

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

Please Read  
Application And  
Notes, If Any,  
Attached

**BUILDING INSPECTION**

**PERMIT**

Permit Number: 080414

**PERMIT ISSUED**

This is to certify that GPP PROPERTIES 1995-1 LLC/Herbert Construction, LLC

has permission to Add interior loading dock and ramp

AT 151 ST JOHN ST

068-B001001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine 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 inspection must be given and when permit is procured before this building or part thereof is closed 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. Greg Clark

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

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

Other \_\_\_\_\_

Department Name

*Dean Bonke 5/13/08*  
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 or setting precast piers

Final inspection required at completion of work.

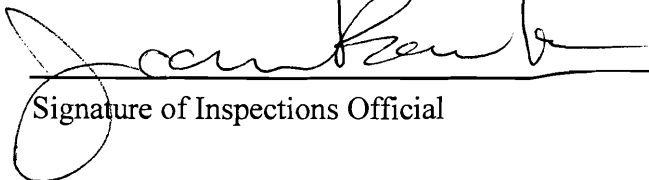
Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

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

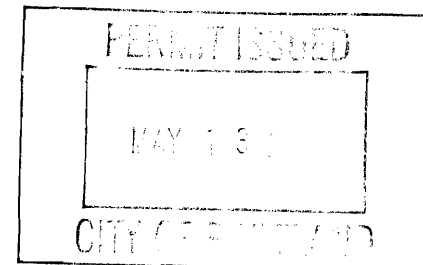
**CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.**

  
Signature of Applicant/Designee

\_\_\_\_\_  
Date

  
Signature of Inspections Official

  
Date



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

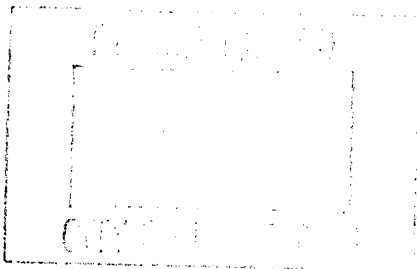
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 08-0414	Issue Date:	CBL: 068 B001001
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Location of Construction: 151 ST JOHN ST	Owner Name: GPP PROPERTIES 1995-1 LLC	Owner Address: 6 STORRS ST	Phone:
Business Name:	Contractor Name: Herbert Construction, LLC	Contractor Address: 9 Gould Road Lewiston	Phone: 2077832091
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Commercial	Zone: I-mb

Past Use: Commercial (Goulet Supply)	Proposed Use: Commercial ( no change of use requested) Add interior loading dock and Ramp	Permit Fee: \$310.00	Cost of Work: \$28,800.00	CEO District: 2
Proposed Project Description: Add interior loading dock and Ramp		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied not to impact Any means of Egress	INSPECTION: Use Group: S2 Type: 3 IHL-2003	
		Signature: <i>Cora Cass</i> Signature: <i>JMB 5/13/08</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: Idobson	Date Applied For: 04/25/2008	<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 <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan  Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> Denied	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied
	Date: <i>9/4/29/08</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> 08-0414	<b>Date Applied For:</b> 04/25/2008	<b>CBL:</b> 068 B001001
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<b>Location of Construction:</b> 151 ST JOHN ST	<b>Owner Name:</b> GPP PROPERTIES 1995-1 LLC	<b>Owner Address:</b> 6 STORRS ST	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Herbert Construction, LLC	<b>Contractor Address:</b> 9 Gould Road Lewiston	<b>Phone</b> (207) 783-2091
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

<b>Proposed Use:</b> Commercial ( no change of use requested) Add interior loading dock and Ramp	<b>Proposed Project Description:</b> Add interior loading dock and Ramp
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 04/29/2008

**Note:****Ok to Issue:** 

- 1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. No change of use was requested with this permit and therefore no change of use is granted. The last use was for Goulet Supply. If there is any change of use, a separate permit will be required.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 05/13/2008

**Note:****Ok to Issue:** 

- 1) Reduced copy or pdf required for revised plans
- 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.

**Dept:** Fire      **Status:** Approved with Conditions      **Reviewer:** Capt Greg Cass      **Approval Date:** 04/29/2008

**Note:****Ok to Issue:** 

- 1) This project shall NOT impact any means of egress.

**Comments:**

5/9/2008-jmb: Left voicemail w/Steve J. For details on storage for occupancy classification, guardrail details and structural headers.

