

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK



CITY OF PORTLAND BUILDING PERMIT



This is to certify that

BANNER PROPERTIES LLC

Located at

30 MERRILL ST

PERMIT ID: 2017-00393

ISSUE DATE: 04/07/2017

CBL: 014 C014001

has permission to **AMENDMENT 1 to Permit #2016-02399 - Alter interior hallway layout per plans; add rear third story balcony, add roof deck, and alter one exterior window on rear façade.**

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/ Laurie Leader

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

Building Inspections

Fire Department

Six residential condominiums

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:

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: 2017-00393	Date Applied For: 03/24/2017	CBL: 014 C014001
389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716				
Proposed Use: Reduction to six residential condominium units	Proposed Project Description: AMENDMENT 1 to Permit #2016-02399 - Alter interior hallway layout per plans; add rear third story balcony, add roof deck, and alter one exterior window on rear façade.			
<p>Dept: Zoning Status: Approved w/Conditions Reviewer: Christina Stacey Approval Date: 03/27/2017</p> <p>Note: R-6 zone Ok to Issue: <input checked="" type="checkbox"/></p> <p>Add rear balcony to 3rd floor: Rear setback 10' min - balcony >25' - OK Side setbacks 5' min - balcony >15' from both sides - OK Lot coverage OK</p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) .All conditions from previous permits for this project are still in effect with the issuance of this permit. 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work. 				
<p>Dept: Building Inspecti Status: Approved w/Conditions Reviewer: Laurie Leader Approval Date: 04/06/2017</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) This building has been approved as a 6 unit condominium complex only with one stair tower. Unit 6 is a two story unit. 2) All conditions from previous permits for this project are still in effect with the issuance of this permit. 				
<p>Dept: Fire Status: Approved w/Conditions Reviewer: Jason Grant Approval Date: 04/06/2017</p> <p>Note: Ok to Issue: <input checked="" type="checkbox"/></p> <p>Conditions:</p> <ol style="list-style-type: none"> 1) A Knox Box is required. 2) The AHJ has determine the roof deck occupant load factor to be 200ft2 per person divided by your deck ft2. This occupancy load shall be posted at the deck. A horn and strobe device shall be installed on the roof deck for occupant notification upon activation of the fire alarm system. If no fire alarm system exists, the notification device shall sound upon activation of the sprinkler system. 3) Fire extinguishers are required per NFPA 1 (2009 Edition) Table 13.6.2. The quantity, size, type and location shall be in accordance with NFPA 1, 13.6.8. 4) The means of egress shall be illuminated and marked in accordance with 2009 NPFA 101, sections 7.8 and 7.10. 7.8.1.3 The minimum illumination of the egress path for stairs shall be at least 10 ft-candle and the minimum illumination of the egress path of floors and other walking surfaces other than stairs shall be at least 1 ft-candle. 5) A separate City of Portland Water-Based Fire Suppression System Permit is required for all new sprinkler systems, including standpipe systems, and sprinkler work effecting more than 20 heads. This review does not include approval of system design or installation. Sprinkler system installation shall comply with NFPA 13R. 6) A separate City of Portland Fire Alarm Permit is required for new systems; or for work effecting more than 5 fire alarm devices; or replacement of a fire alarm panel with a different model. This review does not include approval of fire alarm system design or installation. 7) All construction shall comply with City Code, Chapter 10. All construction shall comply with 2009 NFPA 101 Life Safety Code, Chapter # 30 All construction shall comply with 2009 NFPA 1, Fire Code. This review and approval by the AHJ shall not relieve the applicant of the responsibility of compliance with this Code. NFPA 1 (section 1.14.4). 				

Dept: DRC	Status: Approved w/Conditions	Reviewer: Philip DiPierro	Approval Date: 03/28/2017
Note:	Ok to Issue: <input checked="" type="checkbox"/>		
Conditions:			
1) All conditions from previous permits and site plan approval for this project are still in effect with the issuance of this permit.			