

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT

This is to certify that CHRISMATIC EPISCOPAL CHURCH  
OF THE HOLY SPIRIT

Located At 1045 CONGRESS ST

CBL: 067- J-007-001

Job ID: 2012-05-3913-CH OF USE

has permission to Change the Use of the area in the church building from Sunday School to day care – maximum 12 children 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 by owner before this building or part thereof is occupied. If a certificate of occupancy is required, it must be

\_\_\_\_\_  
Fire Prevention Officer

*[Signature]* 7/27/12  
\_\_\_\_\_  
Code Enforcement Officer / Plan/Reviewer

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY  
PENALTY FOR REMOVING THIS CARD

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

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

Job No: 2012-05-3913-CH OF USE	Date Applied: 5/2/2012	CBL: 067-J-007-001	
Location of Construction: 1045 CONGRESS ST 1047	Owner Name: CHARISMATIC EPISCOPAL CHURCH OF THE HOLY SPIRIT	Owner Address: 1047 CONGRESS ST PORTLAND, ME 04102 518-3402	Phone:
Business Name: Gentil Wings Nursery	Contractor Name:	Contractor Address:	Phone:
Lessee/Buyer's Name: Ana Kazilionis	Phone: 207-518-3402	Permit Type: BLDG - Building	Zone: B-2
Past Use: Church	Proposed Use: Church & daycare for twelve (12) children – convert Sunday School area to daycare for 12 Children	Cost of Work: 1000.00	CEO District: Max 12 children
		Fire Dept: <input checked="" type="checkbox"/> Approved w/conditions <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: A-3/ Type: SB DBL 2009 1-4
		Signature: JMB per Chris P.	Signature: JMB 7/27/12
Proposed Project Description: change of use from sunday school to day care		Pedestrian Activities District (P.A.D.)	
Permit Taken By:	Zoning Approval		

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 informatin may invalidate a building permit and stop all work.

## Special Zone or Reviews

- ☐ Shoreland  
☐ Wetlands  
☐ Flood Zone  
☐ Subdivision  
☐ Site Plan

\_\_\_ Maj \_\_\_ Min \_\_\_ MM

Date: OK w/conditions  
5/24/12 JMB

## Zoning Appeal

- ☐ Variance  
☐ Miscellaneous  
☐ Conditional Use  
☐ Interpretation  
☐ Approved  
☐ Denied

Date:

## Historic Preservation

- ☒ Not in Dist or Landmark  
☐ Does not Require Review  
☐ Requires Review  
☐ Approved  
☐ Approved w/Conditions  
☐ Denied

Date: JMB

## 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 appication 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 (ONLY)

or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

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.**

### Certificate of Occupancy Inspection

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.



# PORTLAND MAINE

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Director of Planning and Urban Development  
Jeff Levine

Job ID: 2012-05-3913-CH OF USE

Located At: 1045 CONGRESS ST

CBL: 067- J-007-001

## **Conditions of Approval:**

### **Zoning**

1. This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.
2. Separate permits shall be required for any new signage.
3. With the issuance of this permit and the certificate of occupancy, the use of this property will be a church and a daycare that is licensed for twelve (12) children. Any change of use shall require a separate permit application for review and approval.

### **Fire**

1. Needs site visit as there is no contact info on permit and insufficient plans to approve.
2. All construction shall comply with City Code Chapter 10.
3. <http://www.portlandmaine.gov/citycode/chapter010.pdf>
4. Installation shall comply with City Code Chapter 10.
5. Needs State Fire Marshall approval.

### **Building**

1. Application approval based upon information provided by the applicant or design professional. Any deviation from approved plans requires separate review and approval prior to work.
2. Per the Maine Uniform Building and Energy Code (MUBEC) and the State Fire Marshal the maximum number of children allowed is 12.
3. This is a Change of Use ONLY permit. It does NOT authorize any construction activities.
4. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.

Enlred 5/3/12

B-2

2012 05 3913

66



# 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.

1047 1045

Location/Address of Construction: <u>1047 Congress St. Portland, ME 04102</u>				
Total Square Footage of Proposed Structure/Area		Square Footage of Lot <u>7644 sq ft.</u>	Number of Stories <u>1</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>067</u> Block# <u>J</u> Lot# <u>007001</u> <u>067 J 007</u>		Applicant *must be owner, Lessee or Buyer* Name <u>Chromatic Episcopal Church</u> Address <u>of the Holy Spirit</u> <u>1047 Congress St. 04102</u> City, State & Zip		Telephone: <u>207-874-9779</u>
Lessee/DBA (If Applicable)  <b>RECEIVED</b>  <b>MAY 02 2012</b>  Dept. of Building Inspections		Owner (if different from Applicant) Name <u>James King</u> Address <u>125 Old Ocean House Rd</u> City, State & Zip <u>Cape Elizabeth ME 04107</u>		Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ _____
City of Portland Maine Current legal use (i.e. single family) <u>church</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>day care facility</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Change of Use from Sunday School</u> <u>NO Changes in Space</u> <u>To day care, license info</u> <u>12 Audubon</u>				
Contractor's name: <u>Ana M. KAZIKONIS</u>				
Address: <u>1047 Congress Street</u>				
City, State & Zip <u>Portland, Maine 04102</u> Telephone: _____				
Who should we contact when the permit is ready: <u>Ana KAZIKONIS</u> Telephone: <u>518 3402</u>				
Mailing address: <u>170 Washburn Ave Portland Maine - Home address</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: Ana KAZIKONIS Date: 4-5-2012

