

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

543 FOREST AVENUE LLC /Larry Pease

Located at

543 FOREST AVE

PERMIT ID: 2013-00514 **ISSUE DATE:** 04/23/2013 **CBL:** 126 C002001

has permission to **Change of Use to Retail with alterations**

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 procured prior to occupancy.

Fire Prevention Officer

Code Enforcement Officer / Plan Reviewer

**THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY
THERE IS A PENALTY FOR REMOVING THIS CARD**

PERMIT ID: 2013-00514

Located at: 543 FOREST AVE

CBL: 126 C002001

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703 (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.**

REQUIRED INSPECTIONS:

Close-in Plumbing/Framing
Electrical - Commercial
Final - Commercial

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.

City of Portland, Maine - Building or Use Permit

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

Permit No:	Date Applied For:	CBL:
2013-00514	03/15/2013	126 C002001

Location of Construction: 543 FOREST AVE	Owner Name: 543 FOREST AVENUE LLC	Owner Address: 256 READ ST	Phone:
Business Name: Coastal Trading & Pawn	Contractor Name: Larry Pease	Contractor Address: 379 Lisbon Street Lewiston	Phone (207) 784-7919
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	

Proposed Use: Change of Use from a Fraternal Hall to retail with accessory storage	Proposed Project Description: Change of Use to Retail with alterations
---	---

Dept: Zoning **Status:** Approved w/Conditions **Reviewer:** Marge Schmuckal **Approval Date:** 03/22/2013**Note:** Four parking spaces are required for the change of use and the site plan shows six.**Ok to Issue:** ☒

- 1) With the issuance of this permit and the certificate of occupancy the use of this property shall remain as retail with accessory storage. Any change of use shall require a separate permit application for review and approval.
- 2) Separate permits shall be required for any new signage.
- 3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building **Status:** Approved w/Conditions **Reviewer:** Jon Rioux **Approval Date:** 04/05/2013**Note:****Ok to Issue:** ☒

- 1) 309.2 Quantity of hazardous materials. The aggregate quantity of nonflammable solid and nonflammable or noncombustible liquid hazardous materials stored or displayed in a single control area of a Group M occupancy shall not exceed the quantities in Table 414.2.5(1).
- 2) 1008.1.6 Landings at doors. Landings shall have a width not less than the width of the stairway or the door, whichever is greater. Doors in the fully open position shall not reduce a required dimension by more than 7 inches. When a landing serves an occupant load of 50 or more, doors in any position shall not reduce the landing to less than one-half its required width. Landings shall have a length measured in the direction of travel of not less than 44 inches.
- 3) 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.
- 4) Permit approved based upon information provided by the applicant or design professional. Any deviation from approved plans requires separate review and approval prior to work.
- 5) 2403.4 Interior glazed areas. Where interior glazing is installed adjacent to a walking surface, the differential deflection of two adjacent unsupported edges shall not be greater than the thickness of the panels when a force of 50 pounds per linear foot (plf) is applied horizontally to one panel at any point up to 42 inches above the walking surface.

Dept: Fire **Status:** Approved w/Conditions **Reviewer:** Ben Wallace Jr **Approval Date:** 04/23/2013**Note:****Ok to Issue:** ☒

- 1) Street addresses shall be marked on the structure and shall be as approved by the City E-911 Addressing Officer. Contact Michelle Sweeney at 874-8682 for further information.
- 2) A fire alarm system and automatic smoke detection is not required for this building. If installed a separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model. This review does not include approval of fire alarm system design or installation.
- 3) A sprinkler system is not required. If installed a separate Suppression System Permit is required for all new suppression systems, including standpipe systems, and sprinkler work effecting more than 20 heads. This review does not include approval of system design or installation.
- 4) Any installed sprinkler system shall be maintained in accordance with NFPA 25.

