

CONTORRING AND MAINE Department of Building Inspection

Certificate of Occupancy

LOCATION 1145 Brighton Are.

Issued to C'ty of Portland - Stron Center II Date of Issue 3/2/92

This is to certify that the buildly premises, or just thereof, at the above location, built - altered 1/2376 has had final inspection, has been found to come in · changed as to use under Building Pc. . 2 and Building Code of the City, and is hereby approved for

س يا below.

TEMPORARY

substantially to requirements of Zoning O. occupancy or use, limited or otherwise, as is 25 PORTION OF BUILDING OR PREMISES

APPROVED OCCUPANCY

Adult day care

West wing

Mursing home

East Wing

Limiting Conditions Knox box to be installed by 4/1;92.

All site plan requirem its must be completed by 5/1/92.

orriers as per BOCA Code requirements will be installe This certificate supersedes. by 6/1/92

respector of Equidines

| 212376 | 1 /17/30 = fee waived; per lark Green |
|--|--|
| 12375 rait* City of Portland Building PERMIT APPLIE | ATION FeeZoneMap #Lot# |
| ease fill out any part which applies to job Proper ulan must accompan, form. | |
| wher City of Portland Barron Center Phone 774-2623-37 thony | For Official Use OnlPSHMIT ISSUE |
| Idress: 1145 Hrighton Ave., Partland, NR 04102 Gorgione | O'DECEMBER OF THE OWNER OWNER OF THE OWNER OW |
| DCATION OF CONSTRUCTION 1145 Brighton Avenue | Inside Fin Limits Lot |
| ontractorSub; | Bldg Code Cownership: Ownership: UFCCLISTIE |
| ddressPhone # | Letters and Cost. 1 7 111571 |
| et Construction Cost Proposed Use: Nursing Home | Zoning: Street Frantage Provided: Sale Side Side |
| Past User Same | Provided Setbacks: Front |
| | Review Required: |
| of Existing Res. Units of New Ses. Units 55' x 35', 2nd. pldq. building Dimensions L247' W 135' Total Sq. Ftay 55' x 35', 2nd. pldq. | |
| Stories: 6 Bedrooms Lot Size: | Planning Board Approval: 168 |
| Stories: 0 Bedrooms Lot Size. | Shereland Zoning Yes No Florageam Yes No |
| I-roposed Use: Seasonal Condominium Conversion | Special Exception |
| plain Conversion Major Site Plan Review to construct 21,000 S. F. | S Other (Explain) |
| rplatin Conversion (ELJO) 31.12 2.1130.1 | |
| construct 1,600 S. F. Building, as per plans. | |
| andation Also, Conditional Use Appeal to Planning Dept. | '. Ceiling Jeists Size: Celling Strapping Size Spacing |
| 1. Type of Soil: 2. Set Backs - Front Rear Side(s) | 3 Type Ceilings: Sive Sive |
| 2. Set Backs - Front Rear Sloves | 4 insulation Type Sive |
| 3. Footings Size: 4. Foundation Size: | 5 Ceiling Reight: |
| 5. Other | TROPS TO THE BASE THE TELL SEE SEE |
| 1)/17/3) - suflding portify application | 1 Trurs or Heller Size 1/1 74 1 1 1 1 1 2 2 Sheathing Type Sub |
| 9003 11/1/1) = 1011311, 521111 | 3. Roof Covering Type CO Cas |
| 1. Sills Size: Sills must be anchored. | Chimney 1 1910 And 1 Sel I for the party of |
| 2. Girder Size: | Type Number of Fire Proces |
| 2. Girder Size: 3. Lally Column Spaking: 14 Trans Cent Size: 11 4. Joists Size: Spacing 16" O.C. 5. Bridging Type: Size | Heating |
| 5. Bridging Tyon Size | Type of Reat. |
| 6. Floor Sheathing Type: Size: | Electrical: Smoke Detector Required YesNo |
| # Out Material | Plus Line |
| - Alzheiner's Cara Facility - | 1 A compared of soil test if required |
| | 2. No. of Tubs or Showers |
| 1. Studding Size Spacing | 3. No. of Finshes |
| 2. No. windows | 4. No. of Lavatories |
| 3. No. Doors Span(s) Span(s) | 5. No. of Other Pixtures |
| 4. Header Sizes Span(s) 6. Bracing. Yes No. | Swimming Pools: |
| 6. Corner Posts Size | 2. Pool Size: |
| 7. Iculation Type Size | Type: Squere Footage Squere Footage Mast conform to Na ional Electrical Code and State Law. |
| 8. Sheathing Type Size Weather Exposure | 1 |
| 9. Siding Type Weather Exposure | Parent Horizon By James H. H. S. W. L. |
| 10. Masoury Materials 11. Metal Materials | T SET TO THE PARTY OF THE PARTY DATE OF THE PART |
| 11. Metal Materials | Simple Diplitant |
| 1. Studding Size Sparing Sparing | TEL Date Date |
| 2. Header Sizes Span(s) | Signature of ChO Date |
| Z. Dender Sizes N. I. L. | |
| 3. Wall Covering Typo | * - 17 1 |
| 3. Wall Covering Typo 4. Fire Wall if required | Tuenaction Dates |
| 3, Wall Covering Typo | Inspection Dates |

