

City of Portland, Maine - Building or Use Permit Application

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

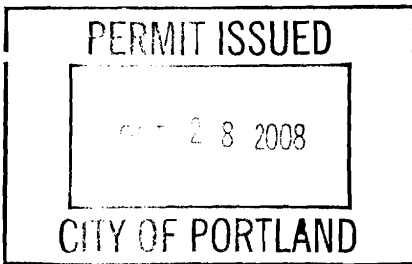
Permit No: 08-1337	Issue Date:	CBL: 375 A023001
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Location of Construction: 94 Auburn St	Owner Name: 94 AUBURN LLC	Owner Address: PO BOX 2133	Phone: 610-430-3333
Business Name:	Contractor Name: Pine Street Carpenters, Inc	Contractor Address: 901 S Bolmar Street. Suite N West Ch	Phone: 6104303333
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B-1

Past Use: Commercial	Proposed Use: Commercial/ Edward Jones Financial Advisor Office - Interior Tenant Fit-up. Non Structural Walls, electric, paint and carpet. Change of Use	Permit Fee: \$265.00	Cost of Work: \$16,500.00	CEO District: 5
Proposed Project Description: Interior Tenant Fit-up. Non Structural Walls, electric, paint and carpet. Change of Use		FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION: Use Group: B Type: SB IBC 2003	
		Signature: <i>[Signature]</i> Date: 10/28/08		
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: lmd	Date Applied For: 10/21/2008	Zoning Approval		
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<ol style="list-style-type: none"> 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 <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"/>	Zoning Appeal <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	Historic Preservation <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
	Date: <i>OK with conditions</i> 10/23/08	Date: _____	Date: _____



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

12-3-08 OK - Final for CO to issue: got sprinkler letter, electrical, fire penetrations, painted & carpet. my E my



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: <u>94 AUBURN ST, SUITE 209, PORTLAND, ME</u>		
Total Square Footage of Proposed Structure/Area <u>987</u>	Square Footage of Lot <u>21,800 +/-</u>	
Tax Assessor's Chart, Block & Lot Chart# <u>375</u> Block# <u>A</u> Lot# <u>023</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>PINE STREET CARPENTERS</u> <u>- ED DOLAN</u> Address <u>901 S. BOLMAR ST, 5EN</u> City, State & Zip <u>WEST CHESTER, PA 19382</u>	Telephone: <u>610-</u> <u>430-3333</u> <u>X111</u>
Lessee/DBA (If Applicable) <u>EDWARD JONES</u>	Owner (if different from Applicant) Name <u>BOULDS PROPERTY MGMT.</u> Address <u>ONE CANAL PLAZA</u> <u>SUITE 500</u> City, State & Zip <u>PORTLAND, ME 04101</u>	Cost Of Work: \$ <u>16,500.⁰⁰</u> C of O Fee: \$ <u>75.⁰⁰</u> Total Fee: \$ <u>265.⁰⁰</u>
Current legal use (i.e. single family) <u>VACANT</u> If vacant, what was the previous use? <u>COMMERCIAL OFFICE</u> Proposed Specific use: <u>EDWARD JONES FINANCIAL ADVISOR OFFICE</u> Is property part of a subdivision? <u>Yes</u> If yes, please name <u>NORTHGATE OFFICE MALL</u> Project description: <u>INTERIOR TENANT FIT-OUT: NON-STRUCTURAL PARTITION WALLS, MINOR ELECTRIC AND LIGHTS, PAINT, CARPET.</u>		
Contractor's name: <u>PINE STREET CARPENTERS, INC.</u> Address: <u>901 S. BOLMAR STREET, SUITE N</u> City, State & Zip <u>WEST CHESTER, PA 19382</u> Telephone: <u>610-430-3333</u> Who should we contact when the permit is ready: <u>ED DOLAN</u> Telephone: <u>X111</u> Mailing address: <u>SAME AS ABOVE</u>		

Please submit all of the information outlined on the applicable 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, 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: Edward Dolan Date: 10/20/08

This is not a permit; you may not commence ANY work until the permit is issue OCT 21 2008

VIA F-DEX

City of Portland, Maine - Building or Use Permit

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Dept: Zoning	Status: Approved with Conditions	Reviewer: Marge Schmuckal	Approval Date: 10/23/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) Separate permits shall be required for any new signage. 2) 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: Tom Markley	Approval Date: 10/28/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) All floors and walls that separate dwelling units or dwelling units and common areas are required to meet a 1 hour fire rated assembly and sound transmission rating of 45 STC. 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) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work. 			

