

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

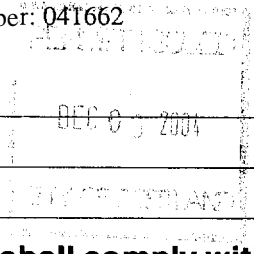
BUILDING INSPECTION

## PERMIT

Permit Number: 041662

Please Read Application And Notes, If Any, Attached

This is to certify that Shahnaz Properties Llc /Owner  
has permission to Repair and replace sections of floor  
AT 791 Forest Ave 137 C002001



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 altered or closed-in. **HEAVY 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. [Signature]  
Health Dept. \_\_\_\_\_  
Appeal Board \_\_\_\_\_  
Other \_\_\_\_\_  
DepartmentName

[Signature]  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

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

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

<b>Permit No:</b> 04-1662	<b>Date Applied For:</b> 11/04/2004	<b>CBL:</b> 137 C002001
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<b>Location of Construction:</b> 791 Forest Ave	<b>Owner Name:</b> Shahnaz Properties Llc	<b>Owner Address:</b> 256 Bancroft St	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Owner	<b>Contractor Address:</b> Portland	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Alterations - Commercial	

<b>Proposed Use:</b> Warehouse/ Repair and replace floor	<b>Proposed Project Description:</b> Repair and replace sections of floor
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Marge Schmuckal      **Approval Date:** 11/16/2004

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

- 1) This is not a change of use permit. When a new tenant is obtained and is different than the approved past use, this office shall receive a change of use permit to establish and approve the new use prior to occupancy
- 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 with Conditions      **Reviewer:** Mike Nugent      **Approval Date:** 12/03/2004

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

- 1) No use is approved by this permit , limited to floor construction

**Dept:** Fire      **Status:** Approved      **Reviewer:** Lt. MacDougal      **Approval Date:** 11/17/2004

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

**Comments:**

1112412004-mjn:Left message w/ applicant...need some science!!!!!!!!!!!! Got reasonable plans.....

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

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

Permit No: 04-1662	Issue Date:	CBL: 137 C002001
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Location of Construction: 791 Forest Ave		Owner Name: Shahnaz Prouerties Llc		Owner Address: 256 Bancroft St		Phone:	
Business Name:		Contractor Name: Owner		Contractor Address: Portland		Phone:	
Lessee/Buyer's Name		Phone:		B-2			
Past Use: Vacant Warehouse		Proposed Use: Warehouse/ Repair and replace floor					
				\$48.00	\$3,000.00	4	
FIRE DEPT: <input checked="" type="checkbox"/> Approved				INSPECTION: Use Group: None Type: 3B APPROVED 12/03/04			
Signature: <i>U. H. W.</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: Idobson	Date Applied For: 11/04/2004	<b>Zoning Approval</b>	
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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 Landmar  <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
<i>This is not a change of use permit</i>  <i>ok with cond</i> Date: 11/16/04	      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

TOP VIEW FLOOR

SIDE VIEW FLOOR  
(A)

solid concrete block,  
footing 8"x8"x8"

floor joist  
2"x6"x16"

'cross bridge'  
2"x4"x16"

'support beam  
6"x6"x16"

plywood sub-floor  
4"x8"x5/8"

floor joist 2"x6"x16"

support beam  
6 x6 x16

MATERIAL

cement slab base  
vapor carrier 50mil plastic  
solid cement block footings 8"x8"x8  
support beams 6"x6"x16  
floor joist beams 2"x6"x16"  
cross bridge 2"x4"x16"  
plywood sub-floor 4 x8 x5/8

USE

covers total sq ft  
covers total sq ft (new)  
@ 4' under suppon beams  
@ 5' on center  
@ 15" on center  
@ 24" on center (new)  
covers total sq ft (new)

<solid concrete block  
footing 8"x8"x8"

SIDE VIEW FLOOR  
(B)

