

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND

BUILDING PERMIT

This is to certify that LIMITED LIABILITY CO WNDK

Located At 75 ST JOHN

Job ID: 2011-03-622-IND

CBL: 070 - - B - 001 - 001 - - - -

has permission to commercial, realign structural beam 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 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

Code Enforcement Officer / Plan Reviewer

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





PORTLAND MAINE

Strengthening a Remarkable City, Building a Community for Life • www.portlandmaine.gov

Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-03-622-IND

Located At: 75 ST JOHN

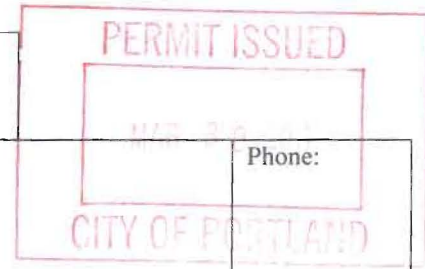
CBL: 070 - - B - 001 - 001 - - - -

Conditions of Approval:

1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

City of Portland, Maine - Building or Use Permit Application

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



Job No: 2011-03-622-IND	Date Applied: 3/18/2011	CBL: 070 - - B - 001 - 001 - - - - -	
Location of Construction: 75 ST JOHN ST	Owner Name: LIMITED LIABILITY CO WNDK	Owner Address: PO BOX 389 DTS PORTLAND, ME - MAINE 04112	Phone:
Business Name:	Contractor Name: Allied Cook Construction, Allied Cook Construction	Contractor Address: P.O. Box 1396 PORTLAND MAINE 04104	Phone:
Lessee/Buyer's Name: Cozy Harbor Seafood Inc.	Phone:	Permit Type: BLDG - Building	Zone: C-9
Past Use: Seafood Processing	Proposed Use: Same: Seafood Processing - to realign structural beam	Cost of Work: 32,000.00	CEO District:
		Fire Dept: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: Type:
		Signature:	Signature:
Proposed Project Description: 75 St. John St. / Alterations		Pedestrian Activities District (P.A.D.)	
Permit Taken By: Gayle		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	Zoning Appeal	Historic Preservation
<input type="checkbox"/> Shoreland	<input type="checkbox"/> Variance	<input checked="" type="checkbox"/> Not in Dist or Landmark
<input type="checkbox"/> Wetlands	<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
<input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: <i>3/22/11</i>	Date:	Date: <i>S</i>

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 PHON

BUILDING PERMIT INSPECTION PROCEDURES

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

or email: 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.**
1. Close-in inspection required prior to covering.
 2. Final inspection required upon completion of work.

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.



-
1. Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
 2. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.



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Director of Planning and Urban Development
Penny St. Louis

Job ID: 2011-03-622-IND

Located At: 75 ST JOHN

CBL: 070 - - B - 001 - 001 - - - -

Conditions of Approval:



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Receipts Details:

Tender Information: Cash

Tender Amount: 10.00

Receipt Header:

Cashier Id: Idobson

Receipt Date: 3/29/2011 12:00:00 AM

Receipt Number: 2293

Receipt Details:

Referance ID:	890	Fee Type:	
Receipt Number:	0	Payment Date:	
Transaction Amount:	10.00	Charge Amount:	10.00
Job ID:			
Additional Comments:			

Thank You for your Payment!

Job Summary Report
Job ID: 2011-03-622-IND

Report generated on Mar 22, 2011 2:44:00 PM

Page 1

Job Type:	Industrial Buildings	Job Description:	75 St. John St. / Alterations	Job Year:	2011
Building Job Status Code:	Initiate Plan Review	Pin Value:	913	Tenant Name:	
Job Application Date:		Public Building Flag:	N	Tenant Number:	
Estimated Value:	32,000	Square Footage:			
Related Parties:		LIMITED LIABILITY WNDK		<i>Property Owner</i>	
		- Allied Cook Construction Allied Cook Construction		<i>GENERAL CONTRACTOR</i>	

Job Charges

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
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Location ID: 11210

Location Details

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
W00098	070 B 001 001		U				-70.277417	43.645458

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				75 ST JOHN STREET WEST

Location Use Code	Var	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code
WHOLESALE						DISTRICT 3	WEST END

Structure Details

Estimated Value	Address	User Defined Property Value
	75 ST JOHN STREET WEST	

Permit #: 2

Permit Data

Location Id	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date
11210 Seafood	beam Initialized	commercial, realign structural beam			