Location of Construction: 543 FOREST AVE	Owner Name: 543 FOREST AVENUE LLC	Owner Address: 256 READ ST	Phone:
Business Name: Coastal Trading & Pawn	Contractor Name: Larry Pease	Contractor Address: 379 Lisbon Street Lewiston	Phone (207) 784-7919
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	

- 5) Fire extinguishers are required per NFPA 1.
- 6) Emergency lights and exit signs are required to be labeled in relation to the panel and circuit and on the same circuit as the lighting for the area they serve.
- 7) Construction, maintenance, and operations shall comply with City Code Chapter 10. Contact the Business License Administrator at the City Clerk's Office regarding required city licensing requirements for this location. (207)874-8557.
- 8) Notice: The first scheduled final inspection fee is at no charge. Additional inspections shall be billed at \$75 for each inspector.
- 9) Any cutting and welding done will require a Hot Work Permit from Fire Department.

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 2013-00514	Issue Date:	CBL: 126 C002001
--------------------------	-------------	---------------------

Location of Construction: 543 FOREST AVE	Owner Name: 543 FOREST AVENUE LLC	Owner Address: 256 READ ST PORTLAND, ME 04103	Phone:
Business Name: Coastal Trading & Pawn	Contractor Name: Larry Pease	Contractor Address: 379 Lisbon Street Lewiston ME 04240	Phone (207) 784-7919
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: B2b
Past Use: Fraternal Hall	Proposed Use: Change of Use from a Fraternal Hall to retail with accessory storage	Permit Fee: \$225.00	Cost of Work: \$13,000.00
Proposed Project Description: Change of Use to Retail with alterations		FIRE DEPT: 4/23/13 <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> N/A	INSPECTION: Use Group: M Type: 3B FEBC, 2009 (MUBEC)
		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: bjs	Date Applied For: 03/15/2013	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 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"/> 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"/>	<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	<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: 3/22/13 <i>AKM</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



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>543 Forest Ave Portland</u>		
Total Square Footage of Proposed Structure/Area <u>4960</u>		Square Footage of Lot <u>Approx 7500</u>
Tax Assessor's Chart, Block & Lot Chart# <u>126</u> Block# <u>0002</u> Lot# <u>001</u> RECEIVED	Applicant *must be owner, Lessee or Buyer* Name <u>Rick LaChapelle</u> Address <u>379 Lisbon Street</u> City, State & Zip <u>Lewiston, ME 04240</u>	Telephone: <u>784-7919</u>
Lessee/DBA <u>MAR 15 2013</u> Dept. of Building Inspections City of Portland Maine	Owner (if different from Applicant) Name _____ Address _____ City, State & Zip _____	Cost Of Work \$ <u>13,000.00</u> C of O Fee \$ <u>75-</u> Total Fee: \$ <u>225-</u>
Current legal use (i.e. single family) <u>Empty</u> If vacant, what was the previous use? <u>Hall Fraternal</u> Proposed Specific use: <u>Retail</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>Conversion of Lodge Building into Retail</u>		
Contractor's name: <u>Larry Pease</u> Address: <u>379 Lisbon Street</u> City, State & Zip <u>Lewiston, ME 04240</u> Telephone: <u>784-7919</u> Who should we contact when the permit is ready: <u>Rick LaChapelle or Larry Pease</u> Telephone: _____ Mailing address: <u>379 Lisbon Street Lewiston</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, 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: Rick LaChapelle Date: 3/14/13

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

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 **NA**
 - 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. **NA**

For questions on Fire Department requirements call the Fire Prevention Office 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.



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 \$30,000.00 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 *on plan*
- ☐ Complete electrical and plumbing layout. *NA*
- ☐ Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment or other types of work that may require special review *NA*
- ☒ Insulation R-factors of walls, ceilings, floors & U-factors of windows as per the IECC 2009 *com check*
- ☐ 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: *NA*

- ☐ 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)



Certificate of Design

Date:

3-15-13

From:

Mark Sengelmann dba ALPHA architects

These plans and / or specifications covering construction work on:

543 Forest Avenue remodel from
fraternal hall to retail,

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



(SEAL)

Signature:

Mark Sengel

Title:

Principal

Firm:

ALPHA architects

Address:

17 Chestnut St

Portland ME 04101

Phone:

207-761-9500

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 Application

From Designer:

Mark Sengelmann dba ALPHA architects

Date:

3-15-13

Job Name:

Coastal Trading & Pawn

Address of Construction:

543 Forest Ave Portland ME 04103

2009 International Building Code

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

NFPA 101 2009, IEBC 2009, IBC 2009

Building Code & Year

A

Use Group Classification (s)

M

Type of Construction

3B

Will the Structure have a Fire suppression system in Accordance with Section 903.3.1 of the 2009 IRC

NR

Is the Structure mixed use?

