

**DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK**  
**CITY OF PORTLAND**

Please Read  
Application And  
Notes, if Any,  
Attached

**BUILDING INSPECTION**

**PERMIT**

Permit Number: 070328

This is to certify that NMP LLC / Mainland Structures, Inc.

has permission to Change of use from warehouse to office space

AT 75 INDUSTRIAL WAY

327A A009001

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of the State 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.

**PERMIT ISSUED**

APR 19 2007

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission procedure is complete this building or part thereof is closed or 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. Craig Cuzz

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

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

Other \_\_\_\_\_  
Department Name

*Joanne Banks* 4/18/07  
 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

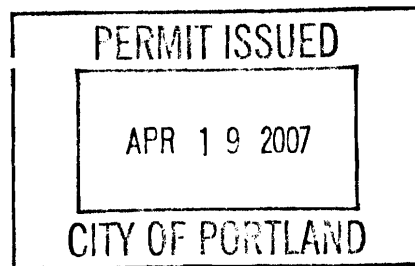
Permit No: 07-0328	Issue Date:	CBL: 327A A009001
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Location of Construction: 75 INDUSTRIAL WAY	Owner Name: NMP LLC	Owner Address: 75 INDUSTRIAL WAY	Phone:
Business Name:	Contractor Name: Mainland Structures, Inc.	Contractor Address: 11A Bartlett Rd Gorham	Phone 2078561817
Lessee/Buyer's Name	Phone:	Permit Type: Change of Use - Commercial	Zone: IM

Past Use: Commerical / warehouse	Proposed Use: Commercial / Warehouse Change of use from warehouse to office space	Permit Fee: \$535.00	Cost of Work: \$43,500.00	CEO District: 5
Proposed Project Description: Change of use from warehouse to office space		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B/S2 Type: IBC-2003	
		Signature: <i>Craig Carr</i>		Signature: <i>AMB 4/14/07</i>
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: dmartin	Date Applied For: 03/29/2007	<b>Zoning Approval</b>		
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<ol style="list-style-type: none"> <li>This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</li> <li>Building permits do not include plumbing, septic or electrical work.</li> <li>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..</li> </ol>	<b>Special Zone or Reviews</b> <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"/> <i>with condition</i> Date: <i>4/3/07 ABM</i>	<b>Zoning Appeal</b> <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  Date: _____	<b>Historic Preservation</b> <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  <i>ASU</i> Date: _____
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**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: 07-0328	Date Applied For: 03/29/2007	CBL: 327A A009001
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<b>Location of Construction:</b> 75 INDUSTRIAL WAY	<b>Owner Name:</b> NMP LLC	<b>Owner Address:</b> 75 INDUSTRIAL WAY	<b>Phone:</b>
<b>Business Name:</b>	<b>Contractor Name:</b> Mainland Structures, Inc.	<b>Contractor Address:</b> 11A Bartlett Rd Gorham	<b>Phone</b> (207) 856-1817
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Change of Use - Commercial	

<b>Proposed Use:</b> Commercial / Warehouse Change of use from warehouse to office space	<b>Proposed Project Description:</b> Change of use from warehouse to office space
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**Dept:** Zoning      **Status:** Approved with Conditions      **Reviewer:** Ann Machado      **Approval Date:** 04/03/2007

**Note:** Change of use to office. Needs to show 5 parking spaces. Plenty of on site parking.      **Ok to Issue:**

1) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

**Dept:** Building      **Status:** Approved with Conditions      **Reviewer:** Jeanine Bourke      **Approval Date:** 04/18/2007

**Note:**      **Ok to Issue:**

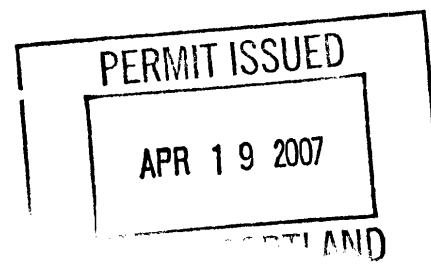
- 1) All walls separating the warehouse from the office space shall be 1 hour rated
- 2) Separate permits are required for any electrical, plumbing, or HVAC systems. Separate plans may need to be submitted for approval as a part of this process.
- 3) All penetrations through rated assemblies must be protected by an approved firestop system installed as tested in accordance with ASTM 814 or UL 1479, per IBC 2003 Section 712.

