

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

50 INDUSTRIAL WAY LLC /Landry/French Construction Corp

Located at

50 INDUSTRIAL WAY

PERMIT ID: 2014-01701

ISSUE DATE: 09/15/2014

CBL: 326 B009001

has permission to **Phase 1 New addition: (93'-6" x 129'-9"= 9,332 SF) Two story with mezzanine catwalk to expand production, shipping and offices. Renovate existing first floor bathroom/lockers**

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 cloed-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.

/s/ Craig Messinger

/s/ Jeanie Bourke

Fire Official

Building Official

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

Approved Property Use - Zoning

Brewery Production

Building Inspections

Use Group: F-2/B & **Type:** 2B
M

Fire Department

Factory - Low Hazard Brewery First
Floor - Add'l Occ Load = 94 (10)
Business Offices - Add'l Occ Load = 42
(30)
NFPA 13 System
Phase 1 Addition
MUBEC/IBC 2009

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703 (ONLY)
or email: buildinginspections@portlandmaine.gov

**Check the Status or Schedule an Inspection On-Line at
<http://www.portlandmaine.gov/planning/permitstatus.asp>**

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.**
- **Per Section 107.3.1 of the Maine Uniform Building and Energy Code (MUBEC). One set of printed approved stamped construction documents shall be kept at the site of work and shall be open to inspection by building officials.**

REQUIRED INSPECTIONS:

Setbacks and Footings Prior to Pouring
Plumbing Rough
Close-in Plumbing/Framing w/Fire & Draft Stopping
Electrical Close-in w/Fire & Draftstopping
Above Ceiling Inspection
Final - Commercial
Final - Fire
Final - Fire
Final - DRC

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.

City of Portland, Maine - Building or Use Permit		Permit No: 2014-01701	Date Applied For: 07/31/2014	CBL: 326 B009001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Same: Brewery Manufacturing		Proposed Project Description: Phase 1 New addition: (93'-6" x 129'-9"= 9,332 SF) Two story with mezzanine catwalk to expand production, shipping and offices. Renovate existing first floor bathroom/lockers		
Dept: Zoning Status: Approved		Reviewer: Marge Schmuckal	Approval Date: 08/05/2014	
Note: wait for site plan approval		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
Dept: Building Status: Approved w/Conditions		Reviewer: Jeanie Bourke	Approval Date: 09/15/2014	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
<ol style="list-style-type: none"> 1) 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. 2) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work. 3) Per IBC Sec. 107.3.4.2, Deferred Submittals are required for portions of the design that have not been submitted. These plans, details and documents shall be submitted to the Inspections Office by the registered design professional in responsible charge. The work associated with these items shall not be performed prior to approval from the building official. This is specific to the code analysis and building design for the exterior wall separation requirements, Sec. 705.3, between the new addition and the existing storage building on the same lot known as 100 Industrial Way. There is 15' between the buildings and the architect has established an imaginary line at 10' from the new building and 5' from the existing building.. 4) Equipment shall be installed in compliance with the manufacturer's specifications and the UL listing. 5) 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 6) A final special inspection report with sealed compliance letter shall be submitted prior to the final inspection or issuance of a certificate of occupancy. This report must demonstrate all deficiencies and corrective measures that were taken. 				
Dept: Fire Status: Approved w/Conditions		Reviewer: Craig Messinger	Approval Date: 08/26/2014	
Note:		Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:				
<ol style="list-style-type: none"> 1) Application requires State Fire Marshal approval. 2) The sprinkler system shall be installed in accordance with NFPA 13. 3) Installation shall comply with City Code Chapter 10. 4) All means of egress to remain accessible at all times. 5) Shall comply with 2009 NFPA 101 Chapter 40 Industrial Occupancies 6) A separate Suppression System Permit is required for all new suppression systems, including standpipe systems, and sprinkler work effecting more than 20 heads. This review does not include approval of system design or installation. 7) The entire sprinkler system shall be maintained in accordance with NFPA 25, Standard for Inspection, Testing and Maintenance of Water-Based Fire Protection Systems, 2008 edition. 8) Through-penetrations and membrane penetrations in fire walls, fire barrier walls, and fire resistance rated horizontal assemblies shall be protected by firestop systems or devices in conformance with NFPA 101:8.3.5 (ASTM E 814 or ANSI/UL 1479). Providing firestop labels at each firestop system or device and an onsite manual containing the detail for each firestop system or device used for the project will streamline final inspection approvals. 				

PERMIT ID: 2014-01701

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9) A separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices

Dept: DRC

Status: Approved w/Conditions

Reviewer: Philip DiPierro

Approval Date: 08/22/2014

Note:

Ok to Issue:

Conditions:

- 1) See site plan approval letter, approval dated 7/22/14, for conditions of approval. This sign off applies to phase I of the 3 phased project.