

**City of Portland, Maine – Building or Use Permit Application** 389 Congress Street, 04101, Tel: (207) 874-8703, Fax: 874-8716

|   |  |   |  |   |  |  |  |
|---|--|---|--|---|--|--|--|
| Location of Construction:<br>850 Baxter Blvd Prid   |  | Owner:<br>First Atlantic Corporation  |  | Phone:<br>774-7878  |  | Permit No: <b>990075</b>   |  |
| Owner Address:<br>222 St John St Prid   |  | Lessee/Buyer's Name:  |  | Phone:  |  | BusinessName:  |  |
| Contractor Name:<br>The Fochabit Co. Inc.   |  | Address:<br>171 Warren Ave Prid 04103   |  | Phone:<br>**797-3369  |  | <div style="border: 2px solid black; padding: 5px; text-align: center;"> <b>PERMIT ISSUED</b><br/>                 Permit Issued:<br/>                 JAN 29 1999<br/> <b>CITY OF PORTLAND</b> </div>   |  |
| Past Use:<br>Nursing Home   |  | Proposed Use:<br>Same   |  | COST OF WORK:<br>\$ 250,000   |  |  |  |
| Proposed Project Description:<br><br>Renovate & Update interior centercore of existing nursing home relocate main entry to parking lot side minor renovations to resident wings - heat conversion |  | FIRE DEPT. <input checked="" type="checkbox"/> Approved<br><input type="checkbox"/> Denied  |  | INSPECTION: <i>F-1</i><br>Use Group <i>2B</i> Type <i>2A</i><br><i>DOCA 967</i> |  | Zone: CBL: 166-A-010   |  |
|   |  | Signature: <i>[Signature]</i>   |  | Signature: <i>[Signature]</i>   |  | Zoning Approval: <i>OK 5 128/199</i><br><b>Special Zone or Reviews:</b><br><input type="checkbox"/> Shoreland<br><input type="checkbox"/> Wetland<br><input type="checkbox"/> Flood Zone<br><input type="checkbox"/> Subdivision<br><input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/> |  |
|   |  | PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)<br>Action: Approved <input type="checkbox"/><br>Approved with Conditions: <input type="checkbox"/><br>Denied <input type="checkbox"/> |  | Signature: _____ Date: _____  |  | Zoning Appeal<br><input type="checkbox"/> Variance<br><input type="checkbox"/> Miscellaneous<br><input type="checkbox"/> Conditional Use<br><input type="checkbox"/> Interpretation<br><input type="checkbox"/> Approved<br><input type="checkbox"/> Denied  |  |
| Permit Taken By: <b>SP</b>  |  | Date Applied For: <b>November 18, 1998</b>  |  |   |  | Historic Preservation<br><input type="checkbox"/> Not in District or Landmark<br><input type="checkbox"/> Does Not Require Review<br><input type="checkbox"/> Requires Review  |  |

- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal rules.
- Building permits do not include plumbing, septic or electrical work.
- 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..

Call 797-3369 for pick up

PERMIT ISSUED WITH REQUIREMENTS

**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 provisions of the code(s) applicable to such permit

January 28, 1999

SIGNATURE OF APPLICANT \_\_\_\_\_ ADDRESS: \_\_\_\_\_ DATE: \_\_\_\_\_ PHONE: \_\_\_\_\_

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE \_\_\_\_\_ PHONE: \_\_\_\_\_

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

CEO DISTRICT



19 Feb 99 - No work

15 April Call The Pochobit Co. Inc, on no activity on this permit They stated they was waiting for state approvals.

11 June 99 No work started

16 June 99 Spoke to The Pochobit Co. about permit status - They will be sending letter -

2 July 99 No work

11 Aug 99 no work

Sept, 10 no work

OCT. 21 work started walk area with LT, McDougall -

NOV. 15 - work going well, walk area with LT, McDougall & Supt, White.

Dec. 21 - work going well.

Jan. 4 - work area with LT, McDougall and building supervisor, working in wing 4 and old main entrance.

MARCH 16 Insp, project work going as per plans - LT, McDougall PFD. Check Fire alarm.

