

8/16/02 - Final Inspection. - Seaweed processing.  
O.K. - will put in indirect for Prep Sals.

CL -

O.K. to Issue C.O.

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

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

<b>Permit No:</b> 09-0353	<b>Date Applied For:</b> 04/23/2009	<b>CBL:</b> 424 A014001
------------------------------	--	----------------------------

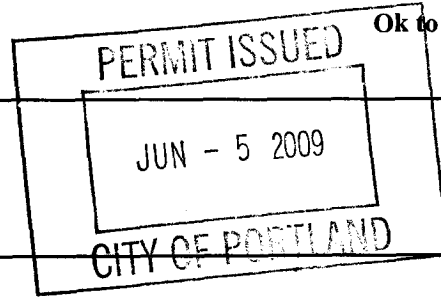
<b>Location of Construction:</b> 188 PRESUMPCOT ST	<b>Owner Name:</b> OLSON TOLLEF	<b>Owner Address:</b> 188 PRESUMPCOT ST	<b>Phone:</b> 207-671-7946
<b>Business Name:</b>	<b>Contractor Name:</b>	<b>Contractor Address:</b>	<b>Phone:</b>
<b>Lessee/Buyer's Name</b>	<b>Phone:</b>	<b>Permit Type:</b> Change of Use - Commercial	

<b>Proposed Use:</b> Food processing & packaging business	<b>Proposed Project Description:</b> Change of Use from single family home to Food Processing and Packaging Business - no construction
--	---

<b>Dept:</b> Zoning	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Ann Machado	<b>Approval Date:</b> 05/06/2009
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<p>1) Separate permits shall be required for any new signage.</p> <p>2) Section 14-235 requires that "all food processing waste shall be stored within a completely enclosed structure and if not refrigerated shall be removed from the site in an enclosed container within forty-eight hours of its generation. All enclosed and exterior food processing waste storage areas shall be cleaned and sanitized on a regular basis."</p> <p>3) With the issuance of this permit and the certificate of occupancy the use of this property will be a food processing/packaging business. The legal non-conforming use as a single family home will be lost forever. Any change of use shall require a separate permit application for review and approval.</p>			

<b>Dept:</b> Building	<b>Status:</b> Approved with Conditions	<b>Reviewer:</b> Tammy Munson	<b>Approval Date:</b> 06/01/2009
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>
<p>1) As discussed, the F-1 use group limits your use to one story. Based on the limited number of employees and minimal impact of the use, we will allow you to use the second floor as offices and limit the occupancy of the building to 5 people. The food processing is only allowed on the first floor.</p> <p>2) This is a Change of Use ONLY permit. It does NOT authorize any construction activities.</p> <p>3) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm or HVAC or exhaust systems. Separate plans may need to be submitted for approval as a part of this process.</p>			

<b>Dept:</b> Fire	<b>Status:</b> Approved	<b>Reviewer:</b> Capt Keith Gautreau	<b>Approval Date:</b> 05/06/2009
<b>Note:</b>			<b>Ok to Issue:</b> <input checked="" type="checkbox"/>

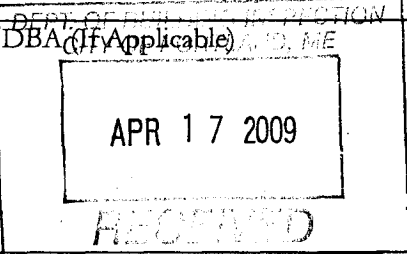


<b>Comments:</b>
<p>5/5/2009-amachado: Left vcm for Tolleff Olson. If changing use to food processing &amp; packaging, why is there a kitchen on the first floor on the proposed plan? Will there be anyone living there? Why does the plot plan show 4 parcels? Assessing has it as one big lot. Single family use is legally nonconforming. Will lose that use once the permit is issued.</p> <p>5/6/2009-amachado: Spoke to Tolleff Olson. The kitchen is just so the employees can prepare food. He said it is not a complete kitchen. There will be no dwelling unit at the building. The plot plan shows four parcels because that is how it came to him. He said that it is one parcel.</p>



