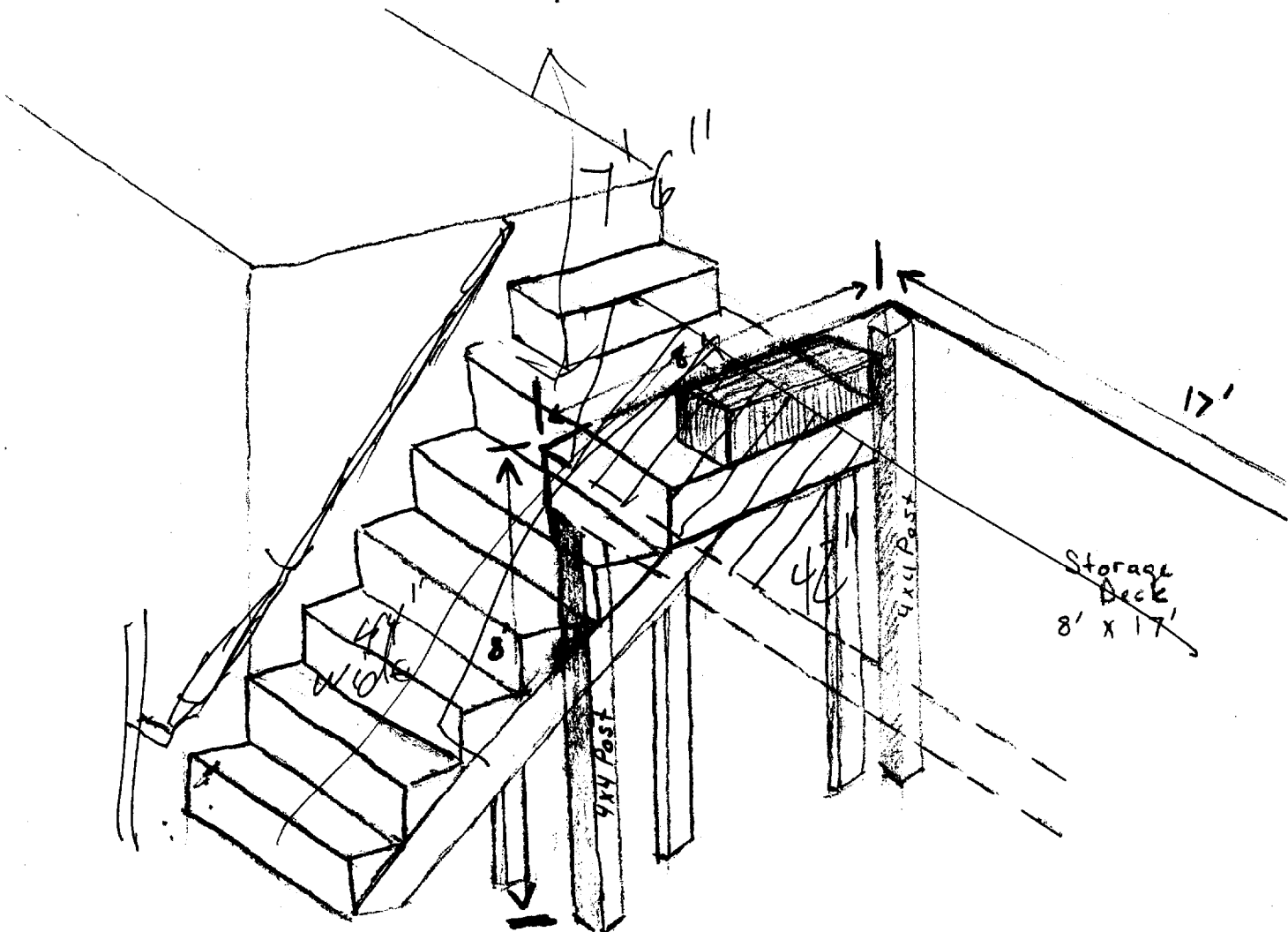
①

- All walls will be constructed of 2x6 lumber. This is necessary because of the need to store drum sets and hardware on the two elevated platforms. The walls will be insulated with sound board on the interior walls as well as Fiber glass inside the walls. All exterior walls will be sheetrocked with 1/2" gypsum.

The 2 decks will be framed of 2x6 lumber and sheeted with 1/2" plywood.