This is not a permit; you may not commence ANY work until the permit is issued



## 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>1047 Congress St. Portland, ME 04102</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot <u>7644 sq ft.</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>067      J      007001</u>	Applicant *must be owner, Lessee or Buyer* Name Address City, State & Zip	Telephone: <u>207-874-9779</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name <u>James King</u> Address <u>125 Old Ocean House Rd</u> City, State & Zip <u>Cape Elizabeth</u> <u>ME 04107</u>	Cost Of Work: \$ <u>30.00</u> C of O Fee: \$ <u>75.00</u> Total Fee: \$ <u>105.00</u>
Current legal use (i.e. single family) <u>church</u> Number of Residential Units _____ If vacant, what was the previous use? _____ Proposed Specific use: <u>day care facility</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>C of O - Only</u>		
Contractor's name: _____ Address: _____ City, State & Zip _____ Telephone: _____ Who should we contact when the permit is ready: <u>Ana Kazian</u> Telephone: <u>578 3402</u> Mailing address: <u>170 Washburn Ave Portland Maine</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.

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Signature: Ana Kazian Date: 4-5-2012

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# PORTLAND MAINE

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## Receipts Details:

**Tender Information:** Check , BusinessName: Ace Cash Express, Check Number: 69020015801

**Tender Amount:** 75.00

## Receipt Header:

**Cashier Id:** gguertin

**Receipt Date:** 5/3/2012

**Receipt Number:** 43559

## Receipt Details:

Reference ID:	6385	Fee Type:	BP-C of O
Receipt Number:	0	Payment Date:	
Transaction Amount:	75.00	Charge Amount:	75.00
Job ID: Job ID: 2012-05-3913-CH OF USE - change of use from sunday school to day care			
Additional Comments: 1047 Congress			

Thank You for your Payment!



# PORTLAND MAINE

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## Receipts Details:

**Tender Information:** Check , BusinessName: Ace cash express, Check Number: 69058565037

**Tender Amount:** 30.00

## Receipt Header:

**Cashier Id:** gguertin

**Receipt Date:** 5/3/2012

**Receipt Number:** 43564

## Receipt Details:

Referance ID:	6387	Fee Type:	BP-Constr
Receipt Number:	0	Payment Date:	
Transaction Amount:	30.00	Charge Amount:	30.00
Job ID: Job ID: 2012-05-3913-CH OF USE - change of use from sunday school to day care			
Additional Comments: 1047 congress			