**Dept:** Fire      **Status:** Approved      **Reviewer:** Cptn Greg Cass      **Approval Date:** 04/17/2007

**Note:**      **Ok to Issue:**

**Comments:**

3/29/2007-amachado: Left voicemail for Ray Dulac. Change of use needs to show parking. Need a plot plan that shows the building and the parking.





# General Building Permit Application

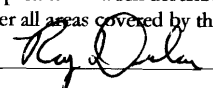
If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: 75 Industrial Way		
Total Square Footage of Proposed Structure existing 7120sf		Square Footage of Lot 85813
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot#  327A    A009001	Owner:  Dirigo Capital Holdings, LLC	Telephone:  329-3114
Lessee/Buyer's Name (If Applicable)	Applicant name, address & telephone: Mainland Structures Corp. 11A Bartlett Rd. Gorham, ME 04038 856-1817	Cost Of Work: \$ 43,500 Fee: \$ 460.00 C of O Fee: \$ 217
Current legal use (i.e. single family) <u>whse/multi use office</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>whse/multi use office</u> Is property part of a subdivision? <u>n</u> If yes, please name _____ Project description: <u>converting 1500sf of whse to office space.</u>		
Contractor's name, address & telephone: Mainland Structures Corp. 11A Bartlett Rd. Gorham, ME 856-1817 Who should we contact when the permit is ready: <u>Ray Dulac</u> Mailing address: _____ Phone: <u>same</u> same		

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

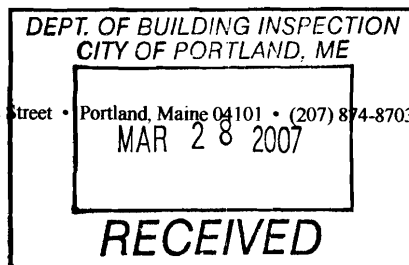
In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division 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 of applicant: 

Date: 3/27/07

**This is not a permit; you may not commence ANY work until the permit is issued.**



Building Inspections Division • 389 Congress Street • Portland, Maine 04101 • (207) 874-8703 • FACSIMILE (207) 874-8716 • TTY (207) 874-8936

  
2964

**MAINLAND STRUCTURES CORP.**

11A Bartlett Road, Gorham, ME 04038 • Phone: 207-856-1817 • Fax: 207-856-2825

To: Ann

Date: <sup>04/03/07</sup>  
~~04/02/07~~

From: Ray

Pages: including cover

Re: 75 Industrial Way

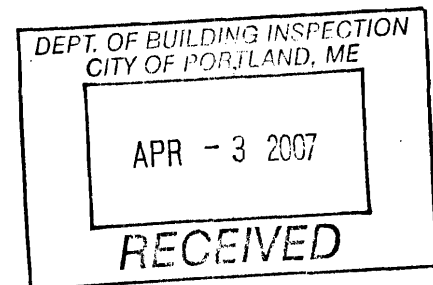
Cc:

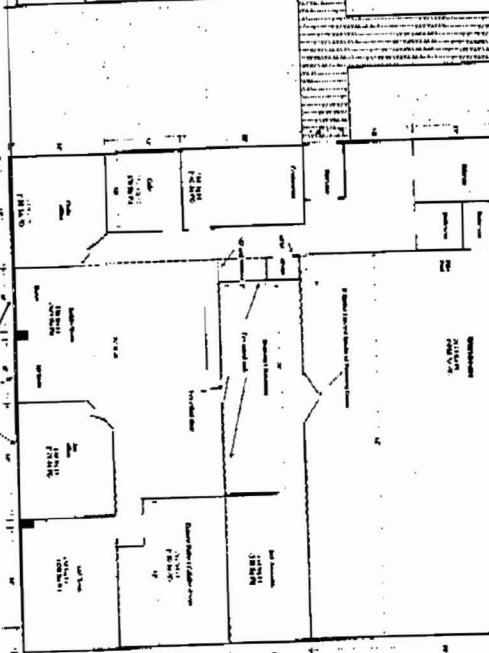
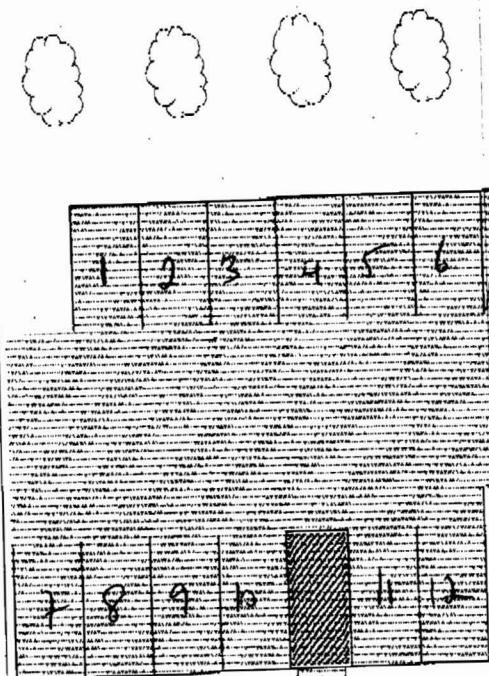
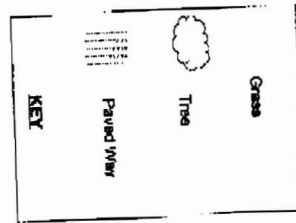
Hi Ann,