$\frac{1}{2}$ inch
1 foot

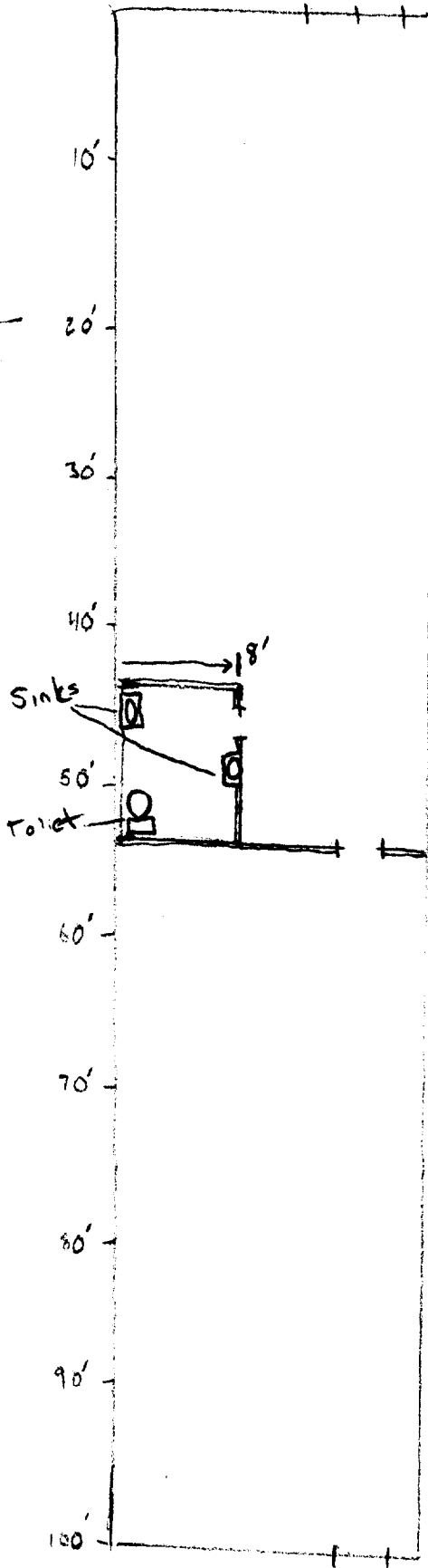


Store Rear
Existing

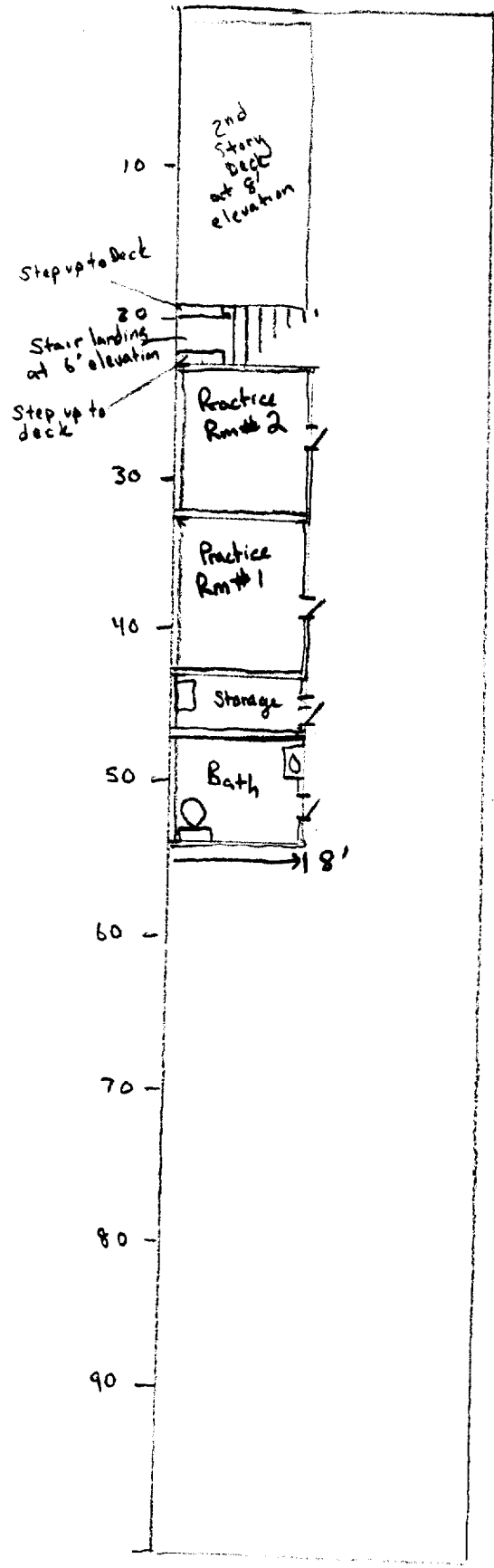
Floor Plans

18

Proposed
1st level



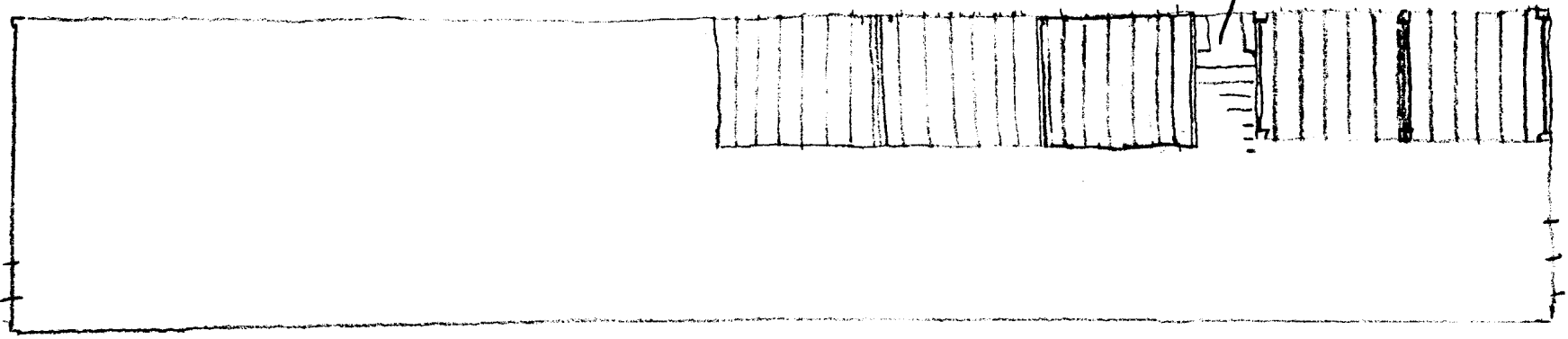
Store Front



- Walls will be 2x6 Construction
- Walls will be insulated, as well as ceilings