5/13/2008-jmb: Received revised plans, ok to issue



# 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: <sup>197</sup> <u>St. Johns Street, Portland</u>		
Total Square Footage of Proposed Structure/Area		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>68</u> <u>B</u> <u>1</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>The Granite Group</u> Address <u>151 St. John Street</u> City, State & Zip <u>Portland ME.</u>	Telephone: <u>871-1441</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>28,800</u> C of O Fee: \$ _____ Total Fee: \$ <u>320.00</u>
Current legal use (i.e. single family) <u>- Commercial -</u>		
If vacant, what was the previous use? _____		
Proposed Specific use: _____		
Is property part of a subdivision? _____ If yes, please name _____		
Project description: <u>Interior loading Dock &amp; Ramp - DRH</u>		
Contractor's name: <u>Hebert Construction</u>		
Address: <u>9 Gould Rd Lewiston</u>		
City, State & Zip: <u>Lewiston, ME 04240</u>		Telephone: <u>783-2091</u>
Who should we contact when the permit is ready: <u>Steve Janosko</u>		Telephone: <u>212-2177</u>
Mailing address: <u>9 Gould Rd Lewiston, ME 04240</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: Steve Janosko Date: 4-23-08

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



# Transmittal Cover Sheet

**HEBERT CONSTRUCTION, LLC**9 Gould Road  
Lewiston, ME 04240

Tel: (207) 783-2091 Fax: (207) 782-4938

**The Granite Group**  
147-151 St. John Street  
Portland, ME 04102**Project # 080070**  
Tel: Fax:**Hebert Construction, LLC****Date:** 4/24/2008**Reference Number:** 0001**Transmitted To**Permitting  
City of Portland  
389 Congress Street  
Portland, ME 04101  
Tel: 207-879-0300  
Fax:**Transmitted By**Steve Janosco  
Hebert Construction, LLC  
9 Gould Road  
Lewiston, ME 04240  
Tel: 783-2091  
Fax: 782-4938 **Acknowledgement Required****Package Transmitted For**

Approval

**Delivered Via**

Hand

**Tracking Number**

Item #	Qty	Item	Reference	Description	Notes	Status
001	1.00			Permit Fee - Check #26587		
002	1.00			11 x17 Drawings S-1, A-1 & D-1		
003	1.00			Application for building permit		

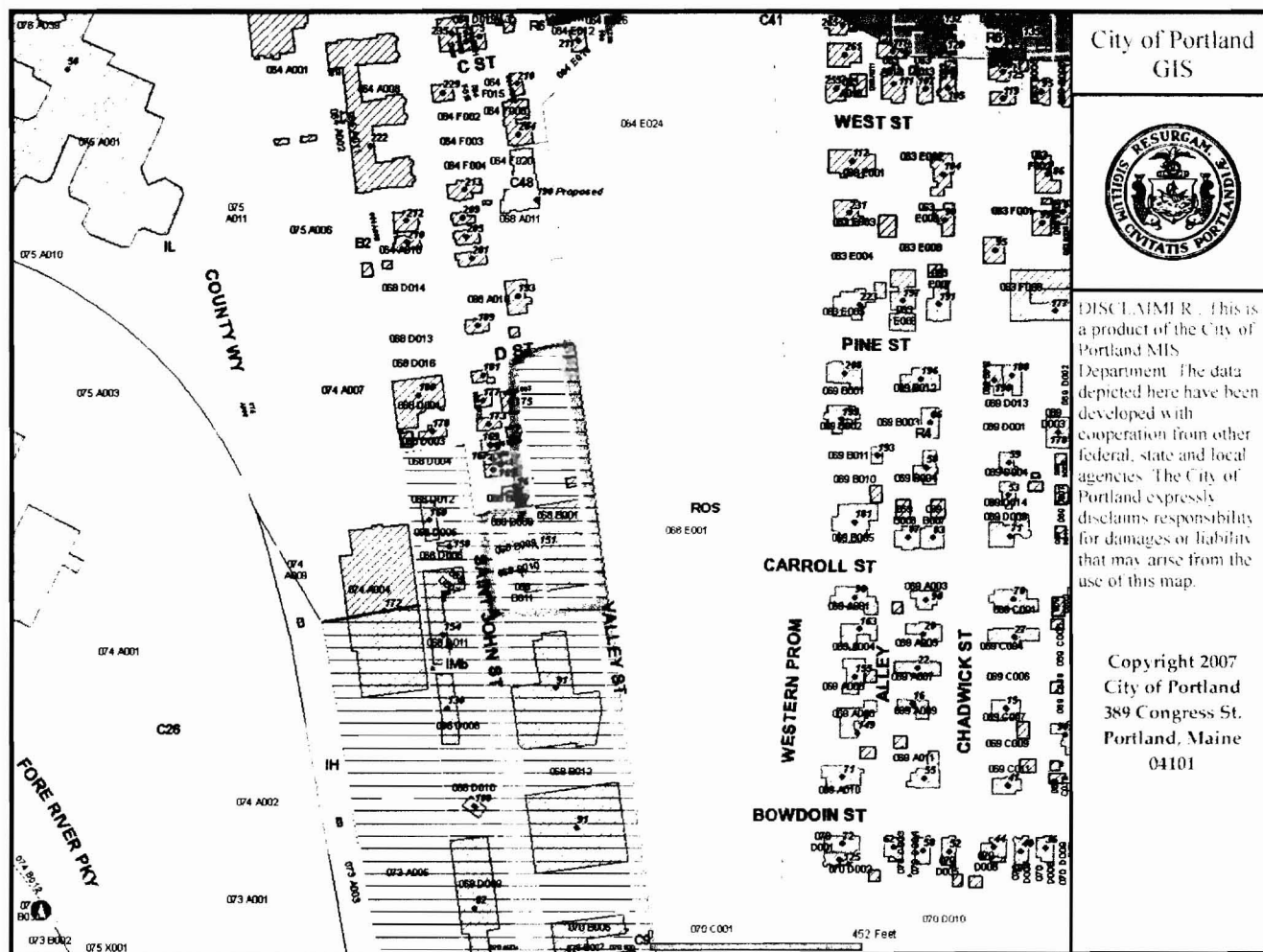
**Cc: Company Name****Contact Name****Copies Notes****Remarks**