Dept: Fire	Status: Approved with Conditions	Reviewer: Capt Greg Cass	Approval Date: 10/24/2008
Note:			Ok to Issue: <input checked="" type="checkbox"/>
<ol style="list-style-type: none"> 1) Fire extinguishers required. Installation per NFPA 10 2) All means of egress to remain accessible at all times 3) The Fire alarm and Sprinkler systems shall be reviewed by a licensed contractor[s] for code compliance. Compliance letters are required. 4) All construction shall comply with NFPA 101 			

One Canal Plaza, Suite 500
Portland, ME 04101

T 207.871.1290
F 207.772.2647

www.boulos.com

October 20, 2008

City of Portland
Inspections Office
Portland City Hall – Room 315
389 Congress Street
Portland, ME 04101

Dear Officer:

I, as the Property Manager of the property at 94 Auburn Street, Portland, ME, hereby authorize Pine Street Carpenters Inc. to apply for a building permit, and to perform the work specified on the application.

If you require further information, you may contact me at the information listed below.

Thank you for your attention to this matter.

Sincerely,



SIGNATURE: Dawn Goddard DATE: 10-20-08

NAME: Dawn Goddard

COMPANY/TITLE: Property Manager, Boulos Property Management

PHONE: 207-553-1774

ELECTRICAL PERMIT

City of Portland, Me.



To the Chief Electrical Inspector, Portland Maine:
 The undersigned hereby applies for a permit to make electrical installations
 in accordance with the laws of Maine, the City of Portland Electrical Ordinance,
 National Electrical Code and the following specifications:

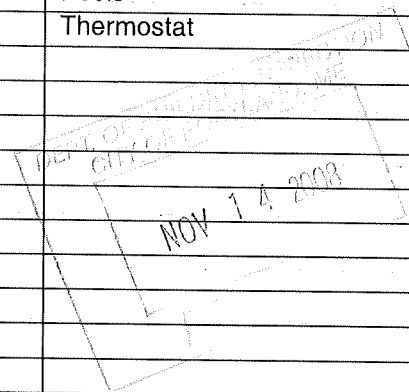
Date 11/14/08

Permit # 2008-4835

CBL# 375-A-23

LOCATION: 94 Auburn St METER MAKE & # N/A
 CMP ACCOUNT # N/A OWNER EDWARD JONES BRANCEL
 TENANT EDWARD JONES PHONE # _____

							TOTAL EACH FEE		
OUTLETS	12	Receptacles	12	Switches		Smoke Detector	.20	4.80	
FIXTURES		Incandescent	2	Fluorescent		Strips	.20	.40	
SERVICES		Overhead		Underground		TTL AMPS <800	15.00		
		Overhead		Underground		>800	25.00		
Temporary Service		Overhead		Underground		TTL AMPS	25.00		
			25.00						
METERS		(number of)					1.00		
MOTORS		(number of)					2.00		
RESID/COM		Electric units					1.00		
HEATING		oil/gas units		Interior		Exterior	5.00		
APPLIANCES		Ranges		Cook Tops		Wall Ovens	2.00		
		Insta-Hot		Water heaters		Fans	2.00		
		Dryers		Disposals		Dishwasher	2.00		
		Compactors		Spa		Washing Machine	2.00		
		Others (denote)					2.00		
	MISC. (number of)		Air Cond/win					3.00	
			Air Cond/cent				Pools	10.00	
			HVAC		EMS		Thermostat	5.00	
		Signs					10.00		
		Alarms/res					5.00		
		Alarms/com					15.00		
		Heavy Duty(CRKT)					2.00		
		Circus/Carnv					25.00		
		Alterations					5.00		
		Fire Repairs					15.00		
	E Lights					1.00			
	E Generators					20.00			
PANELS		Service		Remote		Main	4.00		
TRANSFORMER		0-25 Kva					5.00		
		25-200 Kva					8.00		
		Over 200 Kva					10.00		
TOTAL AMOUNT DUE									
MINIMUM FEE/COMMERCIAL 55.00							MINIMUM FEE	45.00	