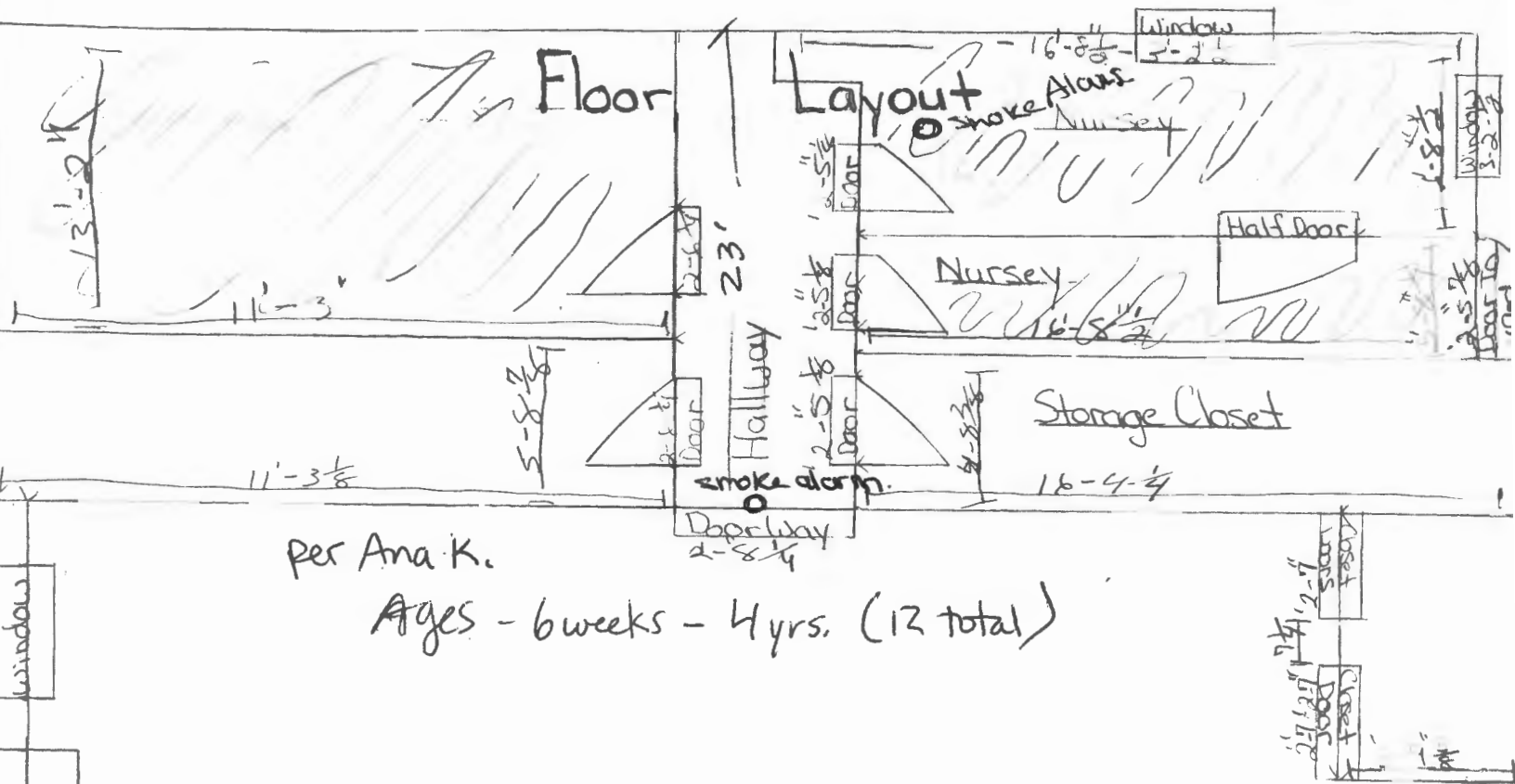
Thank You for your Payment!



