

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

Please Read  
 Application And  
 Notes, If Any,  
 Attached

BU **PERMIT** ICTION

Permit Number: 081510

This is to certify that MARDIGAN STEPHEN E / The Albair  
 has permission to Alteration To Mens and Women Restroom Electrical Storage Room. The Unit is the Entire first floor  
 AT 726 FOREST AVE CE 130 H021001

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 of inspection must be given and written permission procured before this building or part thereof is lath or other work is in. 24 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

PERMIT ISSUED

OTHER REQUIRED APPROVALS

Fire Dept. \_\_\_\_\_  
 Health Dept. \_\_\_\_\_  
 Appeal Board \_\_\_\_\_  
 Other \_\_\_\_\_  
 Department Name CITY OF PORTLAND

DEC 15 2008

*James Foster* 12/15/08  
 Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

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

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

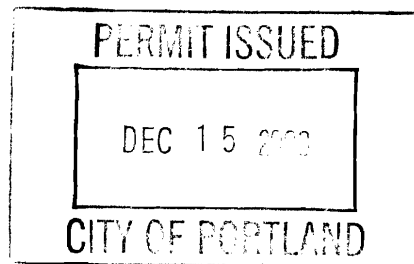
Permit No: 08-1510	Issue Date:	CBL: 130 H021001
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Location of Construction: 726 FOREST AVE	Owner Name: MARDIGAN STEPHEN E	Owner Address: 460 BAXTER BLVD	Phone: 207-831-9338
Business Name:	Contractor Name: Tim Albair	Contractor Address: 10 Alexander Drive Cape Elizabeth	Phone: 2078319338
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B-De/R-5

Past Use: Commercial/Restaurant (20, 2003) ! retail (ice cream shop)	Proposed Use: Commercial /Not Currently Leased(Use is unknow)- Alteration To Mens and Women Restrooms, Electric and Storage Room. The Unit is the Entire first floor	Permit Fee: \$50.00	Cost of Work: \$2,500.00	CEO District: 4
Proposed Project Description: Alteration To Mens and Women Restrooms, Electric and Storage Room. The Unit is the Entire first floor		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: N/A Type: SB IBC-2003	
		Signature: <i>[Signature]</i>	Signature: <i>[Signature]</i> 12/10/08	
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: lmd	Date Applied For: 12/03/2008	<b>Zoning Approval</b>		
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>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..</p>	<p>Special Zone or Reviews</p> <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p><i>OK w/ conditions</i> Date: 12/4/08 ABM</p>	<p>Zoning Appeal</p> <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 <p>Date: _____</p>	<p>Historic Preservation</p> <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 <p><i>ABM</i> Date: _____</p>
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**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

## 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.**

- Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling
- Underground electrical or plumbing inspection prior to pouring concrete
- Final inspection required at completion of work.

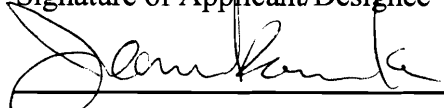
Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

**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

12/15/08

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

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

<b>Permit No:</b> 08-1510	<b>Date Applied For:</b> 12/03/2008	<b>CBL:</b> 130 H021001
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<b>Location of Construction:</b> 726 FOREST AVE	<b>Owner Name:</b> MARDIGAN STEPHEN E	<b>Owner Address:</b> 460 BAXTER BLVD	<b>Phone:</b> 207-831-9338
<b>Business Name:</b>	<b>Contractor Name:</b> Tim Albair	<b>Contractor Address:</b> 10 Alexander Drive Cape Elizabeth	<b>Phone:</b> (207) 831-9338
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

<b>Proposed Use:</b> Commercial /Not Currently Leased(Use is unknow)- Alteration To Mens and Women Restrooms, Electric and Storage Room. The Unit is the Entire first floor	<b>Proposed Project Description:</b> Alteration To Mens and Women Restrooms, Electric and Storage Room. The Unit is the Entire first floor
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<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 12/04/2008
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> <li>1) Currently there is no use occupying this building. Please note that this office will need change of use and or tenant fit-up permits PRIOR to any occupancy.</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> 12/15/2008
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> <li>1) This approves the bathroom relocation only, tenant fit up requires a separate application and approval. Space is vacant, no occupancy given at this time</li> <li>2) Separate permits are required for any electrical, plumbing, HVAC or exhaust 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> Capt Greg Cass	<b>Approval Date:</b> 12/05/2008
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>

<b>Comments:</b> 12/3/2008-amachado: Gave permit back to Lisa to get more information.
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# General Building Permit Application