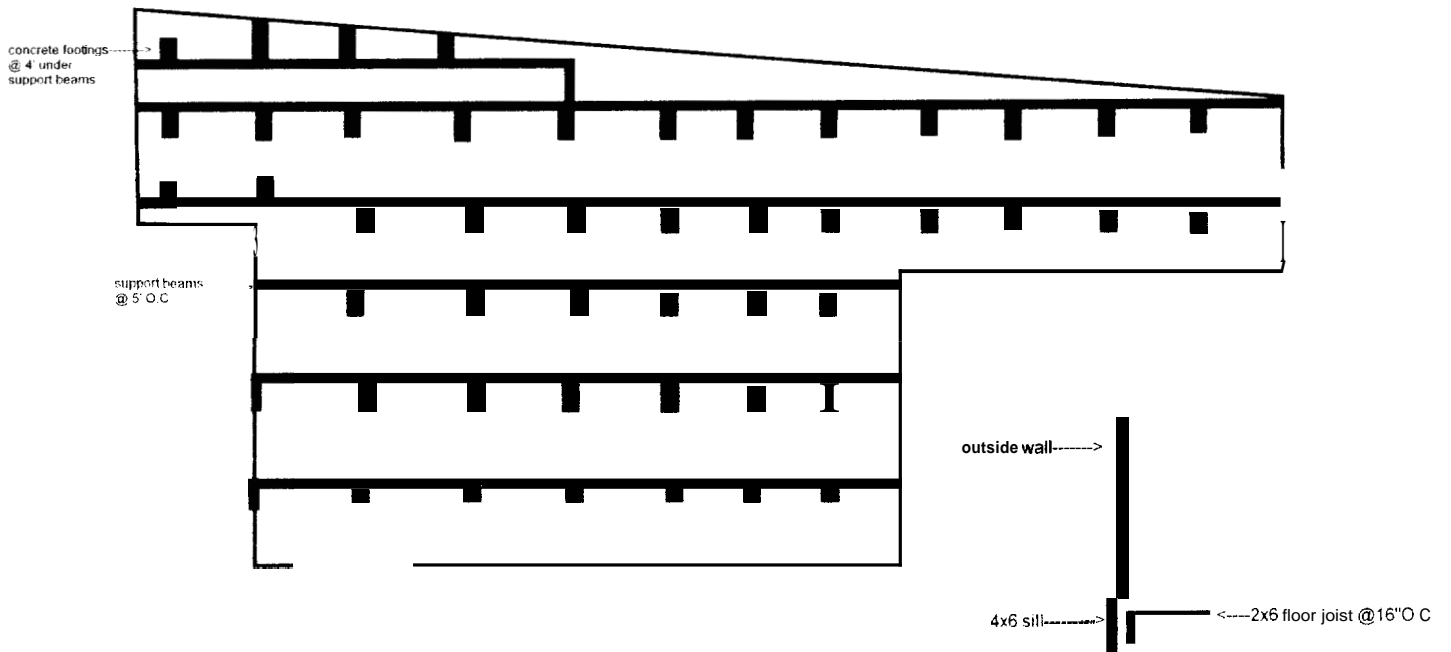
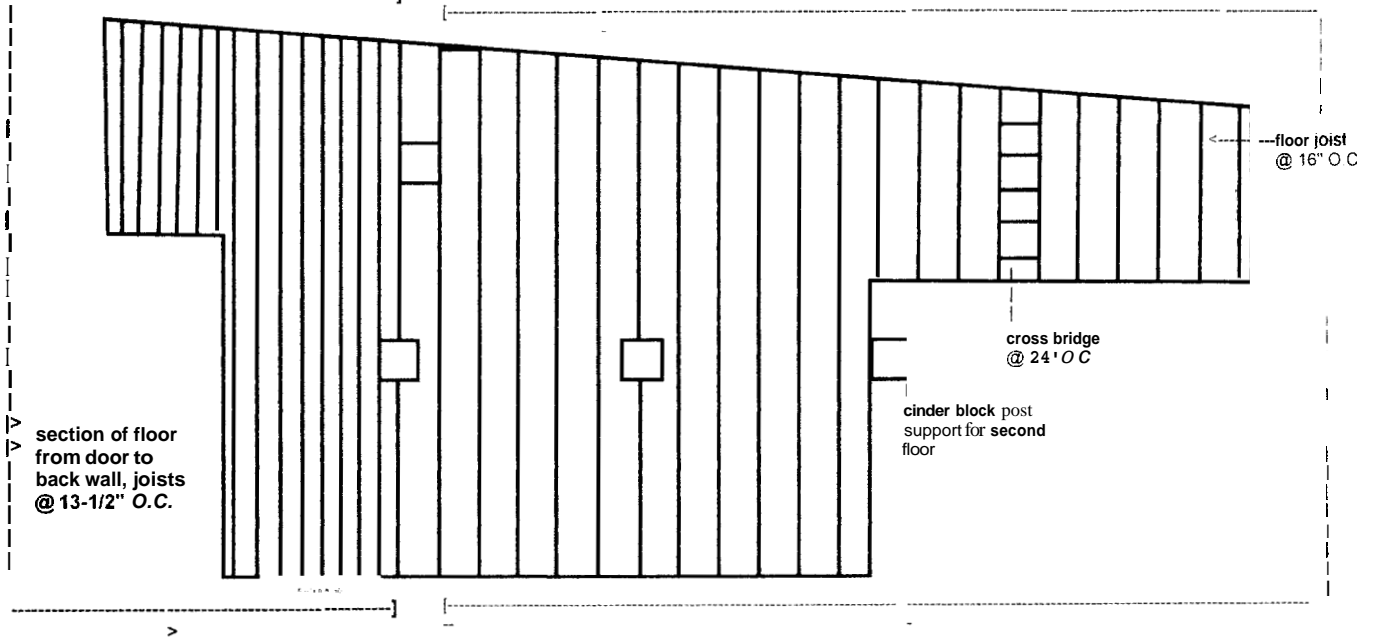
plywood sub-floor  
4 x8 x5/8