Here is a lay-out of the parking at 75 Industrial Way. Please let me know if this is adequate.

Thanks,

Ray Dulac  
Mainland Structures Corp.  
252-5993





DEPT. OF BUILDING INSPECTION  
CITY OF PORTLAND, ME

APR - 3 2007

RECEIVED

75 INDUSTRIAL OFFICE

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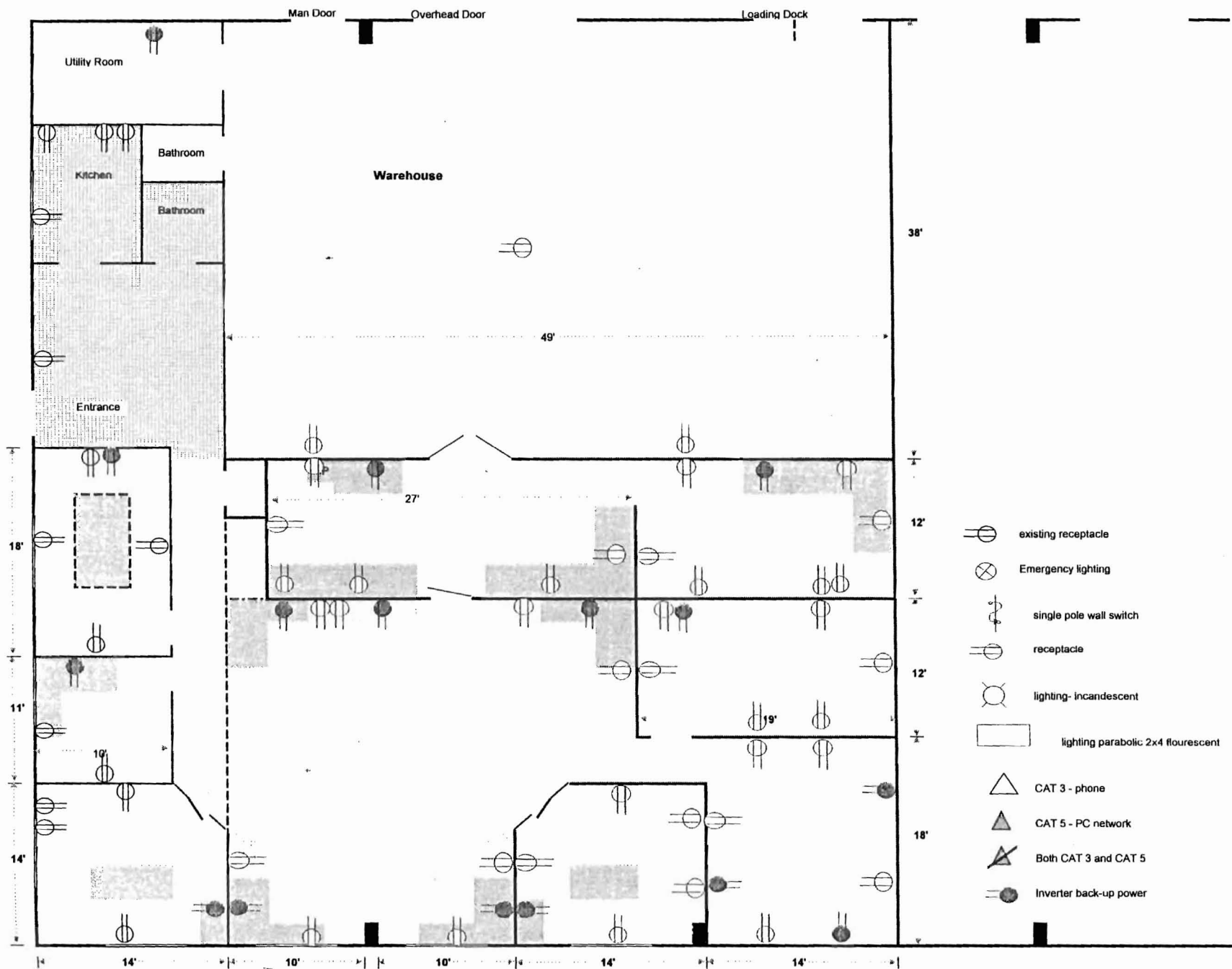