CONTRACTORS NAME M&R Electric, Inc MASTER LIC. # MC60018650
 ADDRESS 49 Havenly way, Portland, LIMITED LIC. # _____
 TELEPHONE 878-5864

SIGNATURE OF CONTRACTOR [Signature]

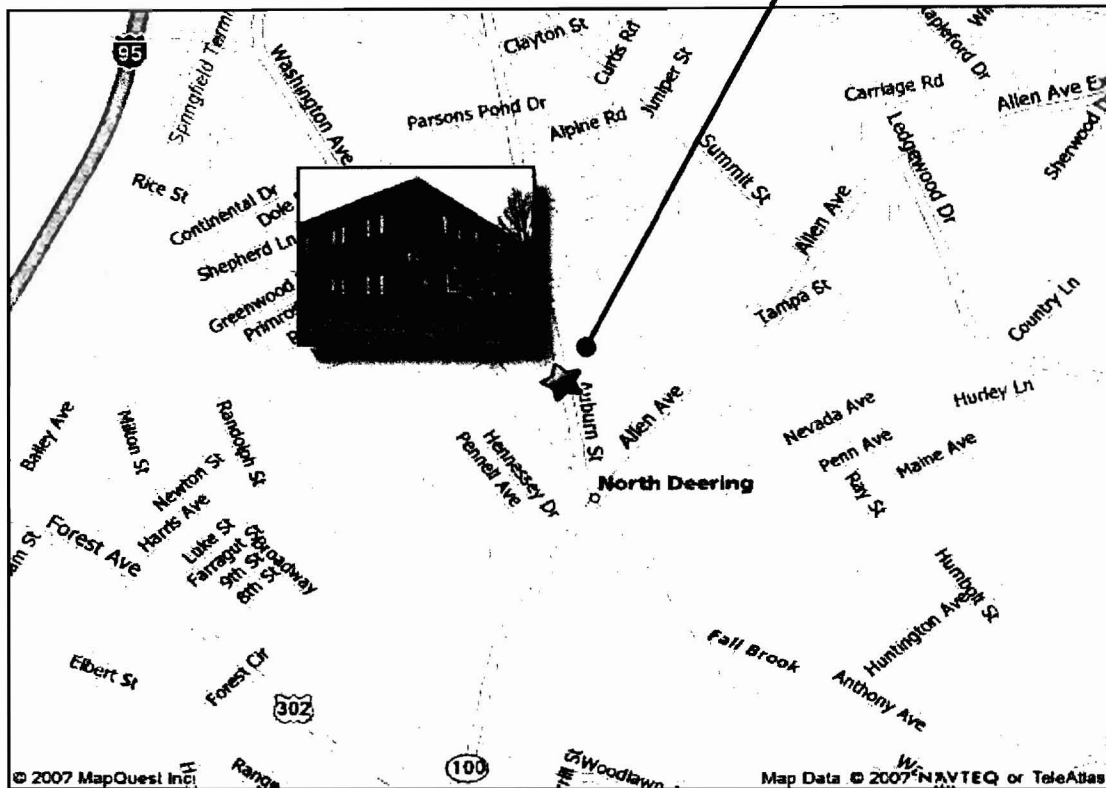
White Copy - Office • Yellow Copy - Applicant

[Signature]

94 AUBURN STREET, PORTLAND, MAINE



FOR LEASE
Office Space
1,570-9,099± SF



For information, contact:

Tracy Sullivan

T 207 772-1333

F 207 871-1288

sullivan@boulos.com

CBRE/The Boulos Company
One Canal Plaza
Portland, ME 04101

www.boulos.com

CBRE | The Boulos Company
CB RICHARD ELLIS

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94 AUBURN STREET, PORTLAND, MAINE

FOR LEASE

Office Space

1,570-9,099± SF



CBRE/The Boulos Company is pleased to present office space for lease at 94 Auburn Street in Portland. This two-story 21,800± SF multi-tenanted, professional building is ideal for any office user needing a convenient suburban location with on-site parking included in the rent.

