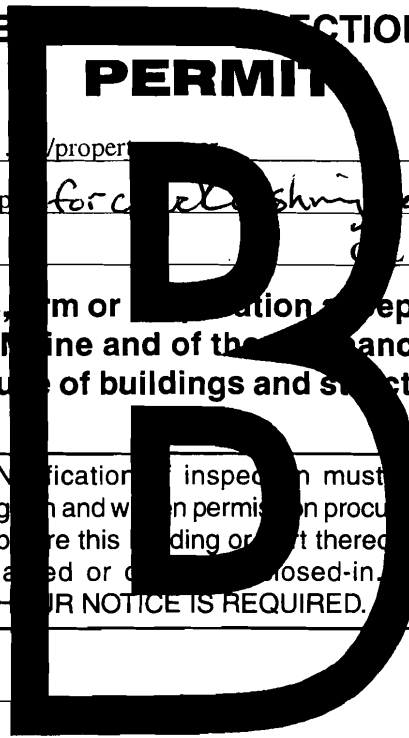


# DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

BUILDING DEPARTMENT

Please Read Application And Notes, If Any, Attached

Permit Number 064 D006001  
**PERMIT ISSUED**  
SEP 26 2007  
CITY OF PORTLAND



This is to certify that HO DUC N & YEM T LEE /property

has permission to Create wall to make office space for call center/shipping service on 2nd floor

AT 249 ST JOHN ST

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 permission is procured before this building or part thereof is altered or closed-in. 24 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. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

Other \_\_\_\_\_

Department Name

*Jeane Banks* 9/28/07  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

# BUILDING PERMIT INSPECTION PROCEDURES

Please call **874-8703** or **874-8693 (ONLY)**

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.

A Pre-construction Meeting will take place upon receipt of your building permit.

- Footing/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.

**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED**

Wagner A. Stutz  
Signature of Applicant/Designee

\_\_\_\_\_  
Date

[Signature]  
Signature of Inspections Official

\_\_\_\_\_  
Date

CBL: 64-D-6

Building Permit #: 071062

**City of Portland, Maine - Building or Use Permit Application**

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

<b>Permit No:</b> 07-1062	<b>Issue Date:</b>	<b>CBL:</b> 064 D006001
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<b>Location of Construction:</b> 249 ST JOHN ST	<b>Owner Name:</b> HO DUC N & YEM T LEE JTS	<b>Owner Address:</b> 17 ALLEN RD	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> property owner	<b>Contractor Address:</b> Portland	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	<b>Zone:</b> B-2

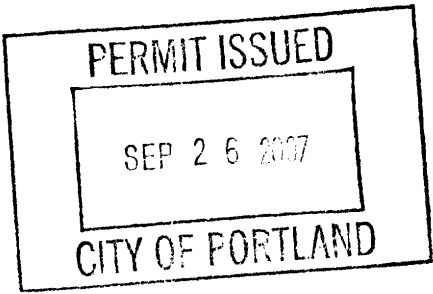
<b>Past Use:</b> Commercial /Restaurant first floor and Pawn Shop on second floor	<b>Proposed Use:</b> Commercial / Pawn Shop create wall to make space for check cashing service - <i>on second floor</i>	<b>Permit Fee:</b> \$30.00	<b>Cost of Work:</b> \$500.00	<b>CEO District:</b> 2
<b>Proposed Project Description:</b> Create wall to make space for check cashing service <i>on second floor</i>		<b>FIRE DEPT:</b> <input type="checkbox"/> Approved <input type="checkbox"/> Denied	<b>INSPECTION:</b> Use Group: <i>M/B</i> Type: <i>SB</i> <i>DBL-2003</i> Signature: <i>JMB 9/26/07</i>	

<b>PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)</b>	
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied	Signature: _____ Date: _____

<b>Permit Taken By:</b> dmartin	<b>Date Applied For:</b> 08/30/2007	<b>Zoning Approval</b>	
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1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.
2. Building permits do not include plumbing, septic or electrical work.
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..

