

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

## BUILDING INSPECTION

# PERMIT

Permit Number: 100299

Please Read Application And Notes, If Any, Attached

This is to certify that 1041 BRIGHTON AVE LLC / Boulos Property Management

has permission to U.S Coast Guard Recruiting Office - Change of use from retail to office

AT 1041 BRIGHTON AVE CBL 274 D001001

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. \_\_\_\_\_

Health Dept. \_\_\_\_\_

Appeal Board \_\_\_\_\_

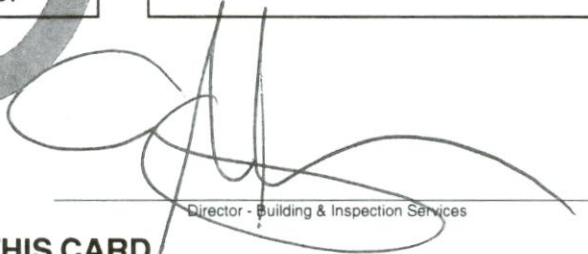
Other \_\_\_\_\_

Department Name

PERMIT ISSUED

APR 16 2010

CITY OF PORTLAND



Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

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

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

Permit No: 10-0299	Issue Date:	CBL: 274 D001001
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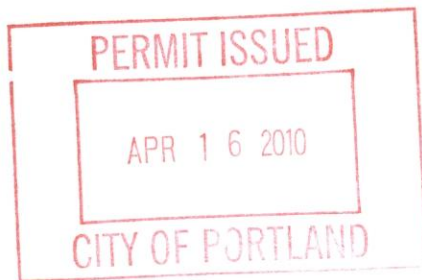
Location of Construction: 1041 BRIGHTON AVE	Owner Name: 1041 BRIGHTON AVE LLC	Owner Address: 1 CANAL PLAZA	Phone:
Business Name:	Contractor Name: Boulos Property Management	Contractor Address: One Canal Plaza Portland	Phone: 2077721333
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: B-2

Past Use: Multi-use commercial - Electrolux	Proposed Use: Multi-use commercial Office - U S Coast Guard Recruiting Office - Change of use from retail to office	Permit Fee: \$460.00	Cost of Work: \$44,000.00	CEO District: 3
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied <i>OK</i>	INSPECTION: Use Group: <i>B</i> Type: <i>N/A</i> <i>IBC 9003</i>	

Proposed Project Description: U S Coast Guard Recruiting Office - Change of use from retail to office	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: 03/29/2010	<b>Zoning Approval</b>
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- 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..



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 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
Date: <i>OK with conditions</i> <i>3/30/10</i>	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

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

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

Permit No: 10-0299	Date Applied For: 03/29/2010	CBL: 274 D001001
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Location of Construction: 1041 BRIGHTON AVE	Owner Name: 1041 BRIGHTON AVE LLC	Owner Address: 1 CANAL PLAZA	Phone:
Business Name:	Contractor Name: Boulos Property Management	Contractor Address: One Canal Plaza Portland	Phone (207) 772-1333
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	

Proposed Use: Multi-use commercial Office - U S Coast Guard Recruiting Office - Change of use from retail to office	Proposed Project Description: U S Coast Guard Recruiting Office - Change of use from retail to office
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<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Marge Schmuckal	<b>Approval Date:</b> 03/30/2010
<b>Note:</b>			<b>Ok to Issue:</b> ✓
1) Separate permits shall be required for any new signage.			
2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.			
<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Tammy Munson	<b>Approval Date:</b> 04/14/2010
<b>Note:</b>			<b>Ok to Issue:</b> ✓
1) All penetrations between units shall be protected with approved firestop materials and shall not reduce the (1 hour) required rating.			
2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.			