APRIL 24-2K work project with LT, McDougall work completed

MAY 9 2K Meet with Supt. of Pochobit Co, and LT, McDougall inspected finish work All done as per plans.

Inspection Record

| Type              | Date  |
|-------------------|-------|
| Foundation: _____ | _____ |
| Framing: _____    | _____ |
| Plumbing: _____   | _____ |
| Final: _____      | _____ |
| Other: _____      | _____ |

**THIS IS NOT A PERMIT/CONSTRUCTION CANNOT COMMENCE UNTIL THE PERMIT IS ISSUED**

**Building or Use Permit Pre-Application  
Attached Single Family Dwellings/Two-Family Dwelling  
Multi-Family or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for a Building or Use Permit.

**NOTE\*\*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 (Include Portion of Building): <b>850 PAXTER BLVD PORTLAND ME</b>  |                     |  |  |
| Total Square Footage of Proposed Structure  |                     | Square Footage of Lot  |  |
| Tax Assessor's Chart, Block & Lot Number  |                     | Owner:   | Telephone#:  |
| Chart# <b>166</b>   | Block# <b>167 A</b> | Lot# <b>111</b>  | <b>774-7878</b>  |
| Owner's Address:<br><b>222 ST. JOHN STREET<br/>PORTLAND, MAINE</b>  |                     | Lessee/Buyer's Name (If Applicable)                                    | Cost Of Work:      Fee                                 |
|   |                     |  | <b>\$250,000<sup>00</sup>      \$1270<sup>00</sup></b> |
| Proposed Project Description: (Please be as specific as possible)<br><b>RENOVATE &amp; UPDATE INTERIOR CENTERCORE OF EXISTING NURSING HOME<br/>RELOCATE MAIN ENTRY TO PARKING LOT SIDE - MINOR RENOVATIONS TO<br/>RESIDENT WINGS - HEAT CONVERSION FROM RLEZ TO FHW</b> |                     |  |  |
| Contractor's Name, Address & Telephone  |                     | <b>THE POCHERIT CO. INC.<br/>171 WARREN AVE<br/>PORTLAND, ME 04103</b> | <b>*797-3369</b>                                       |
| Current Use: <b>NURSING HOME</b>  |                     | Proposed Use: <b>NURSING HOME</b>                                      |  |

Separate permits are required for Internal & External Plumbing, HVAC and Electrical installation.

- All construction must be conducted in compliance with the 1996 B.O.C.A. Building Code as amended by Section 6-Art II.
- All plumbing must be conducted in compliance with the State of Maine Plumbing Code.
- All Electrical Installation must comply with the 1996 National Electrical Code as amended by Section 6-Art III.
- HVAC (Heating, Ventillation and Air Conditioning) installation must comply with the 1993 BOCA Mechanical Code.

You must Include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) A Copy of your Construction Contract, if available
- 3) A Plot Plan/Site Plan

Minor or Major site plan review will be required for the above proposed projects. The attached checklist outlines the minimum standards for a site plan.

**4) Building Plans**

Unless exempted by State Law, construction documents must be designed by a registered design professional.

A complete set of construction drawings showing all of the following elements of construction:

- Cross Sections w/Framing details (including porches, decks w/ railings, and accessory structures)
- Floor Plans & Elevations
- Window and door schedules
- Foundation plans with required drainage and dampproofing
- Electrical and plumbing layout. Mechanical drawings for any specialized equipment such as furnaces, chimneys, gas equipment, HVAC equipment (air handling) or other types of work that may require special review must be included.

**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/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: <i>Scott Womier</i> <b>THE POCHERIT CO. INC.</b> | Date: <b>NOV 18, 1998</b> |
|--|---------------------------|

Building Permit Fee: \$25.00 for the 1st \$1000. cost plus \$5.00 per \$1,000.00 construction cost thereafter.