NO

If yes, separated or non separated or non separated (section 302.3)

-

Supervisory alarm System?

NO

Geotechnical/Soils report required? (See Section 1802.2)

NR

Structural Design Calculations



Submitted for all structural members (106.1 - 106.11)

Design Loads on Construction Documents (1603)

Uniformly distributed floor live loads (7603.1.1, 1607)

Floor Area Use

Loads Shown

NA

Wind loads (1603.1.4, 1609)

NA

Design option utilized (1609.1.1, 1609.6)

Basic wind speed (1609.3)

Building category and wind importance Factor, I_p
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)

NA

Design option utilized (1614.1)

Seismic use group ("Category")

Spectral response coefficients, S_D & S_M (1615.1)

Site class (1015.1.3)

Live load reduction

Roof live loads (1603.1.2, 1607.11)

Roof snow loads (1603.7.3, 1608)

Ground snow load, P_g (1608.2)

If $P_g > 10$ psf, flat-roof snow load P_f

If $P_g > 10$ psf, snow exposure factor, C_e

If $P_g > 10$ psf, snow load importance factor, I_s

Roof thermal factor, C_t (1608.4)

Sloped roof snowload, P_s (1608.4)

Seismic design category (1616.3)

Basic seismic force resisting system (1617.6.2)

Response modification coefficient, R , and
deflection amplification factor, C_d (1617.6.2)

Analysis procedure (1616.4, 1617.5)

Design base shear (1617.4, 1617.5.1)

Flood loads (1803.1.6, 1612)

NA

Flood Hazard area (1612.3)

Elevation of structure

Other loads

NA

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)



Accessibility Building Code Certificate

Designer:

Mark Sugelmann dba ALPHA architects

Address of Project:

513 Forest Avenue Portland ME 04103

Nature of Project:

Remodel from fraternal hall to retail

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.

Signature:

Mark Sugelmann

Title:

Principal

(SEAL)

Firm:

ALPHA architects

Address:

17 Chestnut St

Portland ME 04101

Phone:

207-761-9500

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

March 15, 2013



Lt. Ben Wallace
Portland Fire Department
City of Portland
380 Congress Street
Portland ME 04101

RE: **Coastal Trading and Pawn**
543 Forest Avenue
Portland ME 04101

Lt. Wallace,

The applicant is Rick LaChapelle, 379 Lisbon Street, Lewiston, Maine 04240.
The Project Architect is Mark Sengelmann of ALPHAarchitects, 17 Chestnut St,
Portland ME 04101 (207) 761-9500.

M-1 use with 4960sf overall single tenant. Change of Use from Fraternal Hall
to Retail. There is no existing fire protection. The remodeled building will
have an NFPA 101 required life safety equipment.

2009 IBC/ NFPA 101 CODE REVIEW

Occupancy: Mercantile

Height: 1 Story

Construction Type: 3B

Fire Rating: 2 Hr at exterior walls

Exit Width varies, 3'-0" minimum

Existing Back Stairs 7" R, 12" T, 6'-8" headroom, 3'-8" width, Handrails +36"

Travel Distance to Exits 200' max

Wall and Ceiling Finish Class III

This letter certifies that the proposed retail store at 543 Forest Avenue in Portland, Maine has been designed to be compliant with the 2009 IEBC and NFPA 101 codes.

Sincerely,
ALPHAarchitects

A handwritten signature in black ink, appearing to read "Mark Sengelmann", with a long horizontal flourish extending to the right.