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1 Porter of Blog — nursing home East wing — achill Dog Care PLOT PLAN Limity Conditions

19- all site plea requirements must be simpleted by 6/1/92

3- Bounessias Feet Book lose requirements will be enstabled a ing

Executive petaining walls and guides by 6/1/92 # - State Fire Marshal's purch list to be completed by 6/1/92
-if - Know box to be installed by 4/1/92
Inspection Inspection Record FEES (Breakdown From Front)
Base Fee \$ waived: per Mark Green - 10:17:90 Type Subdivision Fer 3. Site Plan Review Fee \$ 350.00 Other Fees \$ 50.00 Conditional Use Appeal (Explain). Late Fee COMMENTS 3/1/- Footing Inspect OK Rober Clean + inplace property. Inspected plumsing to be Date 3-20-90 town Zoceth, menters from owner Signature of Applicant



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donn Zocchi ARCHITECTS

Office of State Fire Marshall 317 State Street State House Station #52 Augusta, ME 04333

Attn: Nelson Collins

May 17, 1990

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re: Barron II, design development dwgs.

Dear Mr. Collins,

This letter will serve as a memorandum of our review meeting of May 16,1990. Please inform if your recollection of our conversation differs from mine.

- The overall layout is in general consistent with NFPA life safety recommendations and requirements.
- The lower (storage) section of the facility will require a 1 hr. ceiling separation from the upper floor, and will require sprinklers.
- The soiled linen rooms and janitor's rooms will require 1hr. separation.
- 4. Smoke partition penetrations reductwork will require smoke detectors in the ductwork which activate, via electro-mechanical controls, smoke dampers at the site of penetration. The smoke partition requires a 1 hr. rating. Its location will be adjusted to minimize duct penetrations and to minimize or eliminate the presence of doors and other penetrations in the partition.
- 5. Where posts are assembled from the normal bearing wall components (2x6 studs spiked together) they will be considered part of the bearing wall, and will not require further, separate, fire-protection.
- 6. Fire protection of exterior rearing walls will include a layer of gyp bd under the exterior steathing. (per details reviewed) this exterior gyp bd layer will stend to the top of wood joists.

Office of State Fire Marshall/ May 17, 1990/ pg. 2

7. Fire protection of interior steel tube columns will consist of complete enclosure (4 sides) by 2x wood framing lumber. In all cases, tube columns will be further encased by a finish layer of gyp bd to ceiling level.

· SHOPPING STATE

- 8. Micro-lam beams assembled of 2x microlam components will require no further fire protection. Gyp bd providing 1 hr. protection to the roof joists will but the micro-lam beams. Microlam beams will be spiked together but will also be assembled with a bead of construction adhesive top and bettom between laminations (to avoid the possible development of air spaces between the laminations).
- Dining room exterior door is not a required means of egress.
 A screen door will be permitted.
- 10. Recreation area is an assembly occupancy and capacity will be figured on the basis of 15sf/ person. As currently shown, it will require a second means of egress.
- 11. Service wing may be considered a part of the nursing home that is off-limits to patients. Fire separation not necessary. Stairs OK as shown in corridor.
- 12. NFPA's alternative approach to tire safety not recognized by the state for new construction.
- 13. Combination locks with numbanical override will be OK.