Additional Site review and related fees are attached on a separate addendum

*Call for fee*

## BUILDING PERMIT REPORT

DATE: 28 January 1999 ADDRESS: 850 Baxter Blvd. CBL 166-A-010  
REASON FOR PERMIT: Renovations as per Plans.  
BUILDING OWNER: First Atlantic Corporation.  
CONTRACTOR: The Pochebit Co. Inc.  
PERMIT APPLICANT: ↑  
USE GROUP I-1 BOCA 1996 CONSTRUCTION TYPE 5B

### CONDITION(S) OF APPROVAL

This Permit is being issued with the understanding that the following conditions are met:

Approved with the following conditions: \*1, \*17, \*18, \*19, \*20, \*24, \*26, \*27, \*29, \*30

1. This permit does not excuse the applicant from meeting applicable State and Federal rules and laws.
2. Before concrete for foundation is placed, approvals from the Development Review Coordinator and Inspection Services must be obtained. (A 24 hour notice is required prior to inspection)
- 2.5 Foundation drain shall be placed around the perimeter of a foundation that consists of gravel or crushed stone containing not more than 10 percent material that passes through a No. 4 sieve. The drain shall extend a minimum of 12 inches beyond the outside edge of the footing. The thickness shall be such that the bottom of the drain is not higher than the bottom of the base under the floor, and that the top of the drain is not less than 6 inches above the top of the footing. The top of the drain shall be covered with an approved filter membrane material. Where a drain tile or perforated pipe is used, the invert of the pipe or tile shall not be higher than the floor elevation. The top of joints or top of perforations shall be protected with an approved filter membrane material. The pipe or tile shall be placed on not less than 2" of gravel or crushed stone, and shall be covered with not less than 6" of the same material. Section 1813.5.2
- 2.6 Foundations anchors shall be a minimum of 1/2" in diameter, 7" into the foundation wall, minimum of 12" from corners of foundation and a maximum 6' o.c. between bolts. ( Section 2305.17 )
3. Precaution must be taken to protect concrete from freezing. Section 1908.0
4. It is strongly recommended that a registered land surveyor check all foundation forms before concrete is placed. This is done to verify that the proper setbacks are maintained.
5. Private garages located beneath habitable rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be separated from adjacent interior spaces by fire partitions and floor/ceiling assembly which are constructed with not less than 1-hour fire resisting rating. Private garages attached side-by-side to rooms in the above occupancies shall be completely separated from the interior spaces and the attic area by means of 1/2 inch gypsum board or the equivalent applied to the garage means of 1/2 inch gypsum board or the equivalent applied to the garage side. (Chapter 4 Section 407.0 of the BOCA/1996)
6. All chimneys and vents shall be installed and maintained as per Chapter 12 of the City's Mechanical Code. (The BOCA National Mechanical Code/1993). Chapter 12 & NFPA 211
7. Sound transmission control in residential building shall be done in accordance with Chapter 12 section 1214.0 of the city's building code.
8. Guardrails & Handrails: A guardrail system is a system of building components located near the open sides of elevated walking surfaces for the purpose of minimizing the possibility of an accidental fall from the walking surface to the lower level. Minimum height all Use Groups 42", except Use Group R which is 36". In occupancies in Use Group A, B, H-4, I-1, I-2 M and R and public garages and open parking structures, open guards shall have balusters or be of solid material such that a sphere with a diameter of 4" cannot pass through any opening. Guards shall not have an ornamental pattern that would provide a ladder effect. (Handrails shall be a minimum of 34" but not more than 38". Use Group R-3 shall not be less than 30", but not more than 38".) Handrail grip size shall have a circular cross section with an outside diameter of at least 1 1/4" and not greater than 2". (Sections 1021 & 1022.0) - Handrails shall be on both sides of stairway. (Section 1014.7)  
Headroom in habitable space is a minimum of 7'6". ( Section 1204.0 )
10. Stair construction in Use Group R-3 & R-4 is a minimum of 10" tread and 7 3/4" maximum rise. All other Use group minimum 11" tread. 7" maximum rise. (Section 1014.0)
11. The minimum headroom in all parts of a stairway shall not be less than 80 inches. (6' 8") 1014.4
12. Every sleeping room below the fourth story in buildings of use Groups R and I-1 shall have at least one operable window or exterior door approved for emergency egress or rescue. The units must be operable from the inside without the use of special