'cross bridge'  
2"x4"x16"

'floor joist  
2"x6"x16"

<support beam  
6"x6"x16"

<solid concrete block  
footing 8"x8"x8"



Location of proposed work to be done: 799-C Forest AVE. Portland ME

Owner of Property to be worked on: Shanhaz Mahager

Description of work to be done: Replace and or Refurbish floor.

Square footage: 2174 sqft

Materials:

Wood Lumber: Number 2 Hemlock Fir rough cut  
(Fiber Stress 825 pound per square inch)

Actual size **6"x6"x16'**  
Support beam

Actual size **2"x6"x16'**  
Floor joist

Actual size **2"x4"x16"**  
Cross bridge

Plywood sub-floor **4'x8'x5/8"**

Concrete Footings: **8"x8"x8"**

Vapor Barrier: .50 mil Plastic

Fasteners: **15/8"** coarse thread for sub-floor  
**2 1/2"** coarse thread for cross bridge  
**3"** coarse thread for support beam and floor joist

## PROJECT DETAIL EXPLANATION 799-C FOREST AVE PORTLAND ME

The proposed floor to be built has a base of an existing concrete slab. A .50 mil plastic vapor barrier will be put down covering the total square footage which is 2174 sqft.

Concrete Footings (8"x8"x8") will be placed on top of the vapor barrier every four feet under the Support Beams (6"x6"x16') will be placed @ 5 o.c. . Floor Joists (2"x6"x16') will be placed @ 16" o.c. and secured to the Sill (2"x6"x16') and Support Beam with 3" course thread screw in a toe nail fashion. Cross Bridge (2"x4"x16") will be placed @ 24 o.c. and secured with 2½" course thread screw through the floor joist into the cross bridge, Plywood sub-floor (4'x8'x5/8") will cover the total square footage and be secured to the floor joists and cross bridges every 12" with an 15/8" course thread screw.

The floor construction with the material used will support a Dead Load of 880 pounds per square foot and a Live Load of 1320 pounds per square foot. The Fiber Stress for Number 2 Hemlock Fir is 825 per square inch (specifications provided by Hillside Lumber 781 County RD Westbrook ME)

# All Purpose 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>795-799 Forest Ave.</u>		
Total Square Footage of Proposed Structure	Square Footage of Lot <u>963<sup>ft</sup> square</u>	
<b>Tax Assessor's Chart, Block &amp; Lot</b>	Owner:	Telephone:
Chart#      Block#      Lot# <u>137</u> <u>002</u>	<u>Shahnaz</u>	<u>671-7550</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>same</u>	cost Of Work: \$ <u>3,000</u>  Fee: \$
Current use: <u>Vacant Warehouse</u>		
If the location is currently vacant, what was prior use: <u>warehouse</u>		
Approximately how long has it been vacant: <u>1 year</u>		
Proposed use: <u>replace floor joist and re-frame floor</u>		
Project description:		
Contractor's name, address & telephone: <u>X Owner</u>		
Who should we contact when the permit is ready: <u>Shahnaz Mahager - 671-7550</u>		
Mailing address: <u>256 Bancroft st Portland Me. 04103</u>		
We will contact you by phone when the permit is ready. You must come in and pick up the permit and review the requirements before starting any work, with a Plan Reviewer. A stop work order will be issued and a \$100.00 fee if any work starts before the permit is picked up.      PHONE: <u>671-7550</u>		

**IF THE REQUIRED INFORMATION IS NOT INCLUDED IN THE SUBMISSIONS THE PERMIT WILL BE AUTOMATICALLY DENIED AT THE DISCRETION OF THE BUILDING/PLANNING DEPARTMENT, WE MAY REQUIRE ADDITIONAL INFORMATION IN ORDER TO APPROVE THIS PERMIT.**