Thank you for your time and patience in reviewing this project. Your input and cooperation have been very helpful.

Sincerely,

AND PROPERTY OF THE PROPERTY O

JOHN ZOCCHI, ARCHITECTS

Y_'

cc. A. Forgione/ P. Lincoln/ S. Doel

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COMPANIE - WASHINGTON

Planning & Urban Development

Joseph E Gray Jr. Director

CITY OF PORTLAND

Máy 29, 1991

Anthony L. Forgione Barron Cent r 1145 Brighton Avenue

RE: Barron Center II Revisions

Dear Tony:

This letter is to confirm the revisions to the approved site plan for the Barron Center II project. The approved revision includes additional pavement for parking, the installation of bollards, an additional light, and the relocation and addition of trees and shrubs. The revised plan has been reviewed and approved by the project review staff including representatives of the Planning, Public Works, Building Inspections. Fire and Parks Departments.

The Loring House subdivision plan is currently being reviewed and revised by Elizabeth Boynton of the Corporation Counsel office and William Boothby, Deputy City Engineer. You will be notified once the review of the plat is complete.

lf you have any questions regarding the revision please contact the planning staff at 874-8300, extension 6720.

Sincerely,

Director of Planning and Urban Development

cc: Alexander Jaegerman, Chief lanner
Sarah Greene, Senior Planner
Bill Boothby, Deputy City Engineer
P. Samuel Hoffses, Chief Building Inspector
Jeff Tarling, City Arbanist
Paul Wieheff Managel, Project Paul Niehoff, Materials Engineer Lt. Wallace Garroway, Fire Prevention Elizabeth Boynton, Associate Corporation Counsel Approval Letter File

389 Congress Street · Portland, Maine 04101 · (207) 874-8300 ext. 8721

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK February 27, 1991 CITY OF POR AND

Plusse Read Application And

BUILDINGSINSPECTION

| This is to sertify thatCity_of Partiting - Raffran Center has permission toConstruct foundation DRIVE for Radition 55'x35' AYIA5 Brighton Ave provided that the person or persons, firm or corporation accepting this permit shall provided that the person or persons of the Statutes of Maine and of the Ordinances of 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 the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application for inspection must be procured by owner before this line and grade if nature of work requires such information. Natification for inspection must be procured by owner before this building or part thereof is lathed or otherwise claimed. | Notes, If Any, Attached | PERMIT |
|--|--|---|
| provided that the person or persons, firm or corporation accepting this permit shall provided that the person or persons, firm or corporation accepting this permit shall provided that the person or persons, firm or corporation accepting this permit shall of the provisions of the Statutes of Maine and of the Ordinances of Maine and use of buildings the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application of file in this department. Apply to Public Works for street line and grade if nuture of work requires such information. Natification for inspettion must be given and written permission program to be procured by owner before this building or part thereof is lathed or otherwiso claimed in. OTHER REQUIRED APPROVALS Fire Dept. Health Dept. Appeal Board A certificate of occupancy must be procured by owner before this building or part thereof is lathed or otherwiso claimed in. DIMPORTANT APPLICATION OF THE PROVISE DEPARTMENT OF THE PROVIDE OF TH | CONSTRUCT IV | U II (1 C T C T C T C T C T C T C T C T C T C |
| Apply to Public Works for street line and grade if nuture of work requires such information. OTHER REQUIRED APPROVALS Fire Dept. Health Dept. Apply to Public Works for street line and grade if nuture of work requires such information. Natification for inspection must be be procured by owner before this building or part thereof is lathed or otherwiso closed-in. A certificate of occupancy must be procured by owner before this building or part thereof is occupied. Since Table 1997. Discrete Apple | provided that the person or provided that the person or provided that the person or provided the provided that the provided the provide | persons, firm or corporation accepting this permit shall persons of the Ordinances of sions of the Statutes of Maine and of the Ordinances of sions of the Statutes of maintenance and use of buildings |
| Fire Dept. Health Dept. Appeal Board Discrete Society Society (Appeal Board) | Apply to Public Works for street | Natification for inspection must be given and written permission procured before this building or part thereof is lathed or otherwise pled. |
| | Fire Dept. Health Dept. Appeal Sourd | Diserces's traildings in specials Services |