# 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>188 Presumpscot Street</u>		
Total Square Footage of Proposed Structure/Area	Square Footage of Lot	Number of Stories
Tax Assessor's Chart, Block & Lot Chart#      Block#      Lot# <u>424      A      014</u>	Applicant * <b>must</b> be owner, Lessee or Buyer* Name <u>Tollef Olson</u> Address <u>24 Myrtle Avenue</u> City, State & Zip <u>South Portland, ME 04106</u>	Telephone: <u>207-671-7946</u>
Lessee/DBA (If Applicable) <u>NO</u> 	Owner (if different from Applicant) Name _____ Address _____ City, State & Zip _____	Cost Of Work: \$ _____ C of O Fee: \$ _____ Total Fee: \$ _____
Current legal use (i.e. single family) <u>single family</u> Number of Residential Units <u>1</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>Commercial Food Processor / packaged Seaweed</u> Is property part of a subdivision? <u>no</u> If yes, please name _____ Project description: <u>Commercial / Industrial / Food Processing &amp; Packaging</u>		
Contractor's name: _____ Address: _____ City, State & Zip _____ Telephone: _____ Who should we contact when the permit is ready: _____ Telephone: _____ Mailing address: _____		

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](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:  Date: 4-17-09

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

**BUILDING PERMIT INSPECTION PROCEDURES**

Please call 874-8703 or 874-8693 (ONLY)

to schedule your inspections as agreed upon

Permits expire in 6 months, if the project is not started or ceases for 6 months.

The Owner or their designee is required to notify the inspections office for the following inspections and provide adequate notice. Notice must be called in 48-72 hours in advance in order to schedule an inspection:

By initializing at each inspection time, you are agreeing that you understand the inspection procedure and additional fees from a "Stop Work Order" and "Stop Work Order Release" will be incurred if the procedure is not followed as stated below.

A Pre-construction Meeting will take place upon receipt of your building permit.


Final/Certificate of Occupancy: Prior to any occupancy of the structure or use.

NOTE: There is a \$75.00 fee per inspection at this point.

Certificate of Occupancy is not required for certain projects. Your inspector can advise you if your project requires a Certificate of Occupancy. All projects DO require a final inspection.

If any of the inspections do not occur, the project cannot go on to the next phase, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

CERIFICATE OF OCCUPANICES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED.

  
\_\_\_\_\_

Signature of Applicant/Designee

6.5.09

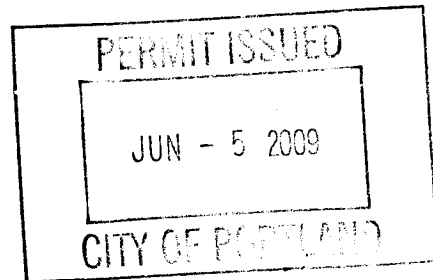
Date

  
\_\_\_\_\_

Signature of Inspections Official

6.5.09

Date





# Certificate of Occupancy

LOCATION 188 PRESUMPCOT ST CBL 424 A014001

Issued to Olson Tollef

Date of Issue 08/07/2009

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 09-0353, has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES  
 ENTIRE

APPROVED OCCUPANCY

F-1 Food processing and packaging/Seaweed  
 F-1, Type 5B  
 IBC 2003

Limiting Conditions: The occupancy of the building is limited to 5 people. The food processing is only allowed on the first floor.

This certificate supersedes certificate issued

Approved: 8/10/09 *Chris M.*  
 (Date) Inspector

*[Signature]*  
 Inspector of Buildings

Notice: This certificate identifies levels of building or premises, and other information from owner to verify when property changes hands. It is not to be construed as a guarantee of performance.

CITY OF PORTLAND, MAINE  
 Department of Building Inspections

Original Receipt

Received from Olson Tollef  
 Location of Work 188 Presumpcot St  
 Date August 17 2009

