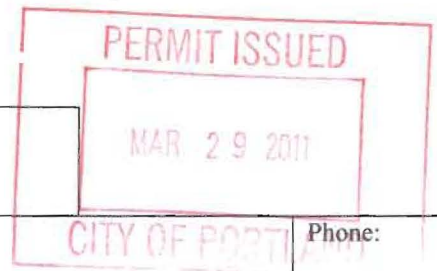


# City of Portland, Maine - Building or Use Permit Application

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



Job No: 2011-1189 FAFS <i>SEQUENCE 1 - KJAC REVIEW</i>	Date Applied: 02/10/11	CBL: 326 - - B - 009 - 001 - - - -	
Location of Construction: 50 INDUSTRIAL WAY	Owner Name: * 50 INDUSTRIAL WAY LLC	Owner Address: 50 INDUSTRIAL WAY PORTLAND, ME - MAINE 04103	Phone:
Business Name:	Contractor Name: MAINE FIRE PROTECTION (PD INDUSTRIES)	Contractor Address: PO BOX 1050, BANGOR, ME 04401	Phone: 942-8809
Lessee/Buyer's Name:	Phone:	Permit Type: BLDG - FIRE SUPPRESSION SYSTEM	Zone: I-M
Past Use: ALLAGASH BREWERY	Proposed Use: SAME: ALLAGASH BREWERY - TO ADD SPRINKLER SYSTEM	Cost of Work: 4000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved <i>w/conditions</i> <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: <i>F-2/S</i> Type: <i>Suppression</i> Signature: <i>JMB</i>
Proposed Project Description: 50 Industrial w/ permit#s 10-067 & 10-1138 - new sprinkler system		Pedestrian Activities District (P.A.D.) <i>3/15/11</i>	
Permit Taken By:		Zoning Approval	

- 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"/> Variance	<input checked="" type="checkbox"/> Not in Dist or Landmark
<input type="checkbox"/> Wetlands	<input type="checkbox"/> Miscellaneous	<input type="checkbox"/> Does not Require Review
<input type="checkbox"/> Flood Zone	<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Requires Review
<input type="checkbox"/> Subdivision	<input type="checkbox"/> Interpretation	<input type="checkbox"/> Approved
<input type="checkbox"/> Site Plan	<input type="checkbox"/> Approved	<input type="checkbox"/> Approved w/Conditions
<input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM	<input type="checkbox"/> Denied	<input type="checkbox"/> Denied
Date: <i>2/10/11</i>	Date:	Date: <i>3/15/11</i>

## 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

## 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 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.**

### 1. Final - Commercial

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.



# PORTLAND MAINE

*Strengthening a Remarkable City, Building a Community for Life • [www.portlandmaine.gov](http://www.portlandmaine.gov)*

Director of Planning and Urban Development  
Penny St. Louis

Job ID: 2011-01-247-ALTCOMM

Located At: 50 INDUSTRIAL

CBL: 326 - - B - 009 - 001 - - - -

## **Conditions of Approval:**

### **Fire**

1. The sprinkler system shall be installed in accordance with NFPA 13.
2. The Fire Department will require knox locking caps on all Fire Department Connections on the exterior of the building.
3. Installation of a sprinkler or fire alarm system requires a Knox Box to be installed per city ordinance.
4. System acceptance and commissioning must be coordinated with alarm and suppression system contractors and the Fire Department. Call 874-8703 to schedule.
5. Sprinkler system shall be electrically supervised by the fire alarm system.

### **Building**

1. Sprinkler systems to be designed and installed per IBC 2009 standards Sec. 903.3.1.

## Fire conditions

The sprinkler system shall be installed in accordance with NFPA 13.

The Fire Department will require Knox locking caps on all Fire Department Connections on the exterior of the building.

Installation of a sprinkler or fire alarm system requires a Knox Box to be installed per city ordinance.

System acceptance and commissioning must be coordinated with alarm and suppression system contractors and the Fire Department. Call 874-8703 to schedule.

Sprinkler system shall be electrically supervised by the fire alarm system.