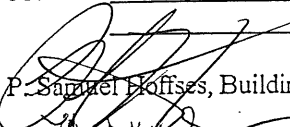
knowledge or separate tools. Where windows are provided as means of egress or rescue they shall have a sill height not more than 44 inches (1118mm) above the floor. All egress or rescue windows from sleeping rooms shall have a minimum net clear opening height dimension of 24 inches (610mm). The minimum net clear opening width dimension shall be 20 inches (508mm), and a minimum net clear opening of 5.7 sq. ft. ( Section 1018.6 )

- 13. Each apartment shall have access to two (2) separate, remote and approved means of egress. A single exit is acceptable when it exits directly from the apartment to the building exterior with no communications to other apartment units. Section 1010.1
- 14. All vertical openings shall be enclosed with construction having a fire rating of at least one (1)hour, including fire doors with self closer's. (Over 3 stories in height requirements for fire rating is two (2) hours.) Section 710.0
- 15. The boiler shall be protected by enclosing with (1) hour fire-rated construction including fire doors and ceiling, or by providing automatic extinguishment. Table 302.1.1
- 16. All single and multiple station smoke detectors shall be of an approved type and shall be installed in accordance with the provisions of the City's Building Code Chapter 9, Section 920.3.2 (BOCA National Building Code/1996), and NFPA 101 Chapter 18 & 19. (Smoke detectors shall be installed and maintained at the following locations):
  - In the immediate vicinity of bedrooms
  - In all bedrooms
  - In each story within a dwelling unit, including basements

In addition to the required AC primary power source, required smoke detectors in occupancies in Use Groups R-2, R-3 and I-1 shall receive power from a battery when the AC primary power source is interrupted. (Interconnection is required) Section 920.3.2

- 17. A portable fire extinguisher shall be located as per NFPA #10. They shall bear the label of an approved agency and be of an approved type. Section 921.0
- 18. The Fire Alarm System shall be maintained to NFPA #72 Standard.
- 19. The Sprinkler System shall maintained to NFPA #13 Standard.
- 20. All exit signs, lights, and means of egress lighting shall be done in accordance with Chapter 10 Section & Subsections 1023. & 1024. Of the City's building code. (The BOCA National Building Code/1996)
- 21. Section 25-135 of the Municipal Code for the City of Portland states, "No person or utility shall be granted a permit to excavate or open any street or sidewalk from the time of November 15 of each year to April 15 of the following year".
- 22. The builder of a facility to which Section 4594-C of the Maine State Human Rights Act Title 5 MRSA refers, shall obtain a certification from a design professional that the plans commencing construction of the facility, the builder shall submit the certification to the Division of Inspection Services.
- 23. Ventilation shall meet the requirements of Chapter 12 Sections 1210. Of the City's Building Code. (crawl spaces & attics)
- 24. All electrical, plumbing and HVAC permits must be obtained by a Master Licensed holders of their trade. No closing in of walls until all electrical (min. 72 hours notice) and plumbing inspections have been done.
- 25. All requirements must be met before a final Certificate of Occupancy is issued.
- 26. All building elements shall meet the fastening schedule as per Table 2305.2 of the City's Building Code. (The BOCA National Building Code/1996).
- 27. Ventilation of spaces within a building shall be done in accordance with the City's Mechanical Code (The BOCA National Mechanical Code/1993). ( Chapter M-16 )
- 28. Please read and implement the attached Land Use-Zoning report requirements.
- 29. Boring, cutting and notching shall be done in accordance with Sections 2305.4.4, 2305.5.1 and 2305.3. of the City's building code.
- 30. Glass and glazing shall meet the requirements of Chapter 24 of the building code.