Special Zone or Reviews	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" 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
Date: <i>9/26/07</i>	Date: _____	Date: _____



**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> 07-1062	<b>Date Applied For:</b> 08/29/2007	<b>CBL:</b> 064 D006001
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<b>Location of Construction:</b> 249 ST JOHN ST	<b>Owner Name:</b> HO DUC N & YEM T LEE JTS	<b>Owner Address:</b> 17 ALLEN RD	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> property owner	<b>Contractor Address:</b> Portland	<b>Phone</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

<b>Proposed Use:</b> Commercial / Pawn Shop create wall to make space for check cashing service	<b>Proposed Project Description:</b> Create wall to make space for check cashing service
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<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Marge Schmuckal	<b>Approval Date:</b> 09/20/2007
<b>Note:</b>	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
<ol style="list-style-type: none"> <li>1) This property shall remain a restaurant on the first floor with a pawn shop and a check cashing service on the second floor and the third floor unoccupied with storage. Any change of use shall require a separate permit application for review and approval.</li> <li>2) Separate permits shall be required for any new signage.</li> <li>3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.</li> </ol>			
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Jeanine Bourke	<b>Approval Date:</b> 09/26/2007
<b>Note:</b>	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		
<ol style="list-style-type: none"> <li>1) It is understood that these 2 businesses on the 2nd floor are operated by family members and intercommunicate between the spaces.</li> <li>2) 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.</li> </ol>			
<b>Dept:</b> Fire	<b>Status:</b> Approved	<b>Reviewer:</b> Jeanine Bourke	<b>Approval Date:</b> 09/26/2007
<b>Note:</b> 9/26/07 Approved while on vacation	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>		

<b>Comments:</b>
9/4/2007-mes: I am not understanding this permit - Is it for a new use? I called Wayne Stanhope and he said it was for a check cashing business - He was on a car phone and will call me back when he gets to his office. The permit was not made out as a change of use.
9/20/2007-mes: Wayne Stanhope brought in more plans and information concerning this property.



# General Building Permit Application

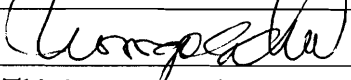
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>249 St John St Portland, ME 04102</u>		
Total Square Footage of Proposed Structure/Area *		Square Footage of Lot *
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#		Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>DUC N. HO</u> Address <u>17 Allen Rd</u> City, State & Zip <u>South Portland ME 04106</u>
Lessee/DBA (If Applicable)		Telephone: <u>207-415-2626</u>
Owner (if different from Applicant) Name <u>same</u> Address City, State & Zip		Cost Of Work: \$ <u>500<sup>00</sup></u> C of O Fee: \$ <u>N/A</u> Total Fee: \$ <u><del>30</del> 30</u>
Current legal use (i.e. single family) <u>Office</u> If vacant, what was the previous use? _____ Proposed Specific use: _____ Is property part of a subdivision? _____ If yes, please name _____ Project description: _____		
Contractor's name: <u>Duc Ho</u> Address: <u>17 Allen Road</u> City, State & Zip: <u>South Portland ME 04106</u> Telephone: <u>207-415-2626</u> Who should we contact when the permit is ready: <u>Wayne Stanhope</u> Telephone: <u>207-671-1195</u> Mailing address: <u>249 St John Street Portland ME 04102</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.