Application for building permit; Interior Loading dock &amp; ramp.

Signature

4-24-08

Signed Date



This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

### Current Owner Information

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	068 B001001
<b>Location</b>	151 ST JOHN ST
<b>Land Use</b>	TRANSPORTATION
<b>Owner Address</b>	GPP PROPERTIES 1995-1 LLC 6 STORRS ST CONCORD NH 03302
<b>Book/Page</b>	11941/318
<b>Legal</b>	68-B-1-8 TO 11 ST JOHN ST 143-157 VALLEY ST 120-160 73383 SF

### Current Assessed Valuation

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$347,900	\$1,008,400	\$1,356,300

### Building Information

Bldg #	Year Built	# Units	Bldg Sq. Ft.	Identical Units
1	1955	1	31718	1

Total Acres	Total Buildings	Sq. Ft.	Structure Type	Building Name
1.685	31718		WAREHOUSE	GOULET SUPPLY

### Exterior/Interior Information

Section	Levels	Size	Use
1	01/01	22054	WAREHOUSE
1	01/01	6264	RETAIL STORE
1	01/01	3400	MULTI-USE SALES

Height	Walls	Heating	A/C
16	CONC. BLOCK	UNIT HEAT	NONE
16	CONC. BLOCK	HOT AIR	NONE
16	CONC. BLOCK	HOT AIR	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE
		NONE	NONE

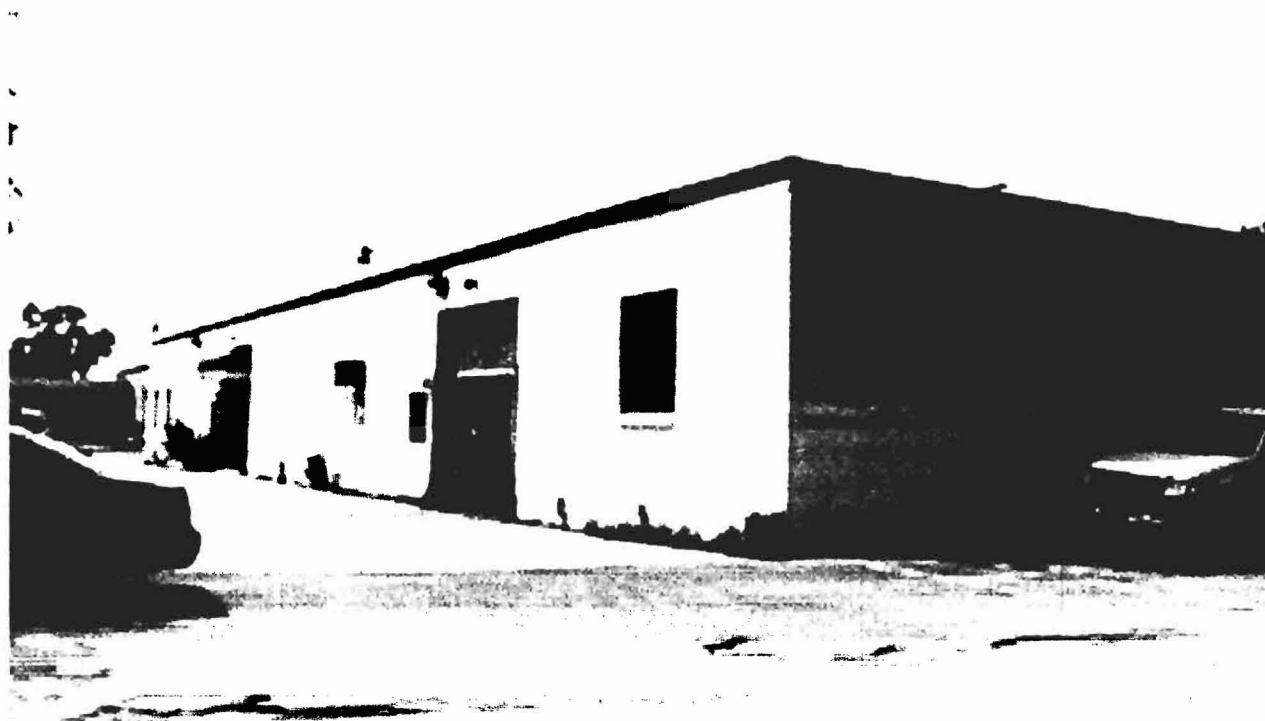
### Building Other Features

Line	Structure Type	Identical Units
1	OVERHEAD DOOR - WD/MT	1
3	CANOPY - ONLY	1
3	LOADING DOCK - STEEL/CONC	1
2	CENTRAL AIR	1
2	OVERHEAD DOOR - WD/MT	1
1	SPRINKLER - WET	1
3	UTILITY BUILDING - FRAME	1
3	TRUCK AND TRAIN WELLS	1