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Inspection Services Samuel P. Hoffses Chief Planning and Urban Development Joseph E. Gray Ir. Director

CITY OF PORTLAND

2/27/91

City of Portland - Barron Center 1145 Brighton Ave. Portland, ME 04102

re: 1145 Brighton Ave (Alzheimer's Care Facility)

Dear Sir:

Your application to construct a foundation only for the proposed 55'x35' addition has been reviewed and a foundation permit is herewith issued subject to the following requirements:

Site Plan Review Requirements

Inspection Services - Approved - Ym. Giroux
Planning Div. Approved - S. Greene
Fire Dept. - Approved - Lt. Garroway
Public Works - Conditional Approval - "Access for construction expected to be off Holm Ave. Any damage to city rightof-way to be repaired at constructor's expense. Prior to sewer
and storm sewer work, contact Paul Niehoff to coordinate
connections." - Please see attached sheet labeled Site Plan
Review; Public Works' conditions of appr val.

Building Code Requirements

 Before concrete for foundation is placed, approval from Public Works and Inspection Services must be obtained.
 Precautions must be taken to prevent concrete from freezing.

If you have any questions regarding these requirements, please do not hesitate to contact this office.

Samuel Hoffses. Chief of Inspection Services

as emergered a section by all a

cc: Paul Nienoff . PWD Steve Harris Sarah Greene - Planning Wm Giroux - Zoning

Lt Garroway - PFD

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389 Congress Street · Portland, Maine 04101 · (207) 874-8704

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CITY OF PORTLAND. HAINE
SITE PLAN REVIEW (ADDENDUM)
FUBLIC WORKS CONDITIONS OF APPROVAL

| DDRFSS: | Brighton Ave. | · |
|---|--|---|
| SITE ADDRESS | • | , |
| DATE: | 2-20-91 | |
| and standards agents from including bu runoff onto distance, lo | rks and Public Works is for General souly and does not relieve the other responsibility to provide a cut not limited to increasing or coadjacent or downstream properties cation of public utilities and forms. Checked OFF BELOW ARE IN FORCE | opplicant, his contractors or completely finished site, encentrating of all surface , issues regarding vehicle site oundation elevations. |
| | All damage to sidewark, curb, s shall be repaired prior to issue Occuparcy. | street, or public utilities innue of a Gertificate of fractor responsible (ie. Holm Boo. |
| . 🗆 | Two (2) Ciry of Portland approve be planted on your street front Certificate of Occupancy. | ed species and size trees must age prior to issuance of a |
| | Your new street address is new the number must be displayed on house prior to issuance of a Co | the street frontage of your ertificate of Occupancy. |
| | The Engineering Division of Parl Fxt. 8838) must be notified five required for final site inspect completion of site plan required plete or defective during the it as all site plan requirements must be parks and Public Works prior of Occupancy. Please schedule these requirements in mind. | ks and Public Works (874 8300 e (5) working days prior to date ion. Please make allowances for ments determined to be incommaspection. This is essential ust be completed and approved to issuance of a Certificate |
| 团 | The Sewer Division of Parks and 797-5302) must be notified five connection to schedule an inspe | Public Works (Jackie Wurslin at (5) working days prior to sower ctor for your site. |
| | tions must be submitted to Park | sewer and storm service connects & Public Work, Engineering approved prior to issuance of L |
| 团 | A street opening permit(s) is r contact Carol Poliskey at 874-8 tors licensed by the City of Po | 300, ext. 8822. (Only excava- |