# 1045 Congress St.

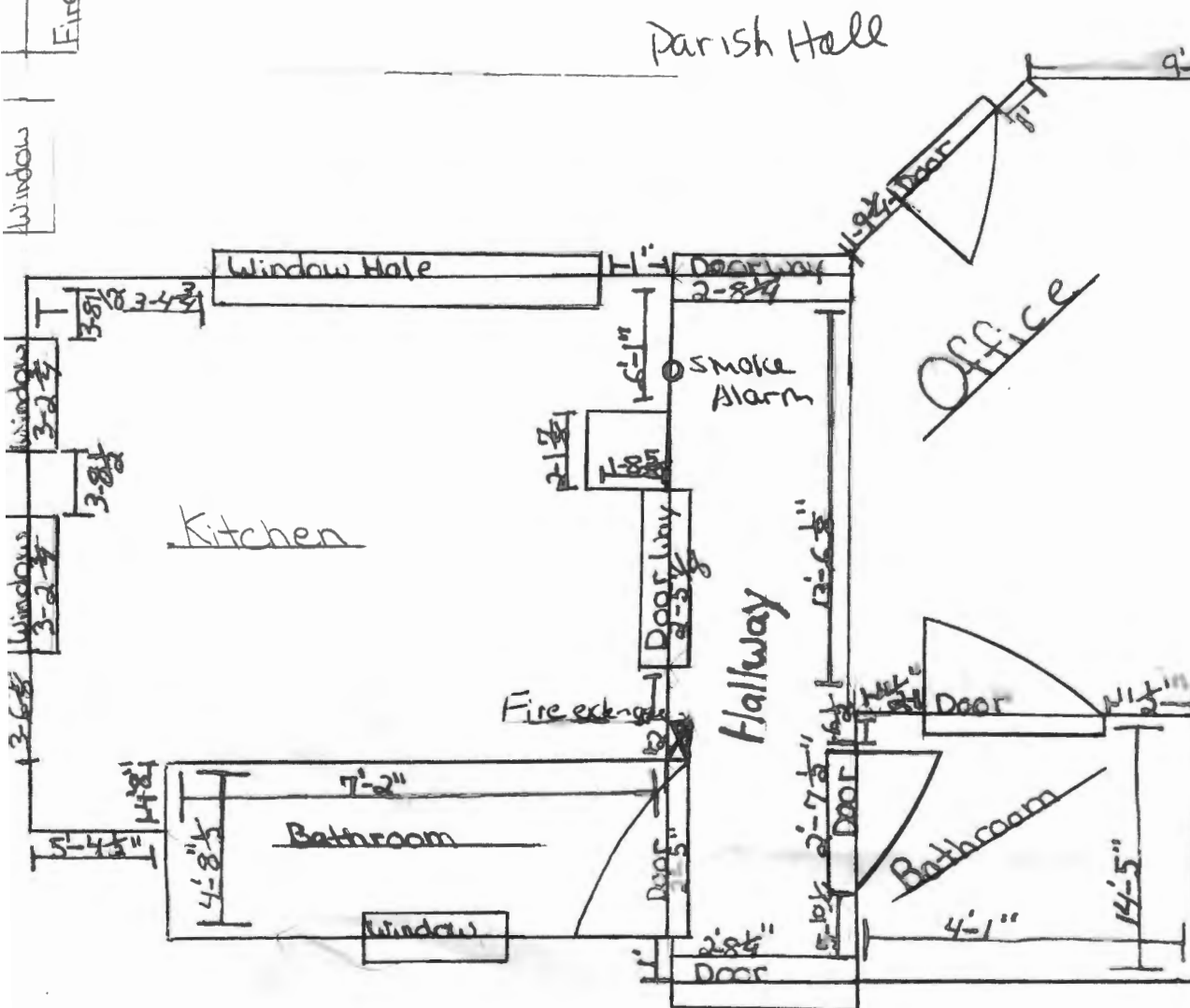


Parking (B-2) - parking necessary for all staff. Daycare for 12 children - plenty of parking



per Ana K.

Ages - 6 weeks - 4 yrs. (12 total)





Hallway 18 wide 19 long  
Entering Building

Hallway 18 3-1/2 3-1/2 16 long



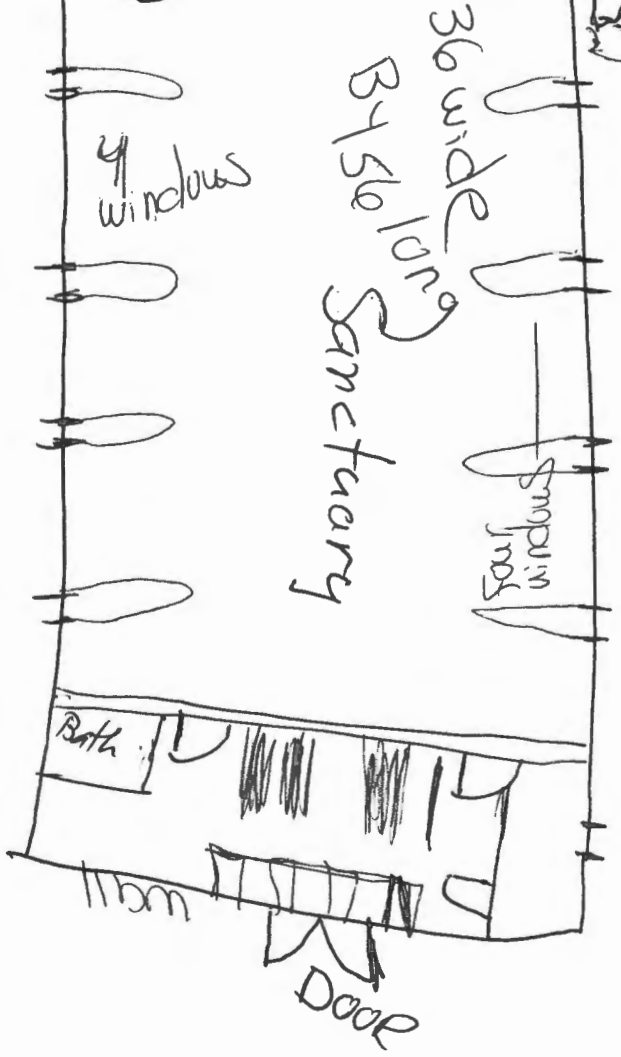
Window  
Ramp to window

19' x 6' 2

Shaded area - Gentil Wings Nursery

Courtyard

36 wide 19 long  
Byle Sanctuary



19' x 6' 2

Windows  
Doors









Right Bathroom  
4 wide  
9 long

~~36 wide~~

36 wide  
56 ~~36~~ long

Sanctuary

Door  
to  
Sanctuary

Kitchen  
12 ~~12~~ wide  
19 long



Hallway

Entering Building

18 wide

19 long

Nursery

10 $\frac{1}{2}$  wide

16 long

3rd large

classroom

12 $\frac{1}{2}$  wide

19 long

Hallway

between

classrooms

3 $\frac{1}{2}$  wide

23 long