### Yard Improvements

Year Built	Structure Type	Length or Sq. Ft.	# Units
1971	ASPHALT PARKING	40890	1
1971	FENCE CHAIN	5400	1







# Transmittal Cover Sheet

**HEBERT CONSTRUCTION, LLC**  
9 Gould Road  
Lewiston, ME 04240  
Tel: (207) 783-2091 Fax: (207) 782-4938

**The Granite Group**  
147-151 St. John Street  
Portland, ME 04102

**Project # 080070**  
Tel: Fax:

**Hebert Construction, LLC**

**Date:** 5/13/2008

**Reference Number:** 0002

**Transmitted To**

Jeanie Bourke  
City of Portland  
389 Congress Street  
Portland, ME 04101  
Tel: 207-874-8654  
Fax: 207-874-8652

**Transmitted By**

Steve Janosco  
Hebert Construction, LLC  
9 Gould Road  
Lewiston, ME 04240  
Tel: 783-2091  
Fax: 782-4938

Acknowledgement Required

**Package Transmitted For**

Revisions

**Delivered Via**

Hand

**Tracking Number**

Item #	Qty	Item	Reference	Description	Notes	Status
001	3.00			Revised Drawing A-1		
002	3.00			Revised Drawing S-1		

**Cc: Company Name Contact Name Copies Notes**

**Remarks**

Jeanie, please see the attached revised drawings I spoke of on the phone showing the new ramp dimensions. Also included is a rail detail.  
The new overhead door will consist of a CMU header also described.

*Steve Janosco*

Signature

5-13-08

Signed Date



# Transmittal Cover Sheet

**HEBERT CONSTRUCTION, LLC**

9 Gould Road

Lewiston, ME 04240

Tel: (207) 783-2091 Fax: (207) 782-4938

**The Granite Group**  
147-151 St. John Street  
Portland, ME 04102

**Project # 080070**  
Tel: Fax:

**Hebert Construction, LLC**

**Date:** 5/13/2008

**Reference Number:** 0002

**Transmitted To**

Jeanie Bourke  
City of Portland  
389 Congress Street  
Portland, ME 04101  
Tel: 207-874-8654  
Fax: 207-874-8652

**Transmitted By**

Steve Janosco  
Hebert Construction, LLC  
9 Gould Road  
Lewiston, ME 04240  
Tel: 783-2091  
Fax: 782-4938

Acknowledgement Required

**Package Transmitted For**

As Requested, Revisions

**Delivered Via**

Hand

**Tracking Number**

Item #	Qty	Item	Reference	Description	Notes	Status
001	1.00			11x17 Drawings as requested		

