

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



# CITY OF PORTLAND BUILDING PERMIT



**This is to certify that**

DEERFIELD 91 INDUSTRIAL LLC

**Located at**

81 INDUSTRIAL WAY (Lot #5)

**PERMIT ID:** 2015-01910

**ISSUE DATE:** 10/15/2015

**CBL:** 326 C005001

has permission to **Construct a new, single-story, 9,900 SF, pre-engineered metal building with 3,000 SF for storage and 6,900 SF for fitness/meetings rooms**

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.

*/s/ Keith Gautreau*

*/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***

Employee fitness area, storage facility, and the ancillary use of meeting space/lunch room/ break area

***Building Inspections***

**Use Group:** A-3, S-2    **Type:** 2B  
Assembly - Employee  
Recreation/Meeting Rooms  
Storage Low Hazard  
Occupant Load = 258  
Nonsprinkled  
ENTIRE  
MUBEC/IBC 2009

***Fire Department***

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

Final - DRC

Site VISIT

Setbacks and Footings Prior to Pouring

Foundation/Rebar

Close-in Plumbing/Framing

Plumbing Under Slab

Electrical Close-in

Above Ceiling Inspection

Certificate of Occupancy/Final

Final - Electric

Fire - Change of Use Inspection

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.

<b>City of Portland, Maine - Building or Use Permit</b> 389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716		<b>Permit No:</b> 2015-01910	<b>Date Applied For:</b> 08/06/2015	<b>CBL:</b> 326 C005001
<b>Proposed Use:</b> Assembly (recreation & meeting rooms) with accessory storage space (Allagash Brewery)		<b>Proposed Project Description:</b> Construct a new, single-story, 9,900 SF, pre-engineered metal building with 3,000 SF for storage and 6,900 SF for fitness/meeting rooms		
<b>Dept:</b> Zoning		<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Barbara Barhydt	<b>Approval Date:</b> 10/01/2015
<b>Note:</b> Jean Fraser did the zoning review for the site plan. Barbara Barhydt is doing the zoning review comparing th building permit plans to the site plans.				<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Conditions:</b>				
1) This permit is being approved on the basis of plans submitted and the project description for the permitted uses of employee fitness area, storage facility, and the ancillary use of meeting space/lunch room/ break area. As noted in the project description, the meeting/flex room will be utilized for company meetings, approximately once a month. Any deviations shall require a separate approval before starting that work.				
2) Separate permits shall be required for any new signage.				
<b>Dept:</b> Building Inspecti		<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Jeanie Bourke	<b>Approval Date:</b> 10/15/2015
<b>Note:</b>				<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Conditions:</b>				
1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.				
2) A final report of special inspections is required stating conformance with the approved construction documents and Statement of Special Inspections. This shall include a sealed letter from the SER, which must be submitted prior to the City's final inspection, or issuance of a certificate of occupancy. This report shall document any discrepancies and corrective measures that were taken.				
3) Penetrations in or 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. Design specification cut sheets shall be submitted in electronic format for review and approval for each penetrating item.				
4) Energy Code compliance shall be confirmed via a ResCheck or ComCheck, <a href="http://www.energycodes.gov/software.stm#tabs-2">http://www.energycodes.gov/software.stm#tabs-2</a> certificate or alternate program or testing standard for thermal envelope and MEP systems. This documentation is required prior to associated work for these items.				
5) 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.				
<b>Dept:</b> Fire		<b>Status:</b> Approved w/Conditions	<b>Reviewer:</b> Keith Gautreau	<b>Approval Date:</b> 08/18/2015
<b>Note:</b>				<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<b>Conditions:</b>				
1) A Knox Box is required.				
2) Fire extinguishers are required per NFPA 1 Table 13.6.2.				

- 3) All construction shall comply with City Code Chapter 10.  
<http://www.portlandmaine.gov/citycode/chapter010.pdf>  
 A separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model. This review does not include approval of fire alarm system design or installation.  
 A separate Suppression System Permit is required for all new suppression systems or sprinkler work effecting more than 20 heads. This review does not include approval of sprinkler system design or installation.  
 Shall meet the requirements of 2009 NFPA 1 Fire Code.  
 Shall meet the requirements the most recent NFPA 30 Flammable and Combustible Liquids Code.  
 Shall meet the requirements the most recent NFPA 30A Code for Motor Fuel Dispensing Facilities and Repair Garages.  
 Shall have State Fire Marshall Permit.  
 Shall have DEP Permit.
- 4) Shall meet the requirements of 2009 NFPA 1 Fire Code.
- 5) Assembly and educational occupancies and uses with an occupant load of 100 or more persons required listed panic or fire exit hardware on doors serving as a means of egress.
- 6) Emergency lights and exit signs are required. 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.
- 7) Any cutting and welding done will require a Hot Work Permit from Fire Department.
- 8) \*\*The fire alarm system design shall be evaluated for the renovated areas by an NICET IV certified interior fire alarm designer or a licensed engineer for compliance with the code. A compliance letter is required prior to the final inspection.\*\*  
 \*\*A current inspection sticker from an approved fire alarm inspection company is required prior to the final inspection.\*\*
- 9) Construction or installation shall comply with City Code Chapter 10.
- 10) System acceptance and commissioning must be coordinated with alarm and suppression system contractors and the Fire Department. Call 874-8700 to schedule.
- 11) Records cabinet, FACP, annunciator(s), and pull stations shall be keyed alike.
- 12) A separate Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model. This review does not include approval of fire alarm system design or installation.

**Dept:** DRC      **Status:** Approved w/Conditions      **Reviewer:** Philip DiPierro      **Approval Date:** 09/11/2015

**Note:**      **Ok to Issue:**

**Conditions:**

- 1) See site plan approval letter dated July 30, 2015, approval dated July 30, 2015, for conditions of approval.