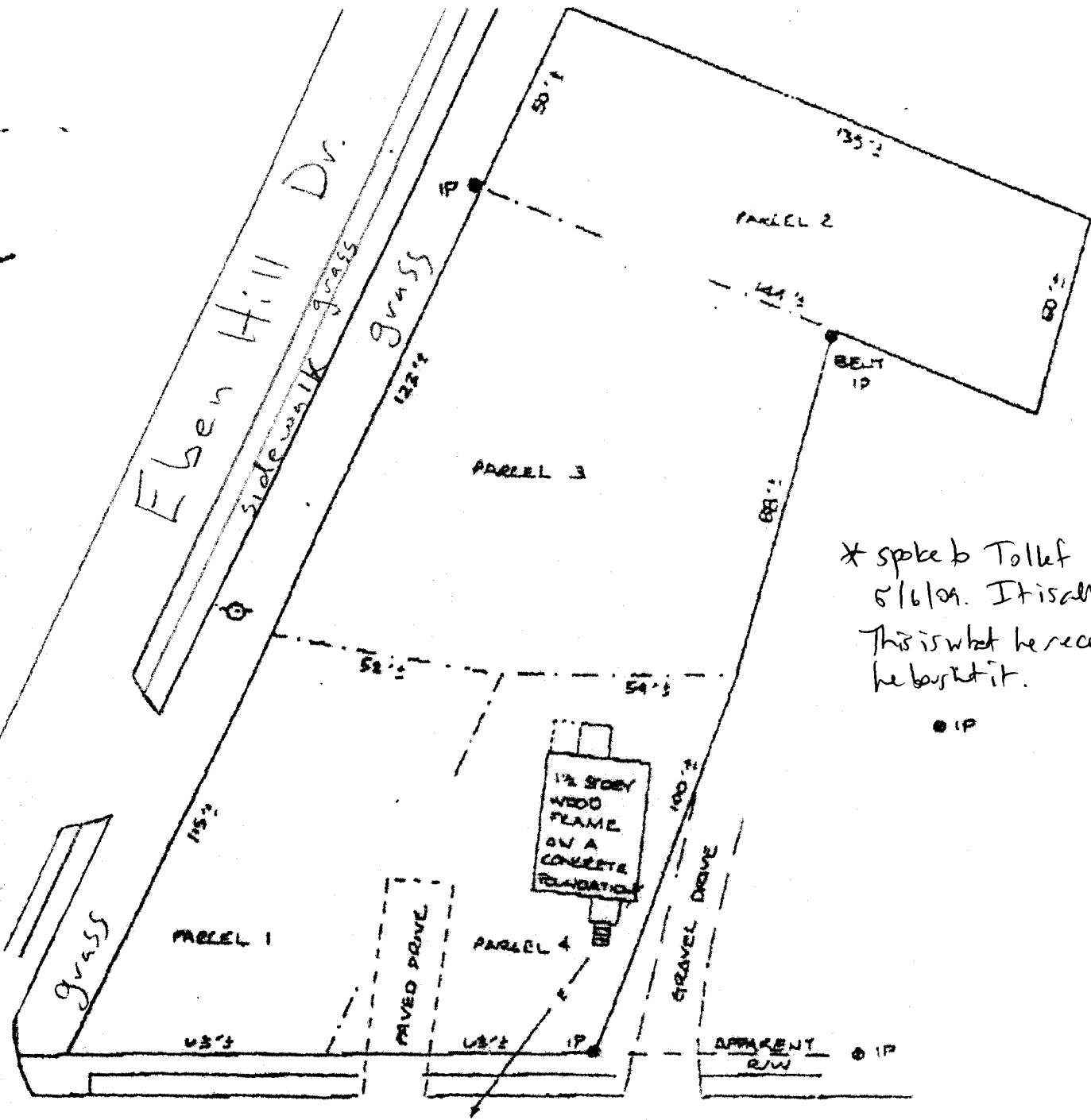
Cost of Construction	\$		Building Fee	
Permit Fee	\$	30	Site Fee	
			Certificate of Occupancy Fee	15
			Total	
Building (IL)			Plumbing (IS)	
			Electrical (I2)	
Other			Supp Plan (U2)	
CBL: 424 A 014				
Check #: <u>136</u>			Total Collected:	<u>105</u>

No work is to be started until permit is issued.  
 If permit is Withdrawn or Denied, amount of the fee and is based on \$20.00 or 20% of the fee, (whichever is greater)  
 In order to receive a refund, you MUST present the original receipt.

Taken by: *Deanna*

White - Applicant's Copy  
 Yellow - Office Copy  
 Pink - Copy





\* spoke to Tollef Olson  
5/6/09. It is a more parcel.  
This is what he received when  
he bought it.

● IP

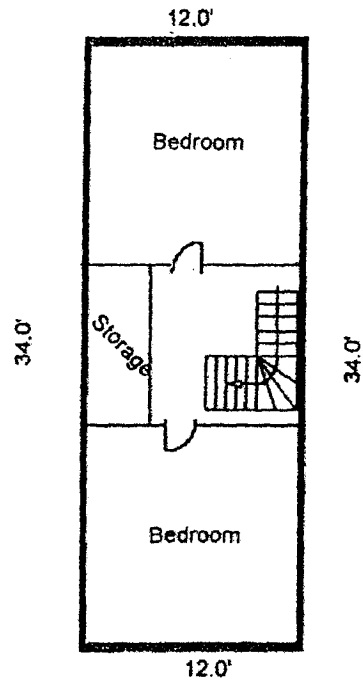
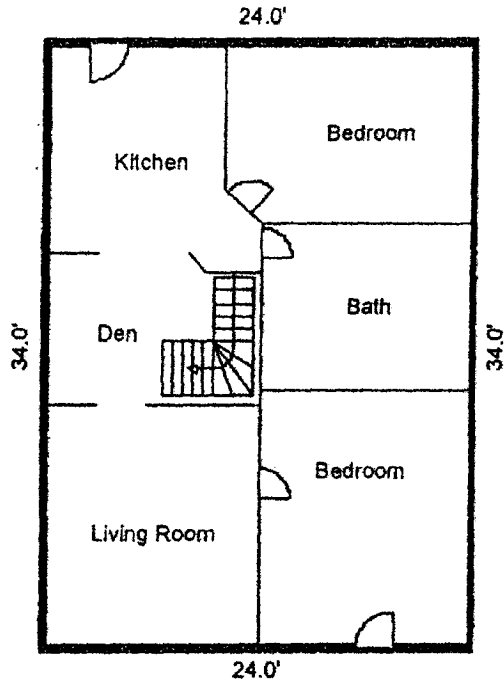
● IP