# 2011-1189 FAFS

**Job Summary Report**  
**Job ID: 2011-01-247-ALTCOMM**

Report generated on Feb 10, 2011 2:14:35 PM

Page 1

<b>Job Type:</b>	Adds/Alter Remodel Only Non-Res & NonHskp	<b>Job Description:</b>	50 Industrial w/ permit#'s 10-067 & 10-1138	<b>Job Year:</b>	2010
<b>Building Job Status Code:</b>	In Review	<b>Pin Value:</b>	431	<b>Tenant Name:</b>	Allagash Brewery
<b>Job Application Date:</b>		<b>Public Building Flag:</b>	N	<b>Tenant Number:</b>	
<b>Estimated Value:</b>	4,000	<b>Square Footage:</b>			
<b>Related Parties:</b>		* 50 INDUSTRIAL WAY LLC			Property Owner
		MAINE FIRE PROTECTION SYSTEMS - MAINE SYSTEMS			ELECTRICAL CONTRACTOR
		Norris Inc - Melissa Peters			GENERAL CONTRACTOR
		Langford & Low - & LOW LANGFORD			GENERAL CONTRACTOR

**Job Charges**

Fee Code Description	Charge Amount	Permit Charge Adjustment	Net Charge Amount	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Net Payment Amount	Outstanding Balance
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**Location ID: 34610**

**Location Details**

Alternate Id	Parcel Number	Census Tract	GIS X	GIS Y	GIS Z	GIS Reference	Longitude	Latitude
N15012	326 B 009 001		U				-70.317677	43.703214

Location Type	Subdivision Code	Subdivision Sub Code	Related Persons	Address(es)
1				50 INDUSTRIAL WAY

Location Use Code	Variance Code	Use Zone Code	Fire Zone Code	Inside Outside Code	District Code	General Location Code	Inspection Area Code	Jurisdiction Code
MANUFACTURING & CONSTRUCT		INDUSTRIAL-MODERATE IMPCT					DISTRICT 8	RIVERSIDE

**Structure Details**

**Structure: Allagash Brewery**

**Occupancy Type Code:**

Structure Type Code	Structure Status Type	Square Footage	Estimated Value	Address
Industrial Building	0			50 INDUSTRIAL WAY

Longitude	Latitude	GIS X	GIS Y	GIS Z	GIS Reference	User Defined Property	Value
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**Job Summary Report**  
**Job ID: 2011-01-247-ALTCOMM**

Report generated on Feb 10, 2011 2:14:35 PM

Page 2

**Permit #: 20111038**

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
34610	Allagash Brewery	Initialized	Allagash Brewing Fire Alarm					
Inspection Details								
Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag		
Fees Details								
Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment

**Permit #: 20111189**

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
34610	Allagash Brewery	Initialized	water based fire suppression					
Inspection Details								
Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag		
Fees Details								
Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment
Fire Permit Fee	\$110.00							
Job Valuation Fees	\$60.00							

**Permit #: BLDG-700**

Permit Data						
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date
34610	Allagash Brewery	Final Insp Comp	5,200 sq ft Addition w/ permit#'s 100867 & 101138	1/28/11		7/27/11
Inspection Details						
Inspection Id	Inspection Type	Inspection Result Status	Inspection Status Date	Scheduled Start Timestamp	Result Status Date	Final Inspection Flag
Fees Details						

**Job Summary Report**  
**Job ID: 2011-01-247-ALTCOMM**

Report generated on Feb 10, 2011 2:14:35 PM

Page 3

Fee Code Description	Charge Amount	Permit Charge Adjustment	Permit Charge Adj Remark	Payment Date	Receipt Number	Payment Amount	Payment Adjustment Amount	Payment Adj Comment
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Waiting for electronic plans



## Water-Based Fire Suppression System Permit

If you or the property owner owes real estate or property taxes or user charges on any property within the city, payment arrangements must be made before permits of any kind are accepted.

Installation address: 50 Industrial Way CBL: 326 Boon  
Exact location: (within structure) New Addition  
Type of occupancy(s) (NFPA & ICC): NFPA 13 OH2 Beverage Manufacturer  
Building owner: Allagash Brewery  
Managing Supervisor (RMS): Christopher Mahew License No: 789  
Supervisor phone: (207) 942-8809 E-mail: Cmahew@me-fire-pro.com  
Installing contractor: Maine Fire Protection 1050 License No: 1  
(P.O. Industries) 70 Box 1285  
Contractor phone: (207) 942-8809 Bangor 04401 E-mail: Service@me-fire-pro.com  
The suppression work to be done will be: New: ☐ Renovation: ☐ Addition to existing system: ☒  
This is an amendment to an existing permit: Yes: ☐ NO ☒ Permit no: \_\_\_\_\_  
NFPA Standard this system is designed to: 13 Edition: 2010

\*Non-NFPA systems are not approved for use within the City of Portland.

