

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

ALPINE REALTY CORP /n/a

Located at

314 WARREN AVE (front unit)

PERMIT ID: 2013-00293 **ISSUE DATE:** 04/30/2013 **CBL:** 296 D002001

has permission to **Change of use to add classroom area for motorcycle safety classes within existing space**

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.

Fire Prevention Officer


Code Enforcement Officer / Plan Reviewer

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

PERMIT ID: 2013-00293

Located at: 314 WARREN AVE (front unit)

CBL: 296 D002001

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703 (ONLY)
or email: 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 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.**

REQUIRED INSPECTIONS:

Certificate of Occupancy/Final
Final - Fire

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.

PERMIT ID: 2013-00293

Located at: 314 WARREN AVE (front unit)

CBL: 296 D002001

City of Portland, Maine - Building or Use Permit

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

Permit No: 2013-00293	Date Applied For: 02/13/2013	CBL: 296 D002001
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Location of Construction: 314 WARREN AVE (front unit)	Owner Name: ALPINE REALTY CORP	Owner Address: 380 WARREN AVE	Phone:
Business Name: Cumberland County Choppers & Cy	Contractor Name: n/a	Contractor Address:	Phone:
Lessee/Buyer's Name Michelle Gordon	Phone: 2072106701	Permit Type: Change of Use - Commercial	

Proposed Use: Motorcycle sales & service and classroom area to teach motorcycle safety classes	Proposed Project Description: Change of use to add classroom area for motorcycle safety classes within existing space
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<p>Dept: Zoning Status: Approved w/Conditions Reviewer: Ann Machado Approval Date: 02/21/2013</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>1) Separate permits shall be required for any new signage.</p> <p>2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.</p>
<p>Dept: Building Status: Approved w/Conditions Reviewer: Tammy Munson Approval Date: 04/26/2013</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>1) Penetrations through fire resistance rated assemblies shall be protected by an approved penetration firestop system installed as tested in accordance with ASTM E814 or UL 1479</p> <p>2) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.</p> <p>3) Permit approved based upon information provided by the applicant or design professional. Any deviation from approved plans requires separate review and approval prior to work.</p>
<p>Dept: Fire Status: Approved w/Conditions Reviewer: Ben Wallace Jr Approval Date: 04/30/2013</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>1) Occupant load for the room shall not exceed one person per 20 square feet. Plan indicates 500 square feet = 25 people.</p> <p>2) The door that leads directly to the exterior from within the classroom shall be marked as the exit. 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.</p> <p>3) This permit is for change of use only; any construction shall require additional permits. The occupancy shall comply with City Code Chapter 10 upon inspection.</p>