- interior walls will also have 1/2" sound board as well

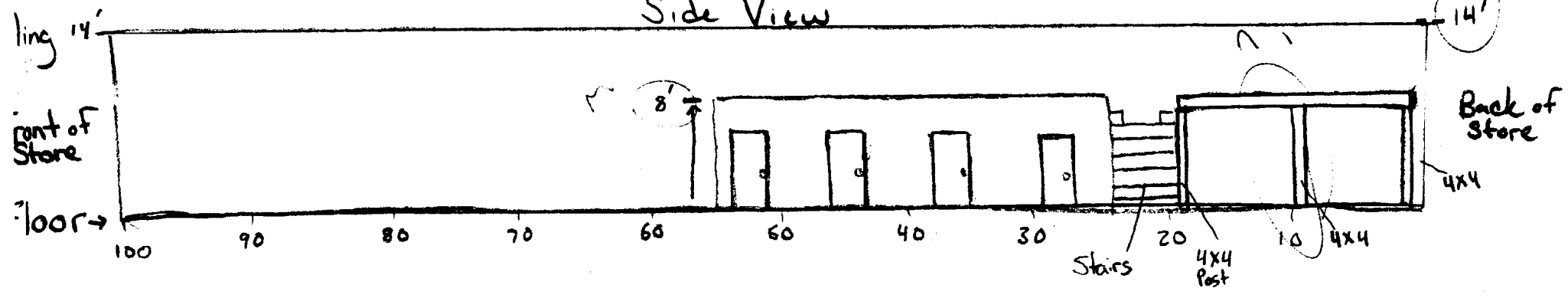
92

Floor joists will be placed 16" on center.



2nd Story Storage Deck
Floor joists at 8' on center

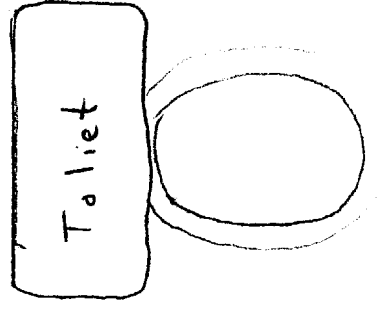
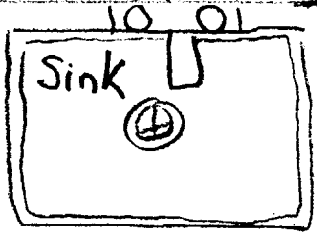
Floor Plan