Download a new copy of this document from  
[www.portlandmaine.gov/fire](http://www.portlandmaine.gov/fire) for every submittal. Attach all working documents and complete approved submittals as may be required by the State Fire Marshal's Office on electronic PDF's in addition to full sized plans.

Contractor shall verify location and type of all FDCs shall be approved in writing by the Fire Prevention Bureau.

COST OF WORK: \$8960

PERMIT FEE: 110.00

(\$10 PER \$1,000 + \$30 FOR THE FIRST \$1,000)

RECEIVED

FEB 10 2011

Dept. of Building Inspections  
City of Portland Maine

Submit all information to the Building Inspections Department, 389 Congress Street, Room 315, Portland, Maine 04101.

Prior to acceptance of any fire protection system, a complete commissioning and acceptance test must be coordinated with all fire system contractors and the Fire Department, and proper documentation of such test(s) provided.

All installation(s) must comply with NFPA and the Fire Department Technical Standard(s).

Applicant signature: C. Mahew

Date: 2/8/11





**State of Maine**  
**Department of Public Safety**  
**Fire Sprinkler System Permit**



# 9390

**Allagash Brewery Addition**

Located at: 50 Industrial way Portland, ME  
In the Town of: Portland  
Occupancy/Use: brewery  
Type of System: NFPA 13

Permission is hereby given to:

**PD Industries, Inc./ Maine Fire Protection System**

6 Dowd Road  
Bangor, ME 04401  
Contractor License # 1

to begin installation according to plans submittal approved by the Office of State Fire Marshal.  
The submittal is filed under log # **2111038**, and no departure from the application submittal shall be made without prior approval in writing. This permit is issued under the provisions of Title 32, Chapter 20. Nothing herein shall excuse the holder of this permit from failure to comply with local ordinances, zoning laws, or other pertinent legal restrictions. This permit shall be displayed at the construction site or be made readily available.

This permit was issued on **1/31/2011** for a fee paid of **\$100.00**

*This permit will expire at midnight on **Saturday, July 30, 2011***

The expiration date applies only if the installation has not begun by that date and no permission has been granted to extend the date. Once installation begins, then the permit is valid for however long it takes to complete the installation, assuming that the work is fairly continuous.

Anne H. Jordan  
Commissioner

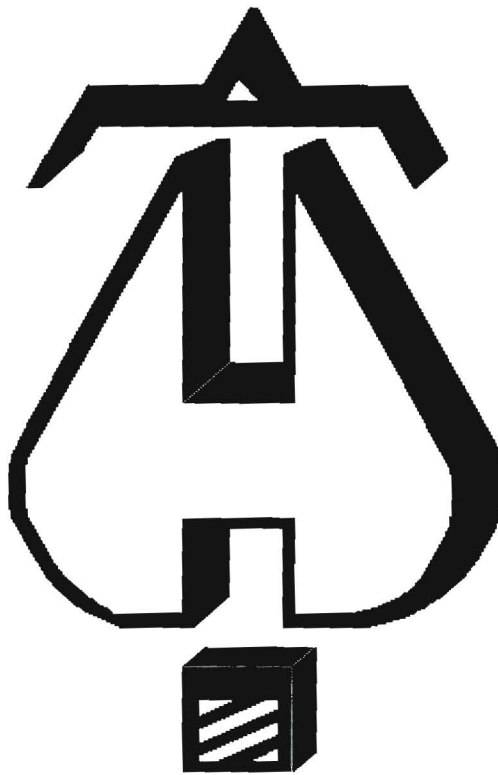
***The type of Fire Department Connection and its location is to be according to the Local Fire Department***

Within 30 days of the completion of a new fire sprinkler system or an addition to an existing fire sprinkler system, a fire sprinkler system contractor shall provide to the Licensing and Inspections Unit a copy of this permit signed and dated by the certified Responsible Managing Supervisor representing that the fire sprinkler system has been installed according to specifications of the approved plan to the best of the supervisor's knowledge, information, and belief. This requirement is part of the sprinkler law, and neglect of this duty is grounds to not renew the contractor's license to do work in the State of Maine. All renewed sprinkler licenses are good for two years and expire on a June 30th.

