

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

1053 FOREST AVENUE LLC

**Located at**

1045 FOREST AVE

**PERMIT ID:** 2015-01537

**ISSUE DATE:** 01/05/2016

**CBL:** 146 E009001

has permission to **Change of Use from church to office. Build four interior framed walls (total 8' high) over existing stage and flooring, and re-open three previously existing exterior windows that had been filled in**

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statues 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 clsoed-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.

*/s/ Craig Messinger*

*/s/ Jeanie Bourke*

**Fire Official**

**Building Official**

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

***Approved Property Use - Zoning***

Offices

***Building Inspections***

**Use Group:** B

**Type:** 3B

Business Offices

Occupant Load = 56

No Sprinkler

First Floor Rear

MUBEC/IBC 2009

***Fire Department***

BUILDING PERMIT INSPECTION PROCEDURES  
Please call 874-8703 (ONLY)  
or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)

**Check the Status or Schedule an Inspection On-Line at  
<http://www.portlandmaine.gov/planning/permitstatus.asp>**

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.**
- **Per Section 107.3.1 of the Maine Uniform Building and Energy Code (MUBEC). One set of printed approved stamped construction documents shall be kept at the site of work and shall be open to inspection by building officials.**

## **REQUIRED INSPECTIONS:**

Certificate of Occupancy/Final  
Fire - Change of Use Inspection  
Close-in Plumbing/Framing  
Electrical Close-in

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.

<b>City of Portland, Maine - Building or Use Permit</b>		<b>Permit No:</b> 2015-01537	<b>Date Applied For:</b> 06/26/2015	<b>CBL:</b> 146 E009001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
<b>Proposed Use:</b> Office Space (Artist & Craftsman Supply) "After the Fact"		<b>Proposed Project Description:</b> Change of Use from church to office. Build four interior framed walls (total 8' high) over existing stage and flooring, and re-open three previously existing exterior windows that had been filled in		
<b>Dept:</b> Zoning	<b>Status:</b> Approved	<b>Reviewer:</b> Christina Stacey	<b>Approval Date:</b> 12/18/2015	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b> B-2 zone Offices - require 1 parking spot/400 sf = 15 spaces required, lease states 25 available - OK				
<b>Conditions:</b>				
<b>Dept:</b> Building Inspecti	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jeanie Bourke	<b>Approval Date:</b> 12/21/2015	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
2) Permit approved based upon information provided by the applicant, This is an After the Fact permit for work that was performed prior to approvals. Inspections are required to confirm Life Safety, electrical and structural compliance, and may require exposure of any hidden elements. Additional work and design approvals may be required.				
3) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work.				
<b>Dept:</b> Engineering DPS	<b>Status:</b> Not Applicable	<b>Reviewer:</b> Benjamin Pearson	<b>Approval Date:</b> 06/29/2015	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) This approval is non-applicable to Engineering DPS as it relates to approval for Grease Control Equipment for the Fats, Oil, and Grease Program. If approval is needed for this project by the Engineering Department of Public Services for any other reason than FOG, please contact David Margolis-Pineo at 207-874-8850 or dmp@portlandmaine.gov				
<b>Dept:</b> Fire	<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Craig Messinger	<b>Approval Date:</b> 01/05/2016	<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Note:</b>				
<b>Conditions:</b>				
1) All outstanding code violations shall be corrected prior to final inspection.				
2) Emergency lights and exit signs are required. 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.				
3) Shall comply with NFPA 101, Chapter 38, New Business Occupancies.				
4) Shall meet the requirements of 2009 NFPA 1 Fire Code.				
5) All construction shall comply with City Code Chapter 10.				