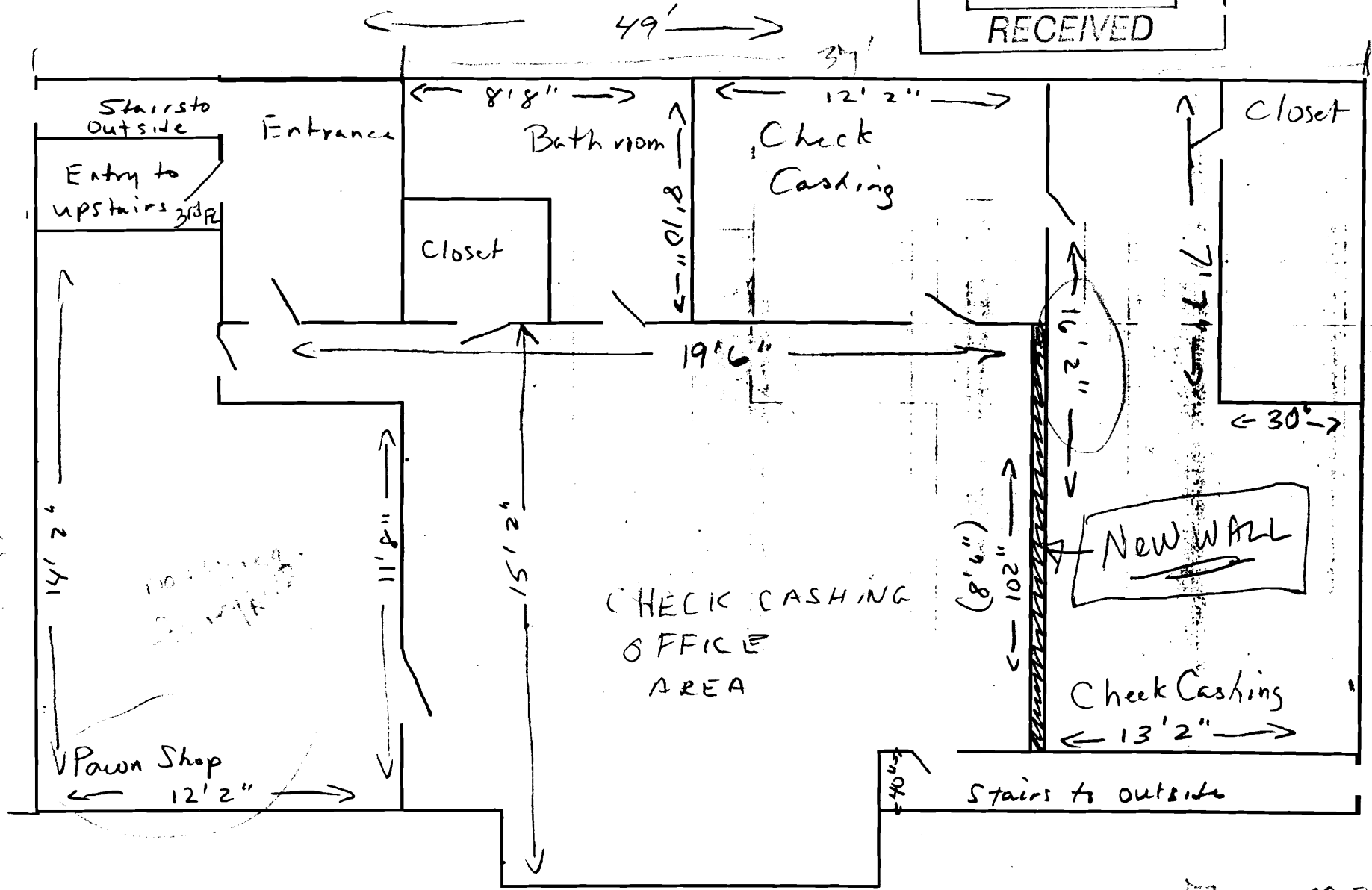
Signature: 	Date: <u>8/28/07</u>	DEPT. OF BUILDING PERMITS CITY OF PORTLAND, ME
<b>This is not a permit; you may not commence ANY work until the permit is issued</b>		
AUG 29 2007		
RECEIVED		