<b>Comments:</b> 3/30/2010-mes: This is a change of use and the front staff did not get a site plan to show where this new office will be moving to - I called Paul U. and left my e-mail address and telephone # telling him to get me a site plan pointing out where this use will be located. Later Paul e-mailed me what I needed
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## **BUILDING PERMIT INSPECTION PROCEDURES**

**Please call 874-8703 or 874-8693 (ONLY )**

**or email: [buildinginspections@portlandmaine.gov](mailto:buildinginspections@portlandmaine.gov)**

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspection 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 with construction.**

  X   **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

  X   **Final/Certificate of Occupancy: Prior to any occupancy of the structure or use.**

**NOTE: There is a \$75.00 fee per inspection at this point.**

**The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR 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.**



# General 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>1041 BRIGHTON AVE PORTLAND</u>		
Total Square Footage of Proposed Structure/Area <u>1900</u>	Square Footage of Lot <u>2.307 ACRES</u>	Number of Stories <u>1</u>
Tax Assessor's Chart, Block & Lot Chart# <u>274</u> Block# <u>D001</u> Lot# <u>001</u>	Applicant * <u>must</u> be owner, Lessee or Buyer* Name <u>Boulos Prop. Mgmt.</u> Address <u>1 CANAL PLAZA</u> City, State & Zip <u>PORTLAND</u>	Telephone: <u>871.1290</u>
Lessee/DBA (If Applicable) <u>N/A</u>	Owner (if different from Applicant) Name <u>1041 BRIGHTON AVE LLC</u> Address <u>1 CANAL PLAZA</u> City, State & Zip <u>PORTLAND ME</u>	Cost Of Work: \$ <u>44,000.00</u> C of O Fee: \$ <u>460.00</u> Total Fee: \$ _____
Current legal use (i.e. single family) <u>MULTI USE COMMERCIAL</u> Number of Residential Units <u>N/A</u> If vacant, what was the previous use? <u>ELECTROLUX</u> Proposed Specific use: <u>U.S. COAST GUARD RECRUITING</u> Is property part of a subdivision? <u>NO</u> If yes, please name _____ Project description: <u>REMOVAL OF PRIOR TENANTS NON BEARING DRYWALL PARTITIONS →</u>		
Contractor's name: <u>BOULOS PROPERTY MGMT</u> Address: <u>1 CANAL PLAZA</u> City, State & Zip: <u>PORTLAND ME</u> Telephone: <u>871.1290</u> Who should we contact when the permit is ready: <u>PAUL URENECK</u> Telephone: <u>233.1172</u> Mailing address: <u>SAME AS ABOVE</u>		