Its location provides easy access to Washington and Allen Avenues, I-95 and downtown Portland. A Shaw's Supermarket anchored center is directly across the street, offering the convenience of banking and shopping nearby.

Present tenants includes State Farm Insurance, Deutsch Chiropractic, AccuView Imaging Center, Northstar Mortgage, Port City Physical Therapy and PROP. An elevator offers handicapped access to the second floor.

The interior of the building has been completely updated with attractive, quality finishes. The property is professionally landscaped and managed and DSL, Cable and T1 lines are on-site.



For information, contact:

Tracy Sullivan

T 207.213.333

F 207.871.1288

tsullivan@boulos.com

CBRE/The Boulos Company

One Canal Plaza

Portland, ME 04101

www.boulos.com

CBRE | The Boulos Company
CB RICHARD ELLIS



901 South Bolmar Street Suite N
West Chester, PA 19382

610 430 3333 voice 610 430 3330 fax

Fax

To: Michael Menario	From: Ed Dolan
Fax: 207-874-8716	Pages: Cover + 2
Phone:	Date: 12/3/2008
Re: Sprinkler Compliance	CC:

Hi Michael,

Per your request, here is the sprinkler compliance letter for the work performed by Dean & Alyn for the Edward Jones office at 94 Auburn Street, Suite 209, in Portland.

Please let me know if you need anything else at this time.

Thank you for your attention to this matter.

Sincerely,

Ed Dolan

610.430.3333 x111 - phone

610.235.5725 - fax

edolan@pinestreetcarpenters.com

Edward Dolan

From: Mick Jones [mjones@pinestreetcarpenters.com]
Sent: Thursday, November 20, 2008 7:53 AM
To: Kduzen@pinestreetcarpenters.com; edolan@pinestreetcarpenters.com
Subject: FW: sprinkler compliance letter 94 Auburn st

-----Original Message-----

From: Gregory Cass [mailto:GEC@portlandmaine.gov]
Sent: Wednesday, November 19, 2008 3:37 PM
To: dnarvaez@deanandallyn.com; Lannie Dobson
Cc: mjones@pinestreetcarpenters.com
Subject: Re: sprinkler compliance letter 94 Auburn st

Received
Thank you

Captain Greg Cass
Portland Fire Dept.
Fire Prevention Officer

>>> "Derek Narvaez" <dnarvaez@deanandallyn.com> 11/19/2008 12:05:45 PM
>>>

Please find attached Dean & Allyn's compliance letter for sprinkler work performed at 94 Auburn St. Suite 209.
Scope of work involved relocating not more than (3) sprinkler heads to accommodate new tenants layout.

Derek Narvaez
Estimator
Dean & Allyn Inc.
207-657-5646 ph.
207-657-5647 fax

DEAN & ALLYN, INC.

FIRE PROTECTION • SPECIAL HAZARD

32 LEWISTON ROAD • BLDG. 1C
P.O. BOX 709 • GRAY, ME 04039
TEL 207/657-5616 FAX 207/657-5917

November 19, 2008

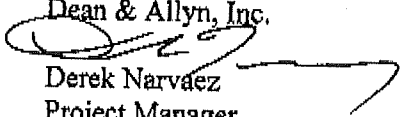
City of Portland Fire Department
Inspections Division
Attn: Greg Cass

Re: 94 Auburn St, Suite 209

Dear Mr. Cass,

This letter is to confirm that the fire protection system for the above referenced property has been modified in accordance with NFPA# 13 and Maine State Fire Marshal's requirements.

Very truly yours,
Dean & Allyn, Inc.


Derek Narváez
Project Manager