PRESUMPCOT STREET  
(BITUMINOUS)

D WASHINGTON  
AVENUE

Existing

Visual Aid Only  
Interior Not to Exact Scale



by Apex IV Windows™

AREA CALCULATIONS SUMMARY

Code	Description	Size	Totals
GLA1	First Floor	816.00	816.00
GLA2	Second Floor	408.00	408.00

LIVING AREA BREAKDOWN

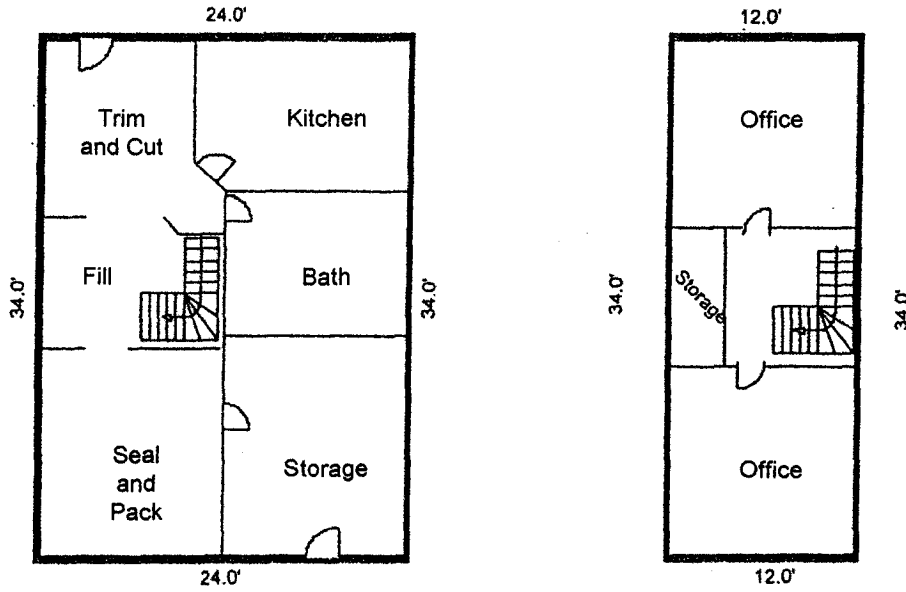
Breakdown			Subtot
First Floor			
24.0	x	34.0	816
Second Floor			
12.0	x	34.0	408



# 188 Presumpscot Street, Portland, ME 04101

*Proposed*

Visual Aid Only  
Interior Not to Exact Scale



*816 SF total*

*4 people*

AREA CALCULATIONS SUMMARY			
Code	Description	Size	Totals
GLA1	First Floor	816.00	816.00
GLA2	Second Floor	408.00	408.00

AREA BREAKDOWN			
Breakdown			Subtotal
First Floor			
24.0	x	34.0	816
Second Floor			
12.0	x	34.0	408

*1224 total. φ*



# State of Maine

SERIAL NUMBER

Department of Agriculture, Food and Rural Resources  
Division of Quality Assurance & Regulations  
28 State House Station, Augusta, ME 04333-0028  
(207) 287-3841

50509

2-19857

January 27, 2009

December 31, 2009

LICENSE NUMBER

DATE OF ISSUE

DATE OF EXPIRATION

*This certifies that*  
**Ocean Approved LLC**  
**Ocean Approved LLC**  
**188 Presumpscot ST**  
  
**Portland, ME 04103-**

## COMMERCIAL FOOD PROCESSOR

**Location: 188 Presumpscot ST, Portland**

This certificate is valid only between the date issued and expiration date appearing herein. Only the named holder at the location for which issued may use it.

The person named herein is authorized to sell or manufacture food products, fuel and/or sell or repair weighing and measuring devices as permitted by law for the listed authorizations.