THE

CITY OF PORTLAND, MAINE

| City of Portland pplicant 1145 Brighton Av Mailing Address | | | | | | | | _ | 114 | Brig 5 Rx | htor sexio | i Organ Z | lven | ie_ | Da | arch te | 20 | <u>, 1</u> | 990 |
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| Nursing Facility | <u> </u> | | | | | | | | 269 | -B 4 | 11 | posed | | | | | | | |
| Proposed Use of Site 127,000 S.F/ | 23,00 | 00.0 | ns. | F. | | | | | | | | | | sesso | rs M | aps | | | |
| Acreage of Site / Gr | | | | | | | - | 3 | Zonin | g of | Prop | osed | Site | | | | | | |
| Site Location Review (D | EP) R | equir | ed: | (|) Ye | :5 | (|) No | | | Pr | 00030 | ed No | ımbe | r of F | Inors | | 1 f | l. each |
| Board of Appeals Action | Requ | ired: | | (|) Ye | s | (|) No | | | | | | | | | | | |
| Planning Board Action | Requir | ed: | | (|) Ye | :5 | (|) No | | | | | | | | | | | |
| Other Comments: | | | | | | | | | | | | | | | | | | | |
| Date Dept. Review Due: | | | | | | | | | | | | | | | | | | | |
| sole Dept. Neview Oue. | | • | | - | ĪΛΛ | | ٠ | س . | p_{J} | ń | p | 0. | | 10 | er- | ; | . } | | |
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| Requires Plan | ming E | Board | i/City | r Cou | ncil | Actio | n | | | | | | | | | | | | |
| Requires Plan Explanation | - | | • | | ncil | Actio | n | | | | | | ·· | | · | | | | |
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医性胆道 医外侧 医性心一 151 医性心上 Department of or man Servicus Division of flealth Engineering (207) 289 3826 PHOPERTY OWNERS NAM Mar/ng Address of Owner/Applicant (if Different) Owner/Applicant Statement Ceution: Inspection Required county that the empirist of an ordined is correct to the best of my owking) and understruct that any latification is militan for the Local PERMITINFORMATIONS. This Application is for Type Of Structure To Be Servad: Plumbing To Be Installed By: . DI MASTER PLUMBER 1. A NEW PLUMBING 1. D SINGLE PAHILY DWELLING 2. OIL BURNERMAN I 2. II MODULAR OR VOBILE HOME 2.'C RELOCATED 3. I MFG'D. HOUSING DEALER/MECHANIC Y PLUMBING IF IN MULTIFIE FAMILY DY . Z.LING . 4. D PUBLIC UTILITY EMPLOYEE 4. LI OTHER - SPECIFY ____ 5. II PROPERTY OWNER Hock-Up & Plaing Relocation
Waximum of 1 Hock Up Column 2 Type of Fixture Column 1 Type of Flature HOOK UP, to public sewer in Hoset-lbt. / Sillcock Bathluh (and Showe,) 2 those cases why a the connection is not regulated and inspected by Floor Drain Shr usi (Separate) the local Sandary District. Urtnai OR Sink HOOK UP, to an existing aubsurface **Orinking Fountain** VV ish Basin Indirect Wasto Water Closet (Toilor Water Treatment Softener, Filter, etc. Clothes Washer PIPING RELOCATION OF SOLIEN Greast /Oil Separator Dish Washer lines, drains, and piping without near fixtures; ' Cental Cuspidor Garaago Dispasal , Laundry Tub Number of Pock-Ups Other: & Fatocilions Wuter ^Lieater Firtures (Subtotal) Column 2 Hook Up & Relocation Fee Figures (Subtotal) 415 SSE PERMIT FEE SCHEDULE FOR CALCULATING FEE! Page 1 of 1 HHE-211 Rov. 3/58 **TOWN COPY**

The state of the s

WRITTEN CONSENT AND AGREEMENT RELATING TO A CERTAIN SIGN OR AWNING PROPOSED TO BE ERECTED ON A BUILDING AT 1041 Bright On Ave.

