



DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK

# CITY OF PORTLAND

# BUILDING PERMIT

This is to certify that **Sprinkler Systems Inc.**

Located At **27 NORTHPORT**

has permission to **Install Water Based Fire System**

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 closed-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.

  
\_\_\_\_\_  
**Fire Prevention Officer**

  
\_\_\_\_\_  
**Code Enforcement Officer / Plan Reviewer**

THIS CARD MUST BE POSTED ON THE STREET SIDE OF THE PROPERTY.

PENALTY FOR REMOVING THIS CARD.

## 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 OCCUOPIED.

Job ID: 2010-12-150-FAFS

Located At: 27 NORTHPORT

CBL401 - - A - 005 - 027 - - - -



# 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

## **Conditions of Approval:**

### **Fire**

Installation shall comply with City Code Chapter 10.

Installation shall comply with NFPA 211, *Standard for Chimneys, Fireplaces, Vents, and Solid Fuel-Burning Appliances*; NFPA 54, *National Fuel Gas Code*, NFPA 70, *National Electrical Code* and the manufacturer's published instructions.

### **Fire**

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.

### **Building**

1. Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.
2. All penetrations between dwelling units and dwelling units and common areas shall be protected with approved firestop materials, and recessed lighting/vent fixtures shall not reduce the (1 hour) required rating per Sec. 712 of IBC and R317.3.1.2 of the IRC
3. The installation must comply with the State of Maine Gas Regulations.
4. Maintain proper setbacks from property lines/buildings and proper clearances from vertical openings when direct venting.

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

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

Job No: 2011-1186	Date Applied: 02/01/2011	CBL: 401 - - A - 005 - 027 - - - - -	
<del>SEQUENCE 1 HVAC/FIRE</del>			
Location of Construction: 27 NORTHPORT	Owner Name: BEAN INC LL	Owner Address: 15 CASCO ST FREEPORT, ME - MAINE 04033	Phone:
Business Name:	Contractor Name: Sprinkler Systems Inc.	Contractor Address: PO Box 1285 Lewiston MAINE 04243	Phone: 775-1521
Lessee/Buyer's Name:	Phone:	Permit Type: HVAC/FIRE - Supression System	Zone: B-2
Past Use: Office	Proposed Use: Office	Cost of Work: 19000.00	CEO District:
		Fire Dept: <input checked="" type="checkbox"/> Approved w/ conditions <input type="checkbox"/> Denied <input type="checkbox"/> N/A	Inspection: Use Group: Type:
		Signature: <i>[Signature]</i>	Signature:
Proposed Project Description: Water-Based Fire Suppression System		Pedestrian Activities District (P.A.D.)	
Permit Taken By:		<b>Zoning Approval</b>	

<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building Permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False informatin may invalidate a building permit and stop all work.</p>	<p><b>Special Zone or Reviews</b></p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetlands</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p><input type="checkbox"/> Maj <input type="checkbox"/> Min <input type="checkbox"/> MM</p> <p>Date: <i>OK</i> <i>2/1/11</i> <i>ABM</i></p>	<p><b>Zoning Appeal</b></p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p><b>Historic Preservation</b></p> <p><input checked="" type="checkbox"/> Not in Dist or Landmark</p> <p><input type="checkbox"/> Does not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>ABM</i></p>
	<b>CERTIFICATION</b>		

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 appication 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	PHON

## Fire conditions

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**Job Summary Report**  
**Job ID: 2010-12-150-FAFS**

Report generated on Feb 10, 2011 2:04:10 PM

Page 2

**Permit #: 20111113**

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
49586	Commercial Office "Martin's Point"	Initialized	Install a Trane unit On the roof					
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
HVAC Permit Fee	\$2,920.00			2/8/11	1114	\$2,920.00		

**Permit #: 20111186**

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
49586	Commercial Office "Martin's Point"	Initialized	Install Water Based Fire System					
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	\$40.00							

**Permit #: FIRE ALARM-431**

Permit Data								
Location Id	Structure Description	Permit Status	Permit Description	Issue Date	Reissue Date	Expiration Date		
49586	Location Permit	Final Insp Comp	Install Fire Alarm main entrance vestibule	1/18/11		7/17/11		
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



# 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: 27 Northport Drive CBL: Y01-A 5-27

Exact location: (within structure) Entire

Type of occupancy(s) (NFPA & ICC): Office

Building owner: Martins Point

Managing Supervisor (RMS): Scott E. Garland License No: 278

Supervisor phone: 207-775-1521 E-mail: scottssi@maine.rr.com

Installing contractor: Sprinkler Systems Inc. License No: 093

Contractor phone: 207-775-1521 E-mail: krisssi@maine.rr.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: NFPA #13 Edition: 2007

\*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.