#30 1st  
#10 @ additional

DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME

SEP 10 2007

RECEIVED



2nd floor

$$16.7 \times 37 = 598.29 \div 334 = 1.79 \text{ or } 2 \text{ kg}$$

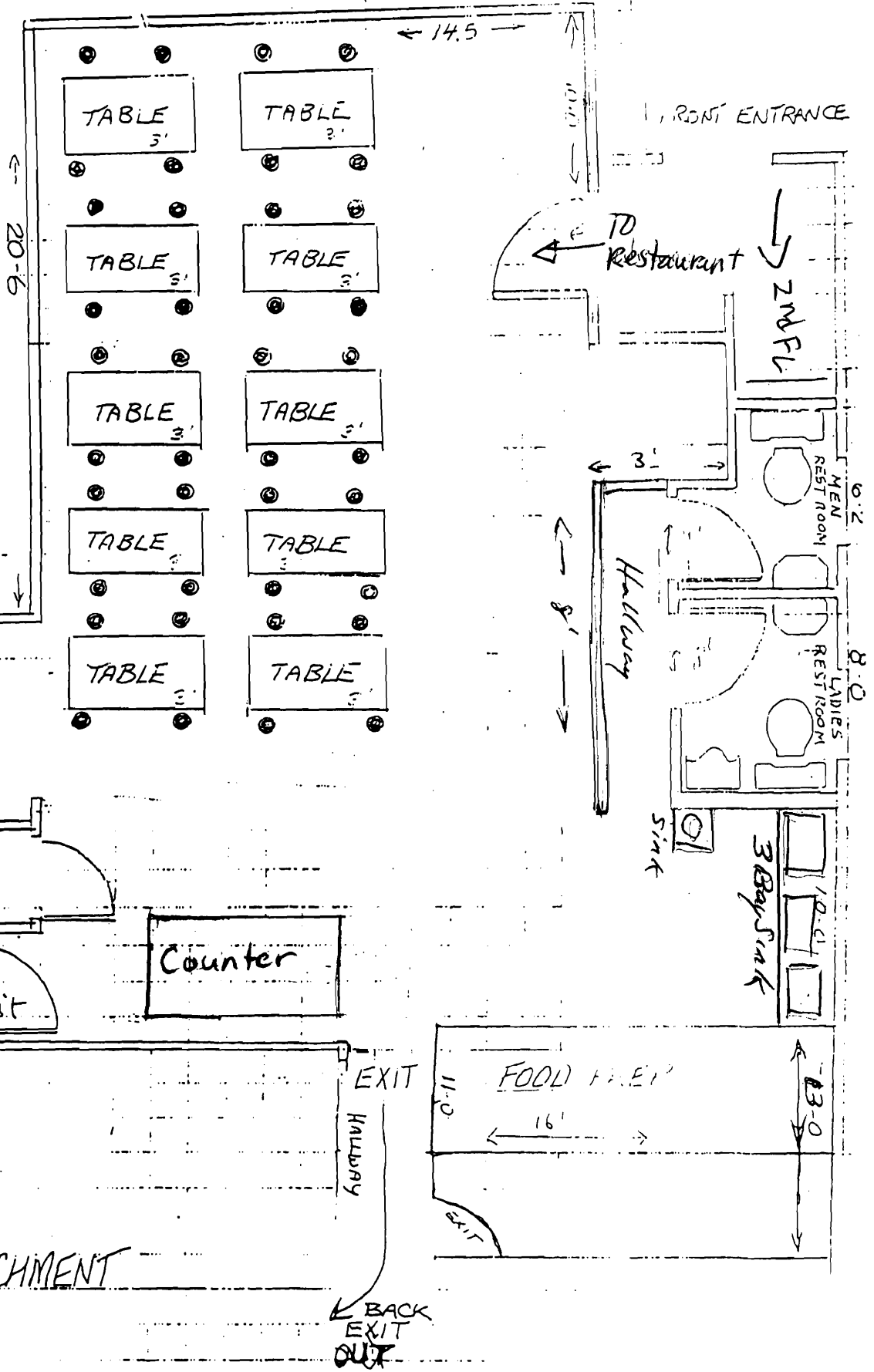
2nd Floor

79  
-12  
-11

NO...  
2...  
1...

249 ST JOHN ST - PORTLAND, ME

- CHAIRS — 40
- TABLES — 10



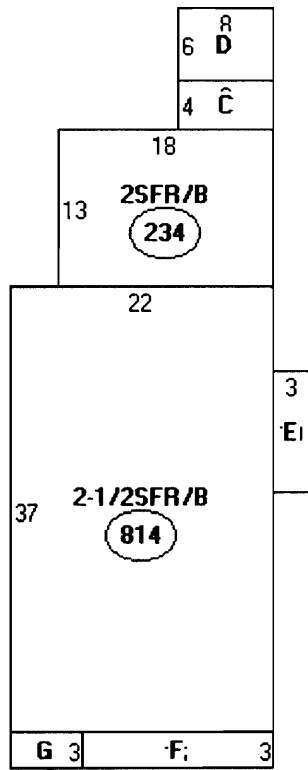
1/4" = 1' FLOOR PLAN - CUSTOMER ACCESS AREA  
 APPROX. 650 SF ÷ 150 = 4 PRG.

