

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

NEPTUNE PROPERTIES LLC

Located at

500 WASHINGTON AVE

PERMIT ID: 2017-00588

ISSUE DATE: 04/28/2017

CBL: 429 I007001

has permission to **Replace face plates in existing building sign and freestanding sign. Building sign 40 sf, free standing sign 24.5 sf (double-sided).**

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 before this building or part thereof is occupied. If a certificate of occupancy is required, it must be procured prior to occupancy.

N/A

/s/ Michael Russell, MS, Director

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
restaurant

Building Inspections

Fire Department

BUILDING PERMIT INSPECTION PROCEDURES
Please call 874-8703
or email: buildinginspections@portlandmaine.gov

**Check the Status of Permit or Schedule an Inspection 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 Division for the inspections listed below. Appointments must be requested 48 to 72 hours in advance. The inspection date will need to be confirmed by this office.

- **Please read the conditions of approval that are attached to this permit.**
- **Permits expire in 6 months if the project is not started or ceases for 6 months.**
- **If the inspection requirements below are not followed, then 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 will be kept at the site of work and open to inspection by building officials.**

REQUIRED INSPECTIONS:

Final Inspection

The project cannot move to the next phase prior to the required inspection and approval to continue.

If the permit requires a certificate of occupancy, it must be paid and issued to the owner or designee before the space may be occupied.

City of Portland, Maine - Building or Use Permit		Permit No: 2017-00588	Date Applied For: 04/25/2017	CBL: 429 I007001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Restaurant	Proposed Project Description: Replace face plates in existing building sign and freestanding sign. Building sign 40 sf, free standing sign 24.5 sf (double-sided).			
<p>Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 04/28/2017</p> <p>Note: B-2 zone, multitenant Ok to Issue: <input checked="" type="checkbox"/></p> <p>Ground floor tenant</p> <p>Frontage 38' = 57 sf max building sign allowed, proposed 40 sf - OK</p> <p>Freestanding sign total allowed 100 sf, existing sign is approx 56 sf total. Allowed 18' height - existing sign is approx 12' height - OK to replace faceplates on existing sign (sign has been in place since at least 1999 - permit #99-1216 approved faceplate replacement).</p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) This unit shall remain a restaurant. Any change of use shall require a separate permit application for review and approval. 2) Separate permits are required for electrical installations. 3) This is being issued with the understanding that as a fast track, the owner is responsible for scheduling inspections for the work being done and the inspector may require modifications to the work that has been completed if it does not meet code. 4) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. 				