Mark Sengelmann, NCARB
Principal

P:\Commercial-Retail\13108-Coastal_Trading_&_Pawn\NFPA Certification 3-15-13 Coastal Trading.doc

ALPHAarchitects

17 Chestnut Street, Suite 201, Portland ME 04101 • 207.761-9500 • Fax 207.761.9595 • mark@ALPHAarchitects.com



COMcheck Software Version 3.9.1

Envelope Compliance Certificate

2009 IECC

Section 1: Project Information

Project Type: **Alteration**

Project Title : Coastal Trading & Pawn

Construction Site:

543 Forest Ave
Portland, ME 04103

Owner/Agent:

Rick LaChapelle
Coastal Trading & Pawn
379 Lisbon St.
Lewiston, ME 04240
207-784-7919

Designer/Contractor:

Mark Sengelmann
Alpha Architects
17 Chestnut St.
Portland, ME 04101
207-761-9500
mark@alphaarchitects.com

Section 2: General Information

Building Location (for weather data):

Portland, Maine

Climate Zone:

6a

Building Type for Envelope Requirements:

Non-Residential

Vertical Glazing / Wall Area Pct.:

1%

Activity Type(s)

Retail

Floor Area

4941

Section 3: Requirements Checklist

Envelope PASSES

Climate-Specific Requirements:

Post-Alteration Assembly	R-Value		Proposed		Max. Allowed	
	Cavity	Cont.	U-Factor	SHGC	U-Factor	SHGC
Floor 1: Slab-On-Grade:Unheated	—	0.3	3.125	—	0.550	—
Exterior Wall 1: Concrete Block:12", Unreinforced, Cells Empty, Furring: Wood	0.0	18.8	0.044	—	0.080	—
New Windows: Metal Frame with Thermal Break:Double Pane, Clear	—	—	0.320	0.800	0.550	0.800
New Door Entry: Glass (> 50% glazing):Metal Frame, Entrance Door, Entrance Door	—	—	0.580	0.800	0.800	0.800
Exist Door 2: Uninsulated Single-Layer Metal	—	—	0.200	—	0.700	—
New Door: Insulated Metal	—	—	0.160	—	0.700	—
Roof 1: Attic Roof with Steel Joists	0.0	38.0	0.026	—	0.027	—

Air Leakage, Component Certification, and Vapor Retarder Requirements:

- ☐ 1. All joints and penetrations are caulked, gasketed or covered with a moisture vapor-permeable wrapping material installed in accordance with the manufacturer's installation instructions.
- ☐ 2. Windows, doors, and skylights certified as meeting leakage requirements.
- ☐ 3. Component R-values & U-factors labeled as certified.
- ☐ 4. No roof insulation is installed on a suspended ceiling with removable ceiling panels.
- ☐ 5. 'Other' components have supporting documentation for proposed U-Factors.
- ☐ 6. Insulation installed according to manufacturer's instructions, in substantial contact with the surface being insulated, and in a manner that achieves the rated R-value without compressing the insulation.
- ☐ 7. Stair, elevator shaft vents, and other outdoor air intake and exhaust openings in the building envelope are equipped with motorized dampers.

- ☐ 8. Cargo doors and loading dock doors are weather sealed.
- ☐ 9. Recessed lighting fixtures installed in the building envelope are Type IC rated as meeting ASTM E283, are sealed with gasket or caulk.
- ☐ 10. Building entrance doors have a vestibule equipped with self-closing devices.
- Exceptions:
- ☐ Building entrances with revolving doors.
- ☐ Doors not intended to be used as a building entrance.
- ☐ Doors that open directly from a space less than 3000 sq. ft. in area.
- ☐ Doors used primarily to facilitate vehicular movement or materials handling and adjacent personnel doors.
- ☐ Doors opening directly from a sleeping/dwelling unit.
- ☐ Alteration projects that replace an existing door, provided, however, that existing vestibules (i.e., pre-alteration) are not removed.

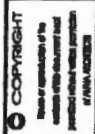
Section 4: Compliance Statement

Compliance Statement: The proposed envelope alteration project represented in this document is consistent with the building plans, specifications and other calculations submitted with this permit application. The proposed envelope alteration project has been designed to meet the 2009 IECC requirements in COMcheck Version 3.9.1 and to comply with the mandatory requirements in the Requirements Checklist.

<u>Mark Senge(mann)</u>	<u>Mark Senge(mann)</u>	<u>3-15-13</u>
Name - Title	Signature	Date



ALPHA Architects
17 CHESTNUT STREET
PORTLAND, ME 04101
PHONE: 207.761.0000
FAX: 207.761.0000
www.alpharchitects.com



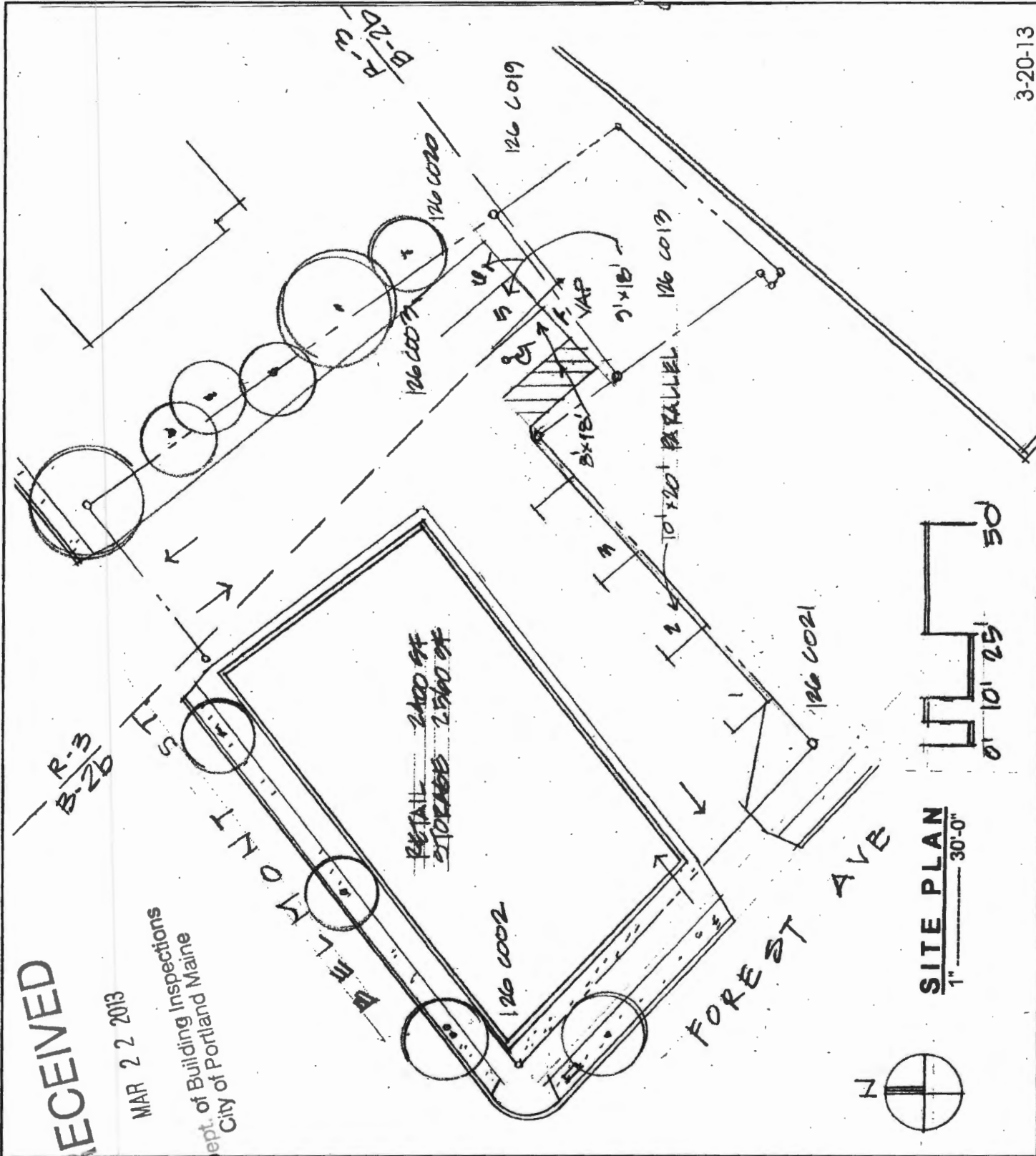
Coastal Trading & Pawn
543 Forest Avenue
Portland, Maine 04103