Cc:	Company Name	Contact Name	Copies	Notes
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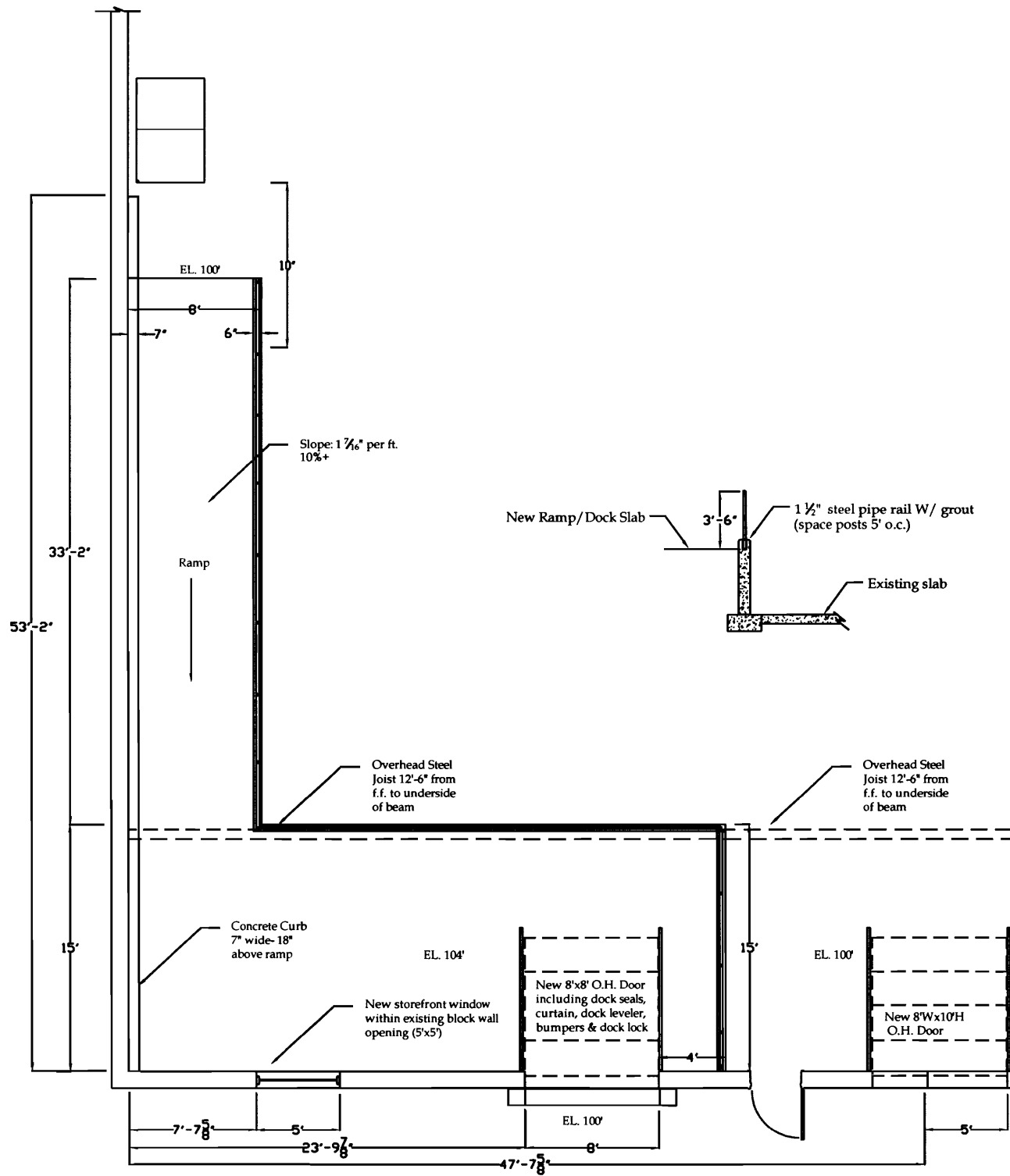
**Remarks**