- 31. \_\_\_\_\_
- 32. \_\_\_\_\_
- 33. \_\_\_\_\_

  
P. Samuel Hoffses, Building Inspector  
cc: Lt. McDougall, PFD  
Marge Schmuckal, Zoning Administrator



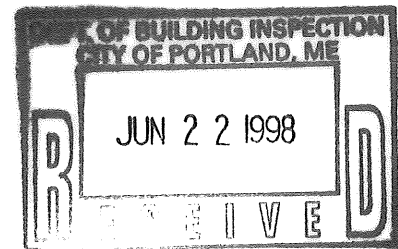
June 18, 1998  
Hand Delivery

# The Pochebit Co., Inc.

171 WARREN AVE. - PORTLAND, ME 04103 - (207) 797-3369 FAX (207) 797-3299

Mr. Richard Knowland  
Senior Planner  
City of Portland  
389 Congress St.  
Portland, ME 04101

REF: Proposed Renovations to  
Seaside Nursing Home  
850 Baxter Boulevard  
Portland, Maine



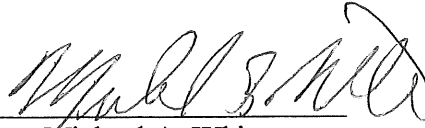
Dear Richard:

Please find enclosed a Site Plan Review Pre-Application and payment for Site Plan Review Fee (\$300.00) for the above referenced project. Also enclosed is a copy of the deed for the property, and seven copies of the Existing & Proposed Site Plans for the renovations. As discussed and requested at our meeting, we have included the "parking calculations/requirements" on the proposed plans. Please note that the facility will have 142 beds after the renovations; rather than the 152 beds that presently exist today.

*size ok  
down*

If you should have any questions, or require any further information, please do not hesitate to contact us.

Sincerely,

  
Michael A. White

MAW/sld

cc: Craig Coffin (First Atlantic Corporation)  
Cindy Farley (Seaside Nursing Home)

*850 Baxter Blvd*

**Site Review Pre-Application  
Multi-Family/Attached Single Family Dwellings/Two-Family Dwelling  
or Commercial Structures and Additions Thereto**

In the interest of processing your application in the quickest possible manner, please complete the Information below for Site Plan Review

**NOTE\*\*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.**

FIRST ATLANTIC CORPORATION

Applicant  
222 ST. JOHN ST. PORTLAND

Applicant's Mailing Address  
THE POCHEBIT CO., INC.

Consultant/Agent  
TEL No. 797-3369 FAX 797-3299

Applicant/Agent Daytime telephone and FAX

6/18/98

Application Date  
SEASIDE NURSING HOME

Project Name/Description

B50 BAXTER BLVD.

Address Of Proposed Site  
MAP 166 lot A10, MAP 167 B11

Assessor's Reference, Chart#, Block, Lot#

Proposed Development (Check all that apply)  New Building  Building Addition  Change of Use  Residential  Office  Retail  
 Manufacturing  Warehouse/Distribution  Other(Specify) RENOVATIONS TO EXISTING NURSING HOME

EXISTING NURSING HOME 142 BEDS 3.071 AC. R-5  
Proposed Building Square Footage and /or # of Units      Acreage of Site      Zoning

You must Include the following with you application:

- 1) A Copy of Your Deed or Purchase and Sale Agreement
- 2) 7 sets of Site Plan packages containing the information found in the attached sample plans and checklist.

(Section 14-522 of the Zoning Ordinance outlines the process, copies are available for review at the counter, photocopies are \$ 0.25 per page)

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/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if an approval for the proposed project or use 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 approval at any reasonable hour to enforce the provisions of the codes applicable to this approval.

|  |                      |
|--|----------------------|
| Signature of applicant: <u>AGENT: MICHAEL A. WHITE</u><br><u>Michael A. White THE POCHEBIT CO.</u> | Date: <u>6/18/98</u> |
|--|----------------------|

Site Review Fee: \$300.00

This application is for site review ONLY, a Building Permit application and associated fees will be required prior to construction.

**CITY OF PORTLAND, MAINE  
DEVELOPMENT REVIEW APPLICATION  
PLANNING DEPARTMENT PROCESSING FORM**

**19980068**  
I. D. Number

**First Atlantic Corp**  
Applicant  
**222 St John St, Portland, ME**  
Applicant's Mailing Address  
**The Pochebit Co., Inc.**  
Consultant/Agent  
**797-3369** **797-3299**  
Applicant or Agent Daytime Telephone, Fax