15 x 20 = 420



ATTACHMENT

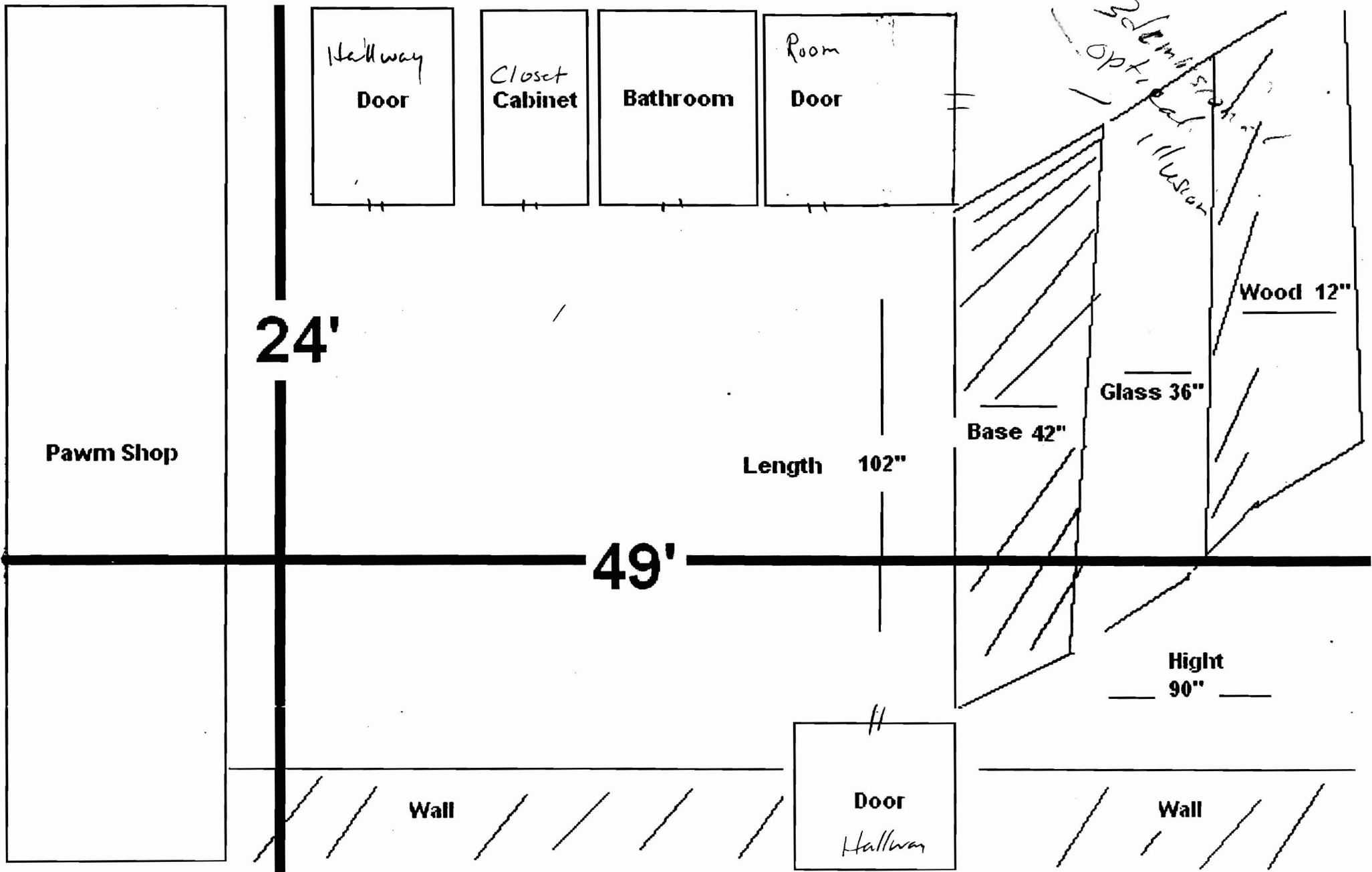
BACK EXIT OUT



- Descriptor
- A: 2-1/2SFR  
814 sqft
  - B: 2SFR/B  
234 sqft
  - C: EFP  
32 sqft
  - D: WD  
48 sqft
  - E: 2SFR/B  
30 sqft
  - F: 1SFR/B  
48 sqft
  - G: OFP  
18 sqft

$22 \times 37 = 814 \text{ sqft} - \text{for upstairs}$   
 $814 \text{ sqft} \div 334 = 2.44 \text{ pkg}$   
 for - 4 pkg  
 check CASH service  
 6 pkg  
 you  
 7  
 130 kg snow  
 on summit