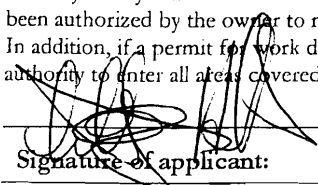
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>726 FOREST</u>		
Total Square Footage of Proposed Structure		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>130      4      021</u>	Owner: <u>Steve Mardigan</u> <u>468 Baxter Blvd.</u> <u>Portland</u>	Telephone:
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Timothy Albar</u> <u>10 Alexander Dr.</u> <u>Capo Elizabeth, ME</u>	Cost Of Work: \$ <u>2500.-</u> Fee: \$ _____ C of O Fee: \$ _____
Current legal use (i.e. single family) <u>Commercial - Quanza <del>Ice Cream</del> (Restaurant)</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Currently vacant -</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Interior alterations for bathrooms, elect, storage</u> <u>Entire first floor.</u>		
Contractor's name, address & telephone:		
Who should we contact when the permit is ready: <u>Tim</u>		
Mailing address: _____ Phone: <u>831-9338</u>		
DEC 3 2008		

Please submit all of the information outlined in the Commercial Application Checklist.  
Failure to do so will result in the automatic denial of your permit.

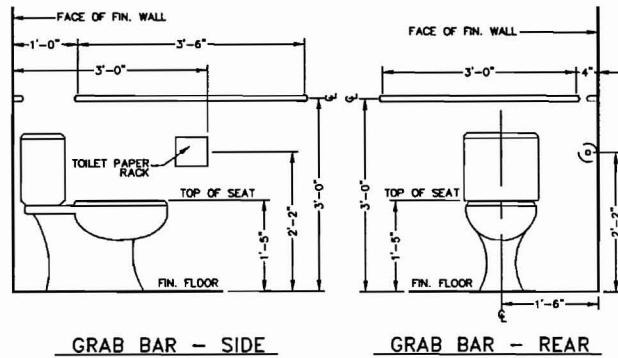
In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division 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.

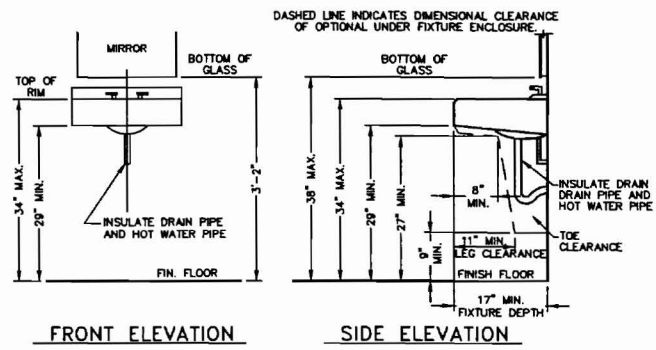
Signature of applicant: 

Date: 12/3/08

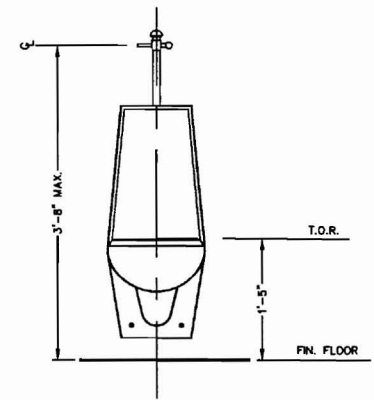
This is not a permit; you may not commence ANY work until the permit is issued.



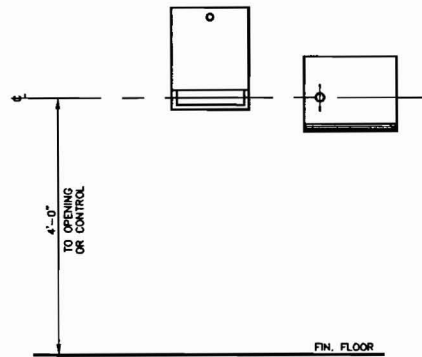
**BARRIER FREE TOILET  
DIMENSIONAL REQUIREMENTS**  
NO SCALE