**6/22/98**  
Application Date  
**Seaside Nursing Home**  
Project Name/Description

**850 Baxter Blvd**  
Address of Proposed Site  
**166-A-010**  
Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply):  
 Office  Retail  Manufacturing  Warehouse/Distribution  Parking Lot  New Building  Building Addition  Change Of Use  Residential  Other (specify) **Renovations entry way**  
 Proposed Building square Feet or # of Units 3.71 Acreage of Site Zoning R-5

**Check Review Required:**

Site Plan (major/minor)  Subdivision # of lots  PAD Review  14-403 Streets Review  
 Flood Hazard  Shoreland  Historic Preservation  DEP Local Certification  
 Zoning Conditional Use (ZBA/PB)  Zoning Variance  Other  
 Fees Paid: Site Plan \$300.00 Subdivision \_\_\_\_\_ Engineer Review \$144.00 Date: 1/27/99

**Inspections Approval Status:**

Reviewer Marge Schmuckal

**Approved**  **Approved w/Conditions** see attached  **Denied**  
 Approval Date 1/28/98 Approval Expiration \_\_\_\_\_ Extension to \_\_\_\_\_  Additional Sheets Attached  
 Condition Compliance \_\_\_\_\_  
 signature \_\_\_\_\_ date \_\_\_\_\_

**Performance Guarantee**  **Required\***  **Not Required**

\* No building permit may be issued until a performance guarantee has been submitted as indicated below

|  |                         |  |                                   |
|--|-------------------------|--|-----------------------------------|
| <input checked="" type="checkbox"/> Performance Guarantee Accepted | <u>1/22/99</u><br>date  | <u>\$44,000.00</u><br>amount                       | <u>9/30/99</u><br>expiration date |
| <input checked="" type="checkbox"/> Inspection Fee Paid            | <u>1/27/99</u><br>date  | <u>\$748.00</u><br>amount                          |                                   |
| <input type="checkbox"/> Building Permit Issued                    | _____<br>date           |  |                                   |
| <input type="checkbox"/> Performance Guarantee Reduced             | _____<br>date           | remaining balance                                  | signature                         |
| <input type="checkbox"/> Temporary Certificate of Occupancy        | _____<br>date           | <input type="checkbox"/> Conditions (See Attached) |                                   |
| <input type="checkbox"/> Final Inspection                          | _____<br>date           | signature  |                                   |
| <input checked="" type="checkbox"/> Certificate Of Occupancy       | _____<br>date           |  |                                   |
| <input type="checkbox"/> Performance Guarantee Released            | _____<br>date           | signature  |                                   |
| <input type="checkbox"/> Defect Guarantee Submitted                | _____<br>submitted date | amount   | expiration date                   |



**CITY OF PORTLAND, MAINE  
DEVELOPMENT REVIEW APPLICATION  
PLANNING DEPARTMENT PROCESSING FORM**

**19980068**

I. D. Number

**First Atlantic Corp**

**6/22/98**

Applicant  
**200 St John St, Portland, ME**

Application Date  
**Seaside Nursing Home**

Applicant's Mailing Address

Project Name/Description

**The Pochebit Co., Inc.**

**850 Baxter Blvd**

Consultant/Agent

Address of Proposed Site

**797-3369 797-3299**

**166-A-010**

Applicant or Agent Daytime Telephone, Fax

Assessor's Reference: Chart-Block-Lot

Proposed Development (check all that apply):  
 Office  Retail  Manufacturing  Warehouse/Distribution  Parking Lot  New Building  Building Addition  Change Of Use  Residential  Other (specify) **Renovations**

**3.71**

Proposed Building square Feet or # of Units

Acreage of Site

Zoning

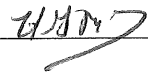
**Check Review Required:**

- |   |  |  |  |
|---|--|--|--|
| <input checked="" type="checkbox"/> Site Plan (major/minor) | <input type="checkbox"/> Subdivision # of lots _____ | <input type="checkbox"/> PAD Review            | <input type="checkbox"/> 14-403 Streets Review   |
| <input type="checkbox"/> Flood Hazard                       | <input type="checkbox"/> Shoreland                   | <input type="checkbox"/> Historic Preservation | <input type="checkbox"/> DEP Local Certification |
| <input type="checkbox"/> Zoning Conditional Use (ZBA/PB)    | <input type="checkbox"/> Zoning Variance             |  | <input type="checkbox"/> Other _____             |