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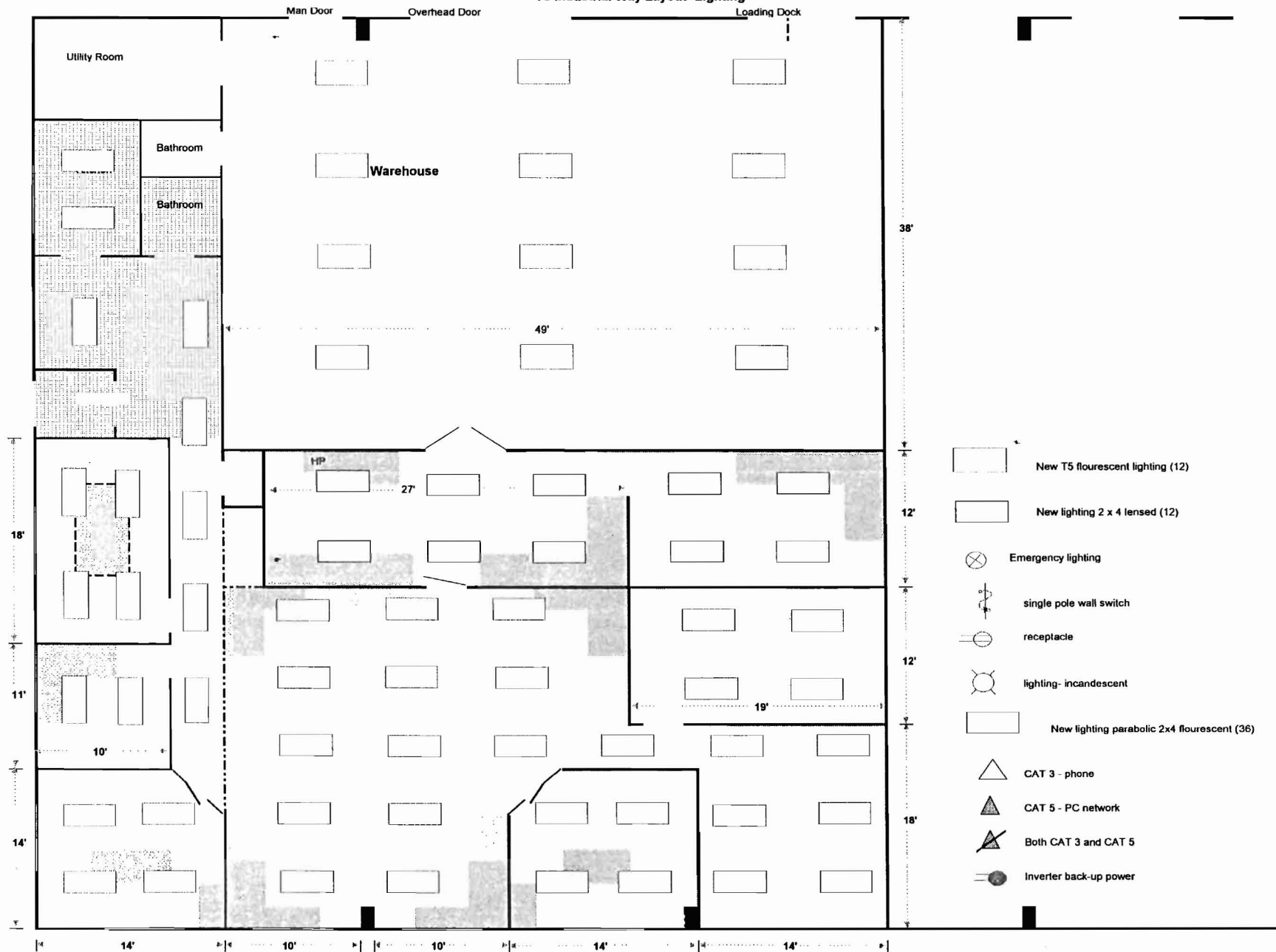
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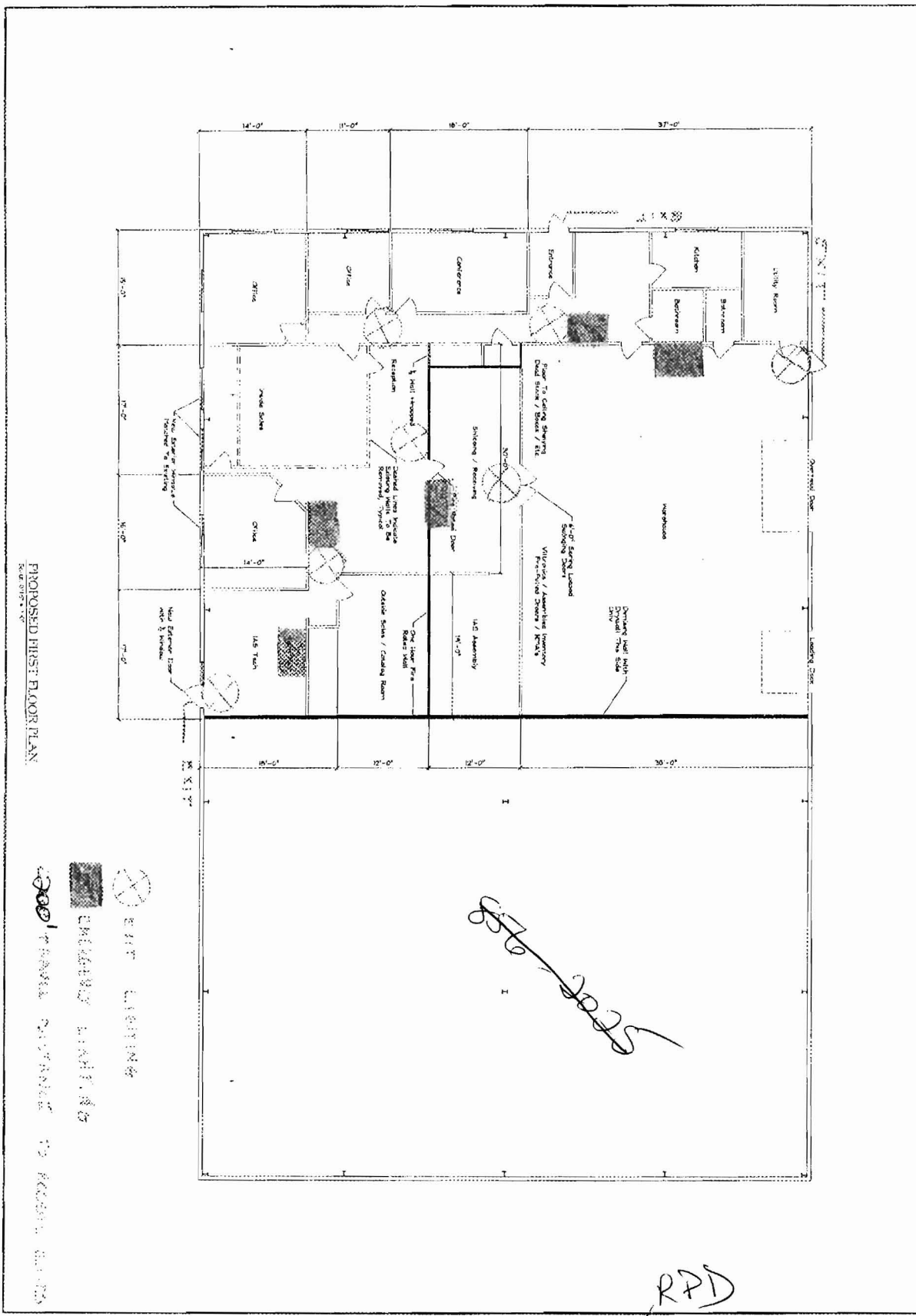
75 Industrial Way Layout- Power



75 Industrial Way Layout- Lighting







SHEET TITLE REMODEL PLAN SLIP 1	MANLAND STRUCTURES, CORP. P.O. Box 505 Portland, Maine, 04101 Phone: (603) 836-1019 Fax: (603) 836-0288	LAS REMODEL	PORTLAND MAINE	Date Printed: 04/24/97 <input checked="" type="checkbox"/> Not For Construction <input type="checkbox"/> For Construction
				Project No.: 1653 Drawing No.: 1653 Date: MARCH 17, 1997 Scale: 3/4" = 1'-0" 1 0227507 000000