

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

22 EASTERN PROMENADE ESTATES, LLC/ PETER ALDRICH

Located at

22 EASTERN PROMENADE

PERMIT ID: 2017-01677 **ISSUE DATE:** 09/10/2018 **CBL:** 003 0014001

has permission to **Converting the three dwelling units into three condos. Associated renovations are under permit #2017-01388.**

provided that the person or persons, firm or corporation accepting 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 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.

/s/ Jason Grant

/s/ Brian Stephens

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

Three residential condominium units

Building Inspections

Use Group: R-2 **Type:** 5B

Apartment House (3 Units)

Occupant Load =

Sprinkled: NFPA 13R

ENTIRE

MUBEC/IBC-2009

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:

Certificate of Occupancy/Final Inspection
Final - Fire

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: 2017-01677	Date Applied For: 10/24/2017	CBL: 003 0014001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Three residential condominium units		Proposed Project Description: Converting the three dwelling units into three condos. Associated renovations are under permit #2017-01388.		
Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 11/08/2017 Note: Ok to Issue: <input checked="" type="checkbox"/> Conditions: 1) This property shall remain a three condominium units for single-family residential use. Any change of use shall require a separate permit application for review and approval.				
Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Brian Stephens Approval Date: 09/10/2018 Note: Ok to Issue: <input checked="" type="checkbox"/> Conditions: 1) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm, HVAC systems, heating appliances, including pellet/wood stoves, commercial hood exhaust systems, fire suppression and fuel tanks. Separate plans may need to be submitted for approval as a part of this process. 2) Egress size windows are required (1) in each sleeping room per the Permitting and Inspections and the State Fire Marshal policies for existing buildings. 3) This permit recognizes a pre-existing use and does not require or certify compliance with the City's current building code. The inspection performed will be done pursuant to the City's Minimum Standards for Housing, The Housing Code. All violations shall be corrected prior to the final inspection and the issuance of the Certificate of Occupancy. 4) The issuance of this permit shall not be construed to be a permit for, or approval of, any violations of any of the provisions of the building code or of any other ordinance of this jurisdiction. 5) This permit authorizes a change in ownership only. Construction activity was not applied for or reviewed as a part of this permit. 6) This permit is approved based upon information provided by the applicant or design professional. Any deviation from the final approved plans requires separate review and approval prior to work. 7) All conditions from permit 2017-01388 apply to this permit.				
Dept: Fire Status: Approved w/Conditions Reviewer: Jason Grant Approval Date: 11/16/2017 Note: Ok to Issue: <input checked="" type="checkbox"/> Conditions: 1) All conditions from permit 2017-01388 apply to this permit.				