

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

CITY OF PORTLAND

BUILDING INSPECTION

PERMIT

Please Read Application And Notes, If Any, Attached

Permit Number: 090459

PERMIT ISSUED
JUN - 1 2009
CITY OF PORTLAND

This is to certify that WESTBROOK DEVELOPMENT CORPORATION Westbrook De

has permission to Interior Demolition for future rehab to residential

AT 1251 CONGRESS ST

CBL 185 A003001

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 lathed or otherwise closed-in. 24 HOUR 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. Capt. N. [Signature]

Health Dept. _____

Appeal Board _____

Other _____

Department Name

[Signature]
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

SCANNED

City of Portland, Maine - Building or Use Permit Application

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

Permit No: 09-0459	Issue Date: 6/1/09	CBL: 186 A003001
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Location of Construction: 1251 CONGRESS ST	Owner Name: WESTBROOK DEVELOPMENT	Owner Address: 30 LIZA HARMON DR	Phone:
Business Name:	Contractor Name: Westbrook Development Corp/ And	Contractor Address: 30 Liza Harmon Drive Westbrook	Phone: 2078548202
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions - Interior	Zone: R-5

Past Use: Vacant ST PATRICKS SCHOOL	Proposed Use: Vacant building - Interior Demolition for future rehab to residential no established use at this time	Permit Fee: \$170.00	Cost of Work: \$15,000.00	CEO District: 3
		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied * See Conditions	INSPECTION: Use Group Demolition only IBC-2003	

Proposed Project Description: Interior Demolition for future rehab to residential	Signature:	Signature:
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: Ldobson	Date Applied For: 05/13/2009	Zoning Approval
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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>	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan 2009-0034 Maj <input checked="" type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> OK w/condition Date: 5/26/09 ABM	Zoning Appeal <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 Date: _____	Historic Preservation <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 ABM Date: _____
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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
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RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE	DATE	PHONE
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5/28/09 - Demo - Pre Demo o.k.
C interior walls
only.

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.

 X 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.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.

Signature of Applicant/Designee

Date

Signature of Inspections Official

Date



City of Portland, Maine - Building or Use Permit

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

Permit No: 09-0459	Date Applied For: 05/13/2009	CBL: 186 A003001
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Location of Construction: 1251 CONGRESS ST	Owner Name: WESTBROOK DEVELOPMENT C	Owner Address: 30 LIZA HARMON DR	Phone:
Business Name:	Contractor Name: Westbrook Development Corp/ And	Contractor Address: 30 Liza Harmon Drive Westbrook	Phone (207) 854-8202
Lessee/Buyer's Name	Phone:	Permit Type: Demolitions - Interior	

Proposed Use: Vacant building - Interior Demolition for future rehab to residential no established use at this time	Proposed Project Description: Interior Demolition for future rehab to residential
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Dept: Zoning	Status: Approved with Conditions	Reviewer: Ann Machado	Approval Date: 05/26/2009
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
<p>1) This permit is for internal demolition only. A separate permit will have to be applied for to do any structural work or alterations.</p> <p>2) This current use of the property is an elementary school. Any change of use shall require a separate permit application for review and approval.</p> <p>3) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.</p>			

Dept: Building	Status: Approved with Conditions	Reviewer: Chris Hanson	Approval Date: 06/01/2009
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
<p>1) Demolition permits are valid for a period of 30 days from the date of issuance. A written request must be submitted and granted for an extension to this time period.</p> <p>2) This approves interior demolition only, no structural work allowed. No other construction activities allowed, including plumbing, electrical and heating</p> <p>3) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.</p>			

Dept: Fire	Status: Approved with Conditions	Reviewer: Capt Keith Gautreau	Approval Date: 05/27/2009
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
<p>1) Any cutting or welding operations require a separate permit from the Fire dept.</p>			

<p>Comments:</p> <p>5/20/2009-amachado: Left vm for Shukria. Asked her if it is OK for Westbrook Develop. Corp. to start internal demolition.</p> <p>5/20/2009-amachado: Spoke to Barbara. Applicant has to send written request to planning since no performance guarantee yet.</p> <p>5/26/2009-amachado: Received copy of letter from Alex Jaegerman for internal demolition.</p>



Demolition of a Structure 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>1251 Congress St., Portland, ME</u>		
Total Square Footage of Proposed Structure <u>15,756 sq. ft.</u>	Square Footage of Lot: <u>29,526 sq. ft.</u>	
Tax Assessor's Chart, Block & Lot: Chart# Block# Lot# <u>186 A 3; 445</u>	Owner: <u>Westbrook Development Corp.</u>	Telephone: <u>854-9779</u> <u>854-8202</u>
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: <u>Westbrook Development Corp.</u> <u>30 Liza Harman Drive</u> <u>Westbrook, ME 04092</u>	Cost Of Work: \$ <u>980,000.00</u> Fee: \$ <u>1,500</u> <u>170</u>
Current legal use: (i.e. garage, warehouse) <u>Vacant</u> If vacant, what was the previous use? <u>School</u> How long has it been vacant? _____		
Project description: <u>Phase 1</u> <u>Rehab school into 15 condos w/ Interior Demo for Future</u> LD		
Contractor's name, address & telephone: <u>Westbrook Development Corp</u>		
Who should we contact when the permit is ready: <u>Andrew Bulger</u> Mailing address: <u>30 Liza Harman Drive</u> Telephone: <u>854-8202 / 854-6861</u> <u>Westbrook, ME 04092</u>		

Please submit all of the information outlined in the Demolition call list. 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, 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: Andrew A. Bulger Date: 5.13.09 MAY 13 2009

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