*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: X Shahnaz

Date: X 11-4-04

**This is NOT a permit, you may not commence ANY work until the permit is issued.  
If YOU are In a Historic District you may be subject to additional permitting and fees with the  
Planning Department on the 4<sup>th</sup> floor of City Hall**



MICHAEL J. PEARCE & ASSOCIATES, LLC  
ATTORNEYS AT LAW  
TWO MONUMENT SQUARE, 9TH FLOOR  
P.O. BOX 108  
PORTLAND, ME 04112-0108  
TEL (207) 822-9900  
FAX (207) 822-9901  
[M@jmiDmainelaw.com](mailto:M@jmiDmainelaw.com)

Michael J. Pearce  
Joshua R. Dow

May 24, 2004

Benjamin Geci  
Banknorth, N.A.  
One Portland Square  
P.O. Box 9540  
Portland, ME 04112-9540

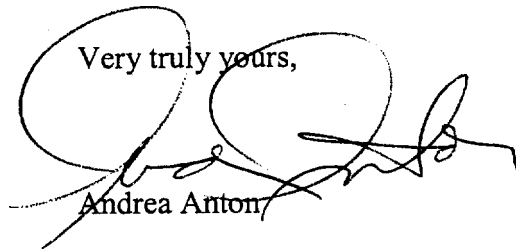
Re: Shahnaz Mahager/Shahnaz Properties, LLC

Dear Mr. Geci:

Enclosed please find a copy of the Quitclaim Deed regarding the above-referenced matter.

Thank you for your attention to this matter.

Very truly yours,



Andrea Anton

Enclosure

## QUITCLAIM DEED WITH COVENANT

**Shahnaz Mahager** of Portland, Maine, FOR CONSIDERATION PAID, grants to **Shahnaz, Properties LLC** WITH QUITCLAIM COVENANTS, the following described real property located in the City of Portland, County of Cumberland and State of Maine:

A certain lot of land, with the buildings thereon situated on Forest Avenue in said Portland, and bounded and described **as** follows:

Beginning at a point in the easterly side line of Forest Avenue and the southerly side line of land formerly belonging to the Portland Light and Power Company and formerly belonging to Leonard E. Clark and now or formerly belonging to the Fidelity Trust Company and nearly opposite the foot of Hartley Street; thence running easterly along the dividing line between the lot herein conveyed and **said** lot formerly of said Portland Light and Power ninety-two (**92**) feet, more or less, to a point in the westerly side line of the Maine Central Railroad location; thence southerly along the said railroad company's westerly side line fifty (**50**) feet to a point; thence westerly in a straight line eighty-seven (**87**) feet, more or less, to a point in the easterly side line of Forest Avenue which point is **fifty** (**50**) feet southerly (measured on said street line) from the point of beginning; thence northerly along said street line **fifty** (**50**) feet to the point of beginning.

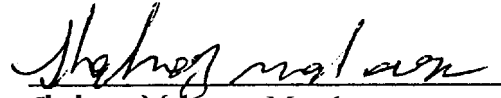
**Also** a certain other lot or parcel of land with the buildings thereon situated on said Forest Avenue in said Portland, and bounded and described as follows:

Beginning at a point in the easterly side line of Forest Avenue and the southerly side line of land now or formerly of Allan Smith (said point having been formerly marked by the southwesterly comer post supporting the roof covering the hay scales heretofore used by Marsh Bros. in their wood **and** coal business on Forest Avenue); thence running easterly by the line of said land now or formerly of said Allan Smith to a point in said line formerly marked by the southeasterly comer post supporting said scale roof, thence running easterly by the line of said land now or formerly of said Allan Smith to the northwesterly comer of the power house formerly owned by the Portland Light and Power Company; thence running easterly by the line of said land now or formerly of Allan Smith and along the northerly wall of said power house formerly owned by the Portland Light and Power Company to the westerly side line of the Maine Central Railroad location; thence southerly along the westerly side line of the location of said railroad company to land formerly of

Royal Leighton and now or formerly owned by the Fidelity Trust Company (being the lot first above described); thence westerly along the line of the lot first above described to Forest Avenue; and thence northerly along said Forest Avenue to the point of beginning.

WITNESS my hand and seal this 10 day of **May**, 2004.

  
Witness

  
Shahnaz Mahager, Member

STATE OF MAINE  
Cumberland, ss.

May 10, 2004

Personally appeared the above-named **Shahnaz** Mahager acknowledged the foregoing instrument to be her free act and deed.