<b>COST OF WORK:</b> \$2,000
<b>PERMIT FEE:</b> \$40
(\$10 PER \$1,000 + \$30 FOR THE FIRST \$1,000)

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FEB - 1 2011

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: [Signature] Date: 2/1/2011

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FEB - 8 2011

Dept. of Building Inspections  
City of Portland Maine

CK #26307



# Sprinkler Systems, Inc.

P.O. Box 1285

Lewiston, Maine 04243-1285

Ph. (207) 782-0104 Fax (207) 783-4865

*Fire Protection Professionals Since 1973*

☆Portland Office☆

Phone (207) 775-1521 Fax (207) 879-1387

State Fire Marshal  
Attn: Eric J. Ellis  
2/1/2011

Eric,

I visited the Northport Business Park "Deering Building" recently. This facility is located at 27 Northport Drive near the intersection of Washington Ave. and Allen Ave. Originally this building where Pizzagalli Construction plans to do its renovations was office space protected by a wet system consisting of 4" and 3" feed mains feeding 1 1/2", 1 1/4", and 1" lines with 1" armovers and 1" drops.

Approx 37 heads will be affected during this renovation. This system is fed by city water. Heads are pendants and will remain so when the new ceiling grid has been installed. Currently the pendants are 165 degree 5.62k heads which will be re-used. Being office space even after the renovations this area will remain Light Hazard.

Basically, we are going to relocate any heads the conflict with lighting/HVAC units in the new ceiling layout, relocate heads that now fall too far off of new walls to meet code, and add new heads of the same type and temperature rating as required to meet code according to new wall layouts. The pipe sizing used previously will be maintained. The only change being made is head location which means installing armovers and installing new saddles where new heads need to be installed. Please call me with questions. Thank you.

Sincerely,



Kris Fish  
System Designer

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FEB - 1 2011

Dept. of Building Inspections  
City of Portland Maine



State of Maine  
Department of Public Safety



Fire Sprinkler System Permit

# 9377

**Deering Building**

Located at: 27 Northport Drive  
In the Town of: Portland  
Occupancy/Use: Offices  
Type of System: NFPA 13

Permission is hereby given to:

**Sprinkler Systems, Inc.**

PO Box 1285  
Lewiston, ME 042431285  
Contractor License # 93

to begin installation according to plans submittal approved by the Office of State Fire Marshal. The submittal is filed under log # 2111023 , 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 1/27/2011 for a fee paid of \$100.00

*This permit will expire at midnight on Tuesday, July 26, 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: Garland Scott E.

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



**Flow Hydrant**  
 POD-HYD01006  
 WS# 003856  
 Allen Ave 250' NE of Brook Rd  
 Date: 10/11/2006  
 Static: 70 psi  
 Pitot: Left Port 30 psi  
 Right Port 30 psi  
 Flow: Left Port 919 gpm  
 Right Port 919 gpm

**Test Hydrant**  
 POD-HYD01005  
 WS# 004541  
 Allen Ave 50' W of Washington Ave  
 Date: 10/11/2006  
 Static: 77 psi  
 Residual: 76 psi

**Scale**  
 0 300 Feet  
 1 inch = 300 feet

**Legend**

⊙	Blow Off	⊙	Fire Service	⊙	Air Valve	⊙	Sleeve
⊙	By Pass	⊙	Hydrant Control	⊙	Date Change	⊙	Tee
⊙	Distribution	⊙	Service	⊙	Material Change	⊙	Hydrants
⊙	End of Main	⊙	Transmission	▲	Reducer		

**75 Northport Drive**

**Portland**

**PORTLAND WATER DISTRICT**  
 225 Douglass Street  
 Portland, ME 04104

**Drawn By: G.JH**

**Prepared for: Sprinkler Systems, Inc.**

**Scale: As Noted**

**Date: 1/28/2011**

**Disclaimer:** This map is suitable for preliminary study and analysis and is based on PWD record information. PWD is not liable for any damages whatsoever resulting from inaccurate data or from errors made in the location and marking of its infrastructure.

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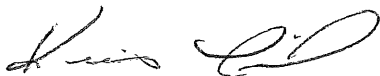
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Dept. of Building Inspections  
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City of Portland Maine



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 Allen Ave 50' W of Washington Ave  
 Date: 10/11/2006  
 Static: 77 psi  
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**75 Northport Drive**

**Portland**

**PORTLAND WATER DISTRICT**  
 225 Douglass Street  
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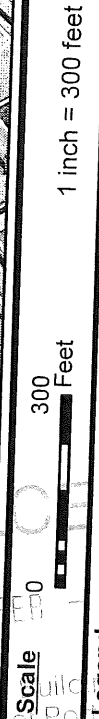


Drawn By: GJH

Scale: As Noted

Prepared for: Sprinkler Systems, Inc.

Date: 1/28/2011



**Legend**

- Blow Off
- By Pass
- Distribution
- End of Main
- Fire Service
- Hydrant Control
- Service
- Transmission
- Air Valve
- Date Change
- Material Change
- Reducer
- Sleeve
- Tee
- Hydrants