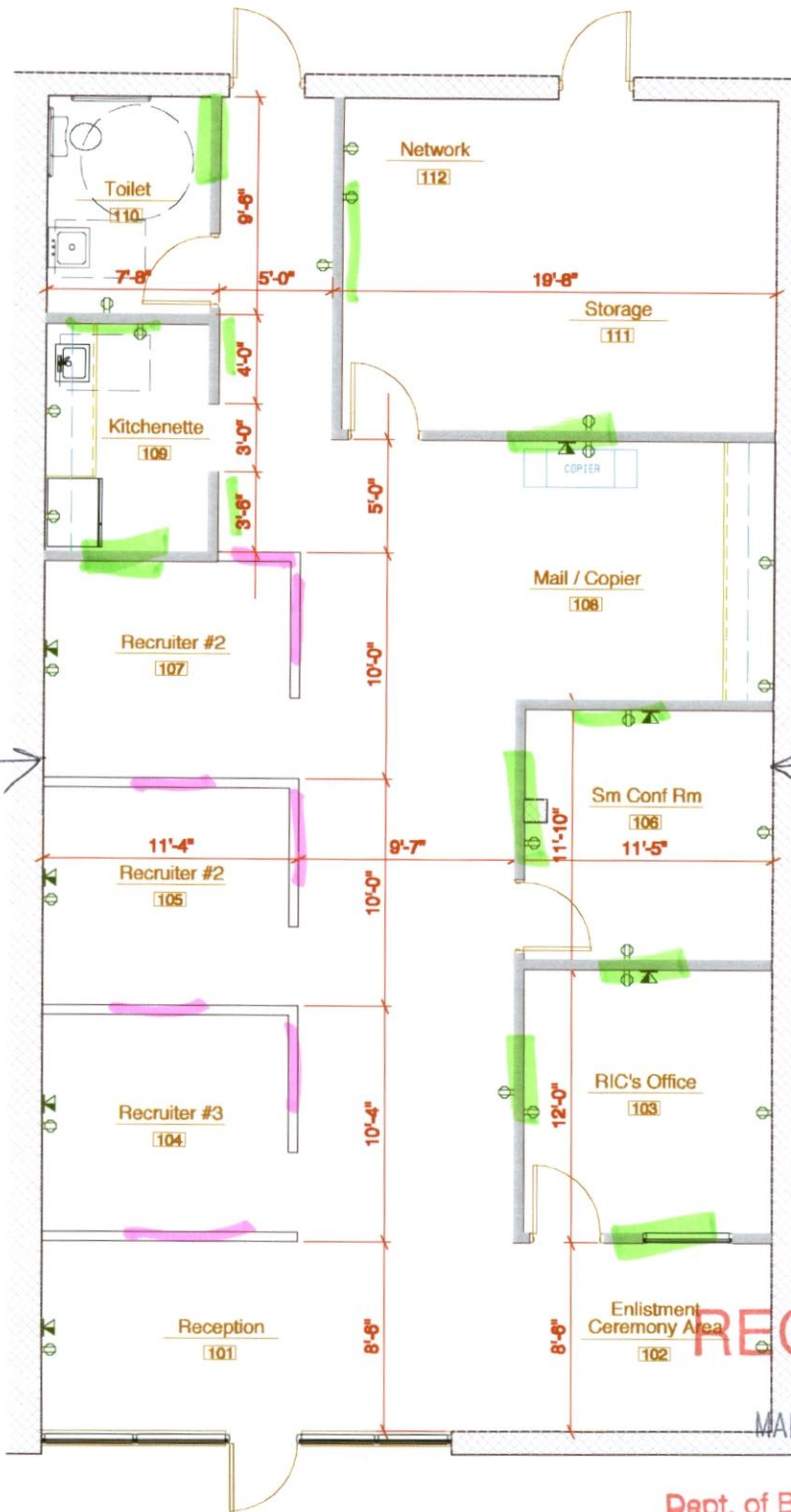
Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

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](http://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: Paul Ureneck Date: 3/29/10 MAR 29 2010

This is not a permit; you may not commence ANY work until the permit is issued.  
Dept. of Building Inspections  
City of Portland Maine