**Job completed, tested and verified on date of \_\_\_\_\_**

RMS for this job: Maheux Christopher E

**RMS Signature: \_\_\_\_\_**



**. . . Fire Protection by Computer Design**

Maine Fire Protection  
P.O. Box 1050  
Bangor, ME 04401  
(207) 942-8809

Job Name : Allagash Brewery Addition  
Drawing :  
Location : 50 Industrial way, Portland, ME  
Remote Area : 1  
Contract :  
Data File : 613.wx1

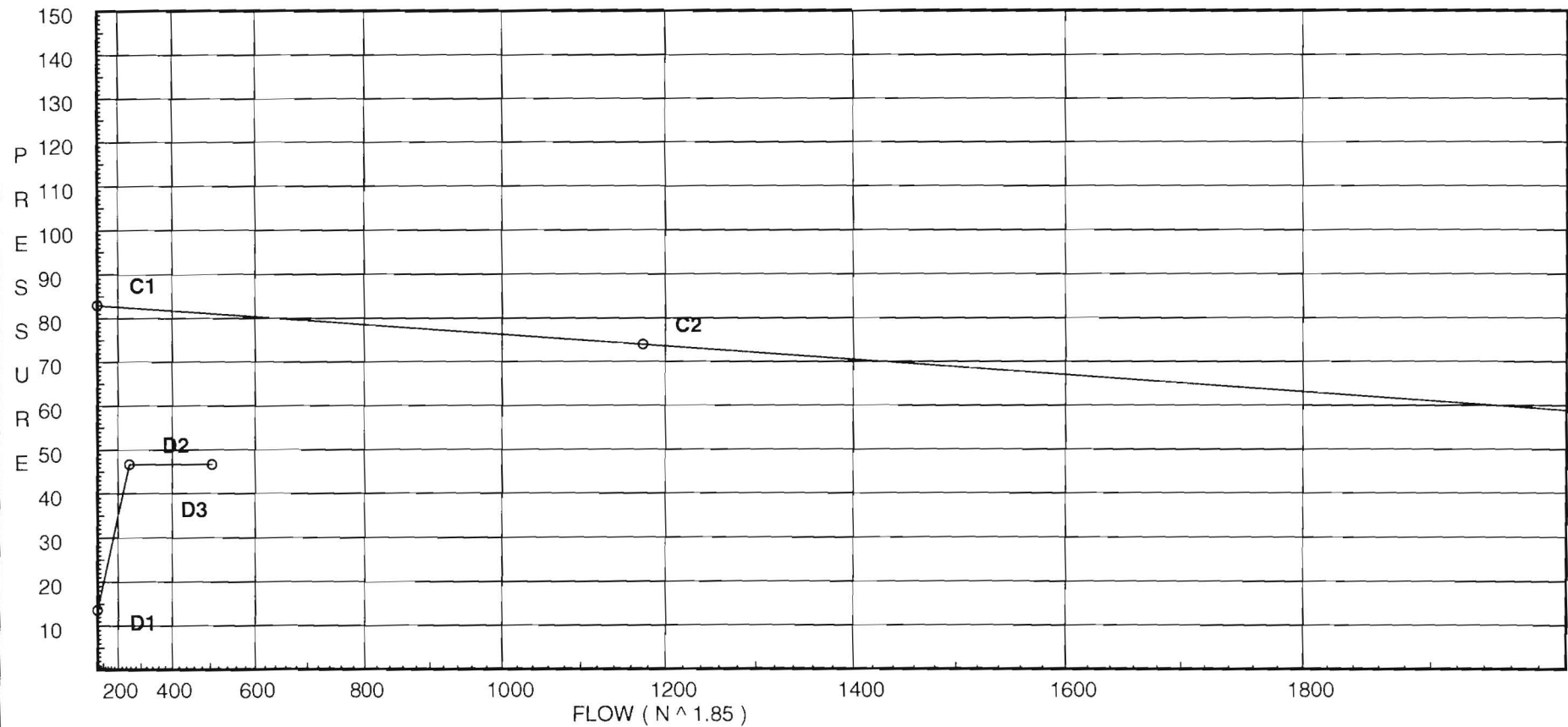
# Water Supply Curve (C)

Maine Fire Protection  
Allagash Brewery Addition

Page 1  
Date 121010

City Water Supply:  
C1 - Static Pressure : 83  
C2 - Residual Pressure: 74  
C2 - Residual Flow : 1174

Demand:  
D1 - Elevation : 13.643  
D2 - System Flow : 254.651  
D2 - System Pressure : 46.688  
Hose ( Demand ) : 250  
D3 - System Demand : 504.651  
Safety Margin : 34.424