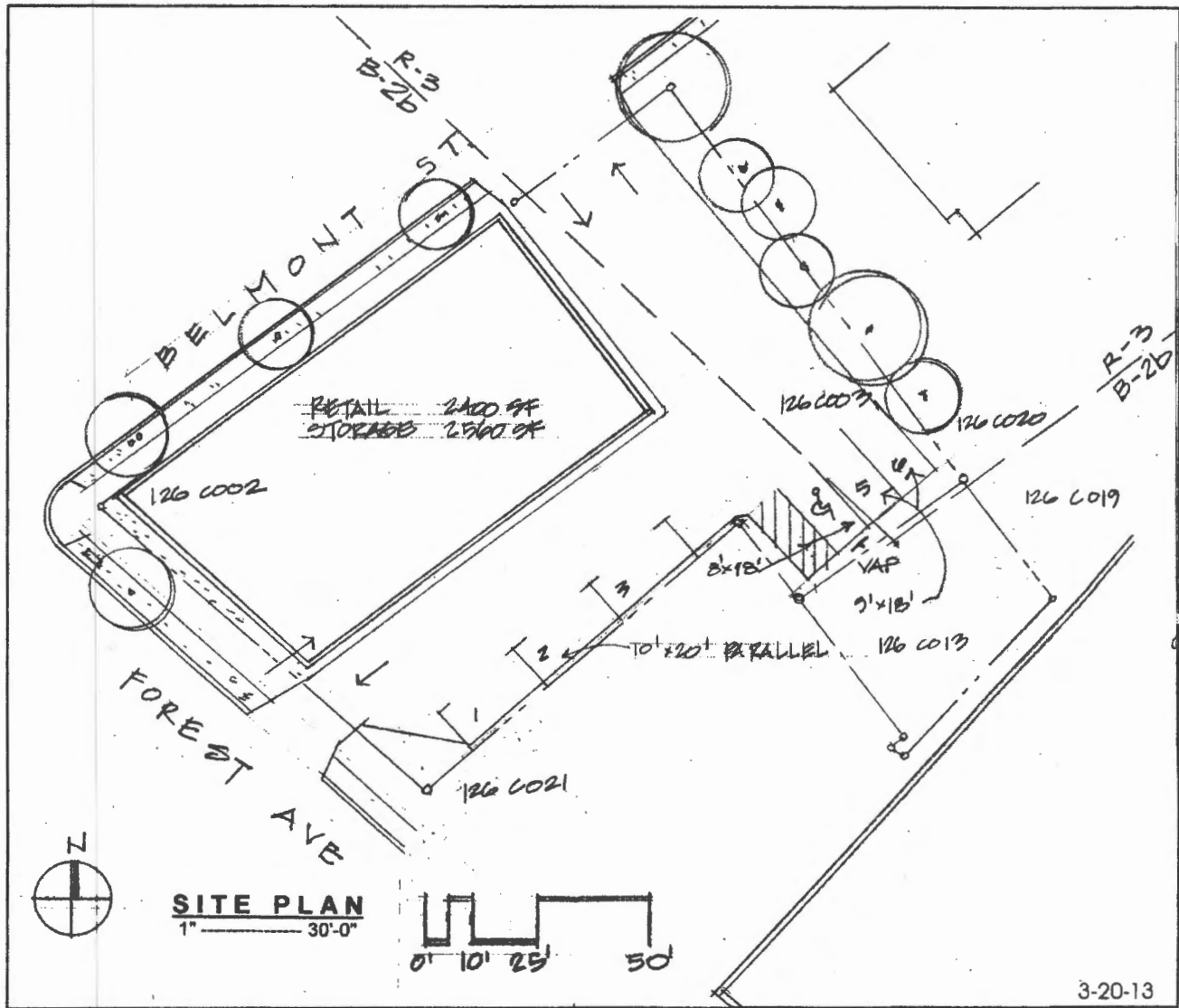
Job 13108

REVISION	
P. BOARD/IR	
REV 1	
CDs	3-18-13
PRINT	3-20-13

S-1

3-20-13





ALPHAarchitects
17 CHESTNUT STREET
PORTLAND, ME 04101
PHONE: 207.781.7800
FAX: 207.781.7800
alphaarchitects.com