New Walls

- Full height

- Half height

Existing Demising wall TO Roof Deck

Existing Demising wall TO Roof Deck

**RECEIVED**

MAR 29 2010

Dept. of Building Inspections  
City of Portland Maine

**GARRISON**  
CONSULTING

41 edgewood ave  
portland, maine 04103  
telephone 207 450 0750

e-mail matthewwinch@earthlink.net

**Coast Guard  
Proposed  
Space Plan**

Scale: 1/8" = 1'-0" Date: 03/16/10

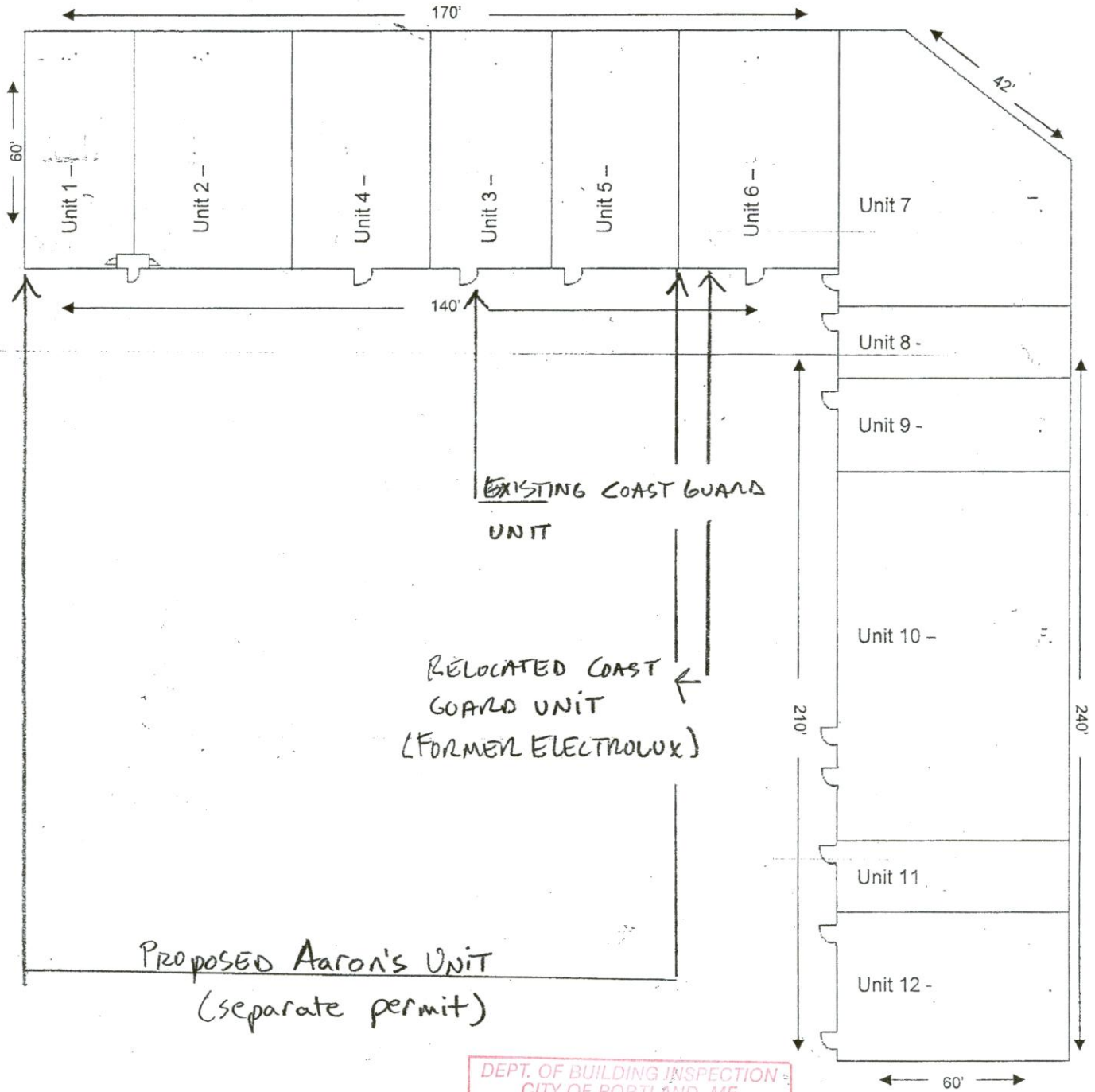
Drawn By: MGW

Project No: 2008-008

DWG NO:

**SKA-01**

1041 Brighton Avenue  
Portland, ME



DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME  
MAR 30 2010  
RECEIVED

\*Not to Scale

**From:** "Ureneck, Paul" <PUreneck@Boulos.com>  
**To:** <mes@portlandmaine.gov>  
**Date:** 3/30/2010 11:39 AM  
**Subject:** Coast Guard, 1041 Brighton Ave  
**Attachments:** im4511\_20100330\_113030.pdf

Marge, here is the plan you requested. We're relocating the Coast Guard (from unit 4 to 6) due to Aaron's moving into the Center and the Coast Guard being in the middle of the space that Aaron's will now occupy. Aarons is working under their own permit. Let me know if you need any additional information, thanks, Paul.

Paul Ureneck  
Boulos Property Management  
871 1290 office  
233 1172 cell

-----Original Message-----

From: printer4511@boulos.com [mailto:printer4511@boulos.com]  
Sent: Tuesday, March 30, 2010 12:31 PM  
To: Ureneck, Paul  
Subject: Scanned image from im4511

DEVICE NAME:  
DEVICE MODEL: im4511  
LOCATION:

FILE FORMAT: PDF MMR(G4)  
RESOLUTION: 300dpi x 300dpi

Attached file is scanned image in PDF format.  
This file can be read by Adobe Acrobat Reader.  
The reader can be downloaded from the following URL:

<http://www.adobe.com/>