## Fittings Used Summary

Maine Fire Protection  
Allagash Brewery Addition

Page 2  
Date 121010

Fitting Legend																					
Abbrev.	Name	1/2	3/4	1	1 1/4	1 1/2	2	2 1/2	3	3 1/2	4	5	6	8	10	12	14	16	18	20	24
E	NFPA 13 90' Standard Elbow	1	2	2	3	4	5	6	7	8	10	12	14	18	22	27	35	40	45	50	61
F	NFPA 13 45' Elbow	1	1	1	1	2	2	3	3	3	4	5	7	9	11	13	17	19	21	24	28
Fsp	Flow Switch Potter VSR	Fitting generates a Fixed Loss Based on Flow																			
T	NFPA 13 90' Flow thru Tee	3	4	5	6	8	10	12	15	17	20	25	30	35	50	60	71	81	91	101	121
Zac	Ames 2000SS	Fitting generates a Fixed Loss Based on Flow																			

## Units Summary

Diameter Units	Inches
Length Units	Feet
Flow Units	US Gallons per Minute
Pressure Units	Pounds per Square Inch

Note: Fitting Legend provides equivalent pipe lengths for fittings types of various diameters. Equivalent lengths shown are standard for actual diameters of Sched 40 pipe and CFactors of 120 except as noted with \*. The fittings marked with a \* show equivalent lengths values supplied by manufacturers based on specific pipe diameters and CFactors and they require no adjustment. All values for fittings not marked with a \* will be adjusted in the calculation for CFactors of other than 120 and diameters other than Sched 40 per NFPA.



# Pressure / Flow Summary - STANDARD

Maine Fire Protection  
Allagash Brewery Addition

Page 3  
Date 121010

Node No.	Elevation	K-Fact	Pt Actual	Pn	Flow Actual	Density	Area	Press Req.
17	31.5	5.6	11.69	na	19.15	0.15	113.6	7.0
18	31.5	5.6	11.85	na	19.27	0.15	113.6	7.0
19	31.5	5.6	12.4	na	19.72	0.15	113.6	7.0
12	31.5	5.6	10.85	na	18.45	0.15	123	7.0
13	31.5		10.88	na				
14	31.5	5.6	10.96	na	18.54	0.15	123	7.0
15	31.5	5.6	11.35	na	18.86	0.15	123	7.0
16	31.5	5.6	12.17	na	19.54	0.15	123	7.0
8	31.5	5.6	13.46	na	20.54	0.15	123	7.0
9	31.5		13.53	na				
10	31.5	5.6	13.58	na	20.64	0.15	123	7.0
11	31.5	5.6	14.05	na	20.99	0.15	123	7.0
1	31.5	5.6	12.02	na	19.41	0.15	113.6	7.0
2	31.5	5.6	12.18	na	19.54	0.15	113.6	7.0
3	31.5	5.6	12.74	na	19.99	0.15	113.6	7.0
4	30.0		14.39	na				
5	30.0		14.48	na				
6	30.0		14.91	na				
7	30.0		16.16	na				
W2	30.0		23.75	na				
TOR	10.0		38.49	na				
BOR	6.0		43.83	na				
W1	4.0		44.87	na				
TEST	0.0		46.69	na	250.0			