*Steve Janosco*

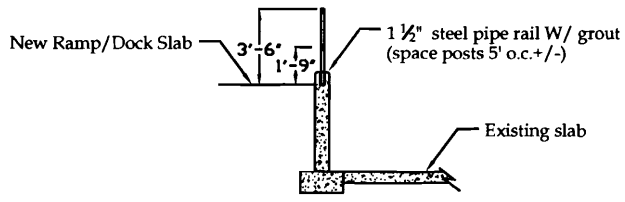
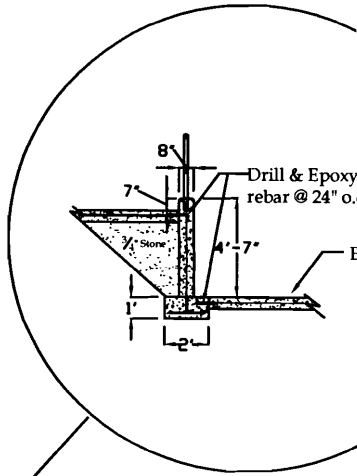
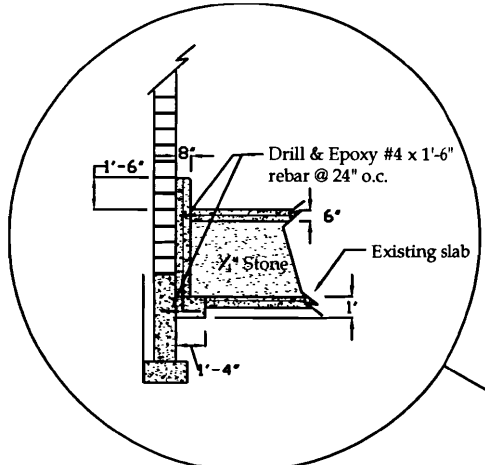
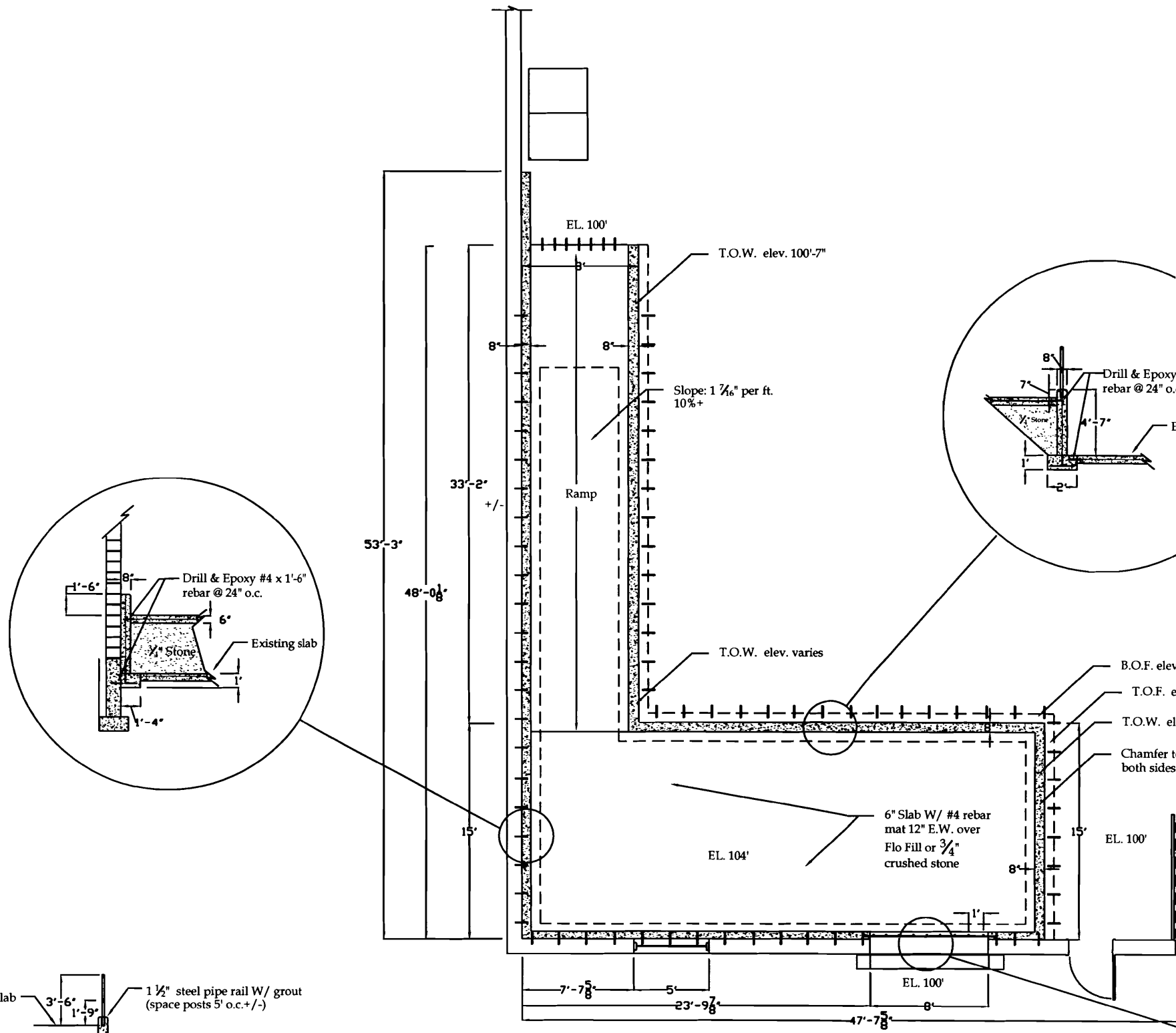
Signature