**1176 SQ FEET** 2nd Floor

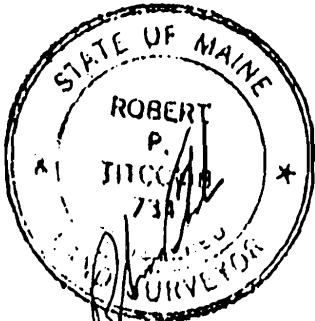
# MORTGAGE LOAN INSPECTION PLAN

249 SAINT JOHN STREET

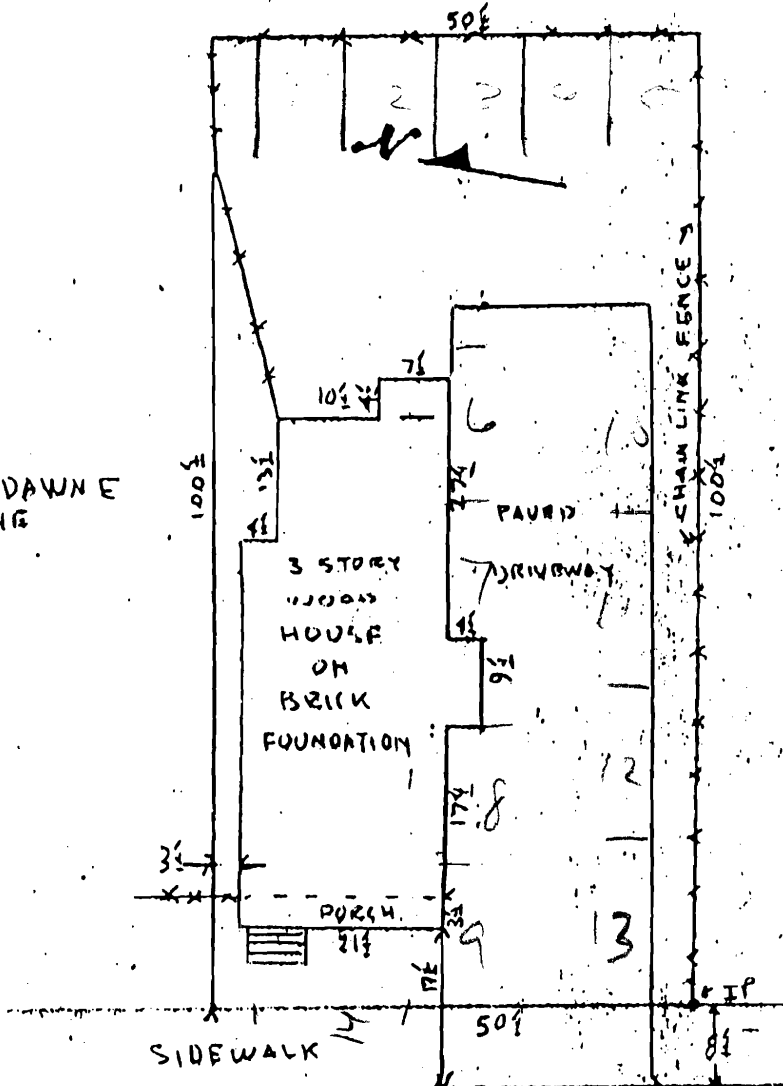
No. 220-1

PBA PR 16 LOT 18  
CITY PARK & HUXLEY ST  
PORTLAND, MAINE

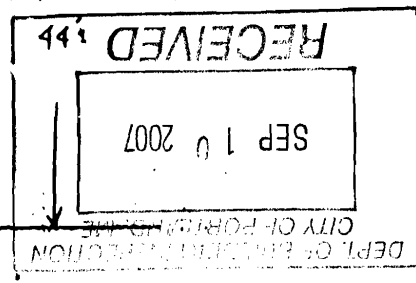
TO THE LENDING INSTITUTION AND ITS TITLE INSURER  
I hereby certify that the location of the dwelling shown on this plan does conform with the local zoning laws in effect at the time of construction. The property does not fall within a special flood hazard zone.



OWNER: JOSEPH P. & DAWN E DESIMONE



SAINT JOHN STREET



This plan was not made from an instrument survey.  
The certifications are for mortgage purposes only.  
This plan applies only to conditions existing as of the date shown hereon. This plan is not for recording.