COPYRIGHT
No part of this document may be reproduced without the written permission of ALPHAarchitects



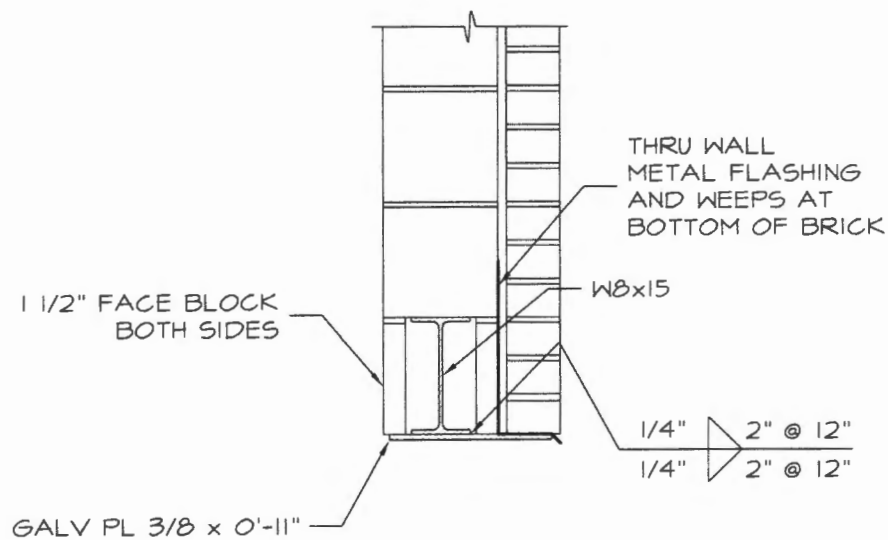
Coastal Trading & Pawn
54.3 Forest Avenue
Portland, Maine 04103

JOB 13108

REVISION	
P. BOARD	NR
REV 1	
CD#	3-16-13
PRINT	3-20-13

S-1

3/28/13



12'-8" LINTEL SECTION

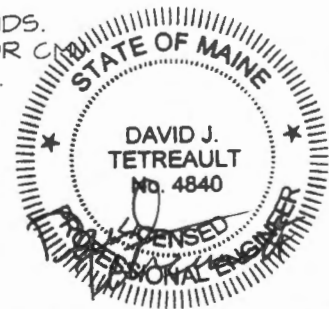
1"=1'-0"


WIDE FLANGE BEAM ASTM A-992.

PLATE ASTM A-36.

PROVIDE 6" BEARING AT BOTH ENDS.

INSTALL TEMPORARY SUPPORT FOR WALL PRIOR TO CUTTING OPENING.



date	revision number	Coastal Trading & Pawn		SSK1
03/14/13 03/19/13	1			
		543 Forest Avenue PORTLAND, ME		

Marge Schmuckal - S1.001 Site Plan 3-20-13

From: "Mark Sengemann" <mark@alphaarchitects.com>
To: "Marge Schmuckal" <MES@portlandmaine.gov>
Date: 3/20/2013 6:01 PM
Subject: S1.001 Site Plan 3-20-13
CC: <lps_inc@yahoo.com>
Attachments: S1.001 Site Plan 3-20-13.pdf

543 Forest Ave Site Plan

As requested:

126-C-2 3/28/13

Mark

Mark Sengemann
NCARB Principal



ALPHAarchitects

ALPHAarchitects
17 Chestnut Street
Portland, ME 04101-2211
(207) 761-9500
fax 207.761.9595
cell 207.671.4110
mark@ALPHAarchitects.com

Maine Licensed Architect

ALPHAarchitects.com