*5-14-08*

Signed Date

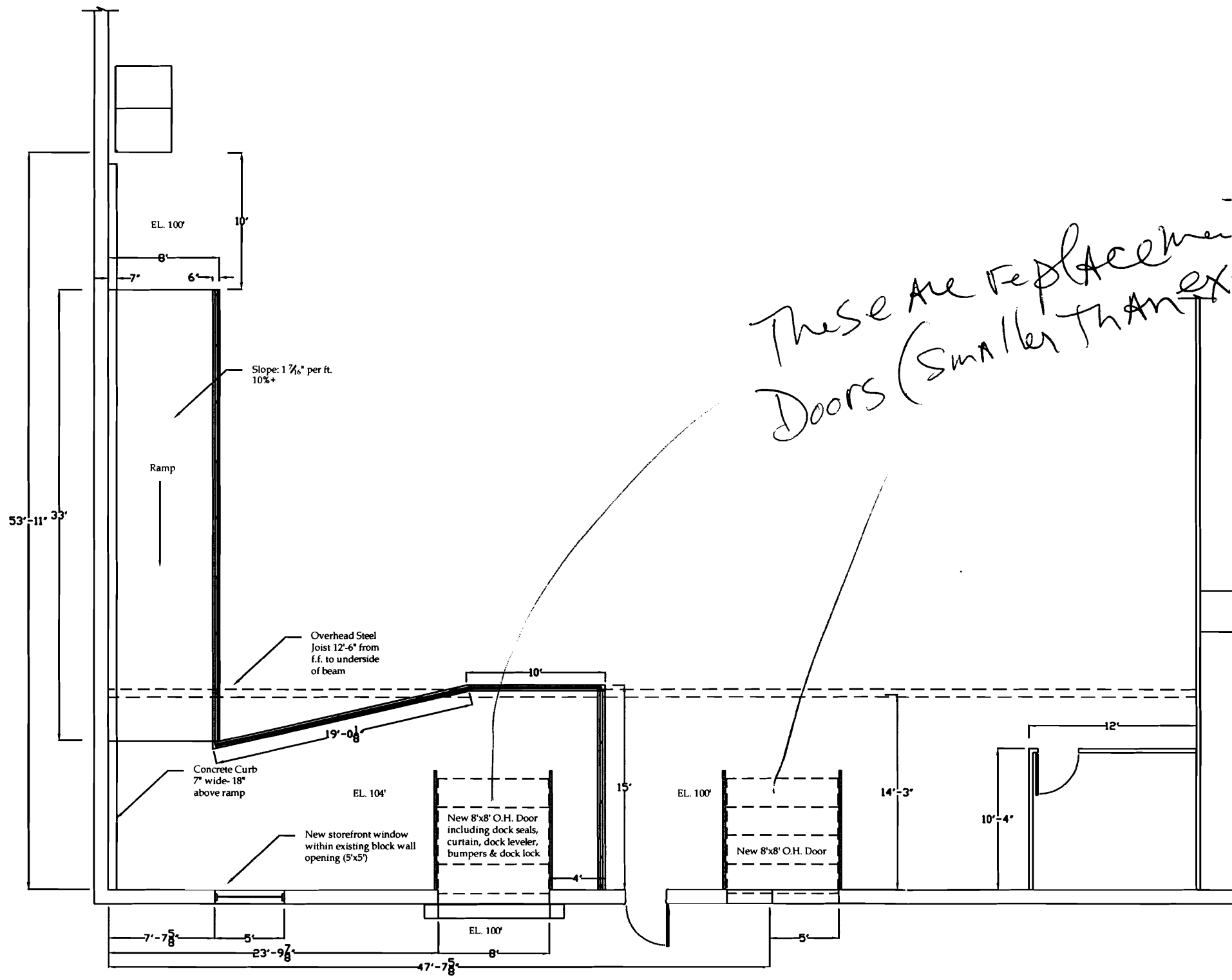


New interior loading dock Ramp



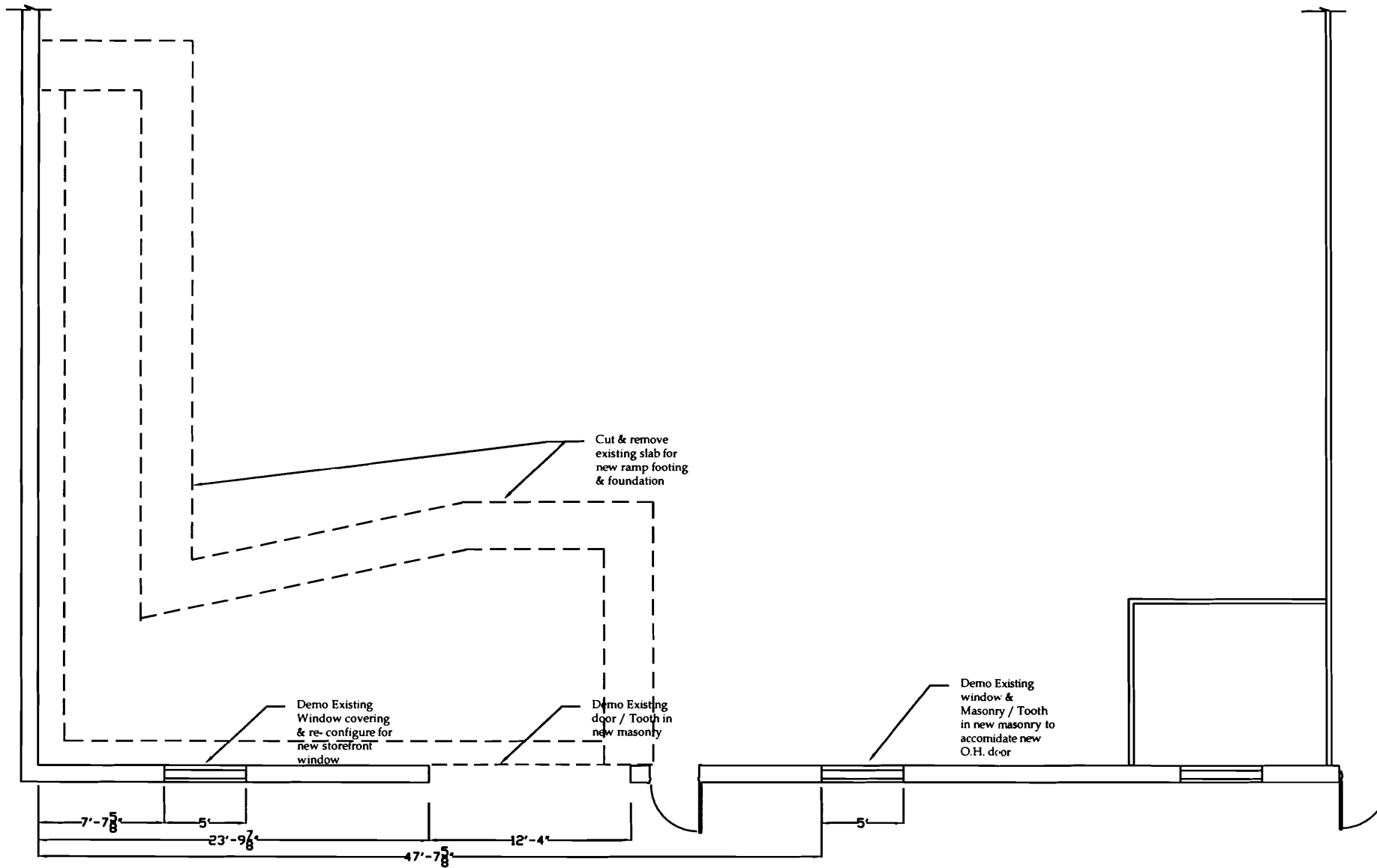
Railing Detail

New interior loading dock Ramp