Fees Paid: Site Plan **\$300.00** Subdivision \_\_\_\_\_ Engineer Review \_\_\_\_\_ Date: **6/22/98**

**Fire Approval Status:**

Reviewer **Lt. Mc Dougall**



- Approved  Approved w/Conditions see attached  Denied

Approval Date **6/24/98** Approval Expiration \_\_\_\_\_ Extension to \_\_\_\_\_  Additional Sheets Attached

Condition Compliance **Lt. Mc Dougall** **6/24/98**  
signature date

**Performance Guarantee**

Required\*

Not Required

\* No building permit may be issued until a performance guarantee has been submitted as indicated below

- |   |                |  |                 |
|---|----------------|--|-----------------|
| <input type="checkbox"/> Performance Guarantee Accepted     | _____          | _____  | _____           |
|   | date           | amount   | expiration date |
| <input type="checkbox"/> Inspection Fee Paid                | _____          | _____  |                 |
|   | date           | amount   |                 |
| <input type="checkbox"/> Building Permit Issued             | _____          |  |                 |
|   | date           |  |                 |
| <input type="checkbox"/> Performance Guarantee Reduced      | _____          | _____  | _____           |
|   | date           | remaining balance                                  | signature       |
| <input type="checkbox"/> Temporary Certificate of Occupancy | _____          | <input type="checkbox"/> Conditions (See Attached) |                 |
|   | date           |  |                 |
| <input type="checkbox"/> Final Inspection                   | _____          | _____  |                 |
|   | date           | signature  |                 |
| <input type="checkbox"/> Certificate of Occupancy           | _____          |  |                 |
|   | date           |  |                 |
| <input type="checkbox"/> Performance Guarantee Released     | _____          | _____  |                 |
|   | date           | signature  |                 |
| <input type="checkbox"/> Defect Guarantee Submitted         | _____          | _____  | _____           |
|   | submitted date | amount   | expiration date |
| <input type="checkbox"/> Defect Guarantee Released          | _____          | _____  |                 |
|   | date           | signature  |                 |

**CITY OF PORTLAND, MAINE  
DEVELOPMENT REVIEW APPLICATION  
PLANNING DEPARTMENT PROCESSING FORM**

**19980068**

I. D. Number

Applicant: Atlantic Corp  
 Applicant: John  
 Applicant's Mailing Address: Portland, ME  
 Applicant/Agent: Boche, Inc.  
 Phone: 797-3299  
 Daytime Telephone, Fax: 797-3299

6/22/98  
 Application Date  
Seaside Nursing Home  
 Project Name/Description

850 Baxter Blvd  
 Address of Proposed Site  
166-A-010  
 Assessor's Reference: Chart-Block-Lot

Requested Development (check all that apply):  
 Retail  Manufacturing  Warehouse/Distribution  Parking Lot  New Building  Building Addition  Change Of Use  Residential  Other (specify) Renovations  
 3.71  
 Requested Building: 3.71 square feet or # of Units      Acreage of Site: \_\_\_\_\_      Zoning: \_\_\_\_\_

Check Review Required:  
 Subdivision # of lots \_\_\_\_\_       PAD Review       14-403 Streets Review  
 Shoreland       Historic Preservation       DEP Local Certification  
 Zoning Variance       Other \_\_\_\_\_  
 Fee Paid: Site Plan \$300.00      Subdivision \_\_\_\_\_      Engineer Review \$144.00      Date: 1/27/99

Final Approval Status:  Approved w/Conditions See Attached       Denied  
 Reviewer: Kandi Talbot  
 Approval Date: 11/18/98      Approval Expiration: 11/18/99      Extension to: 1/27/99       Additional Sheets Attached  
 Issued Building Permit: Kandi Talbot signature      11/27/99 date