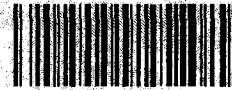
This certificate and/or each type of authorization represented is subject to suspension, revocation or cancellation as authorized by Maine Revised Statutes.

LICENSE TYPE

DESCRIPTION OF LICENSE AUTHORIZATIONS

FEE

License Type	Authorizations	Fee
Commercial Food Processor	Other Type Processed Packaged Seaweed	50.00
<b>TOTAL:</b>		<b>50.00</b>



Department of Agriculture

Division of Quality Assurance

EVERY LICENSE SHALL BE DISPLAYED ON THE  
LICENSED PREMISES IN A LOCATION  
EASILY SEEN BY THE GENERAL PUBLIC.

Commissioner

Director

This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

**Current Owner Information**

<b>Card Number</b>	1 of 1
<b>Parcel ID</b>	424 A014001
<b>Location</b>	188 PRESUMPCOT ST
<b>Land Use</b>	SINGLE FAMILY
<b>Owner Address</b>	OLSON TOLLEF 188 PRESUMPCOT ST PORTLAND ME 04103
<b>Book/Page</b>	21378/285
<b>Legal</b>	424-A-14-15-16-18-19-32-33 PRESUMPCOT ST CALLED 188 29525 SF

**Current Assessed Valuation**

<b>Land</b>	<b>Building</b>	<b>Total</b>
\$85,100	\$80,700	\$165,800

**Property Information**

<b>Year Built</b> 1920	<b>Style</b> Old Style	<b>Story Height</b> 1	<b>Sq. Ft.</b> 1156	<b>Total Acres</b> 0.678		
<b>Bedrooms</b> 4	<b>Full Baths</b> 1	<b>Half Baths</b>	<b>Total Rooms</b> 7	<b>Attic</b> Full Finsh	<b>Basement</b> Full	

**Outbuildings**

<b>Type</b> SHED-METAL	<b>Quantity</b> 1	<b>Year Built</b> 1970	<b>Size</b> 4X5	<b>Grade</b> D	<b>Condition</b> A
---------------------------	----------------------	---------------------------	--------------------	-------------------	-----------------------

**Sales Information**

<b>Date</b>	<b>Type</b>	<b>Price</b>	<b>Book/Page</b>
06/08/2004	LAND + BLDING	\$207,500	21378-285
02/05/1998	LAND + BLDING	\$75,000	13586-045
09/27/1996	LAND + BLDING	\$35,000	12744-066
06/01/1992	LAND + BLDING	\$34,000	

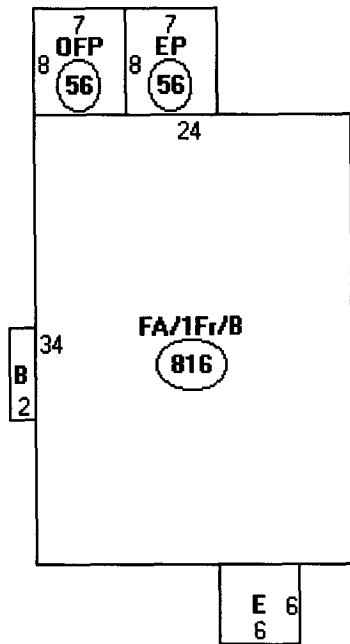
**Picture and Sketch**

[Picture](#)      [Sketch](#)      [Tax Map](#)

[Click here to view Tax Roll Information.](#)

Any information concerning tax payments should be directed to the Treasury office at 874-8490 or [e-mailed](#).

**New Search!**



Descriptor/Area

- A:FA/1Fr/B  
816 sqft
- B:FBAY  
14 sqft
- C:OFF  
56 sqft
- D:EP  
56 sqft
- E:OFF  
36 sqft

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

## BUILDING DEPARTMENT

# PERMIT

Permit Number: 090353

Please Read Application And Notes, If Any, Attached

This is to certify that OLSON TOLLEF

has permission to Change of Use from single family home to Food Processing and Packaging Business - no construction

AT 188 PRESUMPCOT ST CE 424 A014001

provided that the person or persons, firm or corporation accounting for this permit shall comply with all of the provisions of the Statutes of Maine 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.

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

Notification of inspection must be given and written permission procured before this building or part thereof is lathed or otherwise red-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. Chpt. R. Southern

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

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

Other \_\_\_\_\_

Department Name

*[Handwritten Signature]*  
Director - Building & Inspection Services

**PENALTY FOR REMOVING THIS CARD**

# SCANNED