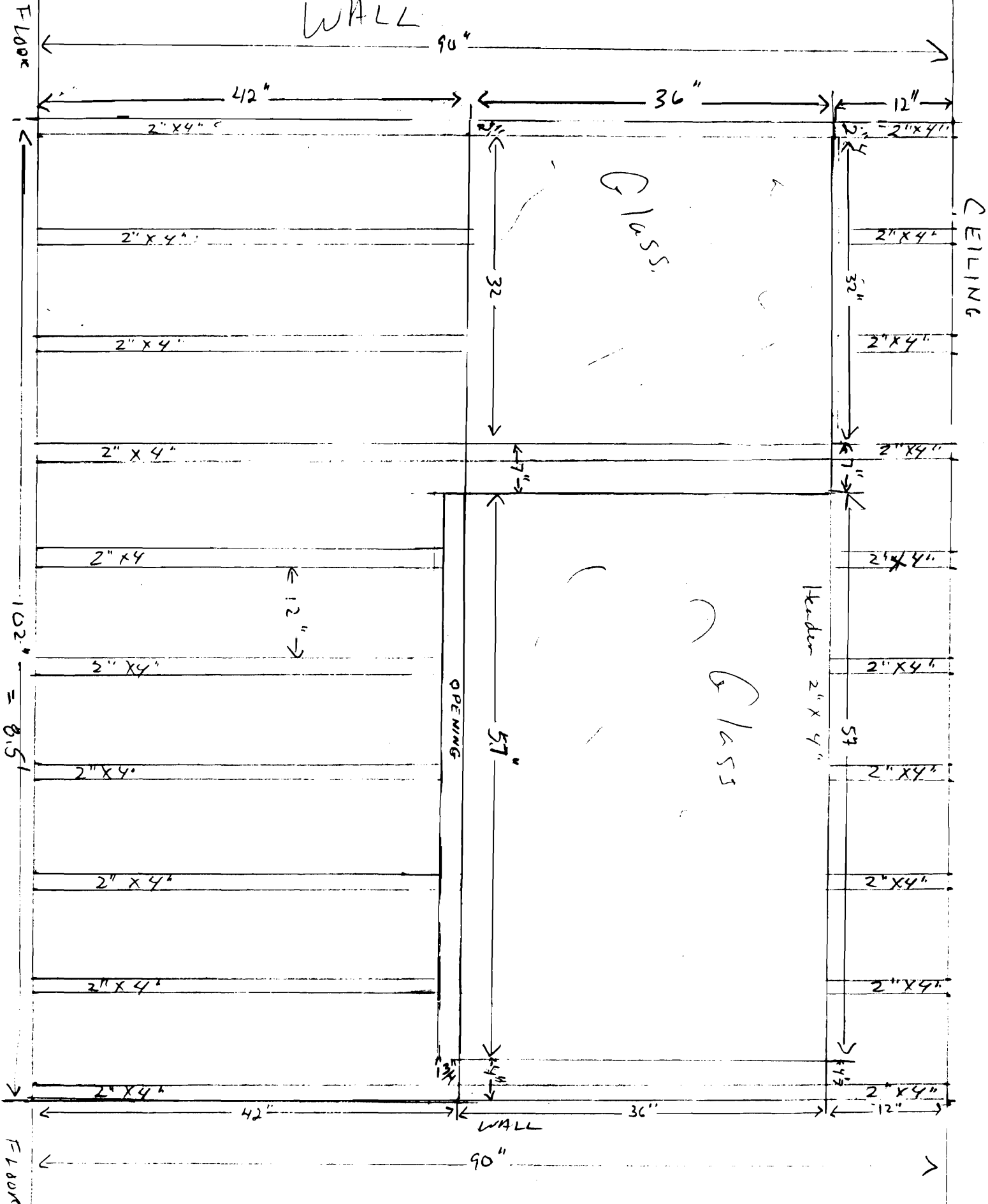
Date 9-30-03 Scale 1"=20'

R.P. TITCOMB ASSOCIATES, INC. Falmouth, Maine

Drawn By

Note: 2" x 4" = Every 12"

WALL



FLOOR

CEILING

WALL

90"

90"

42"

36"

12"

42"

36"

12"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

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2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

2" x 4"

32"

32"

77"

77"

57"

57"

12"

OPENING

Header 2" x 4"

Glass

Glass

102" = 8.5'

STAIRS

Pawn Shop

closet

WALL

WALL

2nd Floor

~~Druck~~  
Druck Check Cashing

Office

← This is it

WALL ADDITION ↑

5/8  
Sheetrock

Check Cashing

NEW  
Room

STAIRS  
STAIRS  
STAIRS  
STAIRS  
STAIRS

STAIRS  
STAIRS  
STAIRS

WALL