Side View

10

existing wall



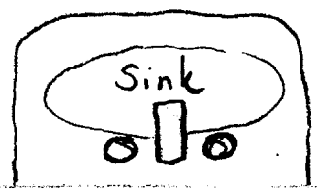
Bath

Studs
 16' on Center
 Single Plate on
 Bottom
 Double Plate on
 top
 2x4 Construction
 7'6" elevation to
 ceiling

1/2" sheetrock

Storage

2x6 wall
 shared with
 Practice room #1



Contraction Detail

Existing Wall

1 Foot

3'

3'

Single Plate on bottom
Double Plate on Top
2 X 6 construction
Studs 16" on center
1/2" sound Board on
interior walls & ceilings

Practice Rm # 1

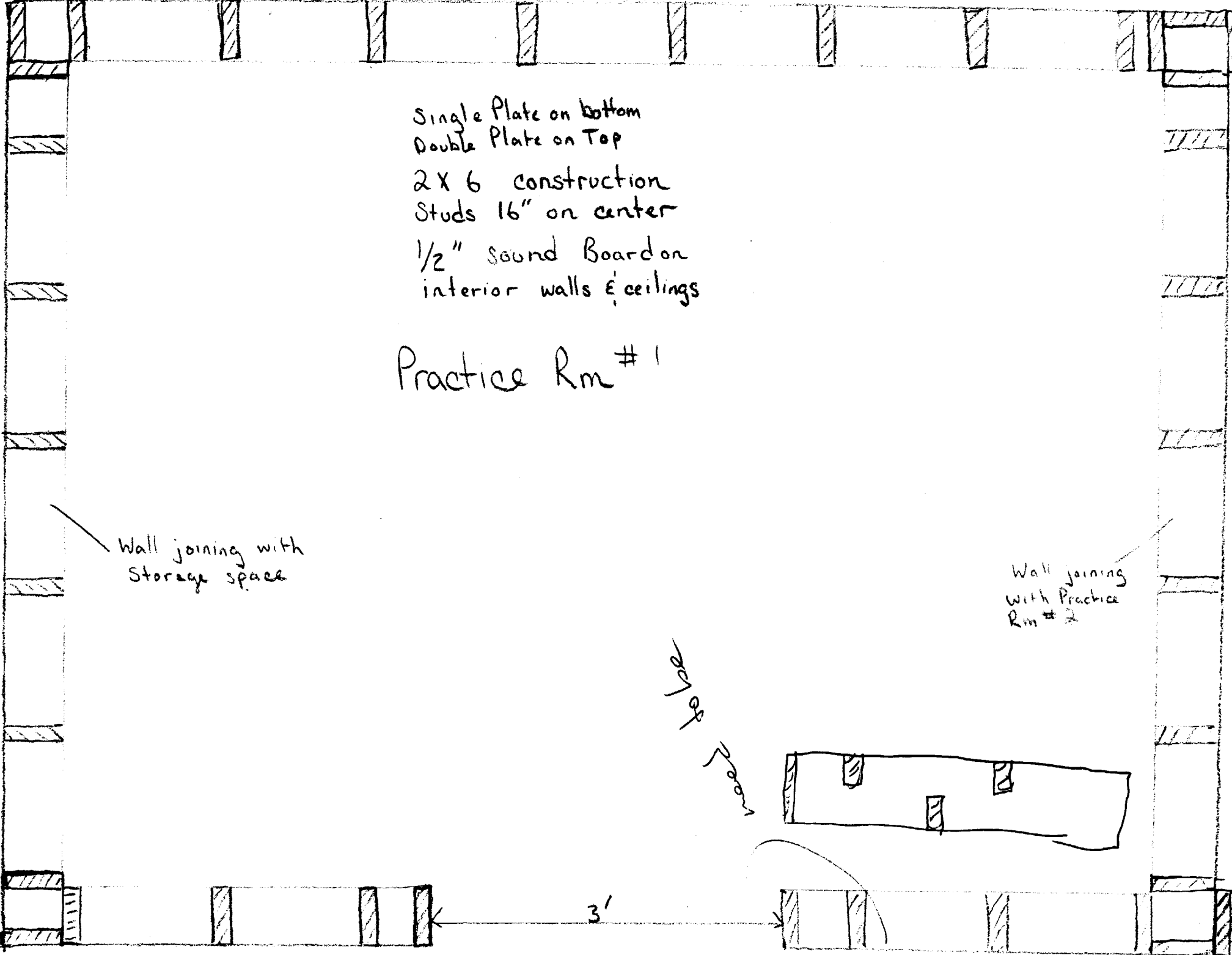
Wall joining with
Storage space

Wall joining
with Practice
Rm # 2

for
room

3'

1 Foot



Practice Rm # 2

shared wall
with Practice
Rm # 1

3'

