

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703
or email: buildinginspections@portlandmaine.gov

**Check the Status of Permit or Schedule an Inspection 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 Division for the inspections listed below. Appointments must be requested 48 to 72 hours in advance. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that are attached to this permit.**
- **Permits expire in 6 months if the project is not started or ceases for 6 months.**
- **If the inspection requirements below are not followed, then 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 will be kept at the site of work and open to inspection by building officials.**

REQUIRED INSPECTIONS:

Close-in Plumbing/Framing w/Fire & Draft Stopping

Electrical - Commercial

Electrical Close-in

Final - Electric

Final - Plumbing

Masonry Tie Reinforcement

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue.

If the permit requires a certificate of occupancy, it must be paid and issued to the owner or designee before the space may be occupied.

City of Portland, Maine - Building or Use Permit		Permit No: 2018-00340	Date Applied For: 03/16/2018	CBL: 148 A007001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Offices, warehousing, and vehicle storage (municipal)		Proposed Project Description: Add new elevator. Renovate portion of existing warehouse space & loading dock area to create office space for Public Works offices, bathrooms, break room and document storage. Minor renovations to existing office in east end of building.		
Dept: Zoning	Status: Approved w/Conditions	Reviewer: Christina Stacey	Approval Date: 05/25/2018	
Note: I-M zone Offices, warehouses, and accessory interior vehicle storage are allowed uses per §14-246. Approx 22,275 sf of offices = 56 spaces required 46,455 sf remaining industrail bldg space = 15 spaces required 71 total spaces required, >100 spaces existing on-site - OK			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) This permit is being approved on the basis of plans and documents submitted. Any deviations shall require a separate approval before starting that work.				
Dept: Building Inspecti	Status: Approved w/Conditions	Reviewer: Greg Gilbert	Approval Date: 05/17/2018	
Note:			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) Per IBC Sec. 107.3.4.2, Deferred Submittals are required for portions of the design that have not been submitted. The work associated with this submittal is in regard to the vault rooms pre cast concrete wall panels. These plans, details and documents shall be submitted to the Inspections Office by the registered design professional or in responsible charge or contractor. The work associated with these items shall not be performed prior to approval from the building official.				
2) Separate permits are required for any electrical: plumbing, sprinkler, fire alarm, HVAC systems, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
3) All construction shall comply with City Code Chapter 10.				
4) Review and approval by the Authority having Jurisdiction shall not relieve the applicant of the responsibility of compliance with this Code				
5) 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.				
Dept: Engineering DPS	Status: Not Applicable	Reviewer: Benjamin Pearson	Approval Date: 03/28/2018	
Note:			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) This approval is non-applicable to Engineering DPW 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 Works for any other reason than FOG, please contact 874-8801.				
Dept: Fire	Status: Approved w/Conditions	Reviewer: Jason Grant	Approval Date: 04/05/2018	
Note:			Ok to Issue: <input checked="" type="checkbox"/>	
Conditions:				
1) Per 2009 NFPA 101 section 12.7.9.3 and 13.7.9.3 every room constituting an assembly occupancy (50+ people) and not having fixed seating shall have the occupancy load of the room posted on a sign in a conspicuous place by the main entrance to the space.				
2) Per the City of Portland Technical Manual section 3.4.6. all new elevators shall be sized to accommodate an 80 x 24 inch stretcher.				
3) A separate City of Portland Water-Based Fire Suppression System Permit is required for all new sprinkler systems, including standpipe systems, and sprinkler work effecting more than 20 heads. This review does not include approval of system design or installation.				

PERMIT ID: 2018-00340

Located at: 212 CANCO RD

CBL: 148 A007001

- 4) A separate City of Portland 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.
- 5) This project meets the requirements for needing a Maine State Fire Marshal's Office (SFMO) construction and or barrier free permit. The City of Portland must have a copy of this permit on file before a final inspection or certificate of occupancy can be issued. If the SFMO determines that their permit is not needed then correspondence from the SFMO stating that a permit is not required shall be provided.
- 6) All construction shall comply with City Code, Chapter 10.
All construction shall comply with 2009 NFPA 101 Life Safety Code, Chapter # 43 and other applicable chapters
All construction shall comply with 2009 NFPA 1, Fire Code.
This review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code. NFPA 1 (section 1.14.4).
All means of egress to remain accessible at all times.
If applicable, all outstanding code violations shall be corrected prior to final inspection.