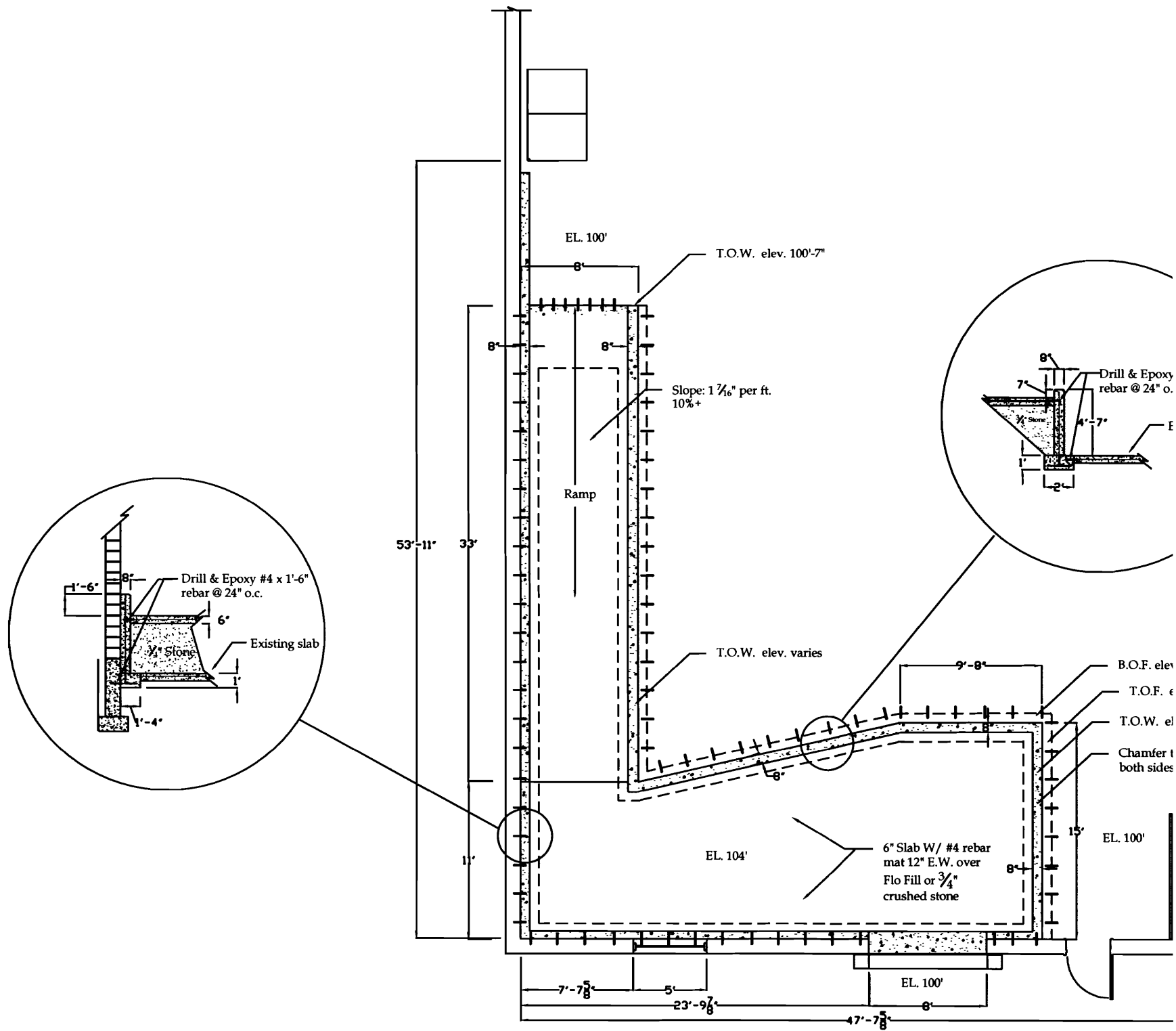


*These are replacement doors (smaller than ex)*

New interior loading dock Ramp



New interior loading dock Ramp



New interior loading dock Ramp