The maximum velocity is 14.98 and it occurs in the pipe between nodes 7 and W2

# Final Calculations - Hazen-Williams

Maine Fire Protection  
Allagash Brewery Addition

Page 4  
Date 121010

Hyd. Ref. Point	Qa Qt	Dia. "C" Pf/Ft	Fitting or Eqv. Ln.	Pipe Ftng's Total	Pt Pe Pf	Pt Pv Pn	*****	Notes	*****
17 to 18	19.15	1.682 120.0	0.0 0.0	12.620 0.0	11.694 0.0			K Factor = 5.60	
18 to 19	19.15	0.0121	0.0	12.620	0.153			Vel = 2.77	
18 to 19	19.27	1.682 120.0	0.0 0.0	12.620 0.0	11.847 0.0			K Factor = 5.60	
19 to 5	38.42	0.0437	0.0	12.620	0.551			Vel = 5.55	
19 to 5	19.72	1.682 120.0	1T 9.9 0.0	5.370 9.900	12.398 0.650			K Factor = 5.60	
	58.14	0.0940	0.0	15.270	1.435			Vel = 8.39	
	0.0 58.14				14.483			K Factor = 15.28	
12 to 13	18.45	1.682 120.0	0.0 0.0	2.450 0.0	10.855 0.0			K Factor = 5.60	
13 to 14	18.45	0.0110	0.0	2.450	0.027			Vel = 2.66	
13 to 14	0.0	1.682 120.0	0.0 0.0	7.000 0.0	10.882 0.0				
14 to 15	18.45	0.0113	0.0	7.000	0.079			Vel = 2.66	
14 to 15	18.54	1.682 120.0	0.0 0.0	9.450 0.0	10.961 0.0			K Factor = 5.60	
15 to 16	36.99	0.0407	0.0	9.450	0.385			Vel = 5.34	
15 to 16	18.86	1.682 120.0	0.0 0.0	9.450 0.0	11.346 0.0			K Factor = 5.60	
16 to 6	55.85	0.0873	0.0	9.450	0.825			Vel = 8.06	
16 to 6	19.54	1.682 120.0	1T 9.9 0.0	3.830 9.900	12.171 0.650			K Factor = 5.60	
	75.39	0.1520	0.0	13.730	2.087			Vel = 10.89	
	0.0 75.39				14.908			K Factor = 19.53	
8 to 9	20.54	1.682 120.0	0.0 0.0	5.630 0.0	13.455 0.0			K Factor = 5.60	
9 to 10	20.54	0.0137	0.0	5.630	0.077			Vel = 2.97	
9 to 10	0.0	1.682 120.0	0.0 0.0	3.820 0.0	13.532 0.0				
10 to 11	20.54	0.0139	0.0	3.820	0.053			Vel = 2.97	
10 to 11	20.64	1.682 120.0	0.0 0.0	9.450 0.0	13.585 0.0			K Factor = 5.60	
11 to 7	41.18	0.0496	0.0	9.450	0.469			Vel = 5.95	
11 to 7	21.00	1.682 120.0	1T 9.9 0.0	3.830 9.900	14.054 0.650			K Factor = 5.60	
	62.18	0.1064	0.0	13.730	1.461			Vel = 8.98	
	0.0 62.18				16.165			K Factor = 15.47	
1 to 2	19.41	1.682 120.0	0.0 0.0	12.620 0.0	12.020 0.0			K Factor = 5.60	
2 to 3	19.41	0.0123	0.0	12.620	0.155			Vel = 2.80	
2 to 3	19.54	1.682 120.0	0.0 0.0	12.620 0.0	12.175 0.0			K Factor = 5.60	
	38.95	0.0448	0.0	12.620	0.566			Vel = 5.62	

# Final Calculations - Hazen-Williams

Maine Fire Protection  
Allagash Brewery Addition

Page 5  
Date 121010

Hyd. Ref. Point	Qa Qt	Dia. "C" Pf/Ft	Fitting or Eqv. Ln.	Pipe Ftng's Total	Pt Pe Pf	Pt Pv Pn	*****	Notes	*****
3 to 4	19.99 58.94	1.682 120.0 0.0964	1E 4.95 0.0	5.370 4.950 10.320	12.741 0.650 0.995			K Factor = 5.60	
4 to 5	0.0 58.94	2.635 120.0 0.0108	0.0 0.0 0.0	9.000 0.0 9.000	14.386 0.0 0.097			Vel = 8.51	
5 to 6	58.15 117.09	2.635 120.0 0.0386	0.0 0.0 0.0	11.000 0.0 11.000	14.483 0.0 0.425			Vel = 3.47	
6 to 7	75.39 192.48	2.635 120.0 0.0967	0.0 0.0 0.0	13.000 0.0 13.000	14.908 0.0 1.257			Vel = 6.89	
7 to W2	62.17 254.65	2.635 120.0 0.1623	1T 16.474 0.0	30.250 16.474 46.724	16.165 0.0 7.585			Vel = 11.32	
W2 to TOR	0.0 254.65	4.26 120.0 0.0157	4E 52.668 1Fsp 0.0	144.000 52.668 196.668	23.750 11.662 3.078			* Fixed loss = 3	
TOR to BOR	0.0 254.65	4.26 120.0 0.0157	3E 39.501 1Zac 0.0	4.000 39.501 43.501	38.490 4.662 0.681			* Fixed loss = 2.93	
BOR to W1	0.0 254.65	6.16 140.0 0.0020	1E 20.084 0.0	70.000 20.084 90.084	43.833 0.866 0.176			Vel = 5.73	
W1 to TEST	0.0 254.65	12.34 140.0 0.0001	5E 210.976 3F 60.949	950.000 271.925 1221.925	44.875 1.732 0.081			Vel = 2.74	
	250.00 504.65							Vel = 0.68	
								Qa = 250.00	
								K Factor = 73.86	