IN PORTIAND, MAINE Recall Managewitzeing the owner of the premises at 1041 Brighton Allen, Portland, Maine hereby gives consent to the erection of a certain sign owned by 1 10 (and abd Pizza Newer) the sidewalk or on the building from said premises as described in application to the Division of Inspection Services of Portland, Maine for a permit to cover the erection of said sign:

And in consideration of the issuance of said permit _______,
owner of said premises, in event said sign shall cease to serve the purpose
for which it was erected or shall become dangerous and in event the owner of
said sign shall fail to remove said sign or make it permanently safe in case
the sign still serves the purpose for which it was erected, hereby agrees
for himself or itself, for his heirs, its successors, and his or its
assigns, to completely remove said sign is in such condition and of order
from him to remove it.

In Witness whereof, the owner of said premises has signed this consent and agreement this 22nd day of 5anc 19

Owner's signature For Owner

Lessee's signature

1



Description Company of the Company o

1285 Walt Whitman Road Metville, New York 11747-3081 (516) 271-6200 FAX No. (516) 271-8259/8260 MCI Mail No 255-3315 Celex No. 6852015

File E143239

Vol 1

Issued: 3-5-92

FOLLOW-UP SERVICE PROCEDURE

(TYPE L)

SIGNS (TYXU)

Manufacturer:

Rockwell Burr Sign & Design Inc. #E143234

∞184 Read Street

Por-land, ME 04103

Applicant:

(753390-001)

Same as Manufacturer

Listee:

Same as Manufacturer

This Procedure authorizes the above Manufacturer to use the Listing Mark of Underwriters Laboratories Inc. only on Listed products covered by this Procedure, in accordance with the Listing and Follow-Up Service Agreement.

The Prescribed Mark or Marking shall be used only at the above manufacturing location on such products which comply with this Procedure and any other applicable requirements.

The Procedure contains information for the use of the above named manufacturer and the representatives of Underwriters Laboratories Inc. and is not to be used for any other purpose. It is lent to the Manufacturer with the understanding that it is not to be copied, either wholly or in part, and that it will be returned to Jnderwriters Laboratories Inc. upon request.

This PROCEDURE, and any subsequent revisions, is the property of UNDERWRITERS LABORATORIES INC., and is not transferable.

UNDERWRITERS LABORATORIES INC.

Robert H. Levine

Vice President, Follow-Up Services

Robert H. Lennie

C16\E143239-PC

A not for profit organization dedicated to public safety and committed to quality service

City of Portland, Maine - Building or Use Permit Application 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716 Location of Construction Owner: Phone: Soley, Joseph 1041 Brighton Ave PERMIT ISSUED Owner Address: Leasee/Buyer's Name: Phone: BusinessName: Turner Shoes 1041 Brighton Ave Ptld. 04102 Contractor Name: Address: 774-3977 - Galen PERMIT FEE: Past Use: Provosed Use: COST OF WORK: 500.00 30.00 FIRE DEPT. D Approved INSPECTION: ☐ Denied Use Group: Type: Restaurant Retail Signature: Proposed Project Description: PEDESTRIAN ACTIVITIES DISTRICT (P.U.D.) Action: Approved Approved with Conditions: ☐ Shoreland Change Use - Make Interior Renovations Denied □ Wetland ☐ Flood Zone □ Subdivision Signature. Date: ☐ Site Plan maj ☐ minor ☐ mm ☐ Permit Taken By. Date Applied For: Mary Gresik 22 November 1996 Zoning Appeal This permit application doesn't preclude the Applicant(s) from meeting applicable State and Federal rules. □ Variance □ Miscellaneous Building permits do not include plumbing, septic or electrical work ☐ Conditional Use Building permits are void if work is not started within six (6) months of the date of issuance. False informa-Interpretation Approved tion may invalidate a building permit and stop all work.. ☐ Denied Historic Preservation of in District or Landmark Does Not Require Review ☐ Requires Review Action: **JERTIFICATION** □ Appoved □ Approved with Conditions 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 □ Denied 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 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 he to enforce the provisions of the code(s) applicable to such permit 22 November 1996 **ADDRESS** DATE: **FHONE:** RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE: CEO DISTRICT

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector