

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

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

Permit No:	05-1260
Issue Date:	ISSUED
425 A002001	

Location of Construction:	125 Presumpscot St	Owner Name:	Presumpscot Street Properties Llc
Business Name:	HardyPond Construction	Contractor Name:	HardyPond Construction
Lessee/Buyer's Name:		Phone:	
Owner Address:	Po Box 403	Phone:	
Contractor Address:	1039 Riverside St Suite 111 Portland	Phone:	2077976066
Permit Type:	Commercial	Zone:	I-M

Past Use:	Vacant Land	Proposed Use:	Commercial Mixed Use Facility: Single story wood framed bldg approximately 700 sf Bldg # 10,103F
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Permit Fee:	\$6,015.00	Cost of Work:	\$665,200.00	CEO District:	4
FIRE DEPT:	<input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied	INSPECTION:	Use Group: <i>D</i> Type: <i>5B</i>		

Proposed Project Description:  
Mixed Use Facility: Single story wood framed bldg approximately 700 sf  
Bldg # 10,103F

Signature: *Use of Case* Signature: *Sheleony*  
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)  
Action:  Approved  Approved w/Conditions  Denied  
Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Permit Taken By: *dmartin* Date Applied For: 09/01/2005

<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 information may invalidate a building permit and stop all work..</p>		<p><b>Zoning Approval</b></p> <p>Special Zone or Reviews</p> <input type="checkbox"/> Shoreland <i>N/A</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <i>Panel 7 Zone X</i> <input type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Site Plan # 2005-0080 Maj <input type="checkbox"/> Minor <input checked="" type="checkbox"/> MM <input type="checkbox"/> of work conducted <i>10/11/05</i> Date: _____		<p>Zoning Appeal</p> <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		<p>Historic Preservation</p> <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	
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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

# BUILDING PERMIT INSPECTION PROCEDURES

Please call 874-8703 or 874-8693 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.

- Footing/Building Location Inspection: Prior to pouring concrete
- Re-Bar Schedule Inspection: Prior to pouring concrete
- Foundation Inspection: Prior to placing ANY backfill
- Framing/Rough Plumbing/Electrical: Prior to any insulating or drywalling
- 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.

CERTIFICATE OF OCCUPANCIES MUST BE ISSUED AND PAID FOR, BEFORE THE SPACE MAY BE OCCUPIED

 10/19/05

Signature of Applicant/Designee Date 10/19/05

Signature of Inspections Official Date

CBL: AS A 002 Building Permit #: 051260

Applicant: Hardy Pond Const  
Address: 125 Presumpscot St

Date: 9/27/05

C-B-L: 425-A-002

CHECK-LIST AGAINST ZONING ORDINANCE

Date - Existing Development # 05-1260

Zone Location - I-M

Interior or corner lot -

Proposed Use/Work - Mixed use facility - New Bldg # 1

Sevage Disposal - City

Lot Street Frontage - 60' min - 400 + 80000

Front Yard - 1' for every 1' of height - 20.5' req  
20.5' high

Rear Yard - 1' for every 1' of height but not more than 25' - 25' shown  
20.5' high

Side Yard - 1' for every 1' of height but not more than 25' - 25' shown  
20.5' high

Projections -

Width of Lot - N/A

Height - 75' MAX - 20.5' scaled

Lot Area - Nom in lot size - 6.85 acres given

Lot Coverage/Impervious Surface - 75% MAX - 62% given  
By Debra Hoffman

Area per Family - N/A

Off-street Parking -  $10,103 \div 400 = 25.26$  Pkg Spaces Req - 36 NEPTG  
SPACES SHOWN

Loading Bays - N/A

Site Plan - 2005-0088

Shoreland Zoning/Stream Protection - N/A

Flood Plains - Panel 7 - Zone X

10' phase ment setback to boundary lines - showing 10'  
setback plans received on 10/1/05 al