Before me,

ANDREA ANTON  
Notary Public, Maine  
My Commission Expires January 14, 2011

  
Notary Public ~~Attorney at Law~~

Typed or Printed Name:

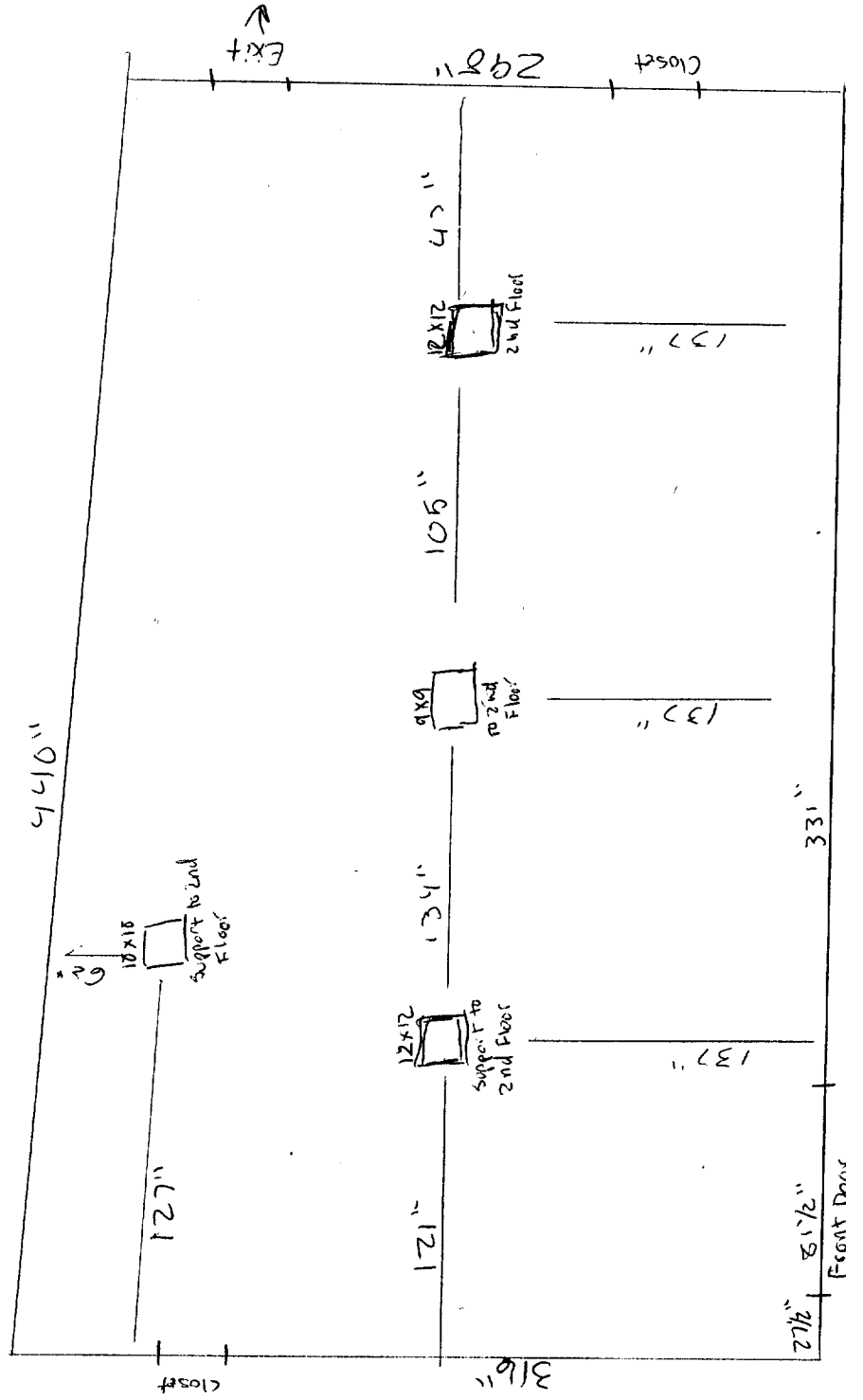


1744-C FOREST AVE PORTLAND

Shahinaz Mahager (owner)

Floor Plan ~~Redesign~~ improvement

NOV - 4 2011



HANI

799-C FOREST AVE PORTLAND

Shahbaz Manager (owner)

Fix and Replace original Frame, Replace old support beams (posts) with 6x6 Posts

6x6 supports <sup>Posts</sup> placed every 48" a long length of room (40 total support ~~posts~~)  
6x6 support beam running length placed 71.5" between each  
2x6 Beams placed 16" between each running width of room  
4 supports to 2nd floor ②-12x12, ①-9x9, ①-18x18