*3/22 Paid
 Please give to
 Tammy
 Thanks
 Diana*

Gayle

Not in Que

Job Summary Report
Job ID: 2011-03-622-IND

Report generated on Mar 22, 2011 2:44:00 PM

Page 2

Inspection Details

Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag
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Fees Details

Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment
Job Valuation Fees	\$340.00							

Receive CD



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>75-87 St. John St (75 St John)</u>		
Total Square Footage of Proposed Structure/Area		Square Footage of Lot <u>50,400</u>
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>070-B 001-001</u>	Applicant * must be owner, Lessee or Buyer * Name <u>W N D K L L L</u> Address <u>Box 389</u> City, State & Zip <u>Ponhcad Me 04112</u>	Telephone: <u>207-879-2665</u>
Lessee/DBA (If Applicable) <u>Cory Hanson Seafood</u> <u>Box 389</u> <u>Ponhcad, Maine</u> <u>04107</u>	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>31,980-</u> C of O Fee: \$ _____ Total Fee: \$ <u>330.00</u>
Current legal use (i.e. single family) <u>SEAFOOD PROCESSING</u>		
If vacant, what was the previous use? _____		
Proposed Specific use: _____		
Is property part of a subdivision? _____ If yes, please name _____		
Project description: <u>Real-gu structural beam</u>		
Contractor's name: <u>Atwood-Cook</u>		
Address: <u>Rte 1</u>		
City, State & Zip <u>Seabrook</u>		Telephone: <u>879-2665</u>
Who should we contact when the permit is ready: <u>Joe Donovan</u>		Telephone: <u>207-879-2665</u>
Mailing address: <u>Box 389 Ponhcad Maine 04112</u>		

PDF entered ✓
60
Give to Tommy

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, 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: [Signature] Date: 3/18/11

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



Certificate of Design Application

From Designer: DANIEL S. BURNE, P.E. - BELKER STRUCTURAL ENGINEERS
 Date: 3/18/11
 Job Name: COZY HARBOR - HRP ROOM WALL REMOVAL
 Address of Construction: 75 ST. JOHN STREET, PORTLAND, ME.

2003 International Building Code

Construction project was designed to the building code criteria listed below:

Building Code & Year 2009 IRC Use Group Classification (s) B/F-1

Type of Construction _____

Will the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2003 IRC _____

Is the Structure mixed use? _____ If yes, separated or non separated or non separated (section 302.3) _____

Supervisory alarm System? _____ Geotechnical/Soils report required? (Sec Section 1802.2) No

Structural Design Calculations

COMPLETED Submitted for all structural members (106.1 - 106.11)

Design Loads on Construction Documents (1603)

Uniformly distributed floor live loads (7603.11, 1807)

Floor Area Use	Loads Shown
<u>N/A</u>	

Wind loads (1603.1.4, 1609)

<u>N/A</u>	Design option utilized (1609.1.1, 1609.6)
	Basic wind speed (1809.3)
	Building category and wind importance Factor, I_w (table 1604.5, 1609.5)
	Wind exposure category (1609.4)
	Internal pressure coefficient (ASCE 7)
	Component and cladding pressures (1609.1.1, 1609.6.2.2)
	Main force wind pressures (7603.1.1, 1609.6.2.1)

Earth design data (1603.1.5, 1614-1623)

<u>N/A</u>	Design option utilized (1614.1)
	Seismic use group ("Category")
	Spectral response coefficients, S_D & S_{D1} (1615.1)
	Site class (1615.1.5)

<u>N/A</u>	Live load reduction
<u>30 PSF</u>	Roof live loads (1603.1.2, 1607.11)
<u>46 PSF + DRIEST</u>	Roof snow loads (1603.7.3, 1608)
<u>60 PSF</u>	Ground snow load, P_g (1608.2)
<u>46 PSF + DRIEST</u>	If $P_g > 10$ psf, flat-roof snow load P_f
<u>1.0</u>	If $P_g > 10$ psf, snow exposure factor, C_e
<u>1.0</u>	If $P_g > 10$ psf, snow load importance factor, I_s
<u>1.1</u>	Roof thermal factor, C_t (1608.4)
<u>N/A</u>	Sloped roof snowload, P_s (1608.4)
<u>N/A</u>	Seismic design category (1616.3)
	Basic seismic force resisting system (1617.6.2)
	Response modification coefficient, R_d and deflection amplification factor C_d (1617.6.2)
	Analysis procedure (1616.6, 1617.5)
	Design base shear (1617.4, 1617.5.1)

Flood loads (1803.1.6, 1612)

<u>N/A</u>	Flood Hazard area (1612.3)
<u>↓</u>	Elevation of structure

Other loads

<u>N/A</u>	Concentrated loads (1607.4)
	Partition loads (1607.5)
	Misc loads (Table 1607.8, 1607.6.1, 1607.7, 1607.12, 1607.13, 1610, 1611, 2404)



Commercial Interior & Change of Use Permit Application Checklist

All of the following information is required and must be submitted. Checking off each item as you prepare your application package will ensure your package is complete and will help to expedite the permitting process.

One (1) complete set of construction drawings must include:

Note: Construction documents for costs in excess of \$50,000.00 must be prepared by a Design Professional and bear their seal.

- Cross sections w/framing details
- Detail of any new walls or permanent partitions
- Floor plans and elevations
- Window and door schedules
- Complete electrical and plumbing layout.
- Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment or other types of work that may require special review
- Insulation R-factors of walls, ceilings, floors & U-factors of windows as per the IECC 2003
- Proof of ownership is required if it is inconsistent with the assessors records.
- Reduced plans or electronic files in PDF format are required if originals are larger than 11" x 17"
- Per State Fire Marshall, all new bathrooms must be ADA compliant.

Separate permits are required for internal and external plumbing, HVAC & electrical installations.

For additions less than 500 sq. ft. or that does not affect parking or traffic, a site plan exemption should be filed including:

- The shape and dimension of the lot, footprint of the existing and proposed structure and the distance from the actual property lines.
- Location and dimensions of parking areas and driveways, street spaces and building frontage.
- Dimensional floor plan of existing space and dimensional floor plan of proposed space.

A Minor Site Plan Review is required for any change of use between 5,000 and 10,000 sq. ft. (cumulatively within a 3-year period)

Fire Department requirements.

The following shall be submitted on a separate sheet:

- Name, address and phone number of applicant **and** the project architect.
- Proposed use of structure (NFPA and IBC classification)
- Square footage of proposed structure (total and per story)
- Existing and proposed fire protection of structure.
- Separate plans shall be submitted for
 - a) Suppression system
 - b) Detection System (separate permit is required)
- A separate Life Safety Plan must include:
 - a) Fire resistance ratings of all means of egress
 - b) Travel distance from most remote point to exit discharge
 - c) Location of any required fire extinguishers
 - d) Location of emergency lighting
 - e) Location of exit signs
 - f) NFPA 101 code summary
- Elevators shall be sized to fit an 80" x 24" stretcher.

For questions on Fire Department requirements call the Fire Prevention Officer at (207) 874-8405.

Please submit all of the information outlined in this application checklist. If the application is incomplete, the application may be refused.

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, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

Permit Fee: \$30.00 for the first \$1000.00 construction cost, \$10.00 per additional \$1000.00 cost

This is not a Permit; you may not commence any work until the Permit is issued.



Accessibility Building Code Certificate

Designer: _____

Address of Project: _____

Nature of Project: _____

The technical submissions covering the proposed construction work as described above have been designed in compliance with applicable referenced standards found in the Maine Human Rights Law and Federal Americans with Disability Act. Residential Buildings with 4 units or more must conform to the Federal Fair Housing Accessibility Standards. Please provide proof of compliance if applicable.

(SEAL)

Signature: _____

Title: _____

Firm: _____

Address: _____

Phone: _____

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov



Certificate of Design

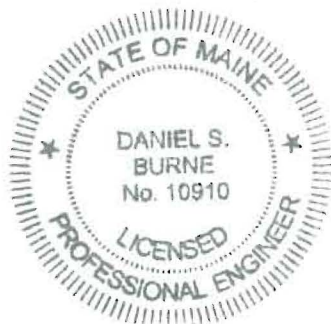
Date: 3/18/11

From: DANIEL S. BURNE, P.E. - BECKER STRUCTURAL ENGINEERS, INC.

These plans and / or specifications covering construction work on:

COZY HARBOR - HRP ROOM WALL REMOVAL

Have been designed and drawn up by the undersigned, a Maine registered Architect / Engineer according to the ~~2003~~ ²⁰⁰⁹ *International Building Code* and local amendments.



(SEAL)

Signature: 

Title: STRUCTURAL ENGINEER

Firm: BECKER STRUCTURAL ENGINEERS

Address: 75 YORK ST.

PORTLAND, ME. 04101

Phone: 207-879-1838

For more information or to download this form and other permit applications visit the Inspections Division on our website at www.portlandmaine.gov