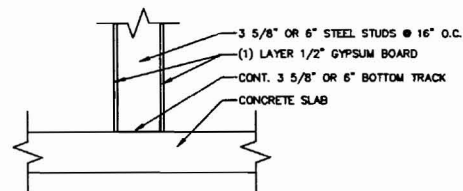
**BARRIER FREE LAVATORY  
DIMENSIONAL REQUIREMENTS**  
NO SCALE



**URINAL**  
NOT TO SCALE



**PAPER TOWEL DISPENSER**  
NOT TO SCALE



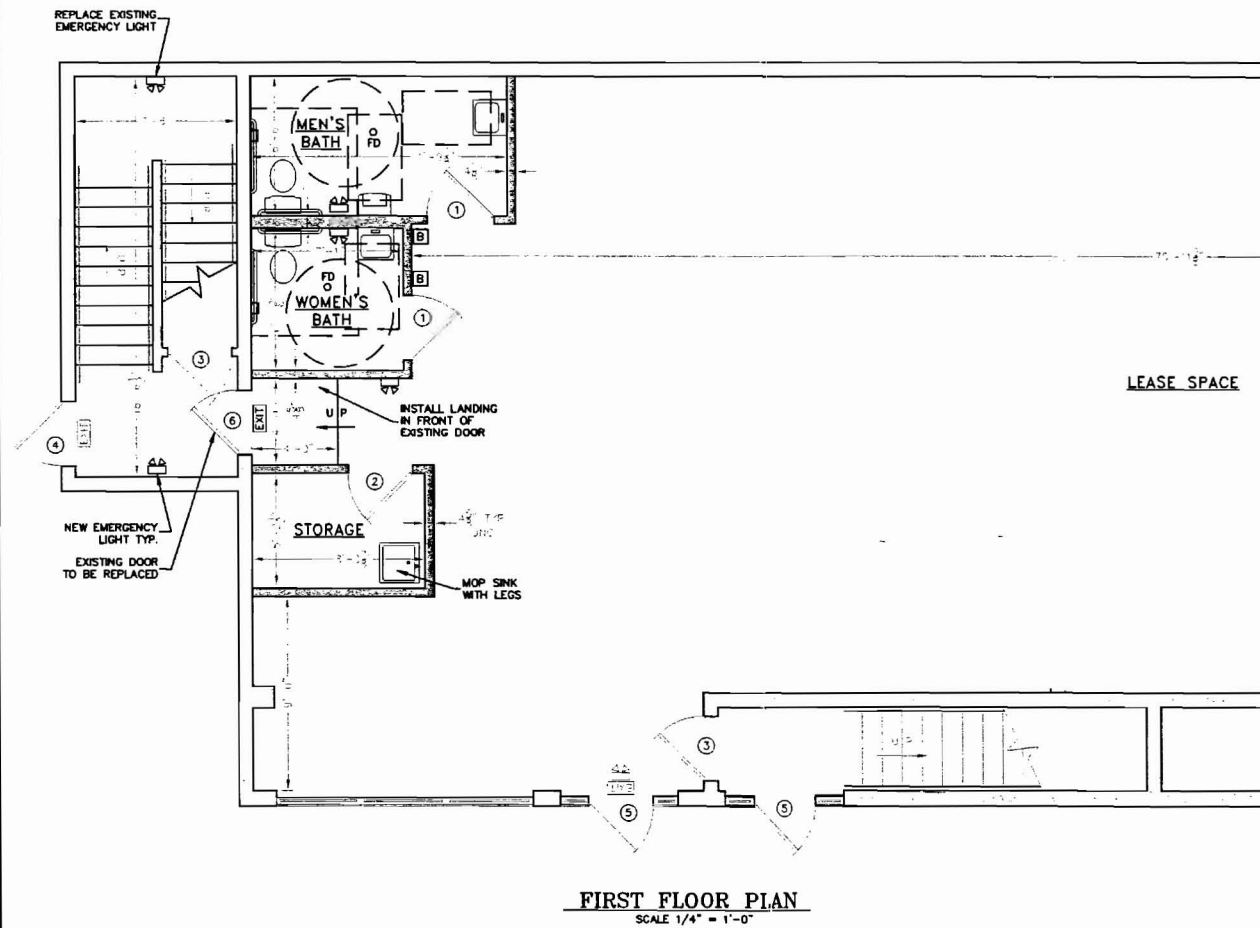
**TYPICAL WALL DETAIL**  
NO SCALE

### DOOR SCHEDULE

NO.	SIZE	QUANTITY	TYPE	FRAME	HARDWARE
①	3'-0" x 6'-8"	2	SOLID WOOD	METAL	HINGES, LEVER HARDWARE, PRIVACY LOCKSET
②	3'-0" x 6'-8"	2	SOLID WOOD	METAL	HINGES, ENTRY LOCKSET, LEVER HARDWARE
③	3'-0" x 6'-8"	3	EXISTING HOLLOW METAL	METAL	HINGES, LEVER HARDWARE, ENTRY LOCKSET
④	3'-0" x 6'-8"	2	EXISTING METAL INSULATED	METAL	HINGES, PANIC PUSH BAR, ENTRY LOCKSET, CLOSER
⑤	3'-0" x 7'-0"	3	EXISTING FULL GLASS STORE FRONT	METAL	HINGES, D-RING PULL HANDLE, PUSH BAR, ENTRY LOCKSET, CLOSER
⑥	3'-0" x 6'-8"	1	FIRE RATED HOLLOW METAL	METAL	HINGES, PANIC PUSH BAR, ENTRY LOCKSET, CLOSER, 1-HR. FIRE RATED, TO REPLACE EXISTING DOOR

### LEGEND

	EXISTING WALL
	PROPOSED 4 5/8" THICK GYPSUM WALL
	EXIT SIGN
	EMERGENCY LIGHTING
	BRILLE SIGNAGE



**FIRST FLOOR PLAN**  
SCALE 1/4" = 1'-0"