Performance Guarantee:  Required\*       Not Required  
 Building Permit may be issued until a performance guarantee has been submitted as indicated below

|                                    |                         |  |                                   |
|------------------------------------|-------------------------|--|-----------------------------------|
| Performance Guarantee Accepted     | <u>1/22/99</u><br>date  | <u>\$44,000.00</u><br>amount                       | <u>9/30/99</u><br>expiration date |
| Inspection Fee Paid                | <u>1/27/99</u><br>date  | <u>\$748.00</u><br>amount                          |                                   |
| Building Permit Issued             | _____<br>date           |  |                                   |
| Performance Guarantee Reduced      | _____<br>date           | _____<br>remaining balance                         | _____<br>signature                |
| Temporary Certificate of Occupancy | _____<br>date           | <input type="checkbox"/> Conditions (See Attached) |                                   |
| Final Inspection                   | _____<br>date           | _____<br>signature                                 |                                   |
| Final Certificate of Occupancy     | _____<br>date           | _____<br>signature                                 |                                   |
| Performance Guarantee Released     | _____<br>date           | _____<br>signature                                 | _____<br>signature                |
| Final Certificate Fee Submitted    | _____<br>submitted date | _____<br>amount                                    | _____<br>expiration date          |
| Final Certificate Fee Released     | _____<br>date           | _____<br>signature                                 |                                   |



REVIEWED FOR  
BARRIER FREE  
COMPLIANCE

**STATE OF MAINE**  
DEPARTMENT OF PUBLIC SAFETY  
LICENSING AND INSPECTIONS UNIT  
AUGUSTA  
**CONSTRUCTION PERMIT**



Permit N° 10296

*(Seaside)*

PERMISSION IS HEREBY GIVEN TO:  
First Atlantic Corp.  
222 St. John St.  
Portland, ME 04104

Location of project:  
850 Baxter Blvd.  
Portland, ME

PROJECT TITLE:  
Seaside Nursing Home  
(Therapy/Laundry)  
OCCUPANCY CLASSIFICATION:  
Nursing Home

To construct or alter the afore referenced building according to the plans hitherto filed with the Commissioner and now approved. No departure from such plans shall be made without prior approval in writing.

This permit will expire at midnight on March 26, ~~19~~ 2000  
This permit is issued under the provisions of Title 25, Chapter 317, Section 2448

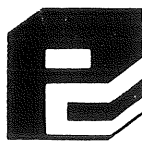
Nothing herein shall excuse the holder of this permit for the failure to comply with local ordinances, zoning laws, or other pertinent legal restrictions.

Dated the 27th day of September A.D. 1999

FEE \$ 50/25

SPRINKLED

*[Signature]*  
\_\_\_\_\_  
Commissioner - Public Safety



September 16, 1999

## The Pochebit Co., Inc.

171 WARREN AVE. - PORTLAND, ME 04103 - (207) 797-3369 FAX (207) 797-3299

Mr. John Cannell  
Public Safety Inspector - Plans Review  
Department of Public Safety  
Licensing and Inspection Unit  
397 Water St.  
Gardiner, ME 04345

RE: First Atlantic Corporation  
Renovations to Existing Seaside Nursing Home  
Baxter Blvd., Portland

CC: SAM H. - CITY OF PORTLAND  
WHAT WILL WE HAVE  
TO DO TO EXTEND  
EXPIRED PERMIT FOR  
THIS PROJECT?  
LET ME KNOW. THANKS  
MIKE

Dear Mr. Cannell:

Please find enclosed Construction Permit No. 9626 for this project that expired May 1, 1999. The project had been delayed by the owner and changes have been made. Basically, it is the same scope of work as the original permit except that a Laundry has been added and the Staff Lounge has been relocated to Wing IV. Please find attached updated drawings that reflect the changes in these areas. We scheduled a meeting with you for next Thursday, September 23 at 10:00 a.m. to review these changes. Please let me know if it will still be necessary for us to "come-up" to that meeting. The owner is now very anxious to start the heat conversion with winter coming; and also to have the new Laundry on-line A.S.A.P.

John, if you require any further information, or if you should have any questions, please do not hesitate to contact me. Thank you for your time.

Sincerely,

Michael A. White

MAW/sld

cc: Craig Coffin (First Atlantic Corporation)  
Pierre Morneault (Seaside Nursing Home)